

NOTE:
THE APPROVAL OF THESE CONSTRUCTION PLANS DOES NOT AUTHORIZE CONSTRUCTION OF REQUIRED IMPROVEMENTS WHICH ARE INCONSISTENT WITH EASEMENT OF RECORD.

FLORIDA BUILDING CODE: FBC 2023, 8TH EDITION
ELECTRIC CODE: 2020 FEC
STRUCTURE CODE: TIA/EIA-222-H
2010 ADA GUIDELINES: FACILITY IS UNMANNED AND NOT FOR HUMAN HABITATION, THEREFORE, HANDICAPPED ACCESS REQUIREMENTS ARE NOT REQUIRED.
TRAFFIC: THE PROPOSED COMMUNICATION TOWER WILL BE UNSTAFFED AND WILL TYPICALLY GENERATE NO MORE THAN ONE TRIP PER CARRIER PER MONTH
RISK CATEGORY I: 124 MPH
RISK CATEGORY II: 140 MPH
RISK CATEGORY III: 149 MPH
RISK CATEGORY IV: 150 MPH
MRI 10 YEAR: 80 MPH
MRI 25 YEAR: 95 MPH
MRI 50 YEAR: 108 MPH
MRI 100 YEAR: 116 MPH

RISK CATEGORY DESIGN WIND SPEEDS ARE BASED ON ASCE 7-16 CRITERIA FOR A 3-SECOND GUST. REFER TO STRUCTURAL ANALYSIS IN THE EVENT A CONFLICT ARISES BETWEEN STANDARD REQUIREMENTS AND LISTED CODES, THE MORE RESTRICTIVE REQUIREMENT WILL TAKE PRECEDENCE.

BUILDING CODES AND STANDARDS

POLK COUNTY SHERIFF'S OFFICE
1891 JIM KEENE BLVD
WINTER HAVEN, FL 33880
PHONE: (863) 298-6200
ATTN: CUSTOMER SERVICE

POLK COUNTY FIRE RESCUE
1295 BRICE BLVD
BARTOW, FL 33830
PHONE: (863) 519-7350
ATTN: CUSTOMER SERVICE



VICINITY MAP



DRIVING DIRECTIONS



**FOX HOLLOW
150' MONOPOLE TOWER**

SITE ADDRESS (E-911 TBD)

4754 CYPRESS GARDEN RD
WINTER HAVEN, FL 33884
POLK COUNTY
LATITUDE: 27° 59' 17.28" N
LONGITUDE: 81° 39' 50.20" W
TAX/PIN #: 26-29-01-000000-021090
ZONING: RM (RESIDENTIAL MEDIUM)

JURISDICTION:
POLK COUNTY

STATE:
FLORIDA

TOWER TYPE:
MONOPOLE TOWER

TOWER HEIGHT:
150' (154' TO HIGHEST APPURTENANCE)

NUMBER OF CARRIERS:
0 EXISTING, 1 PROPOSED

USE:
PROPOSED TELECOMMUNICATIONS TOWER AND UNMANNED EQUIPMENT

FLOOD INFO
SITE IS LOCATED WITHIN FEMA FLOOD MAP AREA 12105C0535H DATED 12/22/2016 WITHIN FLOOD ZONE X AND ZONE AE WITH BFE 147.8 FT AMSL.

PROJECT SUMMARY

DEVELOPER
MILESTONE TOWER LIMITED PARTNERSHIP-IV (d/b/a MILESTONE TOWERS)
12110 SUNSET HILLS RD, #600
RESTON, VA 20190
PHONE: (703) 865-4697
ATTN: MATT PENNING

POWER COMPANY
TAMPA ELECTRIC
PHONE: (888) 223-0800
ATTN: CUSTOMER SERVICE

PROPERTY OWNER
ROBERT S. KONGER
4754 CYPRESS GARDENS
WINTER HAVEN, FL 33884
PHONE: (863) 685-7167
ATTN: ROBERT KONGER

CONSULTANT
KIMLEY-HORN AND ASSOCIATES, INC.
11720 AMBER PARK DRIVE, SUITE 600
ALPHARETTA, GEORGIA 30009
PHONE: (478) 571-1306
ATTN: DREW PITTS

CONTACTS

SHEET NO.	SHEET TITLE
T1	COVER SHEET
--	SITE SURVEY (SHEET 1 OF 3)
--	SITE SURVEY (SHEET 2 OF 3)
--	SITE SURVEY (SHEET 3 OF 3)
N1	GENERAL NOTES
C0	OVERALL AERIAL PLAN
C1	OVERALL SITE PLAN
C2	SITE PLAN
C3	SITE SIGNAGE DETAILS
C4	WAVEGUIDE BRIDGE DETAILS
C5	ACCESS ROAD DETAILS
C6	FENCE, GATE, & COMPOUND DETAILS
C7	ANTENNA & TOWER ELEVATION DETAILS
L1	LANDSCAPING PLAN

SHEET INDEX

POLK COUNTY PLANNING & DEVELOPMENT
330 W CHURCH ST
BARTOW, FL 33830
PHONE: (863) 534-6792
ATTN: JOHN BOHDE

PERMIT INFORMATION



PROJECT INFORMATION:

SITE NAME:
FOX HOLLOW
PARCEL ID:
26-29-01-000000-021090
4754 CYPRESS GARDEN RD
WINTER HAVEN, FL 33884
POLK COUNTY

PLANS PREPARED BY:



11720 AMBER PARK DRIVE, SUITE 600
ALPHARETTA, GA 30009
PHONE: 770-818-4200
WWW.KIMLEY-HORN.COM



REV. DATE. ISSUED FOR. BY.

6			
7			
8			
5			
4			
3			
2			
1			
0	07/30/24	ZONING	ALP



KHA PROJECT NUMBER:
015273014

DRAWN BY: TDK **CHECKED BY:** ALP

SHEET TITLE:

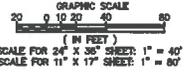
COVER SHEET

SHEET NUMBER:
T1

K:\Milestone\Projects\2024\24-000000-021090\24-000000-021090.dwg - 07/30/24 10:23 AM - P. 01 of 01 - Andrew L. Pitts

BOUNDARY AND TOPOGRAPHIC SURVEY

SECTION 1, TOWNSHIP 29 SOUTH, RANGE 26 EAST
POLK COUNTY, FLORIDA
FOR: KIMLEY+HORN



- SURVEYOR'S NOTES**
1. BEARING HEREON ARE REFERENCED TO GRID NORTH AS ESTABLISHED BY THE FLORIDA STATE PLANE COORDINATE SYSTEM, FLORIDA EAST ZONE, NAD83 ADJUSTMENT, AS EVIDENCED BY THE BEARING OF SOUTH 89°46'49" WEST ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF CYPRESS GARDENS ROAD (VARIABLE WIDTH RIGHT-OF-WAY).
 2. UNDERGROUND UTILITIES SHOWN HEREON ARE LIMITED TO AND ARE PER OBSERVED. ABOVEGROUND INDICATIONS SET BY OTHERS, NO SUB-SURFACE INVESTIGATION WAS PERFORMED BY THIS OFFICE.
 3. THE BOUNDARY & TOPOGRAPHIC SURVEY SHOWN HEREON IS BASED ON ACTUAL FIELD MEASUREMENTS AND OBSERVATIONS DATED MARCH 22, 2024.
 4. REPRODUCTIONS OF THIS SKETCH ARE NOT VALID UNLESS THEY BEAR THE ORIGINAL SIGNATURE AND THE RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.
 5. THE PURPOSE OF THIS SURVEY IS TO ESTABLISH AND DESCRIBE AN EXCLUSIVE SPA LEASE AREA AND ASSOCIATED EASEMENTS. THIS IS NOT A BOUNDARY SURVEY OF THE PARENT PARCEL.
 6. LATITUDE, LONGITUDE AND ELEVATIONS DEPICTED HEREON ARE BASED UPON GPS OBSERVATIONS MADE WITH AN EPOCH REAL TIME KINEMATIC GPS SYSTEM INCORPORATING A CHAMBERLAIN TWO GPS RECEIVER.
 7. ELEVATIONS DEPICTED HEREON ARE REFERENCED TO THE NAVD83 DATUM.
 8. THIS SURVEY HAS BEEN PREPARED WITHOUT THE BENEFIT OF A COMMITMENT FOR TITLE INSURANCE. THIS OFFICE HAS NOT PERFORMED A SEARCH OF THE PUBLIC RECORDS FOR EASEMENTS, RIGHTS-OF-WAY, ENCUMBRANCES, ZONING, SETBACKS OR DEED RESTRICTIONS.
 9. THE 30 FOOT WIDE NON-EXCLUSIVE ACCESS AND UTILITY EASEMENT RUNS FROM THE EASTERLY SIDE OF THE EXCLUSIVE EASEMENT AREA NORTHERLY, EASTERLY AND NORTHERLY THROUGH THE PARENT PARCEL TO THE SOUTHERLY RIGHT-OF-WAY LINE OF CYPRESS GARDENS ROAD AVENUE (VARIABLE WIDTH PUBLIC RIGHT-OF-WAY).
 10. THERE ARE NO VISIBLE ENCUMBRANCES ON THE EXCLUSIVE EASEMENT AREA OF THE ASSOCIATED 30 FOOT WIDE NON-EXCLUSIVE INGRESS, EGRESS AND UTILITY EASEMENT AT THE TIME OF THIS SURVEY.
 11. PARENT PARCEL ADDRESS:
4754 CYPRESS GARDENS RD.
WINTER HAVEN, FL 33894

- LEGEND**
- ▲ INDICATES SET NAIL & DISK STAMPED "GEOLINE SURVEYING LB 7082"
 - INDICATES SET 1/2" PEGBAR WITH GEOLINE LB 7082 CAP
 - INDICATES CONCRETE MONUMENT FOUND AS NOTED
 - INDICATES IRON ROD FOUND AS NOTED
 - (P) INDICATES RECORD DESCRIPTION DATA
 - ⊕ INDICATES WOOD UTILITY POLE
 - INDICATES OVERHEAD POWER LINE
 - INDICATES 4" TALL WROUGHT IRON FENCE ON 2" TALL CONCRETE WALL
 - INDICATES 4" TALL WOOD FENCE
 - ⊕ INDICATES FIRE HYDRANT FOUND
 - ⊕ INDICATES SITE BENCHMARK
 - X 148.0 INDICATES TOPOGRAPHIC SPOT ELEVATION
 - ▨ INDICATES ASPHALT
 - ▩ INDICATES GRAVEL
 - ▭ INDICATES CONCRETE
 - Ⓜ INDICATES COMMITMENT FOR TITLE INSURANCE EXCEPTION NUMBER
- NAV83 = NORTH AMERICAN VERTICAL DATUM, 1983 ADJUSTMENT.
NAV03 = NATIONAL GEODETIC VERTICAL DATUM, 1983 ADJUSTMENT.
NAD83 = INDICATES NORTH AMERICAN DATUM, 1983 ADJUSTMENT.
NAD27 = INDICATES NORTH AMERICAN DATUM, 1927 ADJUSTMENT.

CENTER OF PROPOSED TOWER INFORMATION:

NAD83
LATITUDE = 27°54'17.28" N ±20"
LONGITUDE = 81°37'50.21" W ±20"

NAD27
LATITUDE = 27°54'18.20" N ±20"
LONGITUDE = 81°37'50.93" W ±20"

GROUND ELEVATION = 147.9±5.3 NAVD83
GROUND ELEVATION = 148.6±5.3 NAVD29

NOTE:

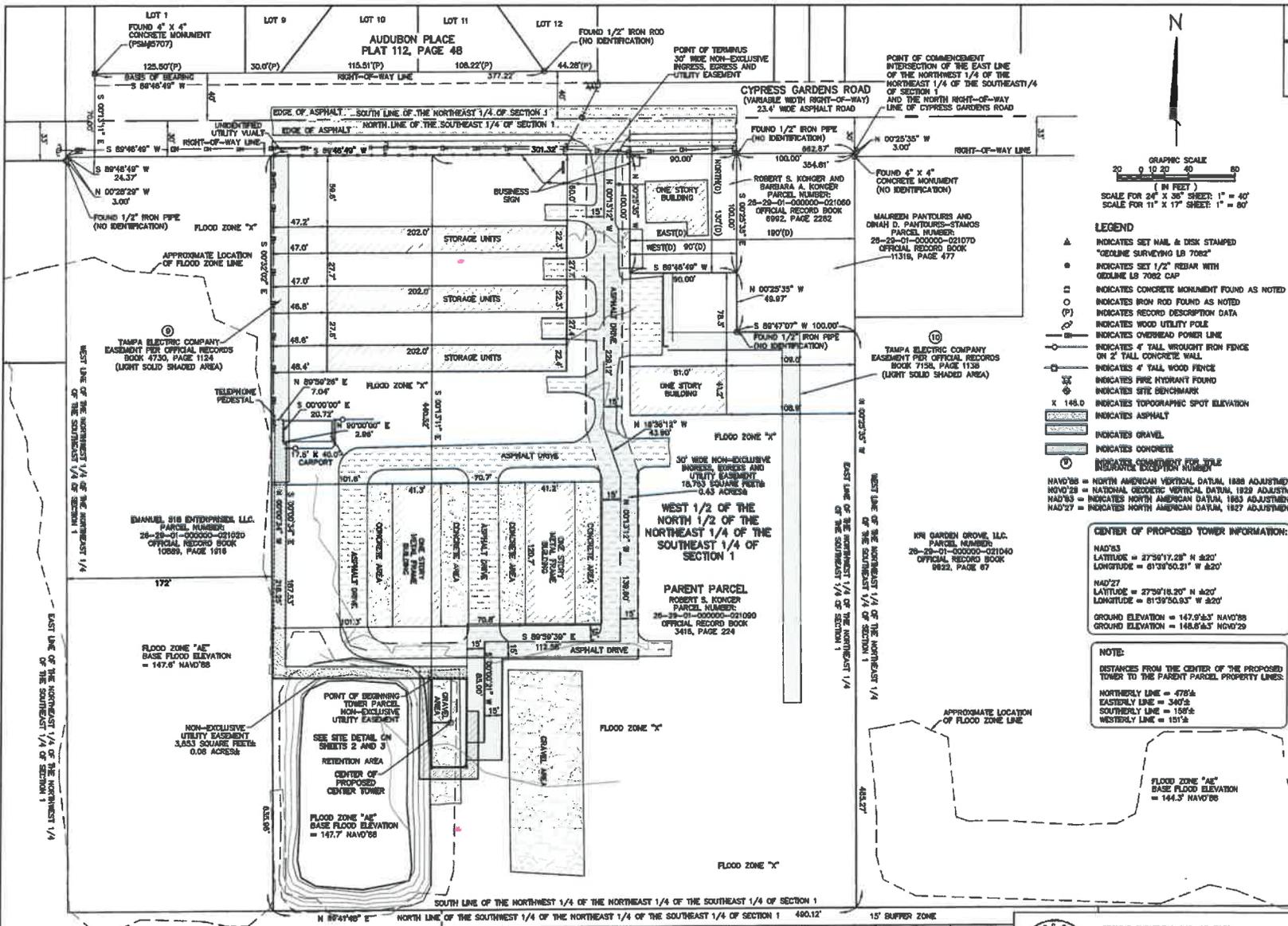
DISTANCES FROM THE CENTER OF THE PROPOSED TOWER TO THE PARENT PARCEL PROPERTY LINES:

NORTHERLY LINE = 476±
EASTERLY LINE = 340±
SOUTHERLY LINE = 109±
WESTERLY LINE = 191±

FLOOD NOTE

ACCORDING TO MY INTERPRETATION OF COMMUNITY PANEL NUMBER 120201 0530 H OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) NATIONAL FLOOD INSURANCE PROGRAM (NFIP) FLOOD INSURANCE RATE MAP (FIRM) FOR POLK COUNTY, FLORIDA, DATED 12/22/2016, THE SUBJECT AREA IS IN FLOOD ZONE "X". AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODLINE, AND FLOOD ZONE "AE", SPECIAL FLOOD HAZARD AREAS SUBJECT TO INUNDATION BY THE 1% ANNUAL CHANCE FLOOD. BASE FLOOD ELEVATIONS DETERMINED:

NOTE: THE BASE FLOOD ELEVATION DEPICTED ON THE COMMUNITY PANEL, FOR THE LOCATION OF THE SUBJECT PROPERTY, IS 147.6 FEET NAVD83 AND 147.5 FEET NAVD29.



118.0(P)	82(P)	82(P)	82(P)	82(P)	82(P)
TARGET B	LOT 121	DOVE'S REST ADDITION PLAT B1, PAGE 31	LOT 118	LOT 117	LOT 116
LOT 122					



GEOLINE SURVEYING, INC., LB 7082
David J. Short
 DAVID J. SHORT
 FLORIDA PROFESSIONAL SURVEYOR AND MAPPER
 CERTIFICATE OF REGISTRATION NO. 5022

GEOLINE SURVEYING, INC.

Professional Land Surveyors
 2500 1st Ave. S.W., Panama, Fla. A
 Panama, Florida 32403
 (850)418-0200 Fax: (850)463-9508
 geoline@geolineinc.com

DATE: MAY 22, 2024
 SHEET: 1 OF 3
 PROJECT: 24-001

SEE NAME: FOX HOLLOW
 POLK COUNTY, FLORIDA
 KIMLEY+HORN

DRW: 046-338
 SHEET: 1 OF 3

WINTER HAVEN CHRISTIAN CENTER, INC.
 PARCEL NUMBER:
 28-29-01-00000-021030
 OFFICIAL RECORD BOOK
 2412, PAGE 1334

EMANUEL SIS ENTERPRISES, LLC.
 PARCEL NUMBER:
 28-29-01-00000-021030
 OFFICIAL RECORD BOOK
 10899, PAGE 1916

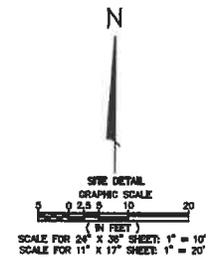
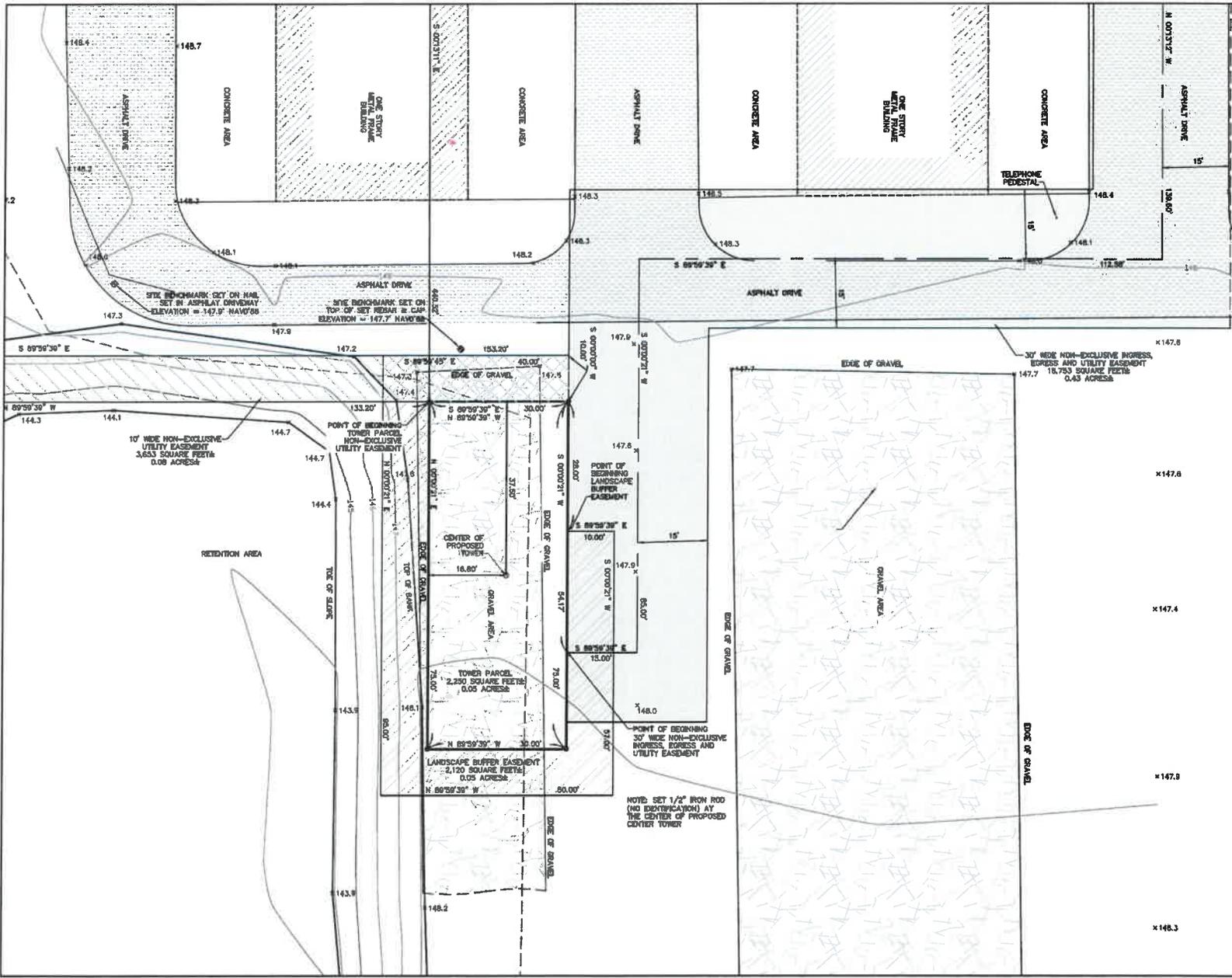
TAMPA ELECTRIC COMPANY
 EASEMENT PER OFFICIAL RECORDS
 BOOK 4730, PAGE 1124
 (LIGHT SOLID SHADED AREA)

FOUND 1/2" IRON PIPE
 (NO IDENTIFICATION)

FOUND 4" x 4" CONCRETE MONUMENT
 (PSM45707)

BOUNDARY AND TOPOGRAPHIC SURVEY

SECTION 1, TOWNSHIP 29 SOUTH, RANGE 26 EAST
POLK COUNTY, FLORIDA
FOR: KIMLEY-HORN



- LEGEND**
- ▲ INDICATES SET NAIL & DISK STAMPED "GEOLINE SURVEYING LB 7082"
 - INDICATES SET 1/2" REBAR WITH GEOLINE LB 7086 CAP
 - INDICATES CONCRETE MONUMENT FOUND AS NOTED
 - INDICATES IRON ROD FOUND AS NOTED
 - INDICATES WOOD UTILITY POLE
 - INDICATES OVERHEAD POWER LINE
 - INDICATES 4' TALL BROWN IRON FENCE ON 2' TALL CONCRETE WALL
 - INDICATES 4' TALL WOOD FENCE
 - ⊕ INDICATES FIRE HYDRANT FOUND
 - ⊕ INDICATES SITE BENCHMARK
 - x 146.0 INDICATES TOPOGRAPHIC SPOT ELEVATION
 - ▨ INDICATES ASPHALT
 - ▨ INDICATES GRAVEL
 - ▨ INDICATES CONCRETE
- NAVD'83 = NORTH AMERICAN VERTICAL DATUM, 1986 ADJUSTMENT.
 NGVD'29 = NATIONAL GEODETIC VERTICAL DATUM, 1929 ADJUSTMENT.
 NAD'83 = INDICATES NORTH AMERICAN DATUM, 1983 ADJUSTMENT.
 NAD'27 = INDICATES NORTH AMERICAN DATUM, 1927 ADJUSTMENT.

GEOLINE SURVEYING, INC.

2760 Woodland Court, Suite 100
 3500 W. Lake Street, Suite 1
 Lakeland, Florida 34051
 (888) 466-2000 Fax: (888) 466-2000
 gcs@geolineinc.com

DESIGNED BY: FLOYD CURTIS	DATE: 12/20/24
DRAWN BY: FLOYD CURTIS	DATE: MAY 21, 2024
CHECKED BY: DALE BRIDG	PROJECT #: 244-31

SITE NAME: FOX ESTATE
POLK COUNTY, FLORIDA
KIMLEY-HORN (SHEET 2 OF 3)

PROPERTY DESCRIPTIONS

PARENT PARCEL
(OFFICIAL RECORD BOOK 3416, PAGE 224)

THE WEST HALF (1/2) OF THE NORTH HALF (1/2) OF THE NORTHEAST QUARTER (NE 1/4) OF THE SOUTHEAST QUARTER (SE 1/4) OF SECTION 1, TOWNSHIP 29 SOUTH, RANGE 26 EAST, SAID POLK COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

TOWER PARCEL
(PREPARED BY GEOLINE SURVEYING, INC.)

THAT PART OF THE "ROBERT S. KONGER" PARCEL AS PER THE DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3416, PAGE 224 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, SITUATED IN SECTION 1, TOWNSHIP 29 SOUTH, RANGE 26 EAST, SAID POLK COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE INTERSECTION OF THE EAST LINE OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 1, TOWNSHIP 29 SOUTH, RANGE 26 EAST, POLK COUNTY, FLORIDA WITH A LINE THAT IS PARALLEL WITH AND OFFSET 30 FEET SOUTH OF THE NORTH LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 1, SAID POINT BEING AN ANGLE POINT IN THE SOUTH RIGHT-OF-WAY LINE OF CYPRESS GARDENS ROAD (A VARIABLE WIDTH RIGHT-OF-WAY); THENCE SOUTH 89°48'49" WEST ALONG SAID PARALLEL LINE AND SAID SOUTH RIGHT-OF-WAY LINE FOR 354.81 FEET; THENCE SOUTH 07°13'11" EAST FOR 440.52 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 89°59'39" EAST FOR 30.00 FEET; THENCE SOUTH 07°07'21" WEST FOR 75.00 FEET; THENCE NORTH 89°59'39" WEST FOR 30.00 FEET; THENCE NORTH 07°07'21" EAST FOR 75.00 FEET TO SAID POINT OF BEGINNING.

CONTAINING 2,250 SQUARE FEET (0.05 ACRES), MORE OR LESS.

30 FOOT WIDE NON-EXCLUSIVE EGRESS, EGRESS AND UTILITY EASEMENT
(PREPARED BY GEOLINE SURVEYING, INC.)

THAT PART OF THE "ROBERT S. KONGER" PARCEL AS PER THE DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3416, PAGE 224 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, SITUATED IN SECTION 1, TOWNSHIP 29 SOUTH, RANGE 26 EAST, SAID POLK COUNTY, LYING WITHIN 15 FOOT EACH SIDE OF THE HEREIN DESCRIBED CENTERLINE BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE INTERSECTION OF THE EAST LINE OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 1, TOWNSHIP 29 SOUTH, RANGE 26 EAST, POLK COUNTY, FLORIDA WITH A LINE THAT IS PARALLEL WITH AND OFFSET 30 FEET SOUTH OF THE NORTH LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 1, SAID POINT BEING AN ANGLE POINT IN THE SOUTH RIGHT-OF-WAY LINE OF CYPRESS GARDENS ROAD (A VARIABLE WIDTH RIGHT-OF-WAY); THENCE SOUTH 89°48'49" WEST ALONG SAID PARALLEL LINE AND SAID SOUTH RIGHT-OF-WAY LINE FOR 354.81 FEET; THENCE SOUTH 07°13'11" EAST FOR 440.52 FEET TO THE NORTHWEST CORNER OF 30 FOOT BY 75 FOOT TOWER PARCEL; THENCE SOUTH 89°59'39" EAST ALONG THE NORTH LINE OF SAID TOWER PARCEL FOR 30.00 FEET TO THE NORTHEAST CORNER OF SAID TOWER PARCEL; THENCE SOUTH 07°07'21" WEST ALONG THE EAST LINE OF SAID TOWER PARCEL FOR 75.00 FEET TO THE POINT OF BEGINNING OF THE CENTERLINE OF THE HEREIN DESCRIBED 30 FOOT WIDE NON-EXCLUSIVE EGRESS, EGRESS AND UTILITY EASEMENT; THENCE SOUTH 89°59'39" EAST FOR 15.00 FEET TO A LINE THAT IS PARALLEL AND OFFSET 15 FEET EAST OF SAID NORTH 07°07'21" WEST ALONG SAID PARALLEL LINE FOR 15.00 FEET; THENCE SOUTH 89°59'39" EAST FOR 112.50 FEET; THENCE NORTH 07°13'12" WEST FOR 132.60 FEET; THENCE NORTH 18°38'12" WEST FOR 43.90 FEET; THENCE NORTH 07°13'12" WEST FOR 224.12 FEET TO AN INTERSECTION WITH SAID NORTH RIGHT-OF-WAY LINE AND THE POINT OF BEGINNING OF THE HEREIN DESCRIBED CENTERLINE.

CONTAINING 18,733 SQUARE FEET (0.0543 ACRES), MORE OR LESS.

NON-EXCLUSIVE UTILITY EASEMENT
(PREPARED BY GEOLINE SURVEYING, INC.)

THAT PART OF THE "ROBERT S. KONGER" PARCEL AS PER THE DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3416, PAGE 224 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, SITUATED IN SECTION 1, TOWNSHIP 29 SOUTH, RANGE 26 EAST, SAID POLK COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE INTERSECTION OF THE EAST LINE OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 1, TOWNSHIP 29 SOUTH, RANGE 26 EAST, POLK COUNTY, FLORIDA WITH A LINE THAT IS PARALLEL WITH AND OFFSET 30 FEET SOUTH OF THE NORTH LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 1, SAID POINT BEING AN ANGLE POINT IN THE SOUTH RIGHT-OF-WAY LINE OF CYPRESS GARDENS ROAD (A VARIABLE WIDTH RIGHT-OF-WAY); THENCE SOUTH 89°48'49" WEST ALONG SAID PARALLEL LINE AND SAID SOUTH RIGHT-OF-WAY LINE FOR 354.81 FEET; THENCE SOUTH 07°13'11" EAST FOR 440.52 FEET TO THE NORTHWEST CORNER OF 30 FOOT BY 75 FOOT TOWER PARCEL; THENCE NORTH 89°59'39" WEST FOR 133.20 FEET; THENCE NORTH 07°07'21" WEST FOR 218.25 FEET; THENCE NORTH 89°59'26" EAST FOR 7.04 FEET; THENCE SOUTH 07°07'00" EAST FOR 20.72 FEET; THENCE NORTH 07°07'00" EAST FOR 2.06 FEET; THENCE SOUTH 07°07'34" EAST FOR 187.53 FEET; THENCE SOUTH 89°59'39" EAST FOR 133.20 FEET; THENCE SOUTH 07°07'21" WEST FOR 10.00 FEET TO THE NORTHEAST CORNER OF SAID TOWER PARCEL; THENCE NORTH 89°59'39" WEST ALONG THE NORTH LINE OF SAID TOWER PARCEL FOR 30.00 FEET TO SAID POINT OF BEGINNING.

CONTAINING 3,853 SQUARE FEET (0.058 ACRES), MORE OR LESS.

LANDSCAPE BUFFER EASEMENT
(PREPARED BY GEOLINE SURVEYING, INC.)

THAT PART OF THE "ROBERT S. KONGER" PARCEL AS PER THE DESCRIPTION RECORDED IN OFFICIAL RECORD BOOK 3416, PAGE 224 OF THE PUBLIC RECORDS OF POLK COUNTY, FLORIDA, SITUATED IN SECTION 1, TOWNSHIP 29 SOUTH, RANGE 26 EAST, SAID POLK COUNTY, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCE AT THE INTERSECTION OF THE EAST LINE OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 1, TOWNSHIP 29 SOUTH, RANGE 26 EAST, POLK COUNTY, FLORIDA WITH A LINE THAT IS PARALLEL WITH AND OFFSET 30 FEET SOUTH OF THE NORTH LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 1, SAID POINT BEING AN ANGLE POINT IN THE SOUTH RIGHT-OF-WAY LINE OF CYPRESS GARDENS ROAD (A VARIABLE WIDTH RIGHT-OF-WAY); THENCE SOUTH 89°48'49" WEST ALONG SAID PARALLEL LINE AND SAID SOUTH RIGHT-OF-WAY LINE FOR 354.81 FEET; THENCE SOUTH 07°13'11" EAST FOR 440.52 FEET TO THE NORTHWEST CORNER OF 30 FOOT BY 75 FOOT TOWER PARCEL; THENCE SOUTH 89°59'39" EAST ALONG THE NORTH LINE OF SAID TOWER PARCEL FOR 30.00 FEET TO THE NORTHEAST CORNER OF SAID TOWER PARCEL; THENCE SOUTH 07°07'21" WEST ALONG THE EAST LINE OF SAID TOWER PARCEL FOR 28.00 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 89°59'39" EAST FOR 10.00 FEET TO A LINE THAT IS PARALLEL AND OFFSET 10 FEET EAST OF SAID EAST LINE; THENCE SOUTH 07°07'21" WEST ALONG SAID PARALLEL LINE FOR 87.00 FEET TO A LINE PARALLEL AND OFFSET 10 FEET WEST OF SAID TOWER PARCEL; THENCE NORTH 07°07'21" EAST ALONG SAID PARALLEL LINE FOR 95.00 FEET TO A LINE THAT IS PARALLEL AND OFFSET 10 FEET NORTH OF THE NORTH LINE OF SAID TOWER PARCEL; THENCE SOUTH 89°59'39" EAST ALONG SAID PARALLEL LINE FOR 40.00 FEET; THENCE SOUTH 07°07'00" WEST FOR 10.00 FEET TO SAID POINT OF BEGINNING.

CONTAINING 2,120 SQUARE FEET (0.05 ACRES), MORE OR LESS.

BOUNDARY AND TOPOGRAPHIC SURVEY

SECTION 1, TOWNSHIP 29 SOUTH, RANGE 26 EAST
POLK COUNTY, FLORIDA
FOR: KIMLEY-HORN

Kimley-Horn

COMMITMENT FOR TITLE INSURANCE REVIEW NOTE

I HAVE REVIEWED THE COMMITMENT FOR TITLE INSURANCE UNDERWRITTEN BY AEG SETTLEMENT SERVICES, DATED DECEMBER 16, 2023, ORDER NO. 8003771, AND FIND AS FOLLOWS WITH RESPECT TO THE EXCEPTIONS LISTED IN SCHEDULE B-SECTION 2 OF SAID COMMITMENT:

1. DEFECTS, LIENS, ENCUMBRANCES, ADVERSE CLAIMS OR OTHER MATTERS, IF ANY, CREATED, FIRST APPEARING IN THE PUBLIC RECORDS OR ATTACHING SUBSEQUENT TO THE EFFECTIVE DATE BUT PRIOR TO THE DATE THE PROPOSED INSURED ACQUIRES FOR VALUE OF RECORD THE ESTATE OR INTEREST OR MORTGAGE THEREON COVERED BY THIS COMMITMENT. NOT THE TYPE TO BE DEPICTED HEREON.
2. TAXES OR SPECIAL ASSESSMENTS WHICH ARE NOT SHOWN AS EXISTING LIENS BY THE PUBLIC RECORDS. NOT THE TYPE TO BE DEPICTED HEREON.
3. ANY ENCROACHMENT, ENCUMBRANCE, VIOLATION, VARIATION, OR ADVERSE CIRCUMSTANCE AFFECTING THE TITLE THAT WOULD BE DISCLOSED BY AN ACCURATE AND COMPLETE LAND SURVEY OF THE LAND. AS DEPICTED HEREON.
4. RIGHTS OR CLAIMS OF PARTIES IN POSSESSION NOT SHOWN BY THE PUBLIC RECORDS. NOT THE TYPE TO BE DEPICTED HEREON.
5. ANY LIEN OR RIGHT TO A LIEN, FOR SERVICES, LABOR, OR MATERIAL HERETOFORE OR HEREAFTER FURNISHED, IMPOSED BY LAW AND NOT SHOWN BY THE PUBLIC RECORDS. NOT THE TYPE TO BE DEPICTED HEREON.
6. EASEMENTS OR CLAIMS OF EASEMENTS, NOT SHOWN BY THE PUBLIC RECORDS. NOT THE TYPE TO BE DEPICTED HEREON.

TAXES

7. TAXES, OR SPECIAL ASSESSMENTS, IF ANY, NOT SHOWN AS EXISTING LIENS BY THE PUBLIC RECORDS. NOT THE TYPE TO BE DEPICTED HEREON.

PARCEL ID #: 26-29-01-00000-02100

LAND: \$48,838.00

BUILDING: \$1,127,000.00

TOTAL: \$1,175,837.00

YEAR: 2023

PERIOD: ANNUALLY

PERIOD DESCRIPTION: TAX AMOUNT PENALTY AMOUNT DUES STATUS DUE DATE

GOOD THRU DATE

ANNUAL (1/1)

\$18,085.06 N/A N/A PAID N/A

MORTGAGES LIENS/JUDGMENTS OTHERS

8. SUBJECT TO AFFIDAVIT OF HOMESTEAD BY ROBERT S. KONGER RECORDED 8/4/2023 IN BOOK 5408 PAGE 173, POLK COUNTY RECORDS. REFERENCES THE PARENT PARCEL. NOT THE TYPE TO BE DEPICTED HEREON.
9. SUBJECT TO EASEMENT FROM ROBERT S. KONGER AND BARBARA A. KONGER, HIS WIFE TO TAMPA ELECTRIC COMPANY RECORDED 6/20/2001 IN BOOK 4730 PAGE 1124, POLK COUNTY RECORDS. AS DEPICTED HEREON.
10. SUBJECT TO EASEMENT FROM ROBERT S. KONGER AND BARBARA A. KONGER, HUSBAND AND WIFE TO TAMPA ELECTRIC COMPANY RECORDED 2/1/2007 IN BOOK 7156 PAGE 1138, POLK COUNTY RECORDS. AS DEPICTED HEREON.
11. PLEASE NOTE: THE LIABILITY FOR THIS REPORT IS LIMITED TO THE COST OF THE REPORT. NOT THE TYPE TO BE DEPICTED HEREON.
12. ATTENTION LOAN CLOSER: IMMEDIATELY UPON CLOSING, PLEASE NOTIFY AMCSS FOR MORTGAGE FILING INSTRUCTIONS. PLEASE CALL AMCSS. NOT THE TYPE TO BE DEPICTED HEREON.



VICINITY MAP
NOT TO SCALE



LOCATION MAP
NOT TO SCALE

GEOLINE SURVEYING, INC.
Professional Land Surveyors
2025 BY STATE, THROUGH STATE A, ALABAMA, LICENSE #0019
(386)916-0500 Fax: (386)916-9988
geoline@geoline.com

PROJECT	NOV032023	DATE	AS SHOWN
DESIGN	FLOYD CURTIS	DATE	MAY 22, 2024
CHECKED	DANE SHORT	PROJECT #	244-21

SEE NAME: FOX HOLLOW
POLK COUNTY, FLORIDA
KIMLEY-HORN

DRAWING 244-238 SHEET 3 OF 3

1.00 GENERAL NOTES

- 1.01 ALL MATERIALS AND WORKMANSHIP SHALL CONFORM TO THE DRAWINGS AND SPECIFICATIONS. ALL WORK SHALL BE DONE IN ACCORDANCE WITH THE LATEST EDITION OF THE STATE, LOCAL AND NATIONAL CODES, ORDINANCES AND OR REGULATIONS APPLICABLE TO THIS PROJECT.
- 1.02 THE CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING THE WORK OF ALL TRADES AND SHALL CHECK ALL DIMENSIONS. ALL DISCREPANCIES SHALL BE CALLED TO THE ATTENTION OF THE PROJECT MANAGER AND/OR ENGINEER AND BE RESOLVED BEFORE PROCEEDING WITH WORK. WHERE THERE IS A CONFLICT BETWEEN DRAWING AND MILESTONE TOWERS SPECIFICATIONS, THE MILESTONE TOWERS PROJECT ENGINEER SHOULD BE CONTACTED FOR CLARIFICATION.
- 1.03 ALL INFORMATION SHOWN ON THE DRAWINGS RELATIVE TO EXISTING CONDITIONS IS GIVEN AS THE BEST PRESENT KNOWLEDGE, BUT WITHOUT GUARANTEE OF ACCURACY. WHERE ACTUAL CONDITIONS CONFLICT WITH THE DRAWINGS, THEY SHALL BE REPORTED TO THE PROJECT MANAGER AND/OR ENGINEER SO THAT PROPER REVISIONS MAY BE MADE. MODIFICATION OF DETAILS OF CONSTRUCTION SHALL NOT BE MADE WITHOUT WRITTEN APPROVAL OF THE PROJECT MANAGER AND/OR ENGINEER.
- 1.04 CONTRACTOR SHALL REVIEW AND BE FAMILIAR WITH SITE CONDITIONS AS SHOWN ON THE ATTACHED SITE PLAN AND/OR SURVEY DRAWINGS.
- 1.05 WAVEGUIDE BRIDGE AND EQUIPMENT CABINETS ARE SHOWN FOR REFERENCE ONLY. REFER TO SEPARATE DRAWINGS FOR SPECIFIC INFORMATION.
- 1.06 ALL FINISHED GRADES SHALL SLOPE MINIMUM 1/4 IN./FT. AWAY FROM EQUIPMENT IN ALL DIRECTIONS. CONTRACTOR SHALL SLOPE SWALES AS REQUIRED ALONG EXISTING TERRAIN TO DRAIN AWAY FROM COMPOUND AND ACCESS DRIVE.
- 1.07 THE PROPOSED TOWER AND TOWER FOUNDATIONS WERE DESIGNED BY OTHERS. TOWER INFORMATION PROVIDED ON THESE PLANS ARE PROVIDED FOR REFERENCE PURPOSES ONLY. NOTIFY ENGINEER OR PROJECT MANAGER OF ANY CONFLICTS OR DISCREPANCIES. CONTRACTOR TO OBTAIN COPY OF TOWER DESIGN DRAWINGS, IF AVAILABLE, FROM MILESTONE TOWERS PROJECT MANAGER TO CONFIRM COAX ROUTING AND ANTENNA MOUNT INFORMATION.
- 1.08 THE CONTRACTOR SHALL PROVIDE ADEQUATE EXCAVATION SLOPING, SHORING, BRACING, AND GUYS IN ACCORDANCE WITH ALL NATIONAL, STATE, AND LOCAL SAFETY ORDINANCES.
- 1.09 UPON COMPLETION OF CONSTRUCTION, CONTRACTOR IS RESPONSIBLE FOR REPAIRING ANY DAMAGE CAUSED BY CONSTRUCTION ACTIVITIES TO THE EXISTING ACCESS ROAD AND COMPOUND GRAVEL AREAS. ANY NEW FILL MATERIALS SHALL BE COMPACTED.
- 1.10 THE CONTRACTOR IS HEREBY NOTIFIED THAT PRIOR TO COMMENCING CONSTRUCTION, HE IS RESPONSIBLE FOR CONTACTING THE UTILITY COMPANIES INVOLVED AND SHALL REQUEST A VERIFICATION AT THE CONSTRUCTION SITE OF THE LOCATIONS OF THEIR UNDERGROUND UTILITIES AND WHERE THEY MAY POSSIBLY CONFLICT WITH THE PLACEMENT OF IMPROVEMENTS AS SHOWN ON THESE PLANS. THE CONTRACTOR OR ANY SUBCONTRACTOR FOR THIS CONTRACT WILL BE REQUIRED TO NOTIFY "SUNSHINE 811" 48 HOURS IN ADVANCE OF PERFORMING ANY WORK BY CALLING THE TOLL FREE NUMBER (800) 432-4770 (OR 811). ANY UTILITIES DAMAGED BY CONSTRUCTION ACTIVITIES SHALL BE REPAIRED BY THE CONTRACTOR, AT NO EXPENSE TO THE OWNER.
- 1.11 CONTRACTOR TO PROVIDE DUMPSTER AND PORTABLE TOILET FACILITY DURING CONSTRUCTION.
- 1.12 CONTRACTOR TO PROVIDE STYMIE LOCK OR EQUIVALENT AS APPROVED BY MILESTONE TOWERS PROJECT MANAGER.
- 1.13 CONTRACTOR TO PROVIDE ANY NECESSARY SIGNAGE PER MILESTONE TOWERS PROJECT MANAGER'S INSTRUCTIONS. SEE DETAIL ON SHEET C3.



PROJECT INFORMATION:

SITE NAME:
FOX HOLLOW

4754 CYPRESS GARDEN RD
WINTER HAVEN, FL 33884
POLK COUNTY

PLANS PREPARED BY:



11720 AMBER PARK DRIVE, SUITE 600
ALPHARETTA, GA 30009
PHONE: 770-818-4260
WWW.KIMLEY-HORN.COM

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TCK ALP

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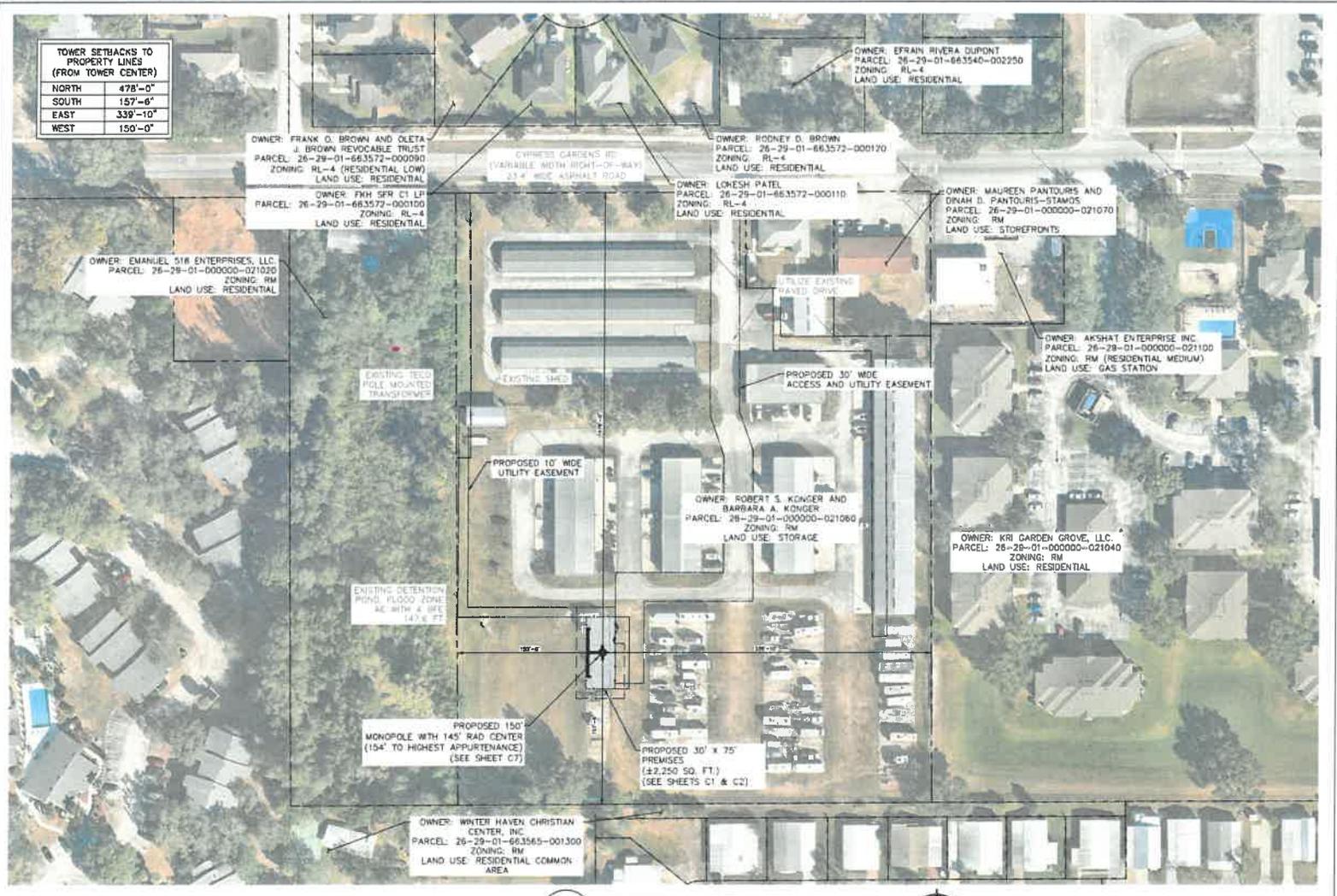
GENERAL NOTES

SHEET NUMBER:

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TOWER SETBACKS TO PROPERTY LINES (FROM TOWER CENTER)	
NORTH	478'-0"
SOUTH	157'-6"
EAST	339'-10"
WEST	150'-0"



1 OVERALL AERIAL PLAN
C0 SCALE: 1" = 50'



SURVEY NOTE:
 1. MILESTONE TOWERS STAFF SHALL COORDINATE WITH THE PROPERTY OWNER TO OBTAIN THE PROPER EASEMENT AGREEMENTS TO CONSTRUCT AND MAINTAIN EQUIPMENT IN AND AROUND THE TOWER COMPOUND.
 2. PROPOSED COMPOUND LAYOUT BASED ON SURVEY PROVIDED BY GEOLINE SURVEYING, INC. DATED 07/29/24 AND SITE VISIT ON 05/22/24.



PROJECT INFORMATION:

SITE NAME:
FOX HOLLOW
 4754 CYPRESS GARDEN RD
 WINTER HAVEN, FL 33884
 POLK COUNTY

PLANS PREPARED BY:

Kimley»Horn
 11720 AMBER PARK DRIVE, SUITE 800
 ALPHARETTA, GA 30009
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KHA PROJECT NUMBER:

013273014

DRAWN BY: CHECKED BY:

TGK ALP

SHEET TITLE:

OVERALL AERIAL PLAN

SHEET NUMBER:

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TOWER SETBACKS TO PROPERTY LINES (FROM TOWER CENTER)	
NORTH	478'-0"
SOUTH	157'-6"
EAST	339'-10"
WEST	150'-0"

SITE PLAN NOTES:

- THE SUBJECT PARCEL INFORMATION:
OWNER: KONGER ROBERT S
MAILING ADDRESS: 4754 CYPRESS GARDENS RD
WINTER HAVEN, FL 33884

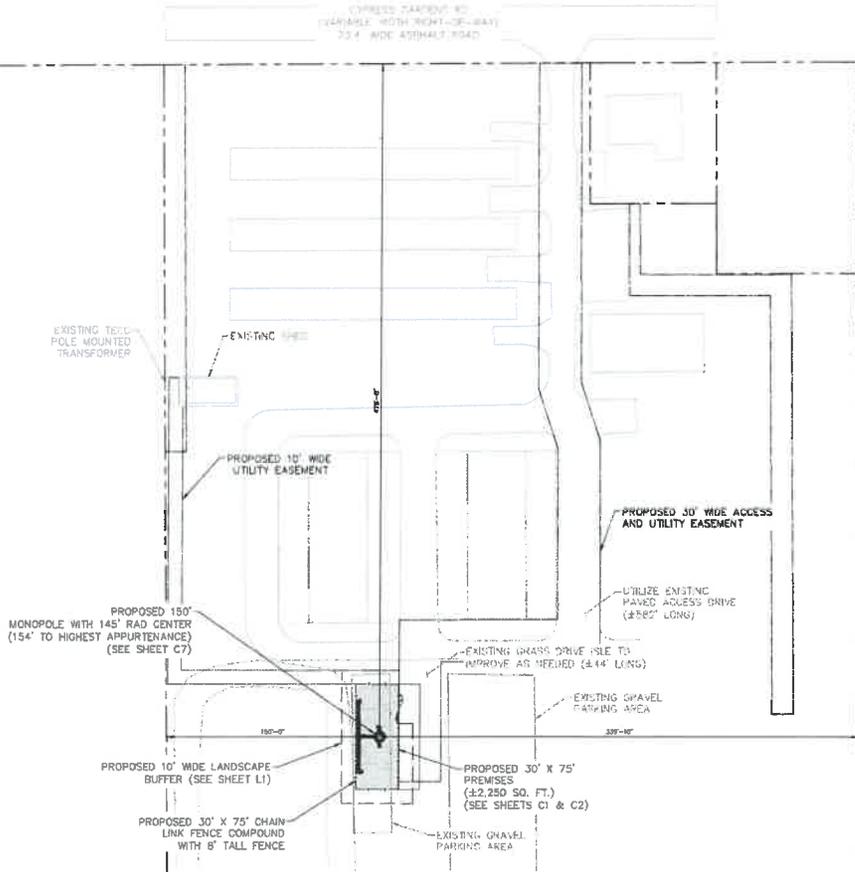
PREMISES ADDRESS: 4754 CYPRESS GARDENS RD
WINTER HAVEN, FL 33884

COUNTY: POLK COUNTY
MAP/PARCEL ID (PIN): 26-29-01-000000-021080
ZONING: RM - RESIDENTIAL MEDIUM
LAND USE: MINI WAREHOUSE
- THE LOCATION OF THE PROPOSED TELECOMMUNICATIONS MONOPOLE IS APPROXIMATELY LOCATED AS FOLLOWS:
LATITUDE: ± N 27° 59' 17.28"
LONGITUDE: ± W 81° 39' 50.20"

PARCEL AREA: 0.88 ACRES
DISTURBANCE AREA: 3,570 SQ. FT (0.08 ACRES)
- PER THE FCC ASK, THE NEAREST EXISTING TELECOMMUNICATIONS TOWER IS A 188' SELF-SUPPORT TOWER APPROXIMATELY 1.44 MILES TO THE WNW.
ASK# 1239358
OWNER: AMERICAN TOWERS, LLC
LAT: 27° 59' 38.10" N
LONG: 81° 41' 10.90" W

- LINE TYPES:**
- BOUNDARY LINE - PARENT PARCEL
 - EASEMENT LINE
 - FENCE LINE - PROPOSED CHAIN LINK
 - FENCE LINE - EXISTING CHAIN LINK

- SURVEY NOTE:**
- MILESTONE TOWERS STAFF SHALL COORDINATE WITH THE PROPERTY OWNER TO OBTAIN THE PROPER EASEMENT AGREEMENTS TO CONSTRUCT AND MAINTAIN EQUIPMENT IN AND AROUND THE TOWER COMPOUND.
 - PROPOSED COMPOUND LAYOUT BASED ON SURVEY PROVIDED BY GEOLINE SURVEYING, INC. DATED 07/29/24 AND SITE VISIT ON 05/22/24.



1 OVERALL SITE PLAN
C1 SCALE: 1" = 40'



PROJECT INFORMATION:

SITE NAME:
FOX HOLLOW

4754 CYPRESS GARDEN RD
WINTER HAVEN, FL 33884
POLK COUNTY

PLANS PREPARED BY:
Kimley»Horn
11723 AMBER PARK DRIVE, SUITE 600
ALPHARETTA, GA 30009
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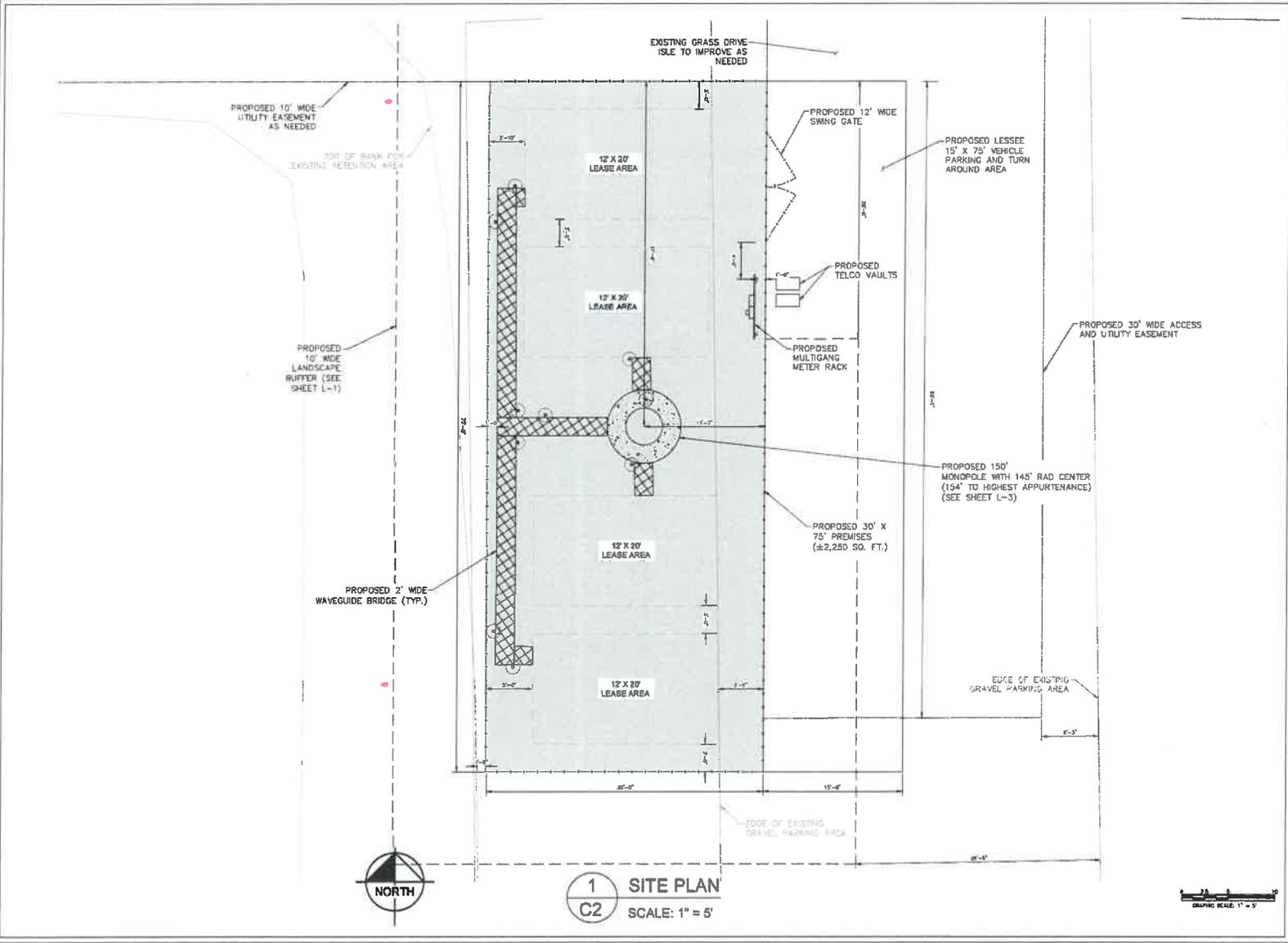
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OVERALL SITE PLAN

SHEET NUMBER:
C1

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1
C2 SITE PLAN
 SCALE: 1" = 5'



PROJECT INFORMATION:

SITE NAME:
FOX HOLLOW

4754 CYPRESS GARDEN RD
WINTER HAVEN, FL 33884
POLK COUNTY

PLANS PREPARED BY:

Kimley»Horn
11720 AMES PARK DRIVE, SUITE 600
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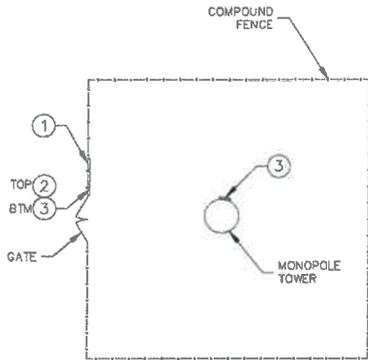
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SITE PLAN

SHEET NUMBER:

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NOTE: SEE TYPICAL SIGNS AND SPECIFICATIONS DETAIL ON THIS SHEET FOR SIGN DESIGNATIONS.



1 MILESTONE COMMUNICATIONS SITE INFORMATION SIGN
 SIZE: 18" x 24" (ALUMINUM)
 (TO BE MOUNTED ON GATE)
 PROVIDED BY MILESTONE COMMUNICATIONS



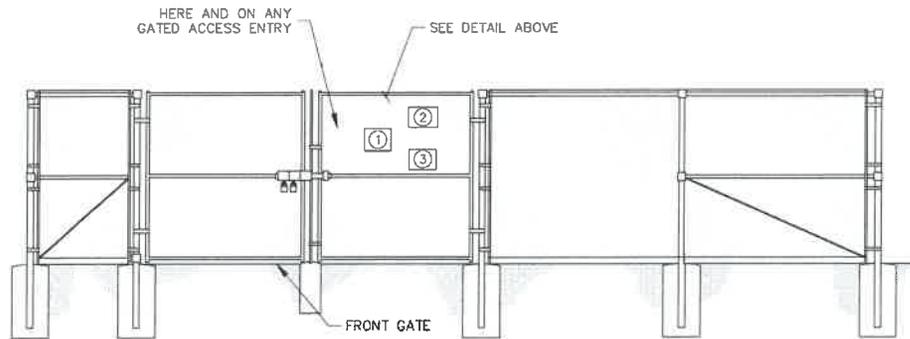
2 MILESTONE RULES AND REGULATIONS SIGN
 SIZE: 12" x 18" (ALUMINUM)
 (TO BE MOUNTED ON GATE)
 PROVIDED BY MILESTONE COMMUNICATIONS



3 EXAMPLE FCC REGISTRATION NUMBER SIGN
 SIZE: 14" x 10" (ALUMINUM)
 (TO BE MOUNTED ON GATE)
 PROVIDED BY MILESTONE COMMUNICATIONS

1 SIGN PLACEMENT PLAN VIEW
 C3 NOT TO SCALE

2 TYPICAL SIGNS AND SPECIFICATIONS
 C3 NOT TO SCALE



3 SIGN PLACEMENT FRONT GATE VIEW
 C3 NOT TO SCALE

SIGNAGE NOTES:
 1. SIGNS SHALL BE FABRICATED FROM CORROSION RESISTANT PRESSED METAL, AND PAINTED WITH LONG LASTING UV RESISTANT COATINGS.
 2. SIGNS (EXCEPT WHERE NOTED OTHERWISE) SHALL BE MOUNTED TO THE TOWER, GATE, AND FENCE USING A MINIMUM OF 9 GAUGE ALUMINUM WIRE, HOG RINGS (AS UTILIZED IN FENCE INSTALLATIONS) OR BRACKETS WHERE NECESSARY. BRACKETS SHALL BE OF SIMILAR METAL AS THE STRUCTURE TO AVOID GALVANIC CORROSION.

Milestone Towers

PROJECT INFORMATION:

SITE NAME:
 FOX HOLLOW

4754 CYPRESS GARDEN RD
 WINTER HAVEN, FL 33884
 POLK COUNTY

PLANS PREPARED BY:

Kimley»Horn

11720 JAMES PARK DRIVE, SUITE 800
 ALPHARETTA, GA 30009
 PHONE: 770-815-4286
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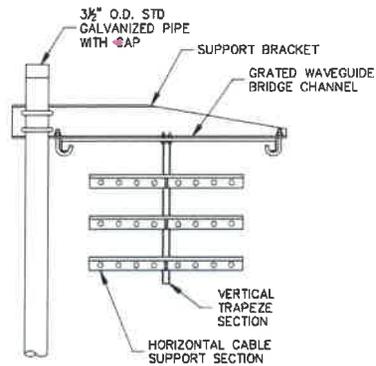
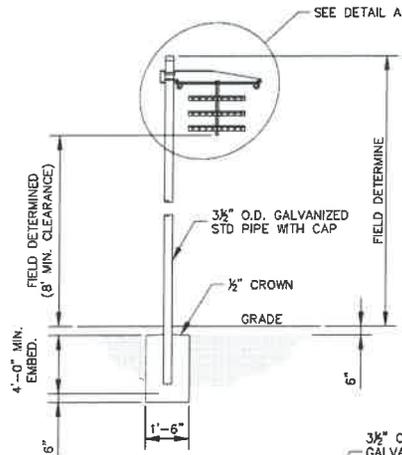
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SITE SIGNAGE DETAILS

SHEET NUMBER:

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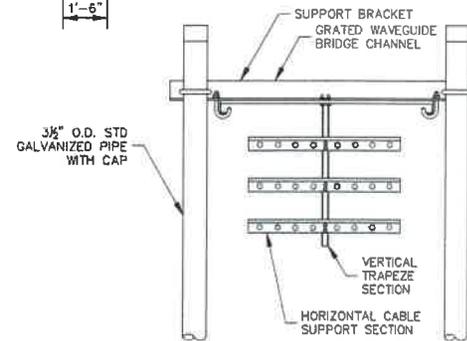
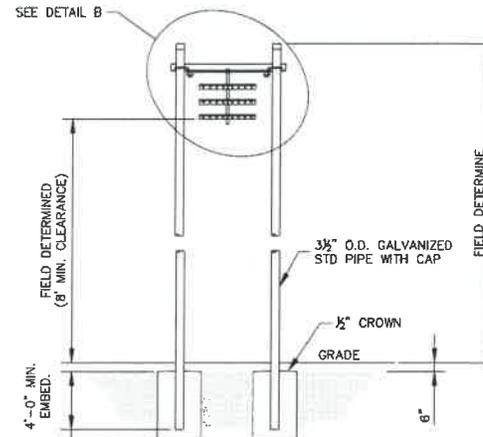
DETAIL A

ANDREW 1 POST WAVEGUIDE BRIDGE KIT (PART #WB-K210-B15, OR APPROVED EQUIVALENT)

NOTE:

1. ALL MATERIALS FURNISHED BY CONTRACTOR UNLESS OTHERWISE NOTED.

1 WAVEGUIDE BRIDGE DETAIL
C4 NOT TO SCALE



DETAIL B

ANDREW 2 POST WAVEGUIDE BRIDGE KIT (PART #WB-K410-B15, OR APPROVED EQUIVALENT)

NOTE:

1. ALL MATERIALS FURNISHED BY CONTRACTOR UNLESS OTHERWISE NOTED.

2 WAVEGUIDE BRIDGE DETAIL (ALT DESIGN - 2 PIPE COLUMNS)
C4 NOT TO SCALE



PROJECT INFORMATION:

SITE NAME:
FOX HOLLOW

4754 CYPRESS GARDEN RD
WINTER HAVEN, FL 33884
POLK COUNTY

PLANS PREPARED BY:

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WAVEGUIDE BRIDGE DETAILS

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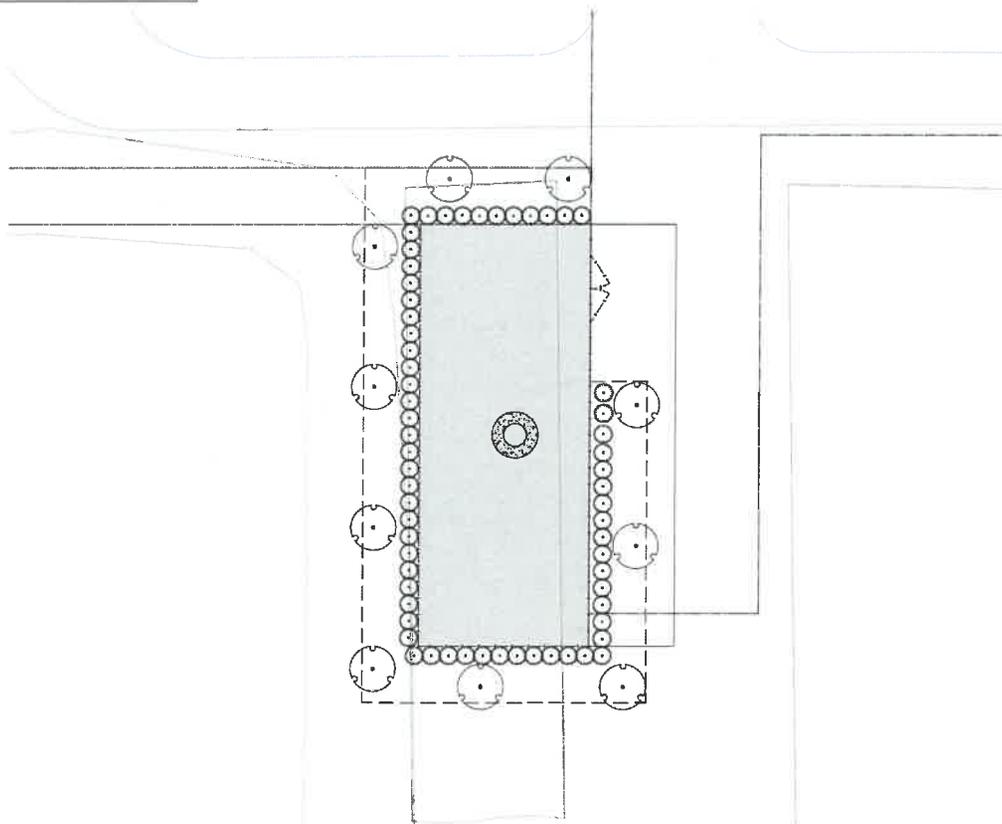
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PLANT SCHEDULE

SYMBOL	QTY	COMMON NAME	BOTANICAL NAME	SPECIFICATIONS
	10	GREEN BUTTONWOOD	CONOCARPUS ERECTUS SERICEUS	2.5" CAL., 10' HT MIN AT PLANTING, FULL, NOT TO EXCEED 25' O.C. SPACING, MULTI-TRUNK FL #1, 4' CANOPY SPREAD
	63	WAX MYRTLE	MYRTICA CERIFERA	36" HT MIN AT PLANTING, 3' O.C., FL #1, 5 GAL. FULL TO BASE

LANDSCAPE INSTALLATION NOTES:

- PROPOSED LANDSCAPING SHALL COMPLY WITH LDC SECTION 4.06.05.
- ALL PLANT MATERIALS SHALL BE FLORIDA #1 OR BETTER AS GIVEN IN, GRADES AND STANDARDS FOR NURSERY PLANTS, CURRENT EDITION, PUBLISHED BY THE FLORIDA DEPARTMENT OF AGRICULTURE AND CONSUMER SERVICES.
- SIZES SPECIFIED IN THE PLANT LIST ARE MINIMUM SIZES TO WHICH THE PLANTS ARE TO BE INSTALLED. TRUNK CALIPER IS MEASURED SIX INCHES ABOVE THE GROUND ON TREES.
- ALL LANDSCAPING SHALL BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH THE COLLIER COUNTY STANDARDS AND IN ACCORDANCE WITH CURRENT INDUSTRY STANDARDS IN A NEAT, HEALTHY, AND WEED FREE CONDITION.
- IT IS THE LANDSCAPE CONTRACTORS RESPONSIBILITY TO ENSURE THAT ALL PLANT BED AREAS HAVE PROPER DRAINAGE FOR OPTIMUM GROWTH OF LANDSCAPE MATERIAL BEFORE INSTALLATION BEGINS.
- THE CONTRACTOR SHALL ENSURE THAT ALL PLANTING ISLANDS AND OTHER AREAS SHALL BE CLEAN OF TRASH, CONSTRUCTION DEBRIS OTHER WASTE MATERIALS TO A DEPTH OF 24" PRIOR TO LANDSCAPE INSTALLATION.
- THE LANDSCAPE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFICATION OF ALL UNDERGROUND AND OVERHEAD UTILITIES. PLANT MATERIAL IS TO BE LOCATED SUCH THAT IT WILL NOT INTERFERE WITH ANY UNDERGROUND OR OVERHEAD UTILITIES.
- ALL PLANT BEDS AND TREE RINGS SHALL BE TREATED WITH A PRE-EMERGENT HERBICIDE AND THEN TOP-DRESSED WITH 3" DEEP PINE BARK MULCH. ALL NEW TREES SHALL HAVE A TREE RING WITH A MINIMUM 24" RADIUS. ALL NEW TREES AND PALMS SHALL BE STAKED.
- TREES, SHRUBS AND GROUND COVER SHALL BE INSTALLED USING THE FOLLOWING PROCEDURE: PLANT PITS SHALL BE EXCAVATED TO TWICE THE DIAMETER OF THE PLANT ROOT BALL, AERATE EXISTING SOIL BEFORE BACKFILLING PIT, ADD AGRIFORM FERTILIZER TABLETS TO EACH PLANT PIT, AS PER THE SPECIFICATIONS.
- TREE INSTALLATION: ALL REQUIRED TREES SHALL BE INSTALLED 1" - 2" ABOVE FINISH GRADE. TREES INSTALLED OR BURIED TOO DEEP SHALL BE RESET TO THIS STANDARD. REMOVE THE TOP 1/3 OF THE WIRE BASKETS ON ALL B & B STOCK.
- THE CONTRACTOR MUST MAINTAIN THE LANDSCAPING FOR 1 YEAR FROM THE DATE OF CONSTRUCTION COMPLETION. THIS INCLUDES BUT IS NOT LIMITED TO WATERING AND INSURING THAT THE LANDSCAPING DOES NOT DIE. IF ANY OF THE LANDSCAPING DIES WITHIN THE 1 YEAR TIME FRAME, THE CONTRACTOR MUST REPLACE IT WITH EQUIVALENT LANDSCAPING. LOCAL JURISDICTION WATERING GUIDELINES SHALL BE FOLLOWED THOROUGHLY.
- CONTRACTOR MUST CONFIRM LANDSCAPE REQUIREMENTS AND SPECIFICATIONS WITH LOCAL JURISDICTION.
- WHERE EXISTING TREES REMAIN, LOCATION/SPACING OF NEW LANDSCAPING MAY BE MODIFIED TO AVOID CONFLICT.



1 LANDSCAPING PLAN
L1 SCALE: 1" = 10'



PROJECT INFORMATION:

SITE NAME:
FOX HOLLOW

4754 CYPRESS GARDEN RD
WINTER HAVEN, FL 33884
POLK COUNTY

PLANS PREPARED BY:

Kimley»Horn

11220 ANSER PARK DRIVE, SUITE 800
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LANDSCAPING PLAN

SHEET NUMBER:

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