

1
AS101
OVERALL SITE PLAN
1" = 80'-0"

KEYNOTE LEGEND

KEY #	KEYNOTE TEXT
1	EXISTING RESTROOM PAVILION TO BE RENOVATED.
2	EXISTING PRO SHOP AND CART STORAGE REPURPOSED TO MAINTENANCE BUILDING.
3	EXISTING MAINTENANCE BUILDING TO BE REMODELED. FLOOD PROOFING TO BE ADDED AS REQUIRED.
4	NEW MAINTENANCE SHED.
5	EXISTING ABANDONED BELOW GROUND POOL & DECK, INFILL AND SURROUNDING CONCRETE AND PAVERS TO BE REMOVED IN ITS ENTIRETY. AREA TO BE INFILLED. REFER TO CIVIL DRAWINGS AND LANDSCAPE DRAWINGS FOR MORE DETAIL.
6	
7	
8	NEW SPECIALTY ENGINEERED CART BARN.
9	EXISTING IRRIGATION LAKE.
10	PROPERTY MARKER. REFER TO SURVEY FOR MORE DETAIL.
11	PROPERTY LINE. REFER TO SURVEY FOR MORE DETAIL.
12	GOLF CART PATH TYPICAL. REFER TO GOLF COURSE LANDSCAPE AND CIVIL DRAWINGS FOR MORE DETAIL.
13	HOLE. REFER TO GOLF COURSE DRAWINGS FOR MORE DETAIL.
14	EXISTING PAVEMENT TO REMAIN. PATCH & REPAIR AS REQUIRED.
15	HIGHLIGHTED AREA DENOTES AREAS WITH NEW ASPHALT PAVEMENT INFILL TO MATCH EXISTING AND/OR NEW SURROUNDING ASPHALT PAVEMENT. ALL AREAS AFFECTED BY DEMOLITION & INSTALLATION IS TO BE PATCHED & REPAIRED TO MATCH EXISTING. ALL STRIPING/MARKINGS TO BE RESTRIPTED THROUGHOUT PER SPECIFICATIONS & DOT STANDARDS.
16	NEW 50' DIAMETER ROUNDABOUT FOR DOUBLE AXEL VEHICLES. NEW STRIPING/DEMARKATIONS TO BE APPLIED THROUGHOUT PER SPECIFICATIONS & DOT STANDARDS. NEW AREA TO MATCH EXISTING SEAMLESSLY.
17	NEW PARKING. REFER TO CIVIL AND LANDSCAPE DRAWINGS FOR MORE DETAIL. REFER TO DETAILS FOR PARKING DEMARCATION AND SIGNAGE.
18	NEW SWING BARRIER GATE. REFER TO DETAILS ON SHEET A677
19	NEW TIE BACK POST FOR SWING BARRIER GATE. REFER TO DETAILS ON SHEET A677.
20	STUB OUT & CONDUIT FOR FUTURE INSTALLATION OF EV CHARGING EQUIPMENT. REFER TO ELECTRICAL DRAWINGS FOR MORE DETAIL.
21	EXISTING ELECTRICAL EQUIPMENT & PAD TO REMAIN. COORDINATE EXACT LOCATION WITH PARKING.
22	EXISTING POLE TO REMAIN.
23	EXISTING TIMBER POWER POLE WITH GUY WIRE AND GUY ANCHOR TO REMAIN.
24	EXISTING ANCHOR FOR ADJACENT POWER POLE GUY WIRE TO REMAIN.
25	NEW STRIPING/DEMARKATIONS TO BE APPLIED THROUGHOUT PER SPECIFICATIONS & DOT STANDARDS.
26	10'X25' LOADING SPACE TO REMAIN CLEAR AT ALL TIMES. PERMANENT POLE MOUNTED SIGN TO BE PLACED INDICATING "LOADING ZONE NO PARKING" TO BE ADDED. REFER TO PARKING SIGNAGE FOR MORE DETAIL.
27	DUMPSTER AREA TO BE SLOPED TOWARDS FLOOR DRAINS AS INDICATED, WITH TWO (2) NEW 4-YARD DUMPSTERS. DUMPSTER AREA AND DUMPSTERS TO BE COMPLIANT WITH ALL CITY GUIDELINES, REQUIREMENTS & GARBAGE TRUCK. MODEL AND SIZE TO BE CONFIRMED WITH CITY PRIOR TO ORDER/INSTALLATION. DUMPSTERS TO BE LABELED WITH THE APPLICABLE, LICENSED HAULER'S NAME & CONTACT NUMBER. TWO (2) FLOOR MOUNTED TRASH RECEPTACLE VICTOR STANLEY 90-42 WITH DOME TOP, DOOR & SIGNAGE. ONE SIGN TO INDICATE RECYCLE GARBAGE, TEXT AND RECYCLE SYMBOL. ONE (1) RECEPTACLE TO RECEIVE SIGNAGE TO INDICATE REGULAR TRASH, TEXT AND SYMBOL.
28	NEW BICYCLE RACK. REFER TO SITE FURNITURE DETAILS AND SCHEDULE.
30	NEW CONCRETE PAVEMENT. REFER TO CIVIL AND LANDSCAPE DRAWINGS FOR MORE INFORMATION.
31	NEW CONCRETE EQUIPMENT PAD, REFER TO CIVIL DRAWINGS FOR MORE INFORMATION.

NOTE:

1 - MAXIMUM LIGHTING FOOT-CANDLE LEVEL AT ALL PROPERTY LINES NOT TO EXCEED 0.5 FC WHERE ADJACENT TO PROPERTY LINES.

2 - CITY OF HOLLYWOOD ZONING AND LAND DEVELOPMENT REGULATION, ARTICLE 4. SCHEDULE OF DISTRICT, USE AND SETBACK REGULATIONS. SECTION 4.9 GU GOVERNMENT USE DISTRICT, SUBSECTION C, ITEM 2.D TOTAL SITE COVERAGE: "THE CITY COMMISSION, UPON RECOMMENDATION OF THE PLANNING AND DEVELOPMENT BOARD, SHALL DETERMINE THE APPROPRIATE SITE COVERAGE ON AN INDIVIDUAL DEVELOPMENT BASIS AFTER CONSIDERING THE CHARACTER AND INTENSITY OF THE PROPOSED DEVELOPMENT."

3 - PEDESTRIAN CONCRETE IS SHOWN ON THIS DRAWING FOR FINISH ONLY. FOR STRUCTURAL SLABS THAT EXTEND BEYOND THE FACE OF THE BUILDING, SEE STRUCTURAL DRAWINGS. FOR PAVEMENT AND SIDEWALK CONSTRUCTION DETAILS SEE CIVIL DRAWINGS. ALL CONCRETE FINISH VISIBLE, SHALL BE FINISHED PER THIS DRAWING.

4 - ALL SIGNAGE SHALL BE IN COMPLIANCE WITH THE ZONING AND LAND DEVELOPMENT REGULATIONS

5 - ANY LIP FROM 1/4" BUT NOT GREATER THAN 1/2" WILL BE BEVELED TO MEET ADA REQUIREMENTS.

6 - ALL SITE SURFACES SUCH AS, BUT NOT LIMITED TO ASPHALT PARKING, CONCRETE SIDEWALKS AND DRIVEWAY SURFACES TO BE BARRIER FREE. ALL THRESHOLDS AND TRANSITIONS THROUGHOUT TO BE ADA COMPLIANT, NOT TO EXCEED 1/4".

7 - ZONING GU, NO SETBACK REQUIREMENTS.

8 - REFER TO CIVIL AND LANDSCAPE/GOLF COURSE PLANS FOR MORE INFORMATION.

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10 - ALL SIGNAGE SHALL BE IN COMPLIANCE WITH THE ZONING AND LAND DEVELOPMENT REGULATIONS

11 - REFER TO CIVIL PLANS GRADING AND ELEVATIONS.

12 - REFER TO LANDSCAPE PLAN AND GOLF COURSE PLAN FOR ALL SITE RELATED ITEMS.

TOTAL GROSS FLOOR AREA OF BUILDINGS:

1. NEW CLUB HOUSE:	7,558 S.F.
(EXCLUDING THE SERVICE YARD FROM THE CALCULATION)	
2. NEW CLUB HOUSE SERVICE YARD:	681 S.F.
3. CART BARN:	3,886 S.F.
4. EXISTING MAINTENANCE BUILDING:	6,141 S.F.
5. NEW MAINTENANCE SHED 'A':	480 S.F.
6. NEW MAINTENANCE SHED 'B':	2,967 S.F.
7. EXISTING FAIRWAY BATHROOM:	152 S.F.

CURRENT LAND USE: 38-03
ZONING: GU-GOV'T USE

CITY OF
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FLORIDA

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FOOD & BEVERAGE:
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SEAL:

PHASE:

BID SET

PROJECT NAME:
HOLLYWOOD BEACH GOLF COURSE AND CLUBHOUSE

PROJECT ADDRESS:
1645 Polk Street
Hollywood, FL 33020

PROJECT NO.:
02141.000

ISSUE DATE:
11/16/2023

REVISIONS:

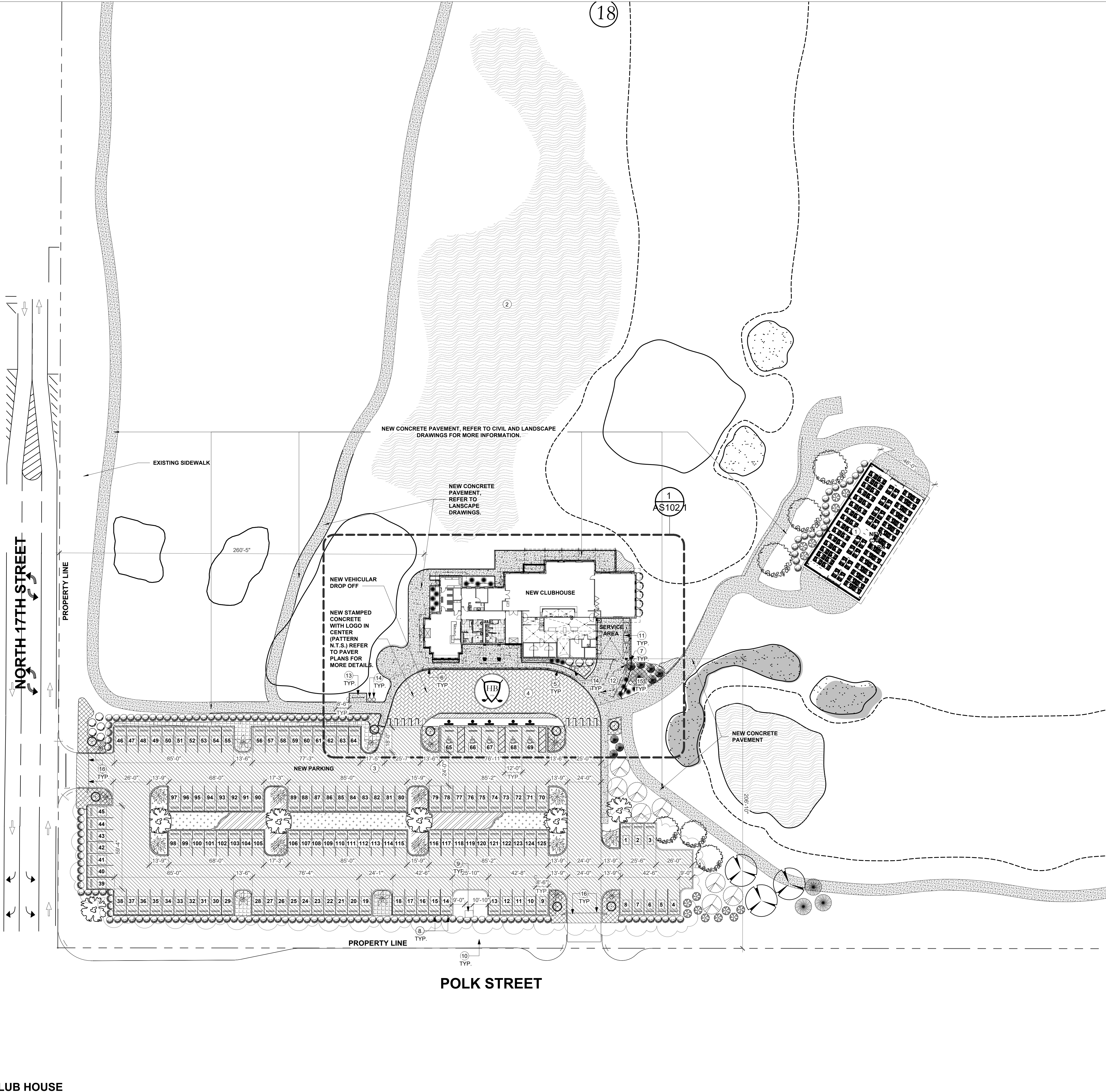
No.:	DESCRIPTION	DATE:

SHEET NAME

SITE PLAN - OVERALL

SHEET NO.

AS101



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2	EXISTING IRRIGATION LAKE
3	NEW PARKING. REFER TO CIVIL AND LANDSCAPE DRAWINGS FOR MORE DETAIL. REFER TO DETAILS FOR PARKING DEMARCATION AND SIGNAGE.
4	NEW VEHICULAR DROP OFF. NEW STAMPED CONCRETE IN HERRINGBONE PATTERN. COLOR "A".
5	NEW TRUNCATED DOME PAVERS.
6	NEW SECURITY BOLLARD WITH LIGHT FIXTURE. REFER TO DETAILS. INSTALLATION PER MFG SPECIFICATIONS AND FLORIDA BUILDING CODE. SPECIALTY ENGINEERED ITEM. CONTRACTOR, AS PART OF BID AND SERVICES SHALL PROVIDE ENGINEERED STRUCTURAL DESIGN, PER F.B.C. FOR ATTACHMENT AND OR INSTALLATION OF THIS ITEM.
7	NEW SECURITY BOLLARD, PAINTED YELLOW WITH YELLOW PROTECTIVE SLEEVE. REFER TO DETAILS. INSTALLATION PER MFG SPECIFICATIONS AND FLORIDA BUILDING CODE. SPECIALTY ENGINEERED ITEM. CONTRACTOR, AS PART OF BID AND SERVICES SHALL PROVIDE ENGINEERED STRUCTURAL DESIGN, PER F.B.C. FOR ATTACHMENT AND OR INSTALLATION OF THIS ITEM.
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15	FDC. REFER TO CIVIL DRAWINGS FOR MORE INFORMATION.
16	TYP. SWING BARRIER GATE. REFER TO DETAILS.

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10A. PARKING CLUB HOUSE	REQUIRED	PROVIDED
GOLF COURSE (18 HOLES):	18 UN (4 SP/1 HOLE)	72
CLUB HOUSE FACILITY (4,176 SF):	4,176 UN (1SP/60 SF)	70
RETAIL:	771 SF (1 SP/ 250 SF)	03
OFFICE 260SF:	260 UN (1 SP/250 SF)	01
TOTAL GOLF COURSE & CLUB HOUSE (INCL. 5 HC SPACES)	146	146*
HC SPACES:	5	5
* NOTE: 146 TOTAL PARKING SPACES. INCL. 5 HC PARKING SPACES. FOR GOLF COURSE & CLUB HOUSE COMBINED PROVIDED. 125 OF 146 PARKING SPACES. INCL. 5 HC PARKING SPACES. SPACES ARE LOCATED AT THE NEW CLUB HOUSE. 21 OF 146 PARKING SPACES ARE INTENDED TO BE LOCATED AT THE EXISTING MAINTENANCE BUILDING. TO BE UTILIZED BY EMPLOYEES.		
10B. PARKING EXISTING MAINTENANCE BUILDING	REQUIRED	PROVIDED
OFFICES:	301 SF (1 SP/250 SF)	02
LOUNGE AREA:	789 SF (1SP /250SF)	04
WORKROOM	1,228 SF (1 SP/ 400 SF)	03
TOTAL MAINTENANCE BUILDING (INCL. 2 HC SPACES)	9	9*
HC SPACES:	1	2
* NOTE: IN ADDITION TO THE 9 PARKING SPACES (INCL. 2 HC SPACES) FOR THE EXISTING MAINTENANCE BUILDING, 21 OF 146 PARKING SPACES REQUIRED FOR THE GOLF COURSE & CLUB HOUSE ARE INTENDED TO BE LOCATED AT THE EXISTING MAINTENANCE BUILDING. TO BE UTILIZED BY EMPLOYEES.		
11. APPLICABLE CODES 1- CITY OF HOLLYWOOD ORDINANCE 7.2 2- FLORIDA BUILDING CODE 2020, 7TH EDITION 3- NFPA 101 FIRE PREVENTION CODE 2010		

CLIENT:

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REVISIONS:

No.:	DESCRIPTION	DATE:
1	Revision 1	Date 2

SHEET NAME

SITE PLAN - CLUB HOUSE (CH)

SHEET NO.

AS102



CLIENT:



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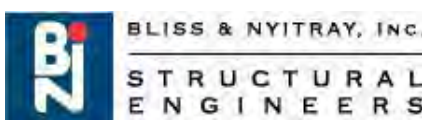
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100% CONSTRUCTION DOCUMENTS

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SHEET NAME

SITE PLAN - MAINT. BUILDING

SHEET NO.

AS103