

LICENSE AGREEMENT

This License Agreement ("Agreement") is made and entered into this ____ day of _____, 2019, by and between the City of Pensacola, a municipal corporation of the State of Florida, hereinafter referred to as the "City," Daily Convo, LLC, a Florida Limited Liability Company, hereinafter referred to as "Daily Convo," and Urban Core Investments, LLC, a Florida limited liability company, hereinafter referred to as "Urban Core."

RECITALS

A. Daily Convo is the record titleholder and responsible for the maintenance of certain real property located within Pensacola, Escambia County, Florida, legally described in Exhibit "A", attached to and by this reference incorporated in this Agreement, such real property being commonly known as Southtowne, located North of East Intendencia Street, South of East Romana Street, and between South Jefferson and South Tarragona Streets. Pensacola, Florida. ("Daily Convo Property").

B. Urban Core is the record titleholder and responsible for the maintenance of certain real property located within Pensacola, Escambia County, Florida, legally described in Exhibit "A-1", attached to and by this reference incorporated in this Agreement, such real property being a four (4) story commercial mixed-use building, located South of East Intendencia Street, and East of South Jefferson Street. Pensacola, Florida at the south eastern corner of the intersection of the aforesaid two (2) streets ("Urban Core Property").

C. City is the owner of the following public rights-of-way that are adjacent to the Daily Convo Property and the Urban Core Property: (1) the right of way of East Intendencia Street between Jefferson and Tarragona Streets; (2) the right of way of Jefferson Street between Romana and Intendencia Streets; (3) the right of way of Tarragona Street between Romana and Intendencia Streets; (4) the right of way of Romana Street between Jefferson and Tarragona

Streets, and (5) the right of way of South Jefferson Street between East Intendencia Street and East Government Street (collectively, the “City Rights-of-Way”).

D. As of the date of this Agreement, Daily Convo and Urban Core are controlled by the same individuals, and all parties hereto agree that it is in their best interest to have this Agreement govern all the rights, interests and obligations as provided for herein.

E. City has agreed to grant to Daily Convo permission to construct and maintain certain Improvements (hereinafter defined) upon portions of the Rights-of-Way, all in accordance with and subject to the terms, conditions and limitations of this Agreement.

F. City has agreed to grant unto Daily Convo a nonexclusive right to use portions of the City Rights-of-Way in accordance with, and subject to the terms, conditions and limitations of this Agreement.

G. City has agreed to grant unto Urban Core a nonexclusive right to use portions of the City Rights-of-Way in accordance with, and subject to the terms, conditions and limitations of this Agreement.

In consideration of the matters described above, and of the mutual benefits and obligations set forth in this Agreement, the receipt and sufficiency of which are hereby acknowledged, the parties agree as follows:

I. INCORPORATION OF RECITALS

The foregoing Recitals are incorporated in this Agreement in their entirety.

AGREEMENT

1.

City hereby grants to Daily Convo permission to construct and install, and maintain over the term of this Agreement, those certain improvements (the "Improvements") described in the plans and specifications identified in Exhibit "B" attached hereto and incorporated herein by references, copies of which plans and specifications are attached hereto as Exhibit "B" and incorporated herein by reference, and those additional improvements relative to a statue, hardscape, benches, and other improvements described in the plans and specifications identified in Exhibit "B-1" attached hereto and incorporated herein by reference (hereinafter all such plan and specifications being referred to collectively as the "Plans and Specifications") that encroach upon, use or occupy portions of the space under, on or above the City Rights-of-Way. The location and description of said Improvements and the encroachments upon the City Rights-of-Way permitted hereby are more particularly described in the Plans and Specifications.

2.

Daily Convo shall, at Daily Convo's sole cost and expense, cause the Improvements to be constructed in a first-class, good and workmanlike manner, free from defects in materials or workmanship, by qualified and duly licensed contractors and construction professionals. The Improvements as constructed shall not materially deviate from the Plans and Specifications except with the prior written consent of the City. The initial construction of the Improvements shall be completed within five (5) years after the date of this Agreement. Any portion of the Improvements that have not been completed within such five-year period shall not thereafter be constructed except with the prior written consent of the City. All construction, maintenance, and operation in connection with such Improvements, and the use of the Improvements, shall be performed in strict compliance with this Agreement, the Plans and Specifications, the Florida Building Code and other applicable construction and safety codes, and the Charter, Ordinances and Codes of the City and in accordance with the directions of the Director of Public Works

and Facilities of City, or his duly authorized representative. All Plans and Specifications for the Improvements shall be subject to the prior written approval of the Director of Public Works and Facilities, or his duly authorized representative, but such approval shall not relieve Daily Convo of responsibility and liability for concept, design and computation in preparation of such Plans and Specifications. Any directions or approval by the Director of Public Works and Facilities shall be consistent with, and not more onerous than, the Plans and Specifications, the City's Ordinances and Codes, the Florida Building Code and other applicable construction and safety codes, and this Agreement.

At all times during the term of this Agreement, Daily Convo shall, at its sole cost and expense, maintain the Improvements in good, clean, safe and first-class order, condition and appearance and to that end shall make all necessary repairs and replacements to the Improvements.

In the event that Daily Convo desires to modify the Improvements after their initial construction is completed, and such modifications would require, under the then existing City Ordinances and Codes, a review of such modifications by a department or agency within the City, Daily Convo agrees to comply with such requirements as applicable. Further, no modification shall be made to the Improvements after their initial construction which would constitute a material deviation from the Improvements described in the Plans and Specifications except with the prior written consent of the City.

3.

Upon completion of construction and installation of the Improvements and thereafter, there shall be no encroachments in, under, on or above the surface area of the streets, alleys, sidewalks and other public rights-of-way involved, except as described herein and shown on the Plans and Specifications.

4.

Daily Convo, at no expense to the City, shall make proper provisions for the relocation and installation of any existing utilities affected by such encroachment use and occupancy, including obtaining approval and consent from the utility companies and the appropriate agencies of the State and its political subdivisions. In the event that any installation, reinstallation, relocation or repair of any existing or future utility or improvements owned by, constructed by or on behalf of the public or at public expense is made more costly by virtue of the construction, maintenance or existence of such encroachment and use, Daily Convo shall pay to City an additional amount equal to such additional cost as reasonably determined by the Director of Public Works and Facilities of the City, or his duly authorized representative.

5.

City may enter and utilize the City Rights-of-Way at any time for any public purpose, including but not limited to the purpose of installing or maintaining improvements necessary for the health, safety and welfare of the public or for any other public purpose. In this regard, Daily Convo and Urban Core agree that City shall bear no responsibility or liability for damage or disruption of Improvements, or other improvements or personal property thereon, but City will make reasonable efforts to minimize such damage. City will provide Daily Convo and/or Urban Core such notice, if any, as is reasonable and appropriate under the circumstances before acting under this Section 5.

6.

In order to defray all costs of inspection and supervision which City has incurred or will incur as a result of the construction, maintenance, inspection or management of the Improvements and other uses provided for by this Agreement, Daily Convo agrees to pay to City: (1) concurrently with the execution of this Agreement, an application fee in the sum of One

Thousand Dollars (\$1,000.00), and (2) an annual fee in the amount of One Thousand Dollars(\$1,000.00), payable on or before each anniversary of the date of this Agreement; provided that such annual fee shall be subject to reasonable adjustment by the City from time to time should the City modify the ordinance establishing such fee during the term of this Agreement. City will send Daily Convo an invoice annually for the annual fee. Urban Core and Daily Convo have agreed under separate agreement (a parking agreement between Urban Core and Daily Convo recorded in the public records of Escambia County, Florida, as modified, amended, and restated from time to time) that Urban Core will reimburse Daily Convo for Urban Core's pro rata share of any of the aforesaid fees.

7.

Unless sooner terminated pursuant to the other terms of this Agreement, the term of this Agreement shall be for ninety-nine (99) years, commencing on the date this Agreement is executed by the City of Pensacola. Provided however, this Agreement may be terminated by the City upon the material non-compliance of any of the terms of this Agreement by Daily Convo, and Urban Core. City shall notify Daily Convo and Urban Core in writing of the non-compliance and if not cured within thirty days this Agreement shall be terminated upon a further notice of termination by City to Daily Convo and Urban Core. Any such termination shall be in addition to, and without prejudice to, any and all other rights and remedies of the City at law or in equity. Daily Convo may terminate its interest in this this Agreement upon ninety (90) days' written notice to the City. Urban Core may terminate its interest and rights in this Agreement, but not the Agreement in whole without the consent and joinder of Daily Convo, upon ninety (90) days' written notice to the City.

8.

During the term of this Agreement, the Improvements shall be the sole and separate property of Daily Convo, subject to the terms and conditions of this Agreement, and upon the termination of this Agreement, Daily Convo shall surrender the Improvements to the City in good, clean, safe and first-class order, condition and appearance, and upon termination of this Agreement the Improvements shall automatically be and become the sole and separate property of City. Notwithstanding the foregoing, however, upon termination of this Agreement, Daily Convo shall, at the option of and upon written notice from City and at no expense to City, restore the public right-of-way, and remove the Improvements encroaching into the public right-of-way, to a condition acceptable to the Director of Public Works and Facilities, or his or her duly authorized representative, and in accordance with then existing City specifications. City shall notify Daily Convo of its election regarding such option not less than thirty (30) days before the effective date of any termination. Failure to give such notice shall be deemed a waiver of the City's right to require Daily Convo to remove the Improvements. It is understood and agreed to by Daily Convo that if this Agreement is terminated and Daily Convo fails to remove the Improvements within a reasonable time after notice of the City's election of the option to have the Improvements removed by Daily Convo, City may remove the Improvements and any supporting structures and may charge Daily Convo with the reasonable cost of such removal.

THE PARTIES AGREE THAT THE DUTIES AND OBLIGATIONS CONTAINED IN THIS SECTION 8 SHALL SURVIVE THE TERMINATION OF THIS AGREEMENT.

9.

It is further understood and agreed upon between the parties hereto that the public rights-of-way, streets, alleys and sidewalks ("public right-of-way") to be used and encroached upon as described herein are held by City as trustee for the public; that City exercises such powers

over the public right-of way as have been delegated to it by the Constitution of the State of Florida or by the Legislature; and that City cannot, and does not hereby, contract away or limit its duty and its legislative power to control the public right-of-way for the use and benefit of the public. It is accordingly agreed that if the governing body of City may at any time during the term hereof determine in its sole reasonable discretion to use or cause or permit the right of way to be used for any other public purpose, including but not being limited to underground, surface or overhead communication, drainage, sanitary sewerage, transmission of natural gas or electricity, or any other public purpose, whether presently contemplated or not, that this Agreement shall automatically terminate upon not less than ninety (90) days' written notice to Daily Convo and Urban Core. If the City terminates this Agreement for a public purpose as set forth in this Section 9, then Daily Convo and Urban Core will not be required to remove any of the Improvements, nor any supporting structures, nor conduct any further maintenance thereof.

10.

Daily Convo and Urban Core agree and acknowledge that this Agreement is solely for the purpose of (a) permitting Daily Convo to construct, maintain and locate the Improvements over or within the described public right of way, and (b) permitting Daily Convo and Urban Core to use the City Rights-of-Way that immediately abuts their respective property for the use identified herein, and neither grant is a conveyance of any right, title or interest in or to the public right of way other than as described in this Agreement, nor any restriction on the public's right to use the public right of way, including without limitation the Improvements, for its or their intended purposes, nor is it meant to convey any right to use or occupy property in which a third party may have an interest. Daily Convo and Urban Core agree that they will obtain all necessary permission before occupying such property.

11.

Daily Convo agrees to comply fully with all applicable federal, state and local laws, statutes, ordinances, codes or regulations in connection with the design, construction, operation and maintenance of said Improvement, encroachment and uses. Daily Convo and Urban Core further acknowledge their obligation to comply with all applicable building and fire code provisions, including to continually maintain the public rights-of-way free from any obstructions which would prevent the free flow of vehicular or pedestrian traffic, or which would impede access by public safety personnel and equipment, including fire suppression apparatus and the necessity for such equipment to access each floor of structures adjacent to the public right-of-way. All foliage located in the public right-of-way shall be maintained by Daily Convo or Urban Core, as applicable to each licensee, in a manner so as to permit access to adjacent structures with fire apparatus ladders, personnel, hoses and other life safety equipment. As to the tree within the traffic circle on Intendencia Street, Daily Convo will assure that the branches of such tree shall not extend closer than ten feet to any of the surrounding buildings, and shall be properly pruned and maintained to maintain at least that minimum distance.

12.

Daily Convo agrees to pay promptly when due all fees, taxes or rentals provided for by this Agreement or by any federal, state or local statute, law or regulation.

13.

Daily Convo and Urban Core covenant and agree that they shall operate hereunder as an independent contractor as to all rights and privileges granted hereunder and not as an officer, agent, servant or employee of City and Daily Convo and Urban Core shall have exclusive control of, and the exclusive right to control the details of their operations, and all persons performing same, and shall be solely responsible for the acts and omissions of their officers, agents, servants, employees, contractors, subcontractors, licensees and invitees. The doctrine of respondeat

superior shall not apply as between City and Daily Convo, nor City and Urban Core, their officers, agents, servants, employees, contractors and subcontractors, and nothing herein shall be construed as creating a partnership or joint enterprise between City and Daily Convo, nor City and Urban Core.

14.

DAILY CONVO COVENANTS AND AGREES TO, AND DOES HEREBY, INDEMNIFY, HOLD HARMLESS AND DEFEND CITY, ITS ELECTED AND APPOINTED OFFICIALS, OFFICERS, AGENTS, REPRESENTATIVES, SERVANTS, VOLUNTEERS AND EMPLOYEES, FROM AND AGAINST ANY AND ALL CLAIMS, DEMANDS, SUITS, LIABILITIES, COSTS AND EXPENSES, INCLUDING WITHOUT LIMITATION REASONABLE ATTORNEYS' FEES, FOR PROPERTY DAMAGE OR LOSS, PERSONAL INJURY, AND DEATH, TO ANY AND ALL PERSONS, OF WHATSOEVER KIND OR CHARACTER, WHETHER REAL OR ASSERTED, ARISING OUT OF OR IN CONNECTION WITH, DIRECTLY OR INDIRECTLY, THE DESIGN, CONSTRUCTION, MAINTENANCE, OCCUPANCY, USE, EXISTENCE OR LOCATION OF THE IMPROVEMENTS AND USES GRANTED HEREUNDER, WHETHER OR NOT CAUSED, IN WHOLE OR IN PART, BY ALLEGED NEGLIGENCE OF OFFICERS, AGENTS, SERVANTS, EMPLOYEES, CONTRACTORS, SUBCONTRACTORS, LICENSEES OR INVITEES OF THE CITY OR DAILY CONVO; AND DAILY CONVO HEREBY ASSUMES ALL LIABILITY AND RESPONSIBILITY FOR SUCH CLAIMS, DEMANDS, SUITS, LIABILITIES, COSTS AND EXPENSES. HOWEVER, THIS PROVISION IS NOT INTENDED TO REQUIRE DAILY CONVO TO INDEMNIFY CITY FOR CITY'S OWN FAULT OR NEGLIGENCE,

OR THE FAULT OR NEGLIGENCE OF PERSONS ACTING ON BEHALF OF THE CITY IN ANY CAPACITY. DAILY CONVO SHALL LIKEWISE ASSUME ALL LIABILITY AND RESPONSIBILITY FOR, AND SHALL INDEMNIFY, DEFEND AND HOLD HARMLESS CITY FROM AND AGAINST ANY AND ALL LOSS, INJURY OR DAMAGE TO CITY PROPERTY TO THE EXTENT ARISING OUT OF OR CAUSED BY ANY AND ALL ACTS OR OMISSIONS OF DAILY CONVO, ITS OFFICERS, AGENTS, SERVANTS, EMPLOYEES, CONTRACTORS, SUBCONTRACTORS, LICENSEES, INVITEES, OR TRESPASSERS.

URBAN CORE COVENANTS AND AGREES TO, AND DOES HEREBY, INDEMNIFY, HOLD HARMLESS AND DEFEND CITY, ITS ELECTED AND APPOINTED OFFICIALS, OFFICERS, AGENTS, REPRESENTATIVES, SERVANTS, VOLUNTEERS AND EMPLOYEES, FROM AND AGAINST ANY AND ALL CLAIMS, DEMANDS, SUITS, LIABILITIES, COSTS AND EXPENSES, INCLUDING WITHOUT LIMITATION REASONABLE ATTORNEYS' FEES, FOR PROPERTY DAMAGE OR LOSS, PERSONAL INJURY, AND DEATH, TO ANY AND ALL PERSONS, OF WHATSOEVER KIND OR CHARACTER, WHETHER REAL OR ASSERTED, ARISING OUT OF OR IN CONNECTION WITH THE USE OR OCCUPANCY GRANTED HEREUNDER, WHETHER OR NOT CAUSED, IN WHOLE OR IN PART, BY ALLEGED NEGLIGENCE OF OFFICERS, AGENTS, SERVANTS, EMPLOYEES, CONTRACTORS, SUBCONTRACTORS, LICENSEES OR INVITEES OF URBAN CORE; AND URBAN CORE HEREBY ASSUMES ALL LIABILITY AND RESPONSIBILITY FOR SUCH CLAIMS, DEMANDS, SUITS, LIABILITIES, COSTS AND EXPENSES.

HOWEVER, THIS PROVISION IS NOT INTENDED TO REQUIRE URBAN CORE TO INDEMNIFY CITY FOR CITY'S OWN FAULT OR NEGLIGENCE, OR THE FAULT OR NEGLIGENCE OF PERSONS ACTING ON BEHALF OF THE CITY IN ANY CAPACITY. URBAN CORE SHALL LIKEWISE ASSUME ALL LIABILITY AND RESPONSIBILITY FOR, AND SHALL INDEMNIFY, DEFEND AND HOLD HARMLESS CITY FROM AND AGAINST ANY AND ALL LOSS, INJURY OR DAMAGE TO CITY PROPERTY TO THE EXTENT ARISING OUT OF OR CAUSED BY ANY AND ALL ACTS OR OMISSIONS OF URBAN CORE, ITS OFFICERS, AGENTS, SERVANTS, EMPLOYEES, CONTRACTORS, SUBCONTRACTORS, LICENSEES, INVITEES, OR TRESPASSERS.

WITHOUT LIMITING THE GENERALITY OF THE FOREGOING, DAILY CONVO AND URBAN CORE AGREE TO PAY ON BEHALF OF THE CITY AND TO PROVIDE A LEGAL DEFENSE FOR THE CITY WITH LEGAL COUNSEL OF CITY'S CHOICE AND REASONABLY ACCEPTABLE TO DAILY CONVO AND URBAN CORE, BOTH OF WHICH WILL BE DONE ONLY IF AND WHEN REQUESTED BY THE CITY, FOR ALL CLAIMS AND OTHER ACTIONS OR ITEMS WHICH ARE THE DAILY CONVO AND URBAN CORE RESPONSIBILITY UNDER THIS SECTION. SUCH PAYMENT AND LEGAL DEFENSE ON BEHALF OF THE CITY SHALL BE IN ADDITION TO ANY AND ALL OTHER LEGAL REMEDIES AVAILABLE TO THE CITY AND SHALL NOT BE CONSIDERED TO BE THE CITY'S EXCLUSIVE REMEDIES.

NOTHING IN THIS SECTION SHALL BE DEEMED A CHANGE OR MODIFICATION IN ANY MANNER WHATSOEVER OF THE METHOD OR

CONDITIONS OF PRESERVING, ASSERTING, OR ENFORCING ANY CLAIM OR LEGAL LIABILITY AGAINST THE CITY. THIS SECTION SHALL IN NO WAY BE CONSTRUED AS A WAIVER, IN WHOLE OR IN PART, OF THE CITY'S SOVEREIGN IMMUNITY UNDER THE CONSTITUTION, STATUTES AND CASE LAW OF THE STATE OF FLORIDA.

THE PARTIES AGREE THAT THE FOREGOING DUTIES AND OBLIGATIONS CONTAINED IN THIS SECTION 14 SHALL SURVIVE THE TERMINATION OF THIS AGREEMENT WITH RESPECT TO ANY STATE OF FACTS THAT EXISTS.

15.

While this Agreement is in effect, Daily Convo and Urban Core agree to furnish City with a Certificate of Insurance, naming City as Certificate Holder and Additional Insured, as proof that each has secured and paid for a policy of public liability insurance covering all public risks related to the proposed use and occupancy of public property pursuant to this Agreement. The coverages and amounts of such insurance shall be not less than the following:

Commercial General Liability Insurance with minimum limits of \$1,000,000 per occurrence and in the aggregate. Coverage must be provided for bodily injury and property damage liability for premises, operations, products and completed operations contractual liability and independent contractors. The coverage shall be written on an Occurrence Basis and list the City of Pensacola as an additional insured. The City shall not be considered liable for premium payment, entitled to any premium return or dividend and shall not be considered a member of any mutual or reciprocal company. The coverage will be considered primary as relates to all provisions of the Agreement.

As used in this Section, "the City" is defined to mean the City of Pensacola itself, any subsidiaries or affiliates, elected and appointed officials, employees, volunteers, representatives, and agents. Daily Convo and Urban Core understand and agree that such insurance amounts may in the future be reasonably revised upward at City's option and that Daily Convo and Urban Core shall so revise such amounts immediately following notice to Daily Convo and Urban Core of such requirement. Such insurance policy shall provide that it cannot be canceled or amended without at thirty (30) days' prior written notice to the City of Pensacola. A copy of the current Certificate of Insurance is attached as attached as Exhibit "C". Daily Convo and Urban Core agree to submit a similar Certificate of Insurance annually to City on the anniversary date of the effective date of this Agreement. The "Holder Address" is City of Pensacola, Risk Management, P.O. Box 12910, Pensacola FL 32521.

Daily Convo shall maintain and keep in force such public liability insurance at all times during the term of this Agreement, and until the removal of the Improvements, and the cleaning and restoration of the city streets affected by the Improvements. All insurance coverage required herein shall include coverage of all Daily Convo's contractors.

16.

Daily Convo agrees to pay necessary costs to record this Agreement in its entirety in the deed records of Escambia County, Florida. After being recorded, the original shall be returned to the City Clerk of the City of Pensacola, Florida.

17.

Daily Convo covenants and agrees that it will not assign all or any of its rights, privileges or duties under this contract without the prior written approval of the Mayor or his or her designee, which approval will not be unreasonably withheld or conditioned. Any attempted assignment without prior written approval will be void. A change in the control or majority

ownership of Daily Convo shall be deemed an assignment for purposes of this Section 17, requiring the prior written approval of the Mayor or his or her designee, which approval will not be unreasonably withheld or conditioned.

18.

PUBLIC RECORDS

The parties acknowledge that this Agreement is a public record under Florida Law, and agree to fulfill all obligations respecting required contract provisions in any contract entered into or amended after July 1, 2016, in full compliance pursuant to Section 119.0701, *Florida Statutes*, and obligations respecting termination of a contract for failure to provide public access to public records. The parties expressly agree specifically that the contracting parties hereto shall comply with the requirements within Exhibit "D" attached hereto and incorporated by reference. The parties agree that the provisions of this Section 18 shall survive the termination of this Agreement.

19.

NOTICES

Any notice required or permitted under this Agreement shall be in writing and shall be sufficient if personally delivered or mailed by certified mail, return receipt requested, addressed as follows:

If to City:

City of Pensacola
Attn: City Administrator
222 W. Main Street
Pensacola, Florida 32502

With a copy to:
City of Pensacola
Attn: City Attorney
222 W. Main Street
Pensacola, Florida 32502

If to Daily Convo:

Daily Convo, LLC
321 N. Devilliers St., Suite 103
Pensacola, FL 32501

With a Copy to:

Charles F. James, Esq.
Clark Partington
125 E. Intendencia
Pensacola, FL 32502
PO Box 13010
Pensacola, FL 32591-3010

If to Urban Core:

Urban Core Investments, LLC
321 N. Devilliers St., Suite 103
Pensacola, FL 32501

With a Copy to:

Charles F. James, Esq.
Clark Partington
125 E. Intendencia
Pensacola, FL 32502
PO Box 13010
Pensacola, FL 32591-3010

Notices mailed in accordance with the provisions of this Section 19 shall be deemed to have been given on the fifth (5th) business day following mailing. Notices personally delivered shall be deemed to have been given upon delivery.

II. MISCELLANEOUS

1.

No Joint Venture or Partnership

This Agreement shall not be construed so as to create a joint venture, partnership, employment, or other agency relationship between the parties to this Agreement.

2.

No Personal Liability

No official, director, officer, agent or employee of City or Daily Convo or Urban Core shall be charged personally or held contractually liable under any term or provision of this Agreement, or because of their execution, approval or attempted execution of this Agreement.

3.

Severability

The terms of this Agreement are severable. If any of the terms or provisions of this Agreement are deemed to be void or otherwise unenforceable, for any reason, the remainder of this Agreement shall remain in full force and effect.

4.

Governing Law

This Agreement shall be subject to and governed by the laws of the State of Florida, without regard for principles regarding choice or conflict of laws. The venue for the resolution of any disputes or the enforcement of any rights arising out of or in connection with this Agreement shall be in Circuit Court of Escambia County, Florida.

5.

Multiple Counterparts

This Agreement may be executed in multiple counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same instrument.

6.

Headings

Section and paragraph titles and headings are inserted for convenience only and in no way limit or define the interpretation to be placed upon this Agreement.

7.

Binding Effect

This Agreement shall be binding on the parties to this Agreement and their respective successors and permitted assigns. Further, this Agreement burdens the Daily Convo Property, and the Urban Core Property, shall run with said land, and shall be binding upon and enforceable against Daily Convo, and Urban Core, and each future owner in fee simple of the Daily Convo Property, and the Urban Core Property, or any portion thereof or interest therein, and each and every such future owner shall be deemed to have assumed and agreed to perform all duties and obligations of Daily Convo, and Urban Core under this Agreement. Accordingly, the term "Daily Convo" as used in this Agreement shall mean Daily Convo, LLC, its successors, permitted assigns and successors-in-title to the Daily Convo Property or any portion thereof or interest therein. The term "Urban Core" as used in this Agreement shall mean Urban Core Investments, LLC, its successors, assigns and successors-in-title to the Urban Core Property or any portion thereof or interest therein.

8.

Entire Agreement

This Agreement and its exhibits constitute the entire agreement and understanding between the parties and supersede any prior agreement or understanding relating to the subject matter of this Agreement.

9.

Modification

This Agreement may be changed, modified or amended only by a duly authorized written instrument executed by both parties to this Agreement. Each party agrees that no representation or warranty shall be binding upon the other party unless expressed in writing in this Agreement or in a duly authorized and executed amendment of this Agreement.

Authority to Execute; Authority to Consent on Behalf of City

Each party to this Agreement represents to the other party that the person executing this Agreement on behalf of either party has the agency and authority to execute this Agreement and bind the party on whose behalf such person is executing this Agreement. Each party further represents that all actions necessary to approve this Agreement and to convey the authority to execute this Agreement have been properly completed as required by applicable law, ordinance, or other governing organizational documents.

Further, whenever the consent or approval of the City is required, requested or permitted under this Agreement, such consent shall be given, if at all, or withheld by the Mayor of the City or his or her designee.

IN WITNESS WHEREOF, the parties hereto have caused this Agreement to be executed by their respective officials or agents thereunto duly authorized, as of the day and year first above written.

[This space intentionally left blank. The signature page follows on the next page.]

CITY OF PENSACOLA
a Florida municipal corporation

(AFFIX CITY SEAL)

Attest:

By: _____
Grover C. Robinson, IV, Mayor

Ericka L. Burnett, City Clerk

Signed, sealed and delivered in the presence of:

Print Name: _____

Print Name: _____

Legal in form and valid as drawn:

Approved as to content:

_____, City Attorney

Print Name: _____

Title: _____

Signed, sealed and delivered
in the presence of:

DAILY CONVO, LLC

Print Name: _____

By: _____

Print Name: _____

Title: _____

Print Name: _____

Signed, sealed and delivered
in the presence of:

**URBAN CORE INVESTMENTS,
LLC**

Print Name: _____

By: _____

Print Name: _____

Title: _____

Print Name: _____

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this ____ day of _____, 2019 by Grover C. Robinson, IV, Mayor of the City of Pensacola, a municipal corporation of the State of Florida, on behalf of said municipal corporation. Said person is personally known to me and/or produced a current Florida driver's license as identification.

NOTARY PUBLIC

(AFFIX NOTARY SEAL)

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this ____ day of _____, 2019 by _____, as _____ of Daily Convo, LLC, a Florida limited liability company, on behalf of said company. Said person is personally known to me and/or produced a current Florida driver's license as identification.

NOTARY PUBLIC

(AFFIX NOTARY SEAL)

STATE OF FLORIDA
COUNTY OF ESCAMBIA

The foregoing instrument was acknowledged before me this ____ day of _____, 2019 by _____, as _____ of Urban Core Investments, LLC, a Florida limited liability company, on behalf of said company. Said person is personally known to me and/or produced a current Florida driver's license as identification.

NOTARY PUBLIC

(AFFIX NOTARY SEAL)

EXHIBIT "A"

[Legal Description of Daily Convo Property]

The land referred to herein below is situated in the County of Escambia, State of Florida, and is described as follows:

LOTS 169, 170, 203, 204, 353, 357, 358, 365, 366, AND 367, ALL IN BLOCK 25, OLD CITY TRACT, IN THE CITY OF PENSACOLA, ESCAMBIA COUNTY, FLORIDA, ACCORDING TO MAP OF SAID CITY COPYRIGHTED BY THOMAS C. WATSON IN 1906. LESS AND EXCEPT THE WEST 14 FEET 2 INCHES OF LOTS 203 AND 170, IN SAID BLOCK 25.

Escambia County Property Appraiser Reference no. 000S009001001169

Exhibit "A-1"

[Legal description of Urban Core Property]

A PORTION OF BLOCK 16, OLD CITY TRACT, CITY OF PENSACOLA, FLORIDA, ACCORDING TO THE MAP OF THE CITY OF PENSACOLA, COPYRIGHTED BY THOMAS C. WATSON IN 1906, DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHWEST CORNER OF LOT 274, BLOCK 16, OLD CITY TRACT, CITY OF PENSACOLA, ESCAMBIA COUNTY, FLORIDA, ACCORDING TO MAP OF SAID CITY COPYRIGHTED BY THOMAS C. WATSON IN 1906; THENCE PROCEED NORTH 79°11'43" EAST ALONG THE NORTH LINE OF SAID BLOCK 16 FOR A DISTANCE OF 9.29 FEET TO THE INTERSECTION OF THE EAST RIGHT-OF-WAY (R/W) LINE OF JEFFERSON STREET (R/W VARIES) AND SOUTH R/W LINE OF INTENDENCIA STREET (40.75' R/W) FOR THE POINT OF BEGINNING; THENCE CONTINUE LAST COURSE PROCEED NORTH 79°11'43" EAST ALONG SAID SOUTH R/W LINE FOR A DISTANCE OF 183.88 FEET TO THE WEST LINE OF THE YOUNG MEN'S CHRISTIAN ASSOCIATION OF PENSACOLA, INC PARCEL AS DESCRIBED IN OFFICIAL RECORD BOOK 7394, PAGE 1316 OF THE PUBLIC RECORDS OF THE AFORESAID COUNTY; THENCE DEPARTING SAID SOUTH R/W LINE PROCEED SOUTH 10°24'35" EAST ALONG SAID WEST LINE FOR A DISTANCE OF 170.97 FEET TO THE SOUTH LINE OF LOT 276 OF THE AFORESAID OLD CITY TRACT; THENCE DEPARTING SAID WEST LINE PROCEED SOUTH 79°19'36" WEST ALONG THE SOUTH LINE OF SAID LOT 276 AND LOT 275 FOR A DISTANCE OF 66.64 FEET TO THE EAST LINE OF THAT

PARCEL AS DESCRIBED IN OFFICIAL RECORD BOOK 4192, PAGE 82 OF THE AFORESAID COUNTY; THENCE DEPARTING THE SOUTH LINE OF SAID LOT 275, PROCEED NORTH 10°12'11" WEST ALONG SAID EAST LINE FOR A DISTANCE OF 12.08 FEET; THENCE PROCEED SOUTH 79°15'23" WEST ALONG THE NORTH LINE OF SAID PARCEL FOR A DISTANCE OF 114.71 FEET TO THE AFORESAID EAST R/W LINE OF JEFFERSON STREET; THENCE PROCEED NORTH 11°20'12" WEST ALONG SAID EAST R/W LINE FOR A DISTANCE OF 158.62 FEET TO THE POINT OF BEGINNING.

TOGETHER WITH:

PARKING AGREEMENT RECORDED IN OFFICIAL RECORDS BOOK 7493, PAGE 1279 AND AMENDED IN FIRST AMENDMENT TO PARKING AGREEMENT AS RECORDED IN OFFICIAL RECORDS BOOK 7512, PAGE 1730, ALL BEING IN THE PUBLIC RECORDS OF ESCAMBIA COUNTY, FLORIDA.

Escambia County Property Appraiser Reference no. 000S009001001274

EXHIBIT "B"

[Plans and Specs - WOONERF]

SITE CONSTRUCTION PLANS FOR INTENDENCIA STREET RIGHT-OF-WAY IMPROVEMENT

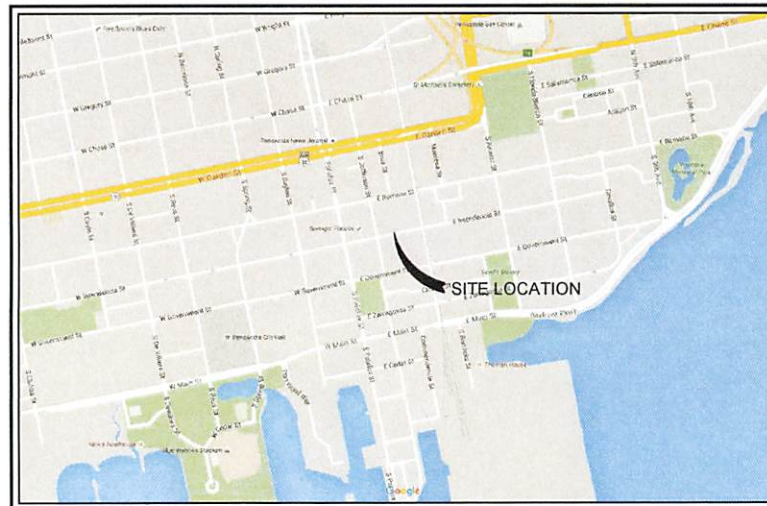
July 23, 2018

RBA PROJECT NO.: 2016.122

SITE INFORMATION	
PROJECT LOCATION:	INTENDENCIA STREET BETWEEN JEFFERSON & TARRAGONA STREET

FEMA FLOOD INSURANCE RATE MAP INFORMATION					
THE PARCEL SHOWN FOR DEVELOPMENT IS LOCATED WITHIN THE FOLLOWING FLOOD ZONE(S) AS DETAILED BY FEMA FIRM (FLOOD INSURANCE RATE MAP) INFORMATION DESCRIBED BELOW:					
FLOOD ZONE(S)	COMMUNITY No.	MAP No.	PANEL No.	SUFFIX	MAP REVISION DATE
X	120082	12033C	390	C	SEPT 29, 2006

CONTACTS	
CITY OF PENSACOLA ENGINEER MR. L. DERRICK OWENS 180 GOVERNMENTAL CENTER PENSACOLA, FL 32502 PH: (850) 435-1645	
SANITARY SEWER/WATER - EMERALD COAST UTILITY AUTHORITY MR. MIKE HAMILIN P.O. BOX 15311 PENSACOLA, FL 32514 PH: (850) 969-6501	
NATURAL GAS - ENERGY SERVICES OF PENSACOLA MRS. DIANE MOORE 1625 ATWOOD DRIVE PENSACOLA, FL 32514 PH: (850) 474-5310	
TELEPHONE - AT&T MR. STEVE KENNINGTON 6689 MAGNOLIA ST MILTON, FL 32570 PH: (850) 623-3811	
ELECTRIC - GULF POWER MR. CHAD SWAILS 3120 DOGWOOD DRIVE MILTON, FL 32570 PH: (850) 429-2446	
CABLE - COX CABLE MR. TROY YOUNG 2421 EXECUTIVE PLAZA PENSACOLA, FL 32504 PH: (850) 857-4551	
SUNSHINE STATE ONE-CALL 7200 LAKE ELLERDRIDGE, SUITE 200 ORLANDO, FL 32809 PH: (800) 432-4770	



VICINITY MAP
SCALE: 1" = 500'



REBOL-BATTLE & ASSOCIATES
Civil Engineers and Surveyors

2301 N. Ninth Avenue, Suite 300
Pensacola, Florida 32503
Telephone 850.438.0400
Fax 850.438.0448
EB 00009657 LB 7916

ECUA REQUIRED PLAN NOTES

(NOTES SHALL BE INSERTED IN THE UPPER RIGHT CORNER OF TITLE SHEET)
A. ECUA ENGINEERING MANUAL INCORPORATED BY REFERENCE

THE ECUA ENGINEERING MANUAL, DATED DECEMBER 18, 2014, ALONG WITH ANY LATER UPDATES (HEREINAFTER "MANUAL"), LOCATED AT WWW.ECUA.FL.GOV, IS HEREBY INCORPORATED BY REFERENCE INTO THIS PROJECT'S OFFICIAL CONTRACT DOCUMENTS AS IF FULLY SET FORTH THEREIN. IT IS THE CONTRACTOR'S RESPONSIBILITY TO BE AWARE OF ANY UPDATES TO THE MANUAL'S CONTENTS AND TO CONSTRUCT THE PROJECT IN ACCORDANCE WITH THE MANUAL. THE CONTRACTOR SHALL PROVIDE ITS EMPLOYEES ACCESS TO THE MANUAL AT ALL TIMES, VIA PROJECT SITE OR OFFICE, VIA DIGITAL OR PAPER FORMAT. IN THE EVENT OF A CONFLICT BETWEEN THE MANUAL AND THE PLANS, CONTRACTOR SHALL CONSULT ENGINEER OF RECORD ON THE APPROPRIATE RESOLUTION.

B. ADDITIONAL DOCUMENTS (TO BE COMPLETED BY THE ENGINEER OF RECORD)

DOES THIS PROJECT HAVE ADDITIONAL TECHNICAL SPECIFICATIONS OR CONSTRUCTION DETAILS THAT SUPERSEDE THE MANUAL LISTED ABOVE?

YES ☐ NO ☒

IF YES, CONTRACTOR SHALL CONSTRUCT PROJECT IN ACCORDANCE WITH SAID DOCUMENTS AS LISTED AND LOCATED BELOW:

DOCUMENT NAME	DOCUMENT TYPE		LOCATION	
	SPECIFICATION	DETAIL	PLANS	PROJECT MANUAL*

*PROJECT MANUALS USED ONLY WITH ECUA OF PROJECTS

C. ENGINEER OF RECORD RESPONSIBILITIES

THE ENGINEER OF RECORD (S) THAT HAVE AFFIXED THEIR SEALS AND SIGNATURES ON THESE PLANS WARRANTS THAT THEIR PORTION OF THE PLANS HAVE BEEN DESIGNED IN ACCORDANCE WITH THE MANUAL, UNLESS OTHERWISE DIRECTED BY THE ECUA PROJECT ENGINEER. THE ENGINEER SHALL BE KNOWLEDGEABLE OF THE MANUAL'S CONTENTS AND SHALL ASSUME RESPONSIBILITY FOR ITS USE ON THIS PROJECT.

INDEX OF DRAWINGS

- C1.0 INTENDENCIA PROJECT LIMITS / PHASING PLAN & EXISTING SITE, DEMOLITION AND EROSION CONTROL PLAN
- C1.1 EROSION CONTROL DETAILS
- C2.0 SITE LAYOUT AND DIMENSION PLAN
- C3.0 PLAN/PROFILE - GRADING AND DRAINAGE PLAN
- C4.0 INTENDENCIA STREET SECTION VIEWS
- C5.0 STRIPING / PAVEMENT MARKING PLAN & DETAILS
- LS 101 LAYOUT PLAN & HARDSCAPE PLAN
- LS 201 HARDSCAPE DETAILS
- LS 301 LIGHT PLAN & LANDSCAPE PLAN
- LS 401 LANDSCAPE DETAILS
- IR 101 IRRIGATION PLAN & IRRIGATION DETAILS

THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING "RELEASED FOR CONSTRUCTION" DRAWINGS FROM REBOL-BATTLE & ASSOCIATES BEFORE BEGINNING CONSTRUCTION. REBOL-BATTLE & ASSOCIATES WILL NOT BE RESPONSIBLE FOR ANY CONSTRUCTION BASED ON PLANS THAT HAVE NOT BEEN RELEASED FOR CONSTRUCTION.

GENERAL NOTES FOR SOIL EROSION AND SEDIMENT CONTROL

1. ALL EROSION AND SEDIMENT CONTROL PRACTICES TO BE INSTALLED PRIOR TO ANY MAJOR SOIL DISTURBANCE, OR IN THEIR PROPER SEQUENCE, AND MAINTAINED UNTIL PERMANENT PROTECTION IS ESTABLISHED.
2. ANY DISTURBED AREA THAT WILL BE LEFT EXPOSED MORE THAN 30 DAYS, AND NOT SUBJECT TO CONSTRUCTION TRAFFIC, WILL REQUIRE A TEMPORARY SEEDING. IF THE SOIL PREVENTS THE ESTABLISHMENT OF A TEMPORARY COVER, THE DISTURBED AREA WILL BE MULCHED WITH STRAW OR EQUIVALENT MATERIAL, AT A RATE OF TWO (2) TONS PER ACRE, ACCORDING TO STATE STANDARDS.
3. PERMANENT VEGETATION TO BE SEEDING OR SOIL COVER ON ALL EXPOSED AREAS WITHIN TEN (10) DAYS AFTER GRADING. MULCH TO BE USED AS NECESSARY FOR PROTECTION UNTIL SEEDING IS ESTABLISHED.
4. A MULCH AND SEEDING TO BE IN ACCORDANCE WITH THE FIRST TEMPORARY OPERATIONS FOR ROAD AND BRIDGE CONSTRUCTION, LATEST EDITION, SECTIONS 104, 105, 106 AND 106.1.
5. A BITUMINOUS CONCRETE BASE COURSE SHALL BE APPLIED IMMEDIATELY FOLLOWING ROAD GRADING AND INSTALLATION OF APPROPRIATE EROSION CONTROL STRUCTURES. BRIDGE DECKS AND PAVEMENT AREAS IN AREAS WHERE NO VEHICLES ARE PRESENT. THE BITUMINOUS CONCRETE BASE SHALL BE INSTALLED WITHIN 15 DAYS OF THE PRELIMINARY GRADING.
6. IMMEDIATELY FOLLOWING INITIAL DISTURBANCE OR ROAD GRADING, ALL CRITICAL AREAS SUBJECT TO EROSION (I.E. STEEP SLOPES AND HONEYCOMBED EROSION) WILL REQUIRE A TEMPORARY SEEDING IN CONJUNCTION WITH STRAW MULCH OR A SURFACE EQUIVALENT, AT A THICKNESS OF TWO (2) TO FOUR (4) INCHES MULCH WITH THE TOP TWO (2) INCHES OF SOIL, ACCORDING TO STATE STANDARDS.
7. ANY STEEP SLOPES REQUIRING PERMANENT VEGETATION SHALL BE BACKFILLED AND STABILIZED DAILY, AS THE INSTALLATION PROCEEDS (I.E. SLOPES GREATER THAN 3:1).
8. A CRUSHED LAMERON, VEHICLE WHEEL-CLEANING BLANKET SHALL BE INSTALLED AT THE CONTRACTOR'S STANDING AND MAINTAINED THROUGHOUT THE PROJECT. THE BLANKET SHALL BE INSTALLED AT THE CONSTRUCTION ENTRANCE, EXITS, AND ALL OTHER AREAS WHERE VEHICLES ENTER OR EXIT THE CONSTRUCTION SITE. THE BLANKET SHALL BE MAINTAINED AT ALL TIMES AND REPLACED AS NEEDED.
9. AT THE TIME WHEN THE SITE PREPARATION FOR PERMANENT VEGETATION STABILIZATION IS COMING TO BE ACCOMPLISHED, THE SOIL SHALL BE PREPARED TO A SUITABLE DEPTH TO SUPPORT SEEDING. VEGETATION GROUND COVER SHALL BE MAINTAINED OR TREATED IN SUCH A MANNER THAT IT WILL REMAIN SUITABLE FOR VEGETATION GROUND COVER. IF THE REMOVAL OF TREATMENT OF THE SOIL WILL NOT PROVIDE SUITABLE CONDITIONS, NON-VEGETATIVE MEANS OF PERMANENT GROUND STABILIZATION WILL HAVE TO BE EMPLOYED.
10. CONDUIT OUTLET PROTECTION MUST BE INSTALLED AT ALL REQUIRED OUTLETS PRIOR TO THE DRAINAGE SYSTEM BEING COMPLETED.
11. UNLIMITED DRAINAGE IS NOT PERMITTED. THE CONTRACTOR SHALL TAKE ALL NECESSARY PRECAUTIONS DURING ALL DRAINAGE OPERATIONS TO PREVENT SOIL EROSION.
12. SHOULD THE CONTROL OF DUST AT THE SITE BE NECESSARY, THE SITE WILL BE STABILIZED UNTIL THE SURFACE IS SET. TEMPORARY VEGETATION COVER SHALL BE ESTABLISHED OR MULCH SHALL BE APPLIED IN ACCORDANCE WITH STATE STANDARDS FOR EROSION CONTROL.
13. ALL SOIL MUDS, OILS, SPILLS OR TRACKS OUTSIDE THE LIMIT OF DISTURBANCE OR ONTO PUBLIC RIGHTS-OF-WAY WILL BE REMOVED IMMEDIATELY.
14. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY EROSION OR SEDIMENTATION THAT MAY OCCUR BELOW STABILIZED OUTLETS OF OUTLET (S) AS A RESULT OF CONSTRUCTION OF THE PROJECT.
15. ALL SOIL STOCKPILES ARE TO BE TEMPORARILY STABILIZED IN ACCORDANCE WITH SOIL EROSION AND SEDIMENT CONTROL, NOT LATER THAN 7 DAYS.
16. THE SITE SHALL AT ALL TIMES BE GRATED AND MAINTAINED SUCH THAT ALL STORM WATER RUNOFF IS DIRECTED TO SOIL EROSION AND SEDIMENT CONTROL FACILITIES.
17. ALL SEDIMENTATION STRUCTURES SHALL BE INSPECTED AND MAINTAINED REGULARLY.
18. ALL CATCH BASIN PILES SHALL BE PROTECTED WITH RAY BALES AS SHOWN ON DETAIL.
19. THE CONTRACTOR SHALL PREPARE A PLAN FOR THE PROPER DRAINAGE AND CONSTRUCTION DRAINAGE PROTECTION OF EACH STREAM CROSSING PRIOR TO EXCAVATING THE STREAM BED. PLAN SHALL BE FORWARDED TO THE ENGINEER FOR APPROVAL. THE ENGINEER SHALL BE NOTIFIED FOR INSPECTION PRIOR TO EACH STREAM CROSSING CONSTRUCTION.
20. ANY AREAS USED FOR THE CONTRACTOR'S STAGING, INCLUDING BUT NOT LIMITED TO, TEMPORARY STORAGE OF EXCAVATED MATERIALS (I.E. CRUSHED STONE, GRAVEL, PAVING STONE, SLOTTED TALL TREATED MATERIALS, ETC.) SHALL BE FULLY PROTECTED BY A SALT FENCE ALONG THE LOW ELEVATION SIDE TO CONTROL SEDIMENT RUNOFF.

TEMPORARY SEEDING DETAILS

- SEED SOIL PREPARATION**
- SOIL TO BE TEMPORARILY PLANTED BY SEED-HYPHOMING AND BE LOOSE AND REASONABLY SMOOTH. APPLY FERTILIZER AT A RATE OF 200 LBS/ACRE OF 15-15-15 OR EQUIVALENT. APPLY SOLUBLE LIME/ACRE AT A RATE OF 800 TO 1000 LBS/ACRE TO PROVIDE A SOIL pH OF 5.5 TO 6.5. LIME IS FERTILIZER TO BE MIXED INTO THE TOPSOIL TO A DEPTH OF 4". ADD SANDY LOW TOPSOIL TO A MINIMUM OF TWO (2) INCHES WHERE REQUIRED.
- SEED MIXTURE**
- CONSISTING OF ANNUAL RYE (SILVIA MULTIFLORA) AT A RATE OF 175 LBS/ACRE.

PERMANENT SEEDING DETAILS

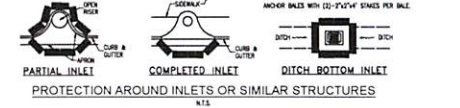
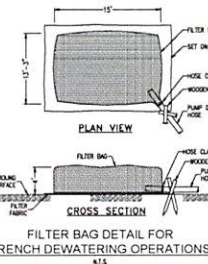
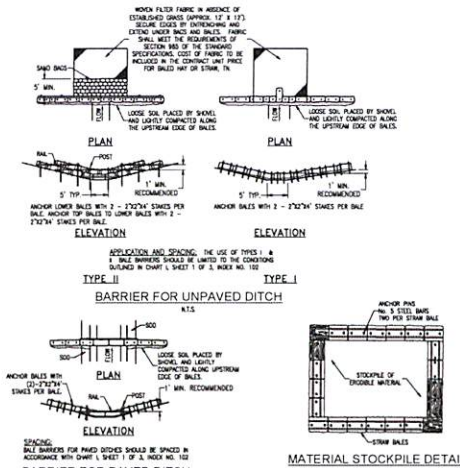
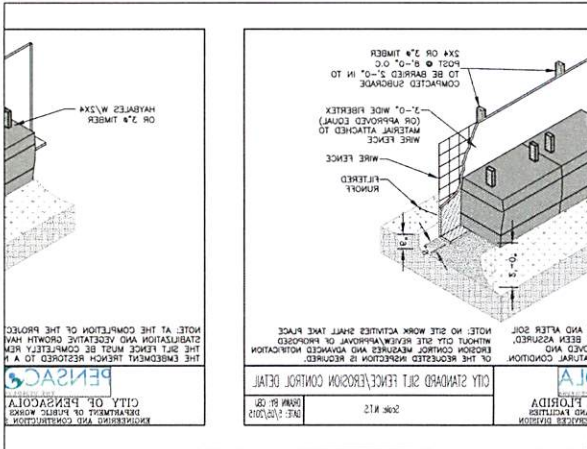
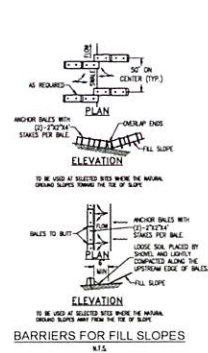
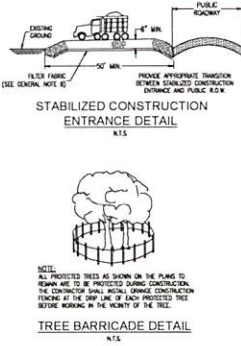
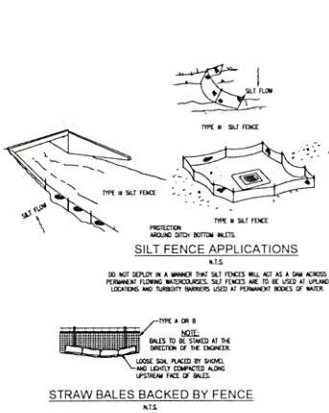
- SEED SOIL PREPARATION**
- SOIL TO BE TEMPORARILY PLANTED BY SEED-HYPHOMING AND BE LOOSE AND REASONABLY SMOOTH. APPLY FERTILIZER AT A RATE OF 200 LBS/ACRE OF 15-15-15 OR EQUIVALENT. APPLY SOLUBLE LIME/ACRE AT A RATE OF 800 TO 1000 LBS/ACRE TO PROVIDE A SOIL pH OF 5.5 TO 6.5. LIME IS FERTILIZER TO BE MIXED INTO THE TOPSOIL TO A DEPTH OF 4". ADD SANDY LOW TOPSOIL TO A MINIMUM OF TWO (2) INCHES WHERE REQUIRED.
- SEED MIXTURE**
- CONSISTING OF ANNUAL RYE (SILVIA MULTIFLORA) AT A RATE OF 175 LBS/ACRE.
- SEEDING**
- SOIL SHALL BE WELL MOIST. TOPSOIL OF SHAW GRADE COMMERCIAL CUT TO A MINIMUM DIMENSION OF 12" x 14" x 16" MINIMUM OF 75 HOURS PRIOR TO PLACEMENT. SOIL SHALL BE LOOSE, FRESH AND UNMULCHED. REASONABLY FREE OF WEEDS AND OTHER GRASSES, WITH A HEAVY SOIL AND ADJACENT TO THE ROOT SYSTEM. SOIL SHALL BE GRASS, CUT, AND SUPPLIED BY A SEED CERTIFIED SOURCE.
- SEEDING OPERATIONS**
1. CONSTRUCTION TRAFFIC SHALL BE RESTRICTED TO DRIVE ACCESS BY MEANS OF ROAD OR EXCAVATION OF THE EXISTING PAVEMENT. CONSTRUCTION TRAFFIC SHALL BE RESTRICTED TO DRIVE ACCESS BY MEANS OF ROAD OR EXCAVATION OF THE EXISTING PAVEMENT.
 2. TRAFFIC DURING WEATHER SHALL BE RESTRICTED TO DRIVE ACCESS BY MEANS OF ROAD OR EXCAVATION OF THE EXISTING PAVEMENT.
 3. TRAFFIC DURING WEATHER SHALL BE RESTRICTED TO DRIVE ACCESS BY MEANS OF ROAD OR EXCAVATION OF THE EXISTING PAVEMENT.
- SEED PROTECTION**
1. GRASSING STRIPS OR EXPOSED ROOTS WILL BE PAINTED IMMEDIATELY WITH A GOOD GRADE OF "TREE PAINT".
 2. TREE LIME REMAINS, WHEN NECESSARY, WILL BE SOME FRESH TO TRUNK OR MAIN BRANCH AND THAT AREA PAINTED IMMEDIATELY WITH A GOOD GRADE OF "TREE PAINT".

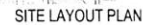
DUST CONTROL

1. ALL AREAS OF CONSTRUCTION AND EQUIPMENT AS WELL AS CONSTRUCTION PILE PILES SHALL BE TREATED AND MAINTAINED IN SUCH A MANNER AS TO MINIMIZE ANY DUST GENERATION.
2. DISTURBED AREAS SHALL BE MAINTAINED IN A GRADE OR COVERED AND TEMPORARILY SEEDS. MAINTAINING MAINTAIN PROPER WEATHER CONDITIONS USED FOR THE ESTABLISHMENT OF PERMANENT VEGETATION COVER.
3. IN EVENT OF EMERGENCY CONDITIONS, RELEASE WILL BE SATISFACTORY FREE DUSTING SOIL BLOWING STORMS.
4. CALCIUM CHLORIDE MAY BE APPLIED TO UNPAVED ROADWAY AREAS, ONLY SUBJECT TO THE ENGINEER'S APPROVAL AND CONFORMANCE WITH FDOT STANDARD SPECIFICATIONS, SECTION 105.1, LATEST EDITION.

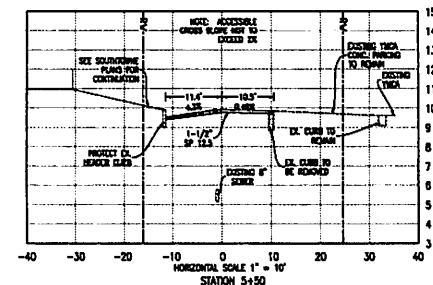
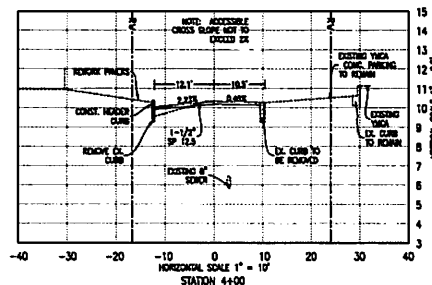
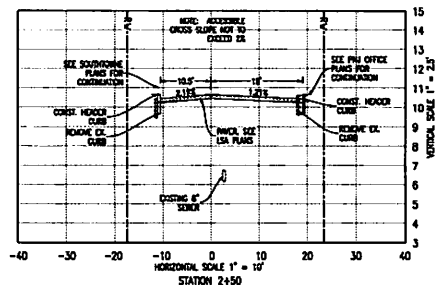
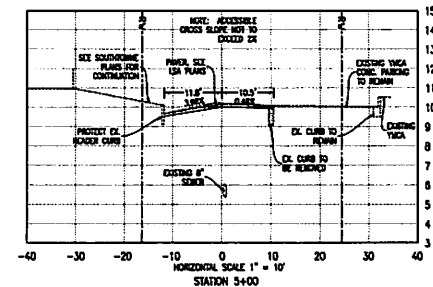
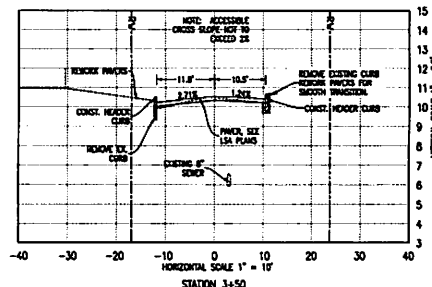
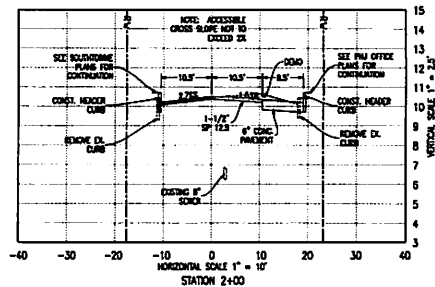
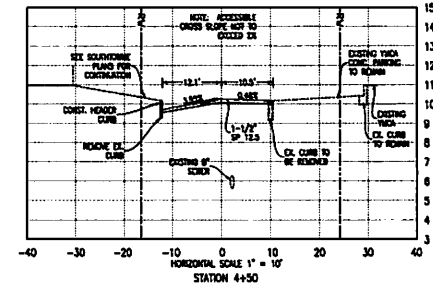
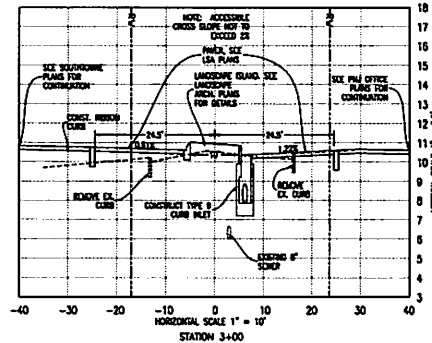
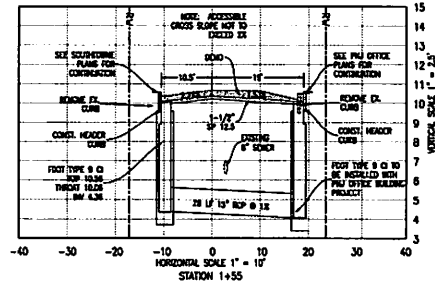
PROPOSED SEQUENCE OF CONSTRUCTION

1. THE INSTALLATION OF ALL SEDIMENT AND EROSION CONTROL DEVICES THAT CAN BE PLACED PRIOR TO ANY MAJOR SOIL DISTURBANCES.
2. CLEAR AND REMOVE ALL EXISTING VEGETATION IN THOSE AREAS WHERE NECESSARY. ALL REMAINING VEGETATION IS TO BE PROPERLY PROTECTED AND IS TO REMAIN IN ITS NATURAL POSITION. TOPSOIL IN AREAS TO BE DISTURBED IS TO BE COVERED TO A MINIMUM DEPTH OF 30 (3) INCHES AND STABILIZED IMMEDIATELY FROM OTHER EXISTING SOILS.
3. THE MAINTENANCE OF ALL REMAINING SEDIMENT AND EROSION CONTROL DEVICES.
4. PERFORM ALL DRAINAGE WORK.
5. CONSTRUCT ALL UNDERGROUND UTILITIES AND STORM DRAIN SYSTEMS.
6. CONSTRUCT ROADS (DRAINAGE, CURB & GUTTER, BASE, PAVEMENT, SIDEWALKS AND LANDSCAPING).
7. COMPLETE STORMWATER POND.
8. UPON THE COMPLETION OF THE CONSTRUCTION ACTIVITIES, PROVIDE RESTORATION, FINE GRADE, MAINTENANCE OF SITE, REPAIR STABILIZED TOPSOIL, AND STABILIZE WITH PERMANENT VEGETATIVE COVER AND LANDSCAPING.
9. THE REMOVAL OF APPROPRIATE TEMPORARY SEDIMENT AND EROSION CONTROL DEVICES.



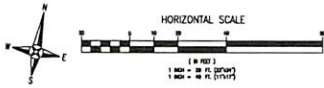


CONTRACTOR NOTES:
 1. IF BEING EXISTING WEDGES ARE NOT RECORDED, CONTRACTOR SHALL RECORDE AN ACCESSIBLE 6" TO ALLOW RECORDED OF 6" EXISTING ACCORDING THE SECTION 1-1/2" SP. 12.5. APPROX.
 2. CONTRACTOR SHALL RECORDE EXISTING CURB PROFILES AT EXISTING COMPLETELY PRIOR TO RECORDED CONSTRUCTION.
 3. THE EXISTING SHALL BE 11.5" EXISTING FOR EXISTING. THE WEDGES INDICATED SHALL BE 11.5" TO 12". ALL EXISTING SHALL BE EXISTING WITH A WEDGE 1-1/2" SP. 12.5. APPROX. THE EXISTING INDICATED OF 11.5" SHALL BE 1-1/2" TO 1-1/2" FOR WEDGES.
 4. THE EXISTING SHALL BE EXISTING WITH A WEDGE 1-1/2" SP. 12.5. APPROX. THE EXISTING INDICATED OF 11.5" SHALL BE 1-1/2" TO 1-1/2" FOR WEDGES.
 5. IN EXISTING WITH PROPOSED EXISTING, CONTRACTOR SHALL RECORDE TO A WEDGE 11.5" TO ALLOW EXISTING AND WEDGES RECORDED IN ACCORDANCE WITH THE SCALE.



NO.	DATE	REVISION
1	10-13-17	1.00 COMMENTS
2	2-15-18	2.00 TREE MEASUREMENTS
3	5-1-18	3.00 EGM COMMENTS
4	8-11-18	4.00 CITY COMMENTS
5	1-16-19	5.00 UTILITY CLASH RESOLUTIONS

DATE	BY	CHKD BY	APP'D BY
10-13-17	JRM	JRM	JRM
2-15-18	JRM	JRM	JRM
5-1-18	JRM	JRM	JRM
8-11-18	JRM	JRM	JRM
1-16-19	JRM	JRM	JRM

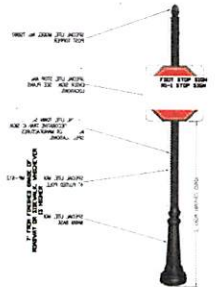


LEGEND	
	EXISTING ASPHALT
	EXISTING CONCRETE
	EXISTING GRAVEL
	PROPOSED ASPHALT
	PROPOSED CONCRETE
	BRICK PAVERS
	BOUNDARY LINE
	EASEMENT LINE
	LOT LINE
	RIGHT-OF-WAY LINE

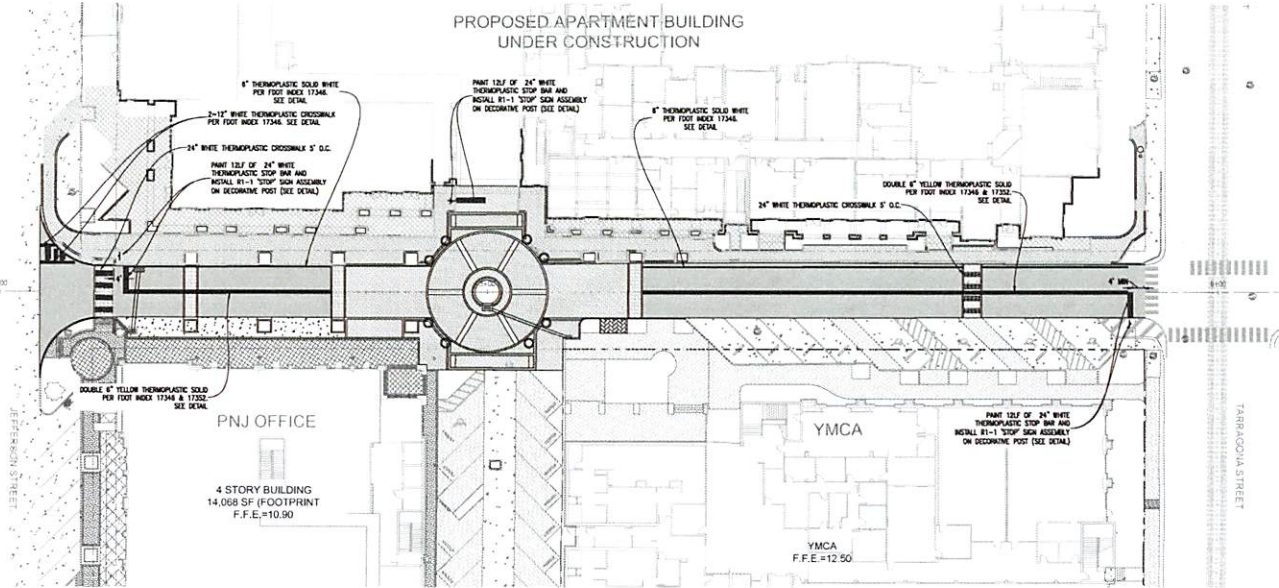
STRIPPING & SIGN NOTES

1. ALL PAVEMENT MARKINGS AND STRIPING SHALL BE THERMOPLASTIC AND INSTALLED ACCORDING TO FOOT STANDARD INDEX 17346.
2. ALL MARKED STRIPING DESTROYED DURING CONSTRUCTION SHALL BE RE-STRIPED ACCORDING TO FOOT STANDARD INDEX 17346.
3. ALL LANE MUST BE OPEN FOR TRAFFIC DURING AN ENCLOSURE NOTICE OF A HAZARD OR OTHER CONSTRUCTION EVENT AND SHALL REMAIN OPEN FOR THE DURATION OF THE ENCLOSURE OR EVENT AS DIRECTED BY THE LOCAL MAINTENANCE ENGINEER OR HIS DESIGNEE.
4. ALL SIGNS SHALL BE INSTALLED PER FOOT STANDARD INDEX 11805, MND 220E M-1.

NOTE:
REFER TO LANDSCAPE ARCHITECTURAL PLANS
FOR ALL CONCRETE FINISHES, PAVEMENT SELECTIONS
PATTERNS AND INSTALLATION DETAILS.



DECORATIVE TRAFFIC SIGN



NO.	DATE	REVISION
1	12-15-17	CDP COMMENTS
2	2-15-18	TREE WELL REMOVAL
3	3-15-18	CDM COMMENTS
4	6-15-18	CITY COMMENTS
5	7-15-18	NORTH COAST LINE REVISIONS

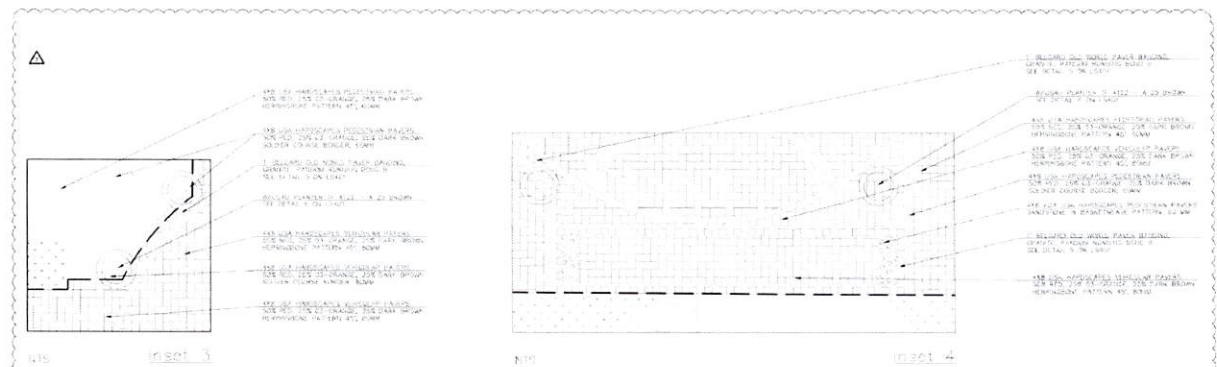
SEAL
PERMITTING SET

JEREMY R. KING P.E.
SEALED

Dr. By: GTP
Ck. By: JRM
Job No: 2016-122
Date: 2-13-2018

DRAWING NO.

C5.0

[illegible][illegible]

ISSUE DATE	DESCRIPTION
01.10.2018	R1
02.09.2018	R2
02.13.2018	R2
02.14.2018	R3
04.02.2018	R4
06.08.2018	R6
06.12.2018	R7

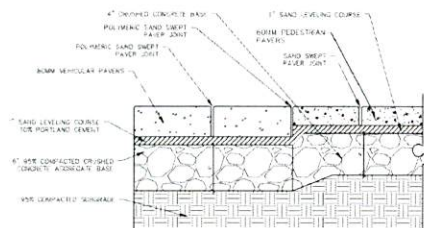
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PNJ
INTENDENCIA STREET IMPROVEMENTS - PERMIT SET
PENSACOLA, FLORIDA
DEVELOPED BY DAILY CONVO, LLC

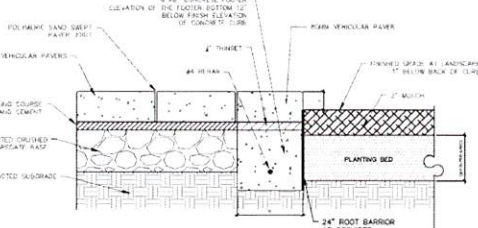
**LAYOUT PLAN &
HARDSCAPE PLAN**

LS101

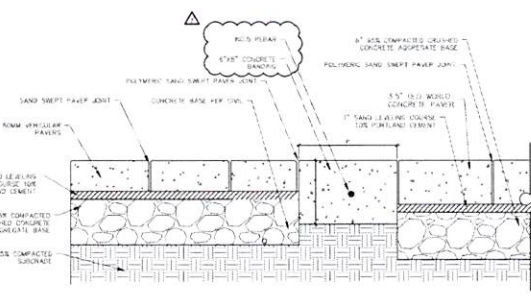
DATE 12/13/2017



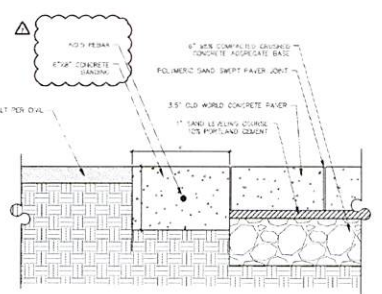
01 TYPICAL VEHICULAR PAVERS TO PEDESTRIAN PAVERS
NTS



02 TYPICAL VEHICULAR PAVERS TO LANDSCAPE
NTS

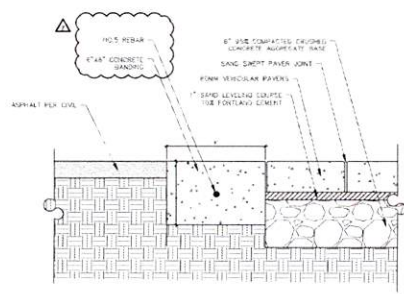


03 TYPICAL OLD WORLD PAVERS TO VEHICULAR PAVES WITH CONCRETE BAND
NTS

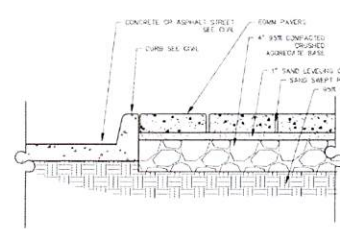


DETAIL DA/S201 APPLIES TO BOTH SIDES OF RUMBLE STRIP

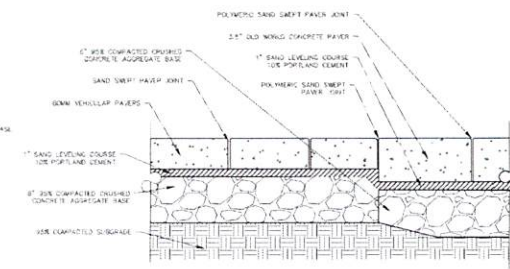
04 TYPICAL OLD WORLD PAVERS TO ASPHALT WITH CONCRETE BAND
NTS



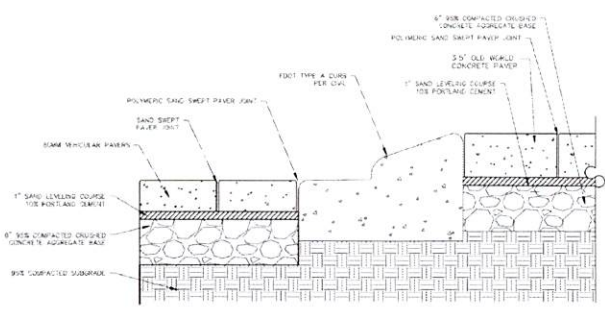
05 TYPICAL VEHICULAR PAVERS TO ASPHALT WITH CONCRETE BAND
NTS



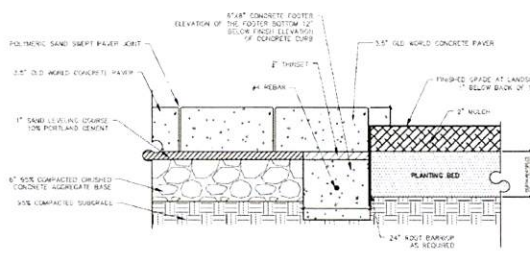
06 TYPICAL PEDESTRIAN PAVERS AT CURB
NTS



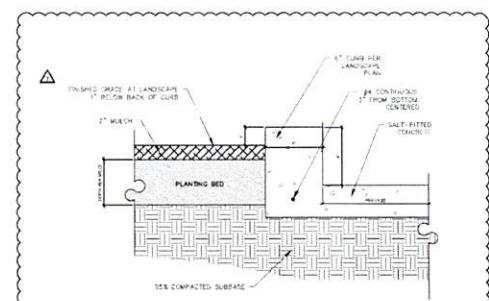
07 TYPICAL VEHICULAR PAVERS TO OLD WORLD PAVERS
NTS



08 TYPICAL VEHICULAR PAVERS TYPE A SUBBASE AT FOOT TYPE A CURB TO OLD WORLD PAVERS
NTS



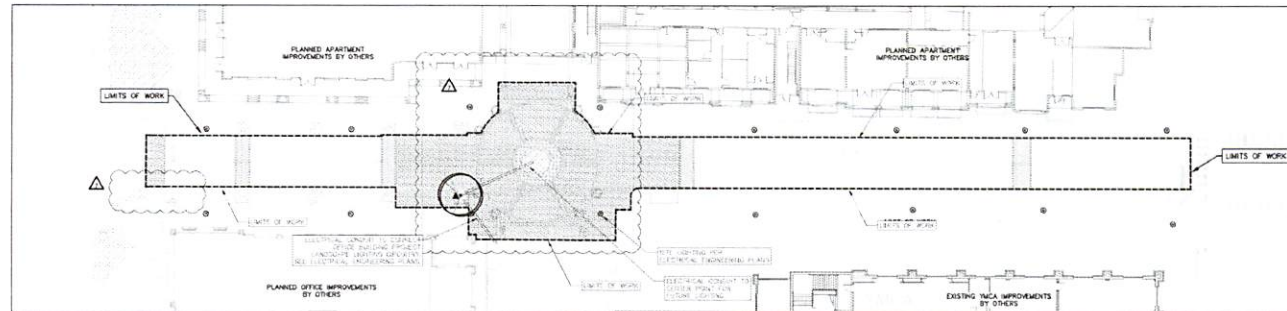
09 TYPICAL OLD WORLD CONCRETE PAVERS TO LANDSCAPE
NTS



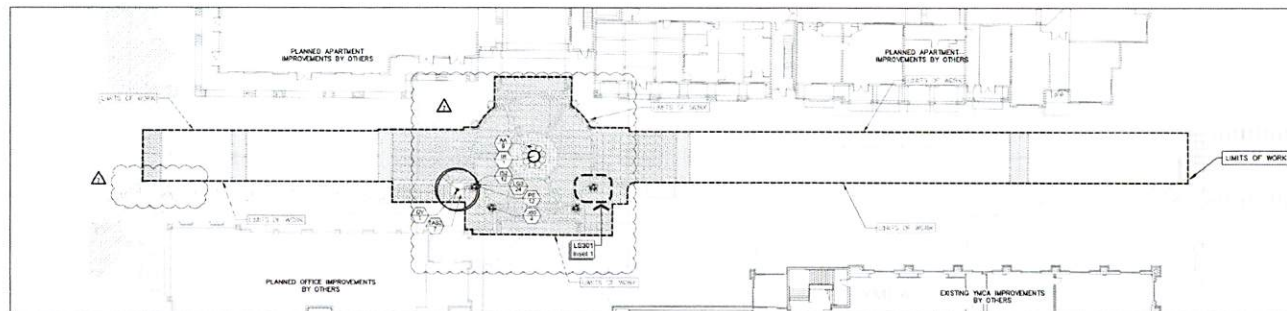
10 TYPICAL LANDSCAPE AT PARKING SPOT
NTS

ISSUE DATE	DESCRIPTION
01/10/2018	01
02/01/2018	02
02/01/2018	03
02/01/2018	04
02/01/2018	05
02/01/2018	06
02/01/2018	07
02/01/2018	08
02/01/2018	09
02/01/2018	10

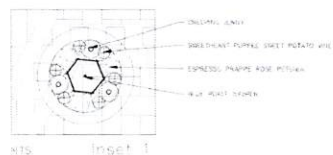
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LIGHTING PLAN



LANDSCAPE PLAN



--- BOUNDARY OF THE PROJECT SCOPE

FIXTURE SCHEDULE

(1) PHILLIPS HADCO ACCENT LIGHTING













REFER TO ELECTRICAL PLANS FOR POWER SOURCE AND CIRCUITRY.
HADOQ & TESCO LANDSCAPE ACCENT LIGHTING SHALL BE ON SEPARATE
CIRCUITS FROM HOLLOWAY & JEFFERSON STREET POLE FIXTURES. LOW
VOLTAGE TRANSFORMER(S) FOR LANDSCAPE LIGHTING SHALL BE DIRECT
BURY. ALL TRANSFORMER(S) SHALL BE PLACED IN SHRUB BEDS.

NOTE: CURB LINES AND HARDSCAPE LAYOUT
PER CIVIL DOCUMENTS

LIGHTS SHALL BE FIELD LOCATED BY
LANDSCAPE ARCHITECT. CONTRACTOR SHALL
CONTACT OWNER/LANDSCAPE ARCHITECT
PRIOR TO INSTALLATION.

ISSUE DATE	DESCRIPTION
01 10 2018	RI1
02 09 2018	RI2
02 13 2018	RI2
02 14 2018	RI2
04 02 2018	RI4
06 08 2018	RI6
06 12 2018	RI7

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out the consent of the Institute.

BOUNDARY OF THE PROJECT SCOPE						
PLANT SCHEDULE INTENDENCIA						
ITEMS	UNID.	QTD.	DESCRICAO MATER. CONSUMO/USOS	UNID.	QTD.	DATA
	100	1	Box 1 - Papel - (Papelaria)		1	01/04/2018
	100	6	Armadilha eletrônica - Rota Ponto - Rota Verde - Lancheiro	1	6	01/04/2018
	001	1	Control eletrônico - Rota Verde - Lancheiro	1	1	01/04/2018
	100	6	Armadilha eletrônica - Rota Ponto - Rota Verde - Lancheiro	1	6	01/04/2018
	100	6	Armadilha eletrônica - Rota Ponto - Rota Verde - Lancheiro	1	6	01/04/2018
	001	1	Control eletrônico - Rota Verde - Lancheiro	1	1	01/04/2018
	100	6	Armadilha eletrônica - Rota Ponto - Rota Verde - Lancheiro	1	6	01/04/2018
	100	6	Armadilha eletrônica - Rota Ponto - Rota Verde - Lancheiro	1	6	01/04/2018
	001	1	Control eletrônico - Rota Verde - Lancheiro	1	1	01/04/2018
	100	6	Armadilha eletrônica - Rota Ponto - Rota Verde - Lancheiro	1	6	01/04/2018
	100	6	Armadilha eletrônica - Rota Ponto - Rota Verde - Lancheiro	1	6	01/04/2018
	001	1	Control eletrônico - Rota Verde - Lancheiro	1	1	01/04/2018

NOTE:
EXCAVATE 3" EXISTING ROAD SUBBASE IN
PLANTING BED AND REPLACE WITH PLANTING
SOIL

NOTE: CURB LINES AND HARDSCAPE LAYOUT
PER CIVIL DOCUMENTS

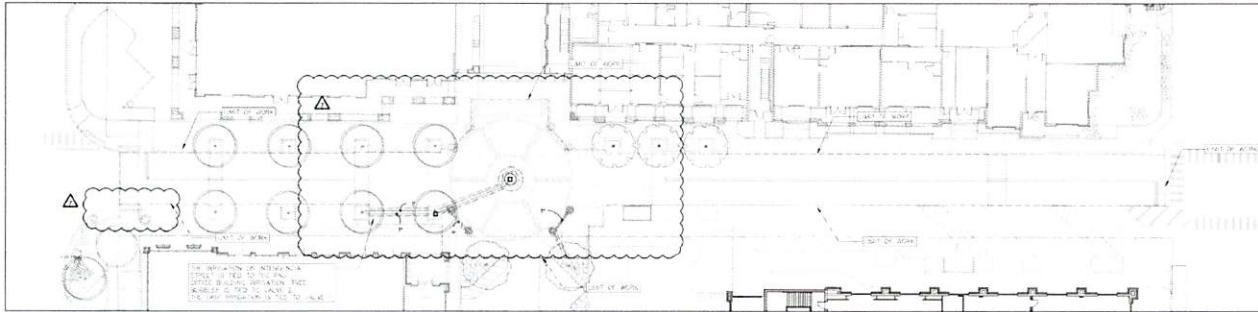
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INTENDENCIA STREET IMPROVEMENTS - PERMIT SET
PENSACOLA, FLORIDA
DEVELOPED BY DAILY CONVO, LLC

SHEET TITLE:

**LIGHTING PLAN &
LANDSCAPE PLAN**

LS301

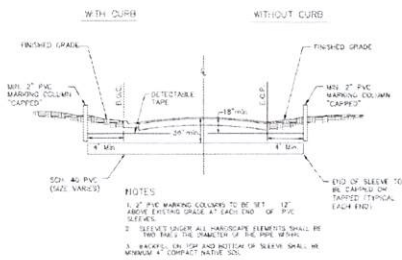
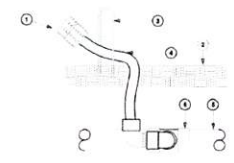
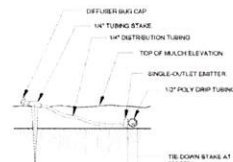
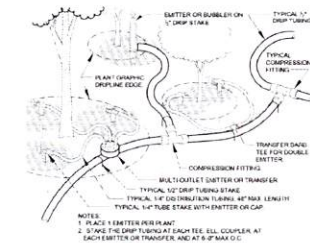
Date: 12/13/2017



IRrigation Schedule			
SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY	PI. DETAIL
	Rain Bird 1402 1402 Pop-Up Flow rate (GPM) 25.2 (5.5 GPM) All circle bubblers 1/2" FPT	2	30
SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY	
	Rain Bird X-Bug Flow rate (GPM) 1.0 (1.0 GPM) All circle bubblers 1/2" FPT	103	41
SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY	
	PVC 40 SDR 21 1/2 PVC 40 SDR 21 1/2	186	51
	PVC 40 SDR 40 PVC 40 SDR 40	72	41

NOTE: CURB LINES AND HARDSCAPE LAYOUT PER CIVIL DOCUMENTS

Jerry Pate Design



1 TYPICAL DRIP TUBING
N.T.S.

2 DRIP EMITTER AT 1/4" TUBING
N.T.S.

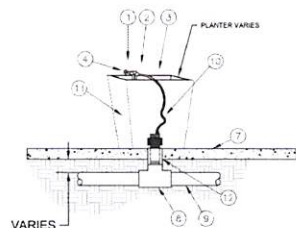
3 POP UP FLOOD BUBBLER
RAIN BIRD 1402 ON 1804 POP-UP
N.T.S.

4 IRRIGATION SLEEVE
N.T.S.

IRRIGATION NOTES:

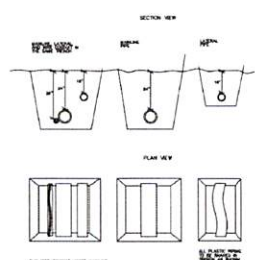
1. Locate all underground utilities, electrical wiring, water, sewer, telephone, cable tv, and other underground lines before landscape and irrigation installation.
2. Irrigation controller shall be located inside building as shown.
3. Element location on the drawings is schematic showing intent.
4. The sensors shall be located in such a manner so that they are unobstructed, and directly exposed to natural rainfall, wind, and sunlight from all directions, but not to runoff water from swales or other surfaces.
5. Irrigation scheduling shall be schedule 40 PVC, 2X total pipe diameter.
6. The landscape bid shall be for the irrigation materials specified. Requests to use equal substitute materials shall be submitted to the landscape architect in writing and owner's approval given in writing before the substitution is allowed. Requests to use equal, substitute materials shall include complete product specifications and any cost savings to the project.
7. If discrepancies occur between the plans, notes, and actual conditions contact the landscape architect in writing for clarification before proceeding.
8. The installer shall be familiar with all requirements for the work, and to conduct his work in a clean, safe, and workmanlike manner. The Owner reserves the right to act to protect his property and the other personnel at work there, and to make emergency repairs or take corrective action if the installer does not fulfill his obligations in a timely manner. The Owner further reserves the right to back-charge the installer to cover such expenses, to the extent allowed under applicable law.
9. Irrigation materials and workmanship shall be warranted for one year. Manufacturer's warranties shall be passed to the owner.
10. All work shall be done in accordance with prevailing codes and regulations, and Escambia County irrigation standards. It shall be the responsibility of the Contractor to verify and conform to the particular codes and regulations applicable to this location, as well as Escambia County irrigation standards. The Contractor shall be responsible for obtaining all necessary permits, including those for any new water line taps or wells, locales, and inspections.
11. Irrigation schedules are provided for informational purposes only. Contractor is responsible for performing their own take off based on plan documents.
12. Irrigation system and its components shall be installed according to manufacturers' specifications.
13. All wire splices shall occur in a valve box with DBR waterproof wire splice kits.
14. Irrigation water schedule shall be understood as informational only. Should landscape material require increased precipitation the irrigation watering schedule shall be adjusted as needed to ensure a healthy landscape.

NOTES:
1. ELEMENT LOCATION ON DRAWINGS ARE SCHEMATIC SHOWING DESIGN INTENT. ENSURE 100% IRRIGATION COVERAGE AND LOCATE PIPE IN BEDS.
2. GALLONS PER MINUTE AND PSI SHALL BE VERIFIED BY THE CONTRACTOR SHOULD ACTUAL GPM & PSI BE LESS THAN SPECIFIED ON IRRIGATION PLANS. THE CONTRACTOR SHALL NOTIFY THE OWNER'S REPRESENTATIVE OR LANDSCAPE ARCHITECT IN WRITING. ARCHITECT SUPPLEMENTAL INSTRUCTIONS MAY BE NECESSARY FOR CORRECT FUNCTION OF THE INTENDED IRRIGATION SYSTEM DESIGN.

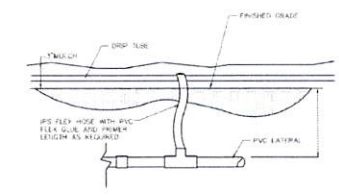


5 XERI-BUG 1/2" FPT X BARBS SINGLE OUTLET EMITTER INTO PVC WITH 1/4" TUBING, STAKE AND BUG CAP
N.T.S.

1. DIFFUSER BUG CAP
2. UNIVERSAL 1/2" TUBING STAKE
3. 1/4" DISTRIBUTION TUBING
4. SINGLE OUTLET 1/2" FPT INLET X-BUG OUTLET EMITTER
5. PVC 40 SDR 21 1/2
6. TOP OF MOUND
7. FINISH GRADE
8. PVC 40 SDR 40 TEE OR ELB
9. PVC LATERAL PIPE
10. POLY FLEX PIPE SHAKED UP IN RAISED PLANTER, RAIN BIRD X-BUG DISTRIBUTION TUBING AS NEEDED PER SPEC
11. RAISED PLANTERS TO BE IRRIGATED, SHAPE VARIES
12. SCH 40 SLEEVE TO FINISHED GRADE



6 PIPE AND WIRE TRENCHING
N.T.S.



7 DRIP HEADER TO DRIP TUBE
N.T.S.

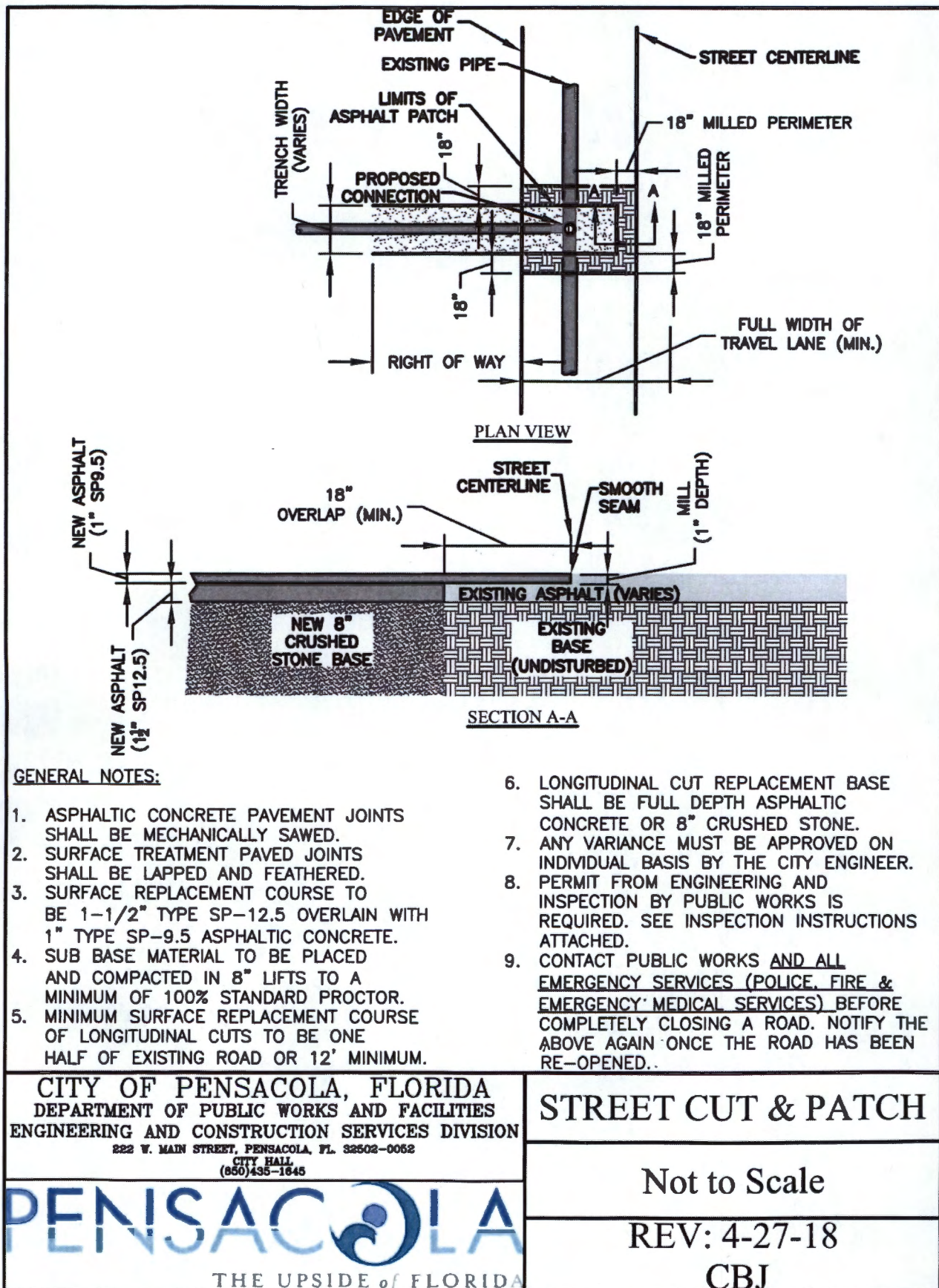
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PENSACOLA, FLORIDA
DEVELOPED BY DAILY CONVO, LLC

IR101

12/13/2017

EXHIBIT "B-1"

**[Plans and Specs – STATUE, HARDSCAPE, OTHER IMPROVEMENTS ON
SOUTHWEST CORNER OF DAILY CONVO PROPERTY]**



GENERAL NOTES:

1. ASPHALTIC CONCRETE PAVEMENT JOINTS SHALL BE MECHANICALLY SAWED.
2. SURFACE TREATMENT PAVED JOINTS SHALL BE LAPPED AND FEATHERED.
3. SURFACE REPLACEMENT COURSE TO BE 1-1/2" TYPE SP-12.5 OVERLAIN WITH 1" TYPE SP-9.5 ASPHALTIC CONCRETE.
4. SUB BASE MATERIAL TO BE PLACED AND COMPACTED IN 8" LIFTS TO A MINIMUM OF 100% STANDARD PROCTOR.
5. MINIMUM SURFACE REPLACEMENT COURSE OF LONGITUDINAL CUTS TO BE ONE HALF OF EXISTING ROAD OR 12' MINIMUM.

6. LONGITUDINAL CUT REPLACEMENT BASE SHALL BE FULL DEPTH ASPHALTIC CONCRETE OR 8" CRUSHED STONE.
7. ANY VARIANCE MUST BE APPROVED ON INDIVIDUAL BASIS BY THE CITY ENGINEER.
8. PERMIT FROM ENGINEERING AND INSPECTION BY PUBLIC WORKS IS REQUIRED. SEE INSPECTION INSTRUCTIONS ATTACHED.
9. CONTACT PUBLIC WORKS AND ALL EMERGENCY SERVICES (POLICE, FIRE & EMERGENCY MEDICAL SERVICES) BEFORE COMPLETELY CLOSING A ROAD. NOTIFY THE ABOVE AGAIN ONCE THE ROAD HAS BEEN RE-OPENED..

CITY OF PENSACOLA, FLORIDA
DEPARTMENT OF PUBLIC WORKS AND FACILITIES
ENGINEERING AND CONSTRUCTION SERVICES DIVISION
222 W. MAIN STREET, PENSACOLA, FL. 32502-0052
CITY HALL
(850)435-1645

PENSACOLA
THE UPSIDE of FLORIDA

STREET CUT & PATCH

Not to Scale

REV: 4-27-18

CBJ

INSPECTION

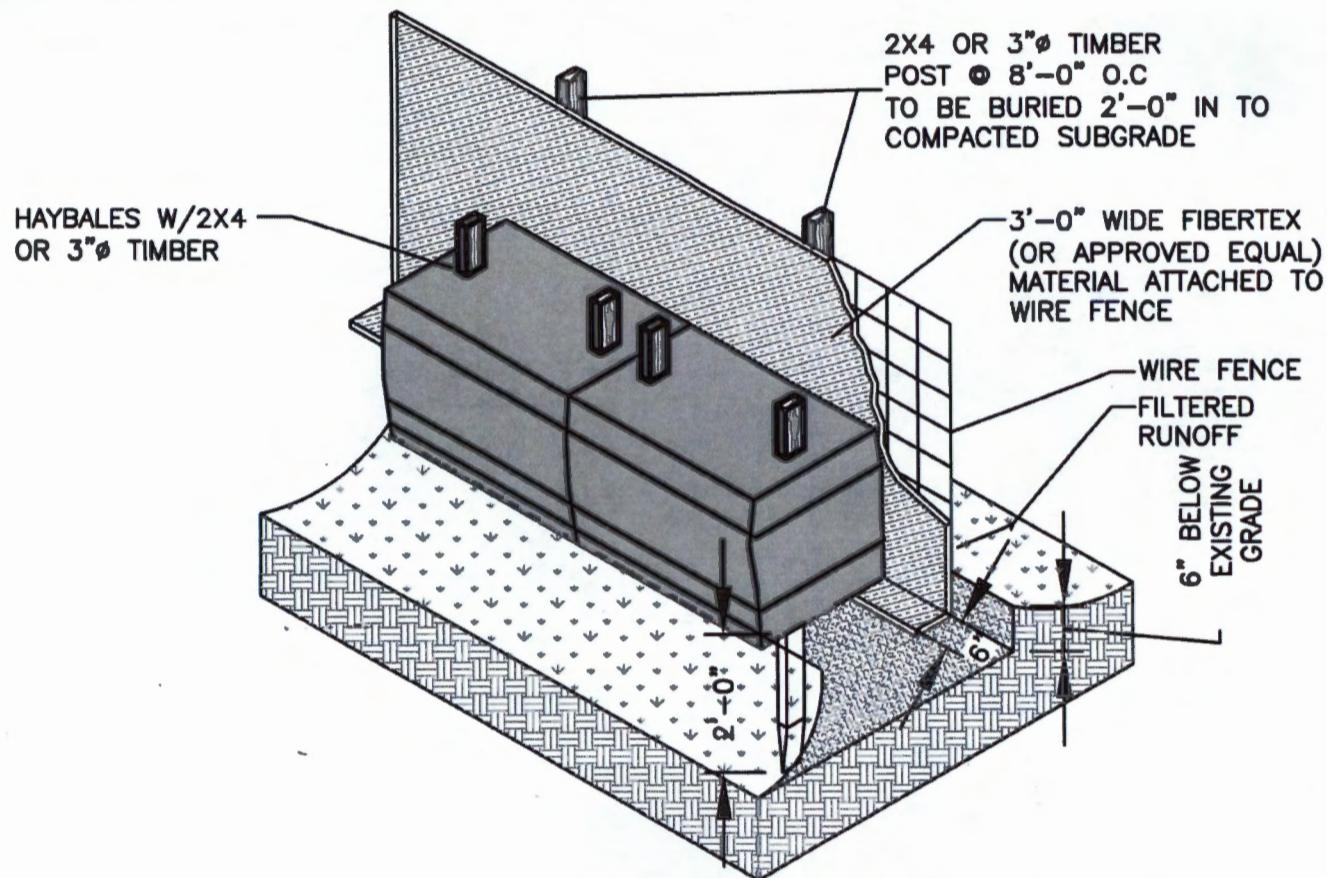
CUT AND PATCH OF CITY STREETS

PRELIMINARY INSPECTION

Compaction of limerock patch and milled perimeter is to be inspected by the Department of Public Works (before paving operations). If compaction, milling, or any other portion of the cut and patch section does not meet attached standards then backfill material must be removed and replaced to meet City Standards.

FINAL INSPECTION

Final inspection is conducted after the asphalt paving or other work has been completed. Please call 436-5600 between 7:30 A.M. - 4:30 P.M. to schedule the preliminary and final inspections.



NOTE: AT THE COMPLETION OF THE PROJECT AND AFTER SOIL STABILIZATION AND VEGETATIVE GROWTH HAVE BEEN ASSURED, THE SILT FENCE MUST BE COMPLETELY REMOVED AND THE EMBEDMENT TRENCH RESTORED TO A NATURAL CONDITION.

HAYBALES & SILT FENCE DETAIL

SCALE: N.T.S.

CITY OF PENSACOLA, FLORIDA
DEPARTMENT OF PUBLIC WORKS AND FACILITIES
ENGINEERING AND CONSTRUCTION SERVICES DIVISION
222 W. MAIN STREET, PENSACOLA, FL 32502-0068
CITY HALL
(850) 438-5800

HAYBALES & SILT
FENCE DETAIL

Not to Scale

REV: 4-9-19

CBJ

PENSACOLA
FLORIDA'S FIRST & FUTURE

INSPECTION

EROSION CONTROL

PRELIMINARY INSPECTION

Erosion/sediment control shall be inspected and approved by City Engineering to prior commencing any demolition or construction. All erosion control measures shall be properly maintained throughout project construction and failure to comply may result in project shut-down or monetary fines.

Please call **436-5600** between 7:30 A.M.-4:30 P.M. to schedule the inspections.

RECEIVED APR 04 2010

101 E ROMANA

SOUTHTOWNE

CORNER ART INSTALLATIONS



City of Pensacola
ENGINEERING AND CONSTRUCTION SERVICES
PENSACOLA

☒ APPROVED
☐ APPROVED WITH CONDITIONS
☐ REVISE AND/OR RESUBMIT
☐ DISAPPROVED

Date: 4/13/10 City Engineer: [Signature]

*See conditions attached.
 **Review comments have been sent to Civil Engineer and a copy is attached herewith.

CALDWELL
ASSOCIATES ARCHITECTS
116 NORTH TARRAGONA STREET, PENSACOLA, FL 32501
(850) 433-6537 FAX: (850) 433-6537

PROJECT ISSUES:
CONSTRUCTION 12.07.2010
DOCUMENTS
PERMIT SET 02.07.2010

PROJECT TEAM:
 CIVIL: Owner Provided
 LANDSCAPING: Jerry Pate Design
 STRUCTURAL: Joe DePaul Associates
 ARCHITECTURAL: Caldwell Associates
 ELECTRICAL: Owner Provided

CITY OF PENSACOLA INSPECTIONS DEPT.
 REVIEWED FOR COMPLIANCE
 THIS APPROVED SET OF PLANS AND SPECS ARE
 TO REMAIN ON THE JOB SITE FOR ALL CONSTRUCTION
 PERMIT # 4-12-10
 DATE 4-12-10
 INSPECTOR [Signature]

FAILURE OF THIS PERMIT WILL NOT PREVENT
 THE CITY OF PENSACOLA FROM ENFORCEMENT OF ORDINANCES
 RELATIVE TO CONSTRUCTION OR VIOLATIONS OF SAME.

PROJECT:
SOUTH TOWNE
ART INSTALLATION

PROJECT TEAM

ARCHITECT
CALDWELL ASSOCIATES ARCHITECTS, INC
H. MILLER CALDWELL, JR., RA
116 NORTH TARRAGONA STREET
PENSACOLA, FLORIDA 32501
(850) 433-6537 phone
(850) 433-6537 fax

STRUCTURAL
JOE DEPAUL ASSOCIATES, LLC
JOE DEPAUL, PE
301 WEST GERMAN STREET
PENSACOLA, FLORIDA 32502
(850) 428-1981 phone

LANDSCAPING
JERRY PATE DESIGN
STEVE DANA
301 SCHUBERT DRIVE
PENSACOLA, FLORIDA 32504
(850) 383-6853 phone

INDEX OF DRAWINGS

SHEET NO.	SHEET NAME	SUBMITTAL DATE
GENERAL		
G001	COVER SHEET	02/07/10
G002	CONCRETE NOTES	02/07/10
ARCHITECTURAL		
A001	3D VIEW - SOUTHWEST CORNER	02/07/10
A100	SOUTHWEST CORNER PLAN	02/07/10
A100R	SOUTHWEST CORNER PLAN - REVISION 1	02/07/10
A101	PLATFORM SECTIONS & DETAILS	02/07/10
A102	BENCH ELEVATION & DETAILS	02/07/10
LANDSCAPING		
L100	LAYOUT PLAN	02/07/10
L101	LANDSCAPE PLAN	02/07/10
L102	IRRIGATION PLAN	02/07/10

LOCATION MAP (NTS)



GENERAL NOTES

- THIS SET IS TO BE PRINTED IN COLOR.
- DO NOT SCALE DRAWINGS; REFERENCE DIMENSIONS ON DRAWINGS AND FIELD VERIFY ALL MEASUREMENTS.
- ALL DISCREPANCIES OR CONFLICTING INFORMATION BETWEEN EXISTING CONDITIONS, CONSTRUCTION DRAWINGS, AND SPECIFICATIONS ARE TO BE BROUGHT TO THE ATTENTION OF THE ARCHITECT FOR RESOLUTION BEFORE COMMITTING TO WORK OUTLINED.
- KEYNOTE NUMBERING SEQUENCE FOUND ON ONE SHEET IS INDEPENDANT FROM OTHER SHEETS IN THE SET.
- LANDSCAPING PLAN AND DETAILS PROVIDED BY OTHERS, COORDINATE ALL WORK.
- CONTRACTOR TO SURVEY SITE FOR UNDERGROUND UTILITIES PRIOR TO EXCAVATION AND NOTIFY ARCHITECT OF ANY CONFLICTS BEFORE COMMENCING CONSTRUCTION.
- THIS PROJECT IS DESIGNED TO MEET THE REQUIREMENTS OF THE FLORIDA BUILDING CODE 2010.

RECEIVED APR 04 2010

101 EAST ROMANA ST.
PENSACOLA, FL

ARCHITECT'S SEAL

[Signature]

H. MILLER CALDWELL, JR.
RA 7466

PROJECT NO.: 18009
SHEET TITLE:
COVER SHEET

SHEET NUMBER:

G001

PERMIT SET

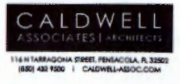
- 3.00 REINFORCED CONCRETE
- A. ALL CONCRETE WORK SHALL CONFORM TO ACI 301-14, SPECIFICATIONS FOR STRUCTURAL CONCRETE FOR BUILDINGS, DESIGN IS BASED ON ACI 318-14, BUILDING CODE REQUIREMENTS FOR REINFORCED CONCRETE, DETAIL CONCRETE REINFORCEMENT AND ACCESSORIES IN ACCORDANCE WITH ACI 315, DETAILING MANUAL, DETAIL ALL CONCRETE WALLS AND BEAMS ON THE SHOP DRAWINGS IN ELEVATION UNLESS SPECIALLY APPROVED OTHERWISE. SUBMIT SHOP DRAWINGS FOR APPROVAL, SHOWING ALL FABRICATION DIMENSIONS AND LOCATIONS FOR PLACING REINFORCING STEEL AND ACCESSORIES. DO NOT BEGIN FABRICATION UNTIL SHOP DRAWINGS ARE COMPLETED AND REVIEWED.
- 3.02 UNLESS NOTED OTHERWISE, ALL CONCRETE SHALL BE NORMAL WEIGHT AND HAVE 4,000 PSI MINIMUM 28 DAY COMPRESSIVE STRENGTH. PROVIDE 5% ± 1% AIR ENTRAINMENT IN CONCRETE WALLS.
- 3.03 REINFORCING STEEL SHALL CONFORM TO ASTM A615, GRADE 60 UNLESS NOTED OTHERWISE.
- 3.04 THE PROPOSED MATERIALS AND MIX DESIGN SHALL BE FULLY DOCUMENTED AND REVIEWED BY THE CONTRACTOR'S TESTING LABORATORY. RESPONSIBILITY FOR OBTAINING THE REQUIRED DESIGN STRENGTH IS THE CONTRACTOR'S.
- 3.05 USE OF CALCIUM CHLORIDE, CHLORIDE IONS, OR OTHER SALTS IN CONCRETE IS NOT PERMITTED.
- C. CHAMFER OR ROUND ALL EXPOSED CORNERS A MINIMUM OF 3/4".
- 3.07 TIE ALL REINFORCING STEEL AND EMBEDMENTS SECURELY IN PLACE PRIOR TO PLACING CONCRETE. PROVIDE SUFFICIENT SUPPORTS TO MAINTAIN THE POSITION OF REINFORCEMENT WITHIN SPECIFIED TOLERANCE DURING ALL CONSTRUCTION ACTIVITIES. "STICKING" DOWELS INTO WET CONCRETE IS NOT PERMITTED.
- 3.08 PROVIDE CONTINUOUS REINFORCEMENT WHEREVER POSSIBLE; SPlice ONLY AS SHOWN OR APPROVED; STAGGER SPlice WHERE POSSIBLE. USE FULL TENSION SPlice (CLASS "B") UNLESS NOTED OTHERWISE. DOWELS SHALL MATCH THE SIZE AND SPACING OF THE SPECIFIED REINFORCEMENT AND SHALL BE LAPPED WITH FULL TENSION SPlices (CLASS "B") UNLESS NOTED OTHERWISE. PROVIDE CORNER BARS AT ALL CONTINUOUS REINFORCING WITH FULL CLASS "B" LAP SPlice.
- 3.09 REINFORCING STEEL SHALL HAVE THE FOLLOWING CONCRETE COVER UNLESS NOTED OTHERWISE (PER ACI 318):
- CONCRETE CAST AGAINST EARTH: 3"
 - FORMED CONCRETE: 2"
- 3.10 DO NOT PLACE DUCTS EXCEEDING ONE-THIRD THE SLAB OR WALL THICKNESS WITHIN THE SLAB OR WALL UNLESS SPECIALLY SHOWN AND DETAILED ON STRUCTURAL DRAWINGS.
- 3.11 DO NOT WELD OR TACK WELD REINFORCING STEEL UNLESS APPROVED OR DIRECTED BY THE STRUCTURAL ENGINEER.
- 3.12 FORMWORK
- A. DESIGN, ERECT, SHORE, BRACE, AND MAINTAIN FORMWORK, ACCORDING TO ACI 301, TO SUPPORT VERTICAL, LATERAL, STATIC, AND DYNAMIC LOADS, AND CONSTRUCTION LOADS THAT MIGHT BE APPLIED, UNTIL STRUCTURE CAN SUPPORT SUCH LOADS.
- B. CONSTRUCT FORMWORK SO CONCRETE MEMBERS AND STRUCTURES ARE OF SIZE, SHAPE, ALIGNMENT, ELEVATION, AND POSITION INDICATED, WITHIN TOLERANCE LIMITS OF ACI 117.
- C. LIMIT DEFLECTION OF FORM-FACING PANELS TO NOT EXCEED ACI 301.1 REQUIREMENTS. LIMIT CONCRETE SURFACE IRREGULARITIES, DESIGNATED BY ACI 347 AS ABRUPT OR GRADUAL, AS FOLLOWS:
- RETAIN SURFACE CLASSES, USUALLY TWO OR MORE, IN TWO SUBPARAGRAPHS BELOW. SEE DISCUSSION IN "FORMWORK" ARTICLE IN THE EVALUATIONS. COORDINATE WITH ROUGH- AND SMOOTH-FORM FINISHES IN "FINISHING FORMED SURFACES" ARTICLE.
 - CLASS A, 1/8 INCH (3.2 MM) FOR SMOOTH-FORMED FINISHED SURFACES.
 - CLASS B, 1/4 INCH (6.4 MM) FOR ROUGH-FORMED FINISHED SURFACES.
- D. FOR THE PERIMETER RETAINING WALLS THAT ARE EXPOSED TO VIEW, CONSTRUCT FORMS TO RESULT IN CAST-IN-PLACE ARCHITECTURAL CONCRETE THAT COMPLIES WITH ACI 117 (AS 117B).
- E. FABRICATE FORMS FOR EASY REMOVAL WITHOUT HAMMERING OR PRYING AGAINST CONCRETE SURFACES. PROVIDE CRUSH OR WRECKING PLATES WHERE STRIPPING MAY DAMAGE CAST CONCRETE SURFACES. PROVIDE TOP FORMS FOR INCLUDED SURFACES STEEPER THAN 1.5 HORIZONTAL TO 1 VERTICAL.
- INSTALL KEYWAYS, REGULETS, NECESSSES, AND THE LIKE, FOR EASY REMOVAL.
 - DO NOT USE RUST-STAINED STEEL FORM-FACING MATERIAL.
- F. SET EDGE FORMS, BULKHEADS, AND INTERMEDIATE SCREED STRIPS FOR SLABS TO ACHIEVE REQUIRED ELEVATIONS AND SLOPES IN FINISHED CONCRETE SURFACES. PROVIDE AND SECURE TIES TO SUPPORT SCREED STRIPS; USE STRIKE-OFF TEMPLATES OR COMPACTING-TYPE SCREDS.
- G. PROVIDE TEMPORARY OPENINGS FOR CLEANOUTS AND INSPECTION PORTS WHERE INTERIOR AREA OF FORMWORK IS INACCESSIBLE. CLOSE OPENINGS WITH PANELS TIGHTLY FITTED TO FORMS AND SECURELY BRACED TO PREVENT LOSS OF CONCRETE MORTAR. LOCATE TEMPORARY OPENINGS IN FORMS AT INCONSPICUOUS LOCATIONS.
- H. CHAMFER EXTERIOR CORNERS AND EDGES OF PERMANENTLY EXPOSED CONCRETE.
- I. FORM OPENINGS, CHASES, OFFSETS, SINKAGES, KEYWAYS, REGULETS, BLOCKING, SCREDS, AND BULKHEADS REQUIRED IN THE WORK. DETERMINE SIZES AND LOCATIONS FROM TRADES PROVIDING SUCH ITEMS.
- J. CLEAN FORMS AND ADJACENT SURFACES TO RECEIVE CONCRETE. REMOVE CHIPS, WOOD, SAND/ST, DIRT, AND OTHER DEBRIS JUST BEFORE PLACING CONCRETE.
- K. RETIGHTEN FORMS AND BRACING BEFORE PLACING CONCRETE, AS REQUIRED, TO PREVENT MORTAR LEAKS AND MAINTAIN PROPER ALIGNMENT.
- L. COAT CONTACT SURFACES OF FORMS WITH FORM-RELEASE AGENT, ACCORDING TO MANUFACTURER'S WRITTEN INSTRUCTIONS, BEFORE PLACING REINFORCEMENT.
- 3.13 COLD-WEATHER PLACEMENT: COMPLY WITH ACI 308.1 AND AS FOLLOWS. PROTECT CONCRETE WORK FROM PHYSICAL DAMAGE OR REDUCED STRENGTH THAT COULD BE CAUSED BY FROST, FREEZING ACTIONS, OR LOW TEMPERATURES
- WHEN AVERAGE HIGH AND LOW TEMPERATURE IS EXPECTED TO FALL BELOW 40 DEG F (4.4 DEG C) FOR THREE SUCCESSIVE DAYS, MAINTAIN DELIVERED CONCRETE MIXTURE TEMPERATURE WITHIN THE TEMPERATURE RANGE REQUIRED BY ACI 301.
 - DO NOT USE FROZEN MATERIALS OR MATERIALS CONTAINING ICE OR SNOW. DO NOT PLACE CONCRETE ON FROZEN SUBGRADE OR ON SUBGRADE CONTAINING FROZEN MATERIALS.
 - DO NOT USE CALCIUM CHLORIDE, SALT, OR OTHER MATERIALS CONTAINING ANTIFREEZE AGENTS OR CHEMICAL ACCELERATORS UNLESS OTHERWISE SPECIFIED AND APPROVED IN MIXTURE DESIGNS.

3.14 FINISHING FORMED SURFACES:

- A. ROUGH-FORMED FINISH: AS-CAST CONCRETE TEXTURE IMPARTED BY FORM-FACING MATERIAL WITH THE HOLES AND DEFECTS REPAIRED AND PATCHED. REMOVE FINIS AND OTHER PROJECTIONS THAT EXCEED SPECIFIED LIMITS ON FORMED-SURFACE IRREGULARITIES.
- APPLY TO CONCRETE SURFACES NOT EXPOSED TO PUBLIC VIEW.
- B. SMOOTH-FORMED FINISH: AS-CAST CONCRETE TEXTURE IMPARTED BY FORM-FACING MATERIAL, ARRANGED IN AN ORDERLY AND SYMMETRICAL MANNER WITH A MINIMUM OF SEAMS. REPAIR AND PATCH THE HOLES AND DEFECTS. REMOVE FINIS AND OTHER PROJECTIONS THAT EXCEED SPECIFIED LIMITS ON FORMED-SURFACE IRREGULARITIES.
- APPLY TO CONCRETE SURFACES EXPOSED TO PUBLIC VIEW, AND TO RECEIVE A RUBBED FINISH.
- C. RUBBED FINISH:
- CORK-FLOATED FINISH: WET CONCRETE SURFACES AND APPLY A STIFF GROUT, MIX 1 PART PORTLAND CEMENT AND 1 PART FINE SAND WITH A 1:1 MIXTURE OF BONDING AGENT AND WATER. ADD WHITE PORTLAND CEMENT IN AMOUNTS DETERMINED BY TRIAL PATCHES, SO COLOR OF GROUT MATCHES ADJACENT SURFACES. COMPRESS GROUT INTO VOIDS BY GRINDING SURFACE. IN A SWIRLING MOTION, FINISH SURFACE WITH A CORK FLOAT.
 - APPLICATION IS LIMITED TO VISIBLE WALL SURFACES.
- D. RELATED UNIFORMED SURFACES: AT TOPS OF WALLS, HORIZONTAL OFFSETS, AND SIMILAR UNIFORMED SURFACES ADJACENT TO FORMED SURFACES, STRIKE OFF SMOOTH AND FINISH WITH A TEXTURE MATCHING ADJACENT FORMED SURFACES. CONTINUE FINAL SURFACE TREATMENT OF FORMED SURFACES UNIFORMLY ACROSS ADJACENT UNIFORMED SURFACES UNLESS OTHERWISE INDICATED.
- 3.15 CONCRETE SURFACE REPAIRS
- A. DEFECTIVE CONCRETE: REPAIR AND PATCH DEFECTIVE AREAS WHEN APPROVED BY ARCHITECT. REMOVE AND REPLACE CONCRETE THAT CANNOT BE REPAIRED AND PATCHED TO ARCHITECT'S APPROVAL.
- B. PATCHING MORTAR: MIX DRY-PACK PATCHING MORTAR, CONSISTING OF ONE PART PORTLAND CEMENT TO TWO AND ONE-HALF PARTS FINE AGGREGATE PASSING A NO. 16 (1.18-MM) SIEVE, USING ONLY ENOUGH WATER FOR HANDLING AND PLACING. INSERT PROVISION FOR TESTING REPAIR TECHNIQUE ON A MOCKUP OR SURFACE TO BE CONCEALED LATER, BEFORE REPAIRING SURFACES.
- C. REPAIRING FORMED SURFACES: SURFACE DEFECTS INCLUDE COLOR AND TEXTURE IRREGULARITIES, CRACKS, SPALLS, AIR BUBBLES, HONEYCOMBS, ROCK POCKETS, FINIS AND OTHER PROJECTIONS ON THE SURFACE, AND STAINS AND OTHER DISCOLORATIONS THAT CANNOT BE REMOVED BY CLEANING.
- IMMEDIATELY AFTER FORM REMOVAL, CUT OUT HONEYCOMBS, ROCK POCKETS, AND VOIDS MORE THAN 1/2 INCH (13 MM) IN ANY DIMENSION TO SOLID CONCRETE. LIMIT CUT DEPTH TO 3/4 INCH (19 MM). MAKE EDGES OF CUTS PERPENDICULAR TO CONCRETE SURFACE. CLEAN, DAMPEN WITH WATER, AND BRUSH-COAT HOLES AND VOIDS WITH BONDING AGENT. FILL AND COMPACT WITH PATCHING MORTAR BEFORE BONDING AGENT HAS DRIED. FILL FORM-TYPE VOIDS WITH PATCHING MORTAR OR CONE PLUGS SECURED IN PLACE WITH BONDING AGENT.
 - REPAIR DEFECTS ON SURFACES EXPOSED TO VIEW BY BLENDING WHITE PORTLAND CEMENT AND STANDARD PORTLAND CEMENT SO THAT, WHEN DRY, PATCHING MORTAR WILL MATCH SURROUNDING COLOR. PATCH A TEST AREA AT INCONSPICUOUS LOCATIONS TO VERIFY MORTAR COLOR MATCH BEFORE PROCEEDING WITH PATCHING. COMPACT MORTAR IN PLACE AND STRIKE OFF SLIGHTLY HIGHER THAN SURROUNDING SURFACE.
 - REPAIR DEFECTS ON CONCEALED FORMED SURFACES THAT AFFECT CONCRETE'S DURABILITY AND STRUCTURAL PERFORMANCE AS DETERMINED BY ARCHITECT.
- D. REPAIRING UNIFORMED SURFACES: TEST UNIFORMED SURFACES, SUCH AS FLOORS AND SLABS, FOR FINIS AND VERIFY SURFACE TOLERANCES SPECIFIED FOR EACH SURFACE. CORRECT LOW AND HIGH AREAS. TEST SURFACES SLOPED TO DRAIN FOR TRUENESS OF SLOPE AND SMOOTHNESS; USE A SLOPED TEMPLATE.
- REPAIR FINISHED SURFACES CONTAINING DEFECTS. SURFACE DEFECTS INCLUDE SPALLS, POPOUTS, HONEYCOMBS, ROCK POCKETS, CRACKING AND CRACKS IN EXCESS OF 0.01 INCH (0.25 MM) WIDE OR THAT PENETRATE TO REINFORCEMENT OR COMPLETELY THROUGH UNREINFORCED SECTIONS REGARDLESS OF WIDTH, AND OTHER OBJECTIONABLE CONDITIONS.
 - AFTER CONCRETE HAS CURED AT LEAST 14 DAYS, CORRECT HIGH AREAS BY GRINDING.
 - CORRECT LOCALIZED LOW AREAS DURING OR IMMEDIATELY AFTER COMPLETING SURFACE FINISHING OPERATIONS BY CUTTING OUT LOW AREAS AND REPLACING WITH PATCHING MORTAR. FINISH REPAIRED AREAS TO BLEND INTO ADJACENT CONCRETE.
 - CORRECT OTHER LOW AREAS SCHEDULED TO RECEIVE FLOOR COVERINGS WITH A REPAIR UNDERLAYMENT. PREPARE, MIX, AND APPLY REPAIR UNDERLAYMENT AND PRIMER ACCORDING TO MANUFACTURER'S WRITTEN INSTRUCTIONS TO PRODUCE A SMOOTH, UNIFORM, PLANE, AND LEVEL SURFACE. FEATHER EDGES TO MATCH ADJACENT FLOOR ELEVATIONS.
 - CORRECT OTHER LOW AREAS SCHEDULED TO REMAIN EXPOSED WITH A REPAIR TOPPING. CUT OUT LOW AREAS TO ENSURE A MINIMUM REPAIR TOPPING DEPTH OF 1/4 INCH (6 MM) TO MATCH ADJACENT FLOOR ELEVATIONS. PREPARE, MIX, AND APPLY REPAIR TOPPING AND PRIMER ACCORDING TO MANUFACTURER'S WRITTEN INSTRUCTIONS TO PRODUCE A SMOOTH, UNIFORM, PLANE, AND LEVEL SURFACE.
 - REPAIR DEFECTIVE AREAS, EXCEPT RANDOM CRACKS AND SINGLE HOLES 1 INCH (25 MM) OR LESS IN DIAMETER, BY CUTTING OUT AND REPLACING WITH FRESH CONCRETE. REMOVE DEFECTIVE AREAS WITH CLEAN SQUARE CUTS AND EXPOSE STEEL REINFORCEMENT WITH AT LEAST A 3/4-INCH (19-MM) CLEARANCE ALL AROUND. DAMPEN CONCRETE SURFACES IN CONTACT WITH PATCHING CONCRETE AND APPLY BONDING AGENT. MIX PATCHING CONCRETE OF SAME MATERIALS AND MIXTURE AS ORIGINAL CONCRETE EXCEPT WITHOUT COARSE AGGREGATE. PLACE, COMPACT, AND FINISH TO BLEND WITH ADJACENT FINISHED CONCRETE. CURE IN SAME MANNER AS ADJACENT CONCRETE.
 - REPAIR RANDOM CRACKS AND SINGLE HOLES 1 INCH (25 MM) OR LESS IN DIAMETER WITH PATCHING MORTAR. GROOVE TOP OF CRACKS AND CUT OUT HOLES TO SOUND CONCRETE AND CLEAN OFF DUST, DIRT, AND LOOSE PARTICLES. DAMPEN CLEANED CONCRETE SURFACES AND APPLY BONDING AGENT. PLACE PATCHING MORTAR BEFORE BONDING AGENT HAS DRIED. COMPACT PATCHING MORTAR AND FINISH TO MATCH ADJACENT CONCRETE. KEEP PATCHED AREA CONTINUOUSLY MOIST FOR AT LEAST 72 HOURS.
- E. PERFORM STRUCTURAL REPAIRS OF CONCRETE, SUBJECT TO ARCHITECT'S APPROVAL, USING EPOXY ADHESIVE AND PATCHING MORTAR.
- F. REPAIR MATERIALS AND INSTALLATION NOT SPECIFIED ABOVE MAY BE USED, SUBJECT TO ARCHITECT'S APPROVAL.

3.16 FIELD QUALITY CONTROL

- A. TESTING AND INSPECTING: CONTRACTOR SHALL ENGAGE A QUALIFIED TESTING AND INSPECTING AGENCY TO PERFORM TESTS AND INSPECTIONS AND TO SUBMIT REPORTS.
- B. CONCRETE TESTS: TESTING OF COMPOSITE SAMPLES OF FRESH CONCRETE OBTAINED ACCORDING TO ASTM C 172 SHALL BE PERFORMED ACCORDING TO THE FOLLOWING REQUIREMENTS:
- TESTING FREQUENCY: OBTAIN ONE COMPOSITE SAMPLE FOR EACH DAY'S POUR OF EACH CONCRETE MIXTURE EXCEEDING 5 CU. YD. (4 CU. M), BUT LESS THAN 25 CU. YD. (19 CU. M), PLUS ONE SET FOR EACH ADDITIONAL 50 CU. YD. (38 CU. M) OR FRACTION THEREOF.
 - WHEN FREQUENCY OF TESTING WILL PROVIDE FEWER THAN FIVE COMPRESSIVE-STRENGTH TESTS FOR EACH CONCRETE MIXTURE, TESTING SHALL BE CONDUCTED FROM AT LEAST FIVE RANDOMLY SELECTED BATCHES OR FROM EACH BATCH IF FEWER THAN FIVE ARE USED.
 - SLUMP: ASTM C 143/C 143M; ONE TEST AT POINT OF PLACEMENT FOR EACH COMPOSITE SAMPLE, BUT NOT LESS THAN ONE TEST FOR EACH DAY'S POUR OF EACH CONCRETE MIXTURE. PERFORM ADDITIONAL TESTS WHEN CONCRETE CONSISTENCY APPEARS TO CHANGE.
 - AIR CONTENT: ASTM C 231, PRESSURE METHOD, FOR NORMAL-WEIGHT CONCRETE; ONE TEST FOR EACH COMPOSITE SAMPLE, BUT NOT LESS THAN ONE TEST FOR EACH DAY'S POUR OF EACH CONCRETE MIXTURE.
 - CONCRETE TEMPERATURE: ASTM C 1064/C 1064M; ONE TEST HOURLY WHEN AIR TEMPERATURE IS 40 DEG F (4.4 DEG C) AND BELOW AND WHEN 80 DEG F (27 DEG C) AND ABOVE, AND ONE TEST FOR EACH COMPOSITE SAMPLE.
 - COMPRESSION TEST SPECIMENS: ASTM C 311/C 311M.
 - CAST AND LABORATORY CURE TWO SETS OF TWO STANDARD CYLINDER SPECIMENS FOR EACH COMPOSITE SAMPLE.
- FIELD-CURED SPECIMENS IN FIRST SUBPARAGRAPH BELOW MAY BE REQUIRED TO VERIFY ADEQUACY OF CURING AND PROTECTION OF CONCRETE.
- COMPRESSIVE-STRENGTH TESTS: ASTM C 39/C 39M; TEST ONE SET OF TWO LABORATORY-CURED SPECIMENS AT 7 DAYS AND ONE SET OF TWO SPECIMENS AT 28 DAYS.
 - A COMPRESSIVE-STRENGTH TEST SHALL BE THE AVERAGE COMPRESSIVE STRENGTH FROM A SET OF TWO SPECIMENS OBTAINED FROM SAME COMPOSITE SAMPLE AND TEST AT AGE INDICATED.
 - STRENGTH OF EACH CONCRETE MIXTURE WILL BE SATISFACTORY IF EVERY AVERAGE OF ANY THREE CONSECUTIVE COMPRESSIVE-STRENGTH TESTS EQUALS OR EXCEEDS SPECIFIED COMPRESSIVE STRENGTH AND NO COMPRESSIVE-STRENGTH TEST VALUE FALLS BELOW SPECIFIED COMPRESSIVE STRENGTH BY MORE THAN 500 PSI (3.4 MPa).
 - TEST RESULTS SHALL BE REPORTED IN WRITING TO ARCHITECT, CONCRETE MANUFACTURER, AND CONTRACTOR WITHIN 48 HOURS OF TESTING. REPORTS OF COMPRESSIVE-STRENGTH TESTS SHALL CONTAIN PROJECT IDENTIFICATION NAME AND NUMBER, DATE OF CONCRETE PLACEMENT, NAME OF CONCRETE TESTING AND INSPECTING AGENCY, LOCATION OF CONCRETE BATCH IN WORK, DESIGN COMPRESSIVE STRENGTH AT 28 DAYS, CONCRETE MIXTURE PROPORTIONS AND MATERIALS, COMPRESSIVE BREAKING STRENGTH, AND TYPE OF BREAK FOR BOTH 7- AND 28-DAY TESTS.
 - NONDESTRUCTIVE TESTING: IMPACT HAMMER, SONOSCOPE, OR OTHER NONDESTRUCTIVE DEVICE MAY BE PERMITTED BY ARCHITECT BUT WILL NOT BE USED AS SOLE BASIS FOR APPROVAL OR REJECTION OF CONCRETE.
 - ADDITIONAL TESTS: TESTING AND INSPECTING AGENCY SHALL MAKE ADDITIONAL TESTS OF CONCRETE WHEN TEST RESULTS INDICATE THAT SLUMP, AIR ENTRAINMENT, COMPRESSIVE STRENGTH, OR OTHER REQUIREMENTS HAVE NOT BEEN MET, AS DIRECTED BY ARCHITECT. TESTING AND INSPECTING AGENCY MAY CONDUCT TESTS TO DETERMINE ADEQUACY OF CONCRETE BY CORED CYLINDERS COMPLYING WITH ASTM C 42/C 42M OR BY OTHER METHODS AS DIRECTED BY ARCHITECT.
 - ADDITIONAL TESTING AND INSPECTING, AT CONTRACTOR'S EXPENSE, WILL BE PERFORMED TO DETERMINE COMPLIANCE OF REPLACES OR ADDITIONAL WORK WITH SPECIFIED REQUIREMENTS.
 - CORRECT DEFICIENCIES IN THE WORK THAT TEST REPORTS AND INSPECTIONS INDICATE DO NOT COMPLY WITH THE CONTRACT DOCUMENTS.



PROJECT ISSUES:
CONSTRUCTION DOCUMENTS 12.07.2018
PERMIT SET 02.07.2019

PROJECT TEAM:

Civil:
Owner Provided

Landscaping:
Amy Tate Design

Structural:
Joe DePaul Associates
Caldwell Associates

Electrical:
Owner Provided

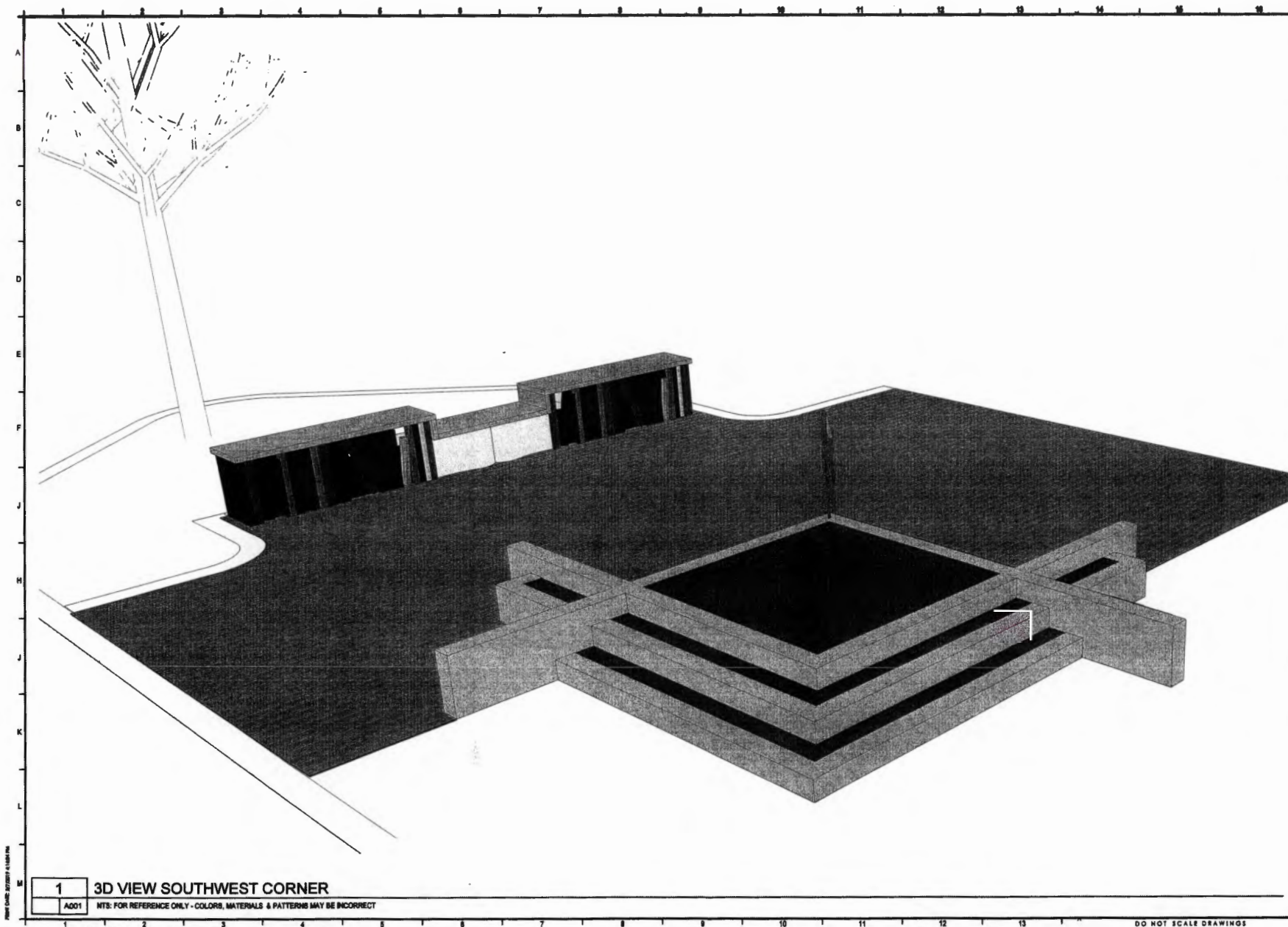
PROJECT:
SOUTH TOWNE
ART INSTALLATION

101 EAST ROMANA ST.
PENSACOLA, FL



PROJECT NO.: 18009
SHEET TITLE: CONCRETE NOTES

SHEET NUMBER:
G002
PERMIT SET



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 114 N TARRAGONA STREET, PINEACOLA, IL 32682
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PROJECT NO. 18006
PROJECT ISSUES:
 CONSTRUCTION 12.07.2016
 DOCUMENTS
 PERMIT SET 02.07.2016

PROJECT TEAM:
 GLA: Owner Provided
 LANDSCAPE: [Signature]
 STRUCTURE: [Signature]
 ARCHITECTURAL: Caldwell Associates
 ELECTRICAL: Owner Provided

PROJECT:
 SOUTH TOWNE
 ART INSTALLATION

111 EAST ROMANA ST.
 PINEACOLA, FL

ARCHITECTS & INC.
 [Signature]
 H. MILLER CALDWELL, P.E., AIA
 AR 7482

PROJECT NO.: 18006
 SHEET TITLE:
 3D VIEW - SOUTHWEST
 CORNER

SHEET NUMBER:

A001

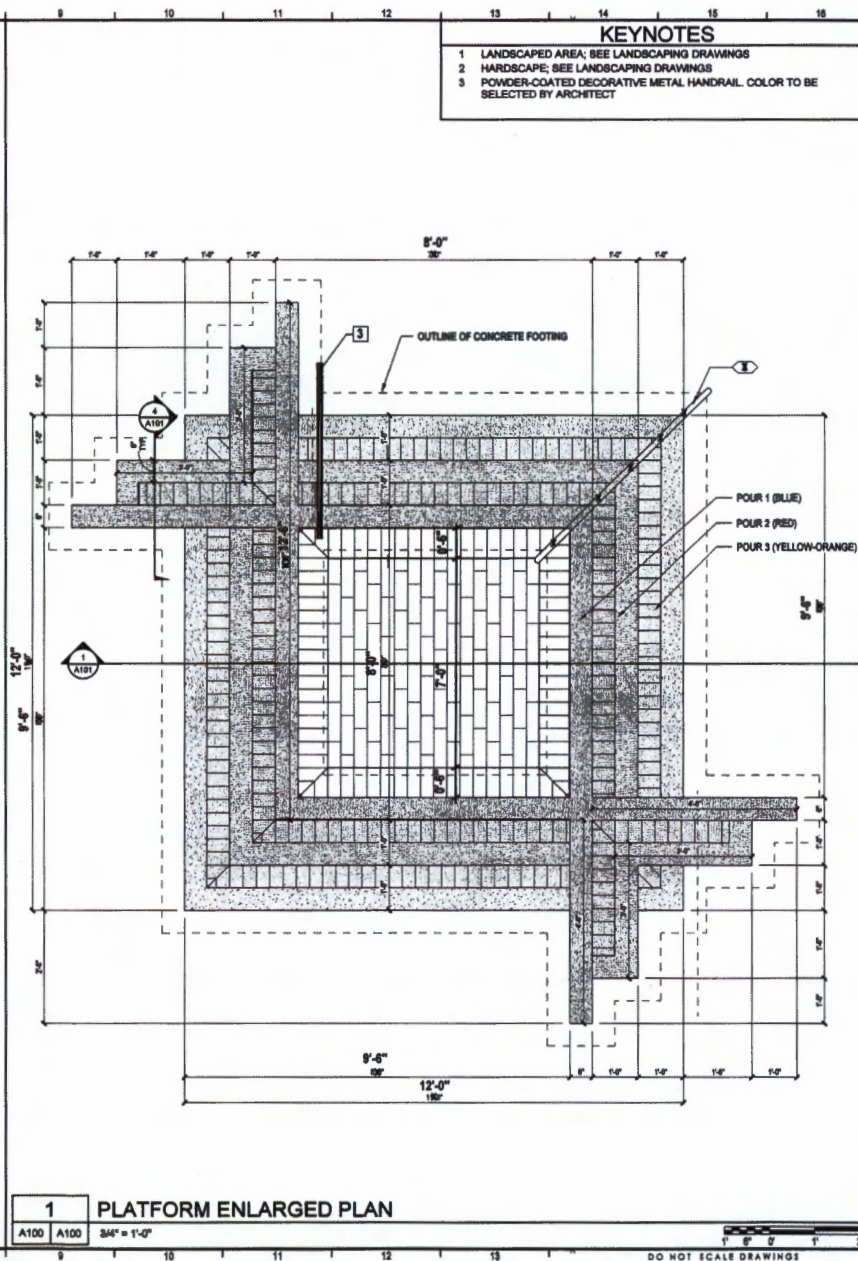
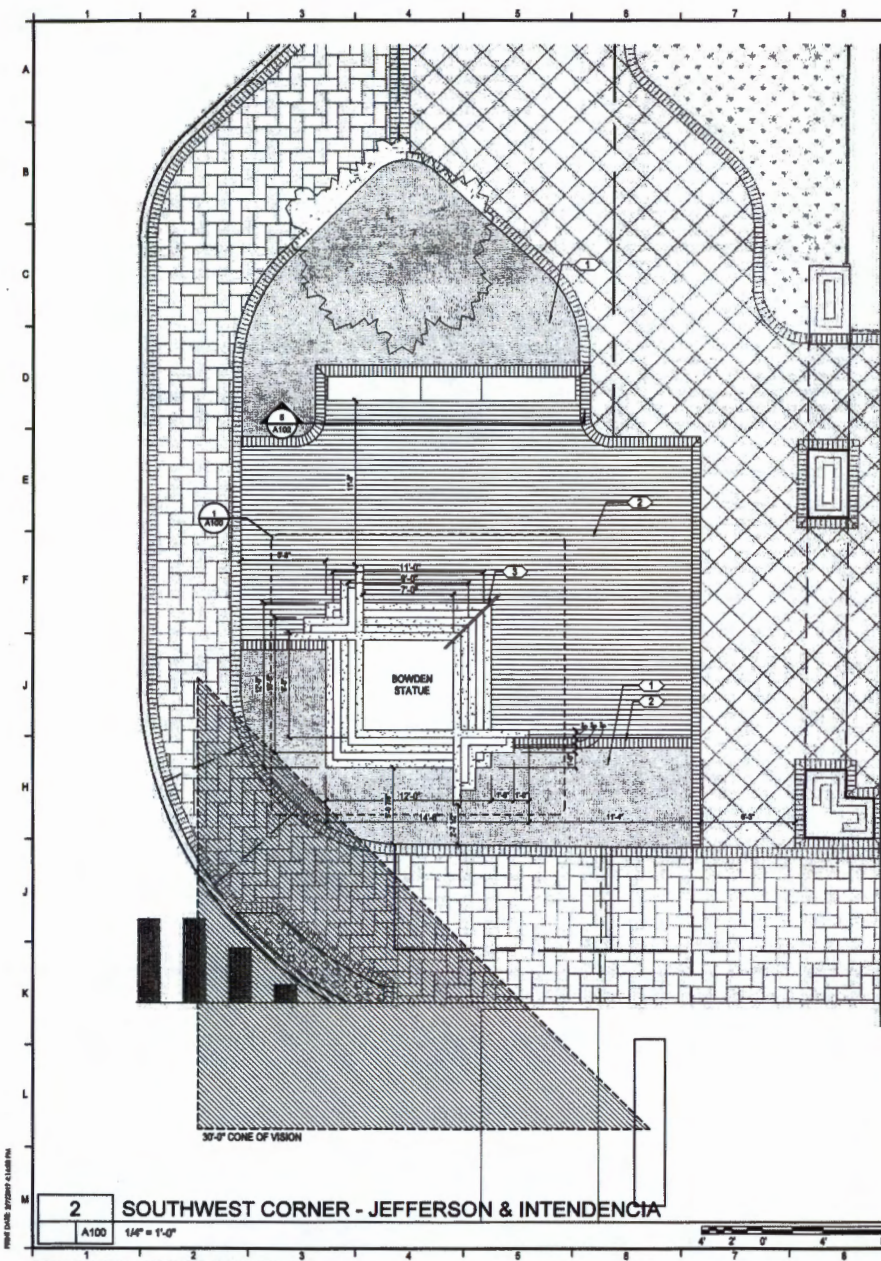
PERMIT SET

1 3D VIEW SOUTHWEST CORNER

ADD1 NTS: FOR REFERENCE ONLY - COLORS, MATERIALS & PATTERNS MAY BE INCORRECT

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DO NOT SCALE DRAWINGS



CALDWELL ASSOCIATES ARCHITECTS

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PROJECT ISSUES:

CONSTRUCTION	12.07.2018
DOCUMENTS	
PERMIT SET	02.07.2019

181227

REVISION #1

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PROJECT:

SOUTH TOWNE
ART INSTALLATION

101 EAST ROMANA ST.
PENSACOLA, FL

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AR 7452

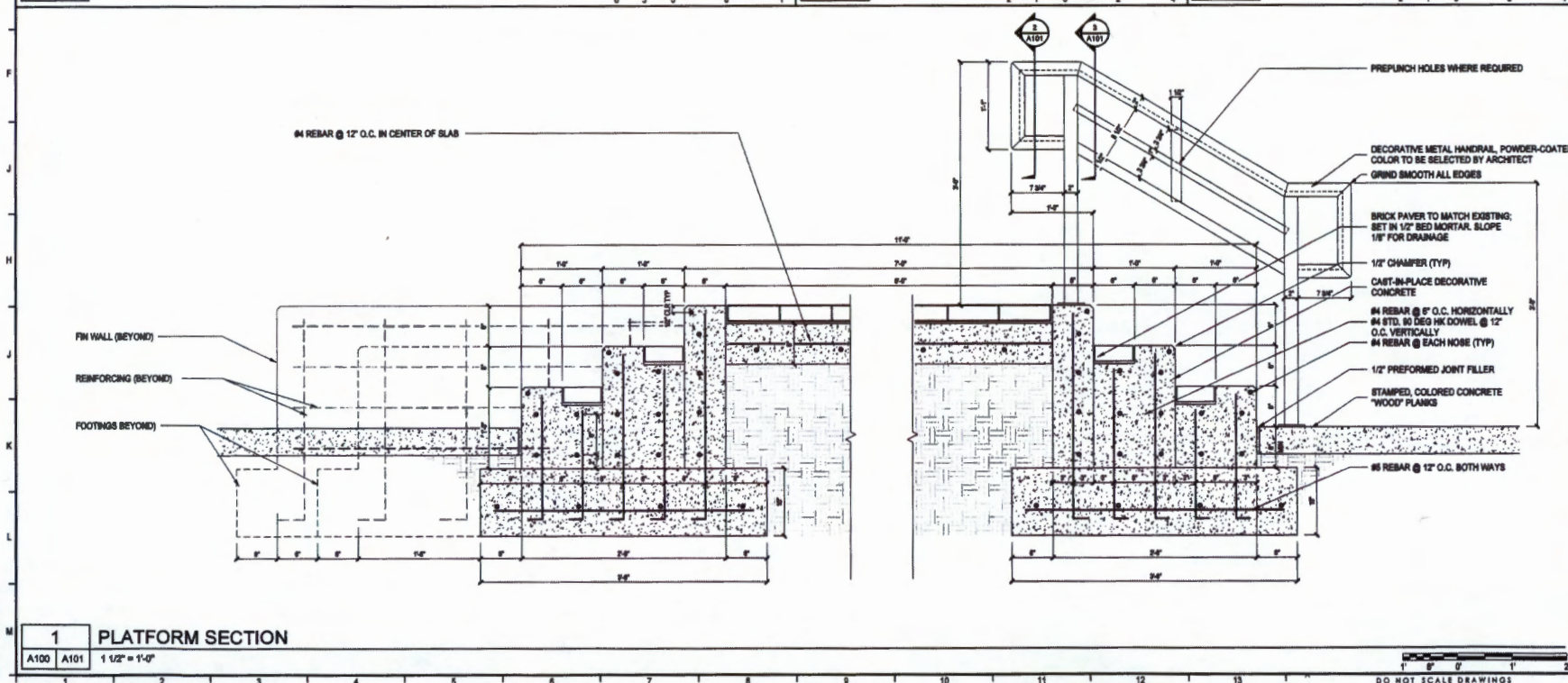
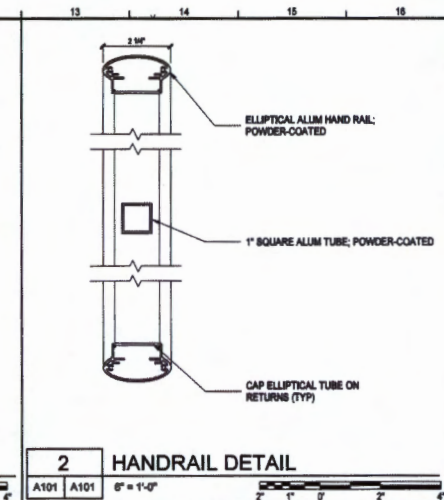
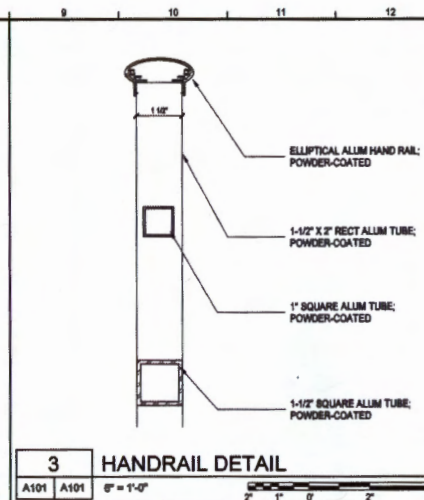
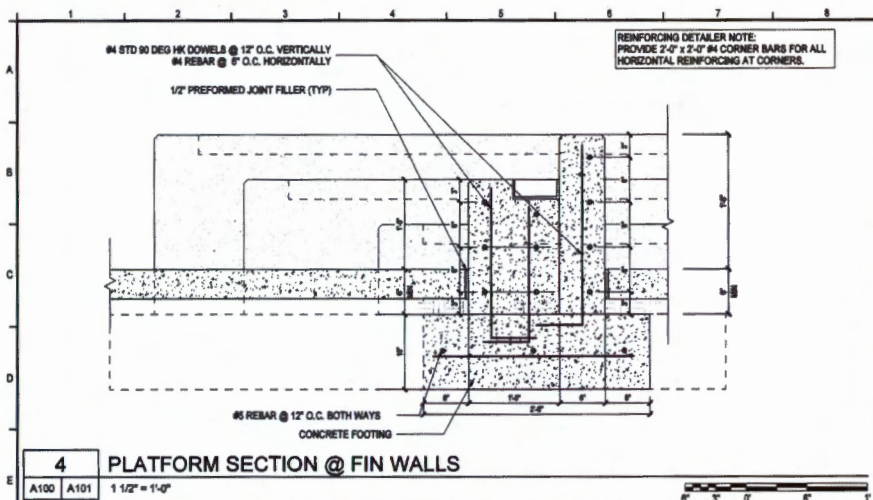
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SHEET TITLE:
SOUTHWEST CORNER PLAN

SHEET NUMBER:

A100

PERMIT SET



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PROJECT ISSUES:
CONSTRUCTION DOCUMENTS 12.07.2019
PERMIT SET 02.07.2019

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PROJECT:
SOUTH TOWNE
ART INSTALLATION

101 EAST ROMANA ST.
PENSACOLA, FL

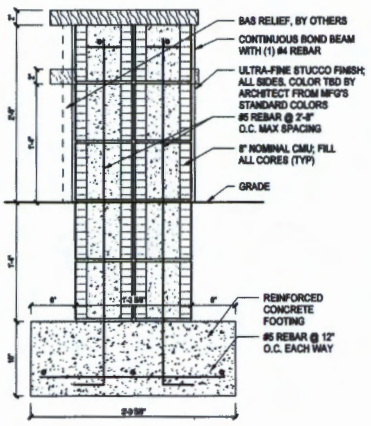
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P.E. CA # 17515
STRUCTURAL ENGINEER
STATE OF FLORIDA

PROJECT NO.: 18009
SHEET TITLE:
PLATFORM SECTIONS &
DETAILS

SHEET NUMBER:

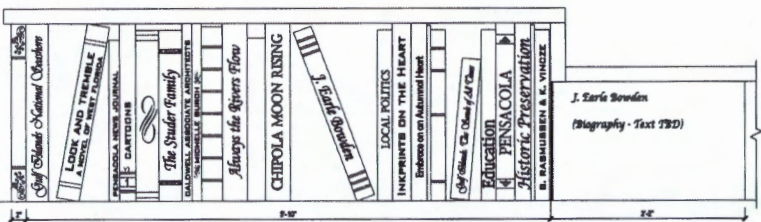
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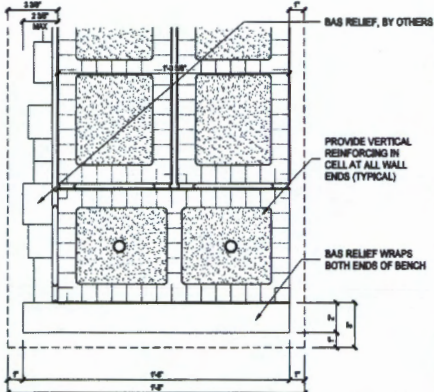
4 BENCH SECTION

A102 A102 1 1/2" = 1'-0"



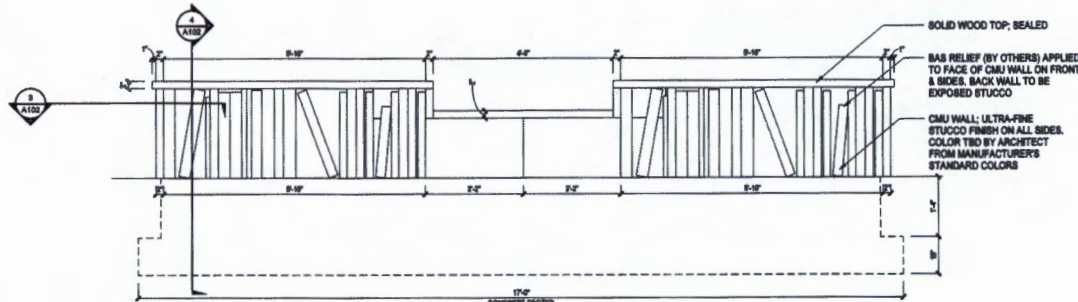
2 BAS RELIEF DETAILS

A100 A102 1 1/2" = 1'-0"



3 BENCH DETAIL

A102 A102 2" = 1'-0"



1 BENCH ELEVATION

A100 A102 3/4" = 1'-0"

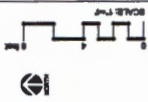
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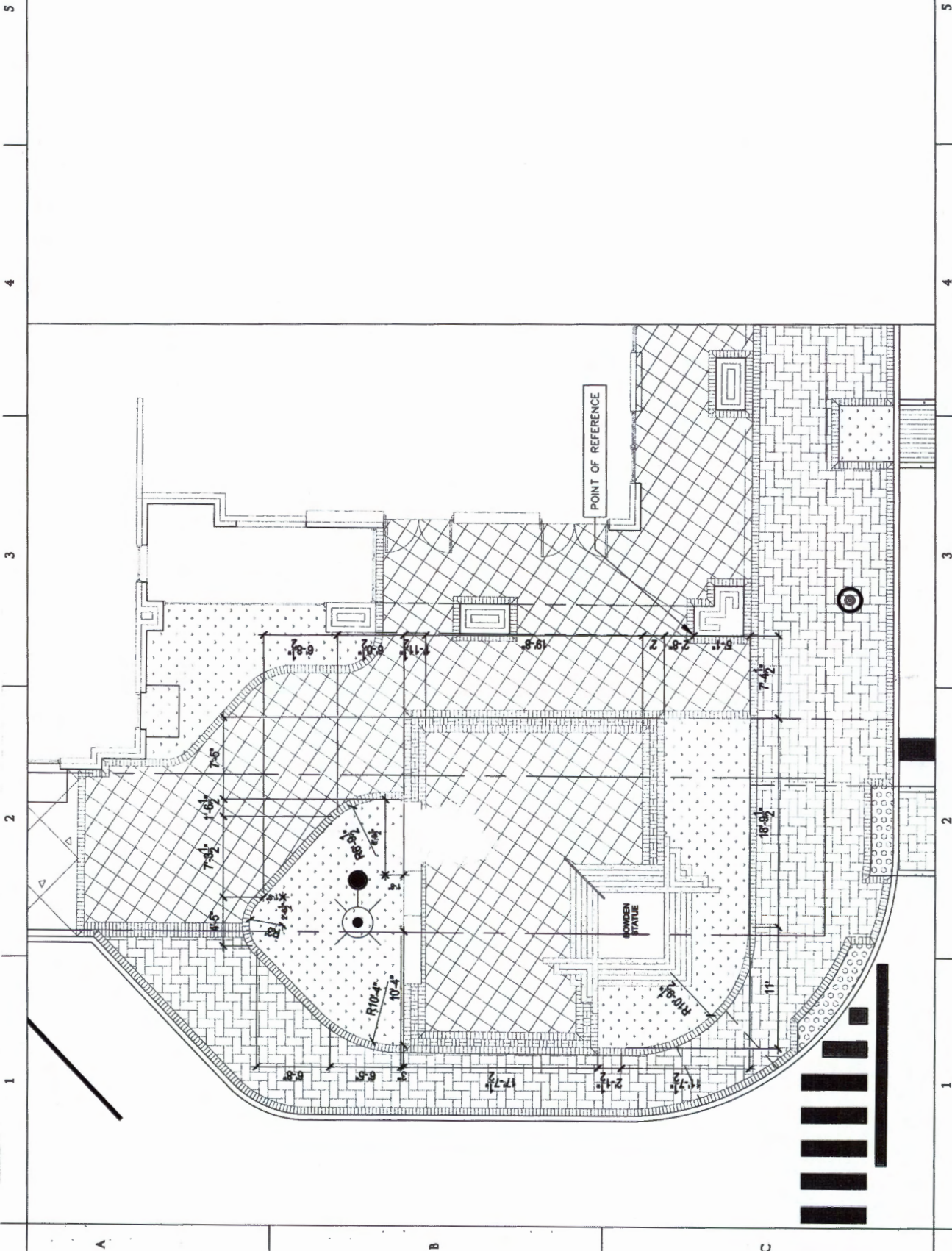
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Client	
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Date	02/07/2019
Drawn by	
Checked by	
Approved by	

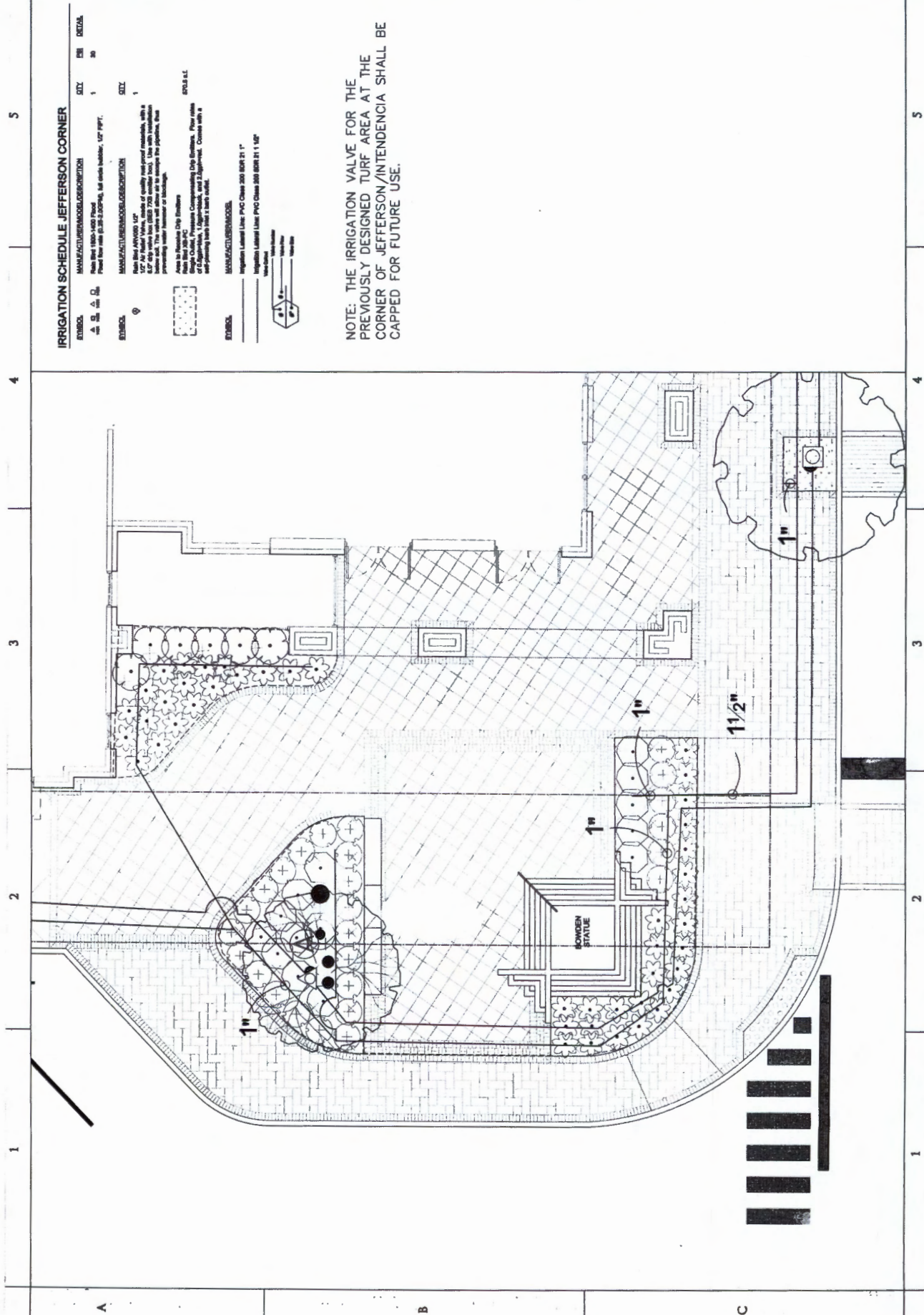


SOUTHTOWNE CORNER ART INSTALLATIONS
PENSACOLA, FL
LAYOUT PLAN



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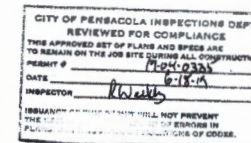




NOTE: THE IRRIGATION VALVE FOR THE PREVIOUSLY DESIGNED TURF AREA AT THE CORNER OF JEFFERSON/INTENDENCIA SHALL BE CAPPED FOR FUTURE USE.

[illegible]

SOUTHTOWNE CORNER ART INSTALLATIONS



PROJECT TEAM

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INDEX OF DRAWINGS

SHEET NO.	SHEET NAME	SUBMITTAL DATE
GENERAL		
G001R3	COVER SHEET	06/17/19
G002	CONCRETE NOTES	02/07/19
ARCHITECTURAL		
A001	3D VIEW- SOUTHWEST CORNER	02/07/19
A100R3	SOUTHWEST CORNER PLAN	06/17/19
A101R3	PLATFORM SECTIONS & DETAILS	06/17/19
A102R3	BENCH ELEVATION & DETAILS	06/17/19
A103R3	PLATFORM SECTION	06/17/19

LOCATION MAP (NTS)



GENERAL NOTES

1. THIS SET IS TO BE PRINTED IN COLOR.
2. DO NOT SCALE DRAWINGS; REFERENCE DIMENSIONS ON DRAWINGS AND FIELD VERIFY ALL MEASUREMENTS.
3. ALL DISCREPANCIES OR CONFLICTING INFORMATION BETWEEN EXISTING CONDITIONS, CONSTRUCTION DRAWINGS, AND SPECIFICATIONS ARE TO BE BROUGHT TO THE ATTENTION OF THE ARCHITECT FOR RESOLUTION BEFORE COMMITTING TO WORK OUTLINED.
4. KEYNOTE NUMBERING SEQUENCE FOUND ON ONE SHEET IS INDEPENDENT FROM OTHER SHEETS IN THE SET.
5. LANDSCAPING PLAN AND DETAILS PROVIDED BY OTHERS. COORDINATE ALL WORK.
6. CONTRACTOR TO SURVEY SITE FOR UNDERGROUND UTILITIES PRIOR TO EXCAVATION AND NOTIFY ARCHITECT OF ANY CONFLICTS BEFORE COMMENCING CONSTRUCTION.
7. THIS PROJECT IS DESIGNED TO MEET THE REQUIREMENTS OF THE FLORIDA BUILDING CODE 2017.

CALDWELL ASSOCIATES ARCHITECTS
116 NORTH TARRAGONA STREET, PENSACOLA, FL 32501
(850) 439-6500 | CALDWELL-ASSOC.COM

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PROJECT ISSUES:

CONSTRUCTION	12.07.2019
DOCUMENTS	
REVISION 1	12.27.2019
PRICING SET	12.27.2019
PERMIT SET	02.07.2019
REVISION 2	06.21.2019
REVISION 3	06.17.2019

PROJECT TEAM:

OWNER
Owner Provided
LANDSCAPING
Jerry Pate Design
STRUCTURAL
Joe Derreuil Associates
ARCHITECTURAL
Caldwell Associates
ELECTRICAL
Owner Provided

PROJECT:
SOUTH TOWNE
ART INSTALLATION

101 EAST ROMANA ST.
PENSACOLA, FL

ARCHITECT'S SEAL

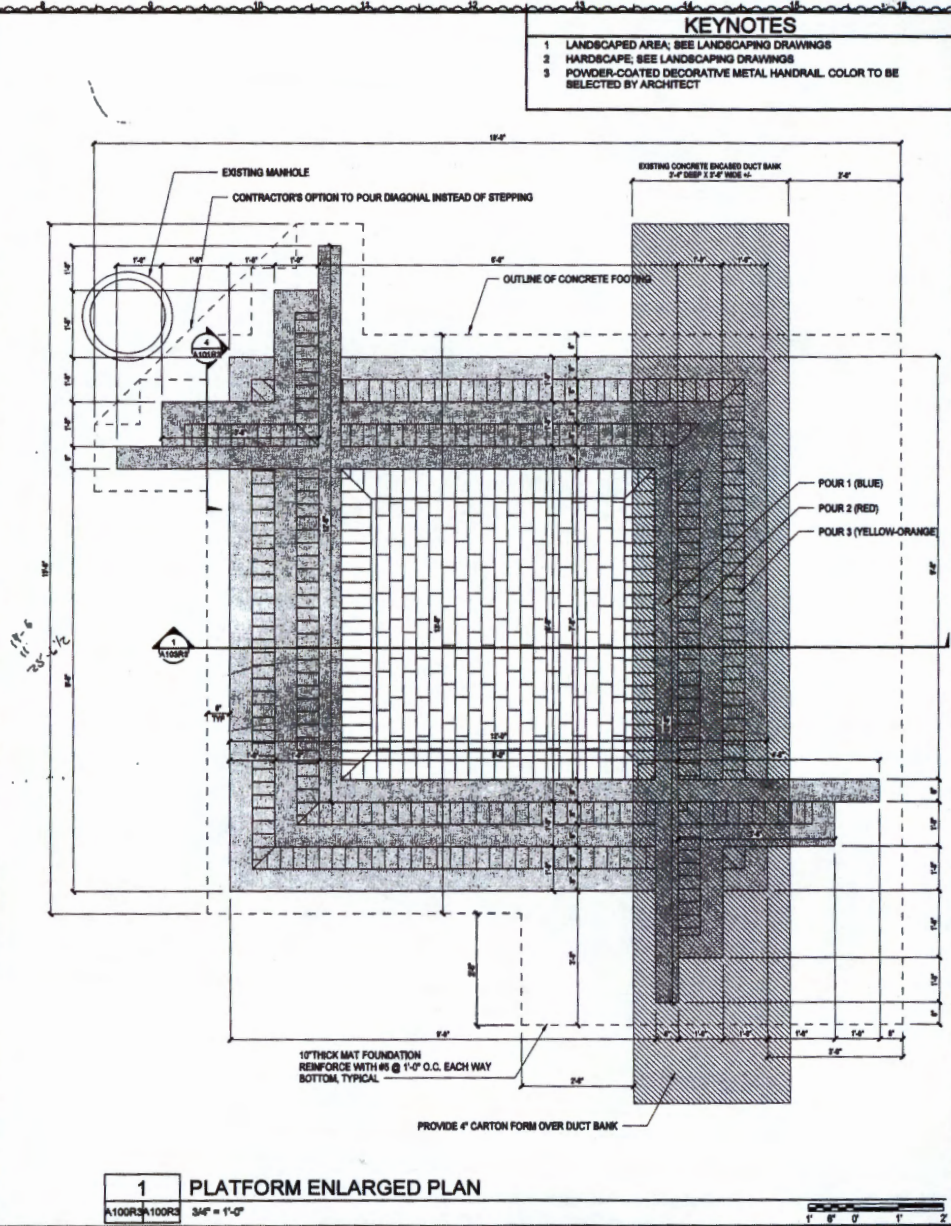
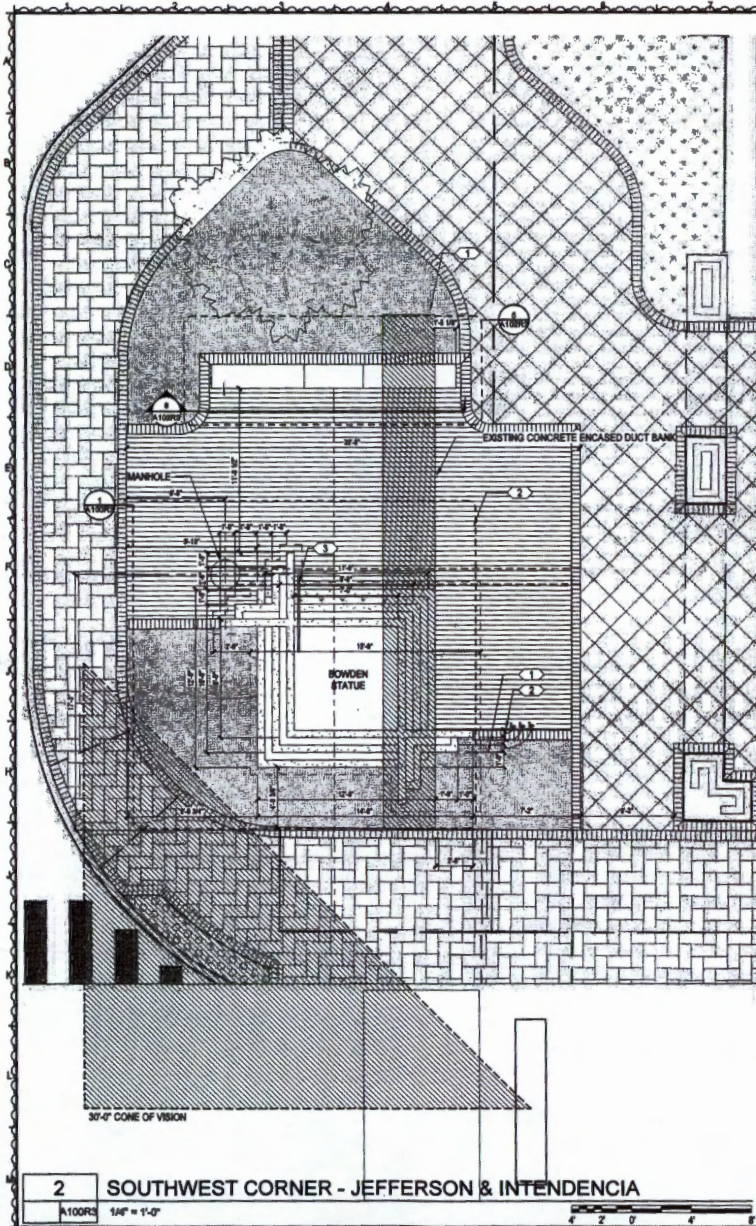
H. MILLER CALDWELL, JR.
AS 7462

PROJECT NO.: 18009
SHEET TITLE:
COVER SHEET

SHEET NUMBER:

G001R3

PERMIT SET



CALDWELL ASSOCIATES ARCHITECTS
 114 N TARRAGONA STREET, PENSACOLA, FL 32505
 (850) 486-1800 • CALDWELL-ARCH.COM

PROJECT ISSUES:

CONSTRUCTION	12.07.2018
DOCUMENTS	12.27.2018
REVISION 1	12.27.2018
PRICING SET	02.07.2018
PERMIT SET	05.21.2018
REVISION 2	06.17.2018
REVISION 3	06.17.2018

Revision 3 06.17.18



PROJECT TEAM:

OWNER:
 Owner Provided
LANDSCAPING:
 Jerry Park Design
STRUCTURAL:
 Joe Caldwell Associates
ARCHITECTURAL:
 Caldwell Associates
ELECTRICAL:
 Owner Provided

PROJECT:
SOUTH TOWNE ART INSTALLATION

**101 EAST ROMANA ST.
 PENSACOLA, FL**

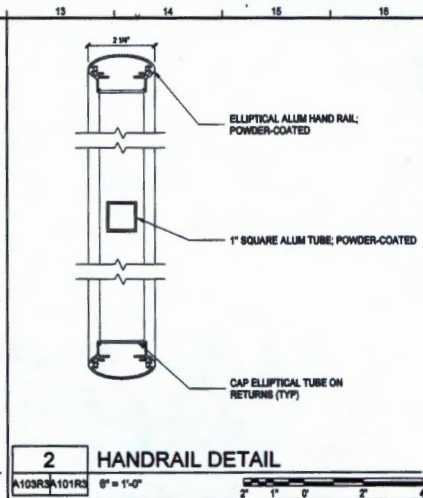
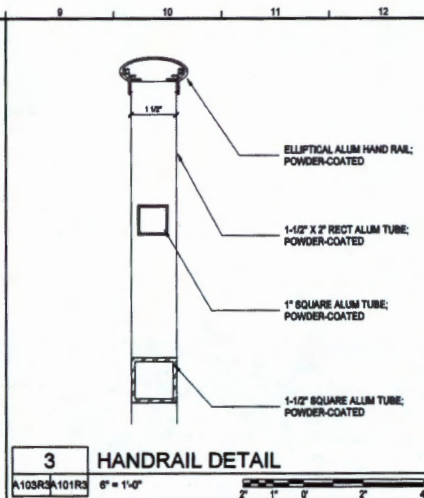
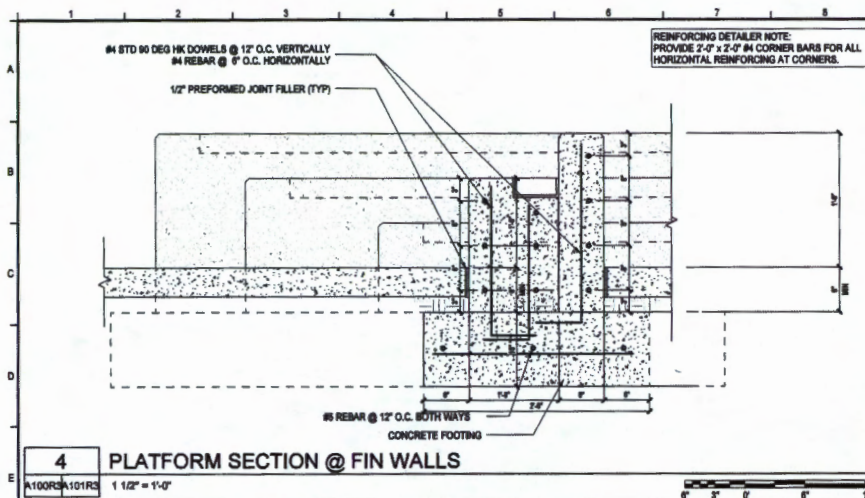
ARCHITECT'S SEAL

H. Caldwell
 6-12-19
 H. MILLER CALDWELL, JR.
 AR 7462

PROJECT NO. : 18009
SHEET TITLE:
SOUTHWEST CORNER PLAN

SHEET NUMBER:
A100R3

PERMIT SET



DETAIL 1 MOVED TO A103R3 TO SHOW EXISTING DUCT BANK CONDITONS

CALDWELL ASSOCIATES, INC.

114 N TARRAGONA STREET, PENSACOLA, FL 32502
(850) 433-1950 FAX (850) 433-1951 CALDWELLASSOCIATES.COM

License No. A226000211 License No. 87000271

PROJECT ISSUES:
CONSTRUCTION 12.07.2019
DOCUMENTS
REVISION 1 12.27.2019
PRICING SET 12.27.2019
PERMIT SET 02.07.2019
REVISION 2 08.21.2019
REVISION 3 08.17.2019

3 Revision 3 08.17.19



PROJECT TEAM:

Owner Provided
LANDSCAPING
Jerry Pate Design
STRUCTURAL
Joe DeRauli Associates
ARCHITECTURAL
Caldwell Associates
ELECTRICAL
Owner Provided

PROJECT:
SOUTH TOWNE
ART INSTALLATION

101 EAST ROMANA ST.
PENSACOLA, FL

ARCHITECT'S SEAL

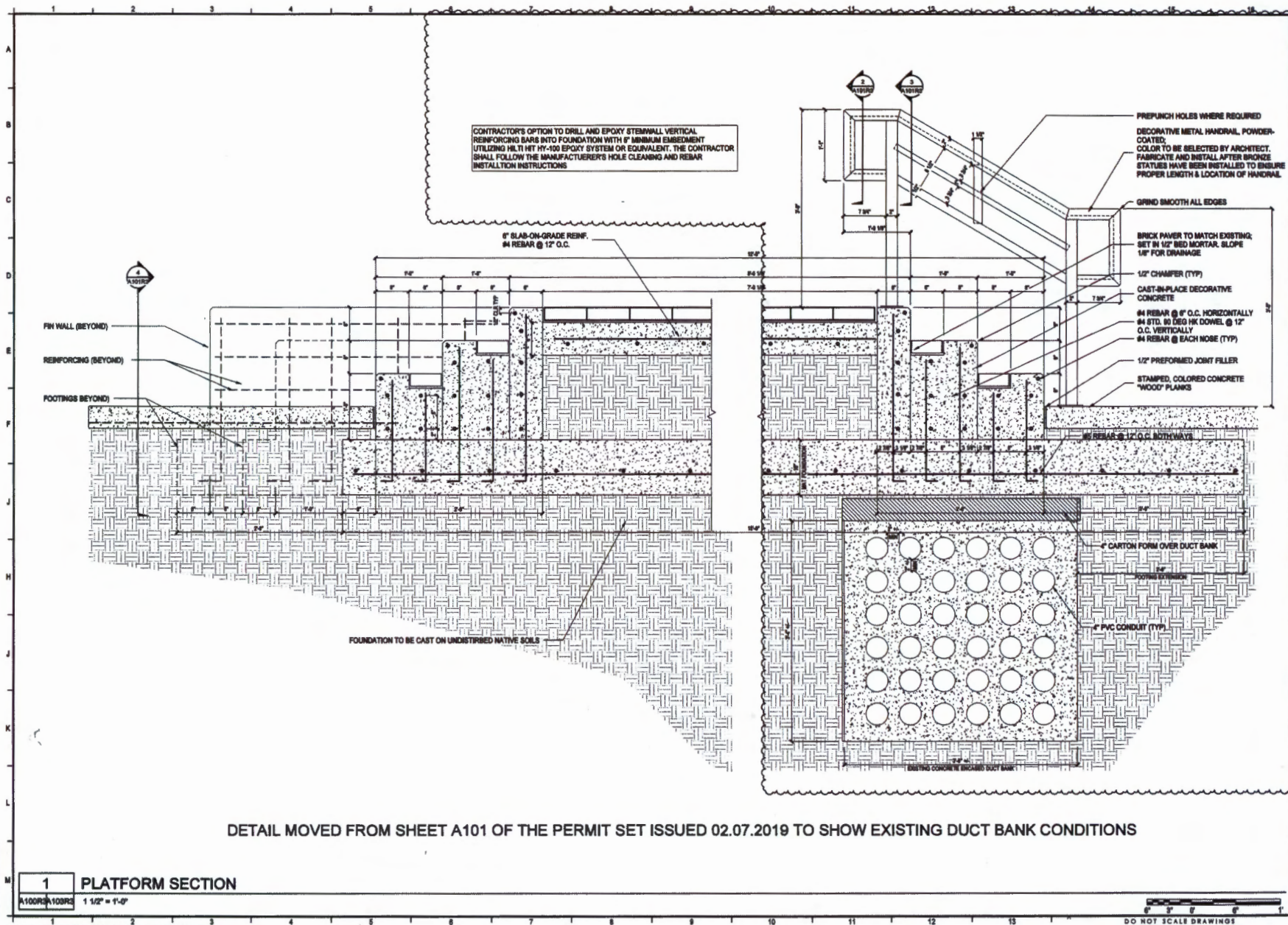
H. Miller Caldwell, Jr.
6-18-19
H. MILLER CALDWELL, JR.
AR 7462

PROJECT NO. : 18009
SHEET TITLE:
PLATFORM SECTIONS &
DETAILS

SHEET NUMBER:

A101R3

PERMIT SET



CALDWELL ASSOCIATES ARCHITECTS

118 N. TARRAGONA STREET, PENSACOLA, FL 32501
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Issued for A103R3 (1) - 08/17/19

PROJECT ISSUES:	
CONSTRUCTION	12.27.2018
DOCUMENTS	12.27.2018
REVISION 1	12.27.2018
PERMIT SET	02.07.2019
REVISION 2	05.21.2019
REVISION 3	08.17.2019

3 Revision 3 08.17.19



Structural Only

PROJECT TEAM:	
CIVIL	Owner Provided
LANDSCAPING	Owner Provided
STRUCTURAL	Joe DeHoull Associates
ARCHITECTURAL	Caldwell Associates
ELECTRICAL	Owner Provided

PROJECT:
SOUTH TOWNE
ART INSTALLATION

101 EAST ROMANA ST.
PENSACOLA, FL
ARCHITECT'S SEAL

[Signature]
6-12-19
H. MILLER CALDWELL, JR.
AR 7462

PROJECT NO.: 18009
SHEET TITLE:
PLATFORM SECTION

SHEET NUMBER:
A103R3
PERMIT SET