

05-08-17P01:55 RCVD

04

May 1, 2017

TO: Katie Smith, Manager
Comptroller Clerk's Office

05-08-17P02:20 RCVD

THROUGH: Cheryl Gillespie, Agenda Development Supervisor
Agenda Development

FROM: Lori Cunniff, CEP, CHMM, Deputy Director
Community, Environmental and Development Services Department

L Cunniff

STAFF PERSON: Elizabeth R. Johnson, Environmental Programs Administrator
Environmental Protection Division

PHONE #: 407-836-1511

SUBJECT: Request for Public Hearing on June 20, 2017, at 2:00 p.m. for Semi-Private Boat Ramp Facility Permit No. BR-16-04-000 – Taylor Morrison of Florida, Inc., located on John Hancock Drive, Winter Garden, FL 34787, on Lake Hancock, in Section 28, Township 23 South, Range 27, East, Parcel ID No.: 28-23-27-9174-10-000

NOTE: Schedule this public hearing concurrently with Conservation Area Impact Permit No. CAI-16-04-018

Applicant: Taylor Morrison of Florida, Inc.

Type of Hearing: Request for Semi-Private Boat Ramp Facility Permit.

Hearing required by
Florida Statute # or Code: Chapter 15, Article XV, Section 15-605(d)(2).

Advertising requirements: Publish once in a newspaper of general circulation in Orange County at least fourteen (14) days prior to public hearing.

Advertising timeframes: At least fourteen (14) days prior to public hearing.

Abutters to be notified: The upland property owners on Lake Hancock will be notified at least four (4) weeks prior to the public hearing by the applicant.

Lake Advisory Board
to be notified: N/A.

Estimated time required
for public hearing: 2 minutes.

LEGISLATIVE FILE # 17-659

*June 20, 2017
@ 2pm*

May 1, 2017

Request for Public Hearing – Taylor Morrison of Florida, Inc. Request for Semi-Private Boat Ramp Facility Permit

Page 2 of 2

Hearing Controversial: No.

Municipality or other
Public Agency to be
notified:

South Florida Water Management District – mady@sfwmd.gov

District No.: 1.

Materials being submitted as backup for public hearing request:

1. Site Plans
2. Location Map

Special Instructions to Clerk:

1. Once the Board of County Commissioners makes a decision on the Semi-Private Boat Ramp Facility Request, please submit the decision letter to Michelle Gonzalez with EPD. EPD will issue the decision to the applicant.

Advertising Language:

2. Taylor Morrison of Florida, Inc. Parcel ID No.: 28-23-27-9174-10-000. Request to construct a semi-private boat ramp facility pursuant to Chapter 15, Article XV. Lake Hancock. District 1. Legal description on file at EPD.

TMH/NT/ERJ/LC: mg

Attachments

c: Chris Testerman, Assistant County Administrator
Jon V. Weiss, P.E., Director, Community, Environmental and Development Services
Joel D. Prinsell, Deputy County Attorney

Semi-Private Boat Ramp Facility Permit Request



**Semi-Private Boat Ramp Facility
Permit Request
District #1**

Applicant: Taylor Morrison of Florida, Inc.

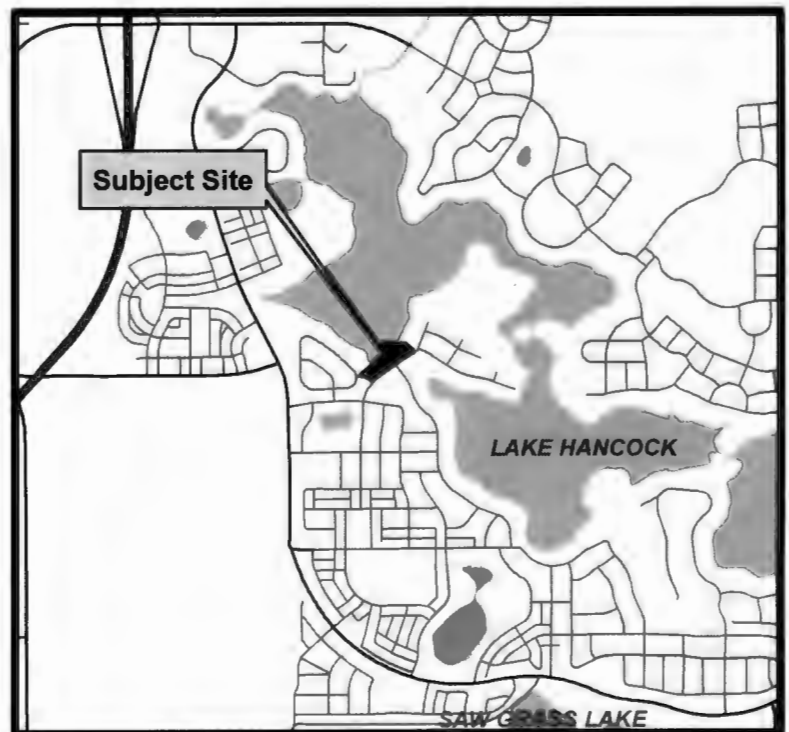
Parcel ID: 28-23-27-9174-10-000

Semi-Private Boat

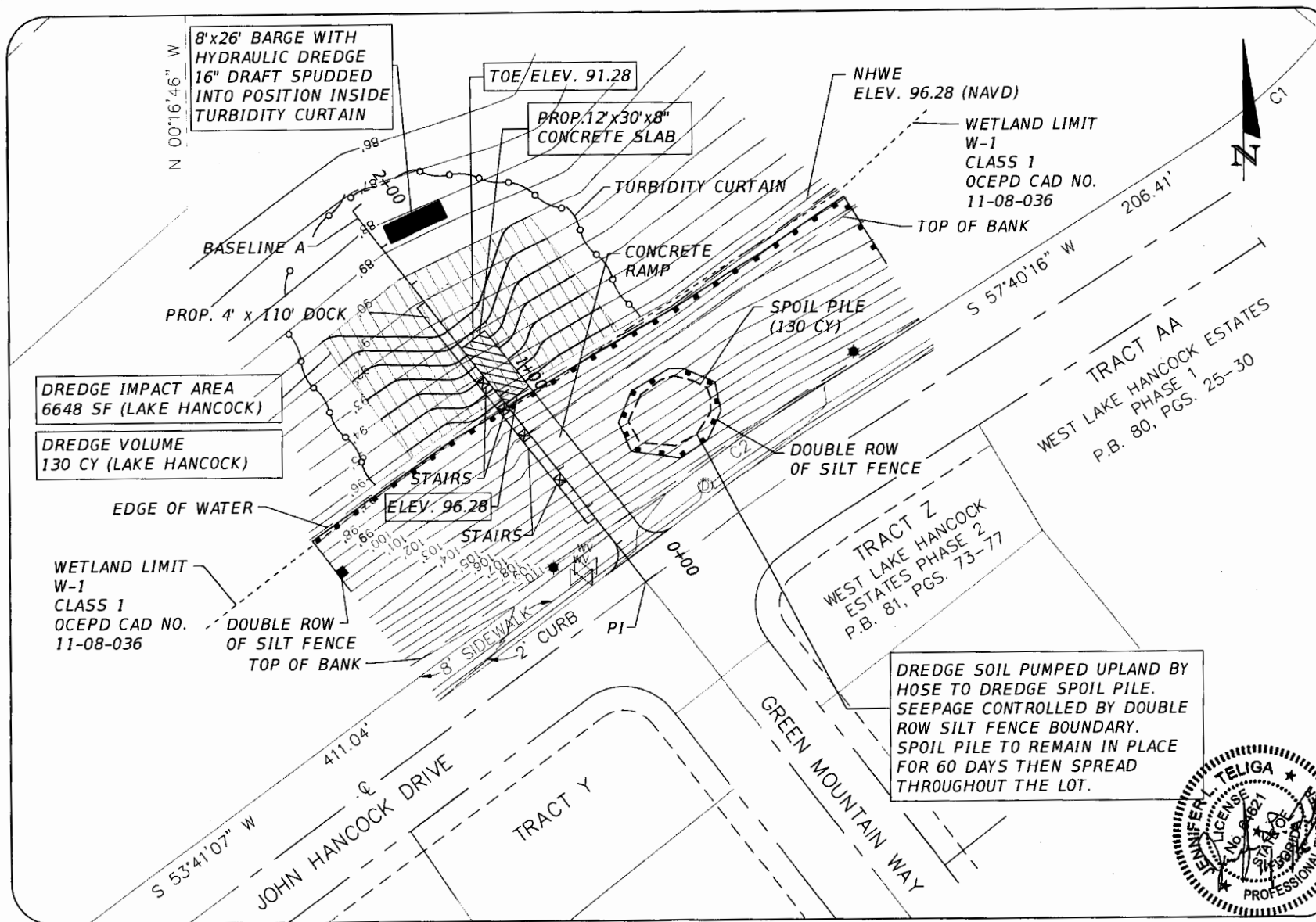
Ramp Permit No.: BR-16-04-000

Project Site 

Property Location 







LOCATION

DECKING TO STRINGER	2x8	2-3" SCREWS
STRINGER CROSS TIE	2x10	H4 OR EQUIV.
CROSS BRACE TO POST	2x6	3/8" x 4 1/2" LAG BOLT

AWPA RETENTION REQUIREMENTS

APPLICATION USE CATEGORY	ACO (PCF)
ABOVE GROUND	0.25
GROUND / FRESH WATER CONTACT	0.40
PERMANENT WOOD FOUNDATION	0.60
SALT WATER SPLASH	0.60
SALT WATER IMMERSION	2.50
LUMBER, TIMBERS AND PLYWOOD	-
STRUCTURAL POLES	0.60
FOUNDATIONS / FRESH WATER	0.80

TYPE OF STRUCTURE	TYPE OF WORK	NUMBER OF DOCKS	LENGTH	WIDTH	HEIGHT	SF OVER WATER	NO. OF SLIPS	SF OVER CONSERVATION AREA
TERMINAL PLATFORM	NEW	0	0				-	
TERMINAL WALKWAY	NEW	0	0				-	
WALKWAY WEDGE	NEW	0	0				-	
WALKWAY OVER WATER	NEW	0	53'	4'	2'	220 SF	-	
CONSERVATION AREA	NEW	0	53.5'	4'	3'		-	214 SF
WALKWAY UPLANDS	NEW	0	53'	4'	3'	220 SF	-	
SQUARE FEET OVER WATER							220 SF	
SHORELINE 111.5 LF							-	

GENERAL NOTES

1. DETAILS SHOWN ON PLANS MAY BE FOR TYPICAL CONDITIONS. FOR CONDITIONS NOT SHOWN, PROVIDE DETAILS OF A SIMILAR NATURE.
2. DIMENSIONS SHOWN ON THESE PLANS SHALL BE VERIFIED BY THE CONTRACTOR OR BUILDER PRIOR TO CONSTRUCTION. THESE PLANS MAY NOT BE DRAWN TO SCALE. SCALING OF DRAWINGS IS STRONGLY DISCOURAGED. DIMENSIONED DRAWINGS TAKE PRECEDENT OVER SCALED. IF CONFLICTS EXIST IN THE DRAWINGS, THE MORE STRINGENT SHALL PREVAIL.
3. THE CONTRACTOR SHALL COORDINATE ALL NEW WORK WITH EXISTING CONDITION AND SHALL REPORT ANY DISCREPANCIES TO THE ENGINEER AND OWNER.
4. OBTAIN APPROVAL FROM THE ENGINEER PRIOR TO ALL STRUCTURAL CHANGES.
5. CONTRACTOR IS RESPONSIBLE FOR ALL CONSTRUCTION PRACTICES, INCLUDING TECHNIQUES, PROCEDURES, SHORING AND THE SEQUENCE OF CONSTRUCTION. CONTRACTOR SHOULD NOTIFY ENGINEER IF A CONFLICT ARISES DUE TO VARIATIONS OR OTHER PROBLEMS WITH THE CONSTRUCTION DOCUMENTS.
6. SURVEY AND WETLAND INFORMATION IS PROVIDED TO ENGINEER AND IS PORTRAYED FOR CONCEPTUAL LOCATION ONLY. DISPLAY DOES NOT CONSTITUTE REVIEW ACCEPTANCE OR ENDORSEMENT OF INFORMATION CONTAINED THEREIN. (BASED ON PROPERTY SURVEY BY OTHERS)
7. HANDRAIL TO BE INSTALLED AT ALL LOCATIONS GREATER THAN 30" ABOVE ADJACENT GRADE, AND ALL OTHER LOCATIONS REQUIRED BY FLORIDA BUILDING CODE.
8. ALL PILES IN CONTACT WITH THE WATER SHALL BE WRAPPED IN PLASTIC TO PREVENT LEACHING OF POISONS INTO THE WATER.

APPLICABLE CODES AND STANDARDS

CONSTRUCTION SHALL CONFORM TO THE REQUIREMENTS OF THESE STRUCTURAL SPECIFICATIONS AND THE REQUIREMENTS CONTAINED IN THE FOLLOWING CODES AND STANDARDS. WHEN A DIFFERENCE EXIST BETWEEN THESE SPECIFICATIONS AND ANY OTHER GOVERNING CODE, THE MORE STRINGENT SHALL CONTROL. ANY OTHER ITEMS NOT COVERED THEREIN SHALL BE COMMENSURATE WITH SOUND ENGINEERING AND STANDARD CONSTRUCTION PRACTICES.

2014 FLORIDA BUILDING CODE
AISC MANUAL OF STEEL CONSTRUCTION
AMERICAN CONCRETE INSTITUTE (ACI) 318-02)
AMERICAN WOOD COUNCIL - NATIONAL DESIGN SPECIFICATIONS FOR WOOD CONSTRUCTION 1997 EDITION
AMERICAN SOCIETY OF CIVIL ENGINEERS (ASCE 7-02) MINIMUM DESIGN LOADS FOR BUILDINGS AND OTHER STRUCTURES.

DECK LIVE LOAD 40 PSF
WIND SPEED 139 MPH
EXPOSURE "B"
INTERNAL PRESSURE COEFF +/- 0.55
HOIST BEAMS 4,000 LB LOAD (2,000 LBS / BEAM)

MATERIALS

1. ALL STRUCTURAL LUMBER SHALL BE SOUTHERN YELLOW PINE NO. 2 OR BETTER
2. ALL LUMBER EXPOSED TO THE WEATHER OR GROUND SHALL BE PRESSURE TREATED.
3. ALL PRESSURE TREATED LUMBER IN CONTACT WITH WATER SHALL BE WRAPPED IN PLASTIC OR OTHER APPROVED SYSTEM TO PREVENT LEACHING OF CHEMICALS INTO THE WATER.
4. ALL HURRICANE LOAD CONNECTORS SHALL BE AS NOTED ON PLANS.



FENDER MARINE CONSTRUCTION
1201 W. JACKSON ST.
ORLANDO, FLORIDA 32805
407-481-2750

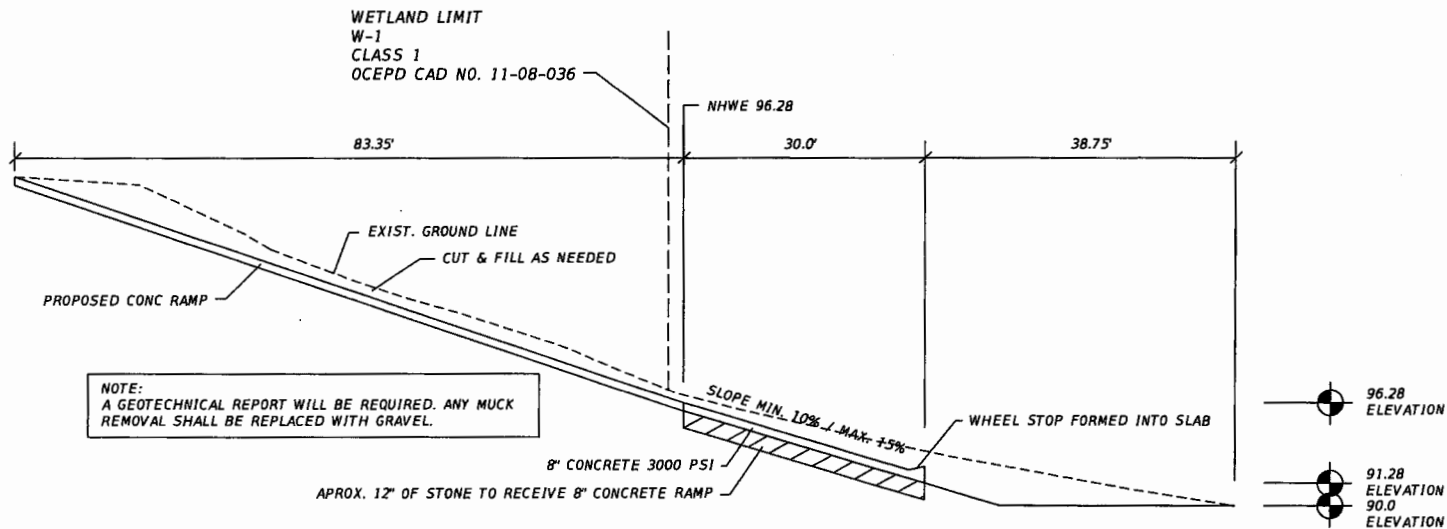
JENNIFER R. TELIGA, P.E.
P.E. NO. 64621
11534 BRIAR HOLLOW LANE
CLERMONT, FL 34711

TRACT JJ
BOAT RAMP
WEST LAKE
HAWCK
PHASE 2

NTS

SHEET:

1

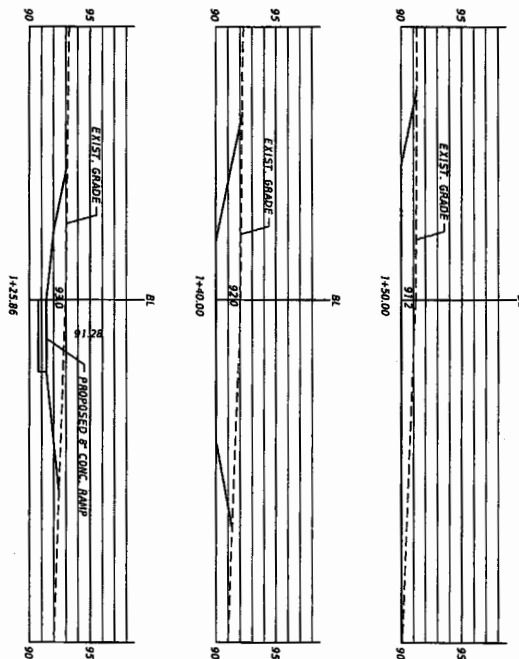
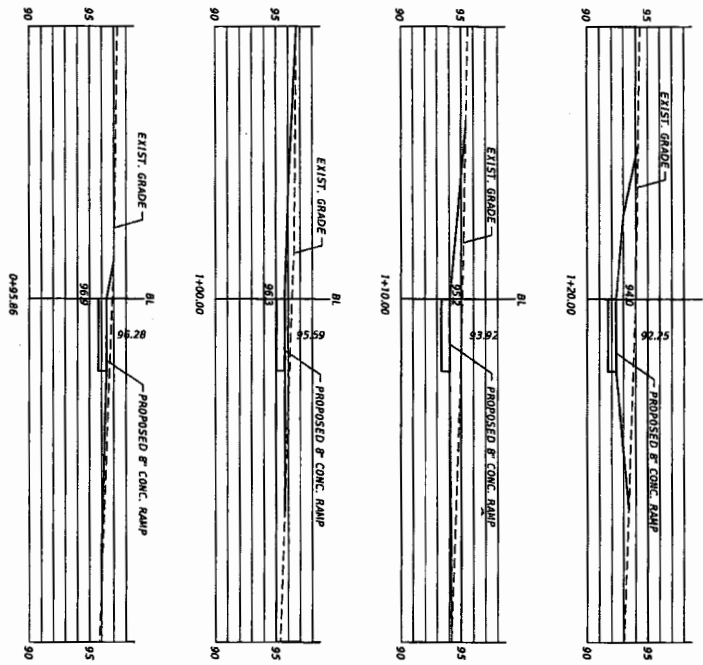


FENDER MARINE CONSTRUCTION
1201 W. JACKSON ST.
ORLANDO, FLORIDA 32805
407-481-2750

JENNIFER R. TELIGA, P.E.
P.E. NO. 64621
11534 BRIAR HOLLOW LANE
CLERMONT, FL 34711

TRACT JJ
BOAT RAMP
WEST LAKE
HAMCOCK
ESTATES 2

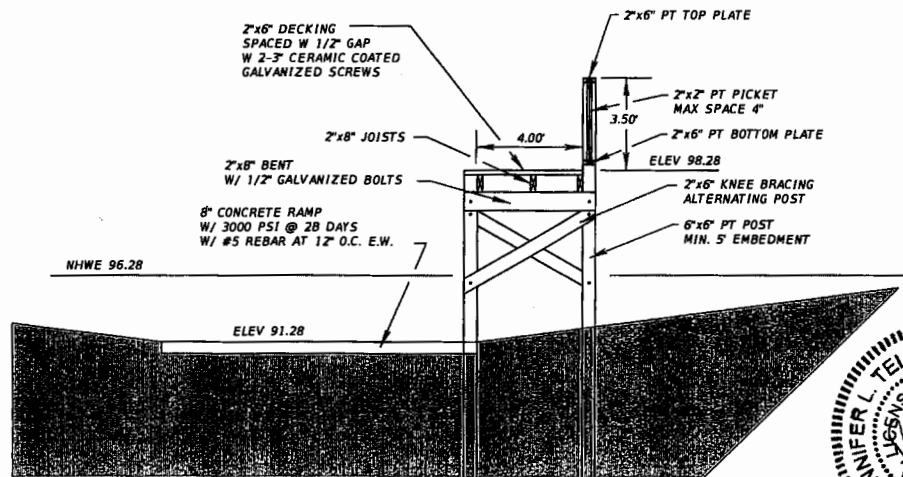
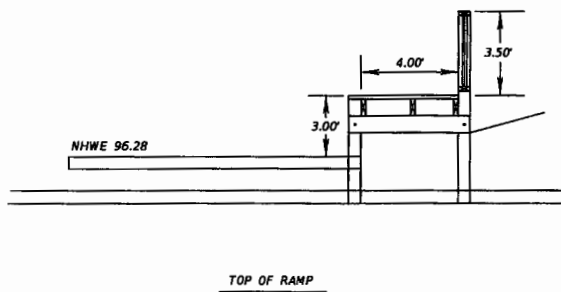
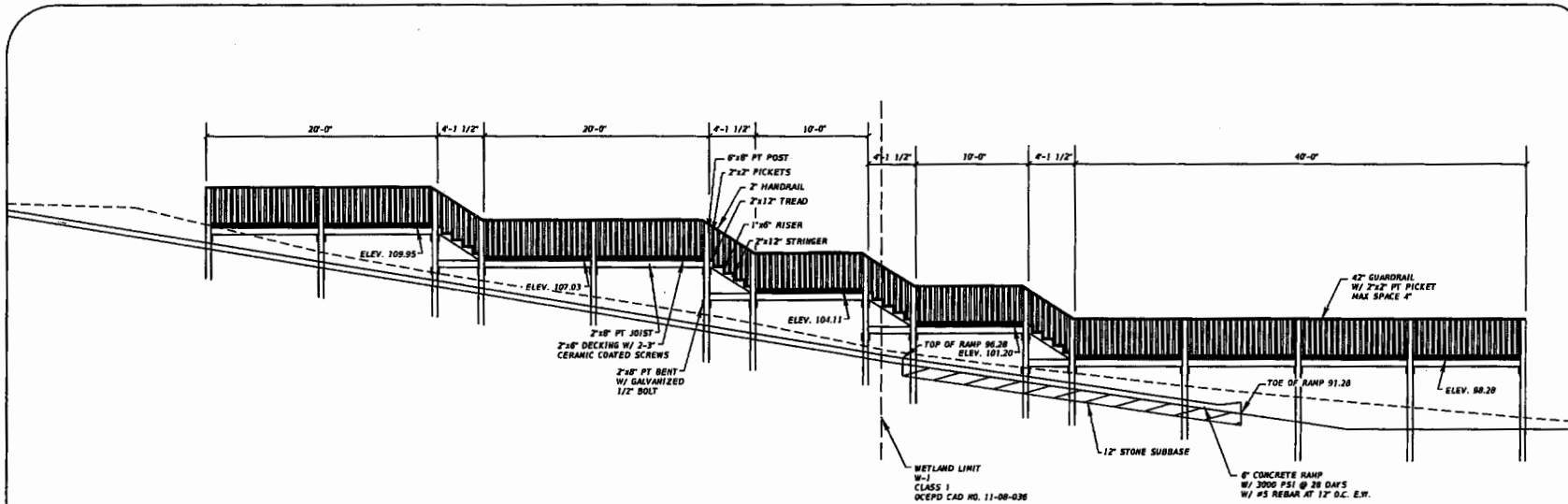
SCALE:
NTS
SHEET:
3



TRACT 1J
BOAT RAMP
WEST LAKE
HANCOCK
ESTATES
PHASE 2

JENNIFER R. TELIGA, P.E.
P.E. NO. 64621
11534 BRIAR HOLLOW LANE
CLERMONT, FL 34711

FENDER MARINE CONSTRUCTION
1201 W. JACKSON ST.
ORLANDO, FLORIDA 32805
407-481-2750



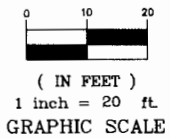
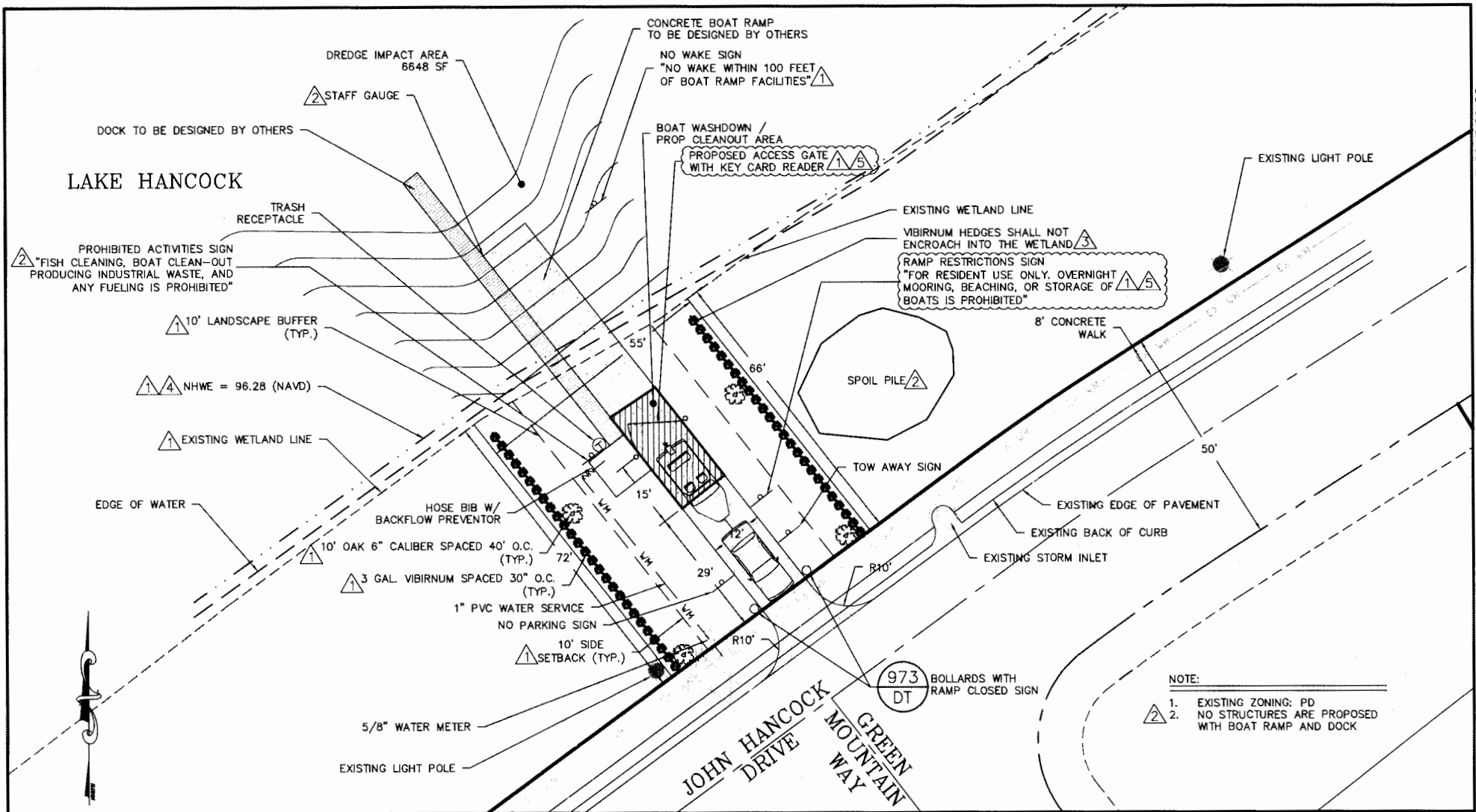
FENDER MARINE CONSTRUCTION
1201 W. JACKSON ST.
ORLANDO, FLORIDA 32805
407-481-2750

JENNIFER R. TELIGA, P.E.
P.E. NO. 64621
11534 BRIAR HOLLOW LANE
CLERMONT, FL 34711

TRACT 11
RAMP
WEST LAKE
HAWCK
ESTATES
PHASE 2

SCALE: 1" = 10'
SHEET: 5

OCEPD DEC12015R-2:252



MADDEN

MOORHEAD & GLUNT, INC.

CIVIL ENGINEERS

431 E. HORATIO AVE., STE. 260, MAITLAND, FL. 32751 • (407) 629-8330

ENGINEER IN CHARGE:	
CHADWYCK H. MOORHEAD, P.E. #61781	CLIENT
<div style="font-size: x-small;"> 1 7/19/16 REVISED PER ORANGE COUNTY COMMENT 2 7/19/16 REVISED PER SFWM COMMENT 3 8/21/16 REVISED PER SFWM COMMENT 4 8/29/16 REVISED PER ORANGE COUNTY COMMENT 5 9/22/16 REVISED PER ORANGE COUNTY COMMENT </div>	TAYLOR MORRISON OF FLORIDA 151 SOUTHALL LANE, SUITE 200 MAITLAND, FL 32751 PHONE (321) 397-7523
DATE	REVISIONS

JOB NO.: 15066	SEC. 28 TWP. 23S RANGE 27E
DRAWN BY: IAN	APPROVED BY: CHM
DATE: 02/24/16	SCALE: 1" = 20'

BOAT RAMP AND DOCK

SITE PLAN
TRACT JJ
OVERLOOK AT HAMLIN

LAKE HANCOCK

CONCRETE BOAT RAMP
DESIGN AND ELEVATIONS
TO BE PROVIDED BY OTHERS

DOCK DESIGN AND
ELEVATIONS TO BE
PROVIDED BY OTHERS

TURBIDITY CURTAIN

1 4 NHWE = 96.28 (NAVD)

EXISTING WETLAND LINE

EDGE OF WATER

SINGLE W SILT FENCE
(TYP.) 102
DT

DREDGE IMPACT AREA: 6648 SF 1

PERMANENT
WETLAND PACT: 64 SF 1

DOUBLE ROW SILT FENCE
AT WETLAND LINE

NOTE:

1. SPOIL PILE TO BE IN USE FOR 60 DAYS,
ALLOWED TO DRY, THEN SPREAD AROUND 3
THE PROJECT SITE AS FILL BY THE
UPLAND CONTRACTOR.

DOUBLE ROW SILT FENCE 2
AT SPOIL PILE

2 3
SPOIL PILE (130 CY)
1,575 SF FOOTPRINT
2:1 SIDE SLOPES
3' MAX HEIGHT

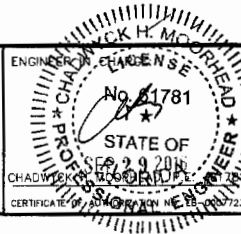
JOHN HANCOCK DRIVE

0 10 20
(IN FEET)
1 inch = 20 ft.
GRAPHIC SCALE



MADDEN
MOORHEAD & GLUNT, INC.
CIVIL ENGINEERS

431 E. HORATIO AVE., STE. 280, MAITLAND, FL 32751 • (407) 629-8330



1 7/15/16 REVISED PER ORANGE COUNTY COMMENT
2 7/15/16 REVISED PER SF WMD COMMENT
3 8/21/16 REVISED PER SF WMD COMMENT
4 9/29/16 REVISED PER ORANGE COUNTY COMMENT

DATE	REVISIONS

CLIENT

TAYLOR MORRISON OF FLORIDA
151 SOUTHALL LANE, SUITE 200
MAITLAND, FL 32751
PHONE (321) 397-7523

JOB NO.: 15066

SEC. 28 TWP. 23S RANGE 27E

DRAWN BY: IAN

APPROVED BY: CHM

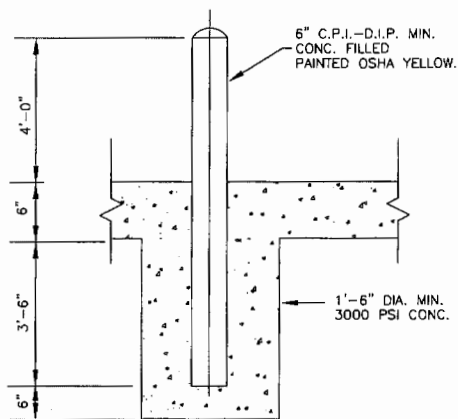
DATE: 02/24/16

SCALE: 1" = 20'

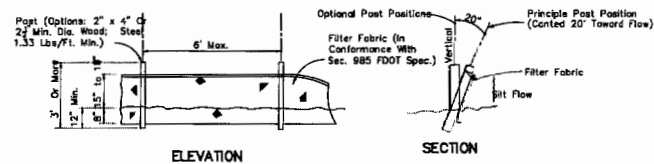
BOAT RAMP AND DOCK

DRAINAGE, GRADING, AND
EROSION CONTROL PLAN
TRACT JJ
OVERLOOK AT HAMLIN

00276 AUG182015 1:13

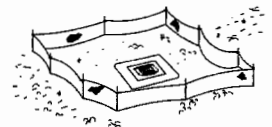


973 BOLLARD
- N.T.S.



Note: Silt Fence to be paid for under the contract unit price for Staked Silt Fence (LF).

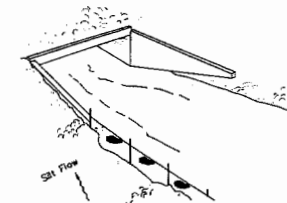
TYPE III SILT FENCE



Type III Silt Fence Protection Around Ditch Bottom Inlets.

Do not deploy in a manner that silt fences will act as a dam across permanent flowing watercourses. Silt fences are to be used at upland locations and turbidity barriers used at permanent bodies of water.

SILT FENCE APPLICATIONS



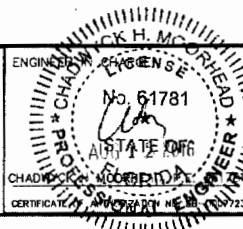
Type III Silt Fence

102 TYPICAL SWALE SECTION
- N.T.S.



MADDEN
MOORHEAD & GLUNT, INC.
CIVIL ENGINEERS

431 E. HORATIO AVE., STE. 280, MAITLAND, FL 32751 • (407) 629-8330



DATE	REVISIONS
1	
2	
3	
4	
5	
6	
7	
8	
9	
10	
11	

CLIENT
TAYLOR MORRISON OF FLORIDA
151 SOUTHBALL LANE, SUITE 200
MAITLAND, FL 32751
PHONE (321) 397-7523

JOB NO.: 15066
SEC. 28 TWP. 23S RANGE 27E
DRAWN BY: IAN
APPROVED BY: CHM
DATE: 02/24/16
SCALE: 1" = 20'

BOAT RAMP AND DOCK
CONSTRUCTION DETAILS
TRACT JJ
OVERLOOK AT HAMLIN