



Interoffice Memorandum

October 5, 2017

TO: Mayor Teresa Jacobs
and Board of County Commissioners

FROM: Mark V. Massaro, P.E., Director, Public Works Department

CONTACT PERSON: Christine N. Lofye, P.E., Acting Manager
Traffic Engineering Division

PHONE NUMBER: (407) 836-7890

SUBJ: **Installation of Traffic Control Device and "No Parking" signs in Highlands at Summerlake Groves (aka Magnolia Estates) Phase 2**

Our staff recommends that the following traffic control devices be installed in Highlands at Summerlake Groves (aka Magnolia Estates) Phase 2:

Install "STOP" signs on:

- Rio Star Way at Summerlake Groves Street
- Desert Mandarin Street at Rio Star Way
- Desert Mandarin Street at Kinnow Mandarin Lane
- Marsh Ruby Way at Desert Mandarin Street
- Marsh Ruby Way at Murcott Harvest Loop
- Honey Mandarin Way at Desert Mandarin Street
- Sweet Limetta Drive at Summerlake Groves Street
- Desert Mandarin Street at Sweet Limetta Drive
- Honey Mandarin Way at Murcott Harvest Loop
- Rhode Red Street at Sweet Limetta Drive
- Sweet Limetta Drive at Murcott Harvest Loop
- Rhode Red Street at Sweet Lemon Way
- Murcott Harvest Loop at Sweet Lemon Way
- Holliston Creek Place at Sweet Lemon Way

The Fire Marshal recommends that the following "No Parking" signs be installed in Highlands at Summerlake Groves (aka Magnolia Estates) Phase 2:

Install "NO PARKING" signs on:

- Desert Mandarin Street
- Murcott Harvest Loop
- Marsh Ruby Way
- Rio Star Way
- Honey Mandarin Way
- Sweet Limetta Drive
- Rhode Red Street
- Sweet Lemon Way
- Holliston Creek Place

Action Requested: Approval of Traffic Control Device and "No Parking" sign installations in Highlands at Summerlake Groves (aka Magnolia Estates) Phase 2. District 1.

MVM/CNL/AHW
Attachments

HIGHLANDS AT SUMMERLAKE GROVES PHASE 2
SITUATED IN SECTION 33, TOWNSHIP 23 SOUTH, RANGE 27 EAST,
ORANGE COUNTY, FLORIDA
DISTRICT # 1

STOP/STREET

<u>(1)</u>	(Ft E)	on Rio Star Way at Summerlake Groves Street	15500 7300
<u>(2)</u>	(Ft W)	on Desert Mandarin Street at Rio Star Way	15400 7200
<u>(3)</u>	(Ft S)	on Desert Mandarin Street at Kinnow Mandarin Lane	7100 15700
<u>(4)</u>	(Ft E)	on Marsh Ruby Way at Desert Mandarin Street	15500 7200
<u>(5)</u>	(Ft W)	on Marsh Ruby Way at Murcott Harvest Loop	15400 15600
<u>(6)</u>	(Ft E)	on Honey Mandarin Way at Desert Mandarin Street	15600 7200
<u>(7)</u>	(Ft E)	on Sweet Limetta Drive at Summerlake Groves Street	15800 7400
<u>(8)</u>	(Ft N)	on Desert Mandarin Street at Sweet Limetta Drive	7300 15700
<u>(9)</u>	(Ft W)	on Honey Mandarin Way at Murcott Harvest Loop	15500 15700
<u>(10)</u>	(Ft S)	on Rhode Red Street at Sweet Limetta Drive	00 15700
<u>(11)</u>	(Ft W)	on Sweet Limetta Drive at Murcott Harvest Loop	15700 15800
<u>(12)</u>	(Ft N)	on Rhode Red Street at Sweet Lemon Way	00 15800
<u>(13)</u>	(Ft N)	on Murcott Harvest Loop at Sweet Lemon Way	15800 15800
<u>(14)</u>	(Ft S)	on Holliston Creek Place at Sweet Lemon Way	9100 15800

END OF ROAD TREATMENT

- | | | |
|--------------------|---------------|---|
| <u>(15)</u> | (Ft W) | on Sweet Lemon Way
at Rhode Red Street |
| <u>(16)</u> | (Ft E) | on Sweet Lemon Way
at Murcott Harvest Loop |

STOP/ALLEYWAYS

- | | | |
|---------------------|---------------|--|
| <u>(17a)</u> | (Ft S) | on Blood Orange Alley
at Kinnow Mandarin Lane |
| <u>(18a)</u> | (Ft N) | on Blood Orange Alley
at Rio Star Way |
| <u>(19a)</u> | (Ft E) | on Uglis Alley
at Desert Mandarin Street |
| <u>(20a)</u> | (Ft W) | on Uglis Alley
at Murcott Harvest Loop |
| <u>(21a)</u> | (Ft E) | on Oro Blanco Alley
at Rhode Red Street |
| <u>(22a)</u> | (Ft W) | on Oro Blanco Alley
at Murcott Harvest Loop |

NO PARKING with arrows

- | | |
|--------------------|--|
| <u>(23)</u> | on Desert Mandarin Street from Kinnow Mandarin Lane
extending south to Sweet Limetta Drive on the east side |
| <u>(24)</u> | on Murcott Harvest Loop from Sweet Lemon Way extending
north to Sweet Orange Avenue on the east side |
| <u>(25)</u> | on Marsh Ruby Way from Murcott Harvest Loop extending
west to Desert Mandarin Street on the north side |
| <u>(26)</u> | on Rio Star Way from Summerlake Groves Street extending
east to Desert Mandarin Street on the south side |
| <u>(27)</u> | on Honey Mandarin Way from Desert Mandarin Street
extending east to Murcott Harvest Loop on the south side |
| <u>(28)</u> | on Sweet Limetta Drive from Summerlake Groves Street |

extending east to Murcott Harvest Loop on the south side

(29)

**on Rhode Red Street from Sweet Lemon Way extending
north to Sweet Limetta Drive on the east side**

(30)

**on Sweet Lemon Way from Murcott Harvest Loop extending
west to the cul-de-sac on the north side**

(31)

**on Holliston Creek Place from Sweet Lemon Way extending
south 225ft on the east side**

ahw/

10/5/2017



PUBLIC WORKS DEPARTMENT

JOSEPH C. KUNKEL, P.E., Deputy Director

4200 South John Young Parkway • Orlando, Florida 32839-9205

407-836-7972 • Fax 407-836-7766

e-mail: Joe.Kunkel@ocfl.net

July 10, 2017

ORANGE COUNTY

JUL 26 2017

TRAFFIC ENGINEERING

Mr. Ed Kassik
K.Hovnanian Homes
151 Southhall Lane, Suite 120
Maitland, Florida 32751

**Subject: Issuance of Certificate of Completion
The Highlands at Summerlake Groves (aka Magnolia Estates) Ph. 2**

Dear Mr. Kassik:

This letter verifies that on July 7, 2017 the County Engineer issued a Certificate of Completion for the construction of The Highlands at Summerlake Groves (aka Magnolia Estates) Phase 2, Plat Book 91, Pages 36-39, Orange County Records.

Please be advised that this certificate does not relieve the developer of responsibility for the materials, workmanship, structural integrity, functioning, and maintenance of the required public improvements during the one (1) year period following issuance of the Certificate of Completion, or at the time the County Engineer issues the Approval for Maintenance.

Sincerely,

A handwritten signature in black ink, appearing to read "Joseph C. Kunkel".

Joseph C. Kunkel, P.E.

JCK/sa

Enclosure

cc: Robert Dudas, Utilities Distribution Section Manager
Jorge Reyes, Utilities Supervisor, Field Services Division
Brian Matejcek, Project Manager, Field Services Division
County Surveyor, Survey Section, Public Works Engineering Division
✓ Arthur Woods, Traffic Engineering Division
Maricela Torres, Roads and Drainage Division
George Shupp, Roads and Drainage Division (As-Built)
Mirian Haughee, Stormwater Management Division
Engineer of Record
SJR/SF Water Management District

DATE July 7, 2017

DISTRICT 1

CERTIFICATE OF COMPLETION

THIS IS TO CERTIFY THAT THE FACILITIES CONSTRUCTED BY:

DEVELOPER: K. Hovmanian Homes

ADDRESS: 151 Southhall Lane, Suite 120, Maitland, Florida 32751

IN THE DEVELOPMENT OF: Magnolia Estates Phase 2 (aka. Highlands at Summerlake Groves Ph. 2)

PROJECT NUMBER: 15-S-061

S-T-R 33-23-27

AS RECORDED IN PLAT BOOK 91, PAGES 36-39, ORANGE COUNTY RECORDS HAVE BEEN COMPLETED IN FORM AND MANNER ACCEPTABLE FOR FUTURE MAINTENANCE BY ORANGE COUNTY, FLORIDA.

CONTRACTOR: Walrose Inc.

FACILITIES AND IMPROVEMENTS COMPLETE

REQUIRED DOCUMENTS

<u>YES</u>	<u>NOT REQUIRED</u>		<u>YES</u>	<u>NOT REQUIRED</u>	
X		STREETS	X		ENGINEER CERTIFICATION
X		DRAINAGE FACILITIES	X		SURVEYOR CERTIFICATION
X		WATER SYSTEM	X		LETTER OF CREDIT
X		SANITARY SYSTEM		X	CASH GUARANTEE
X		RECLAIMED WATER SYSTEM	X		"AS-BUILT" DRAWINGS
	X	EXTERNAL SIDEWALKS		X	APPROVAL OF AUDIO-OVERRIDE DEVICE
	X	SCREENING	X		RETENTION POND MAINTENANCE GUARANTEE
X		ELECTRICAL SERVICE		X	UNDERDRAIN CERTIFICATION AND PERFORMANCE GUARANTEE
	X	UNDERDRAINS	X		CERTIFIED UTILITY COST AND "BILL OF SALE"
X		ENVIRONMENTAL SWALES	X		PAYMENT FOR STREET AND TRAFFIC SIGNS
			X		VALUE OF TRANSFERRED PROPERTY FORM

ROADWAY CATEGORY

New Construction

Lane Miles

Roadway Type

☐	Arterial
☐	Collector
☒	Subdivision (local)
☐	Alternative Surface

☐	Single lane miles
☐	Single lane miles
☐	1.95 Single lane miles
☐	Single lane miles

☐	Private
☐	Private
☐	Private
☐	Private

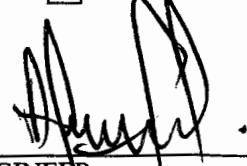
☐	Public
☐	Public
☒	Public
☐	Public

1.95 TOTAL LANE MILES



SENIOR INSPECTOR


MANAGER, DEVELOPMENT ENGINEERING



CHIEF ENGINEER


COUNTY ENGINEER, PUBLIC WORKS



LAND DEVELOPMENT &
TRANSPORTATION ENGINEERING
PLANNING | SURVEYING & MAPPING

131 WEST KERRY STREET
ORANGE, FLORIDA 32668
Phone: 407.252.2200 Fax: 407.252.2201
www.dewberry.com
City of Orange Planning & Engineering

HIGHLANDS AT SUMMERLAKE GROVES PHASE 2 SITUATED IN SECTION 33, TOWNSHIP 23 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA

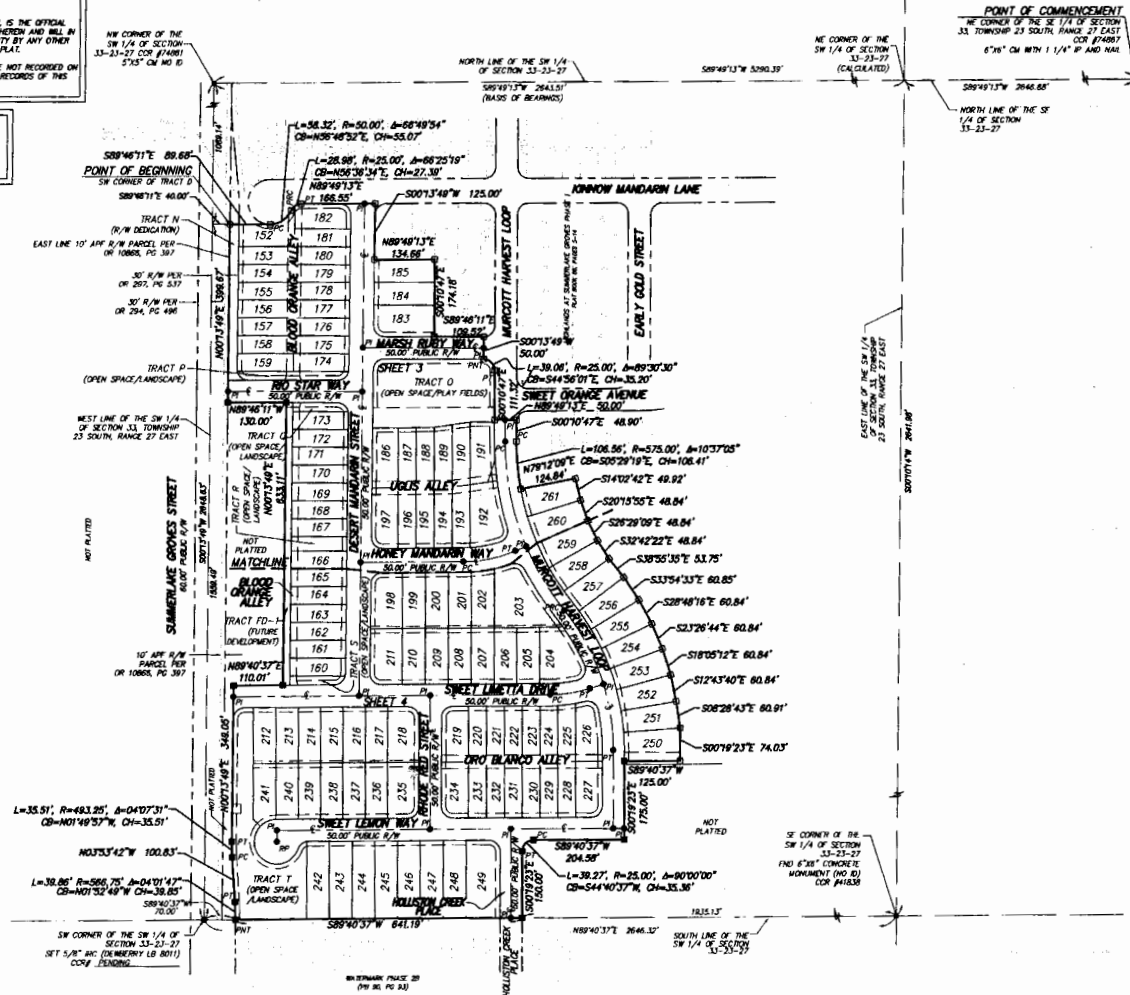
PLAT
BOOK: 91 PAGE: 37

NOTICE

THIS PLAT, AS RECORDED IN ITS GRAPHIC FORM, IS THE OFFICIAL
RECORD OF THE SUBDIVISION LINES DESCRIBED HEREIN AND WILL IN
NO CIRCUMSTANCES BE SUPPLANTED IN AUTHORITY BY ANY OTHER
DRAWING OR DIGITAL FORM OF THE PLAT.
THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT RECORDED ON
THIS PLAT THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS
COUNTY.

SHEET INDEX

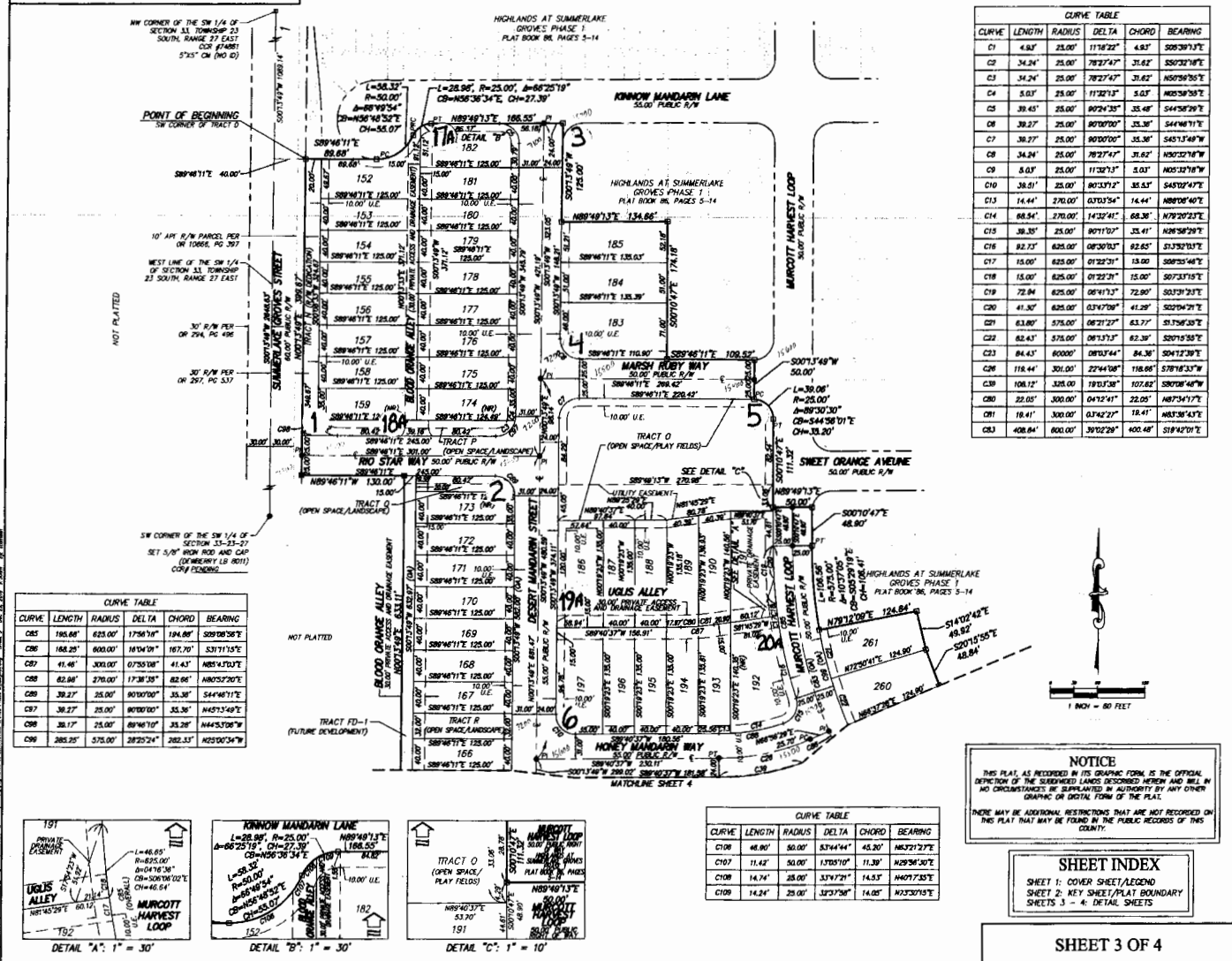
SHEET 1: COVER SHEET/LEGEND
SHEET 2: KEY SHEET/PLAT BOUNDARY
SHEETS 3 - 4: DETAIL SHEETS



SHEET 2 OF 4

HIGHLANDS AT SUMMERLAKE GROVES PHASE 2
SITUATED IN SECTION 33, TOWNSHIP 23 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA

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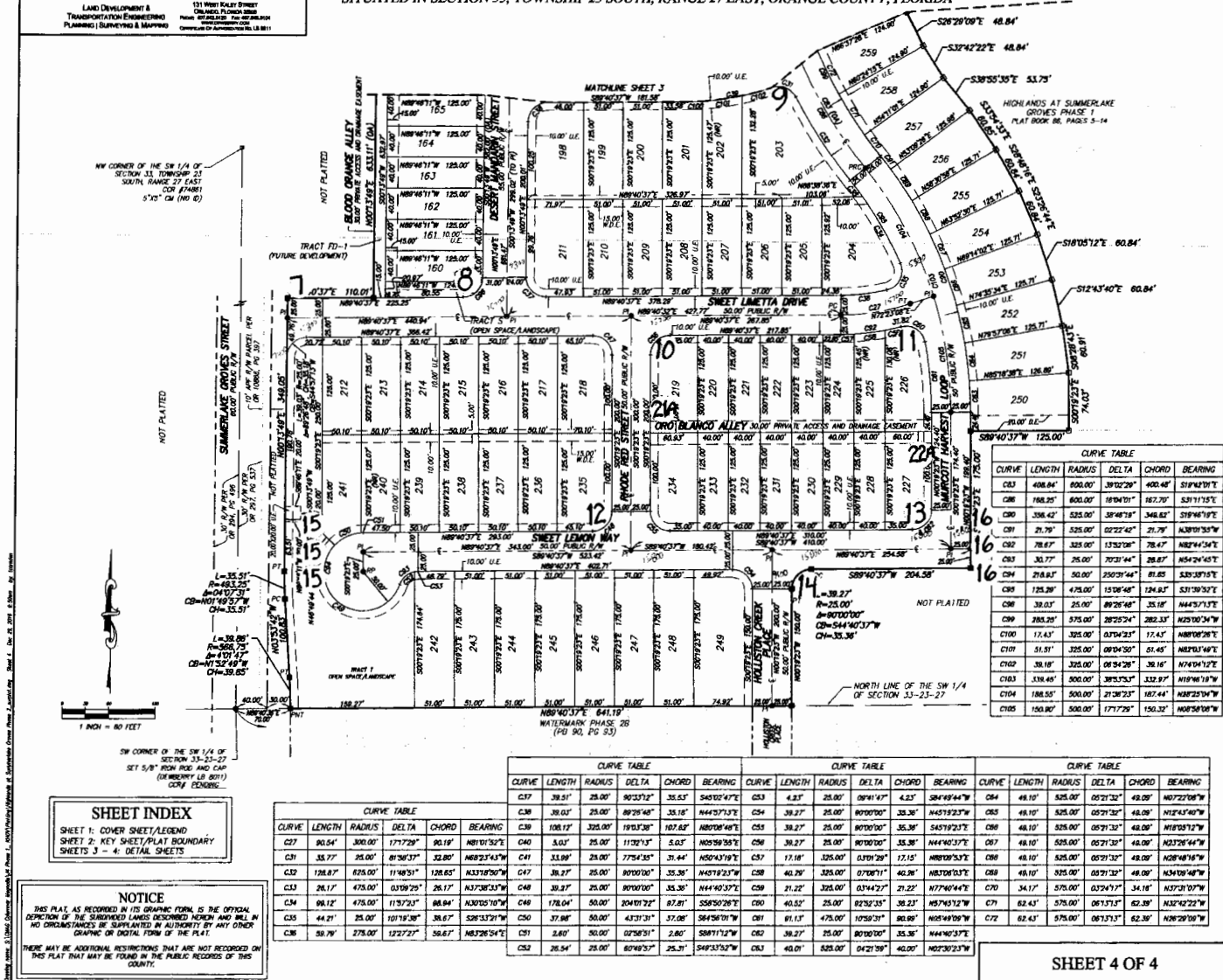


LAND DEVELOPMENT &
TRANSPORTATION ENGINEERING
PLANNING / SURVEYING & MAPPING

131 WEST PALM STREET
ORANGE, FLORIDA 32667
TEL: 352.201.1100
WWW.DEBERRY.COM
CORPORATE OFFICE: 131 WEST PALM STREET, SUITE 200, ORANGE, FLORIDA 32667

HIGHLANDS AT SUMMERLAKE GROVES PHASE 2 SITUATED IN SECTION 33, TOWNSHIP 23 SOUTH, RANGE 27 EAST, ORANGE COUNTY, FLORIDA

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NO PARKING

- Parking allowed

SHEET 2 OF 4