

APPENDIX "A"

PASCO COUNTY UTILITY SERVICES BRANCH:

1. Add a notation to the plans: "Fire protection shall meet the requirements of the Pasco County Code of Ordinances, Chapter 46, Fire Prevention and Protection, and plans shall comply with referenced requirements."
2. Fire protection requirements are usually determined by the Fire Marshal during a preapplication conference with the engineer/developer. Any revisions to the fire protection requirements may impact the review and approval of the water-service connection to this development.
3. The site plan shall be revised to show all existing and proposed water and sewer lines for review and connection points.
4. The site plan shall be revised to show an oil/grit separator if maintenance of the aircraft is performed on site.
5. The project engineer has provided signed and sealed pump station calculations for review. Revise plan to include pressure chart taken within 30 days of submittal. Show pumps efficiency from the manufacturer's catalog. Also revise pump calculations as factors do not seem to agree with the plan.
6. The site plan shall be revised to show the proposed private pump station as being equipped with a wash-down water supply, including an RPZ backflow preventer.
7. The site plan shall be revised to include an aboveground air-release valve installed on the project's force main adjacent to the right-of-way; include detail drawing that includes odor control from the County website at www.pascocountyfl.net.
8. Due to water-quality issues, Pasco County Utilities recommends usage of a split system. The water meter shall be placed at the connection point to the existing 12-inch water main and a double detector check valve assembly shall be placed adjacent.
9. Revise plan to show existing water line to the site and demolition plan for it.
10. Revise plan to remove Pasco County from the cover sheet content list (Utility Details and Pump Station Details).
11. The site plan shall be revised to show a temporary service-jumper connection at the potable connection point. Include a detail drawing from the County website at www.pascocountyfl.net.
12. The site plan shall include a blowup detail of the existing and proposed points of water/sewer service connections.
13. A completed, signed (by the owner/developer) Utilities' Application for Service Connection for Commercial/Multiple Family Form has been received. The Pasco County Utilities Data Sheet for Sizing Water Meters Form as completed has no water closets shown. Revise and resubmit. NOTE: The site plan fixture table will also need to be updated.
14. All changes to the site plan shall be clouded and/or bubbled; include sheet numbers with the response letter. Plans submitted without this information **shall not be reviewed**.

ZONING AND COMPREHENSIVE PLAN:

1. Please note on the plan the following statement:

The subject property is located within the 5- and 10-year Wellhead Protection Area and shall comply with Groundwater Protection Ordinance No. 02-27.

2. Please add the following note to the plans:

In consideration of Pasco County's agreement to provide potable water and/or reclaimed water to the subject property, Developer/Owner, and its successors and assigns, agree to the following:

(a) In the event of Production Failure or Shortfall by Tampa Bay Water, as set forth in section 3.19 of the Interlocal Agreement creating Tampa Bay Water, Developer/Owner shall transfer to Pasco County any and all water use permits or water use rights the Developer/Owner may have to use or consume surface or ground water within Pasco County.

(b) Prior to Developer/Owner selling water or water use permits or water use rights, Developer/Owner shall notify Pasco County, and Pasco County shall have a right of first refusal to purchase such water or water use permits or water use rights."

3. Sheet C2.0, Site Data: Revise the Site Data to show that the following: The subject property is located within both the A-C and MPUD zoning districts; NT Future Land Use to the North; P/SP and NT to the South; C-2, A-R, and R-1 zoning districts to the West; and A-C zoning to the East.
4. Add the petition nos. and dates of approval for all rezonings, special exceptions, variances, conditional uses, etc. to the site data.

SITE REVIEW:

1. Indicate name/address/telephone number of owner/developer, engineer, and surveyor. The property owner is: Pasco County Facilities Management Dept., 7220 Osteen Rd., NPR, FL 34653. The PC Sheriff's Department would be the developer.
2. Indicate the date the plan was prepared and include a revision box. Note the Original Date of the plans on the cover sheet with the revision box. Plan only notes contract date info.
3. Indicate acreage of project and total parcel, if different. Note the project site acreage in the Site Data on Sheet C2.0 along with the parcel acreage.

STORMWATER/GEOTECH REVIEW:

1. Stormwater Management Systems: Clarify determination of the pre-development Drainage Basin boundary.
2. Wetland Protection: Delineate Wetland Buffers on Site Plan adjacent to the Wetland Jurisdiction Line. Revise the Wetland Designation from Class III to Class II.
3. Geologic Hazards; All following notes to plans:
 - a. If the slumping or sinkhole formation becomes evident before or during construction activities, stop all work (except for mitigation activities) in the affected area and remain stopped until the County and SWFWMD approve resuming construction activities.
 - b. Take immediate measures to ensure no surface water drains into the affected areas.
 - c. Visually inspect the affected area.
 - d. Excavate and backfill or grout as required to fill the affected area and prevent further subsidence.
 - e. Use soil reinforcement materials in the backfilling operation, when appropriate.
 - f. If the affected area is in the vicinity of a water-retention area, maintain a minimum distance of two feet from the bottom of the retention pond to the surface of the lime-rock or karst connection.
 - g. If the affected area is in the vicinity of a water-retention area and the above methods do not stabilize the collapse, relocate the retention area.
 - h. Discharge of storm-water into depressions with direct or demonstrated hydrologic connection to the Floridan Aquifer shall be prohibited.

The site shall be initially graded to within 12 inches of the final grade. Where fill is proposed it shall be placed in compliance with the geotechnical/geological engineering report recommendations (including any lift depths recommended) and compacted to a minimum density of 95% of the modified Proctor maximum dry density. Density tests to confirm compaction shall be required within the building pad area, before the next lift is placed.

Upon completion of the site development construction, a professional engineer shall provide a certification to Pasco County that the project, including each pad area, complies with the recommendations of the geotechnical/geological engineering report.

4. Please Address: Wet Ponds attract birds and are not recommended in close proximity to aircraft take-off/landing areas.