



CONSULTANTS



PROJECT

**OYSTER BAY
GARDEN
APARTMENT
COMMUNITY**

SW CORNER SHELL POINT RD.
& 12th ST. SE. RUSKIN, FL 33570

02/2018	C.D. PROPOSAL SET
06/23/17	DEVELOPMENT
07/10/17	SCHEMATICS
DATE	ISSUE

**PERSPECTIVE
VIEWS**

A6.0

Peter M. Gottschalk, Architect
4740 Palmyra Place
Largo, FL 34640
813-986-2100



PERSPECTIVE VIEW OF COMMUNITY BUILDING
NO SCALE



OVERALL BIRD'S EYE VIEW OF SITE
NO SCALE



VIEW INTO 1-BR ENTRY COURT
NO SCALE



BIRD'S EYE VIEW @ CENTER OF SITE
NO SCALE

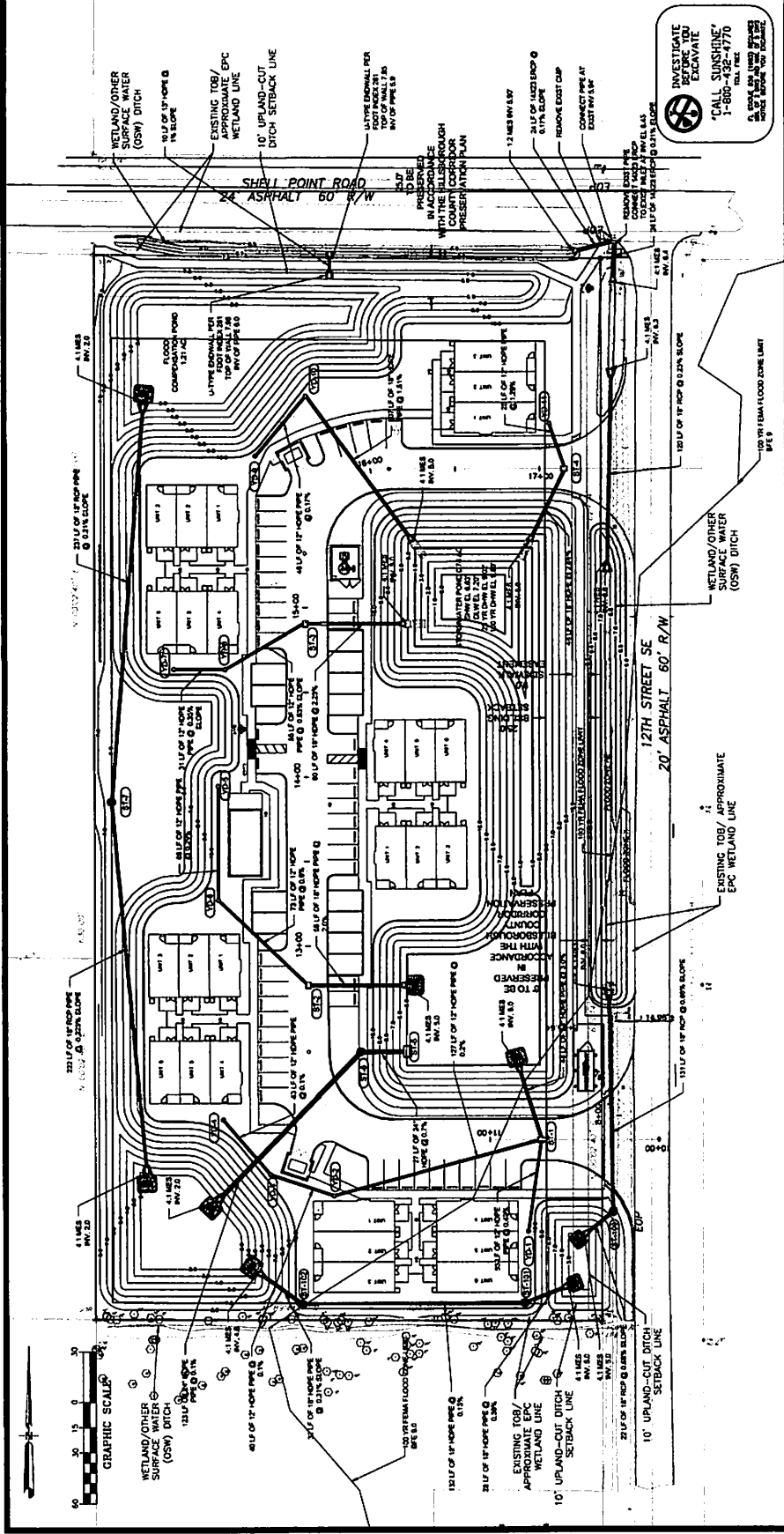
SHELL POINT ROAD
 24' ASPHALT 60' R/W
 12TH STREET SE
 20' ASPHALT 60' R/W



STORMWATER PLAN
 OYSTER BAY GARDENS
 SW CORNER OF SHELL POINT RD
 AND 12TH ST SE
 RUSKIN, FLORIDA 33570

WATERMARK ENGINEERING GROUP, INC.
 1508 5TH CITY CENTER BLDG. 5TH CITY CENTER
 TEL: (813) 433-2100 CERTIFICATE OF AUTHORIZATION 25980

LEGEND
 1. This symbol indicates...
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 20. This symbol indicates...



OSW IMPACT LEGEND:
 PERMANENT IMPACT (3,482 SF OR 0.08 AC)
 TEMPORARY IMPACT (8,571 SF OR 0.20 AC)

FLOOD PLAN NOTES:
 1. THIS PROPERTY IS LOCATED WITHIN THE 100 YEAR FLOOD ZONE AND BE FEMA FLOODZONE A AND X AND BE IS 9.97 PER FROM PANEL 120506058H - THE 100 YEAR PEAK ELEVATION FOR THE LITTLE MANATEE RIVER WATERBED SWAMP JUNCTION 923002 IS 9.98'

WETLAND DRAIN STRUCTURES
 (S-1) 15' ADS DRAIN BASIN
 O.E. = 9.40
 I.E. = 7.19 (NE)
 (S-2) 15' ADS DRAIN BASIN
 O.E. = 9.40
 I.E. = 7.31 (S)
 (S-3) 15' ADS DRAIN BASIN
 O.E. = 9.40
 I.E. = 7.12 (N, E)
 (S-4) 15' ADS DRAIN BASIN
 O.E. = 9.40
 I.E. = 7.25 (E)
 (S-5) 15' ADS DRAIN BASIN
 O.E. = 9.40
 I.E. = 7.17 (SE, NW)
 (S-6) 15' ADS DRAIN BASIN
 O.E. = 9.40
 I.E. = 7.25 (S)

DRAINAGE STRUCTURES
 (D-1) STA 17+14.50, OR
 TYPE C DBI
 PER FOOT INDEX 222
 O.E. = 6.37 (SW)
 I.E. = 6.37 (NW)
 I.E. = 6.38 (NW)
 I.E. = 6.38 (S)
 I.E. = 6.38 (SW)
 (D-2) STA 18+30.00, 38.00
 CONTROL STRUCTURE
 SEE DETAIL SHEET
 I.E. = 7.51 (W)
 (D-3) STA 19+27.00, 40.00
 RIM = 10.20
 I.E. = 2.12 (E)
 I.E. = 2.12 (SW)
 (D-4) STA 14+00.42, OR
 TYPE C DBI
 PER FOOT INDEX 222
 I.E. = 6.33 (E)
 I.E. = 6.33 (E)

MANHOLE
 RIM = 6.70
 I.E. = 5.15 (N, SW)
 RIM = 6.70
 I.E. = 4.9
 RIM = 6.70
 I.E. = 4.7