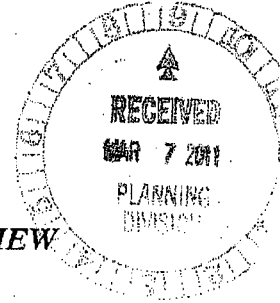


LEGISLATIVE #

110147D



**APPLICATION FOR DEVELOPMENT PLAN REVIEW
PLANNING & DEVELOPMENT SERVICES**

OFFICE USE ONLY	
Petition No. <u>DB-11-38</u>	Fee: \$ <u>1575.00</u>
1 st Step Mtg Date: _____	EZ Fee: \$ <u>787.50</u> <u>EB</u>
Tax Map No. _____	Receipt No. _____
Account No. 001-670-6710-3401 []	
Account No. 001-670-6710-1124 (Enterprise Zone) [X]	
Account No. 001-670-6710-1125 (Enterprise Zone Credit) [X]	

TYPE AND LEVEL OF REVIEW

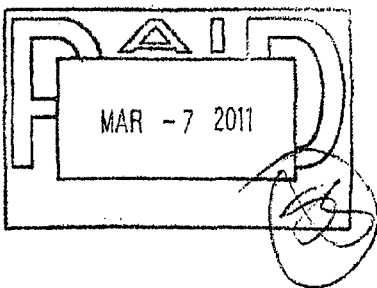
MINOR	MINOR II	INTERMEDIATE	MAJOR
<input checked="" type="checkbox"/> Preliminary	<input type="checkbox"/> Preliminary	<input type="checkbox"/> Concept	<input type="checkbox"/> Concept
<input checked="" type="checkbox"/> Final	<input type="checkbox"/> Final	<input type="checkbox"/> Preliminary	<input type="checkbox"/> Preliminary
		<input type="checkbox"/> Final	<input type="checkbox"/> Final

Project description: Development of an open-air beer garden lanai and patio with associated grading, and drainage improvements.

Owner(s) of Record (please print)
Name: William Chick
Address: P.O. Box 15514 Gainesville, FL 32604
Phone: (352) 514-8214 Fax: ()
(If additional owners, please include on back)
Property address: 16 & 24 S Main Street
Existing use: Office
Existing land use designation: Mixed Use High
Tax parcel no(s): 14614-000-000, 14613-000-000

Applicant(s)/Agent(s), if different
Name: Eng, Denman & Associates, Inc.
Address: 2404 NW 43rd Street Gainesville, FL 32606
Phone: (352) 373-3541 Fax: (352) 373-7249
Project name: Jack's Bar
Proposed use: Office/Bar
Existing zoning: Central City District (CCD)
Gross site area: 0.14 Acres +/-

Certified Cashier's Receipt:



Development Plan Review
 City of Gainesville
 Page 2

CHECK ALL PROPOSED USES

<input type="checkbox"/> Residential	Density	<input checked="" type="checkbox"/> Non-residential	
Multi-family	Units/acre:	<input type="checkbox"/> Office	<input type="checkbox"/> Commercial
Total units:	Total bedrooms:	<input type="checkbox"/> Industrial	<input checked="" type="checkbox"/> Other (Canopy)
		Gross floor area: 1,180 sf	

I certify that I am the owner of the property and authorize the agent listed above to initiate this development plan petition for consideration by the Board.

Signature of owner: *Steve Reed* Date: 3/2/11

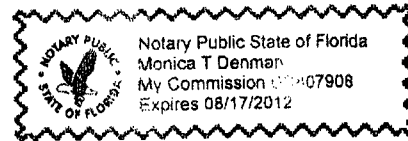
I certify that all of the information contained in this application form is accurate and up-to-date, and that the requirements to submit for development plan review have been met.

Signature of Applicant: _____ Date: _____

STATE OF FLORIDA, COUNTY OF Alachua

Sworn to and subscribed before me this 2 day of March 2011

Signature – Notary Public: *Monica Denman*
 Personally Known OR Produced Identification _____
 01/21/04



**CRITERIA TO BE CONSIDERED
IN DEVELOPMENT PLAN REVIEW**

<input checked="" type="checkbox"/> Minor Plan <u>II</u>	<input type="checkbox"/> Intermediate Plan	<input type="checkbox"/> Major Plan
--	--	-------------------------------------

The appropriate reviewing board or the development review coordinator shall review any minor plan, intermediate plan, major plan or any amendment to any previously approved plan based upon the competent and substantial evidence presented by the reviewing authority, the petitioner, property owners, who are entitled to notice, affected persons, as determined by the board, and other interested persons related to any of the following factors:

- 1) Whether the plan meets submittal requirements of the land development code including payment of fees and compliance with submittal schedules to ensure adequate notice and review.
- 2) Whether the proposed development is consistent with the comprehensive plan, the land development code, applicable special area plans, and other applicable regulations.
- 3) Whether the proposed development meets the level of service standards adopted in the City of Gainesville Comprehensive Plan. Proof of meeting these standards shall exist in the form of a certificate of concurrency exemption, certificate of preliminary or final concurrency (as applicable at the particular development review stage) or certificate of conditional concurrency reservation.
- 4) Whether the proposed development complies with other applicable factors and criteria prescribed by the comprehensive plan, the land development code or other applicable law.

A portion of the review process shall permit any interested person to address the appropriate reviewing board or the development review coordinator at the proper time. The appropriate reviewing board or the development review coordinator shall determine what evidence is relevant to the decision and shall limit its review to that relevant evidence. Formal rules of evidence shall not apply.

The Dev Review Bd has reviewed the above in arriving at
(Appropriate Reviewing Board or Dev. Review Coordinator)
 a decision with reference to Petition DB-11-38SPA on 5/12/2011.

Applicable signature _____

DEVELOPMENT REVIEW STAFF REPORT

PLANNING & DEVELOPMENT SERVICES DIVISION

THOMAS CENTER BUILDING "B"

306 NE 6TH AVENUE (352)334-5023

Petition Number: DB-11-38 SPA

*Preliminary Development Plan Review for
Jack's Bar and Outdoor Cafe*

**Presented to Development Review Board
May 12, 2011**

Eng Denman & Associates, Inc., Agent for William Chick, Jack's Bar.
Preliminary and Final Development Plan review for conversion of an
existing office space to a bar with an associated outdoor cafe. Zoned
CCD (Central City District). Located at 16 and 24 South Main Street.

PROJECT DESCRIPTION:

PROPERTY DESCRIPTION:

Address/Parcel: 16 and 24 S. Main Street
Acreage: 6,160 square feet.
Land Use: Mixed-Use High
Zoning: CCD
Special Features: One part of the subject property was occupied by a two-story building which was recently demolished, leaving a vacant lot.
Agent/Applicant: Eng Denman, and Associates, Inc., agent for Jack's Bar.
Property Owner: William Chick.

STAFF RECOMMENDATION:

**Approval of the Development Plan with Technical
Review Committee Mandatory Conditions, Required
Development Plan Modifications and Recommendations.**

SUMMARY OF TECHNICAL REVIEW COMMITTEE COMMENTS

Detailed comments provided at end of report

I. Department:

Current Planning:	Approvable with Conditions
Concurrency Management:	Approvable
Arborist:	Approvable with Conditions
Public Works Engineering:	Approvable
Transportation Planning:	No Comments
Environmental Coordinator:	No Comments
Solid Waste:	Approvable with Conditions
RTS:	No Comments
Building:	Approvable
Fire:	Approvable
Gainesville Regional Utilities:	Approvable with Conditions
GRU: Wellfield Protection:	No Comments
HAZMAT:	No Comments
Police Department:	No Comments

PROJECT ANALYSIS

SURROUNDING PROPERTY CHARACTERISTICS

	Land Use	Zoning	Current Use
North	Mixed Use High	CCD	Office building and Retail
South	Mixed Use High	CCD	Bar and Eating Establishment
East	Mixed Use High	CCD	Alachua County Office building
West	Mixed Use High	CCD	Retail and Eating Establishment

GENERAL DESCRIPTION AND KEY ISSUES:

The subject property is comprised of two lots, one is occupied by a two-story office building and the other is vacant but was recently occupied by a two-story building which has been demolished. The owner wishes to redevelop the property by integrating the two properties to create an office with an alcoholic beverage establishment and an outdoor café. Outdoor cafes are allowed in the CCD but only as accessory to an eating establishment or to an alcoholic beverage establishment. Given the extent of outdoor uses, the opportunities for conflicts between onsite and external surrounding activities are significantly increased. It is therefore important that much thought should be given to addressing issues with potentially negative impacts.

Comprehensive Plan Consistency:

If the mandatory and recommended conditions are implemented, the proposed development can be consistent with the general requirements of the comprehensive plan. There are no major Comprehensive Plan issues.

Land Development Code:

The overall development concept of a combined office, alcoholic beverage establishment, eating place and outdoor café is supported by the Land Development Code and most of the elements are consistent with the required development standards. The issues listed below have been identified as areas which should be modified to bring the proposed design into full compliance and consistency with the code.

Proposed Uses and Level of Intensity:

In general, the code requires that all principal uses must be conducted in a completely enclosed building. Therefore the principal uses on the subject property cannot be an outdoor café, an outdoor use or any use which is not within a completely enclosed building. However, outdoor cafes are allowed in conjunction with an eating establishment or in conjunction with an alcoholic beverage establishment when located within the CCD zoning district. The proposed development includes a total area of 4,305 square feet of functional area devoted to alcoholic beverage establishment, outdoor seating and outdoor service. The actual internal area designated as the principal use, the alcoholic beverage establishment, measures 360 square feet, which is only 8 % of the combined total area devoted to bar, outdoor seating and outdoor services. This situation has raised questions concerning which use is actually the principal use. Although the code defines accessory use and activity, it does not provide a numeric threshold that classifies an activity or use as accessory. Staff has therefore determined that the development as proposed can be considered accessory and allowed under the terms of the Land Development Regulations with the following provisions:

1. The area under the canopy may be fully enclosed and utilized as an alcoholic beverage establishment or an Eating Establishment in accordance with the development standards of the CCD.
2. No area outside the fully enclosed building shall be used as the principal or primary use on the site.
3. No bar tending, serving and mixing of liquors shall be conducted in the area designated as "Outside Service and Handling Area"
4. The area under the canopy shown as "Outside Service and Handling Area" shall not exceed 270 square feet. Except as provided for in the Land Development Regulations, the service and handling function shall not be expanded or moved to any other outside location on the site.

Noise, smoke, odor or other environmental nuisances

Given the amount of outdoor area and the limited amount of indoor space, the development has a high tendency of generating unconfined and uncontrolled noise, smoke and other environmental nuisances. No specific proposal has been submitted addressing those factors. The plans shall therefore provide in a conspicuous location a statement that noise, smoke, odor or other environmental nuisances shall be confined to the lot upon which the outdoor cafe is located, in accordance with Section 30-87(f). There shall be no outdoor activities such as musical bands or electronic music that would result in the violation of Section 30-345, and 30-87(f) of the Land Development Code.

Solid Waste Management

Solid waste management has been a difficult issue for developments within the downtown area. Given the fact that 50% of the project site is currently vacant and undeveloped, strong considerations should be given to working with the Solid Waste Management personnel to address the handling and management of waste in a more efficient manner. The development shows an area for trash cans but has not provided any feasible means of access, pickup and disposal of waste. One limiting factor is the on-street parking which restricts the ability to provide suitable access. This element can be addressed and managed with input and coordination with the appropriate city departments.

STAFF RECOMMENDATION:

Staff recommends approval of Petition DB-11-38 (Jack's Bar) with the proposed mandatory conditions and development plan modifications listed below.

A. MANDATORY CONDITIONS: The following are conditions which staff has determined must be implemented in for the plan to be consistent with the Comprehensive Plan and Land Development Code:

1. The area under the canopy may be fully enclosed and utilized as an alcoholic beverage establishment or an Eating Establishment in accordance with the development standards of the CCD.
2. No area outside the fully enclosed building shall be used as the principal or primary use on the site.
3. The area under the canopy shown as "Outside Service and Handling Area" shall not exceed 270 square feet; that area seems consistent with the operation of an outdoor café and shall be clearly labeled and operated as an incidental and a subsidiary function of the principal use. Except as provided for in the Land Development Regulations, the service and handling function shall not be expanded or moved to any other location without review and approval by the Development Review Board.
4. The "outside service & handling area" shall not be the primary and/or principal area from which the alcoholic beverage establishment is operated; it cannot exist without a related and allowable principal use. No bar tending, serving and mixing of liquors shall be conducted in that area.
5. Lighting shall be such that it shall not result in glare or off premises lighting that exceeds a maximum average maintained luminance of 25 foot candles at ground level and a uniformity ratio of 6:1.
6. *Light pollution.* All building lighting for security or aesthetics will be fully cut-off type, and shall not allow any upward distribution of light. *Exterior lighting.* Lighting which is provided for the security of areas such as, but not limited to, building entrances, stairways, ramps and main walkways or for a permitted outdoor use of land (such as ball parks) shall not under any circumstances exceed a maximum average maintained illumination of 25 foot-candles at ground level, and uniformity ratio of 6:1.
7. Fencing around the outdoor café shall be consistent with the fencing types in the downtown area and shall not exceed 48 inches. The type of fencing materials may be aluminum or wrought iron; other types of fencing consistent with the downtown are also acceptable.
8. The plans show a roof deck with no details, no access and no indication of intended use. Staff's understanding is that there would be no functional area on the roof. Staff therefore recommends that the roof of the covered area shall be gabled or of a type consistent with nearby architectural styles.
9. The CCD is exempt from certain landscaping requirements but street trees play an essential role in the development and beautification of the downtown area. Please show street trees along the street edge, integrated with the fencing.
10. Prior to issuing final approval, the applicant must explore with staff additional options for addressing waste management for the proposed development.

- B. REQUIRED DEVELOPMENT PLAN MODIFICATIONS AND RECOMMENDATIONS:** The following conditions have been discussed with the applicant and do not appear on the attached development plans but will be included in the Final Development Plans.

Petition DB-10-00128
Minor Development Plan II

Technical Review Committee Comments for:

Jack's Bar and Outdoor Cafe

Planning Comments: Approved with Conditions
Lawrence Calderon,
Lead Planner, 334-5023

1. During the staff review of this petition, we have expressed concerns that the an "Outdoor Café" use in the CCD and the Traditional City area can only be allowed as accessory to an "eating establishment" and/or an "alcoholic beverage establishment". The proposed plan does not show any designs associated with an eating establishment and seems to reflect the designs of an alcoholic beverage establishment. We are therefore proceeding with the review of this project as an "Alcoholic beverage establishment" as the principal use and the "Outdoor Café" as accessory to the Alcoholic beverage establishment. The code states, "... All principal uses in any business or mixed use district shall be contained within completely enclosed building, except as otherwise specifically provided as a permitted use. When not so specifically provided, outdoor storage or display of goods and commodities not contained within completely enclosed buildings is prohibited" With this in mind, please designate the area of the development that is designated as the principal use to which the "Outdoor Café" will be accessory.
2. Please note that the area within the building designated as the bar contains required exit access corridors which must be a minimum of 3 feet wide and must be free from obstacles such as tables, chairs and seating. Please show such areas so designated within the building.
3. Please show the number of outside and inside seating proposed.
4. Staff has determined that the area under the canopy, immediately south of the existing building which is labeled "outside service & handling area" can be used as a "service and handling area for customers". The size and function of that area seems consistent with the operation of an outdoor café, please label accordingly on the plans.
5. Staff understands that a deck above the covered outdoor area will not be provided. Please remove the area shown as a deck above the covered area. If it is indicated, please show intended use and how the use fits into the overall development plan.
6. Please show a floor plan indicating how the first floor will be utilized and its consistency with the Building and Fire Safety requirements.
7. Please show the percentage of glazing existing on the front façade; any modifications cannot make the glazing more non-conforming.
8. How will solid waste be handled; considering the current problems with solid waste in the downtown area, the project should provide acceptable methods for waste disposal?
9. Please show lighting proposed for the site and associated photometric plan.

10. Please show the proposed staging area for construction of the project.
11. The under drain must be permanently identified on the siteplan.
12. The door swing on sheet A-1 should not extend into the public right-of-way.
13. The facility has a significant area devoted to outside open air use. Please include a note that the project will not have outside bands playing and will abide by all rules pertaining to noise and outdoor music.
14. Please ensure that the statistical data pertaining to the property is consistent on all sheets, see Sheets A-1 and CO.OO.
15. Please create a more compatible separation between the seating area and the solid waste area. Is it possible to design a dumpster and roll-out system in cooperation with the Solid Waste Division?

Concurrency Comments (Approvable)

Jason Simmons, Concurrency Planning, 334-5022

Public Works Recommendation: APPROVABLE (as submitted)

Requirements: 100-year Critical Duration Analysis Required, Treatment volume must be recovered within 72 hrs. (F.S. of 2), Approved for Concurrency

REVIEW SUMMARY: Approvable as submitted.

Comments: STORMWATER MGT Approvable (as submitted) Reviewed By: Rick Melzer

Comments: ROADWAY & SITE DESIGN Approvable (as submitted) Reviewed By: Rick Melzer

Comments: TRANSPORTATION No Comment

Comments: TRANSIT No Comment

Comments: SOLID WASTE Approvable (as submitted) Reviewed By: Steve Joplin

Comments: SURVEY No Comment

Building Department Comments Approved as submitted

Doug Murdock, CBO Building Official 393-8640

Fire and Life Safety Services (Approvable)

Steve Hesson, Fire Inspector, 334-5065

Urban Forestry Comments (Approved as submitted)

Earline Luhrman, Urban Forestry Inspector, 393-8171

Approved as submitted. No impact to the urban forest.

GRU Comments (Insert Review Decision)

Ellen Underwood, New Development Coordinator, 393-1644
 underwoodfe@gru.com

Approval of your plans from the City of Gainesville should not be misconstrued as an approval of your on-site utility uses.

Community Redevelopment Agency Comments (Approvable, subject to comments)

Kelly Huard Fisher, CRA Project Coordinator, 334-2205

As communicated to the applicant during the previous review cycle, the CRA very strongly recommends against the height of the proposed fencing around the perimeter of the outdoor seating area. Plans indicate that this fencing will be approx. 6 feet in height. This size is significantly taller than what is typically found for outdoor seating at food and drinking establishments. Locally, we have many examples of businesses with outdoor seating areas where alcoholic beverages are served. (For example, The Swamp Restaurant & Bar, Lillian's, The Lunchbox Café, Harry's, Emiliano's, 101 Downtown, Boca Fiesta, etc.) As demonstrated by these examples, outdoor areas are frequently delineated by fencing materials approx. four feet in height. With proper oversight by the business, this fencing height provides a clear boundary and a secure perimeter to the establishment. CRA staff strongly recommends that plans be revised to show fencing at a scale that is comparable to these other establishments. There is a strong concern that the fencing, as proposed, could resemble a caged enclosure, and may unintentionally create an uninviting aesthetic to the proposed project and to its prominent downtown location. The height of the fencing also raises concerns as to the ability of patrons to exit the enclosed area in the event of an emergency.

Comments from the applicant state that a porch/balcony is not proposed at this time; however, plans appear to indicate that this is the type of structure being contemplated. According to the cross-section, the structure will contain posts supporting a metal roof, and above the roof will sit a second level, which plans describe as a wood deck. This second story deck is lined with a banister and railing to a height of 4 feet, which also seems to indicate that this is a porch. Please provide additional clarification on this feature.

The applicant's response states that the outdoor area will operate according to the same hours as the indoor bar, to which it will serve as an accessory use. Greater clarification on this point would be appreciated so that staff may gain a better general understanding of when/how frequently the space will be utilized for active uses. For example, is it anticipated that the space will be actively utilized during the day, during evening hours, etc.?

Due to the historic nature of this site, the applicant may wish to attend a meeting of the city's Historic Preservation Board (HPB) in order to provide a courtesy overview of the project. Although the HPB would not have any regulatory authority over this site, the group may be able to provide helpful insight to the applicant.

Hazardous Materials (ACEPD) Comments (Insert Review Decision)

Agustin Olmos, Water Resources Supervisor, PE, 264-6800

Appendices:

Appendix 1 – Development standards for Outdoor Cafe

Appendix 2 – Some Relevant Definitions

Appendix 3 – Petitioner documents in support of petition

APPENDIX 1.

DEVELOPMENT STANDARDS FOR OUTDOOR CAFÉ

ARTICLE VI City of Gainesville, Land Development Code

Sec. 30-87. - Outdoor cafes.

- (a) An outdoor cafe (defined in section 30-23) may be operated only in conjunction with an eating place (defined in section 30-23), or, if located within the central city district (CCD), in conjunction with an alcoholic beverage establishment (defined in section 30-23) or eating place. An outdoor cafe may include the sale of alcoholic beverages for consumption on premises when at least 51 percent of the establishment's monthly gross revenues from food and beverage sales are attributable to the sale of food and non-alcoholic beverages.
- (b) Every outdoor cafe shall be open to the weather and shall not interfere with the circulation of pedestrian or vehicular traffic on adjoining streets, alleys or sidewalks.
- (c) When an outdoor cafe abuts a public sidewalk or street, the outdoor cafe shall provide a safety barrier along the public/private boundary. The barrier shall consist of plants, screens, or fencing. The barrier shall be architecturally consistent with the associated building and be at least three feet high. The barrier may deviate from these standards if approved by the appropriate reviewing board or city manager or designee, as required.
- (d) Parking requirements shall be calculated based on the seating, to be consistent with the parking requirements for eating establishments, in accordance with this chapter.
- (e) Outdoor cafes shall not be located in a side or rear yard when abutting any residential property.
- (f) Noise, smoke, odor or other environmental nuisances shall be confined to the lot upon which the outdoor cafe is located.
- (g) Consistent with article VII, development plan review shall be required. The area for the outdoor cafe shall be shown on the development plan. The area must not be in conflict with required landscaped areas and development review shall determine appropriate modifications of existing landscaped areas. Stormwater management shall be required for pervious areas that become impervious for the cafe use.

(Ord. No. 3777, § 1, 6-10-92; Ord. No. 950862, § 2, 11-13-95; Ord. No. 991153, § 2, 9-11-00; Ord. No. 031012, § 3, 7-12-04)

APPENDIX 2

DEFINITION OF SOME RELEVANT TERMS

Outdoor cafe means an unenclosed establishment that is located on private property, open to the public and operates under the regulations for food service of the Florida Department of Agriculture or Florida Department of Business and Professional Regulation. *Outdoor cafe* does not include mobile food vending vehicles or any use of property that does not provide a permanent structure for restrooms and kitchen facilities.

Outdoor storage means the storage or display, outside of a completely enclosed building, of merchandise offered for sale as a permitted use or of equipment, machinery and materials used in the ordinary course of a permitted use, or the storage of inoperable motor vehicles, or the storage of used materials or items whether for sale or not. This term expressly does not include junk or junkyards as defined in this section.

Outdoor activity means any service or activity conducted or provided outside of the principal structure on a regular or recurring basis.

Alcoholic beverage establishment means any use located in any structure or building or portion thereof which:

(1)

Involves the retail sale of alcoholic beverages for consumption on the premises. This phrase does not include an accessory use which involves the retail sale of alcoholic beverages for consumption on-premises if the principal use is:

- a. Membership organizations (MG-86).
- b. Amusement and recreation services (MG-79), but not including coin-operated amusement devices (IN-7993) and amusement and recreation services not elsewhere classified (IN-7999).
- c. Motion picture theaters (GN-783).
- d. Hotels and motels (IN-7011) of not fewer than 100 guestrooms when the alcoholic beverage establishment is operated by the management of the hotel or motel.
- e. Eating places, as defined below.

(2)

Is a bottle club as defined below.

Alcoholic beverages means all beverages containing more than one percent of alcohol by weight.

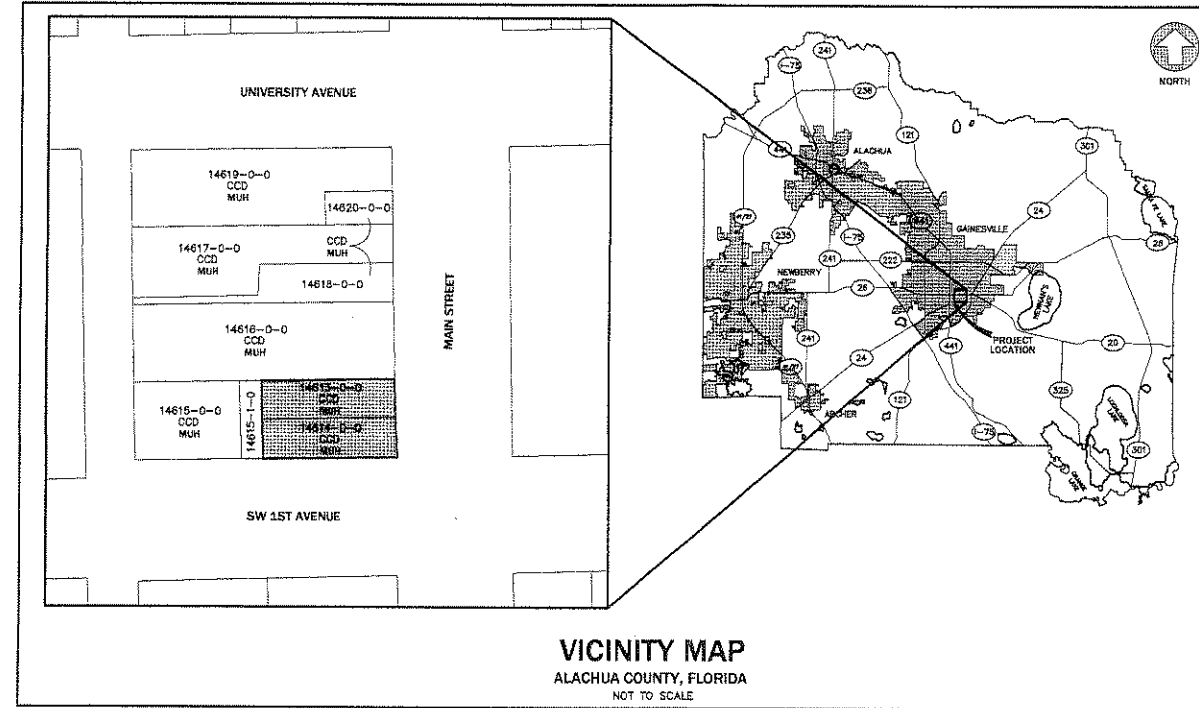
JACK'S BAR - MINOR SITE PLAN

Legiatar 110147D

CITY OF GAINESVILLE, FLORIDA

DEVELOPMENT INFORMATION:

1. PROJECT OWNER:	WILLIAM CHICK P.O. BOX 15514 GAINESVILLE, FL 32604
2. NAME OF PROJECT:	JACK'S BAR
3. PROJECT DESCRIPTION:	RENOVATION OF AN EXISTING BUILDING TO A BAR WITH AN OPEN CAFE.
4. PROJECT ADDRESS:	16 & 24 S. MAIN STREET GAINESVILLE, FLORIDA
5. TAX PARCEL NUMBER:	14613-000-000 & 14614-000-000
6. SECTION/TOWNSHIP/RANGE:	SECTION 5, TOWNSHIP 10 SOUTH, RANGE 20 EAST
7. ZONING:	CENTRAL CITY DISTRICT (CCD)
8. FUTURE LAND DESIGNATION:	MIXED USE HIGH
9. THIS SITE IS NOT LOCATED IN A HISTORIC DISTRICT OR FLOOD PLAIN.	
10. THIS PROJECT IS NOT NOT AFFECTED BY THE GATEWAY, GREENWAY, SURFACE WATER, WELL FIELD OR NATIVE PARK DISTRICTS.	
11. THIS SITE IS LOCATED IN ZONE A OF THE TRANSPORTATION CONCURRENCE EXCEPTION AREA (TCEA).	
12. THE PROJECT SITE WILL MEET ALL NPDES CRITERIA DURING AND AFTER CONSTRUCTION.	
13. TRASH AND RECYCLING ARE CURBSIDE PICKUP.	
14. UTILITY SERVICES ARE UNDERGROUND AND WILL BE CONNECTED INTERNALLY TO THE EXISTING BUILDING.	
15. THE MINOR SITE PLAN WILL NOT RESULT IN A NET INCREASE IN IMPERVIOUS AREA.	
16. BUILDING CODE WILL MEET THE LATEST EDITION OF THE FLORIDA BUILDING CODE.	
17. FIRE CODE WILL MEET THE FLORIDA FIRE PREVENTION CODE, 2007 EDITION. NO FIRE SPRINKLER SYSTEM IS PROPOSED.	
18. FIRE HYDRANTS EXISTING AND LOCATED AT THE SOUTHEAST CORNER OF THE PROPERTY.	
19. THE SITE WILL COMPLY WITH THE STATE OF FLORIDA HANDICAP ACCESSIBILITY CODES AND STANDARDS.	



LEGEND
 ZONING: CCD - CENTRAL CITY DISTRICT
 FUTURE LAND USE: MUH - MIXED USE HIGH

LEGAL DESCRIPTION

THAT FRACTIONAL PART OF LOT 1, BLOCK OF RANGE 3 IN THE ORIGINAL SURVEY OF THE TOWN (NOW CITY) OF GAINESVILLE, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 1, AT THE NORTHWEST CORNER OF UNION AND WEST MAIN STREETS, AND THENCE BY A LINE RUNNING WEST 100 FEET, BOUNDING THE NORTH SIDE OF UNION STREET, AND THENCE RUNNING NORTH 30 FEET ON A LINE PARALLEL WITH THE WEST LINE OF WEST MAIN STREET, THENCE EAST 100 FEET PARALLEL WITH THE LINES OF UNION STREET, TO WEST MAIN STREET, THENCE SOUTH ALONG THE WEST BOUNDARY OF WEST MAIN STREET TO THE POINT OF BEGINNING.

**TRIP GENERATION
TABLE 1 - TRIP GENERATION
EXISTING OFFICE**

ITE LAND USE 710:
EXISTING OFFICE:
2,190 S.F. (1ST AND 2ND FLOOR) AT
16 S MAIN ST

PERIOD	RATE	SF	TRIPS	TRIP DISTRIBUTION		PROJECT TRIPS	
				ENTER	EXIT	IN	OUT
PM	1.45	4,365	7	17%	83%	1	6

SOURCE: ITE TRIP GENERATION 8TH EDITION, PAGES 1203 - 1205

**TABLE 2 - TRIP GENERATION
EXISTING BAR**

ITE LAND USE 925:
EXISTING BAR:
3,000 S.F. (1ST AND 2ND FLOOR) AT
24 S MAIN ST

PERIOD	RATE	SF	TRIPS	TRIP DISTRIBUTION		PROJECT TRIPS	
				ENTER	EXIT	IN	OUT
PM	15.49	6,000	93	68%	32%	63	30

SOURCE: ITE TRIP GENERATION 8TH EDITION, PAGE 1774

**TABLE 3 - TRIP GENERATION
EXISTING OFFICE TO REMAIN**

ITE LAND USE 710:
EXISTING OFFICE:
1,095 S.F. (1ST FLOOR) PLUS 2,190 S.F.
(2ND FLOOR) AT 16 S MAIN ST

PERIOD	RATE	SF	TRIPS	TRIP DISTRIBUTION		PROJECT TRIPS	
				ENTER	EXIT	IN	OUT
PM	1.45	3,285	5	17%	83%	1	4

SOURCE: ITE TRIP GENERATION 8TH EDITION, PAGES 1203 - 1205

**TABLE 4 - TRIP GENERATION
RENOVATED BAR**

ITE LAND USE 925:
RENOVATED BAR:
1,095 S.F. (1ST FLOOR) AT 16 S MAIN ST
3,970 S.F. AT 24 S MAIN ST

PERIOD	RATE	SF	TRIPS	TRIP DISTRIBUTION		PROJECT TRIPS	
				ENTER	EXIT	IN	OUT
PM	15.49	5,065	78	68%	32%	53	25

SOURCE: ITE TRIP GENERATION 8TH EDITION, PAGE 1774

NET IMPACT

PERIOD	EXISTING	REDEVELOPMENT CREDIT	PROPOSED	NET IMPACT	
				DECREASE	INCREASE
PM	100	110	83	27	0

*REDEVELOPMENT CREDIT TRIPS = EXISTING TRIPS x 1.10

PROJECT AREA CALCULATIONS

#	DESCRIPTION	SQUARE FOOTAGE
1.	TOTAL PROJECT AREA:	6,160 S.F.
2.	EXISTING BUILDING TO REMAIN:	2,190 S.F.
3.	EXISTING BUILDING (ALREADY DEMOLISHED):	3,000 S.F.
4.	EXISTING COURTYARD AREA (ALREADY DEMOLISHED):	970 S.F.
5.	CANOPY COVERAGE PROPOSED:	1,180 S.F.
6.	PROPOSED PATIO AREA:	2,790 S.F.
7.	TOTAL IMPERVIOUS AREA (REDEVELOPMENT):	3,970 S.F.

STORMWATER MANAGEMENT UTILITY DATA

TOTAL IMPERVIOUS AREA = 3,970 SF (REDEVELOPMENT)				TOTAL SEMI-IMPERVIOUS AREA = 0 SF			
BASIN ID	LOWEST DISCHARGE ELEVATION (FT)	RETENTION VOL BELOW LOWEST DISCHARGE ELEVATION (CF)	RETENTION AREA AT LOWEST DISCHARGE ELEVATION (SF)				
1 (UNDERGROUND RETENTION)	N/A	991	0				
	N/A	0	0				
		TOTAL	991	0			

NOTE: A STORMWATER SYSTEM IS BEING PROVIDED TO COMPLY WITH THE WATER QUALITY REQUIREMENTS EVEN THOUGH THERE WILL BE NO NET INCREASE IN IMPERVIOUS AREA.



DRAWING INDEX

SHEET NUMBER	DRAWING TITLE
C0.00	COVER SHEET
C1.00	DIMENSION AND UTILITY PLAN
C2.00	PAVING, GRADING, & DRAINAGE PLAN AND DETAILS AND NOTES
C3.00	STORMWATER POLLUTION PREVENTION PLAN
S	BOUNDARY & TOPOGRAPHIC SURVEY (BY OTHERS)
A	ARCHITECTURAL PLANS (BY OTHERS)



SCALE: AS SHOWN



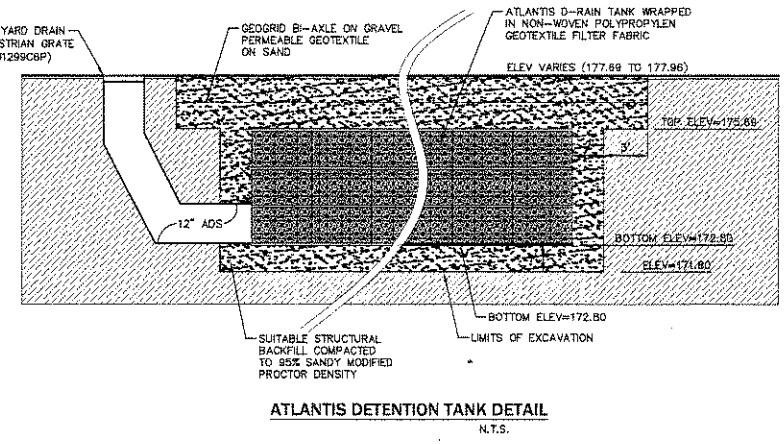
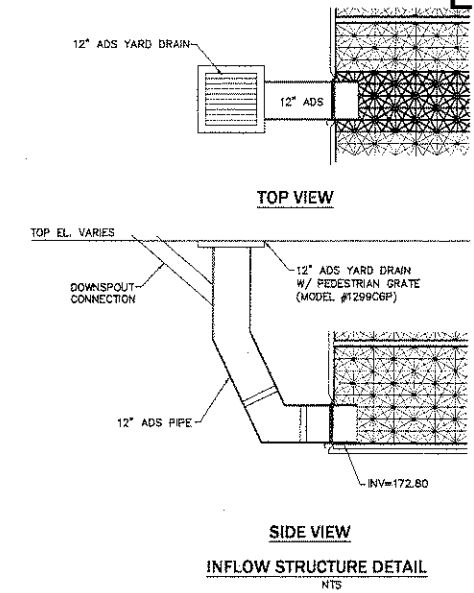
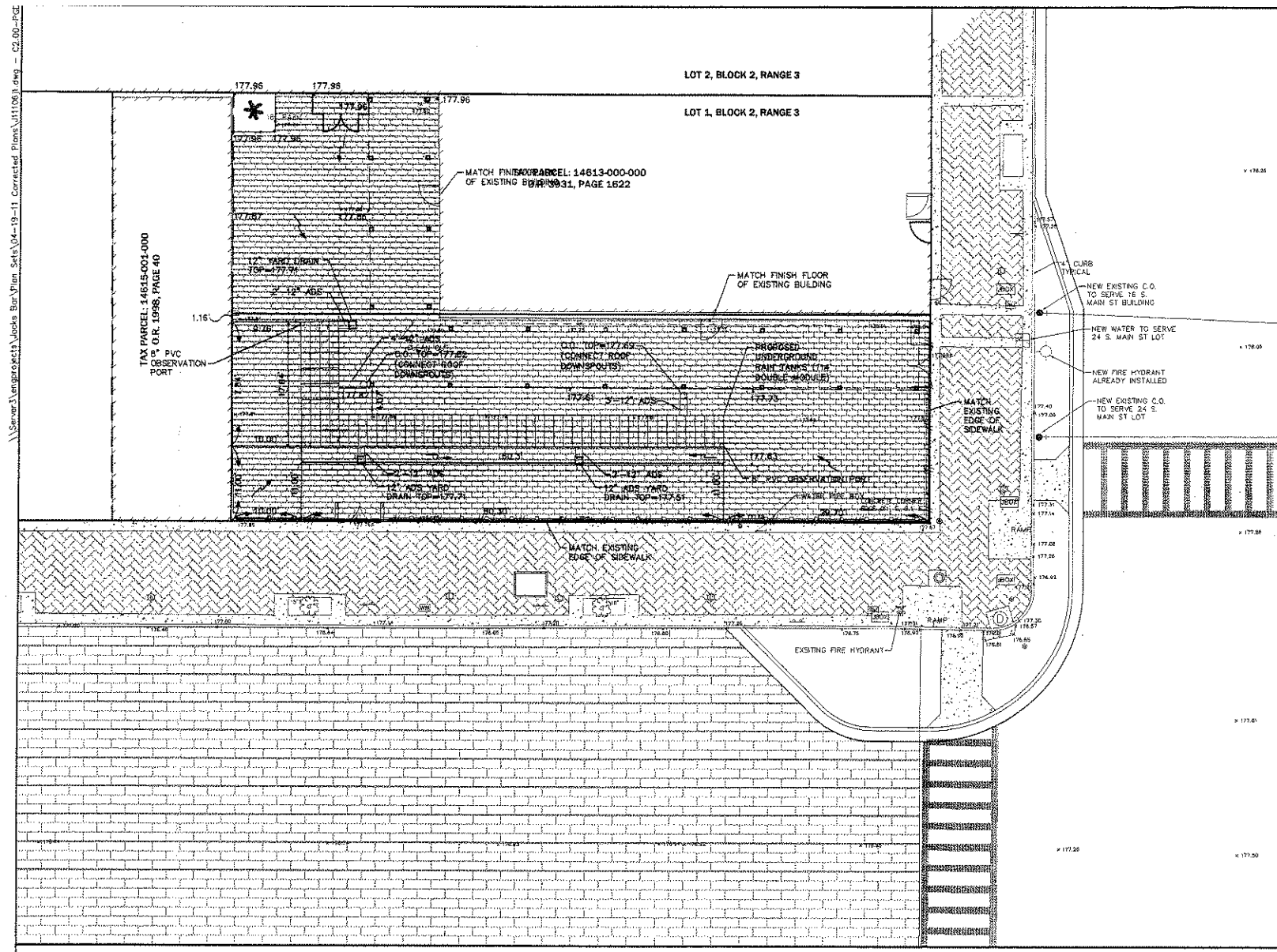
JACK'S BAR
MINOR SITE PLAN
CITY OF GAINESVILLE, FLORIDA
COVER SHEET

Professional Engineer of Record
Sergio J. Reyes, P.E.
47311
C-11111111-11

C0.00

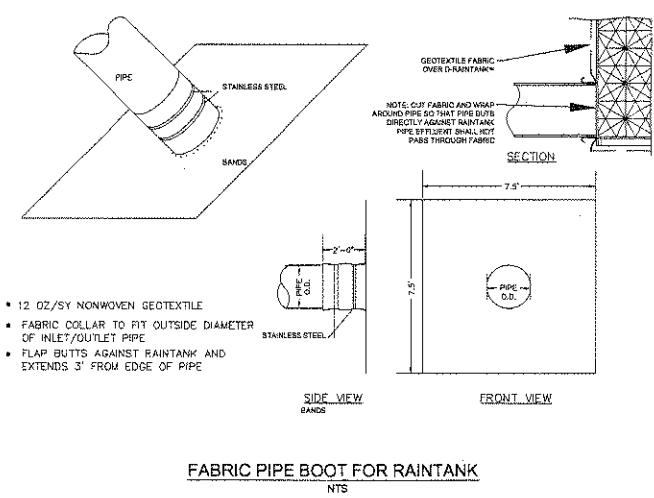
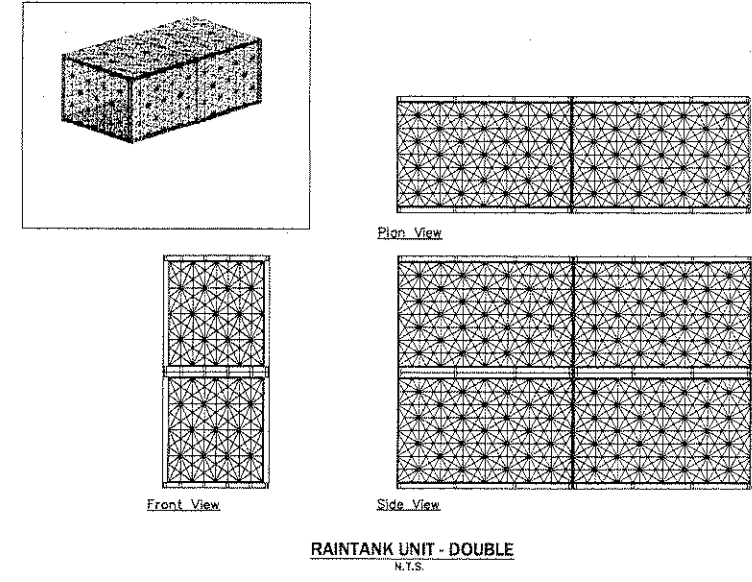
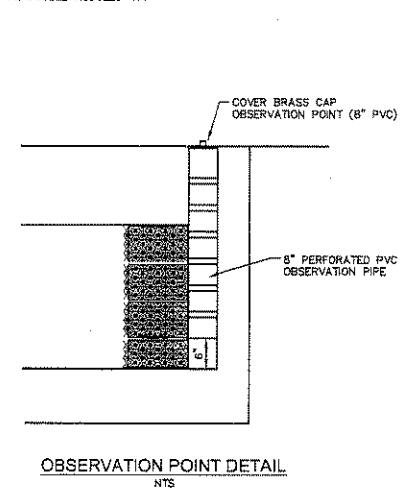
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Jack's Bar -

Plotted Apr 19, 2011 09:49:26 - Tim Prockwell
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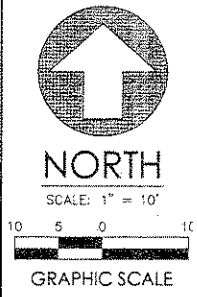
RAINTANK DATA

TOP EL.=175.69
 BOTTOM EL.=172.80
 100 YEAR FLOOD PLAN EL.=175.38
 RRAINTANK TOTAL AREA=343 S.F.
 TOTAL DOUBLE MODULES=114



LEGEND

- SILT FENCE
- TREE BARRICADE
- LIMITS OF ASPHALT PAVEMENT
- LIMITS OF CONCRETE PAVEMENT AND SIDEWALKS
- EXISTING CONTOUR ELEVATION
- EXISTING SPOT ELEVATION
- PROPOSED FIRE HYDRANT
- EXISTING SPOT ELEVATION
- PROPOSED SPOT ELEVATION



JACK'S BAR
 MINOR SITE PLAN
 CITY OF GAINESVILLE, FLORIDA
 PAVING, GRADING AND DRAINAGE PLAN

Project: PETRON No. AD-11-38 SPA
 Revised Plans
 Designed: CSX, GPK Drawn: TAR
 Project No: 11106 Date: 04/18/11
 Professional Engineer of Record:
 SCOTT J. BEVES, P.E. 42311
 E-0000000000

Plotted: Apr 19, 2011 - 09:49:26 - Tim Rootwell
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Revised Apr 19, 2011 -- 09:49:26 -- Tim Reckwerdt

THE STORMWATER POLLUTION PREVENTION PLAN (SWPPP) MAY BE MODIFIED AND UPDATED DURING CONSTRUCTION AS A RESULT OF WEATHER, UNPREDICTABLE EVENTS AND SITE INSPECTIONS.

THIS DOCUMENT WAS PREPARED IN ORDER TO BE IN COMPLIANCE WITH CHAPTER 62-261.300 (4) OF THE FLORIDA ADMINISTRATIVE CODE, WHICH PERTAINS TO THE CONSTRUCTION ACTIVITIES. THE ADMINISTRATIVE CODE GRANTS THE FLORIDA DEPARTMENT OF ENVIRONMENTAL PROTECTION (FDEP) THE AUTHORITY TO REGULATE POINT SOURCE DISCHARGES OF STORMWATER FROM CONSTRUCTION SITES. THIS DOCUMENT ESTABLISHES A STORMWATER POLLUTION PREVENTION PLAN FOR THE SITE AND IS ORGANIZED TO CORRESPOND TO PART V OF DEP DOCUMENT No. 62-821.300 (4) (A) FDEP FORM 62-261.300 (4) (B) IS TO BE SUBMITTED IN CONJUNCTION WITH THIS DOCUMENT.

I. PROJECT INFORMATION:

PROJECT: JACK'S BAR
COUNTY: ALACHUA, FLORIDA
SECTION/TOWNSHIP/RANGE: E, 10 SOUTH, 20 EAST
COUNTY PARCEL NO.: 14613-000-000 & 14614-000-000
LATITUDE AND LONGITUDE: 29°, 39', 36" 82°, 19', 31"
STREET ADDRESS: 16 & 24 S MAIN STREET GAINESVILLE FLORIDA
PROJECT AREA: 0.091 AC.
APPROXIMATE AREA TO BE DISTURBED BY CONSTRUCTION: 0.091 Ac.

II. SITE DESCRIPTION:

- 1. THE PROPOSED DEVELOPMENT WILL CONSIST OF THE CONSTRUCTION OF A BAR WITH AN OPEN PATIO CAFE WITH ASSOCIATED PAVING AND DRAINAGE IMPROVEMENTS.
2. THE SOIL CONDITIONS WERE INVESTIGATED AND SUMMARIZED IN THE SOILS REPORT PREPARED BY UNIVERSAL ENGINEERING SCIENCES, INC.
3. EXISTING AND FUTURE DRAINAGE PATTERNS ARE SHOWN ON THE DRAINAGE PLAN FOR PRE-DEVELOPMENT CONDITIONS AND POST-DEVELOPMENT CONDITIONS. OUTFALLS, AND STORMWATER BASINS ARE SHOWN IN THE DRAINAGE PLAN AND THE DETAIL PLAN.
4. SEQUENCE OF CONSTRUCTION:
A. PRIOR TO CONSTRUCTION, SILT FENCING AND TREE PROTECTION BARRICADES SHALL BE INSTALLED AND ALL EXISTING DRAINAGE STRUCTURES SHALL BE PROTECTED IN ACCORDANCE WITH FDOT INDEX #102.
B. THE CONSTRUCTION ENTRANCE(S) WILL BE STABILIZED TO MINIMIZE THE CREATION OF DUST AND OFF SITE TRACKING OF SEDIMENTS.
C. THE SITE SHALL BE CLEARED AND GRUBBED OF UNDESIRABLE VEGETATION.
D. THE UNDERGROUND UTILITIES AND STORMWATER PIPING WILL BE INSTALLED AND CONNECTED TO EXISTING STRUCTURES.
E. THE SITE WILL BE ROUGHLY GRADED IF SUITABLE. THE EXCAVATED MATERIAL MAY BE USED AS FILL FOR ON-SITE GRADING. THE UNDERGROUND STORMWATER SYSTEM AREA SHALL BE STABILIZED AS SPECIFIED IN THE PLANS.
F. UPON SIGNIFICANT COMPLETION OF CONSTRUCTION, THE STORMWATER SYSTEM SHALL BE VACUUMED OUT TO REMOVE ACCUMULATED DEBRIS AND SEDIMENT.
G. ALL DISTURBED AREAS WITHIN THE CONSTRUCTION AREA SHALL BE COMPLETELY GRASSED AND/OR LANDSCAPED. EVIDENCE OF GROWTH MUST BE PRESENT PRIOR TO REMOVAL OF SILT FENCING AND OTHER EROSION CONTROL APPLICATIONS.

III. CONTROLS:

- THE CONTROLS SHALL BE IMPLEMENTED AND MAINTAINED DURING THE ENTIRE CONSTRUCTION OF THE PROJECT. IF SITE CONDITIONS ARE SUCH THAT ADDITIONAL CONTROL MEASURES ARE REQUIRED THAN WHAT IS SPECIFIED IN THE EROSION AND SEDIMENTATION CONTROL PLAN, THEN THE CONTRACTOR SHALL IMPLEMENT ADDITIONAL BEST MANAGEMENT PRACTICES NECESSARY.
1. THE CONSTRUCTION ACCESS SHALL BE STABILIZED WITH GRAVEL AND TEMPORARY VEGETATION TO PREVENT SILT LEAVING THE SITE.
2. TREE BARRICADES SHALL BE IMPLEMENTED BEFORE CLEARING AND GRUBBING OF ANY OF THE WORK AREAS.
3. BEFORE CLEARING, SILT FENCES SHALL BE INSTALLED AROUND THE PERIMETER OF THE CONSTRUCTION AS SHOWN IN THE PLANS. EXISTING STORM DRAINAGE SWALES AND INLETS SHALL BE PROTECTED PER FDOT INDEX 102.
4. AFTER CLEARING BUT BEFORE EXCAVATION AND GRADING, TEMPORARY BERMS AND SWALES SHALL BE CONSTRUCTED AS REQUIRED TO DIVERT THE FLOW INTO THE CORRESPONDING STORMWATER BASIN.
5. THE UNDERGROUND STORMWATER SYSTEM SHALL BE PROTECTED AS INDICATED ON THE PLANS.
6. DURING CONSTRUCTION OF PAVING AND BUILDINGS, EROSION AND SEDIMENTATION CONTROL MEASURES SHALL BE INSTALLED AS REQUIRED.
7. ALL DISTURBED AREAS WITHIN THE CONSTRUCTION SITE SHALL BE COMPLETELY LANDSCAPED AND/OR GRASSED. FINAL STABILIZATION (INCLUDING SEEDING, MULCHING, SODDING OR RIPRAP) SHALL BE INSTALLED AS REQUIRED. GRASS SEEDING RATES AND MIXTURES SHALL BE PER FDOT INDEX 104. EVIDENCE OF GROWTH MUST BE PRESENT PRIOR TO REMOVAL OF SILT FENCING AND OTHER EROSION CONTROL APPLICATIONS AND PRIOR TO FINAL RELEASE.

IV. EROSION AND SEDIMENTATION CONTROLS:

STABILIZATION PRACTICES:

- 1. ALL ENTRANCES TO THE SITE SHALL BE STABILIZED BEFORE CONSTRUCTION AND FURTHER DISTURBANCE BEGINS. GRAVEL PAD SHALL PROVIDE STABILIZATION AND MINIMIZE THE AMOUNT OF SEDIMENT LEAVING THE SITE. MAINTENANCE OF THE ENTRANCE SHALL INCLUDE SWEEPING OF THE AREA ADJACENT TO THE ENTRANCE. STONE AND GRAVEL MIGHT NEED TO BE PERIODICALLY ADDED TO MAINTAIN THE EFFECTIVENESS OF THE ENTRANCE(S).
2. TREE BARRICADES SHALL BE INSTALLED AROUND THE TREES AS SHOWN IN THE DETAIL PLAN TO PROTECT THE EXISTING VEGETATION.
3. MULCH SHALL BE PLACED IN THE AREAS REQUIRED TO PREVENT EROSION FROM STORMWATER RUNOFF AND THE AREAS SHOWN ON THE PLANS. MULCH SHALL BE ANCHORED TO RESIST WIND DISPLACEMENT AND SHALL BE INSPECTED AFTER EVERY RAINSTORM TO IDENTIFY AREAS WHERE MULCH HAS BEEN WASHED OUT OR LOOSENED. THESE AREAS SHALL HAVE MULCH COVER REPLACEMENT.
4. SEEDING SHALL BE STARTED AFTER GRADING HAS BEEN FINISHED ON THE AREAS SHOWN IN THE PLANS. SEEDING AREAS SHOULD BE INSPECTED FOR FAILURE TO ESTABLISH, AND NECESSARY REPAIRS AND RESEEDING SHOULD BE MADE AS SOON AS POSSIBLE. ADDITIONAL SEEDING AND MULCH MAY BE REQUIRED AS NECESSARY TO PREVENT EROSION DURING OR AFTER CONSTRUCTION HAS FINISHED.
5. SOD SHALL BE INSTALLED IN THE AREAS SHOWN IN THE PLANS. SOD SHALL BE PERIODICALLY INSTALLED ON SLOPES GREATER THAN 3:1. SOODED AREAS SHALL BE MAINTAINED AND INSPECTED TO ENSURE SUCCESSFUL ESTABLISHMENT.

SEDIMENTATION PRACTICES:

- 1. SILT FENCES SHALL BE INSTALLED IN THE AREAS SHOWN IN THE PLANS AND AS REQUIRED TO PREVENT SEDIMENT FROM LEAVING THE CONSTRUCTION AREA. SILT FENCES SHALL BE INSPECTED AFTER EACH RAINFALL EVENT TO ENSURE THAT THERE ARE NO GAPS OR TEARS. IF GAPS OR TEARS ARE FOUND THE FABRIC SHOULD BE REPAIRED OR REPLACED. SEDIMENT REMOVAL SHALL BE PART OF THE REGULAR MAINTENANCE. SILT FENCES SHALL REMAIN IN PLACE UNTIL CONSTRUCTION HAS FINISHED AND DISTURBED AREAS ARE PERMANENTLY STABILIZED.
2. DIVERSION SWALES, IF REQUIRED, SHALL BE CONSTRUCTED BEFORE MAJOR LAND DISTURBANCE OF THE RECEIVING BASIN. DIVERSION SWALES SHALL BE STABILIZED AFTER CONSTRUCTION TO MAINTAIN ITS EFFICIENCY.
3. INLETS SHOULD BE TEMPORARILY PROTECTED TO PREVENT SEDIMENT ENTERING THE INLET. BARRIERS WILL CATCH SOIL, DEBRIS AND SEDIMENT AT THE ENTRANCE OF THE INLET.
4. OUTFALL STRUCTURES SHALL HAVE SILT FENCES TO PREVENT SILT FROM ENTERING THE STORMWATER BASIN AND SHALL BE STABILIZED AS REQUIRED TO PREVENT EROSION FROM WASHOUTS.

V. STORMWATER MANAGEMENT:

- 1. THE PROPOSED PROJECT OBTAINED AN ENVIRONMENTAL RESOURCE PERMIT FROM ST. JOHNS RIVER WATER MANAGEMENT DISTRICT (SRWMD) FOR THE CONSTRUCTION AND OPERATION OF A STORMWATER TREATMENT SYSTEM AND CONTROLS. THE PROPOSED SYSTEM (AS SHOWN ON THE PLANS) INCLUDED THE USE OF THE BEST MANAGEMENT PRACTICES (BMP) CONSISTENT WITH THE APPLICABLE REQUIREMENTS OF RULE 40C-42 OF THE DISTRICT. THE OWNER AND/OR THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE OPERATION AND MAINTENANCE OF THE STORMWATER TREATMENT SYSTEM AND CONTROLS UNTIL CONSTRUCTION ACTIVITIES ARE COMPLETED AND FINAL STABILIZATION HAS BEEN ACCOMPLISHED. HOWEVER, THE OWNER SHALL BE RESPONSIBLE FOR THE OPERATION AND MAINTENANCE OF THE STORMWATER SYSTEM IN PERPETUITY, IN ACCORDANCE WITH THE REQUIREMENTS OF THE ENVIRONMENTAL RESOURCE PERMIT.
2. TO TREAT AND CONTROL THE STORMWATER PRODUCED BY THE PROPOSED DEVELOPMENT, THE PROJECT REQUIRES THE INSTALLATION AND CONSTRUCTION OF THE FOLLOWING BMP'S: (1) DRY RETENTION SYSTEM WITH ALL GRADING ASSOCIATED WITH THE CONSTRUCTION. THE UNDERGROUND STORMWATER SYSTEM HAS BEEN DESIGNED TO SELF CONTAIN THE DESIGN STORM EVENTS WITHOUT OFF-SITE DISCHARGE, WHILE PROVIDING TREATMENT TO THE RUNOFF AS REQUIRED BY THE DISTRICT AND STATE RULES USING THE GUIDELINES CONTAINED IN THE SRWMD HANDBOOK.
AREA (1) WILL HAVE A DRY RETENTION SYSTEM THAT IS SELF CONTAINED.

VI. CONTROLS FOR OTHER POTENTIAL POLLUTANTS:

- 1. WASTE DISPOSAL: NO SOLID MATERIALS, INCLUDING CONSTRUCTION MATERIALS, SHALL BE DISCHARGED TO SURFACE WATERS AND ARE NOT AUTHORIZED UNDER THE ISSUED ENVIRONMENTAL RESOURCE PERMIT.
2. THE USE OF GRAVEL AND CONTINUING SWEEPING ACTIVITIES AT THE ENTRANCE OF THE SITE WILL CONTROL THE TRACKING OF SEDIMENT AND DUST LEAVING THE SITE.
3. THE PROPOSED DEVELOPMENT WILL PROVIDE WATER AND SEWER SYSTEM BY CONNECTING INTO THE CENTRAL MUNICIPAL SYSTEM OF GAINESVILLE REGIONAL UTILITIES.
4. ANY APPLICATION OF FERTILIZERS AND PESTICIDES NECESSARY TO ESTABLISH AND MAINTENANCE OF VEGETATION DURING CONSTRUCTION AND THROUGH PERPETUITY MAINTENANCE SHALL FOLLOW THE MANUFACTURERS RECOMMENDATIONS AND THE APPLICABLE RULES OF THE STATE OF FLORIDA.
5. ANY TOXIC MATERIALS REQUIRED DURING CONSTRUCTION SHALL BE PROPERLY STORED, DISPOSED OF AND CONTRACTOR AND/OR OWNER SHALL PROVIDE THE APPROPRIATE PERMITS FROM THE LOCAL OR STATE AGENCIES.

VII. APPROVED STATE OR LOCAL PLANS:

- 1. ALL THE SEDIMENT AND EROSION CONTROLS THAT ARE LISTED IN THE SITE PLAN AS APPROVED BY THE SRWMD ARE INCLUDED IN THIS STORMWATER POLLUTION PREVENTION PLAN (SEE ITEM III AND IV).
2. THIS STORMWATER POLLUTION PREVENTION PLAN SHALL BE AMENDED IF REQUIRED BY ANY LOCAL OR STATE AGENCY OR AS REQUIRED BY UNFORESEEABLE CONDITIONS AND THE OWNER SHALL SUBMIT A RE-CERTIFICATION TO THE APPROPRIATE STATE OFFICE THAT THE PLAN HAS BEEN AMENDED TO ADDRESS THOSE CHANGES.

VIII. MAINTENANCE:

THE CONTRACTOR IS RESPONSIBLE FOR THE MAINTENANCE, INSPECTION SCHEDULE, AND REPAIRS OUTLINED IN THIS PLAN. MAINTENANCE SHALL CONTINUE THROUGHOUT THE PROJECT UNTIL WORK IS COMPLETE. THE CONTRACTOR IS RESPONSIBLE FOR REMOVING ALL TEMPORARY EROSION AND SEDIMENT CONTROL DEVICES AFTER CONSTRUCTION IS COMPLETE.
IN ADDITION TO THE ITEMS MENTIONED IN THE PREVIOUS SECTIONS, THE CONTRACTOR SHALL INITIATE ANY REPAIRS WITHIN 24 HOURS OF BEING REPORTED. IN THE EVENT THAT THE BASINS DO NOT PERFORM PROPERLY OR IF A SINKHOLE DEVELOPS, THE PROJECT ENGINEER SHALL BE NOTIFIED TO ASSIST IN COORDINATING REMEDIAL ACTION.

- 1. MAINTENANCE WOULD BE DIVIDED IN ROUTINE MAINTENANCE AND REPAIR MAINTENANCE. ALL STORMWATER BMP'S SHOULD BE INSPECTED FOR CONTINUED EFFECTIVENESS AND STRUCTURAL INTEGRITY ON A REGULAR BASIS. THE SYSTEMS SHOULD BE CHECKED AFTER EACH STORM EVENT IN ADDITION TO REGULARLY SCHEDULED INSPECTIONS.
2. ROUTINE MAINTENANCE REQUIREMENTS SHOULD BE INCLUDED IN THE INSPECTOR CHECKLIST TO AID THE INSPECTOR IN DETERMINING WHETHER A BMP'S MAINTENANCE IS ADEQUATE OR NEEDS A REVISION. INSPECTORS SHALL KEEP RECORD OF MAINTENANCE, ROUTINE OR REPAIR, TO PROVIDE EVIDENCE OF AN EFFICIENT INSPECTION AND MAINTENANCE.
3. SIDE ENTRANCES: MAINTENANCE SHALL INCLUDE REPLACEMENT OF GRAVEL AND CLEANING THE SOIL THAT IS TRACKED OFFSITE FOR PROPER DISPOSAL.
4. TREE BARRICADES: MAINTENANCE SHALL INCLUDE INSPECTION OF MESH AND POSTS AND REPAIR OR REPLACEMENT OF DAMAGED VEGETATION.
5. SILT FENCES: MAINTENANCE SHALL INCLUDE SEDIMENT REMOVAL AND INSPECTION TO ENSURE PROPER ANCHORING AND THAT NO TEARING OR GAPS HAVE OCCURRED. ACCUMULATED SEDIMENT SHALL BE REMOVED WHEN IT HAS REACHED ONE-THIRD THE HEIGHT OF SILT FENCE.
6. DIVERSION SWALES: MAINTENANCE SHALL INCLUDE INSPECTION AFTER EVERY RAINFALL EVENT AND ONCE EVERY TWO WEEKS BEFORE FINAL STABILIZATION. THEY SHOULD BE CLEARED OF SEDIMENT AND MAINTAIN VEGETATIVE COVER.
7. TEMPORARY BERMS: MAINTENANCE SHALL INCLUDE REMOVAL OF DEBRIS, TRASH, SEDIMENT AND LEAVES. SIDES OF THE BERM SHALL BE INSPECTED FOR EROSION AFTER EACH STORM EVENT.
8. MULCHING: ROUTINE MAINTENANCE SHALL INCLUDE REPLACEMENT PERIODICALLY.
9. SEEDING: ROUTINE MAINTENANCE SHALL INCLUDE RESEEDING OF AREAS THAT FAILED TO ESTABLISH.
10. SODDING: ROUTINE MAINTENANCE SHALL INCLUDE WATERING AND MOWING. REPLACEMENT OF GRASS MAY BE NECESSARY IF COVER IS NOT FULLY ESTABLISHED.
11. INLETS: ROUTINE MAINTENANCE SHALL INCLUDE INSPECTION AFTER EVERY STORM EVENT AND MIGHT INCLUDE REMOVAL OF ACCUMULATED SEDIMENT.
12. DRY RETENTION BASINS: ROUTINE MAINTENANCE SHALL INCLUDE MONITORING FOR SEDIMENT ACCUMULATION, CLEAN AND REMOVE DEBRIS FROM INLETS AND OUTLETS, MOW SIDE SLOPES AND INSPECT FOR DAMAGE OF BERMS AND REPAIR UNDERCUT OR ERODED AREAS AS NECESSARY.

IX. INSPECTIONS:

- 1. THE OWNER AND/OR CONTRACTOR SHALL PROVIDE QUALIFIED PERSONNEL TO INSPECT ALL POINTS OF POTENTIAL DISCHARGE FROM THE PROJECT SITE FOR DISTURBED AREAS, THE EROSION AND SEDIMENTATION CONTROLS AND BMP'S AS LISTED IN THIS PLAN. THE INSPECTION SHALL BE PERFORMED DURING CONSTRUCTION AND BEFORE FINAL STABILIZATION, ONCE EVERY SEVEN-CALENDAR DAYS AND WITHIN 24 HOURS OF THE END OF A STORM THAT IS GREATER THAN 0.50 INCHES. AFTER FINAL STABILIZATION AND BEFORE FINISH OF CONSTRUCTION THE INSPECTION SHALL BE CONDUCTED ONCE EVERY MONTH.
2. THE CONTRACTOR SHALL INSTALL A RAIN GAUGE AT THE SITE TO MONITOR AND DOCUMENT RAINFALL EVENTS IN EXCESS OF 0.50 INCHES.
3. ALL DISTURBED AREAS AND AREAS USED FOR MATERIALS STORAGE SHALL BE INSPECTED FOR POLLUTANTS ENTERING THE STORMWATER SYSTEM. THE STORMWATER MANAGEMENT SYSTEM AND EROSION AND SEDIMENT CONTROL MEASURES IDENTIFIED IN THE PLAN SHALL BE INSPECTED TO ENSURE THEY ARE OPERATING CORRECTLY. LOCATIONS WHERE VEHICLES ENTER AND LEAVE THE SITE SHALL BE INSPECTED FOR EVIDENCE OF OFFSITE SEDIMENT TRACKING.
4. REPAIR OR MAINTENANCE NEEDED TO ASSURE PROPER OPERATION OF THE STORMWATER POLLUTION PREVENTION PLAN SHALL BE DONE IN A TIMELY MANNER BUT NO LATER THAN 7 CALENDAR DAYS FOLLOWING THE INSPECTION.
5. A REPORT SHALL BE KEPT OF EACH INSPECTION FOR THREE YEARS AFTER FINAL STABILIZATION AND SHALL INCLUDE THE DATES OF EACH INSPECTION, THE SCOPE OF THE INSPECTION, MAJOR OBSERVATIONS, ANY REPAIR AND/OR MAINTENANCE REQUIRED AND ANY INCIDENT OF NON-COMPLIANCE. IF THE REPORT DOES NOT CONTAIN ANY INCIDENTS OF NON-COMPLIANCE, THE REPORT SHALL CONTAIN A CERTIFICATION THAT THE FACILITY HAS BEEN IN COMPLIANCE WITH THE STORMWATER POLLUTION PREVENTION PLAN AND THE NPDES PERMIT. THE REPORT SHALL INCLUDE THE NAME AND QUALIFICATIONS OF THE INSPECTOR AND SHALL BE SIGNED IN ACCORDANCE TO FDEP RULE 62-821.300, PART 16.C. A COPY OF THE CONSTRUCTION INSPECTION FORM IS INCLUDED ON THIS STORMWATER POLLUTION PREVENTION PLAN SHEET. A COPY SHALL BE RETAINED AT THE CONSTRUCTION SITE FROM THE DATE OF PROJECT INITIATION TO THE DATE OF FINAL STABILIZATION.

X. NON-STORMWATER DISCHARGES:

- 1. THE FOLLOWING NON-STORMWATER DISCHARGES MIGHT BE COMBINED WITH STORMWATER AND WOULD BE AUTHORIZED AS PART OF THIS PERMIT: FIRE HYDRANT FLUSHING, CONTROL OF DUST, POTABLE WATER FLUSHING AND IRRIGATION DRAINAGE. BECAUSE OF THE NATURE OF THESE DISCHARGES, THE EROSION, STABILIZATION AND TREATMENT SYSTEMS TO BE IMPLEMENTED, AS PART OF THIS PLAN WOULD BE APPROPRIATE TO PREVENT AND TREAT ANY POLLUTION RELATED TO THESE NON-STORMWATER DISCHARGES.
2. DISCHARGES FROM DEWATERING ACTIVITIES ASSOCIATED WITH SITE CONSTRUCTION ARE NOT AUTHORIZED AND REQUIRED CONSTRUCTION OF TEMPORARY SEDIMENTATION BASINS AND USE OF APPROPRIATE FLOCCULATING AGENTS TO ENHANCE PARTICLE SEGREGATION AND SPEED UP SETTLING OF PARTICLES.

XI. CONTRACTORS:

1. ALL CONTRACTORS AND/OR SUBCONTRACTORS RESPONSIBLE FOR IMPLEMENTING THE PLAN SHALL SIGN THE CERTIFICATION STATEMENT BEFORE STARTING CONSTRUCTION ACTIVITIES OF THE PROJECT. THE CERTIFICATION MUST INCLUDE THE NAME AND TITLE OF THE PERSON PROVIDING THE SIGNATURE, THE NAME, ADDRESS AND TELEPHONE NUMBER OF THE CONTRACTING FIRM, THE ADDRESS OF THE SITE AND THE DATE THE CERTIFICATION IS MADE. THE OWNER SHALL KEEP THESE CERTIFICATIONS AS PART OF THIS POLLUTION PLAN. MULTIPLE COPIES OF THE CERTIFICATION STATEMENT MAY BE NECESSARY DEPENDING UPON THE NUMBER OF SUBCONTRACTORS ASSOCIATED WITH THE PROJECT.

CERTIFICATION STATEMENT

Legiatar 110147D
I CERTIFY UNDER PENALTY OF LAW THAT I UNDERSTAND AND SHALL COMPLY WITH THE TERMS AND CONDITIONS OF THE STATE OF FLORIDA GENERIC PERMIT FOR STORMWATER DISCHARGE FROM LARGE AND SMALL CONSTRUCTION ACTIVITIES AND THIS STORMWATER POLLUTION PREVENTION PLAN PREPARED THEREUNDER."

CONTRACTING FIRM:
ADDRESS:
CITY, STATE, ZIP CODE:
TELEPHONE:
FAX:
PROJECT NAME: JACK'S BAR
PROJECT ADDRESS: 16 & 24 S MAIN STREET
PROJECT AREA:
CITY, STATE, ZIP CODE: GAINESVILLE, FLORIDA, 32601
NAME: SIGNATURE:
DATE:

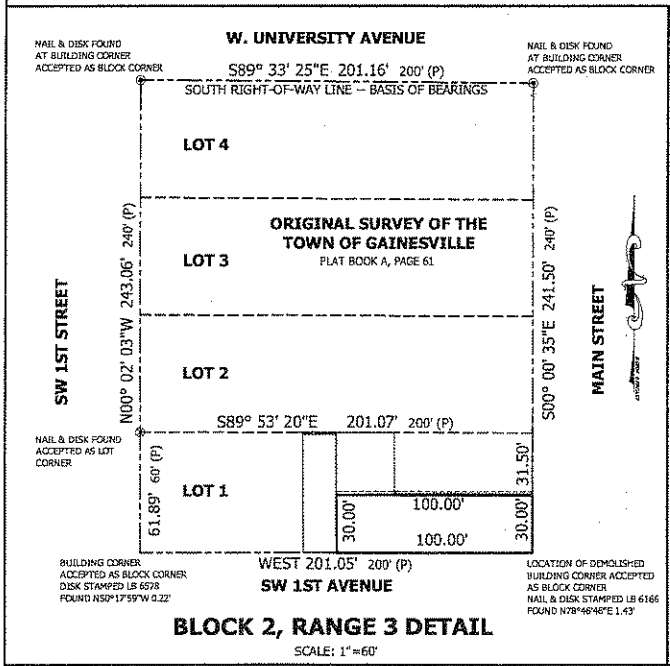
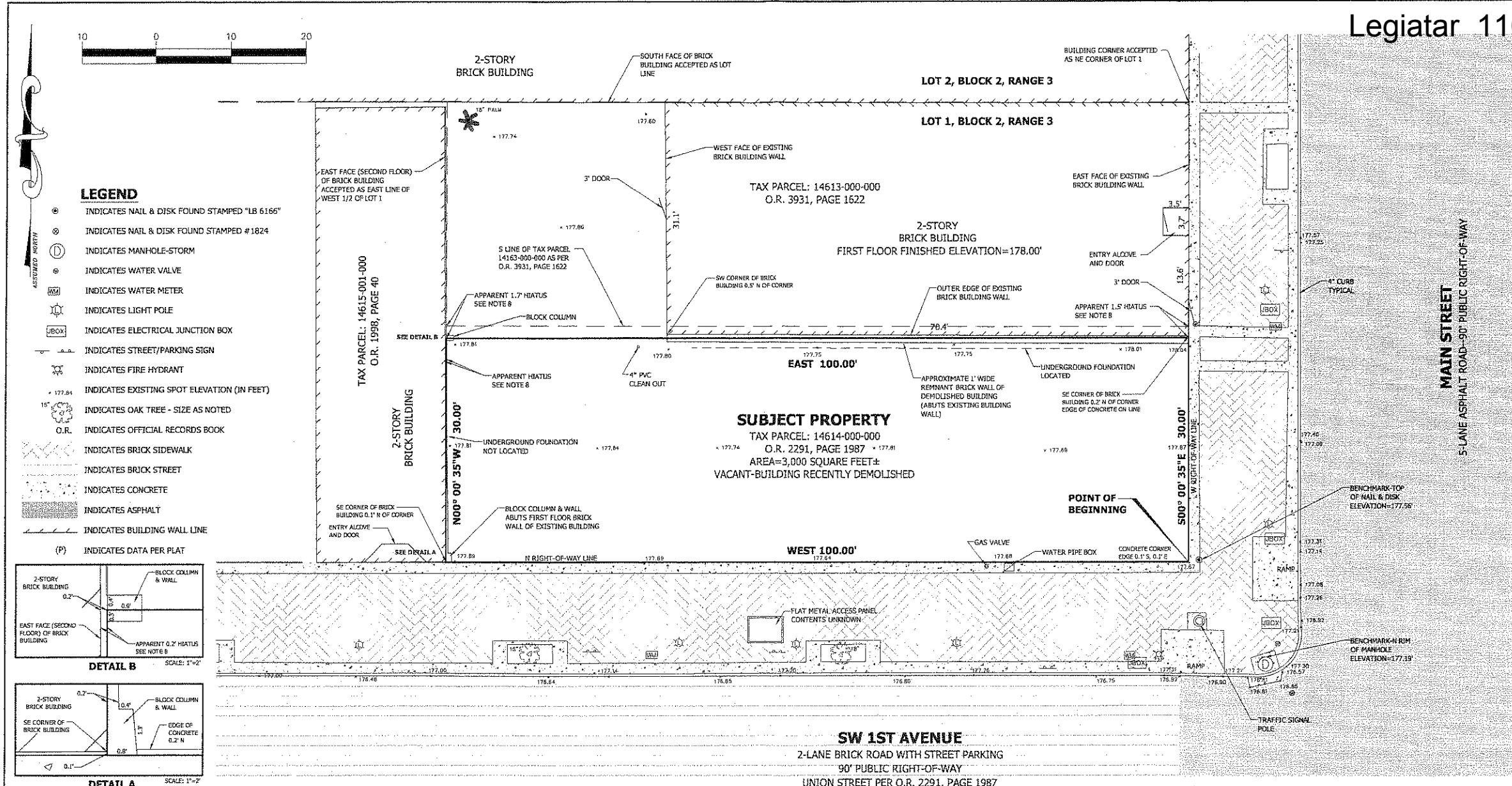
SCALES: AS SHOWN



JACK'S BAR
MINOR SITE PLAN
CITY OF GAINESVILLE, FLORIDA
STORMWATER POLLUTION PREVENTION PLAN

Project Name: PETITION No. AD-11-38 SFA REVISED PLANS
Design: CSV/CAP
Project No: 11-105
Professional Engineer of Record: Sergio J. Reyes, P.E.
Date: 04/18/11
Sheet No: 47311

STORMWATER POLLUTION PREVENTION PLAN INSPECTION REPORT FORM
Inspections must occur at least once a week and within 24 hours of the end of a storm event that is 0.50 inches or greater.
PROJECT NAME: JACK'S BAR FDEP NPDES STORMWATER IDENTIFICATION NO.: FLR10
OWNER: WILLIAM CHICK CONTRACTOR:
CONSTRUCTION MANAGER:
Table with columns: Date of Inspection, Location, Rain data, Type of control (see below), Date installed / modified, Current Condition (see below), Observations or Corrective Action / Other Remarks, Inspected By.
CONDITION CODE: G = Good, M = Marginal, needs maintenance or replacement soon, O = Other, C = Needs to be cleaned, P = Poor, needs immediate maintenance or replacement.
CONTROL TYPE CODES: 1. Silt Fence, 2. Earth dikes, 3. Structural diversion, 4. Swale, 5. Sediment Trap, 6. Check dam, 7. Subsurface drain, 8. Pipe slope drain, 9. Level spreaders, 10. Storm drain inlet protection, 11. Vegetative buffer strip, 12. Vegetative preservation area, 13. Retention Pond, 14. Construction entrance stabilization, 15. Perimeter ditch, 16. Curb and gutter, 17. Paved road surface, 18. Rock outlet protection, 19. Reinforced soil retaining system, 20. Gabion, 21. Sediment Basin, 22. Temporary seed / sod, 23. Permanent seed / sod, 24. Mulch, 25. Hay Bales, 26. Geotextile, 27. Rip-rap, 28. Tree protection, 29. Detention pond, 30. Retention pond, 31. Waste disposal / housekeeping, 32. Dam, 33. Sand Bag, 34. Other.
INSPECTOR INFORMATION: Name, Qualification, Date.
The above signature also shall certify that this facility is in compliance with the Stormwater Pollution Prevention Plan and the State of Florida Generic Permit for Stormwater Discharge from Large and Small Construction Activities if there are not any incidents of non compliance identified above.
I certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gathered and evaluated the information submitted. Based on my inquiry of the person or persons who manage the system or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.



SURVEYOR'S NOTES

- BEARINGS SHOWN HEREON ARE ASSUMED AND REFERENCED TO THE SOUTH RIGHT-OF-WAY LINE OF WEST UNIVERSITY AVENUE AS BEARING S89° 33' 25"E.
- THE BOUNDARY AND TOPOGRAPHIC SURVEY SHOWN HEREON IS BASED ON ACTUAL FIELD MEASUREMENTS AND OBSERVATIONS DATED JANUARY 29, 2011.
- THIS SURVEY MAP OR THE COPIES THEREOF ARE NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
- ALL MEASURED BEARINGS AND DISTANCES WERE IN SUBSTANTIAL AGREEMENT WITH RECORD DATA UNLESS OTHERWISE NOTED.
- UNDERGROUND FOUNDATIONS, UTILITIES AND OTHER IMPROVEMENTS WERE NOT LOCATED AS PART OF THIS SURVEY UNLESS OTHERWISE NOTED HEREON.
- THE ELEVATIONS SHOWN HEREON ARE REFERENCED TO NGVD 29 AND WERE ESTABLISHED FROM NGS CONTROL POINT "P 350", ELEVATION 170.51 FEET.
- THE BOUNDARY INFORMATION SHOWN HEREON IS BASED ON FOUND MONUMENTATION, THE LOCATION OF EXISTING BUILDINGS, THE RECORDED PLATS AND A COPY OF A BOUNDARY SURVEY OF TAX PARCEL 14615-001-000 PREPARED BY CHARLES D. SAPP DATED JANUARY 27, 1995.
- THE SUBJECT PARCEL BOUNDARY LINES SHOWN HEREON REFLECT THAT CERTAIN PARCEL OF LAND AS DESCRIBED IN THE WARRANTY DEED RECORDED IN OFFICIAL RECORDS BOOK 2291, PAGE 1987. THE LEGAL DESCRIPTIONS LISTED IN SAID WARRANTY DEED AS WELL AS THE WARRANTY DEED RECORDED IN OFFICIAL RECORDS BOOK 3931, PAGE 1622 FOR TAX PARCEL 14613-000-000 APPEAR TO CREATE A HIATUS BETWEEN THOSE TWO PARCELS AND A HIATUS BETWEEN THE SUBJECT PARCEL AND TAX PARCEL 14615-001-000. IT IS THIS SURVEYOR'S OPINION THAT DEEDS WITH NEW LEGAL DESCRIPTIONS SHOULD BE RECORDED TO REMOVE AMBIGUITY.
- THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE SEARCH.
- MONUMENTS HAVE NOT BEEN SET AT THE SUBJECT PARCEL CORNERS DUE TO OBSTRUCTIONS (BUILDINGS) AS SHOWN HEREON.

LEGAL DESCRIPTION

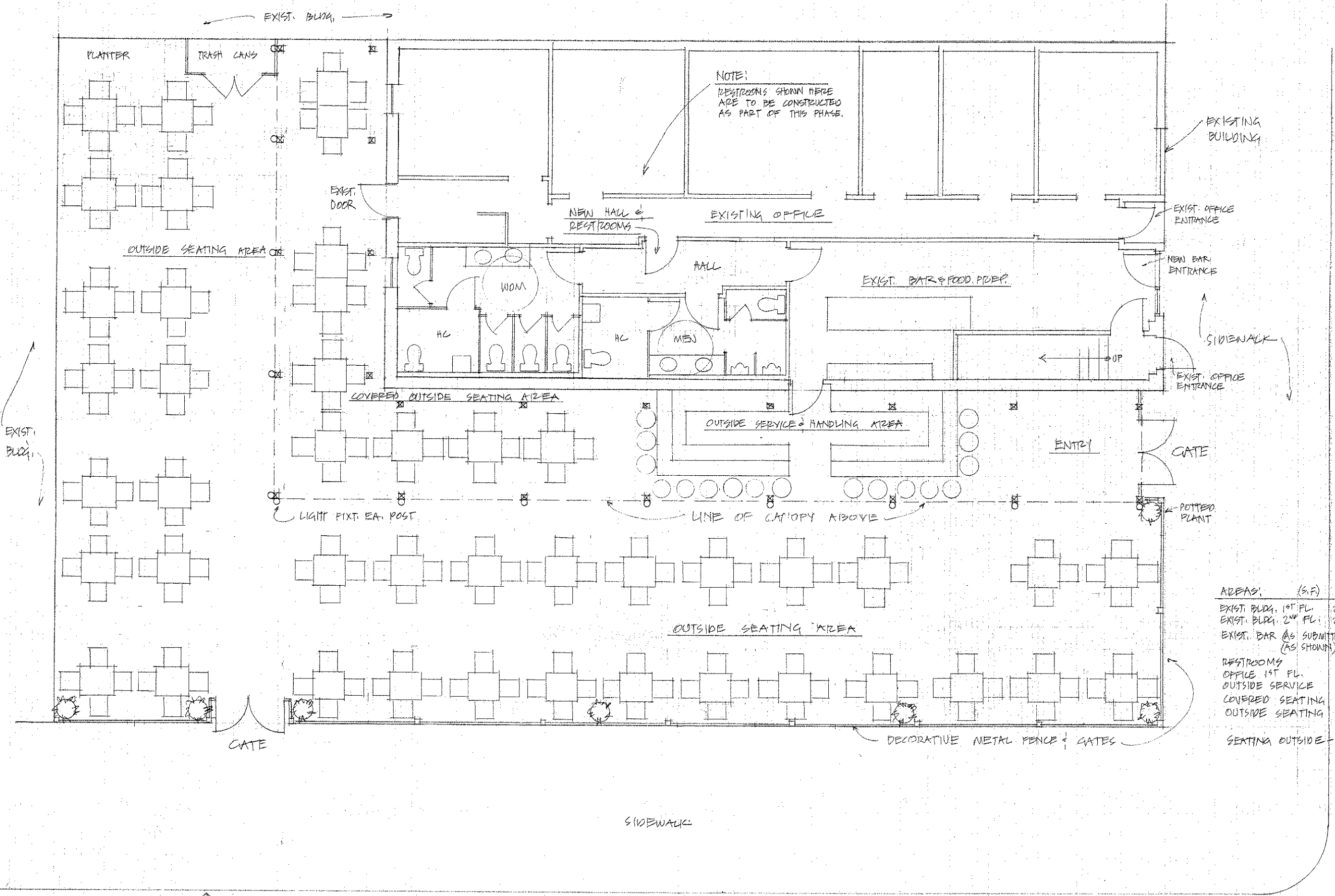
OFFICIAL RECORDS BOOK 2291, PAGE 1987 - SEE NOTE 8

THAT FRACTIONAL PART OF LOT 1, BLOCK OF RANGE 3 IN THE ORIGINAL SURVEY OF THE TOWN (NOW CITY) OF GAINESVILLE, FLORIDA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 1, AT THE NORTHWEST CORNER OF UNION AND WEST MAIN STREETS, AND THENCE BY A LINE RUNNING WEST 100 FEET, BOUNDING THE NORTH SIDE OF UNION STREET, AND THENCE RUNNING NORTH 30 FEET ON A LINE PARALLEL WITH THE WEST LINE OF WEST MAIN STREET, THENCE EAST 100 FEET PARALLEL WITH THE LINES OF UNION STREET, TO WEST MAIN STREET, THENCE SOUTH ALONG THE WEST BOUNDARY OF WEST MAIN STREET TO THE POINT OF BEGINNING.

FLOOD ZONE NOTE

THE HEREON DESCRIBED PARCEL APPEARS TO LIE IN FLOOD ZONE X BASED ON THE FEDERAL EMERGENCY MANAGEMENT ACT FIRM, COMMUNITY PANEL NUMBER 1001C0314D DATED JUNE 16, 2006.

STONECYPHER SURVEYING INC. 1221 NW 16TH AVENUE GAINESVILLE, FLORIDA 32601 Tel.: (352) 379-0948 Professional Surveying & Mapping Certificate of Authorization No.: LB 7810		REVISION: 2-14-2011 ADDED FLOOR ELEVATION, BUILDING DIMENSIONS, PALM TREE BOOK/PAGE: 1/75 DRAWN: DWS CHECKED: DWS THIS MAP PREPARED BY: DAVID W. STONECYPHER PROFESSIONAL SURVEYOR & MAPPER FLA. LICENSE NO. 6391 SCALE: 1"=10' DATE: JANUARY 29, 2011 PROJECT #: 11-0006 BOUNDARY & TOPOGRAPHIC SURVEY TAX PARCEL 14614-000-000 ALACHUA COUNTY, FLORIDA SHEET: 1 OF 1
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AREAS:	(S.F.)
EXIST. BLDG. 1 ST FL.	2215
EXIST. BLDG. 2 ND FL.	2215
EXIST. BAR (AS SUBMITTED)	266
(AS SHOWN)	360
RESTROOMS	472
OFFICE 1 ST FL.	1383
OUTSIDE SERVICE	270
COVERED SEATING	845
OUTSIDE SEATING	2830
SEATING OUTSIDE	190

PLAN
1/4" = 1'

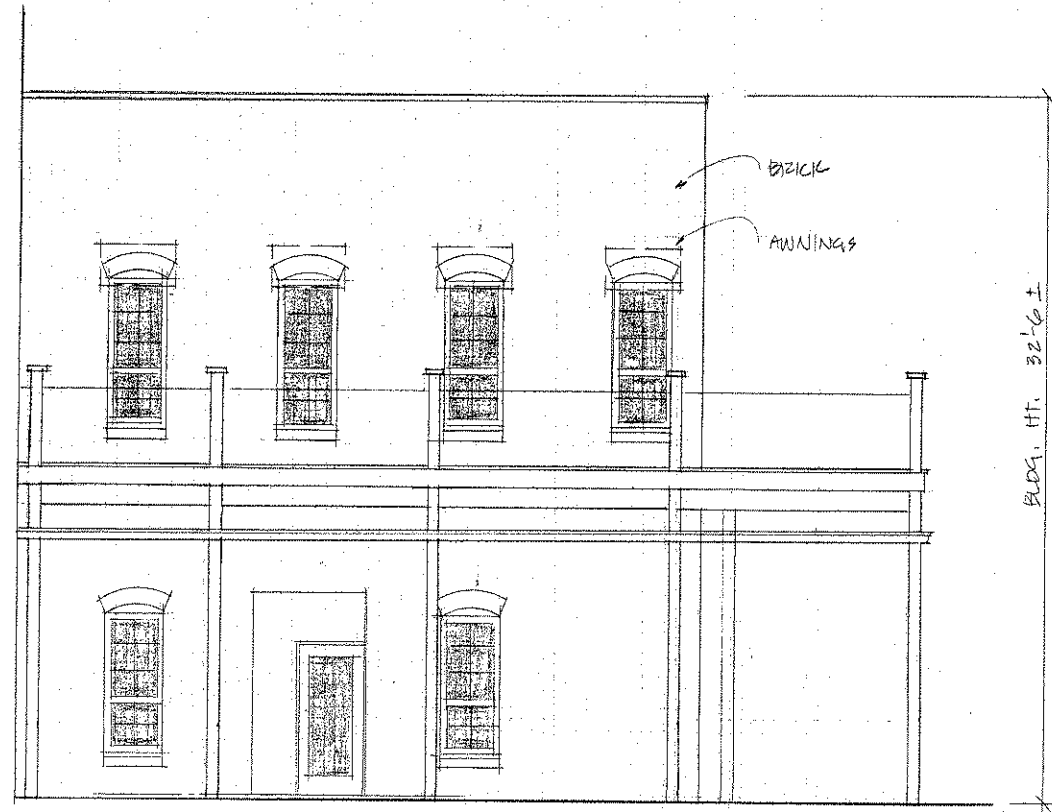
Project Number: 2011-3A
 Date: 1-3-11
 BY: A-K
 A-1
 Sheet of 2

Architecture
 Planning
 Interiors

Andrew Kaplan, architect
 Lic. No. AR7873
 P.O. Box 13883, Gainesville, FL 32604

JACK'S BAR
 20 SOUTH MAIN STREET
 GAINESVILLE, FLORIDA

PH: 352.373.2726 / Fax: 352.373.1734

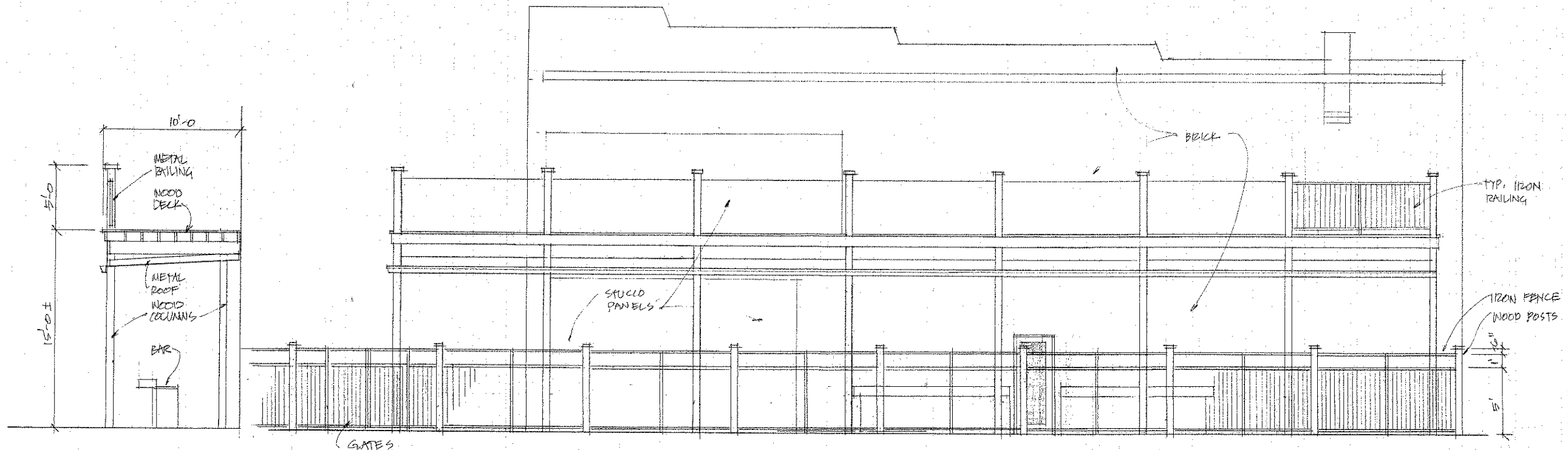


WEST ELEVATION
1/4"=1'



EAST ELEVATION
1/4"=1'

GLAZING CALC:
 AREA OF FACADE 3' TO 6'
 = 150 S.F.
 AREA OF GLAZING 3' TO 6'
 = 43 S.F.
 = 29%



SECTION
1/4"=1'

SOUTH ELEVATION
1/4"=1'