



Interoffice Memorandum

APPROVED
BY ORANGE COUNTY BOARD
OF COUNTY COMMISSIONERS
AUG 19 2014 *NP/KH*

July 1, 2014

TO: Mayor Teresa Jacobs
and Board of County Commissioners

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

CONTACT PERSON: Ruby Dempsey Rozier, Manager
Traffic Engineering

PHONE NUMBER: (407) 836-7890

SUBJ: Installation of Traffic Control Devices and "No Parking" Signs in
Yates PD Parcel 2 (aka Reserve at Sawgrass – Phase 2) Phase 1A-
2)

Our staff recommends that the following traffic control devices be installed in
Yates PD Parcel 2 (aka Reserve at Sawgrass – Phase 2) Phase 1A-2.

Install "STOP" signs on:

- Island Green Way at Pine Gate Trail
- Pine Gate Trail at Island Green Way
- Sawgrass Marsh Drive at Island Green Way

The Fire Marshal recommends that the following "No Parking" signs be installed
in Yates PD Parcel 2 (aka Reserve at Sawgrass – Phase 2) Phase 1A-2.

Install "NO PARKING" signs on:

- Pine Gate Trail
- Island Green Way
- Sawgrass Marsh Drive

All signs will be installed upon receipt of a signed certificate of completion and
conformation of street names and block numbers.

**Action Requested: Approval of Traffic Control Devices and "No Parking"
sign installations in Yates PD Parcel 2 (aka Reserve at
Sawgrass – Phase 2) Phase 1A-2. District 4.**

MVM/RDR/AHW/ns

Attachments

Reserve at Sawgrass - Phase 2

Situated in section 19, Township 24 South, Range 30 East

ORANGE COUNTY, FLORIDA

DISTRICT # 4

STOP/STREET

- | | | |
|------------|-----------------------------------|--|
| (1) | 4000 (Ft N)
3800 | on Island Green Way
at Pine Gate Trail |
| (2) | 3800 (Ft E)
3800 | on Pine Gate Trail
at Island Green Way |
| (3) | 3800 (Ft W)
3800 | on Sawgrass Marsh Drive
at Island Green Way |

END OF ROAD TREATMENT

- | | | |
|------------|---------------|--|
| (4) | (FtW) | on Sawgrass Marsh Drive
at Island Green Way |
| (4) | (FtW) | on Sawgrass Marsh Drive
at Island Green Way |
| (4) | (FtW) | on Sawgrass Marsh Drive
at Island Green Way |
| (5) | (FtS) | on Island Green Way
at Pine Gate Trail |
| (5) | (FtS) | on Island Green Way
at Pine Gate Trail |
| (5) | (FtS) | on Island Green Way
at Pine Gate Trail |

NO PARKING (R8-3a) with arrows

- | | |
|------------|---|
| (6) | on Pine Gate Trail from Island Green Way extending 365ft east on the north side |
| (7) | on Island Green Way from Pine Gate Trail extending 650ft north on the east side to the curve and from curve extending 300ft west on the north side to the curve and extending 725ft south on the west side |
| (8) | on Sawgrass Marsh Drive from Island Green Way extending 130ft west on the south side |

**ahw/
6/30/2014**

RESERVE AT SAWGRASS - PHASE 2

Situated in Section 19, Township 24 South, Range 30 East
Orange County, Florida

Legal Description

A portion of Section 19, Township 24 South, Range 30 East, Orange County, Florida, being more particularly described as follows:

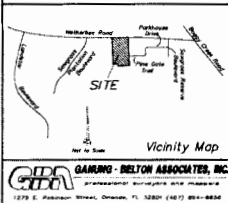
BEGIN at the northwest corner of RESERVE AT SAWGRASS - PHASE 1, according to the plat thereof, as recorded in Plat Book 80, Pages 126 through 130, Public Records of Orange County, Florida; thence run along the westerly boundary line of said RESERVE AT SAWGRASS - PHASE 1 the following four (4) courses and distances: run S 02°04'07" E, a distance of 256.81 feet; thence run S 02°56'05" E, a distance of 50.01 feet; thence run S 02°04'07" E, a distance of 120.00 feet; thence run S 87°55'53" W, a distance of 240.00 feet to the northwest corner of Tract C, RESERVE AT SAWGRASS - PHASE 1; thence continue S 87°55'53" W, a distance of 130.63 to a point of curvature of a non-tangent curve, concave easterly, having a radius of 250.00 feet and a central angle of 01°49'31"; thence on a chord bearing of N 02°38'53" W and a chord distance of 7.96 feet, run northerly, along the arc of said curve, a distance of 7.96 feet to the point of tangency thereof; thence run N 02°04'07" W, a distance of 59.48 feet; thence run S 87°55'53" W, a distance of 120.00 feet; thence run N 02°04'07" W, a distance of 869.66 feet to a point on the southerly right-of-way line of Wetherbee Road as described and recorded in Official Records Book 9121, Page 1064 and Official Records Book 9121, Page 1134, Public Records of Orange County, Florida; said point being a point on a non-tangent curve, concave southerly, having a radius of 11,409.00 feet and a central angle of 00°40'37"; thence run easterly along said southerly right-of-way line of Wetherbee Road the following two (2) courses and distances: on a chord bearing of N 88°46'14" E and a chord distance of 134.77 feet, run along the arc of said curve, a distance of 134.77 feet to the point of tangency thereof; thence run N 89°06'32" E, a distance of 405.33 feet to the POINT OF BEGINNING.

Containing 11.30 acres, more or less.

Surveyor's Notes

1. Bearings are based on the southerly right-of-way line of Wetherbee Road as having a bearing of S 89°18'21" E per the plat of RESERVE AT SAWGRASS - PHASE 1 as recorded in Plat Book 80, Pages 126 through 130, Public Records of Orange County, Florida.
2. The following notes and easements comprise the common areas as more particularly defined in the Declaration of Covenants, Conditions and Restrictions of RESERVE AT SAWGRASS as recorded in Official Records Book _____, Page _____, Public Records of Orange County, Florida, and are hereby memorialized in and made a part of the Reserve at Sawgrass Homeowners Association, Inc.
3. Areas "A" and "B" (Landscape and Open Space) and Landscaping Easements.
4. A Storage Easement over Tract "B" is dedicated to the perpetual use of the public.
5. The property is subject to a Declaration of Covenant and Motor regarding "Street Activity" as recorded in Official Records Book 8810, Page 2614, Public Records of Orange County, Florida. The property owner on this plat are subject to street rules that may be objectionable.
6. All public utility easements shall also be easements for the construction, installation, maintenance, and operation of cable television services provided thereon, on such construction, installation, maintenance, and operation of cable television services shall conform with the facilities and services of an electric, telephone, gas or other public utility in the event a cable television company through the facilities of a public utility, it shall be solely responsible for the easement. This section shall not apply to those private easements granted to or utilized by a particular electric, telephone, gas or other public utility. Such construction, installation, maintenance, and operation shall comply with the National Electrical Safety Code as established by the Florida Public Service Commission. (Florida Statute 372.09(1)(2))

* The properties delineated on this plat are subject to aircraft noise that may be objectionable.



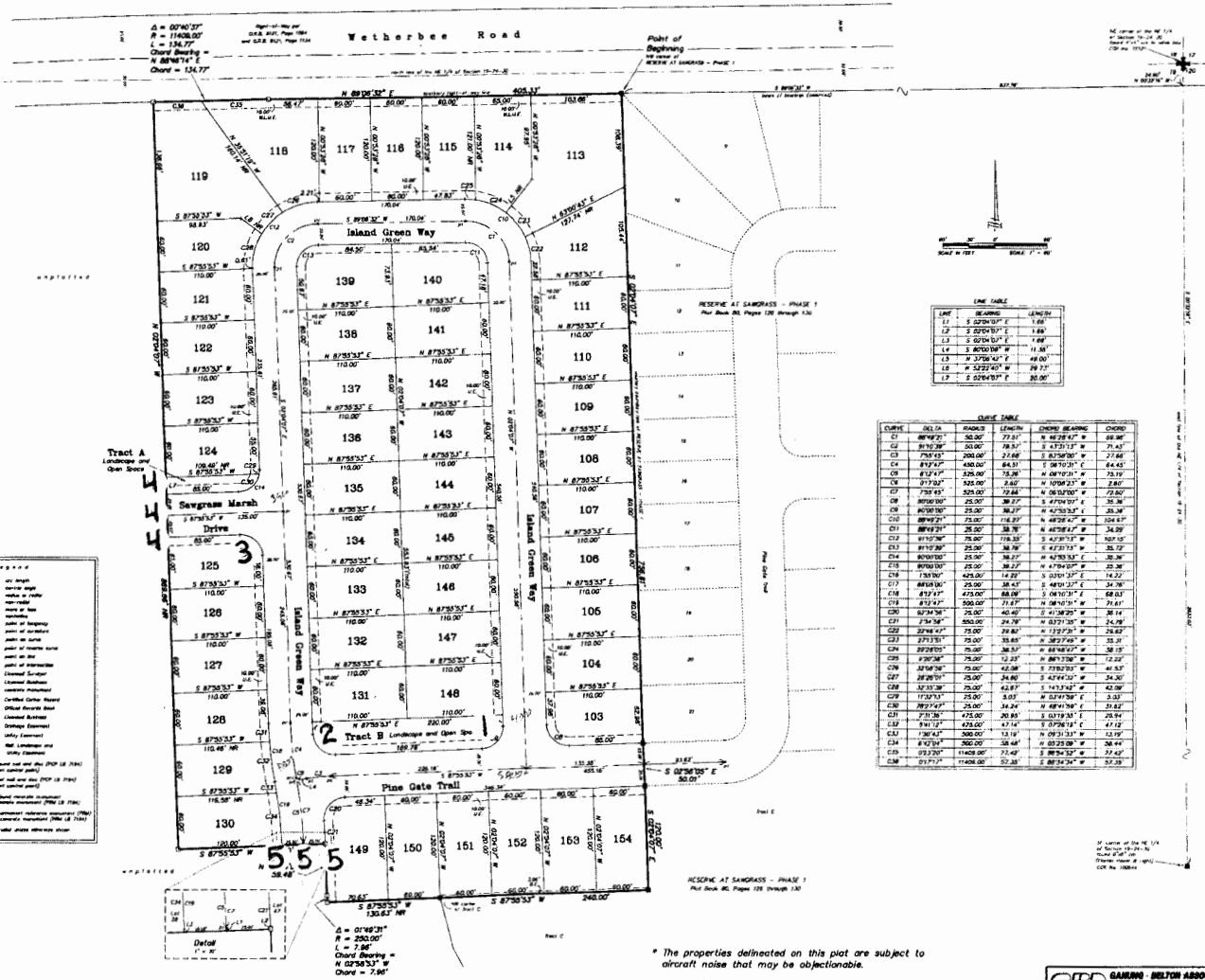
THE PROPERTY SHOWN HEREON REPRESENTS A PORTION OF THE LANDS ACQUIRED BY THE STATE FLORIDA DEVELOPMENT, TOURISM AND CONVENTION COMMISSION AND THE FLORIDA COUNTY BOARD OF COUNTY COMMISSIONERS ON JUNE 27, 2006 AND THE PRELIMINARY SUBDIVISION PLAN AS APPROVED BY ORANGE COUNTY BOARD OF COUNTY COMMISSIONERS ON JUNE 27, 2006 AND THE SUBDIVISION PLAN NON-SUBSTANTIAL CHANGE AS APPROVED BY THE ORANGE COUNTY DEVELOPMENT REVIEW COMMITTEE ON MAY 8, 2012.

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

PLAT BOOK	PAGE
RESERVE AT SAWGRASS - PHASE 2	DEDICATION
KNOW ALL MEN BY THESE PRESENTS, that the undersigned being the owner in fee simple of the lands described in the foregoing caption to this plat, does hereby dedicate said lands and plat for the uses and purposes therein expressed and dedicates the streets, utility and drainage easements shown hereon to the perpetual use of the public.	
IN WITNESS WHEREOF, the owner has caused these presents to be signed and attested to or witnessed by the Authorized Signatory named below this _____ day of _____, 2014.	
By _____	
BEAZER HOMES CORP. a Tennessee corporation	Name _____ Title _____
Signed and sealed in the presence of:	
Witness _____	Witness _____
(print name)	(print name)
STATE OF _____	COUNTY OF _____
The foregoing instrument was acknowledged before me this _____ day of _____, 2014, by _____ of BEAZER HOMES CORP., a Tennessee corporation, on behalf of the corporation. He (is personally known to me) (has produced _____ as identifier).	
Notary Public _____ Print Name _____ My Commission Expires _____	
CERTIFICATE OF SURVEYOR	
This plat was prepared under my direction and supervision. This plat complies with all of the survey requirements of Chapter 177, Florida Statutes.	
Surveyor's Signature _____	Date _____ 12 22 14
_____ E. CLAYTON GAMING	Surveyor's Registration Number _____ 18 7294
GAMING - BELTON ASSOCIATES, INC.	Legal Entity's Name _____
1278 E. ROBINSON ST., ORLANDO, FLA., 32809	Legal Entity's Cert. Of Auth. No. _____
Legal Entity's Address _____	
CERTIFICATE OF REVIEW BY COUNTY SURVEYOR	
This plat has been reviewed for conformity to Chapter 177 Florida Statutes.	
County Surveyor's Signature _____	Date _____
CERTIFICATE OF APPROVAL BY ZONING DIRECTOR	
Examined and Approved _____	Date _____
Zoning Director _____	
CERTIFICATE OF APPROVAL BY COUNTY ENGINEER	
Examined and Approved _____	Date _____
County Engineer _____	
CERTIFICATE OF APPROVAL BY THE BOARD OF COUNTY COMMISSIONERS	
THIS IS TO CERTIFY, that on _____ the foregoing plat was approved by the Board of County Commissioners of Orange County, Florida.	
ORANGE COUNTY	
Attest: _____	Clerk of the Board of County Commissioners
BY _____	O.C.
CERTIFICATE OF COUNTY COMPTROLLER	
I HEREBY CERTIFY that the foregoing plat was recorded in the Orange County Official Records on _____ as File No. _____	
County Comptroller in and for Orange County, Florida	
BY _____	

RESERVE AT SAWGRASS - PHASE 2

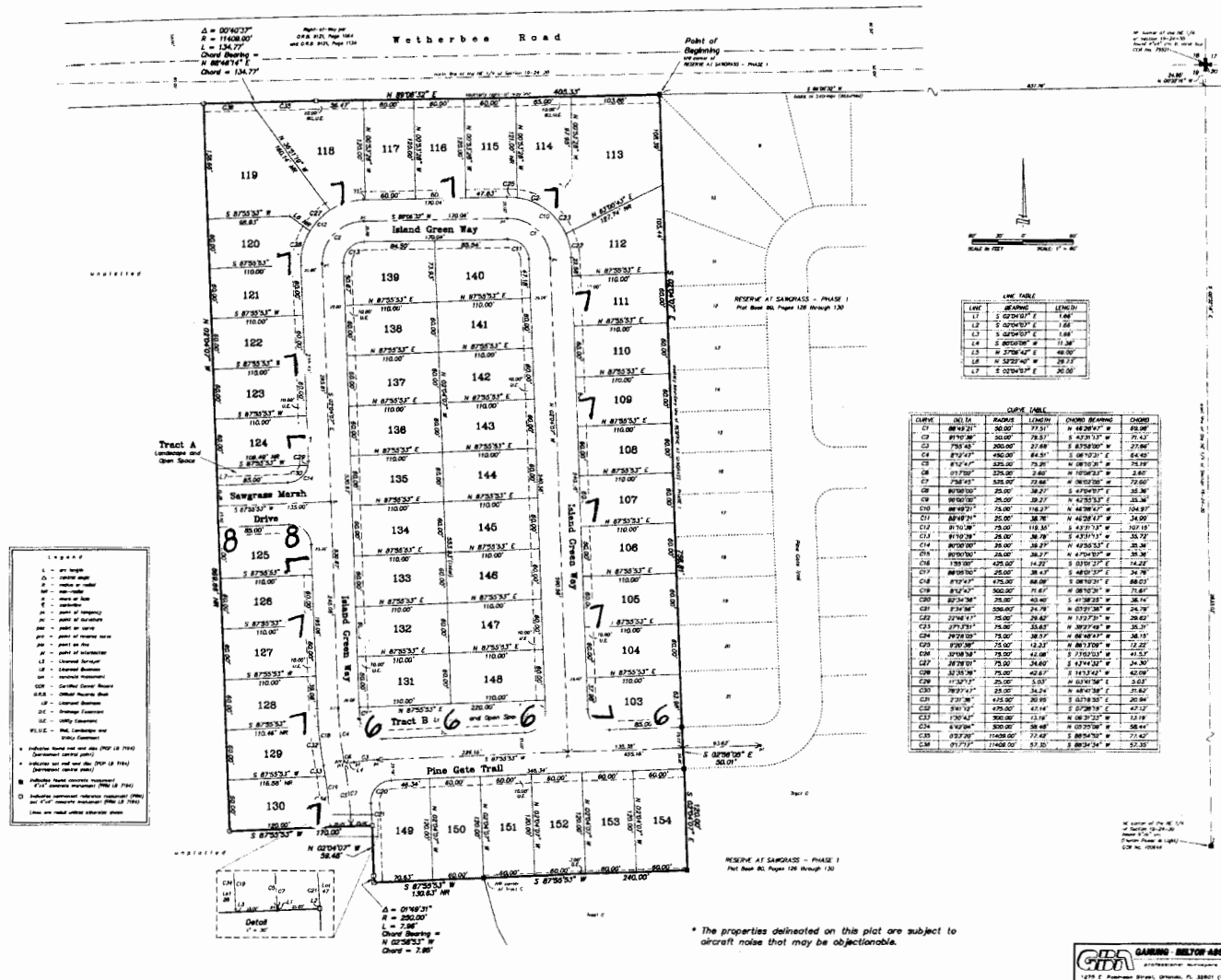
Situated in Section 19, Township 24 South, Range 30 East
Orange County, Florida



* The properties delineated on this plat are subject to aircraft noise that may be objectionable.

RESERVE AT SAWGRASS - PHASE 2

Situated in Section 19, Township 24 South, Range 30 East
Orange County, Florida



* The properties delineated on this plat are subject to aircraft noise that may be objectionable.



"NO PARKING"



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

June 19, 2014

ORANGE COUNTY
JUN 23 2014
TRAFFIC ENGINEERING

Mr. Jeremy Camp
Beazer Homes
2600 Maitland Center Parkway, Suite 262
Maitland, Florida 32751

Subject: **Issuance of Certificate of Completion**
Yates PD Parcel 2 (aka Reserve at Sawgrass) Phase 1A-2

Dear Mr. Camp:

This letter verifies that on May 22, 2014 the County Engineer issued a Certificate of Completion for the construction of Yates PD parcel 2 (aka Reserve at Sawgrass) Phase 1A-2, Plat Book 82, Page 38, 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,

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
Brad Bell, Chief Utilities Inspector, Utilities Engineering Division
County Surveyor, Survey Section, Public Works Engineering Division
✓ Arthur Woods, Traffic Engineering Division
Maricela Torres, Roads and Drainage Division
David Gionet, Roads and Drainage Division (As-Built)
Mirian Haughee, Stormwater Management Division
Engineer of Record
SJR/SF Water Management District

CERTIFICATE OF COMPLETION

THIS IS TO CERTIFY THAT THE FACILITIES CONSTRUCTED BY:

DEVELOPER: Beazer Homes

ADDRESS: 2600 Maitland Center Parkway, Suite 262, Maitland, FL 32751

IN THE DEVELOPMENT OF: Yates PD Parcel 2 (aka Reserve at Sawgrass) Phase 1A-2

PROJECT NUMBER: 13-S-055

S-T-R 20-24-30

AS RECORDED IN PLAT BOOK 82, PAGE 38, ORANGE COUNTY RECORDS HAVE BEEN COMPLETED IN FORM AND MANNER ACCEPTABLE FOR FUTURE MAINTENANCE BY ORANGE COUNTY, FLORIDA.

CONTRACTOR: The Briar Team

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	OUC	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
- 0.93 Single lane miles
- Single lane miles


- Private
- Private
- Private
- Private

- Public
- Public
- Public
- Public

0.93 TOTAL LANE MILES


SENIOR INSPECTOR


MANAGER, DEVELOPMENT ENGINEERING


CHIEF ENGINEER


COUNTY ENGINEER, PUBLIC WORKS