

SANTA MARIA CONDOMINIUMS MARINE RE-CONSTRUCTION DRAWINGS

7317 ESTERO BLVD, FORT MYERS BEACH, FLORIDA 33931

STRAP NO.: 03-47-24-W1-06600.00CE

SECTION: 03, TOWNSHIP: 47S, RANGE: 24E

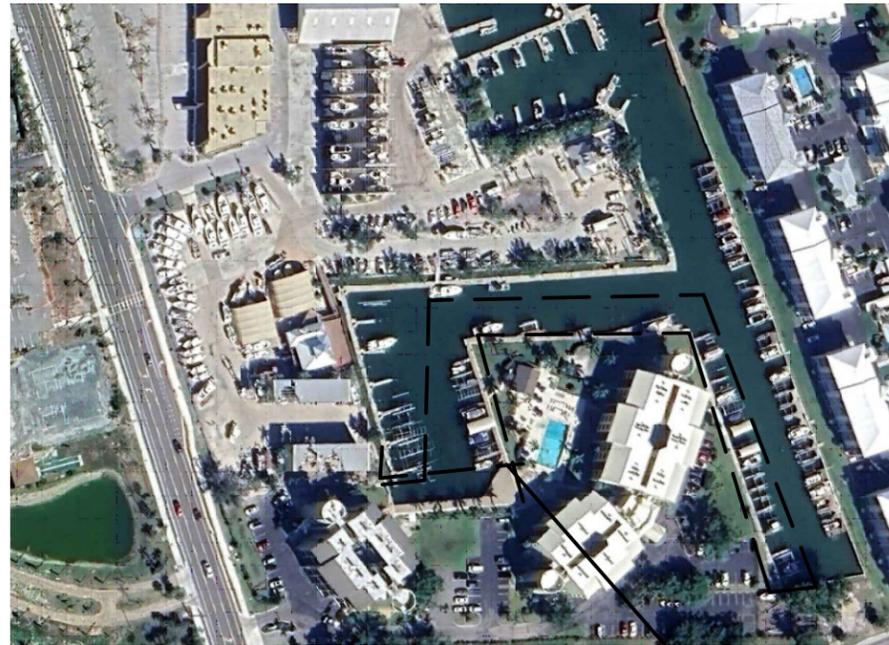
GENERAL NOTES

SCOPE OF WORK:

- 1) ALL WORK SHALL BE DONE IN COMPLIANCE WITH THE FLORIDA COMMERCIAL BUILDING CODE, 8TH EDITION 2023 AND ALSO WITH ALL CURRENT AMENDMENTS.
- 2) THE WORK CONSISTS OF PROVIDING ALL CONSTRUCTION, LABOR, EQUIPMENT, MATERIAL & OPERATIONS IN CONNECTION WITH THE REPAIR AND REPLACEMENT OF THE EXISTING DOCKS AND RELATED IMPROVEMENTS AS SHOWN ON THESE DRAWINGS.
- 3) ALL APPLICABLE PERMITS SHALL BE POSTED ON SITE AND STORED WITHIN AN APPROVED WEATHERPROOF CONTAINER PRIOR TO CONSTRUCTION COMMENCEMENT.
- 4) FIELD VERIFY ALL PROPERTY BOUNDARIES AND EASEMENTS PRIOR TO COMMENCEMENT OF CONSTRUCTION. REFERENCE SURVEY PINS AT ALL TIMES DURING FIELD MEASUREMENTS. PLEASE NOTE, THE FOLLOWING PLANS WERE PREPARED BASED ON THE AVAILABLE INFORMATION AT TIME OF PREPARATION. NO WARRANTY OF ANY KIND, IMPLIED OR EXPLICITLY STATED, IS PROVIDED ON THESE DRAWINGS WITH RESPECT TO ELEVATION OR HORIZONTAL PLACEMENT OF THE PROPOSED CONSTRUCTION.
- 5) CLEAR AND GRUB ALL VEGETATION PERMITTED BY LOCAL, REGIONAL, AND NATIONAL ORDINANCES. ALL DEBRIS GENERATED THROUGH CLEARING SHALL BE TRANSPORTED AND DISPOSED OF IN APPLICABLE LANDFILL FACILITY (I.E. CLASS I OR CLASS III)
- 6) CONTRACTOR SHALL BE RESPONSIBLE TO INSTALL APPROVED TURBIDITY SCREEN AS INDICATED IN THESE DRAWINGS THROUGHOUT CONSTRUCTION AND A MINIMUM OF 24 HOURS AFTER CONSTRUCTION COMPLETION. CONTRACTOR TO REFER TO DEP, ACOE AND LOCAL JURISDICTIONS FOR TURBIDITY CONTROL AND SOIL CONTAINMENT REQUIREMENTS.
- 7) CONTRACTOR TO CONFIRM REMOVAL OF ALL EXISTING DOCK COMPONENTS (WITH THE EXCEPTION OF REMAINING SEAWALL COMPONENTS) PRIOR TO INSTALLATION OF ANY NEW DOCK/SEAWALL COMPONENTS
- 8) EXCAVATE EXISTING SHORE LINE TO ACCOMMODATE PRELIMINARY PRECAST SEAWALL PANEL PLACEMENT
- 9) CONSTRUCT ±1,130 LINEAR FEET OF CORRUGATED SHEET PILE SEAWALL IMMEDIATELY ADJACENT TO THE EXISTING SEAWALL ON THE WATER SIDE ALONG WITH ASSOCIATED SEAWALL CAP AND ADJACENT WALKWAY AND 8' RETURNS ON EITHER SIDE OF THE PROPERTY LINE.
- 10) REMOVE AND REPLACE APPROXIMATELY 4,794 SQUARE FEET OF DOCK. NEW FOOTPRINT SHALL REMAIN COMPLETELY WITHIN EXISTING DOCK FOOTPRINT THROUGHOUT.
- 11) SEAWALL SHALL MAINTAIN LINEAR ORIENTATION COMPARABLE TO ADJACENT PROPERTY SEAWALLS AND FINAL CAP ELEVATION SHALL MATCH EXISTING ADJACENT SEAWALL CAP ELEVATION UNLESS OTHERWISE SPECIFIED IN THESE DRAWINGS.
- 12) CONTRACTOR SHALL BE RESPONSIBLE FOR CONSTRUCTION MEANS AND METHODS AND SHALL PROTECT AND SHORE ADJACENT STRUCTURES AS REQUIRED DURING CONSTRUCTION.

PREPARED FOR:

*Santa Maria Dock Cooperative
7317 Estero Blvd
Fort Myers Beach, Florida 33931*



DRAWING CONTENTS

- SHEET 1 - COVER SHEET AND GENERAL NOTES
- SHEET 2 - AERIAL VIEW
- SHEET 3 - DEMOLITION SITE PLAN
- SHEET 4 - PROPOSED SITE PLAN
- SHEET 5 - ENLARGED PROPOSED SITE PLAN A
- SHEET 6 - ENLARGED PROPOSED SITE PLAN B
- SHEET 7 - ENLARGED PROPOSED SITE PLAN C
- SHEET 8 - ENLARGED PROPOSED SITE PLAN D
- SHEET 9 - DOCK CONSTRUCTION DETAILS
- SHEET 10 - SEAWALL CONSTRUCTION DETAILS
- SHEET 11 - SEAWALL CONSTRUCTION DETAILS
- SHEET 12 - SEAWALL CONSTRUCTION DETAILS

SITE LOCATION

CONSTRUCTION NOTES:

- 1) CONSTRUCTION SHALL CONFORM WITH ALL APPLICABLE SECTIONS OF THE CURRENT FLORIDA DEPARTMENT OF TRANSPORTATION (FDOT) STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION, AND CITY/COUNTY DEPARTMENT OF COMMUNITY DEVELOPMENT STANDARDS. IN ADDITION, WORK TO BE PERFORMED IN ACCORDANCE WITH ARMY CORPS OF ENGINEERS (ACOE) PERMITTING GUIDELINES.
- 2) CONCRETE SEAWALL TO BE INSTALLED WITH VERTICAL ALIGNMENT TOLERANCE = 1/4" PER FOOT
- 3) THE CANAL FACE OF THE SEAWALL SLABS IS TO BE PLACED ON THE PROPERTY LINE (+/- 6") UNLESS INSTRUCTED OTHERWISE BY PERMIT.
- 4) IF APPLICABLE, PRECAST SEAWALL PANEL MINIMUM EMBEDMENT TO BE BELOW MUDLINE = 50% MINIMUM PENETRATION OF PANEL UNLESS ALTERNATE DESIGN PROVIDED FOR WITHIN THESE DRAWINGS ACCOMPANIED BY GEOTECHNICAL RECOMMENDATIONS.
- 5) SEAWALL CAP ELEVATION TO MATCH EXISTING SEAWALL CAP UNLESS NOTED OTHERWISE. IN CASES WHERE NEW SEAWALL ELEVATION IS HIGHER AT PROPERTY LINE, NEW SEAWALL ENDS SHALL BE LEVEL WITH A SITE SPECIFIC DESIGN RETURN.
- 6) CONCRETE (TYPE II CEMENT, CLASS II CONCRETE) IS TO HAVE THE FOLLOWING MINIMUM COMPRESSIVE STRENGTHS AT 28 DAYS AND COMPLY WITH FDOT SPECIFICATION PORTLAND CEMENT CONCRETE:
 - 6)1) SEAWALL PANEL = 5,000 PSI
 - 6)2) ALL OTHER CONCRETE UNLESS NOTE OTHERWISE = 5,000 PSI
- 7) REINFORCING FOR SEAWALL CAP AND PRECAST SEAWALL PANELS SHALL BE AS NOTED IN DETAILS ON SHEET 4 AND SHEET 5.
- 8) ALL EXPOSED CONCRETE SURFACES SHALL HAVE A CLASS 3 FINISH IN ACCORDANCE WITH FDOT SPECIFICATION FINISHING CONCRETE. ALL UNEXPOSED SURFACES ARE TO BE FREE OF HONEYCOMBING, SPAULING, AND MAJOR IMPERFECTIONS.
- 9) BACKFILL BELOW TIE-RODS, DEADMAN ANCHORS AND/OR HELICAL ANCHORS SHALL BE HAND-COMPACTED TO PROVIDE FULL SUPPORT TO PREVENT BENDING, FRACTURING, OR DISPLACEMENT DURING COMPACTION EFFORTS. BACK-FILL IS TO BE COMPACTED TO A STABLE DENSITY SUCH THAT NO APPRECIABLE SETTLEMENT OCCURS AFTER COMPLETION OF CONSTRUCTION.
- 10) BACKFILL SHALL BE FREE FROM DEBRIS INCLUDING TREE ROOTS GREATER THAN 1/2" AND CONCRETE REMAINS.
- 11) THE CONTRACTOR SHALL STABILIZE FINISHED SLOPE FROM SEAWALL CAP TO A MINIMUM OF 32 INCHES PAST THE TOP OF BANK WITH SOD. ALL OTHER DISTURBED AREAS SHALL BE SEEDED AND MULCHED OR GRASSED.
- 12) THE CONTRACTOR SHALL BE RESPONSIBLE TO INSTALL APPROVED TURBIDITY SCREENS IN PLACE DURING ANY AND ALL CLEARING, EXCAVATING, JETTING, AND BACKFILLING OPERATIONS WHICH TOTALLY ENCLOSES THE CONSTRUCTION SITE. SCREENS ARE TO REMAIN IN PLACE 24 HOURS MINIMUM AFTER CONSTRUCTION CEASES OR UNTIL TURBIDITY LEVEL IS 20 OR LESS NTU ABOVE THE PRE-CONSTRUCTION TURBIDITY LEVEL. SCREENS MUST EXTEND FROM THE WATER SURFACES TO THE BOTTOM AND BE ADEQUATELY WEIGHTED TO KEEP THEM IN PLACE DURING ALL OPERATIONS. THERE SHALL BE ADEQUATE FLOATATION AT THE SURFACE TO PREVENT OVERFLOW. THIS FLOATATION MUST BE BRIGHTLY COLORED TO MAXIMIZE VISIBILITY.
- 13) CONTRACTOR SHALL PREVENT ANY DAMAGE TO ADJACENT SEAWALL AND CAP. ANY STRUCTURE VISIBLY OR STRUCTURALLY IMPACTED BEYOND REPAIR SHALL BE REPLACED AND/OR RE-POURED TO THE NEXT UNDAMAGED SEAWALL PANEL/SECTION.

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MARINE RE-CONSTRUCTION DRAWINGS
SANTA MARIA CONDOMINIUMS
MARINE RE-CONSTRUCTION DRAWINGS
7317 ESTERO BLVD
FORT MYERS BEACH, FLORIDA, 33931
STRAP NO.: 03-14-24-W1-0660.00CE

DRAWN BY: I.K.
DATE: 05-19-2024
PROJ. NO.: 24-122
REVIEWED BY: D.C.B.

SHEET No.

SHEET 1



AERIAL VIEW

SCALE: 1" = 200'

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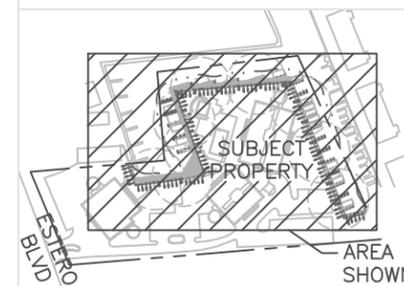
APPROXIMATE PROPERTY BOUNDARY
(AS INTERPOLATED FROM THE
PROPERTY APPRAISER'S DATABASE)

REMOVE 12 FINGER
DOCKS (APPROXIMATELY
100 SQUARE FEET EACH)
ALONG WITH ASSOCIATED
PILE SUPPORTS (TYP)

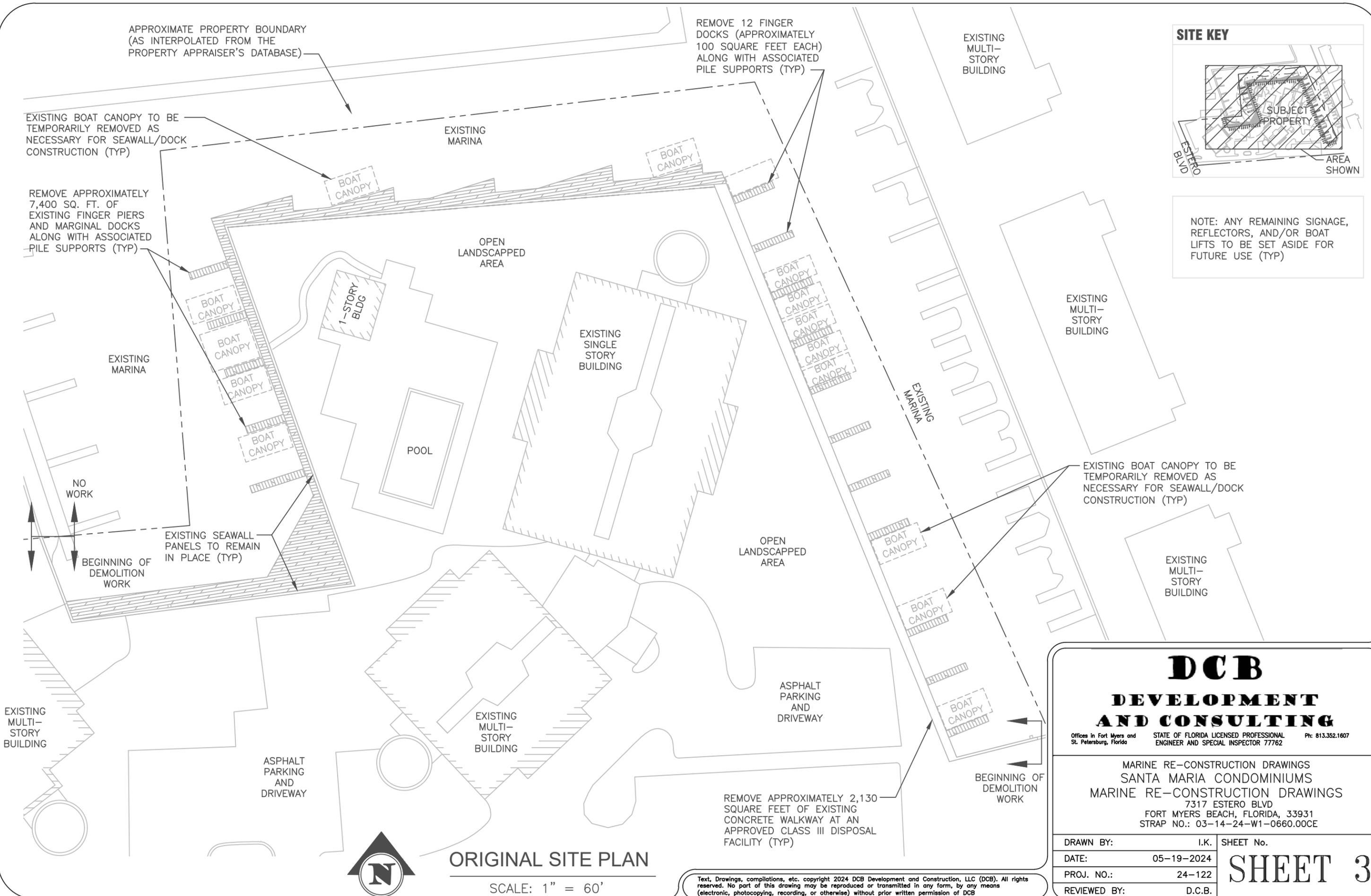
EXISTING BOAT CANOPY TO BE
TEMPORARILY REMOVED AS
NECESSARY FOR SEAWALL/DOCK
CONSTRUCTION (TYP)

REMOVE APPROXIMATELY
7,400 SQ. FT. OF
EXISTING FINGER PIERS
AND MARGINAL DOCKS
ALONG WITH ASSOCIATED
PILE SUPPORTS (TYP)

SITE KEY



NOTE: ANY REMAINING SIGNAGE,
REFLECTORS, AND/OR BOAT
LIFTS TO BE SET ASIDE FOR
FUTURE USE (TYP)



EXISTING
MULTI-
STORY
BUILDING

ASPHALT
PARKING
AND
DRIVEWAY



ORIGINAL SITE PLAN

SCALE: 1" = 60'

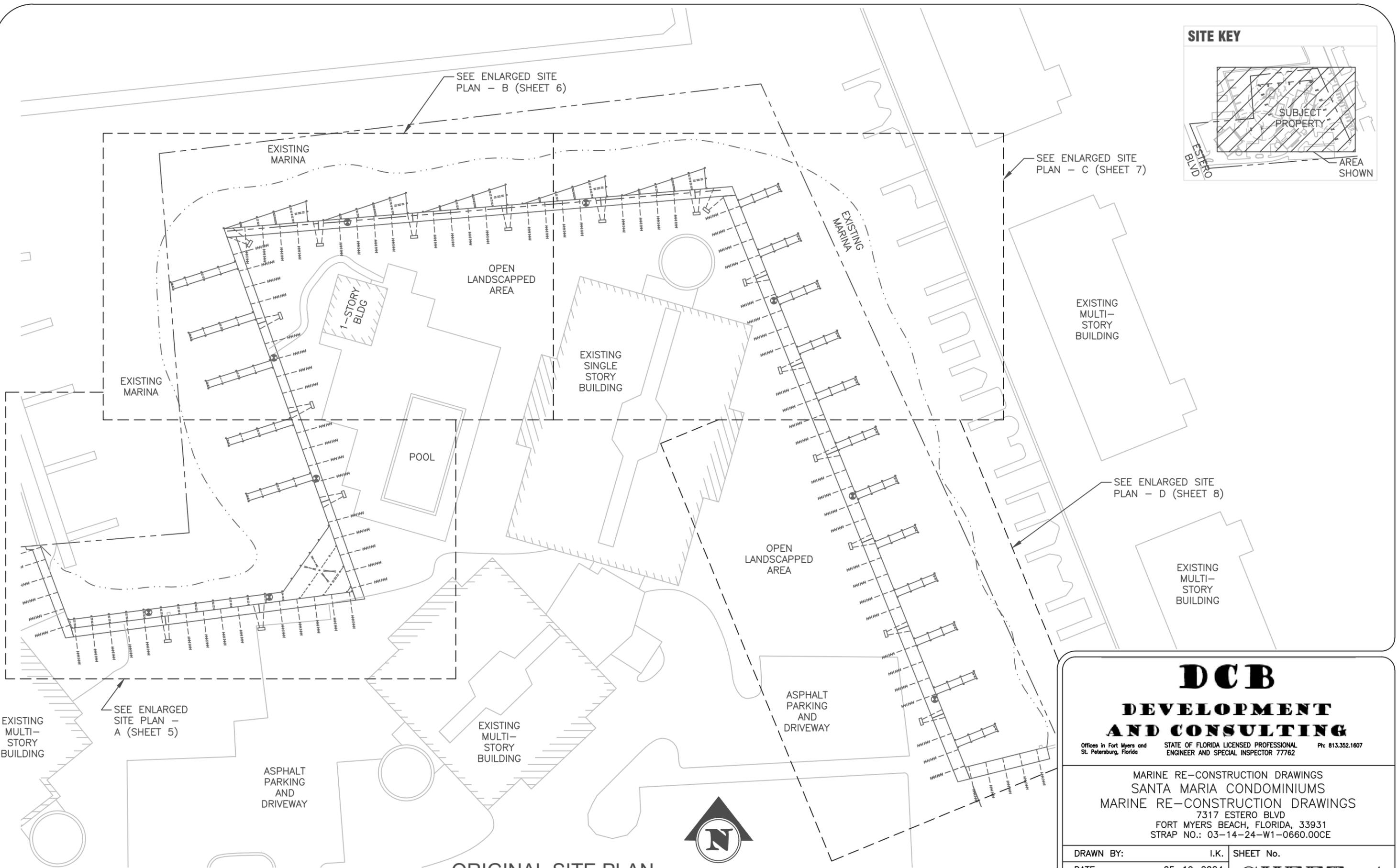
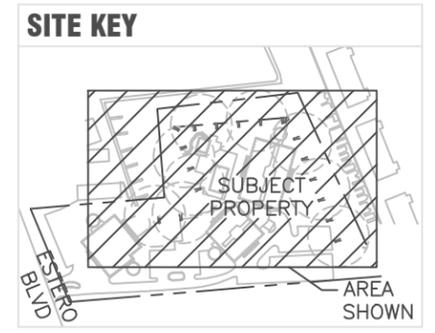
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ORIGINAL SITE PLAN

SCALE: 1" = 60'



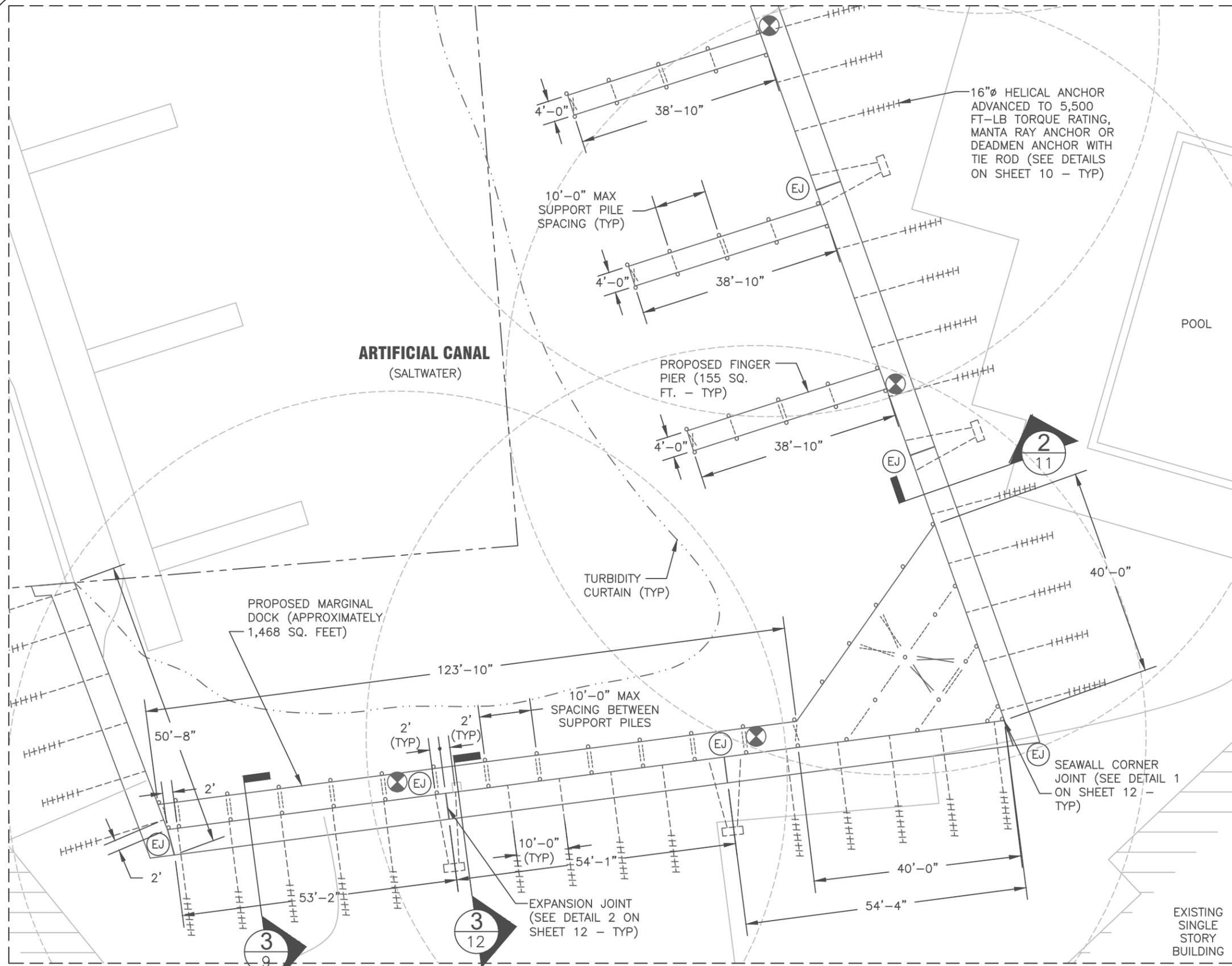
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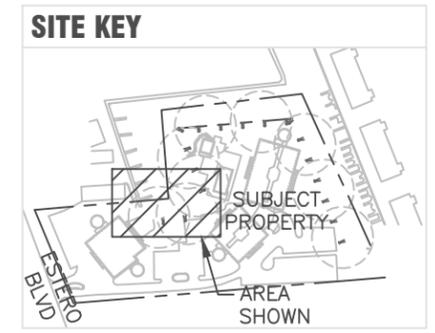
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ENLARGED PROPOSED SITE PLAN - A

SCALE: 1" = 20'



- NOTES**
- PILES TO BE EVENLY SPACED BUT NO GREATER THAN 10' ON CENTER

- LEGEND**
- FIRE EXTINGUISHER RATED TO EXTINGUISH CLASS A, CLASS B, OR CLASS C FIRES PER NFPA 1, CHAPTER 28 (28.1.2.1.1.1) PLACED WITHIN MAXIMUM RADIUS OF 75'
 - EXPANSION JOINT - SEE DETAIL 2 ON SHEET 12
 - CROSS BRACING LOCATION
 - 75 FOOT RADIUS FROM FIRE EXTINGUISHER MOUNT
 - DOUBLE HEADER LOCATION
 - SINGLE HEADER LOCATION

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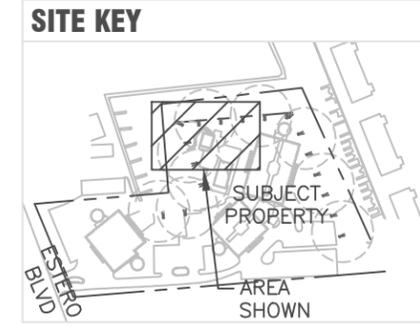
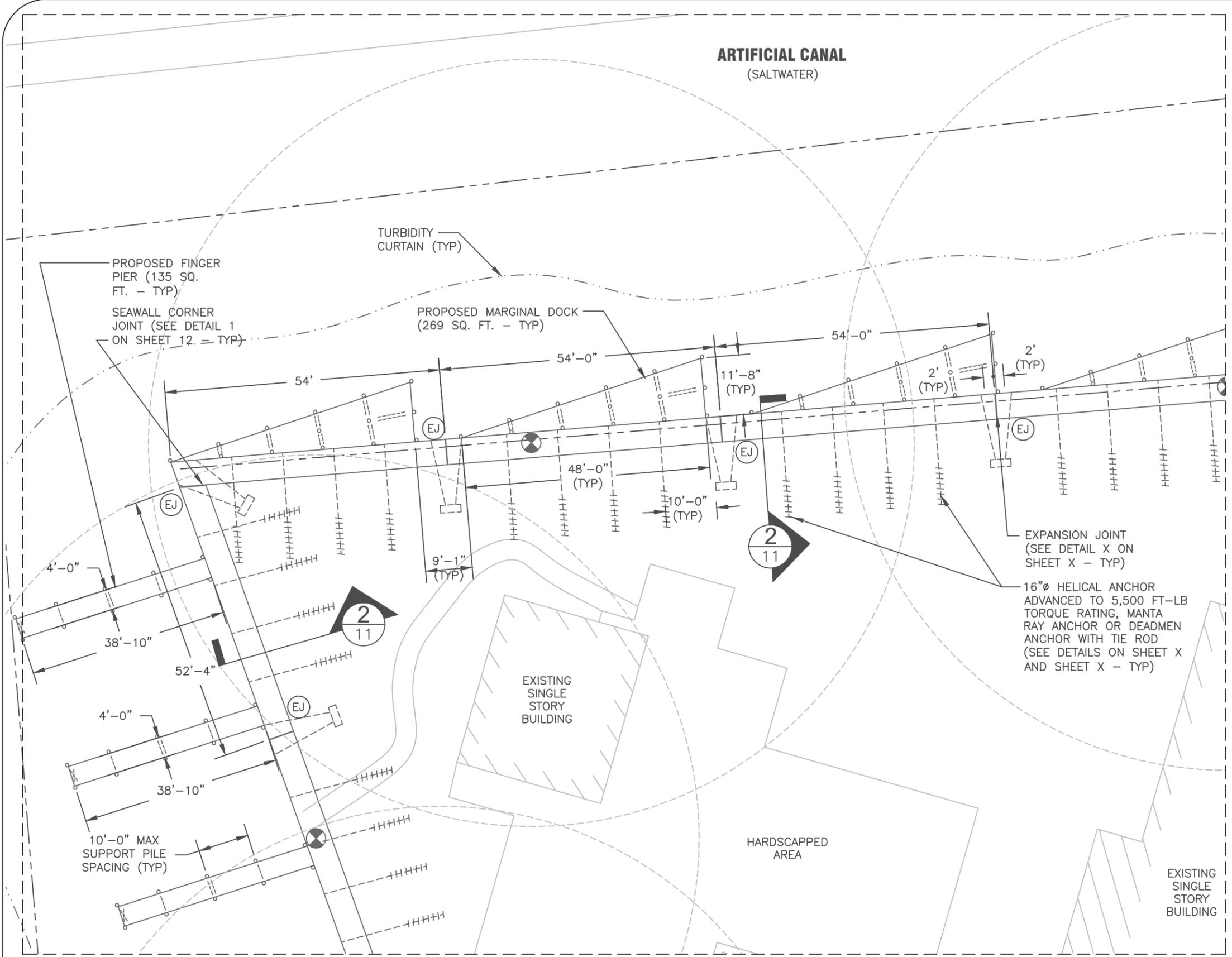
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ARTIFICIAL CANAL
(SALTWATER)



NOTES

1) PILES TO BE EVENLY SPACED BUT NO GREATER THAN 10' ON CENTER

LEGEND

- FIRE EXTINGUISHER RATED TO EXTINGUISH CLASS A, CLASS B, OR CLASS C FIRES PER NFPA 1, CHAPTER 28 (28.1.2.1.1.1) PLACED WITHIN MAXIMUM RADIUS OF 75'
- EXPANSION JOINT - SEE DETAIL 2 ON SHEET 12
- CROSS BRACING LOCATION
- 75 FOOT RADIUS FROM FIRE EXTINGUISHER MOUNT
- DOUBLE HEADER LOCATION
- SINGLE HEADER LOCATION

ENLARGED PROPOSED SITE PLAN - B
SCALE: 1" = 20'

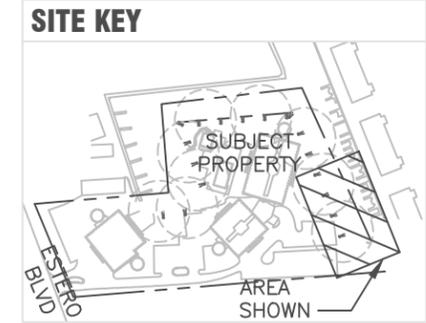
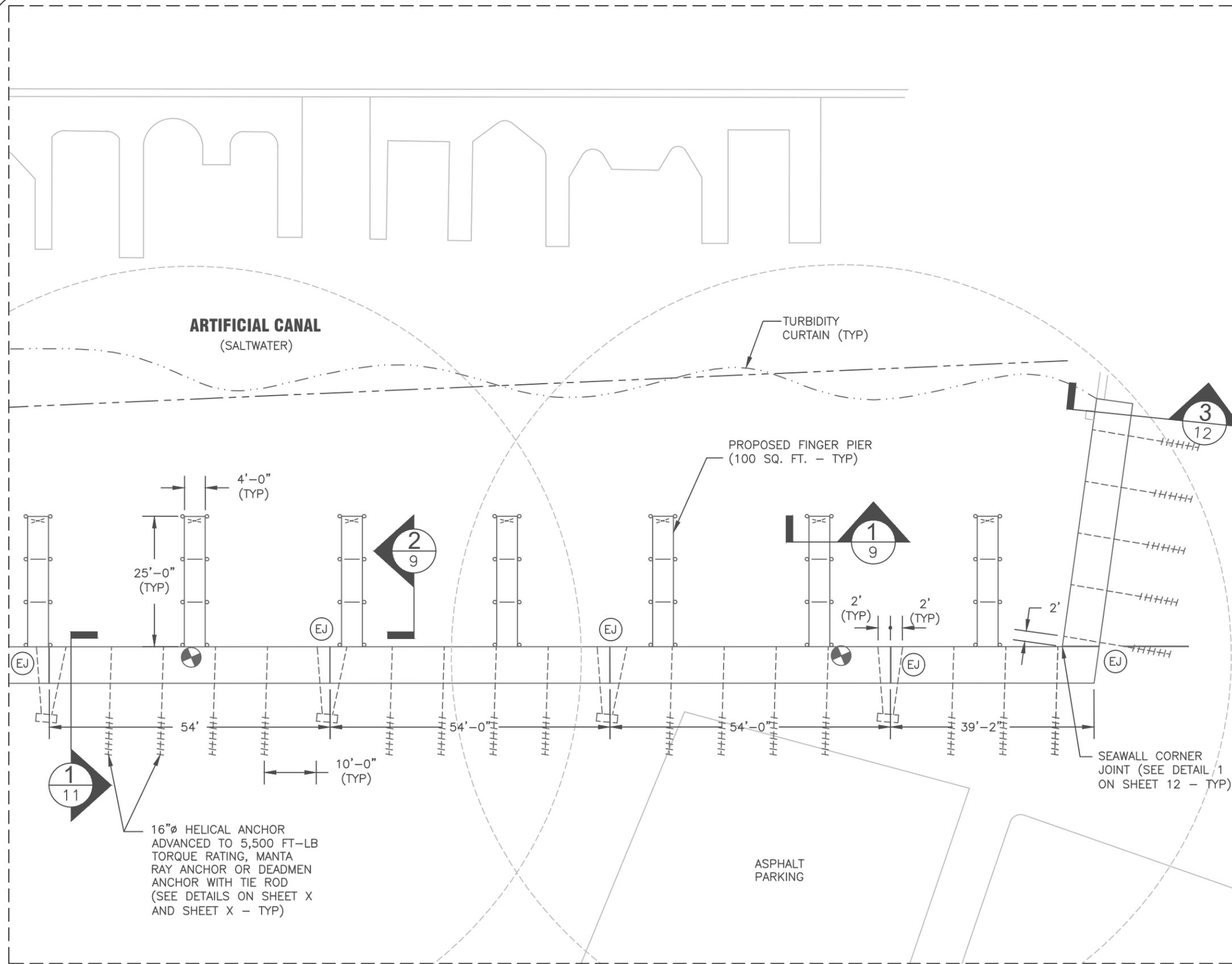
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NOTES

1) PILES TO BE EVENLY SPACED BUT NO GREATER THAN 10' ON CENTER

LEGEND

- FIRE EXTINGUISHER RATED TO EXTINGUISH CLASS A, CLASS B, OR CLASS C FIRES PER NFPA 1, CHAPTER 28 (28.1.2.1.1.1) PLACED WITHIN MAXIMUM RADIUS OF 75'
- EXPANSION JOINT - SEE DETAIL 2 ON SHEET 12
- CROSS BRACING LOCATION
- 75 FOOT RADIUS FROM FIRE EXTINGUISHER MOUNT
- DOUBLE HEADER LOCATION
- SINGLE HEADER LOCATION

ENLARGED PROPOSED SITE PLAN - C

SCALE: 1" = 20'

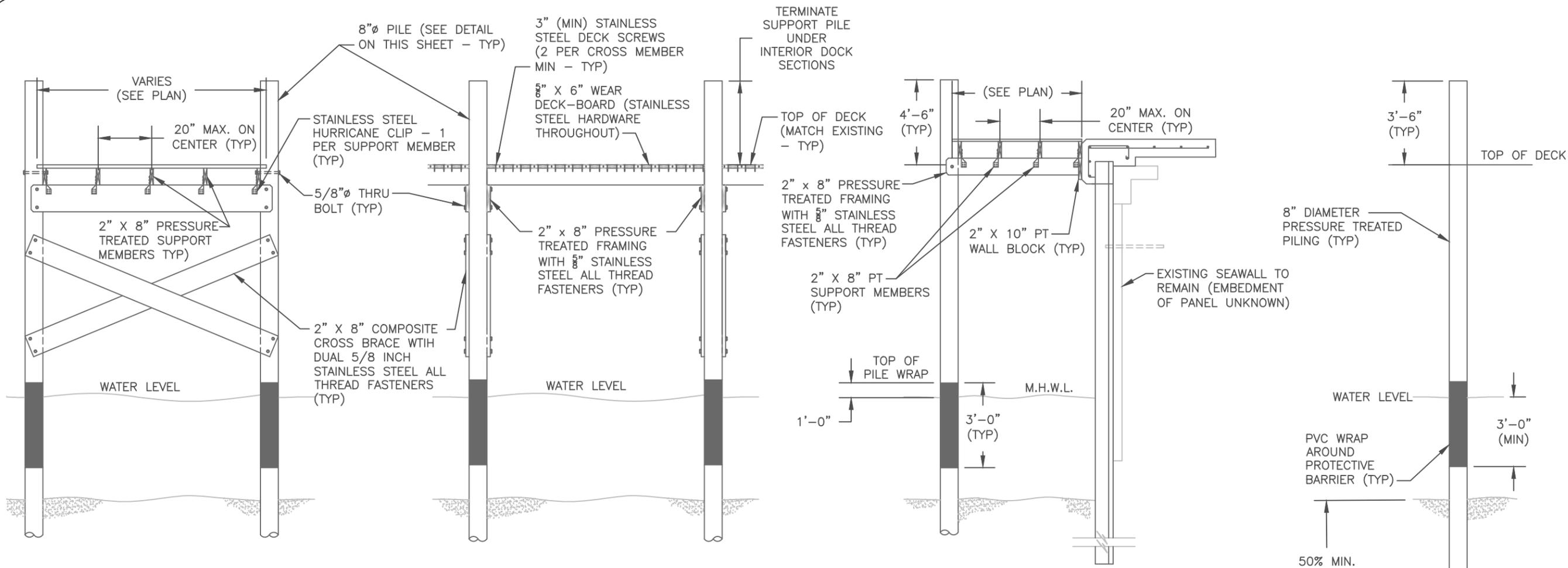
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1 CROSS SECTION A-A'
SHEET 9 SCALE: 1/4" = 1'-0"

2 CROSS SECTION B-B'
SHEET 9 SCALE: 1/4" = 1'-0"

3 CROSS SECTION C-C'
SHEET 9 SCALE: 1/4" = 1'-0"

4 TYPICAL PILE INSTALL DETAIL
SHEET 9 SCALE: 1/4" = 1'-0"

CONSTRUCTION NOTES:

- 1) ALL WOODEN PILING USED IN CONNECTION WITH MARINE IMPROVEMENTS SUBJECT TO THE TERMS OF THIS SECTION SHALL BE MADE OF PRESSURE TREATED WOOD. SUCH PILINGS SHALL CONFORM TO THE SPECIFICATIONS CONTAINED IN ASTM D25-12 AND SHALL BE TREATED WITH PRESERVATIVES MEETING STANDARDS OF AWPA STANDARD P-5. THE MINIMUM RETENTION OF PRESERVATION OF SUCH WOODEN PILING SHALL BE TWO AND ONE HALF POUNDS PER CUBIC FOOT OF CCA IN THE ZONE OF ZERO TO ONE AND ONE HALF INCHES FROM THE SURFACE OF THE PILING AND ONE AND ONE HALF POUNDS PER CUBIC FOOT IN THE ZONE ONE AND ONE HALF TO TWO INCHES FROM THE SURFACE OF THE PILING.
- 2) ALL WOODEN PILING USED FOR THE SUPPORT OF A MARINE IMPROVEMENT OR AS FRAMING FOR A MARINE IMPROVEMENT SHALL HAVE A MINIMUM CLASSIFICATION OF TEN INCH BUTT DIAMETER.
- 3) ALL WOOD THAT IS LOCATED BELOW MEAN HIGH WATER OR THAT IS IN CONTACT WITH THE WATER IN ANY WAY SHALL BE TREATED TO TWO AND ONE HALF PER CUBIC FOOT CCA. ALL WOOD THAT IS LOCATED ABOVE MEAN HIGH WATER SHALL BE TREATED TO SIX TENTHS PER CUBIC FOOT CCA, EXCEPT THAT ALL DECKING MAY BE TREATED TO A MINIMUM OF FOUR TENTHS PER CUBIC FOOT CCA.
- 4) THE MINIMUM NOMINAL DIMENSION OF STRINGERS SHALL BE TWO INCHES BY EIGHT INCHES. THE MINIMUM NOMINAL DIMENSION OF PILE

- 5) CAP HEADERS SHALL BE TWO INCHES BY EIGHT INCHES. STRINGER SHALL BE SUPPORTED BY THROUGH BOLTS TO PILING BY HEADERS THROUGH BOLTED TO PILINGS WITH MACHINE BOLTS OR CARRIAGE BOLTS. SUCH MACHINE BOLTS OR CARRIAGE BOLTS SHALL HAVE A DIAMETER OF NOT LESS THAN ONE HALF INCH. MACHINE BOLTS ALSO SHALL HAVE A SUITABLE WASHER UNDER BOTH HEAD AND NUT WHILE CARRIAGE BOLTS SHALL HAVE A WASHER UNDER THE NUT ONLY. HEADERS SHALL BE USED BELOW CENTER STRINGERS FOR SUPPORT. ALL FASTENERS SHALL BE STAINLESS STEEL THROUGHOUT.
- 6) EXCEPT AS OTHERWISE PROVIDED HEREIN, ALL PILING SHALL HAVE A MINIMUM 50% EMBEDMENT INTO THE SUBMERGED BOTTOM OF THE WATERWAY. IF PILING CANNOT BE SET TO THE DEPTH PROVIDED HEREIN, THEN THE USE AND INSTALLATION OF CROSS BRACING AND/OR TIE BACKS SHALL BE REQUIRED TO ENSURE THE STRUCTURAL INTEGRITY OF THE STRUCTURE.
- 7) WHEN SINGLE STRINGERS TWO INCHES BY EIGHT INCHES ARE USED, THE SPACING BETWEEN ANY TWO CONSECUTIVE PILINGS SHALL NOT EXCEED TEN FEET WHEN MEASURED CENTER TO CENTER. STRINGER SPLICES SHALL OCCUR WITHIN THREE FEET OF PILINGS. SCABS SHALL BE NOT LESS THAN SIX FEET IN LENGTH AND SHALL OVERLAP THE SPLICE BY NOT LESS THAN THREE FEET AND, IF POSSIBLE, BOLTED TO THE PILING. SCABS SHALL NOT BE USED PAST THE NEXT TO LAST PILING IN A ROW OF PILINGS. SCABS SHALL BE FASTENED USING NOT LESS THAN SIX 20 PENNY, STAINLESS STEEL NAILS PER SIDE. STRINGERS USED FOR DECKING SHALL BE SPACED NOT MORE THAN

- 8) 20 INCHES APART WHEN MEASURED FROM THE CENTER OF THE STRINGER TO THE NEXT CONSECUTIVE STRINGER.
- 9) THE MINIMUM NOMINAL THICKNESS OF ALL WOODEN DECKING SHALL BE 1-1/4". DECKING SHALL BE EITHER NAILED INTO PLACE BY MEANS OF NOT LESS THAN 12D NAILS OR SCREWED INTO PLACE BY MEANS OF NOT LESS THAN THREE INCH SCREWS. THE FASTENER PATTERN FOR ALL WOODEN DECKING SHALL BE ARRANGED SO AS NOT TO CAUSE A CONTINUOUS SPLIT IN EXCESS OF 18 INCHES IN LENGTH. SPACING BETWEEN WOODEN DECKING SHALL NOT EXCEED ONE HALF INCH ON DOCKS PROJECTING INTO CANALS OR ONE INCH ON DOCKS PROJECTING INTO THE RIVER WAYS OR BAYS AT THE TIME OF INSTALLATION.
- 9) AMBER REFLECTORS OR AMBER REFLECTIVE MATERIAL WITH AT LEAST FOUR SQUARE INCHES OF REFLECTIVE SURFACE SHALL BE PLACED ON ALL FREE STANDING MOORING POSTS OR OTHER FREE STANDING PILINGS AS WELL AS ON THE OUTSIDE END PILINGS OF ALL DOCKS WHICH PROJECT INTO A WATERWAY. SUCH REFLECTORS SHALL BE LOCATED SO AS TO BE VISIBLE TO VESSELS APPROACHING IN THE WATERWAY FROM ANY DIRECTION.

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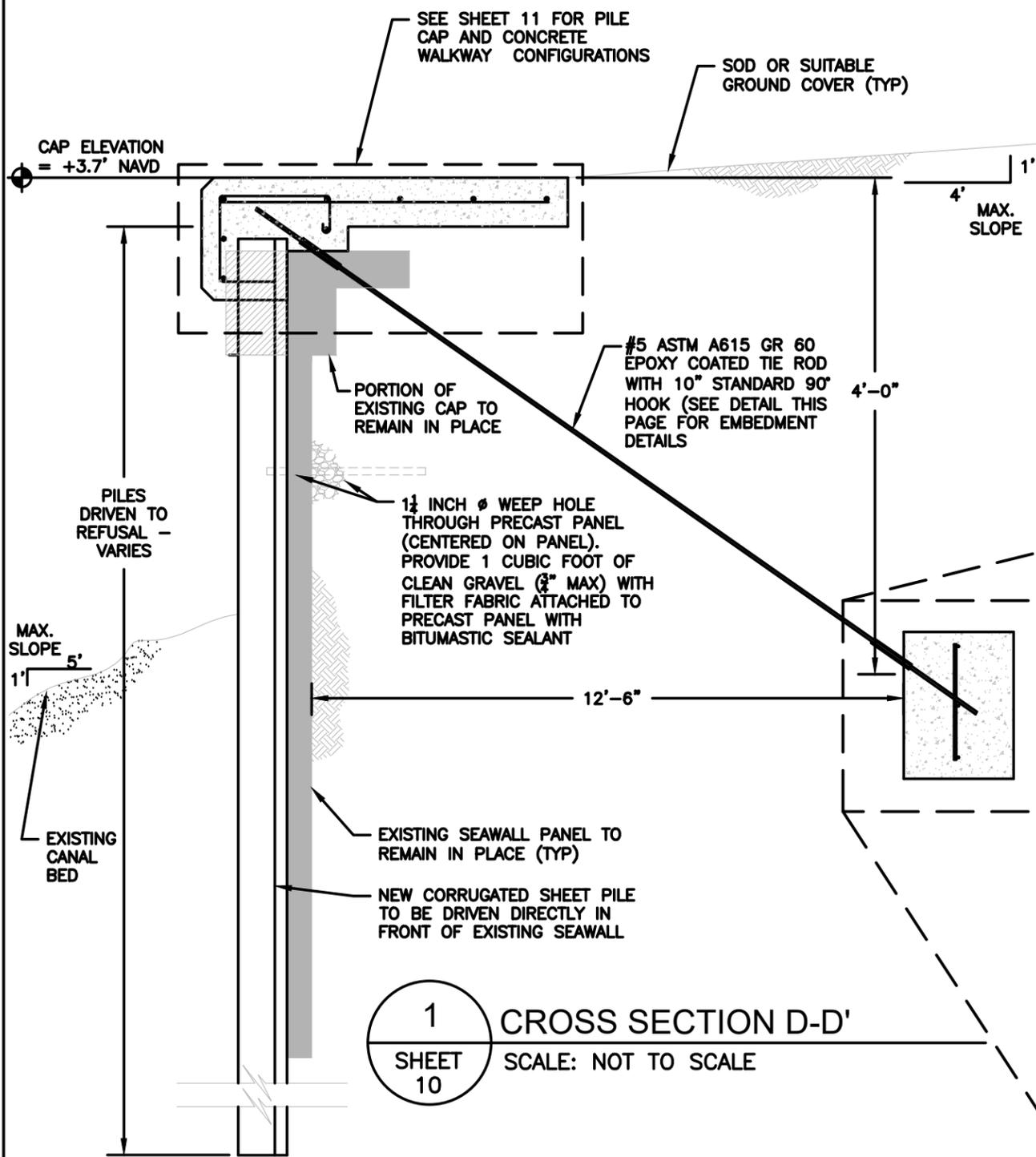
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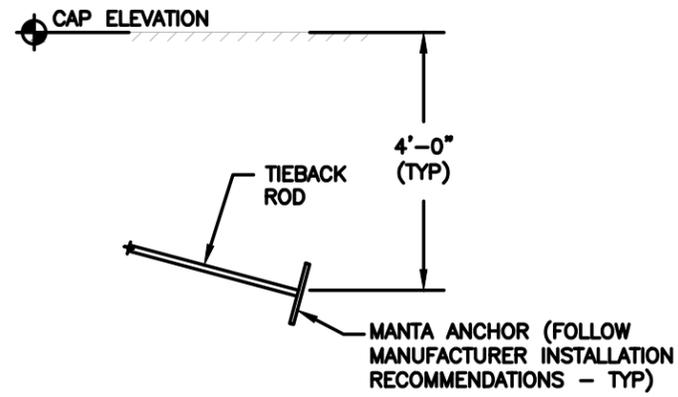
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PROJ. NO.:	24-122	
REVIEWED BY:	D.C.B.	

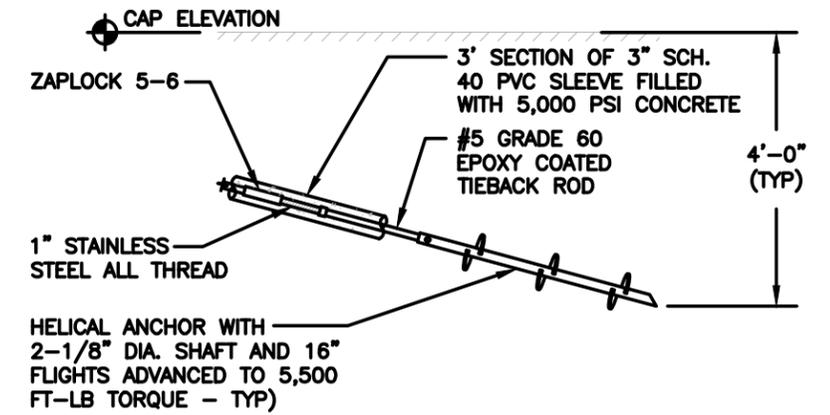


1 CROSS SECTION D-D'
SHEET 10 SCALE: NOT TO SCALE



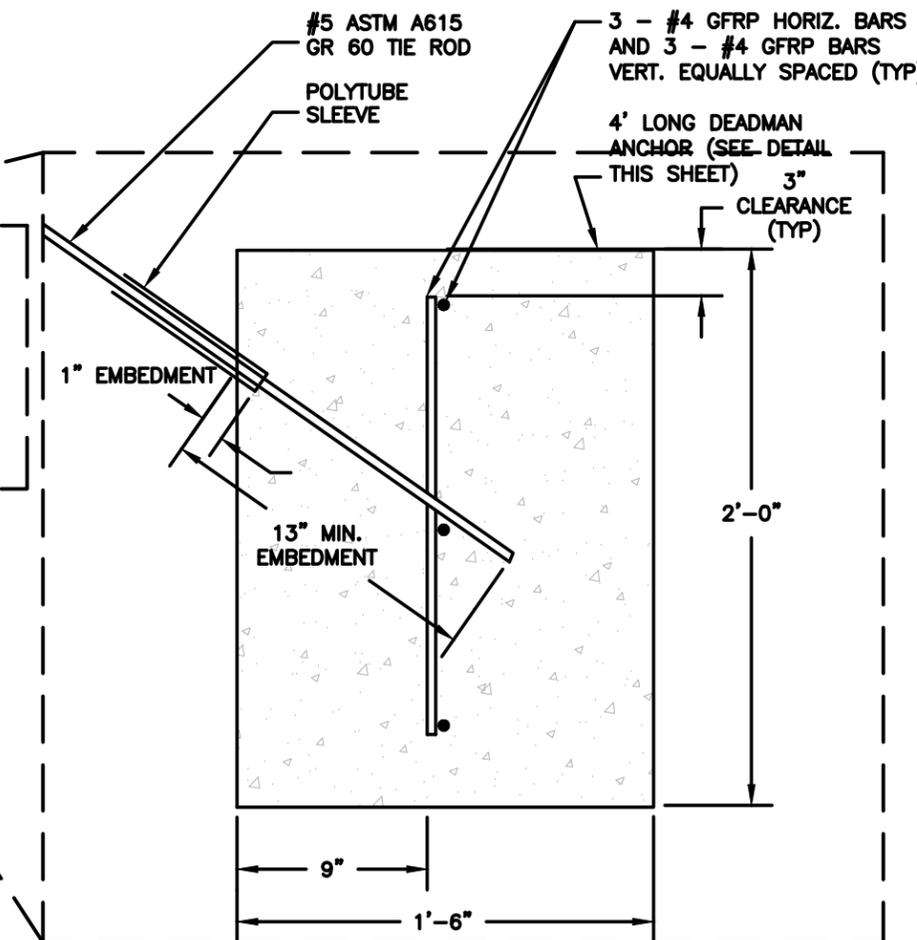
MANTA ANCHOR OPTION DETAIL

SCALE: NOT TO SCALE



HELICAL ANCHOR OPTION DETAIL

SCALE: NOT TO SCALE



- NOTES:**
1. SUBGRADE BENEATH DEADMAN ANCHOR SHALL BE COMPACTED SUFFICIENTLY TO RESIST SETTLEMENT GREATER THAN 1".
 2. IN THE EVENT OF GROUNDWATER INTRUSION INTO DEADMAN ANCHOR BOTTOM OF EARTH FORM, OVER EXCAVATE 12 INCHES AND BACK FILL WITH COMPACTED GRAVEL BASE OR CONCRETE MUD MAT

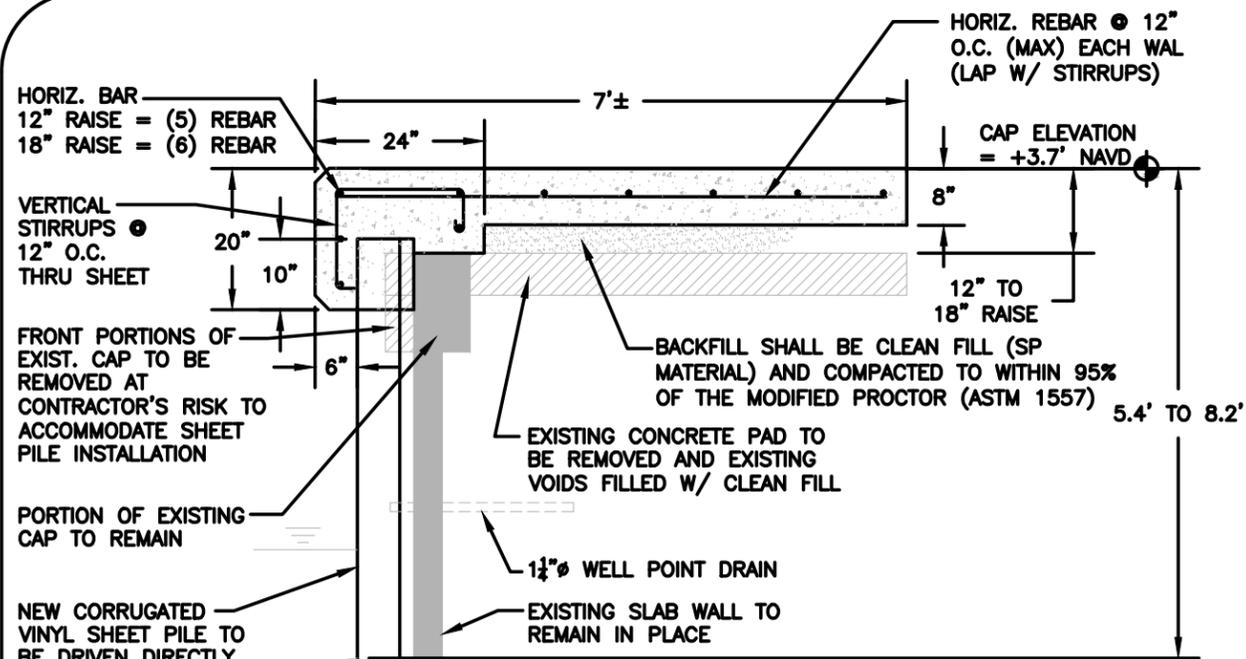
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MARINE RE-CONSTRUCTION DRAWINGS
SANTA MARIA CONDOMINIUMS
MARINE RE-CONSTRUCTION DRAWINGS
7317 ESTERO BLVD
FORT MYERS BEACH, FLORIDA, 33931
STRAP NO.: 03-14-24-W1-0660.00CE

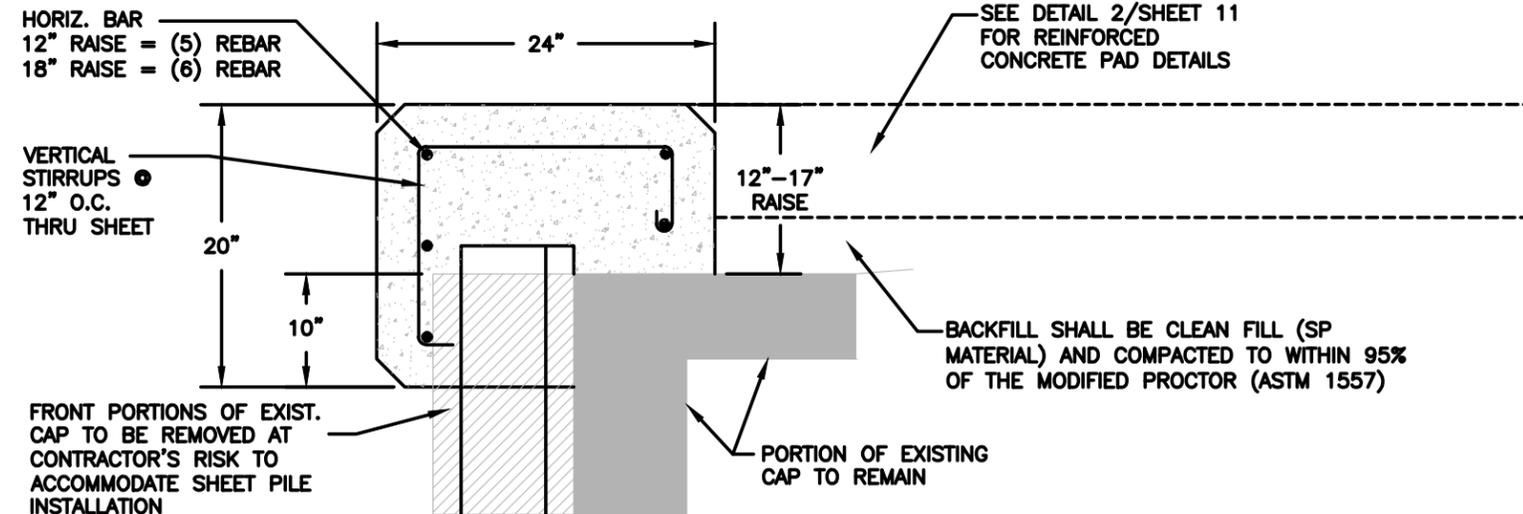
DRAWN BY:	I.K.	SHEET No. SHEET 10
DATE:	05-19-2024	
PROJ. NO.:	24-122	
REVIEWED BY:	D.C.B.	

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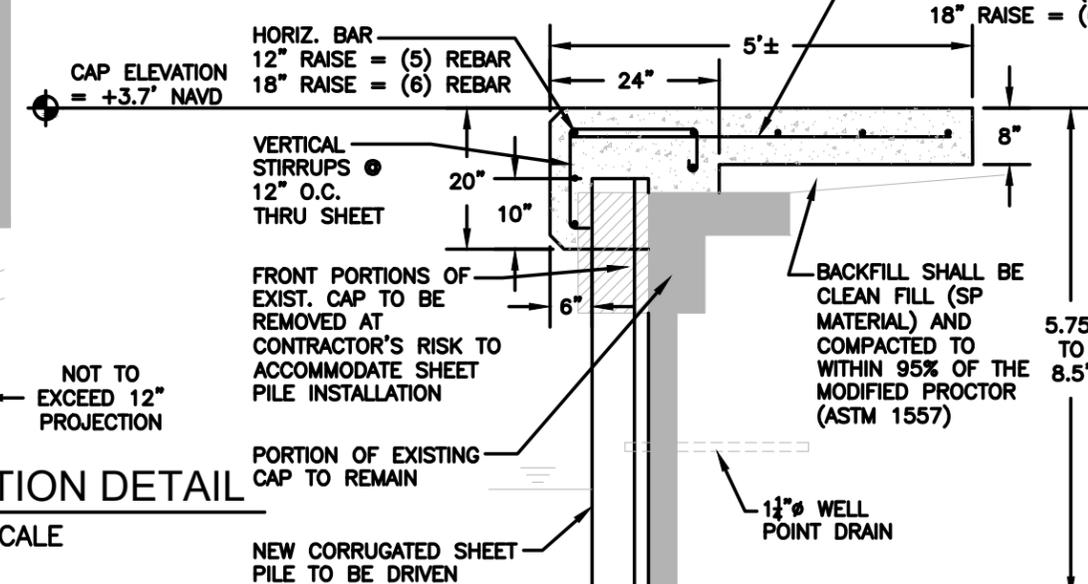


1 CROSS SECTION DETAIL
SHEET 11
SCALE: NOT TO SCALE

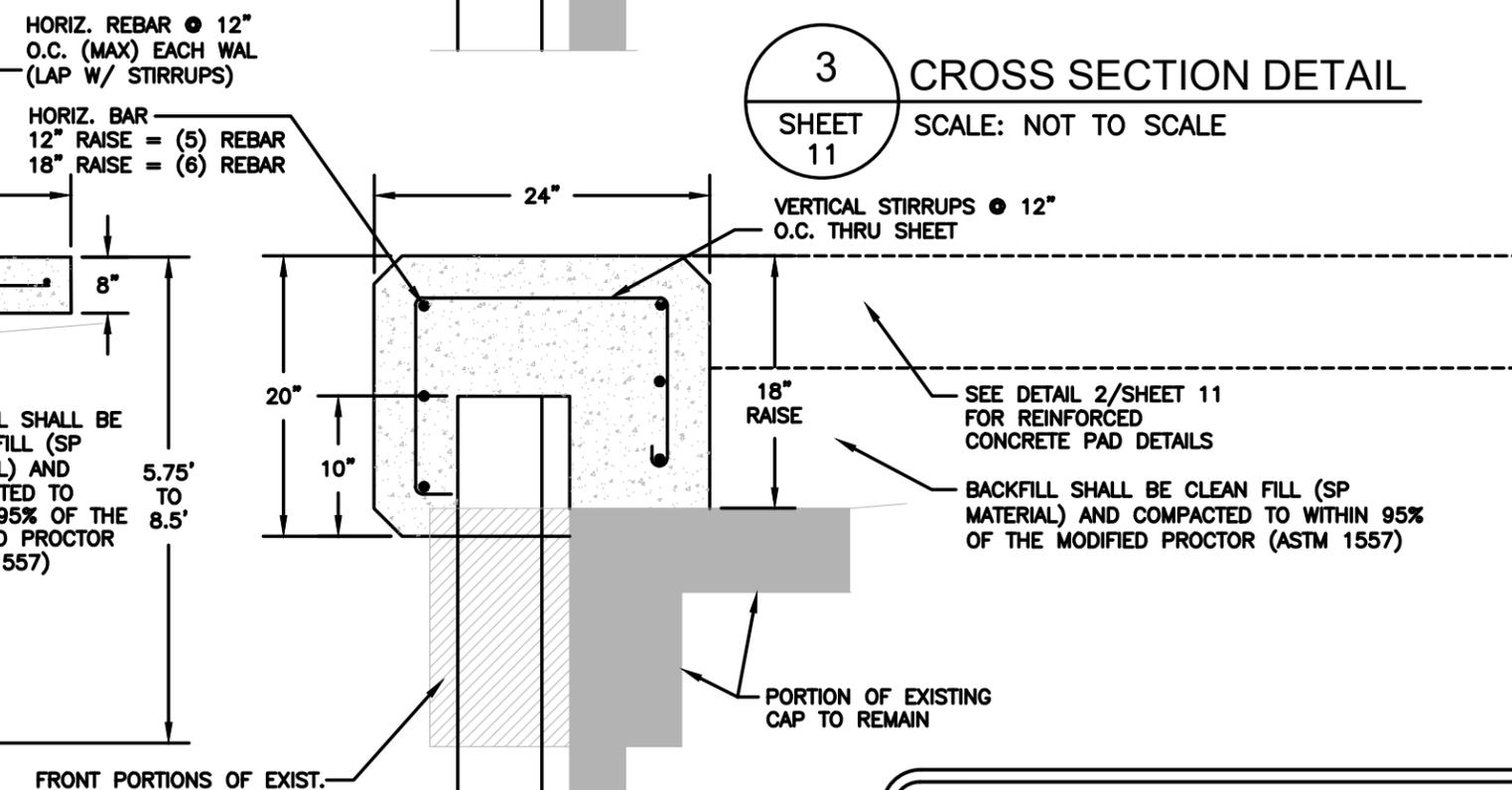
- NOTES:**
1. SHEET PILE TO CONSIST OF VANGUARD TW50 VINYL. PANEL LENGTH VARIES AND IS DEPENDENT UPON DRIVEN DEPTH.
 2. INSTALL RIP RAP WITH ASSOCIATED FILTER FABRIC UNDERLAYMENT CONSISTENT WITH "ALTERNATIVE HABITAT" DESIGNATION AS REQUIRED. RIP RAP SHALL CONSIST OF 2' TO 3' STONES - TYP.



3 CROSS SECTION DETAIL
SHEET 11
SCALE: NOT TO SCALE



2 CROSS SECTION DETAIL
SHEET 11
SCALE: NOT TO SCALE



4 CROSS SECTION DETAIL
SHEET 11
SCALE: NOT TO SCALE

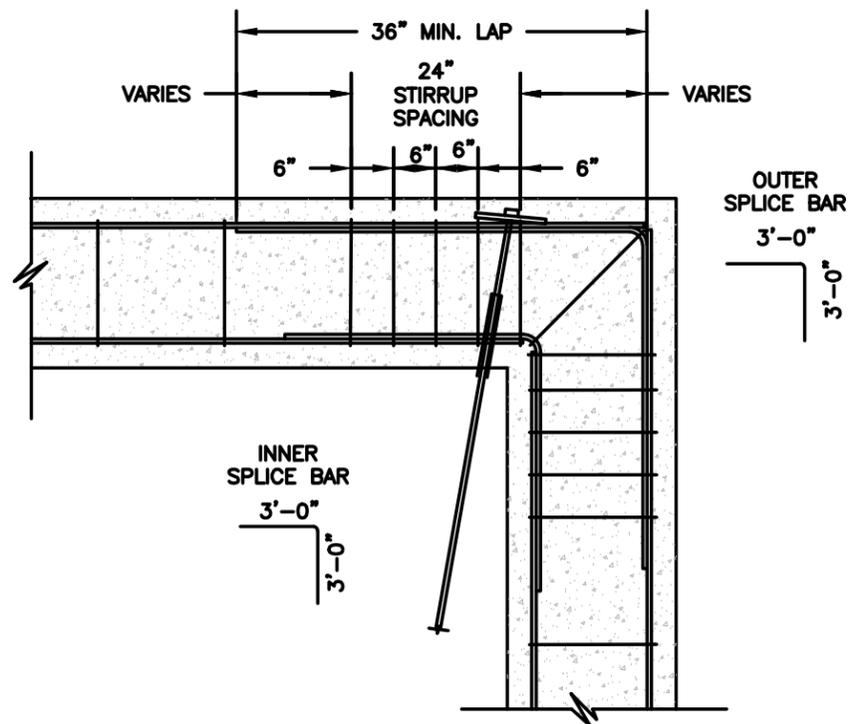
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DRAWN BY:	I.K.	SHEET No.
DATE:	05-19-2024	SHEET 11
PROJ. NO.:	24-122	
REVIEWED BY:	D.C.B.	

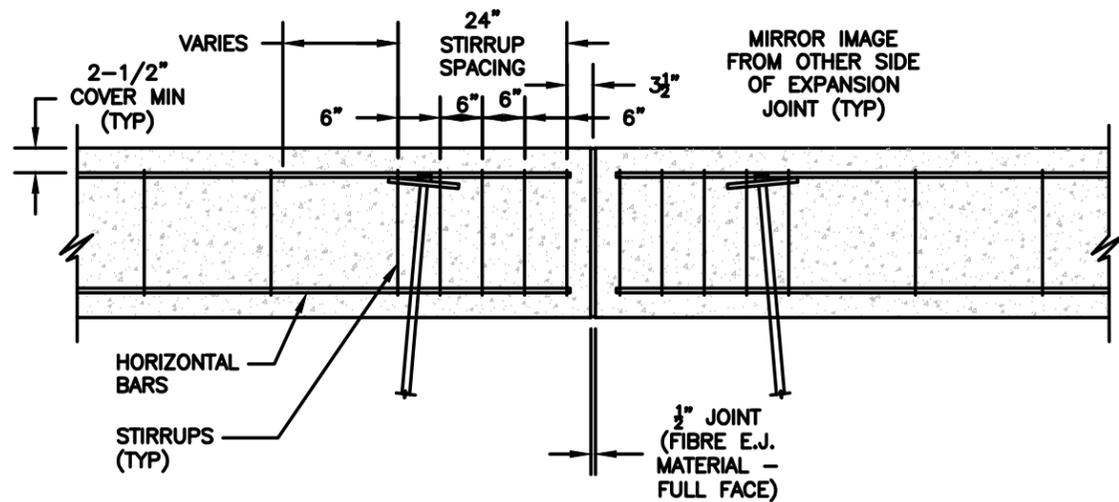
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1 CORNER REBAR REINFORCEMENT DETAIL

SHEET 12

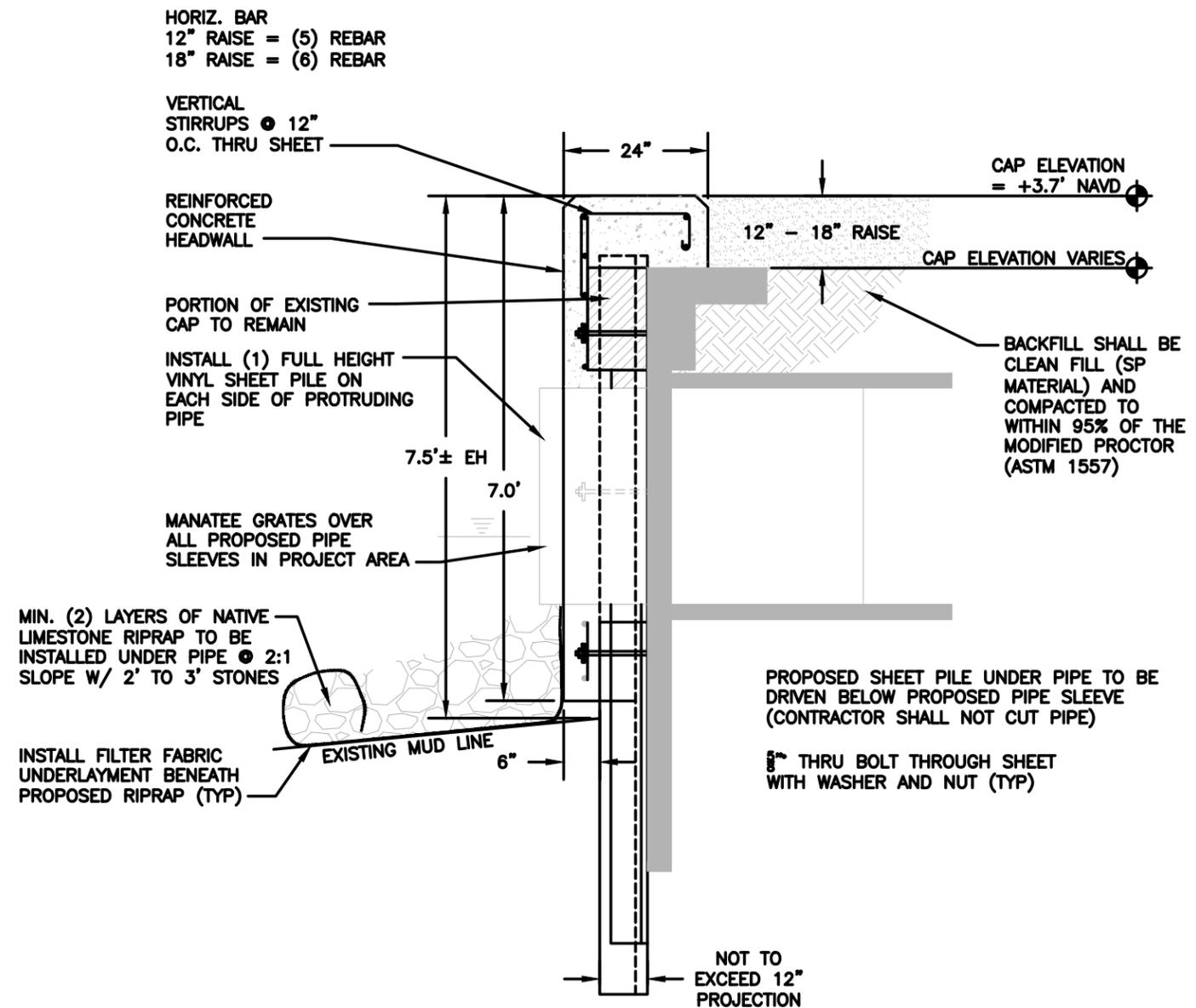
SCALE: NOT TO SCALE



2 EXPANSION JOINT DETAIL (TYP)

SHEET 12

SCALE: NOT TO SCALE



2 SHEET 11

CROSS SECTION DETAIL

SCALE: NOT TO SCALE

- NOTES:**
1. SHEET PILE TO CONSIST OF VANGUARD TW50 VINYL. PANEL LENGTH VARIES AND IS DEPENDENT UPON DRIVEN DEPTH.
 2. INSTALL RIP RAP WITH ASSOCIATED FILTER FABRIC UNDERLAYMENT CONSISTENT WITH "ALTERNATIVE HABITAT" DESIGNATION AS REQUIRED. RIP RAP SHALL CONSIST OF 2' TO 3' STONES - TYP.

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DRAWN BY:	I.K.	SHEET No.
DATE:	05-19-2024	SHEET 12
PROJ. NO.:	24-122	
REVIEWED BY:	D.C.B.	