

FRATERNAL ORDER OF EAGLES, #4401

324 Beville Road
Daytona Beach, Volusia County, Florida 32114

CITY PROJECT ID: DEV2011-107

CITY APPROVAL STAMP (DEV2011-107)

BID SET - FEBRUARY 1, 2012

THIS BID SET IS INTENDED TO PROVIDE THE PROJECT DEVELOPER/OWNER, FRATERNAL ORDER OF EAGLES #4401, WITH COMPARABLE NUMBERS SO THAT THEY MAY CHOOSE A CONTRACTOR MOVING FORWARD WITH THE BUILDING PERMITTING PHASE OF THIS PROJECT. IT IS UNDERSTOOD THAT THIS IS NOT A COMPLETE SET OF PLANS, HOWEVER SPECIFICATIONS HAVE BEEN PROVIDED TO ENABLE THE ESTIMATION OF THIS PROJECT. WHEN A CONTRACTOR IS SELECTED, CONSTRUCTION METHODOLOGIES MAY THEN BE REVIEWED AND MODIFIED AS DEEMED APPROPRIATE BY ALL INVOLVED PARTIES. THIS PROJECT IS NOT TO BE COST-ENGINEERED BY BIDDING CONTRACTORS THROUGH THIS PROCESS. THE FOLLOWING INFORMATION IS RELEVANT TO THE BID PROCESS:

1. ALL KITCHEN & BAR EQUIPMENT IS OMITTED FROM THIS BID.
2. PARTITION WALL IS OMITTED FROM THIS BID.
3. THE BUILDING WILL BE PROVIDED WITH A FIRE SPRINKLER SYSTEM.
4. HVAC SYSTEM IS ASSUMED TO BE (5) 5-TON UNITS AT THIS TIME.
5. ALL MAIN-SPAN TRUSSES SHALL BE DESIGNED WITH THE MAXIMUM 'BONUS' AREA ABOVE (THERE SHALL BE NO RAISED HEELS).
6. THIS BUILDING PROPOSES A 16" DROP CEILING (11'-4" BEARING/10'-0" CEILING).
7. ALL PROPOSED GLAZINGS ARE TO BE BID AS IMPACT-RESISTANT.
8. THIS PROJECT CURRENTLY PROPOSES A 3-PHASE, 600 AMP ELECTRIC SERVICE.

ALL PLAN QUESTIONS SHALL BE DIRECTED TO NEIL MACGINNIS, DANIEL JOHNS ENGINEERING PROJECT MANAGER (386-756-8582).

PARCEL INFORMATION

TAX PARCEL ID NUMBER:

5340-05-06-0140

LEGAL DESCRIPTION (AS FURNISHED):

THAT PORTION OF LOTS 14 AND 15, BLOCK 6, WILDER'S SUBDIVISION OF THE BETHUNE GRANT, RECORDED IN MAP BOOK 1, PAGE 56, PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT A POINT ON THE NORTH LINE OF SAID LOT 14; SAID POINT BEING A DISTANCE OF 150.00 FEET WESTERLY FROM THE INTERSECTION OF SAID LINE WITH THE WESTERLY LINE OF RIDGEWOOD AVENUE, A 100.00 FOOT STREET AS NOW LAID OUT; THENCE SOUTHERLY, A DISTANCE OF 187.70 FEET TO A POINT IN THE NORTH LINE OF BEVILLE ROAD, A 100.00 FOOT STREET AS NOW LAID OUT, AND SAID POINT BEING A DISTANCE OF 150.00 FEET WESTERLY OF THE INTERSECTION OF SAID NORTH LINE OF BEVILLE ROAD AND THE WESTERLY LINE OF RIDGEWOOD AVENUE; THENCE WESTERLY ALONG THE NORTH LINE OF BEVILLE ROAD, A DISTANCE OF 299.04 FEET TO A POINT THAT IS 75.00 FEET WESTERLY FROM THE WEST LINE OF LOT 15; THENCE NORTHERLY AND PARALLEL TO THE WEST LINE OF SAID LOT 15, A DISTANCE OF 52.50 FEET TO A POINT; THENCE WESTERLY AND PARALLEL TO BEVILLE ROAD, A DISTANCE OF 75.00 FEET TO A POINT ON THE WEST LINE OF LOT 15; THENCE NORTHERLY ALONG THE WEST LINE OF LOTS 15 AND 14, A DISTANCE OF 131.80 FEET TO THE NORTHWEST CORNER OF LOT 14; THENCE EASTERLY ALONG THE NORTH LINE OF LOT 14, A DISTANCE OF 375.00 FEET TO THE POINT OF BEGINNING. TOGETHER WITH ANY RIGHT AND TITLE THAT MAY APPLY TO THE EASTERLY 25.00 FEET OF THAT PORTION OF FIRST STREET (SEGRAVE AVENUE), LYING WESTERLY THEREOF.

LESS AND EXCEPT:

PART OF LOTS 14 AND 15, BLOCK 6, WILDER'S SUBDIVISION OF THE BETHUNE GRANT, RECORDED IN MAP BOOK 1, PAGE 56, PUBLIC RECORDS OF VOLUSIA COUNTY, FLORIDA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE INTERSECTION OF THE NORTH LINE OF SAID LOT 14, BLOCK 6, WITH THE WESTERLY LINE OF THE 100.00 FOOT RIGHT OF WAY OF RIDGEWOOD AVENUE (U.S. HIGHWAY NO. 1), AS THE SAME IS NOW OCCUPIED AND ESTABLISHED; THENCE RUN SOUTH 63 DEGREE 53 MINUTES 00 SECONDS WEST, ALONG SAID NORTH LINE OF LOT 14, BLOCK 6, A DISTANCE OF 150.00 FEET FOR A POINT OF BEGINNING; THENCE DEPARTING SAID NORTH LINE, RUN SOUTH 22 DEGREES 31 MINUTES 20 SECONDS EAST, A DISTANCE OF 187.36 FEET TO A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF BEVILLE ROAD, A 100.00 FOOT STREET AS NOW OCCUPIED AND ESTABLISHED; THENCE SOUTH 64 DEGREES 24 MINUTES 00 SECONDS WEST, ALONG SAID NORTHERLY RIGHT OF WAY LINE, A DISTANCE OF 100.14 FEET; THENCE DEPARTING SAID RIGHT OF WAY LINE, RUN NORTH 22 DEGREES 31 MINUTES 20 SECONDS WEST, A DISTANCE OF 186.45 FEET TO A POINT ON THE AFOREMENTIONED NORTH LINE OF LOT 14, BLOCK 6; THENCE NORTH 63 DEGREES 53 MINUTES 00 SECONDS EAST, ALONG SAID NORTH LINE, A DISTANCE OF 100.20 FEET TO THE POINT OF BEGINNING.

Description taken from Official Records Book 6267, page 4517.

GENERAL NOTES:

1. STORMWATER FACILITIES ARE TO BE MAINTAINED BY THE OWNER.
2. SWALES, BERMS AND GRASSED AREAS WILL BE MOWED AS NECESSARY AND ARE TO BE CHECKED PERIODICALLY FOR EROSION, ALL TO BE MAINTAINED BY THE PROPERTY OWNER.
3. ELEVATIONS REFER TO U.S.C. & G.S. DATUM (NGVD) AND EXISTING CONTOURS SHOWN ARE FROM TOPOGRAPHIC SURVEY BY OTHERS.
4. SIGNS, IF ANY BY OTHERS.
5. ALL AREAS DISTURBED DURING CONSTRUCTION SHALL BE SODED OR SEEDED.
6. EXISTING TREES ON THE SITE THAT ARE TO BE SAVED WILL BE PROTECTED BY TREE BARRICADES.
7. ALL CONSTRUCTION IS TO BE IN ACCORDANCE WITH CITY OF DAYTONA BEACH SPECIFICATIONS.
8. FOR ANY MODIFICATIONS TO STORMWATER DESIGN, CONTRACTOR IS TO CONSULT DESIGN ENGINEER AND OBTAIN PRIOR APPROVAL FROM THE CITY.
9. THIS SITE IS WITHIN THE FLOOD ZONE X PER FIRM MAPS.
10. SANITARY SEWER IS PROVIDED BY CITY OF DAYTONA BEACH.
11. POTABLE WATER IS PROVIDED BY CITY OF DAYTONA BEACH.
12. IT IS THE CONTRACTOR'S RESPONSIBILITY TO FIELD VERIFY THE HORIZONTAL AND VERTICAL LOCATIONS OF ALL UTILITIES ON AND ADJACENT TO THIS SITE, PRIOR TO ANY CONSTRUCTION.
13. ADDRESS NUMBERS SHALL BE ARABIC NUMERALS. NUMBERS SHALL BE IN A COLOR CONTRASTING WITH THE STRUCTURE OR BACKGROUND SURFACE, AND NOT BE LESS THAN SIX (6) INCHES IN HEIGHT.
14. THE ADDRESS NUMBER SHALL BE AFFIXED HORIZONTALLY IN A CONSPICUOUS PLACE ON THE PRINCIPAL BUILDING SO THAT THE NUMBER IS CLEARLY LEGIBLE FROM THE ROADWAY ON WHICH IT IS ADDRESSED.
15. IF THE DISTANCE FROM THE ROADWAY ON WHICH THE BUILDINGS ARE ADDRESSED, OR THE CONFIGURATION OF THE BUILDINGS HAS AN OBSTRUCTION SUCH AS FENCES, TREES, OR WALLS WHICH WOULD LIMIT VISIBILITY OF THE PRINCIPAL BUILDING FROM THE STREET OR ROADWAY, THE ADDRESS NUMBER SHALL BE POSTED HORIZONTALLY AT LEAST FOUR (4) FEET ABOVE THE ROAD LEVEL IN A CONSPICUOUS PLACE AT THE DRIVEWAY OR PROPERTY ENTRANCE IN A CONSPICUOUS PLACE LOCATED TWO (2) FEET OFF THE SIDE OF THE DRIVEWAY OR PROPERTY ENTRANCE.
16. CONTRACTOR SHALL FOLLOW REQUIRED EROSION AND SEDIMENT CONTROL PRACTICES AND INCLUDE AN EROSION CONTROL PLAN FOR REVIEW AND APPROVAL BY THE CITY PRIOR TO CONSTRUCTION. ALL CONSTRUCTION ACTIVITIES SHALL CONFORM TO THE CITY'S EROSION AND SEDIMENT CONTROL STANDARD DETAILS (ST-1).
17. CONTRACTOR WILL FOLLOW ALL OF THE CITY'S REQUIRED WASTE MANAGEMENT PRACTICES. ALL CONSTRUCTION, RENOVATIONS, OR DEMOLITION PROCESS. SITES ARE TO BE KEPT CLEAN AND FREE OF REFUSE, DEBRIS, AND LITTER DURING THE CONSTRUCTION, RENOVATION, OR DEMOLITION PROCESS. A CERTIFICATE FOR OCCUPANCY FOR NEWLY CONSTRUCTED OR RENOVATED BUILDINGS SHALL NOT BE ISSUED UNTIL ALL REFUSE AND LITTER CAUSED BY THE CONSTRUCTION OR REMODELING IS REMOVED FROM THE SITE AS PER THE CITY'S ORDINANCES, CHAPTER 28, SECTIONS 78-5 AND 78-8.
18. ALL DEVELOPMENT PLANS SHALL BE CONSISTENT WITH THE CITY'S LAND DEVELOPMENT CODE, ARTICLE 1, PURPOSE AND ADMINISTRATION AND ENFORCEMENT; ARTICLE 5, SECTION 2, STORMWATER MANAGEMENT; ARTICLE 4, LAND DEVELOPMENT ORDERS AND PROCEDURES; ARTICLE 5, SUBDIVISION AND SITE PLANS SECTION; AND ARTICLE 7, SECTION 4, FLOOD PLAIN MANAGEMENT.
19. ALL UNUSED DRIVEWAY CUTS LOCATED WITHIN THE RIGHT OF WAY AND ADJACENT TO THE FACILITY SHALL BE REMOVED AND ASSOCIATED SIDEWALKS SHALL BE RESTORED.



VICINITY MAP

SCALE: 1"=300'

PROJECT NARRATIVE

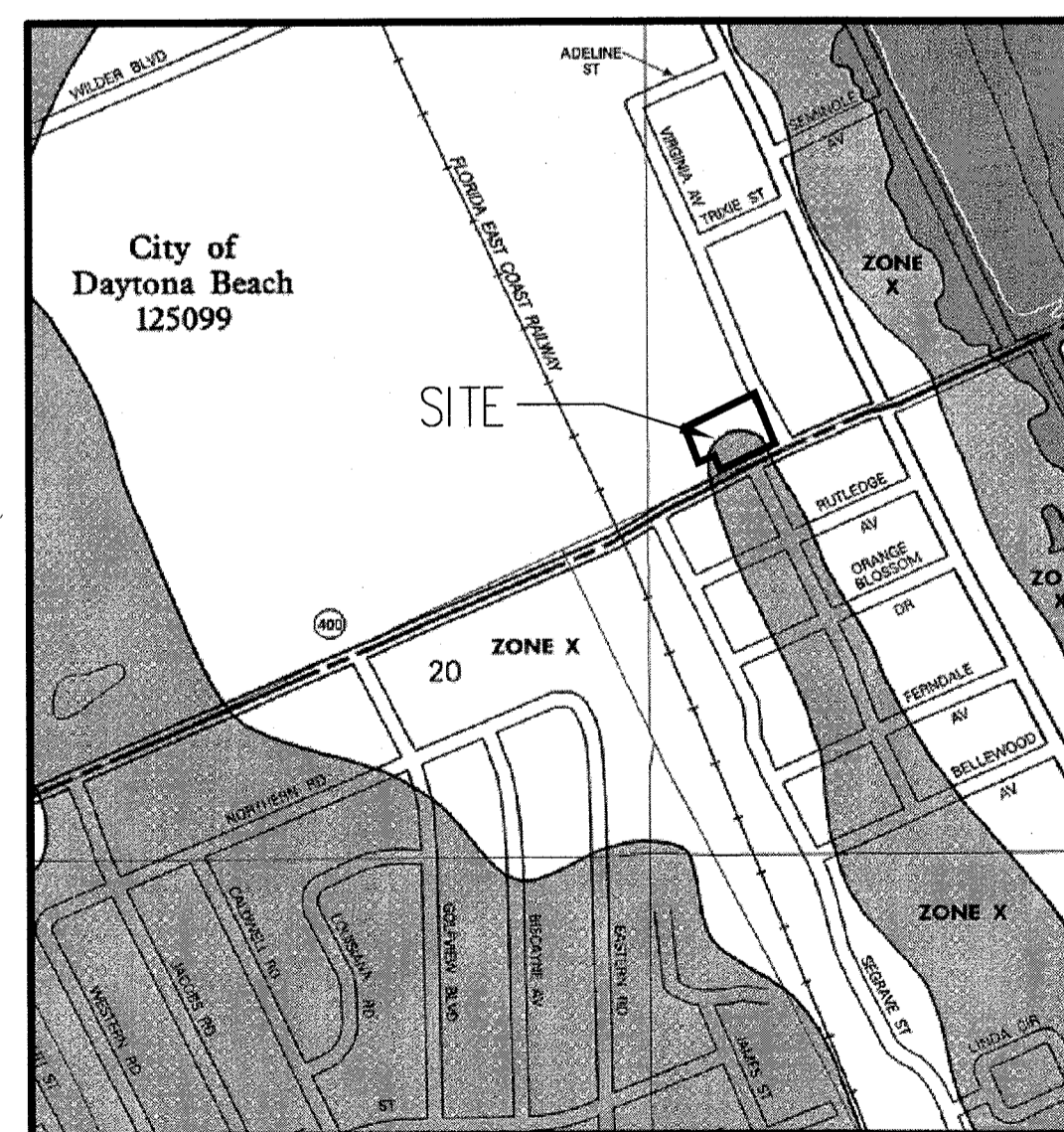
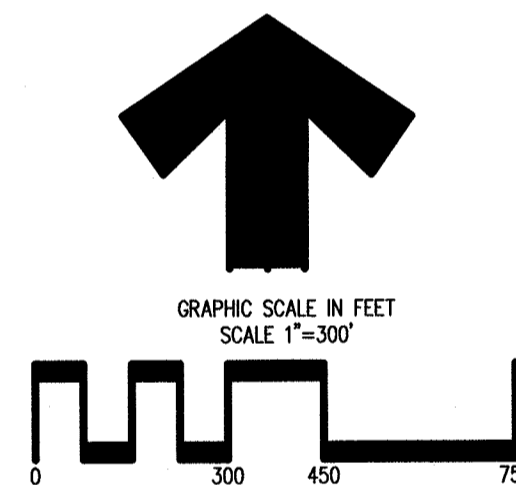
The Fraternal Order of Eagles (Aerie #4401) has purchased a piece of property (5340-05-06-0140) within the Daytona Beach city limits and wish to construct a new meeting lodge on this vacant land. It is understood that this property will require rezoning from R3 to RP, along with a separate application for a special exception to allow the clubhouse use within this district. Jim Morris, P.A., is handling this portion of the project. In regards to specifics of the site, the property is 1.15 acres (50,245 SF) of vacant land. There are some existing trees, most of which are Pines. We intend to construct a 6,253 SF structure with the associated parking lot (61 spaces). There will be a dry retention ponds providing storm water management. In addition to permitting with Daytona Beach, this project will require permits from the St. Johns Water management District, Florida Department of Transportation, and Florida Department of Environmental Protection.

PROPERTY OWNER:
FRATERNAL ORDER OF EAGLES, #4401
933 BEVILLE ROAD, UNIT 102-F
SOUTH DAYTONA, FLORIDA 32119

LEAD DESIGNER/AUTHORIZED AGENT:
DANIEL JOHNS, P.E.
3869 S. NOVA ROAD, SUITE #4
PORT ORANGE, FLORIDA 32127

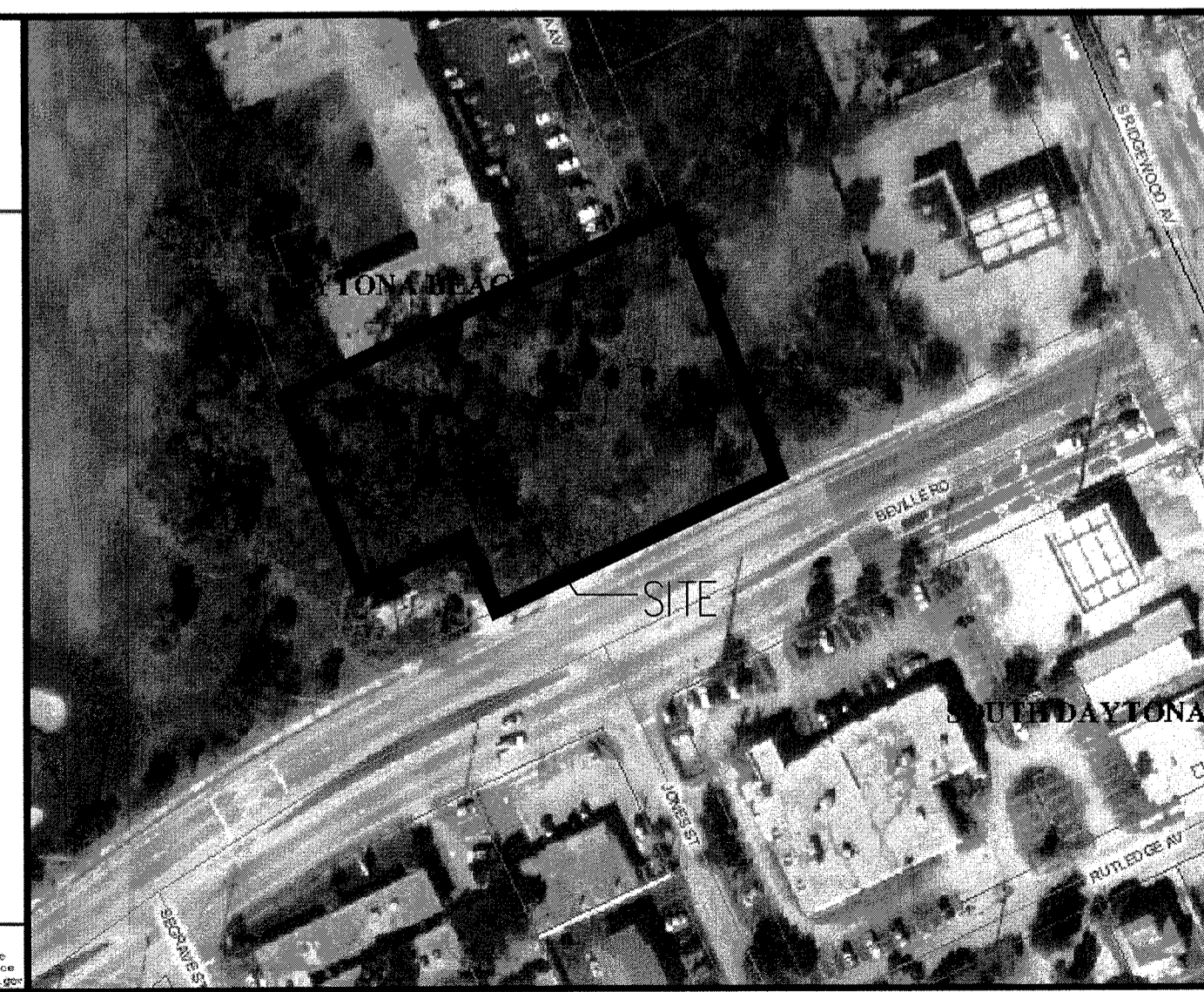
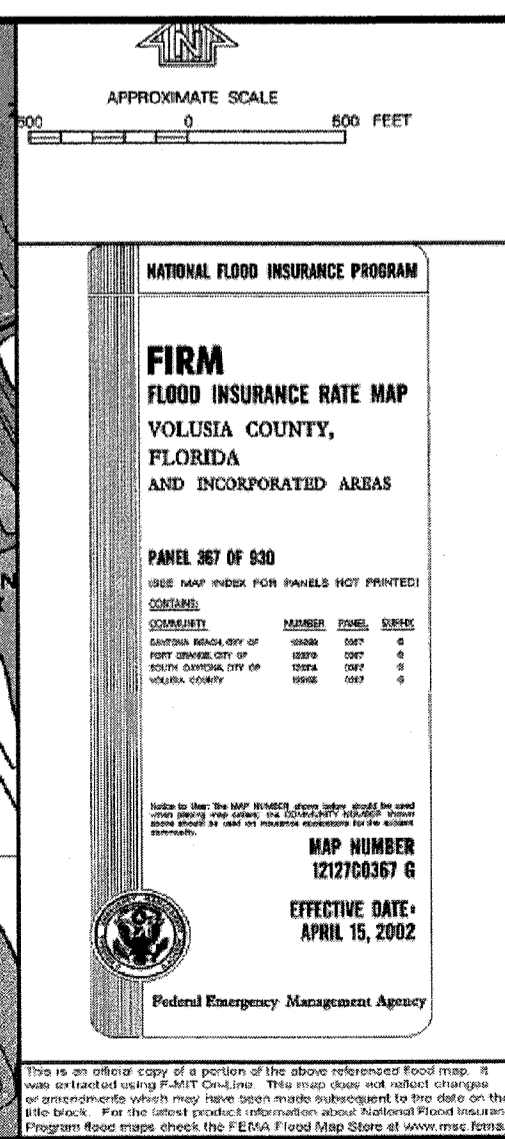
LANDSCAPE ARCHITECT:
RICHARD L. POORE, L.A.
300 GATEWOOD COURT
ORLAND BEACH, FLORIDA 32174

SURVEYOR:
J.J. WATEKA & ASSOCIATES
408 HARVEY AVENUE
DAYTONA BEACH, FLORIDA 32118



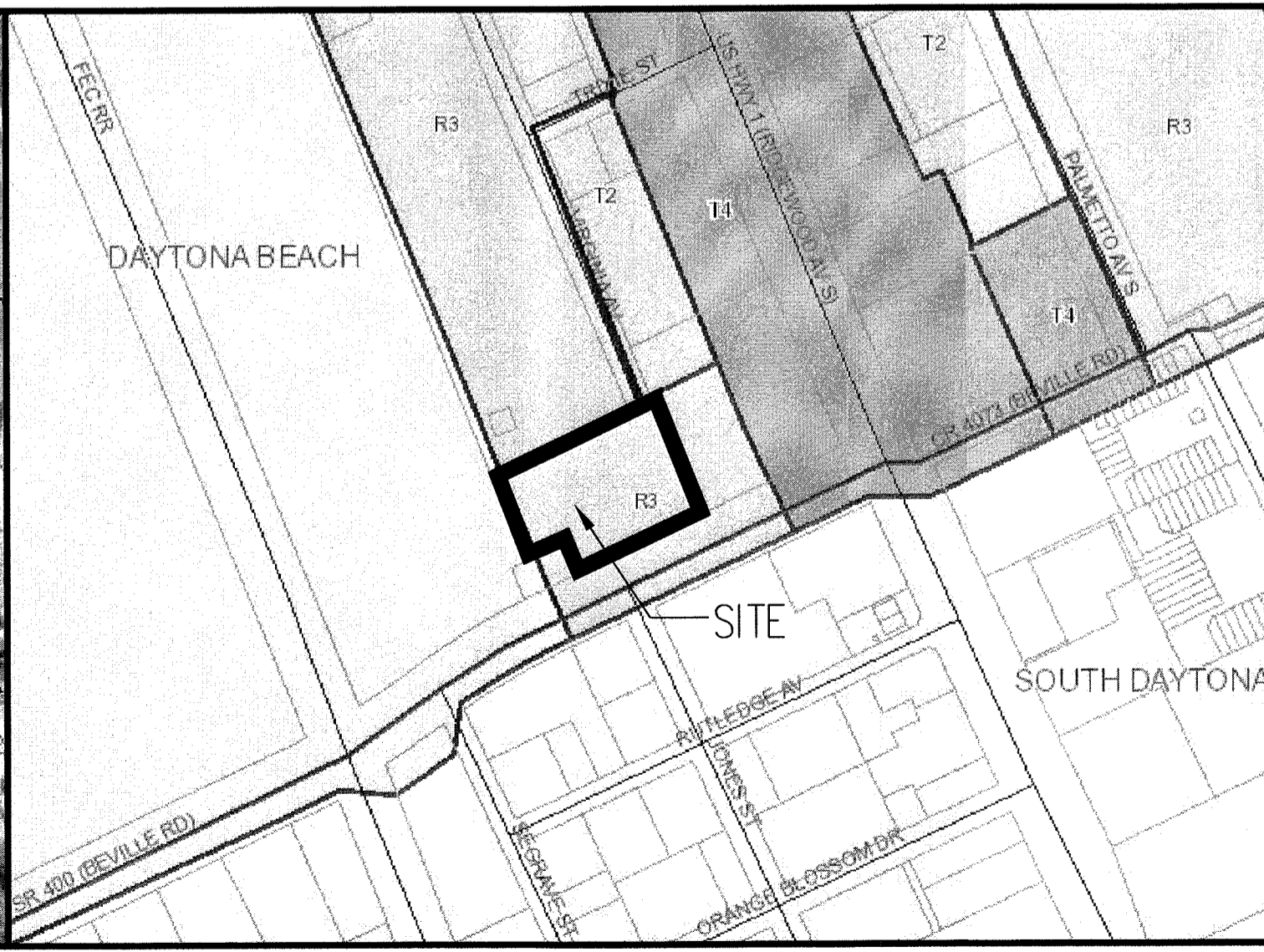
FLOOD MAP

SCALE: NTS



AERIAL MAP

SCALE: NTS



ZONING MAP

SCALE: NTS

ZONING NOTE: THE SITE IS CURRENT BEING REZONED FROM 'R3' TO 'RP' BY JIM MORRIS, P.A.

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*Total set has 23 pages

12/27/11	CITY STAFF COMMENTS	NM/DJ
10/04/11	CITY STAFF COMMENTS	NM/DJ
Revised	Description of Revision	By
Daniel Johns, P.E. Professional Engineers 3869 S. Nova Rd., Ste. #4, Port Orange, FL 32127 phone: 386-756-8582 / fax: 386-756-0677		
COVER		
FRATERNAL ORDER OF EAGLES #4401 324 Beville Road Daytona Beach, Volusia County, Florida 32114		
file: *	date: 06-15-11	scale: SHOWN
		sheet: 1 of 19