

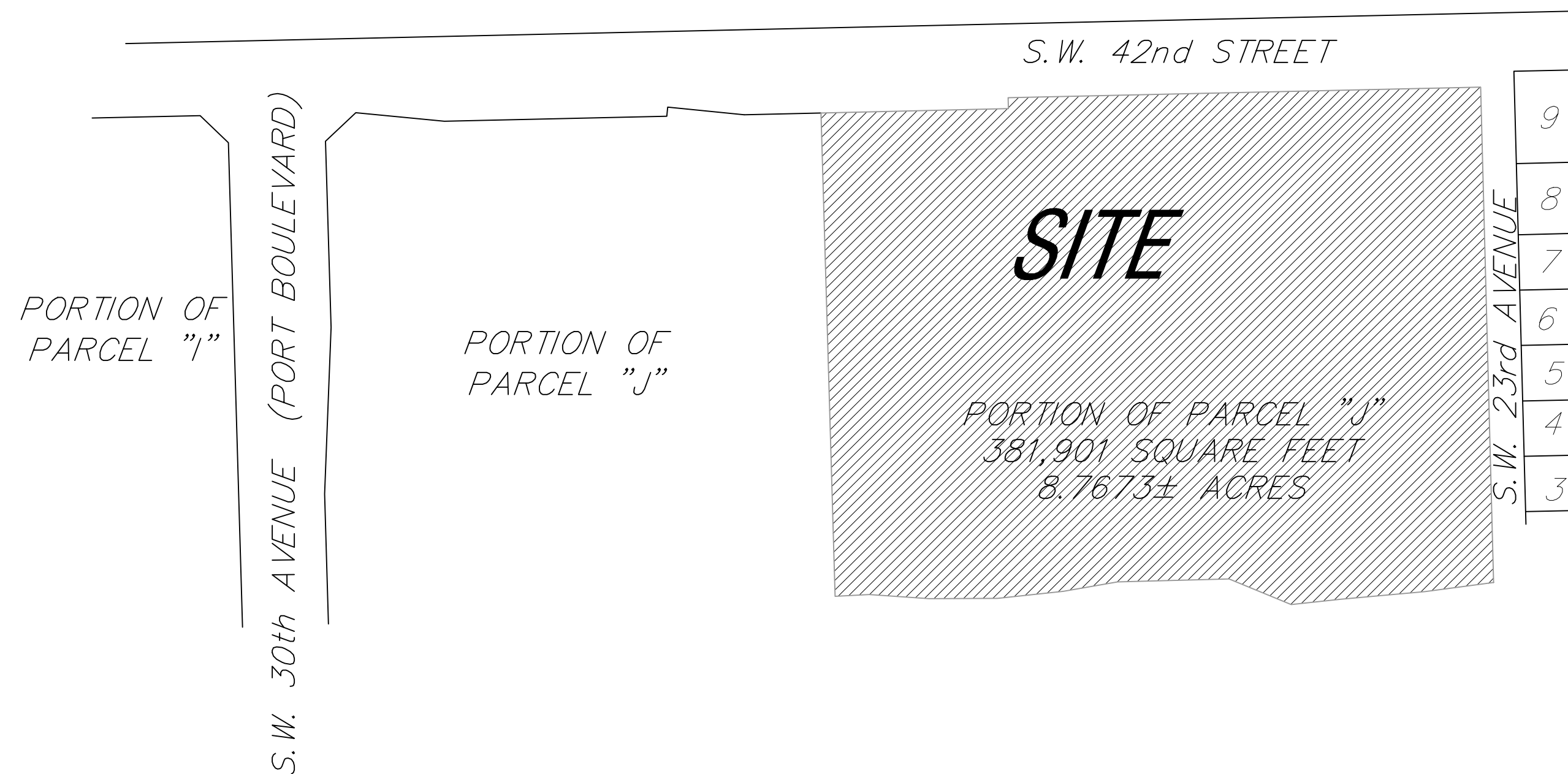
PORT 95 COMMERCE PARK

2800 SW 42nd St
Fort Lauderdale, FL 33312

A PORTION OF PARCEL "J",
PORT 95 COMMERCE PARK
(PLAT BOOK 144, PAGE 2, B.C.R.)
BROWARD COUNTY REF. NO. .

DRAWINGS

SHEET No.	TITLE
	COVER SHEET
C-1	MODIFICATIONS TO PAVING AND DRAINAGE PLAN
C-2	MODIFICATIONS TO PAVEMENT MARKING AND SIGNING PLAN
C-3	PAVING AND DRAINAGE DETAILS



LEGAL DESCRIPTION:

A PORTION OF PARCEL J, PORT 95 COMMERCE PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 144, PAGE 2, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID PARCEL J, THENCE SOUTH 01°31'31" EAST, ALONG THE EAST BOUNDARY OF SAID PARCEL J, A DISTANCE OF 536.53 FEET; THENCE SOUTH 82°28'37" WEST, A DISTANCE OF 75.07 FEET; THENCE SOUTH 84°55'18" WEST, A DISTANCE OF 91.77 FEET; THENCE SOUTH 83°44'49" WEST, A DISTANCE OF 53.62 FEET; THENCE NORTH 67°36'33" WEST, A DISTANCE OF 72.88 FEET; THENCE SOUTH 88°24'15" WEST, A DISTANCE OF 120.71 FEET; THENCE SOUTH 80°04'14" WEST, A DISTANCE OF 59.40 FEET; THENCE SOUTH 83°53'18" WEST, A DISTANCE OF 71.67 FEET; THENCE SOUTH 89°55'04" WEST, A DISTANCE OF 73.79 FEET; THENCE NORTH 86°08'58" WEST, A DISTANCE OF 65.06 FEET; THENCE SOUTH 87°00'49" WEST, A DISTANCE OF 37.24 FEET, THE LAST TEN (10) HEREIN DESCRIBED COURSES BEING ALONG THE SOUTHERLY BOUNDARY OF SAID PARCEL J, THENCE NORTH 01°39'33" WEST, ALONG A LINE PARALLEL TO AND 591.80 FEET EAST OF AS MEASURED AT RIGHT ANGLES TO THE CENTERLINE OF SW 30 AVENUE AS SHOWN ON SAID PLAT, A DISTANCE OF 523.52 FEET TO THE SOUTH RIGHT-OF-WAY OF SW 42 STREET AS SHOWN ON SAID PLAT; THENCE NORTH 88°43'02" EAST, A DISTANCE OF 202.85 FEET; THENCE NORTH 01°16'57" WEST, A DISTANCE OF 12.00 FEET; THENCE NORTH 88°43'02" EAST, A DISTANCE OF 511.32 FEET TO THE POINT OF BEGINNING, THE LAST THREE (3) HEREIN DESCRIBED COURSES BEING ALONG SAID SOUTH RIGHT-OF-WAY.

TOGETHER WITH A PERPETUAL NON-EXCLUSIVE EASEMENT FOR DRAINAGE AND FLOW RIGHTS TO BE EXERCISED IN COMMON WITH OTHERS OVER, UNDER, ACROSS AND THROUGH THE WATER MANAGEMENT AREA LOCATED EAST OF SW 30 AVENUE, AS DESCRIBED IN THE PLAT OF PORT 95 COMMERCE PARK, RECORDED IN PLAT BOOK 144, PAGE 2, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA, WHICH EASEMENT SHALL BE FOR THE PURPOSES DESCRIBED IN, AND SUBJECT LINE TO, THE CROSS DRAINAGE EASEMENT DATED JULY 27, 1989, AND RECORDED IN OFFICIAL RECORDS BOOK 16636, PAGE 99, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA.

AND TOGETHER WITH NON-EXCLUSIVE EASEMENT RIGHTS CREATED BY CROSS DRAINAGE EASEMENT DATED JULY 27, 1989, AND RECORDED IN OFFICIAL RECORDS BOOK 16636, PAGE 99, OF THE PUBLIC RECORDS OF BROWARD COUNTY, FLORIDA

SAID LANDS BEING IN THE CITY OF HOLLYWOOD, BROWARD COUNTY, FLORIDA

LOCATION MAP:

SCALE: NOT TO SCALE
SECTION 29, TOWNSHIP 50 SOUTH, RANGE 42 EAST

CAMERO + ASSOCIATES, INC.

7400 SW. 50th TERR. SUITE 204

MIAMI, FL 33155

CIVIL ENGINEERS

PLANNERS

EB No. 0004275

FLA. REG. No. 32545

OUR JOB NO. 13-135

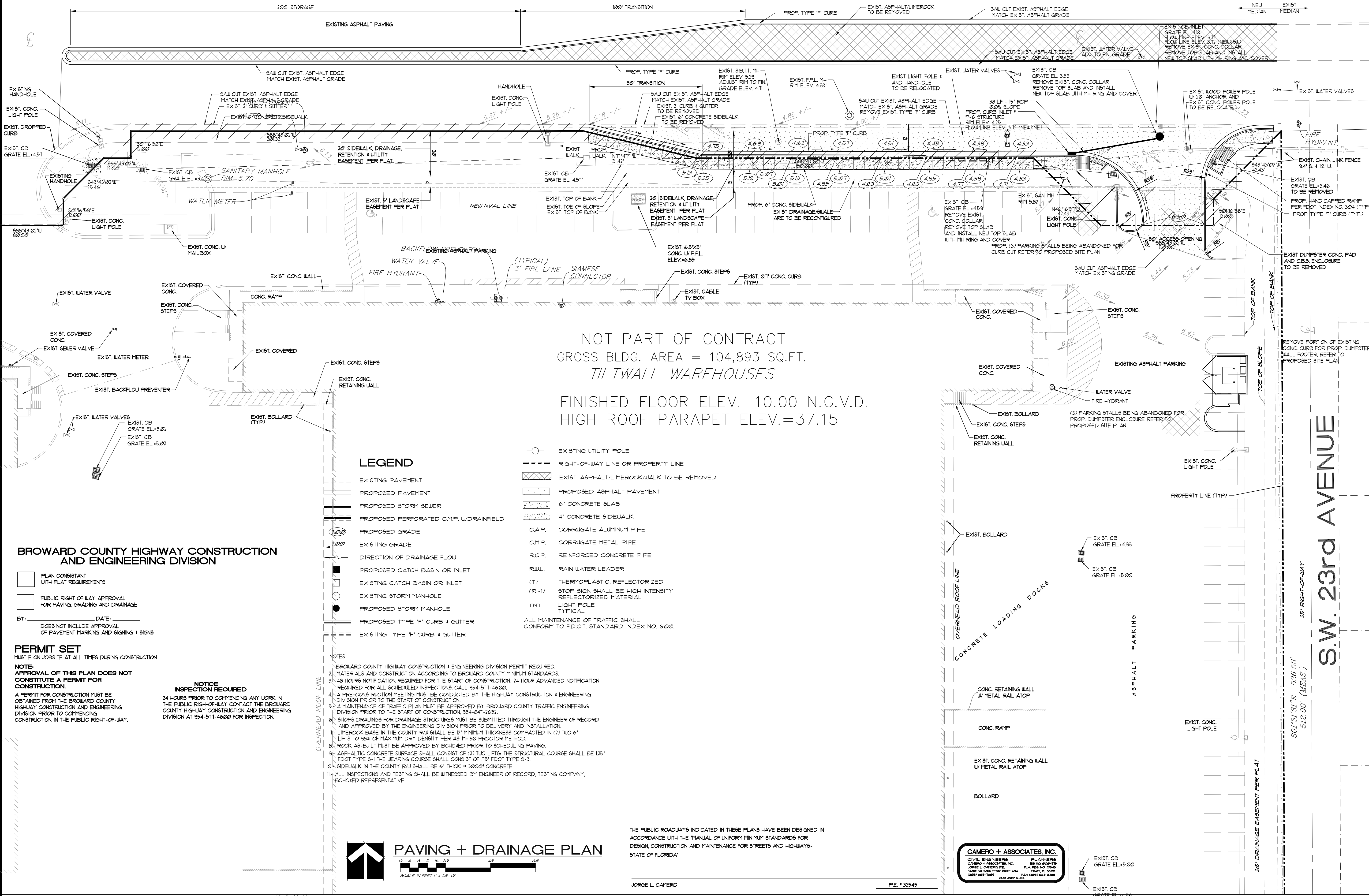
DATED: OCTOBER 10, 2013

THE PUBLIC ROADWAYS INDICATED IN THESE PLANS HAVE BEEN DESIGNED IN ACCORDANCE WITH THE MANUAL OF UNIFORM MINIMUM STANDARDS FOR DESIGN, CONSTRUCTION AND MAINTENANCE FOR STREETS AND HIGHWAYS, STATE OF FLORIDA.

JORGE L. CAMERO

P.E. # 32545

S.W. 42nd STREET



NOT PART OF CONTRACT
 GROSS BLDG. AREA = 104,893 SQ.FT.
 TILT WALL WAREHOUSES
 FINISHED FLOOR ELEV.=10.00 N.G.V.D.
 HIGH ROOF PARAPET ELEV.=37.15

LEGEND

- EXISTING PAVEMENT
- PROPOSED PAVEMENT
- PROPOSED STORM SEWER
- PROPOSED PERFORATED C.M.P. W/DRAINFIELD
- PROPOSED GRADE
- EXISTING GRADE
- DIRECTION OF DRAINAGE FLOW
- PROPOSED CATCH BASIN OR INLET
- EXISTING CATCH BASIN OR INLET
- EXISTING STORM MANHOLE
- PROPOSED STORM MANHOLE
- PROPOSED TYPE 'F' CURB & GUTTER
- EXISTING TYPE 'F' CURB & GUTTER
- EXISTING UTILITY POLE
- RIGHT-OF-WAY LINE OR PROPERTY LINE
- EXIST. ASPHALT/LIMEROCK/WALK TO BE REMOVED
- PROPOSED ASPHALT PAVEMENT
- 6' CONCRETE SLAB
- 4' CONCRETE SIDEWALK
- C.A.P. CORRUGATE ALUMINUM PIPE
- C.M.P. CORRUGATE METAL PIPE
- R.C.P. REINFORCED CONCRETE PIPE
- R.W.L. RAIN WATER LEADER
- (T) THERMOPLASTIC REFLECTORIZED
- (RI-1) STOP SIGN SHALL BE HIGH INTENSITY REFLECTORIZED MATERIAL
- ◇◇◇ LIGHT POLE TYPICAL
- ALL MAINTENANCE OF TRAFFIC SHALL CONFORM TO F.D.O.T. STANDARD INDEX NO. 600.

- NOTES:**
- BROWARD COUNTY HIGHWAY CONSTRUCTION & ENGINEERING DIVISION PERMIT REQUIRED.
 - MATERIALS AND CONSTRUCTION ACCORDING TO BROWARD COUNTY MINIMUM STANDARDS.
 - 48 HOURS NOTIFICATION REQUIRED FOR THE START OF CONSTRUCTION; 24 HOUR ADVANCED NOTIFICATION REQUIRED FOR ALL SCHEDULED INSPECTIONS. CALL 954-511-4600.
 - A PRE-CONSTRUCTION MEETING MUST BE CONDUCTED BY THE HIGHWAY CONSTRUCTION & ENGINEERING DIVISION PRIOR TO THE START OF CONSTRUCTION.
 - MAINTENANCE OF TRAFFIC PLAN MUST BE APPROVED BY BROWARD COUNTY TRAFFIC ENGINEERING DIVISION PRIOR TO THE START OF CONSTRUCTION. 954-841-2692.
 - SHOP DRAWINGS FOR DRAINAGE STRUCTURES MUST BE SUBMITTED THROUGH THE ENGINEER OF RECORD AND APPROVED BY THE ENGINEERING DIVISION PRIOR TO DELIVERY AND INSTALLATION.
 - LIMEROCK BASE IN THE COUNTY ROW SHALL BE 12" MINIMUM THICKNESS COMPACTED IN (2) TWO 6" LIFTS TO 98% OF MAXIMUM DRY DENSITY PER ASTM-180 PROCTOR METHOD.
 - ROCK AS-BUILT MUST BE APPROVED BY BCH&ED PRIOR TO SCHEDULING PAVING.
 - ASPHALTIC CONCRETE SURFACE SHALL CONSIST OF (2) TWO LIFTS; THE STRUCTURAL COURSE SHALL BE 125' FDOT TYPE 5-1 THE WEARING COURSE SHALL CONSIST OF .75' FDOT TYPE 5-3.
 - SIDEWALK IN THE COUNTY ROW SHALL BE 6" THICK # 3000# CONCRETE.
 - ALL INSPECTIONS AND TESTING SHALL BE WITNESSED BY ENGINEER OF RECORD, TESTING COMPANY, BCH&ED REPRESENTATIVE.

BROWARD COUNTY HIGHWAY CONSTRUCTION AND ENGINEERING DIVISION

- PLAN CONSISTANT WITH PLAT REQUIREMENTS
 - PUBLIC RIGHT OF WAY APPROVAL FOR PAVING, GRADING AND DRAINAGE
- BY: _____ DATE: _____
 DOES NOT INCLUDE APPROVAL OF PAVEMENT MARKING AND SIGNING & SIGNS

PERMIT SET

MUST BE ON JOBSITE AT ALL TIMES DURING CONSTRUCTION

NOTE:
 APPROVAL OF THIS PLAN DOES NOT CONSTITUTE A PERMIT FOR CONSTRUCTION.

A PERMIT FOR CONSTRUCTION MUST BE OBTAINED FROM THE BROWARD COUNTY HIGHWAY CONSTRUCTION AND ENGINEERING DIVISION PRIOR TO COMMENCING CONSTRUCTION IN THE PUBLIC RIGHT-OF-WAY.

NOTICE:
 INSPECTION REQUIRED
 24 HOURS PRIOR TO COMMENCING ANY WORK IN THE PUBLIC RIGHT-OF-WAY CONTACT THE BROWARD COUNTY HIGHWAY CONSTRUCTION AND ENGINEERING DIVISION AT 954-511-4600 FOR INSPECTION.



THE PUBLIC ROADWAYS INDICATED IN THESE PLANS HAVE BEEN DESIGNED IN ACCORDANCE WITH THE "MANUAL OF UNIFORM MINIMUM STANDARDS FOR DESIGN, CONSTRUCTION AND MAINTENANCE FOR STREETS AND HIGHWAYS- STATE OF FLORIDA"

JORGE L. CAMERO

PE # 32545

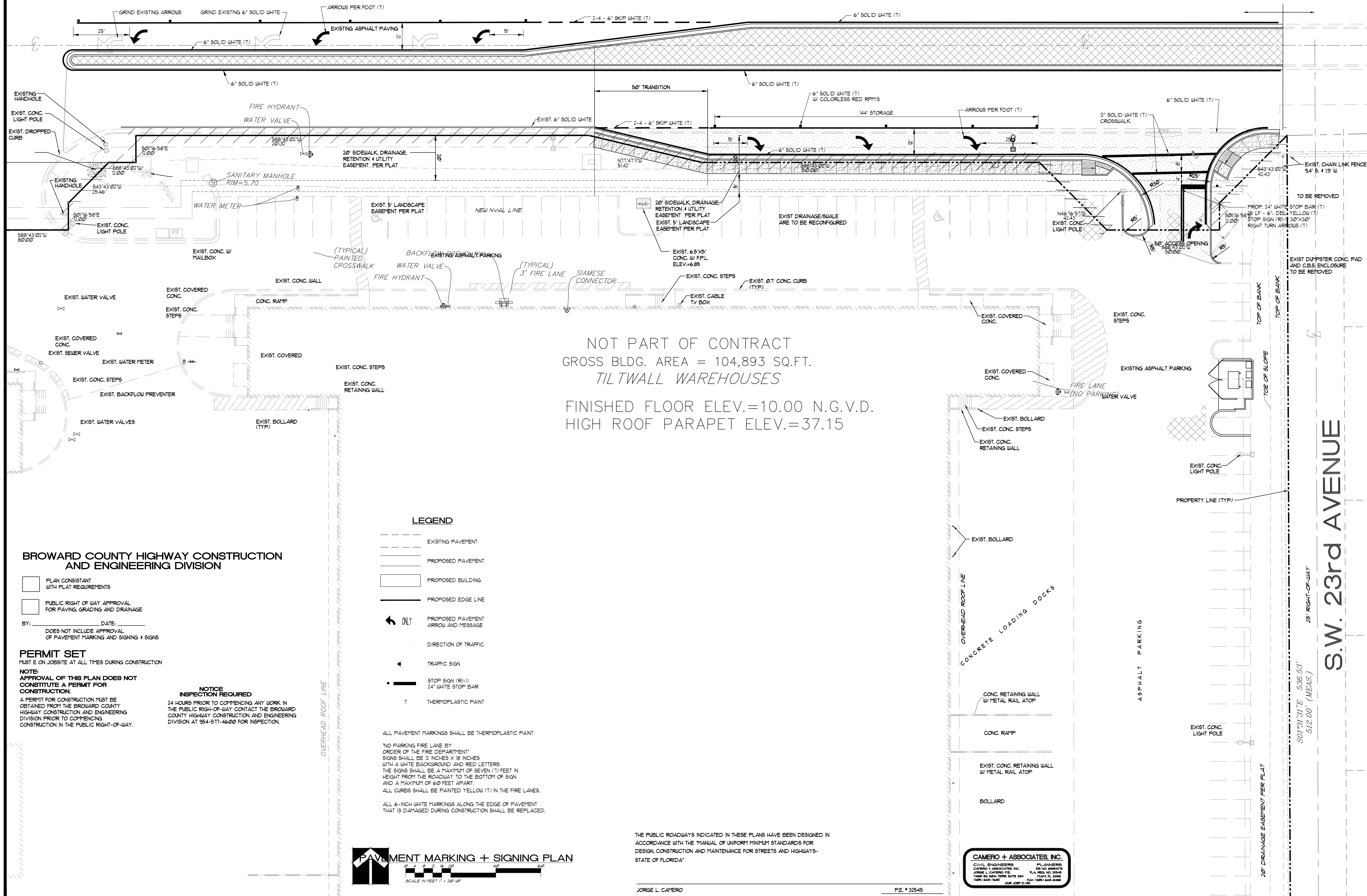


PORT 95 COMMERCE PARK
 2800 SW 42nd St
 Fort Lauderdale, FL 33312
 BUTTERS REALTY & MANAGEMENT

S.W. 23rd AVENUE
 25' RIGHT-OF-WAY
 512.00' (MEAS.)
 501' 31.31' E 536.53'

NO. DATE REVISION	
ALL DRAWINGS, SPECIFICATIONS AND RELATED DOCUMENTS ARE THE COPYRIGHT PROPERTY OF THE ARCHITECT AND MUST BE RETURNED UPON REQUEST. REPRODUCTION OF DRAWINGS, SPECIFICATIONS AND RELATED DOCUMENTS IN PART OR WHOLE IS FORBIDDEN WITHOUT THE ARCHITECT'S WRITTEN PERMISSION.	
CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS, UNLESS OTHERWISE NOTED, AND NOTIFY ARCHITECT/ENGINEER IMMEDIATELY OF ANY DISCREPANCIES.	
HNM ARCHITECTURE 629 CASA LOMA BLVD, SUITE 106 BOYNTON BEACH, FLORIDA 33435 T: 561.733.2225 F: 561.731.5717 INFO@HNM-ARCHITECTURE.COM	
MICHAEL W. HANLON P.E. REGISTERED ARCHITECT REGISTRATION NO. AB00720	JORGE L. CAMERO, P.E. P.E. NO. 004275 FLA REG. NO. 33545
ISSUED DATE: 2013-10-10	DRAWN BY: F.A.
DATE PRINTED:	CHECKED BY: J.L.C.
SCALE: 1"=20'	HNM PROJECT NO. 13-049
TITLE: PAVING + DRAINAGE PLAN	
DRAWING NO. C-1	

S.W. 42nd STREET



NOT PART OF CONTRACT
 GROSS BLDG. AREA = 104,893 SQ.FT.
 TILT WALL WAREHOUSE'S
 FINISHED FLOOR ELEV.=10.00 N.G.V.D.
 HIGH ROOF PARAPET ELEV.=37.15

BROWARD COUNTY HIGHWAY CONSTRUCTION AND ENGINEERING DIVISION

- PLAN CONSISTANT WITH PLAT REQUIREMENTS
 - PUBLIC RIGHT OF WAY APPROVAL FOR PAVING, GRADING AND DRAINAGE
- BY: _____ DATE: _____
 DOES NOT INCLUDE APPROVAL OF PAVEMENT MARKING AND SIGNING & SIGNS

PERMIT SET

MUST BE ON JOBSITE AT ALL TIMES DURING CONSTRUCTION

NOTE: APPROVAL OF THIS PLAN DOES NOT CONSTITUTE A PERMIT FOR CONSTRUCTION.
 A PERMIT FOR CONSTRUCTION MUST BE OBTAINED FROM THE BROWARD COUNTY HIGHWAY CONSTRUCTION AND ENGINEERING DIVISION PRIOR TO COMMENCING CONSTRUCTION IN THE PUBLIC RIGHT-OF-WAY.

NOTICE INSPECTION REQUIRED
 24 HOURS PRIOR TO COMMENCING ANY WORK IN THE PUBLIC RIGHT-OF-WAY CONTACT THE BROWARD COUNTY HIGHWAY CONSTRUCTION AND ENGINEERING DIVISION AT 354-511-4600 FOR INSPECTION.

LEGEND

- EXISTING PAVEMENT
- PROPOSED PAVEMENT
- ▭ PROPOSED BUILDING
- PROPOSED EDGE LINE
- ← ONLY PROPOSED PAVEMENT ARROW AND MESSAGE
- DIRECTION OF TRAFFIC
- TRAFFIC SIGN
- STOP SIGN (R1-1) 24" WHITE STOP BAR
- T THERMOPLASTIC PAINT

ALL PAVEMENT MARKINGS SHALL BE THERMOPLASTIC PAINT
 NO PARKING FIRE LANE BY ORDER OF THE FIRE DEPARTMENT! SIGNS SHALL BE 12 INCHES X 18 INCHES WITH A WHITE BACKGROUND AND RED LETTERS THE SIGNS SHALL BE A MAXIMUM OF SEVEN (7) FEET IN HEIGHT FROM THE ROADWAY TO THE BOTTOM OF SIGN AND A MAXIMUM OF 60 FEET APART.
 ALL CURBS SHALL BE PAINTED YELLOW (7) IN THE FIRE LANES.
 ALL 6" HIGH WHITE MARKINGS ALONG THE EDGE OF PAVEMENT THAT IS DAMAGED DURING CONSTRUCTION SHALL BE REPLACED.



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JORGE L. CAMERO

PE. # 32545

CAMERO + ASSOCIATES, INC.
 CIVIL ENGINEERS
 CAMERO + ASSOCIATES, INC. P.L.L.C.
 1400 S.W. 10th Ave., Suite 304 Ft. Lauderdale, FL 33304
 (954) 595-1400 FAX: (954) 595-8400

PORT 95 COMMERCE PARK
 2800 SW 42nd St
 Fort Lauderdale, FL 33312
 BUTTERS REALTY & MANAGEMENT

S.W. 23rd AVENUE

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CONTRACTOR MUST CHECK AND VERIFY ALL DIMENSIONS AND FIELD CONDITIONS AND NOTIFY ARCHITECT/ENGINEER IMMEDIATELY OF ANY DISCREPANCIES.

HNM ARCHITECTURE
 625 CASA LOMA BLVD., SUITE 106
 BOYNTON BEACH, FLORIDA 33435
 T:561.733.2225 F:561.731.5717
 INFO@HNM-ARCHITECTURE.COM

MICHAEL W. HANLON
 P.E. REGISTERED ARCHITECT
 REGISTRATION NO. AB007270

JORGE L. CAMERO, P.E.
 P.E. NO. 006475
 F.A. REG. NO. 33545

ISSUED DATE: 2013-10-10
 DATE PRINTED: _____
 SCALE: 1"=20'

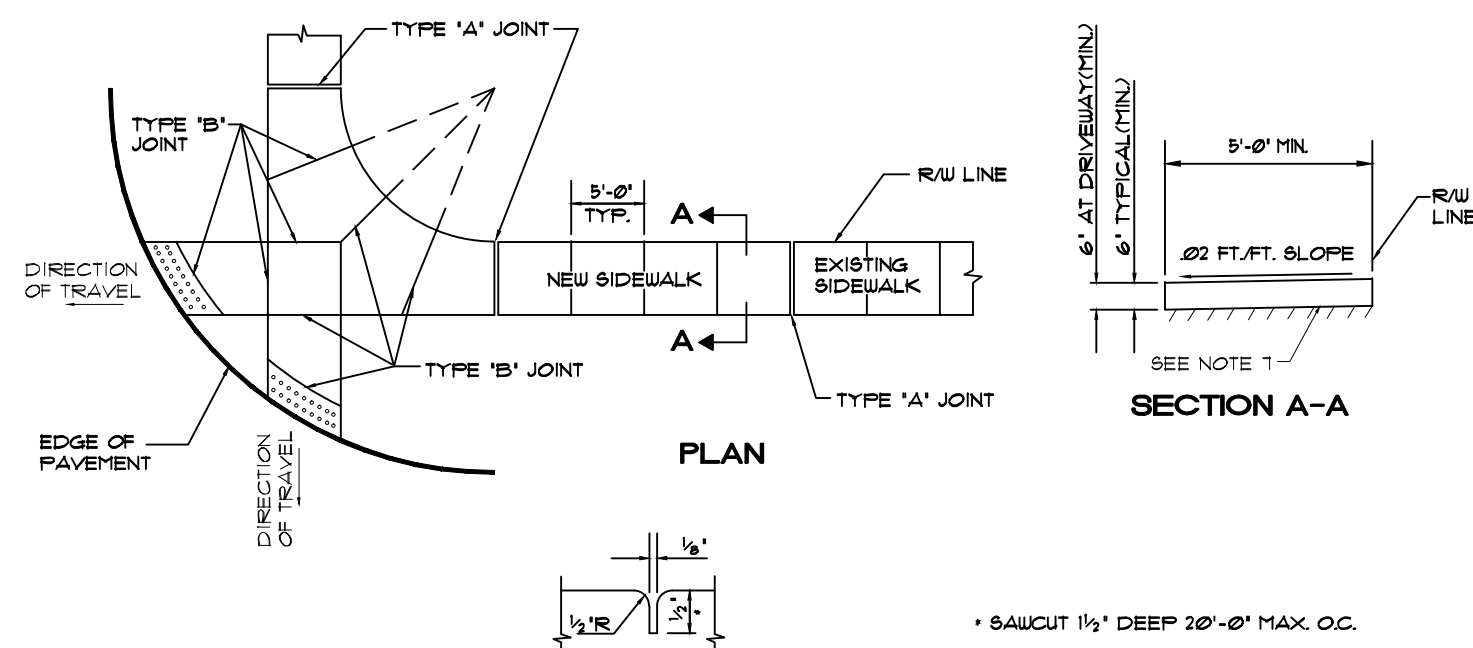
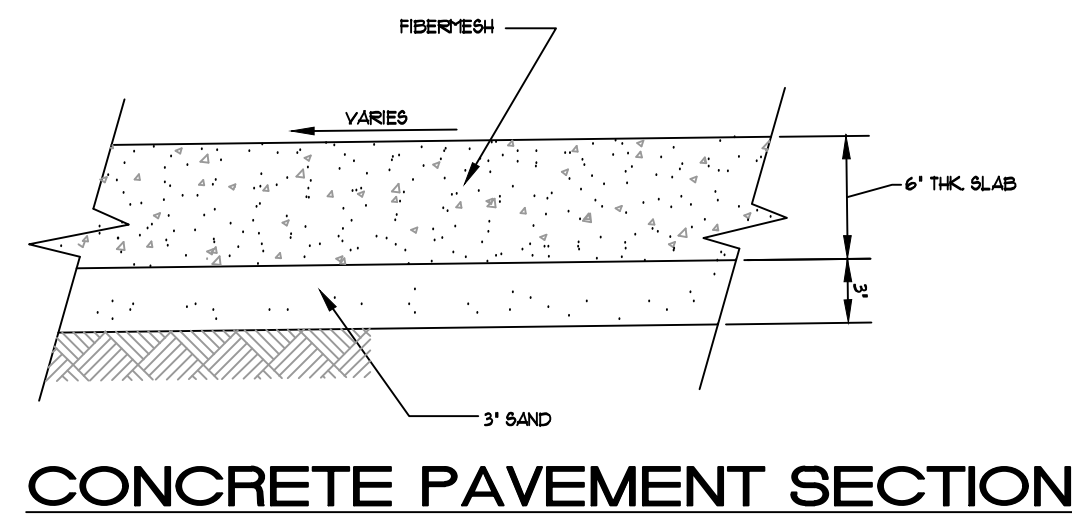
DRAWN BY: F.A.
 CHECKED BY: J.L.C.
 HNM PROJECT NO: 13-049

TITLE: PAVEMENT MARKING + SIGNING PLAN

DRAWING NO. C-2

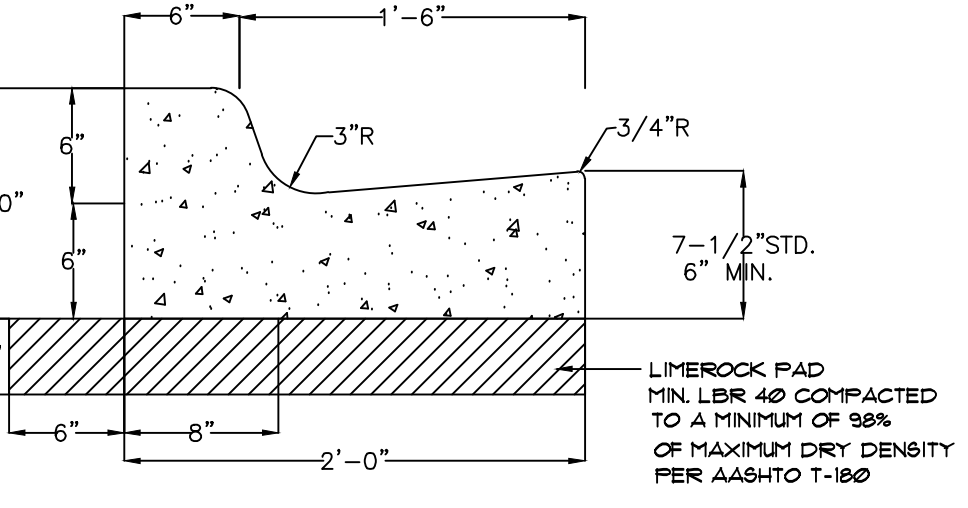
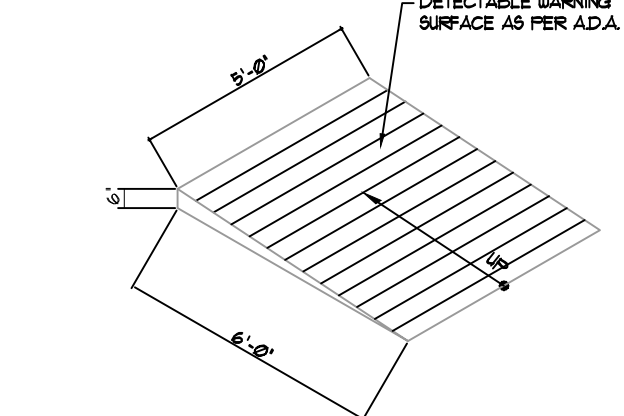
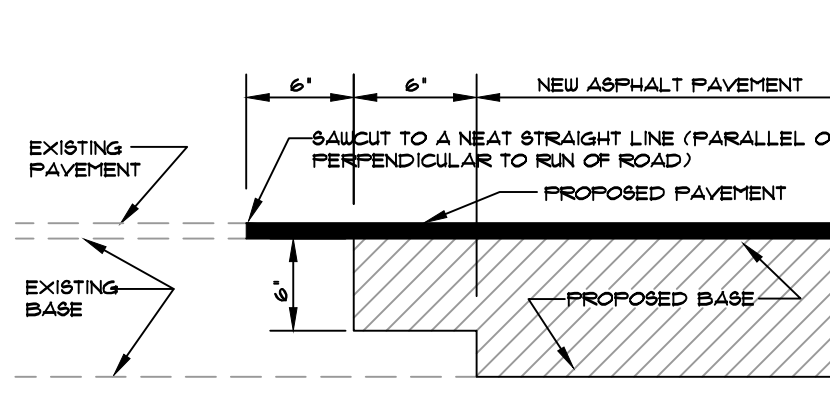
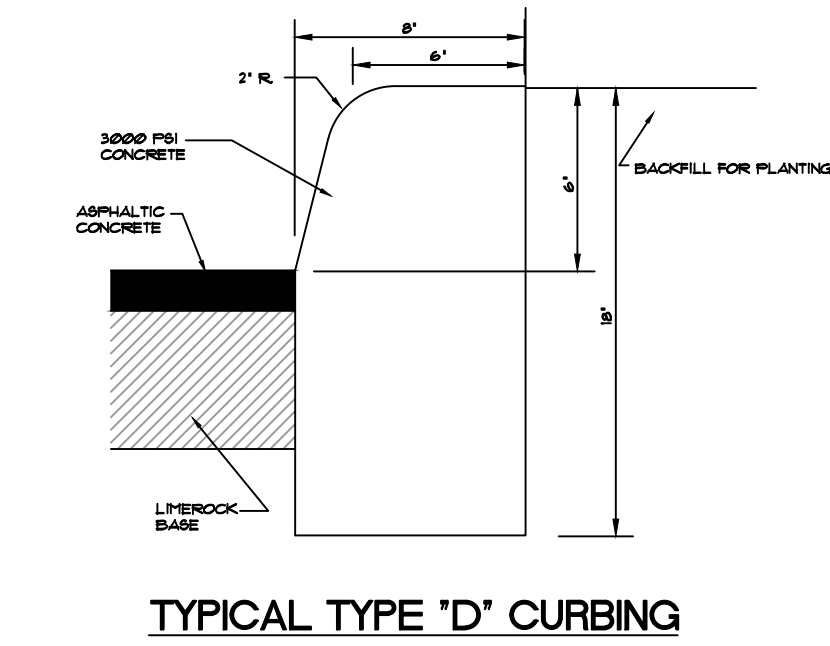
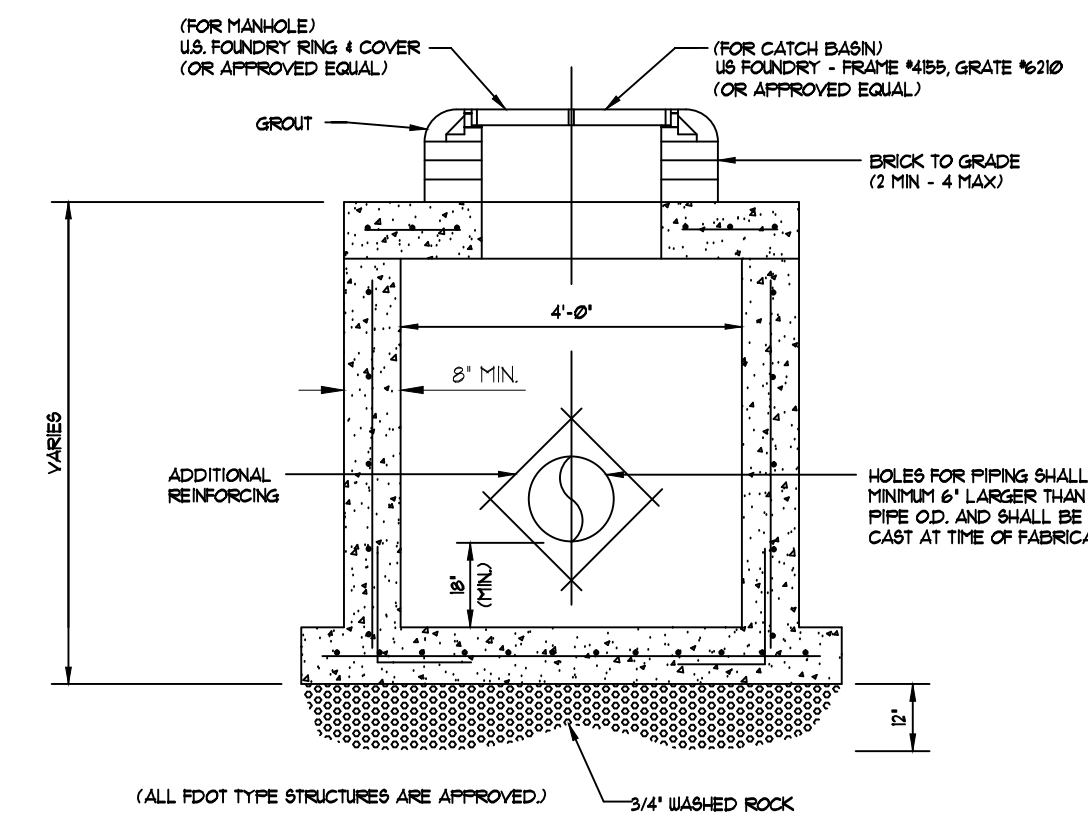
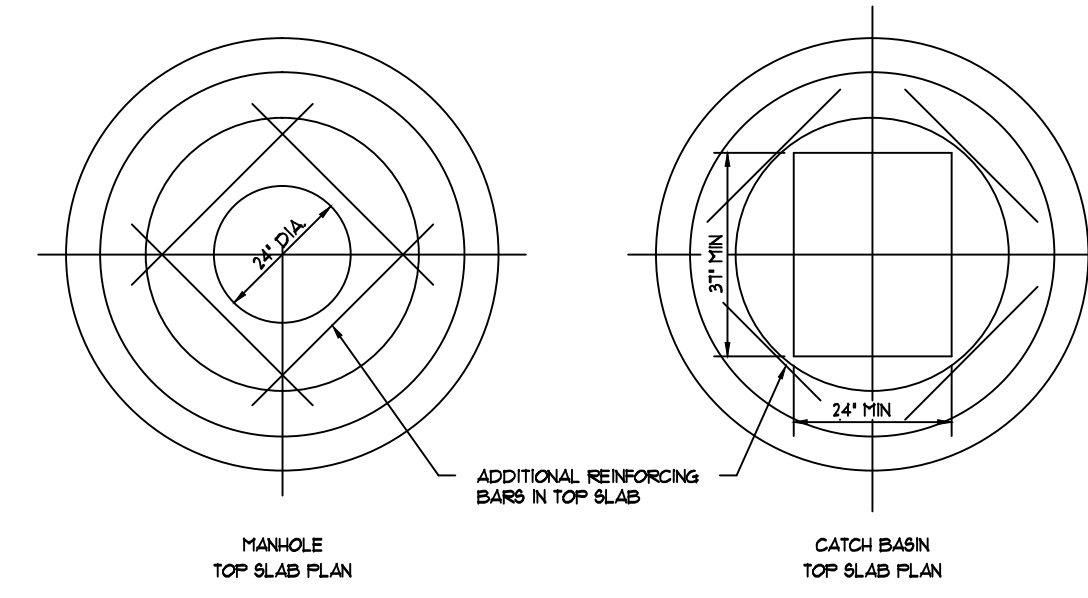
PAVING + DRAINAGE NOTES:

- ALL MUCK UNDER THE PROPOSED DRIVEWAY AND PARKING AREAS SHALL BE REMOVED AND REPLACED WITH COMPACT ACCEPTABLE FILL IN ONE-FOOT LIFTS TO 98% DENSITY.
- ALL LABOR, MATERIALS AND METHODS OF INSTALLATION SHALL BE IN STRICT ACCORDANCE WITH THE MINIMUM ENGINEERING AND CONSTRUCTION STANDARDS ADOPTED BY BROWARD COUNTY AND THE CITY OF HOLLYWOOD.
- ALL UNDERGROUND UTILITIES AND DRAINAGE IS TO BE INSTALLED BEFORE SUBGRADE IS CONSTRUCTED.
- ALL ELEVATIONS REFER TO N.G.V.D.
- ALL PIPE SHALL BE REINFORCED CONCRETE PIPE, OR AS INDICATED.
- CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS TO SAFEGUARD ALL EXISTING STRUCTURES AND UTILITIES, ANY DAMAGE DONE TO EXISTING UTILITIES SHALL BE REPAIRED BY THE CONTRACTOR AT NO EXPENSE TO THE SUBJECT UTILITY. CALL UN.C.L.E. (1-800-432-4710) 48 HOURS BEFORE DIGGING.
- ALL SIDEWALK MUST BE 6" THICK AND 3000 P.S.I. CONCRETE, UNLESS OTHERWISE NOTED.
- CONTRACTOR SHALL VERIFY LOCATION OF EXISTING UNDERGROUND UTILITIES.
- ALL PERFORATED PIPE SHALL BE PERFORATED FOR THE FULL CIRCUMFERENCE. THE FIRST FOUR FEET FROM CATCH BASIN SHALL BE NON-PERFORATED.
- CONTRACTOR TO DISCARD ALL UNUSABLE MATERIAL AT APPROVED DISPOSAL SITE.
- CONTRACTOR TO PROTECT ALL EXISTING UTILITIES.
- CONTRACTOR SHALL VERIFY EXISTING ELEVATION ON PAVEMENTS, RIMS, ETC. & INFORM ENGINEER OF DISCREPANCY.
- CONTRACTOR SHALL REFER TO ARCHITECTURAL DRAWINGS AND/OR SPECIFICATIONS FOR FILL REQUIREMENTS UNDERNEATH BUILDING PADS.

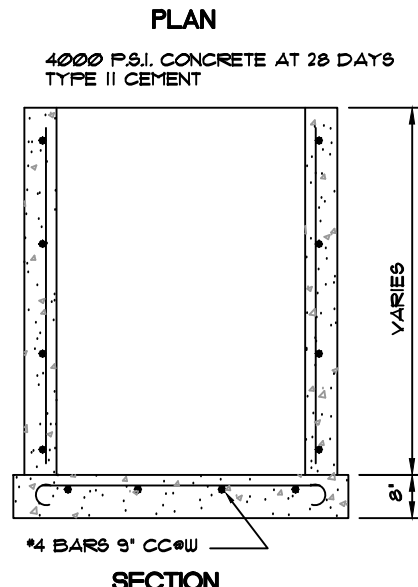
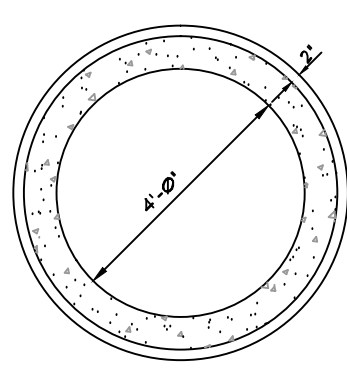
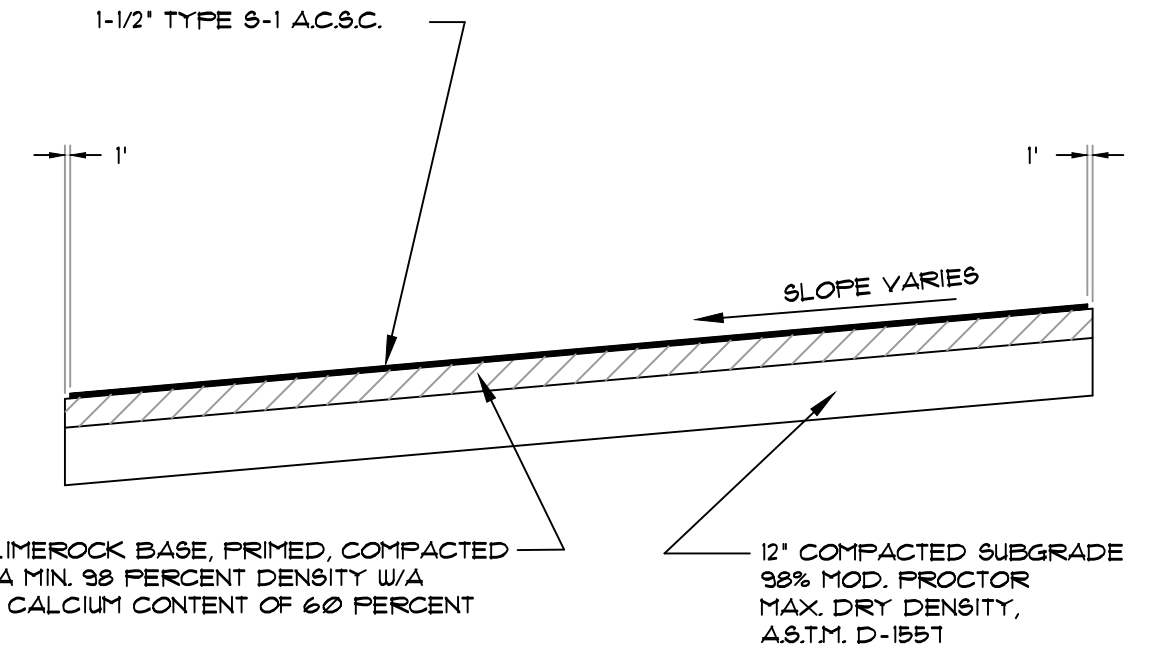


TYPE	LOCATION
'A'	ENDS AND FT. OF CURVES + EXISTING SIDEWALKS + CONCRETE DRIVEWAY
'B'	5'-0" CENTER TO CENTER ON SIDEWALKS

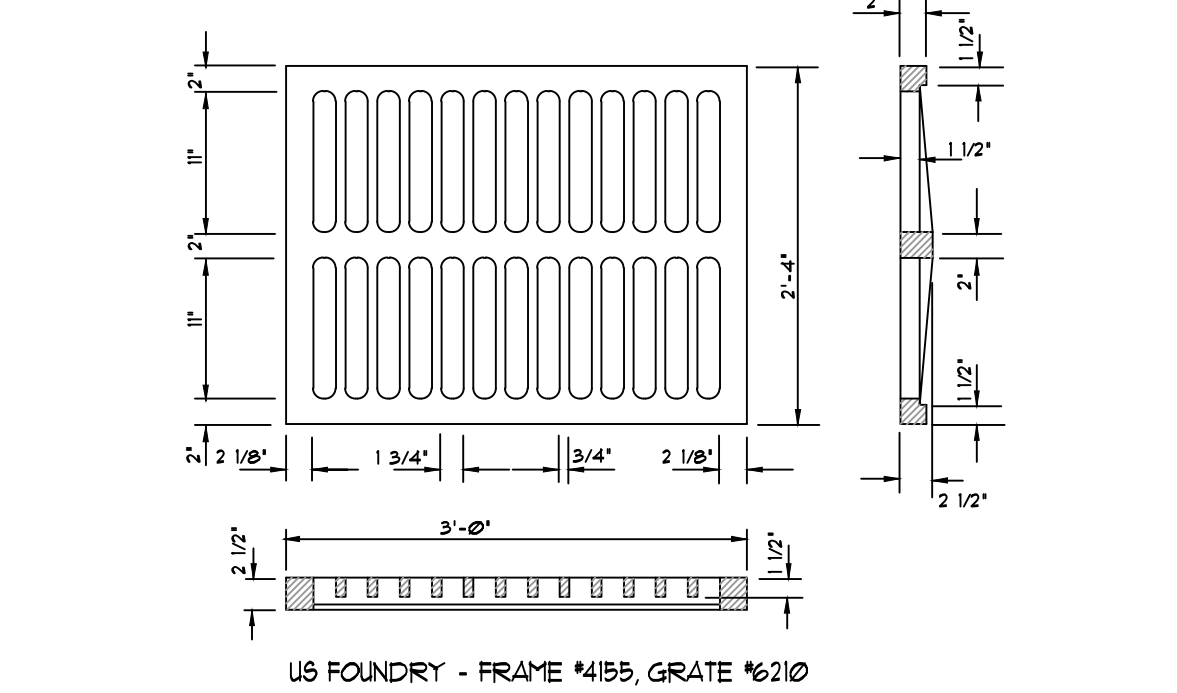
- NOTES:**
- CONCRETE TO BE CLASS-1, 3000 P.S.I.
 - THE USE OF REINFORCEMENT IS NOT PERMITTED.
 - SIDEWALK SLOPES SHALL MEET THE REQUIREMENTS OF THE AMERICAN WITH DISABILITIES ACT.
 - RAMP#S SHALL BE PROVIDED AT ALL INTERSECTIONS IN ACCORDANCE WITH FOOT INDEX 304.
 - THE VERTICAL DEVIATION FOR A NEW SIDEWALK SHALL NOT BE MORE THAN 1/2".
 - THE VERTICAL DEVIATION FOR A NEW MAINTENANCE ACCESS STRUCTURE COVER SHALL NOT BE MORE THAN 1/4".
 - SUBGRADE MATERIAL SHALL BE COMPACTED TO 100% OF MAXIMUM DENSITY PER AASHTO T-99.
 - STAMPED CONCRETE IS NOT ALLOWED IN LIEU OF TRUNCATED CONES.
 - SEE HIGHWAY CONSTRUCTION AND ENGINEERING DIVISION APPROVED PRODUCT LIST FOR ACCEPTABLE MATERIALS FOR TRUNCATED CONES.



NOTE: WHEN USED ON HIGH SIDE OF ROADWAYS, THE CROSS SLOPE OF THE GUTTER SHALL MATCH THE CROSS SLOPE OF THE ADJACENT PAVEMENT AND THE THICKNESS OF THE LIP SHALL BE 6", UNLESS OTHERWISE SHOWN ON PLANS.



TYPE 'P' STRUCTURE



GRATE DETAIL FOR TYPE 'C' INLET

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 CIVIL ENGINEERS
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 JORGE L. CAMERO, P.E.
 1400 SW 50th TERR. SUITE 204
 (305) 665-7607

FL ANNOUNCED
 EB NO. 0000479
 F.L.A. REG. NO. 37545
 MIA#1, FL 33155
 FAX (305) 665-8488
 OUR JOB# 12-139

JORGE L. CAMERO

PE. # 37545

PORT 95 COMMERCE PARK
 2800 SW 42nd St
 Fort Lauderdale, FL 33312
 BUTTERS REALTY & MANAGEMENT

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 T: 561.733.2225 F: 561.731.5717
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MICHAEL W. HANLON
 P.E. REGISTERED ARCHITECT
 REGISTRATION NO. AR001720

JORGE L. CAMERO, P.E.
 EB NO. 000475
 F.L.A. REG. NO. 37545

ISSUED DATE: 2013-10-10
 DRAWN BY: F.A.

DATE PRINTED: J.L.C.
 CHECKED BY: J.L.C.

SCALE: N.T.S.
 HNM PROJECT NO: 13-049

TITLE: PAVING + DRAINAGE DETAIL

DRAWING NO. C-3