



Rizzetta & Company

Country Walk Community Development District

**Board of Supervisors' Meeting
October 10, 2019**

**District Office:
5844 Old Pasco Road, Suite 100
Pasco, Florida 33544
813.994.1001**

**COUNTRY WALK CDD
COMMUNITY DEVELOPMENT DISTRICT**

Rizzetta & Company, Inc., 5844 Old Pasco Road, Suite 100, Wesley Chapel, FL 33544

Board of Supervisors	Nina Siegel Steve Hyde George O'Connor Luanne Dennis Margo Rae Moulton	Chairman Vice Chairman Assistant Secretary Assistant Secretary Assistant Secretary
District Manager	Matthew Huber	Rizzetta & Company, Inc.
District Counsel	Kristen M. Schalter	Straley Robin & Vericker
Interim Engineer	Dennis Syrja	AECOM technical Services, Inc.

All cellular phones must be placed on mute while in the meeting room.

The Audience Comment portion of the agenda is where individuals may make comments on matters that concern the District. Individuals are limited to a total of three (3) minutes to make comments during this time.

Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations to participate in this meeting/hearing/workshop is asked to advise the District Office at least forty-eight (48) hours before the meeting/hearing/workshop by contacting the District Manager at (813) 994-1001. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) 1-800-955-8770 (Voice), who can aid you in contacting the District Office.

A person who decides to appeal any decision made at the meeting/hearing/workshop with respect to any matter considered at the meeting/hearing/workshop is advised that person will need a record of the proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made including the testimony and evidence upon which the appeal is to be based.

COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT
DISTRICT OFFICE - 5844 OLD PASCO ROAD - SUITE 100 - WESLEY CHAPEL, FL 33544
www.countrywalkcdd.org

October 9, 2019

Board of Supervisors
**Country Walk Community
Development District**

REVISED FINAL AGENDA

Dear Board Members:

The regular meeting of the Board of Supervisors of the Country Walk Community Development District will be held on **October 10, 2019 at 9:30 a.m.** at the Country Walk Clubhouse, located at 30400 Country Pointe Boulevard, Wesley Chapel, FL 33543. The following is the final agenda for this meeting:

- 1. CALL TO ORDER/ROLL CALL**
- 2. AUDIENCE COMMENTS ON AGENDA ITEMS**
- 3. BUSINESS ITEMS**
 - A. Consideration of Duke Energy Easement..... Tab 1
 - B. Consideration of Clubhouse Gymnasium Renovation Agreement..... Tab 2
 1. Consideration of Gym Equipment Proposals and email from resident offer of purchase..... Tab 3
 2. Consideration of Fit Rev Proposal for Equipment Removal..... Tab 4
 - C. Consideration of First Addendum to the Contract for Professional District Services..... Tab 5
 - D. Consideration of First Addendum to the Contract for Professional Field Services..... Tab 6
 - E. Consideration of Proposal to Re-strap Pool Furniture..... Tab 7
 - F. Consideration of Proposal for Engineering Services for Pool Resurfacing..... Tab 8
 - G. Consideration of Proposal for Tree Removal..... Tab 9
- 4. STAFF REPORTS**
 - A. District Counsel
 - B. District Engineer
 1. Consideration of Proposal for sidewalk/storm drain grinding for CDD owned areas (under separate cover)
 - C. Field Operations Manager
 - D. Clubhouse Manager
 1. Review of Clubhouse Operations Report
 2. Review of EGIS Site Visit on August 7, 2019
 - E. District Manager
- 5. BUSINESS ADMINISTRATION**
 - A. Consideration of Minutes of Board of Supervisors Meeting held on September 12, 2019..... Tab 10

- B. Consideration of Operation & Maintenance Expenditures for
September 2019..... Tab 11
- 6. **SUPERVISOR REQUESTS**
- 7. **ADJOURNMENT**

I look forward to seeing you at the meeting. In the meantime, if you have any questions, please do not hesitate to call me at (813) 994-1001.

Very truly yours,

Matthew Huber
District Manager

Tab 1

Matthew E. Huber

Subject: FW: item 006 Duke Energy Easement at Country Walk

-----Original Message-----

From: Chenkus, Michael <MChenkus@cornerstoneenergyinc.com>

Sent: Tuesday, October 08, 2019 2:12 PM

To: Kristen Schalter <KSchalter@srvlegal.com>; Matthew E. Huber <MHuber@rizzetta.com>; Wright, Roger A <rawright@burnsmcd.com>

Subject: RE: item 006 Duke Energy Easement at Country Walk

Yes correct... and we'll cut the \$5,000 check on the spot there and exchange it for the executed easement documents.

-----Original Message-----

From: Kristen Schalter <KSchalter@srvlegal.com>

Sent: Tuesday, October 8, 2019 1:57 PM

To: Chenkus, Michael <MChenkus@cornerstoneenergyinc.com>; Matthew E. Huber <MHuber@rizzetta.com>; Wright, Roger A <rawright@burnsmcd.com>

Subject: RE: item 006 Duke Energy Easement at Country Walk

Ok- thanks! Appreciate you getting this out for the board's consideration before the meeting. Assuming your plan is to just rerecord the whole new easement package, even though the old one was recorded as well?

Kristen M. Schalter

-----Original Message-----

From: Chenkus, Michael <MChenkus@cornerstoneenergyinc.com>

Sent: Tuesday, October 8, 2019 1:41 PM

To: Kristen Schalter <KSchalter@srvlegal.com>; Matthew E. Huber <MHuber@rizzetta.com>; Wright, Roger A <rawright@burnsmcd.com>

Subject: RE: item 006 Duke Energy Easement at Country Walk

Kristen,

In order to keep this as simple as possible, I re-created the original document and inserted the new Exhibit for ITEM 006, see attached.

The document is identical in all other ways to the previous executed version. The CDD can execute this new easement and the additional Check Form that is included to reflect the additional \$5,000 payment.

Please let me know if you have any questions.

Michael Chenkus
Cornerstone Energy Inc.

-----Original Message-----

From: Kristen Schalter <KSchalter@srvlegal.com>

Sent: Monday, October 7, 2019 10:58 AM

To: Matthew E. Huber <MHuber@rizzetta.com>; Chenkus, Michael
<MChenkus@cornerstoneenergyinc.com>; Wright, Roger A <rawright@burnsmcd.com>
Subject: RE: item 006 Duke Energy Easement at Country Walk

Hi Michael and Roger,

I still haven't seen a copy of the supplemental easement agreement and exhibits to be recorded (ideally the board should be able to review the contents before the meeting). If the board is to possibly approve and execute this at the meeting on Thursday, we really need a copy by close of business today. If you've already sent a copy to Matthew, I can get a copy from him, so please disregard.

Thanks,

Kristen M. Schalter

----- Original message -----

From: "Chenkus, Michael" <MChenkus@cornerstoneenergyinc.com>
Date: 9/30/19 9:16 AM (GMT-05:00)
To: Kristen Schalter <KSchalter@srvlegal.com>, "Wright, Roger A" <rawright@burnsmcd.com>
Cc: "Matthew E. Huber" <MHuber@rizzetta.com>
Subject: RE: item 006 Duke Energy Easement at Country Walk

That works for us..

From: Kristen Schalter <KSchalter@srvlegal.com>
Sent: Monday, September 30, 2019 9:07 AM
To: Chenkus, Michael <MChenkus@cornerstoneenergyinc.com>; Wright, Roger A
<rawright@burnsmcd.com>
Cc: 'Matthew E. Huber' <MHuber@rizzetta.com>
Subject: RE: item 006 Duke Energy Easement at Country Walk

If the board approves, we can have Nina execute a supplemental easement that day (same agreement form just adding "supplemental" in the title like you did for I believe Meadow Pointe III or another CDD in the area.

Kristen M. Schalter

From: Chenkus, Michael
<MChenkus@cornerstoneenergyinc.com<mailto:MChenkus@cornerstoneenergyinc.com>>
Sent: Monday, September 30, 2019 8:05 AM
To: Kristen Schalter <KSchalter@srvlegal.com<mailto:KSchalter@srvlegal.com>>; Wright, Roger A
<rawright@burnsmcd.com<mailto:rawright@burnsmcd.com>>
Cc: 'Matthew E. Huber' <MHuber@rizzetta.com<mailto:MHuber@rizzetta.com>>
Subject: RE: item 006 Duke Energy Easement at Country Walk

Kristen and Matt,

Attached is the updated Exhibit Map showing the easement area change on the parcel we discussed. The increase in compensation to Country Walk CDD, keeping with the price per square foot that was previously compensated, will be \$5,000.

If the CDD votes in favor on October 10th, is it possible to exchange the amended easement for the \$5,000 check at that time?

Thanks,

Michael Chenkus

From: Kristen Schalter <KSchalter@srvlegal.com<mailto:KSchalter@srvlegal.com>>

Sent: Tuesday, September 24, 2019 4:08 PM

To: Chenkus, Michael

<MChenkus@cornerstoneenergyinc.com<mailto:MChenkus@cornerstoneenergyinc.com>>; Wright, Roger A <rawright@burnsmcd.com<mailto:rawright@burnsmcd.com>>

Cc: 'Matthew E. Huber' <MHuber@rizzetta.com<mailto:MHuber@rizzetta.com>>

Subject: RE: item 006 Duke Energy Easement at Country Walk

Hi Michael and Roger,

Spoke briefly with the Chair at Country Walk CDD today regarding Duke's request to include the additional 1600 feet section of the southern pond in the grant of easement. The Board will add this as an agenda item for the October 10 meeting to be discussed and voted upon. As such, Matthew will need the exhibits and information Michael and I discussed on Friday no later than October 1, 2019.

The Chair would like one of you to attend the meeting. Also, based upon the discussion with the Chair, the Board will likely request additional compensation for the additional portion. I would be prepared with an offer.

Best,

Kristen M. Schalter



Prepared By:
Bruce C. Crawford, Esq.
Crawford & Owen, P.A.
10901 Danka Circle, Suite C
Saint Petersburg, Florida 33716

EASEMENT

KNOW ALL MEN BY THESE PRESENTS, the undersigned, successors, and assigns (GRANTOR herein), in consideration of the sum of One Dollar (\$1.00) and other valuable consideration, the receipt of which is hereby acknowledged, grant and convey to **DUKE ENERGY FLORIDA, LLC, a Florida limited liability company d/b/a DUKE ENERGY** (GRANTEE herein), Post Office Box 14042, St. Petersburg, Florida 33733, its successors, assigns, lessees, licensees, transferees, permittees, and apportionees, the right, privilege and easement to construct, remove, reconstruct, operate, and maintain in perpetuity overhead and/or underground electric transmission and distribution lines, communication systems and related facilities for providing electric energy services, and communications services (including services to telecommunication providers and other customers) and the transmission of any and all present or future form of communication by any present or future means or method (including, with respect to all grants herein, supporting structures, communication and other wires, fiber optics, guys, anchors, attachments and accessories desirable in connection therewith) all of which may be installed or constructed over, under, upon, across, through and within the following described lands in Pasco County, Florida, and referred to hereinafter as the Easement Area to wit:

See Exhibit "A", attached hereto, incorporated herein, and by this reference made a part hereof.

Tax Parcel Number: 15-26-20-0070-00200-0000, 16-26-20-0070-00100-0000, 15-26-20-0000-00200-002C

Together with the right to construct, install, operate, utilize, patrol, inspect, alter, improve, repair, rebuild, relocate or remove such lines within the Easement Area or remove such lines from the Easement Area,, systems and supporting structures (including poles) and related facilities, including the right to increase or decrease the number and type of wires and voltage but not the number of poles, and to build, maintain and protect such roadways as may reasonably be required for these purposes. Grantee acknowledges and agrees that its right to install poles is limited to a maximum of six (6) poles within the Easement Area.

GRANTEE shall have all other rights and privileges reasonably necessary or convenient for the safe and efficient operation and maintenance of said electric transmission and distribution lines, communication systems and related facilities, including (i) the right to trim, cut, remove, and keep clear trees, limbs and undergrowth within said Easement Area and the right to cut down at any time and from time to time, in GRANTEE's sole discretion, any tree standing outside the Easement Area which if felled, or upon falling, could fall within five (5) feet of any conductor or other facility included within said Easement Area,, and further including (ii) the reasonable right to enter upon adjoining lands of the GRANTOR by a sole route for ingress and egress and access to the Easement Area from and along the right of way directly adjacent to Meadowpointe Boulevard and not by any road within the boundaries of the District, on foot or by conveyance, with materials, supplies, and equipment as may be desirable for the purpose of exercising all rights herein granted and further including (iii) the right to install gates a minimum of sixteen (16) feet in width if GRANTOR has installed a fence within or across the Easement Area, along with GRANTEE's lock linked with GRANTOR's lock and further including (iv) the right to relocate any listed or protected plant or animal species found within the Easement Area to another location within the Easement Area. As a result of said relocations and/or removal of plant material as described in (i), GRANTEE hereby agrees to restore the Easement Area to as near as practicable to the original condition.

GRANTOR covenants and agrees that no trees, buildings, structures, ponds, or obstacles will be located or constructed within the Easement Area nor shall ground elevation be altered more than two (2) feet.

GRANTOR shall have all other rights in and to said Easement Area not inconsistent with (i) GRANTEE's right to the safe and efficient operation and maintenance of said electric transmission and distribution lines, communications systems and related facilities, including clear, continuous access within the Easement Area, (ii) GRANTEE'S right-of-way utilization or encroachment guidelines, or (iii) any federal, state, or local laws, rules, or regulations; including, but not limited to, the right to utilize said Easement Area for (a) ingress and egress, (b) general farming and landscaping, (c) construction, maintenance and travel over roads and streets across the Easement Area.

PROVIDED, HOWEVER, that as a condition precedent to the exercise of any such right other than ingress and egress, GRANTOR covenants and agrees to obtain from GRANTEE ((800) 700-8744, www.prgnprojectsolutions.com, or P.O. Box 14042, St. Petersburg, Florida 33733, Attention: Asset Protection Right-of-Way Specialist) a prior written determination that the exercise of such right is not inconsistent with the safe and efficient operation and maintenance of said electric transmission and distribution lines and communications systems or with any of the foregoing guidelines or laws.

GRANTOR warrants and covenants that they have the right to convey to GRANTEE this easement, and that GRANTEE shall have quiet and peaceful possession, use and enjoyment of same.

All covenants, terms, provisions and conditions herein contained shall inure and extend to and be obligatory upon the successors, lessees and assigns of the respective parties hereto.

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK]

IN WITNESS WHEREOF, the said GRANTOR has hereunto affixed its hand and seal this _____ day of _____, 2019.

**COUNTRY WALK COMMUNITY
DEVELOPMENT DISTRICT, a local unit of
special purpose government established
pursuant to Chapter 190, Florida Statutes**

ATTEST:

Secretary

Print or Type Name

**SIGNED, SEALED AND DELIVERED
IN THE PRESENCE OF:**

Signature of First Witness

Print or Type Name of First Witness

Signature of Second Witness

Print or Type Name of Second Witness

By: _____

Its: _____

Print or Type Name

Grantor's mailing address:

5844 Old Pasco Rd

Wesley Chapel, FL 33544

CORPORATE SEAL

State of _____)
County of _____) ss

The foregoing Easement was acknowledged before me this _____ day of _____, 2019,
by _____, as _____, of COUNTRY WALK COMMUNITY
DEVELOPMENT DISTRICT, a local unit of special purpose government established pursuant to Chapter 190, Florida
Statutes, on behalf of such unit. He/She is personally known to me or who have produced _____
as identification.

NOTARY SEAL

Notary Public

EXHIBIT "A"

ITEM 5.2 & 5.4

THIS IS NOT
A SURVEY

SECTION 16
TOWNSHIP 26 SOUTH
RANGE 20 EAST
PASCO COUNTY

POINT OF BEGINNING
NE CORNER OF TRACT 2
COUNTRY WALK INCREMENT G
P.B. 54, PAGE 135

ITEM 5.5
15-26-20-0140-0C100-0000
STANDARD PACIFIC OF FLORIDA
(O.R.B. 9049, PAGE 2011)

ITEM 6
15-26-20-0000-00200-002C
COUNTRY WALK
COMMUNITY DEVELOPMENT
DISTRICT
(O.R.B. 9074, PAGE 2481)

MEADOW POINTE
BOULEVARD
PLATTED 140' WIDE PUBLIC R/W
O.R.B. 6414, PAGE 1644

TRACT 2
PLATTED OPEN SPACE
& DRAINAGE
EASEMENT

DUKE ENERGY EASEMENT CONTAINS
0.79 ACRE (34,516 SQ. FT.)

LEGEND:

O.R.B. OFFICIAL RECORDS BOOK
P.S.M. PROFESSIONAL SURVEYOR
AND MAPPER
LB LICENSED BUSINESS
R/W RIGHT-OF-WAY
P.B. PLAT BOOK
R RADIUS
L LENGTH
Δ CENTRAL ANGLE
CB CHORD BEARING
CH CHORD

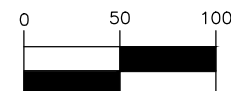
COUNTRY WALK
INCREMENT G
P.B. 54, PAGE 135

ITEM 5.2
16-26-20-0070-00200-0000
COUNTRY WALK COMMUNITY
DEVELOPMENT DISTRICT
(O.R.B. 7491, PAGE 790)

R=600.00'
L=29.63'
Δ=2°49'47"
CB=N85°38'30"W
CH=29.63'

R=2000.00'
L=8.43'
Δ=0°14'30"
CB=S00°04'43"W
CH=8.43'

60' WIDE PROGRESS ENERGY
FLORIDA EASEMENT PER O.R.B.
5906, PAGE 1886



(IN FEET)
1 inch = 100 ft.

GRAPHIC & INTENDED DISPLAY SCALE

04/04/19

DATE

GREGORY A. PRATHER, P.S.M. FLORIDA REGISTRATION No. 5135
PICKETT AND ASSOCIATES, INC. FLORIDA REGISTRATION No. LB 364



PICKETT
SURVEYING • ENGINEERING

475 SOUTH FIRST AVENUE
BARTOW, FLORIDA 33830
L.B. NUMBER 364
(863) 533-9095
www.pickettusa.com



CERTIFIED TO: DUKE ENERGY FLORIDA, LLC.

VENDOR PROJECT No.	18125-4
VENDOR DRAWING No.	SD 5178
SITE: 108348	LU:

04/04/19	1"=100'
DATE	SCALE
GBA	JCS
DRAWN	CHECK

DESCRIPTION SKETCH
THOR# 2550T1
COUNTRY WALK COMMUNITY
DEVELOPMENT DISTRICT
NEW RIVER to WIRE ROAD

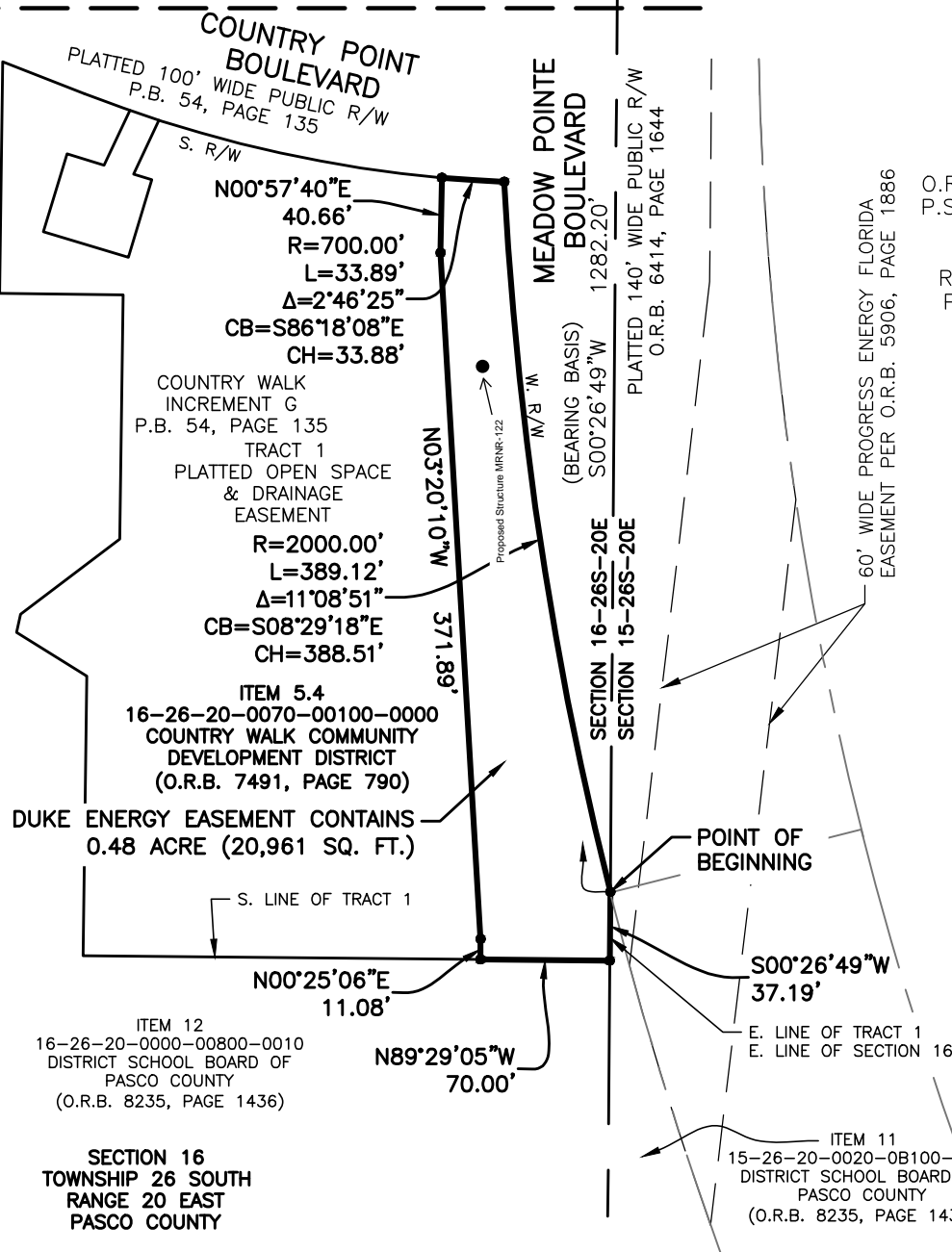
NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND THE RAISED
SEAL OR THE ELECTRONIC SIGNATURE AND COMPUTER GENERATED
SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER

1 OF 3
SHEET

DWG. 18125-4-ITEM 5.2-5.4.DWG

THIS IS NOT A SURVEY

MATCHLINE



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CERTIFIED TO: DUKE ENERGY FLORIDA, LLC.

VENDOR PROJECT No. 18125-4

VENDOR DRAWING No. SD 5178

SITE: LU:

04/04/19
DATE1"=100'
SCALEGBA
DRAWNJCS
CHECK

DESCRIPTION SKETCH
THOR# 2550T1
COUNTRY WALK COMMUNITY
DEVELOPMENT DISTRICT
NEW RIVER to WIRE ROAD

NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND THE RAISED
SEAL OR THE ELECTRONIC SIGNATURE AND COMPUTER GENERATED
SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER

2 OF 3
SHEET

DWG. 18125-4-ITEM 5.2-5.4.DWG

Legal Description:

Parcel #16-26-20-0070-00200-0000

A portion of Tract 2, Country Walk Increment G as recorded in Plat Book 54, Page 135, public records of Pasco County, Florida, lying in Section 16, Township 26 South, Range 20 East, being more particularly described as follows:

Begin at the northeast corner of said Tract 2; thence South 00°26'49" West, along the east line of said Tract 2 and the east line of said Section 16, a distance of 310.78 feet to the westerly right-of-way of Meadow Pointe Boulevard as recorded in Official records Book 6414, Page 1644, public records of Pasco County, Florida and a non-tangent curve concave southeasterly having a radius of 854.00 feet; thence Southwesterly along said westerly right-of-way and the arc of said curve to the left through a central angle of 22°38'40", an arc distance of 337.52 feet (Chord Bearing = South 11°31'18" West, Chord Distance = 335.33 feet); thence South 00°11'58" West, continuing along said westerly right-of-way, a distance of 149.91 feet to the beginning of a curve concave easterly having a radius of 2000.00 feet; thence Southerly, continuing along said westerly right-of-way, and along said curve to the left through a central angle of 00°14'30", an arc distance of 8.43 feet (Chord Bearing = South 00°04'43" West, Chord Distance = 8.43 feet to the northerly right-of-way of Country Point Boulevard as recorded in said Country Walk Increment G and the cusp of curve of a curve concave northerly having a radius of 600.00 feet; thence Northwesterly, along said northerly right-of-way line and said curve to the right through a central angle of 02°49'47", an arc distance of 29.63 feet (Chord Bearing = North 85°38'30" West, Chord Distance = 29.63 feet); thence North 00°57'40" East, a distance of 292.15 feet; thence North 06°58'01" East, a distance of 390.59 feet; thence North 00°20'55" East, a distance of 116.02 feet to the north line of said Tract 2; thence South 89°30'08" East, along said north line, a distance of 46.50 feet to the Point of Beginning.

Contains 0.79 acre (34,516 sq ft.)

Parcel #16-26-20-0070-00100-0000

A portion of Tract 1, Country Walk Increment G as recorded in Plat Book 54, Page 135, public records of Pasco County, Florida, lying in Section 16, Township 26 South, Range 20 East, being more particularly described as follows:

Commence at the northeast corner of said Tract 2, of said Country Walk Increment G; thence South 00°26'49" West, along the east line of said Tract 2 and the east line of said Section 16, a distance of 1282.20 feet to the westerly right-of-way of Meadow Pointe Boulevard as recorded in Official records Book 6414, Page 1644, public records of Pasco County, Florida and the Point of Beginning; thence continue South 00°26'49" West, along the east line of said Section 16 and the east line of said Tract 1, a distance of 37.19 feet to the south line of said Tract 1; thence North 89°29'05" West, along said south line, a distance of 70.00 feet; thence North 00°25'06" East, a distance of 11.08 feet; thence North 03°20'10" West, a distance of 371.89 feet; thence North 00°57'40" East, a distance of 40.66 feet to the southerly right-of-way of Country Point Boulevard as recorded in said Country Walk Increment G and a non-tangent curve concave northerly having a radius of 700.00 feet; thence Southeasterly along said south right-of-way and said curve to the left through a central angle of 02°46'25", an arc distance of 33.89 feet (Chord Bearing = South 86°18'08" East, Chord Distance = 33.88 feet to the said westerly right-of-way of Meadow Point Boulevard and the cusp of curve of a curve concave northeasterly having a radius of 2000.00 feet; thence Southeasterly along said westerly right-of-way and said curve to the left through a central angle of 11°08'51", an arc distance of 389.12 feet (Chord Bearing = South 08°29'18" East, Chord Distance = 388.51 feet) to the Point of Beginning.

Contains 0.48 acre (20,961 sq ft.)

Surveyor's Notes:

1. North and the bearings shown hereon are referenced to the east line of Section 16, Township 26 South, Range 20 East as being South 00°26'49" West.
2. All measurements shown hereon are in U.S. Survey Feet.
3. An abstract of title was not performed by or furnished to Pickett and Associates, Inc. Any easements or encumbrances that may appear as a result of said abstract are not warranted by this sketch.
4. Legal description was prepared by Pickett and Associates, Inc. per client request and is based on deeds of record and a field survey to locate the controlling corners needed to establish the parcels, right-of-way and easement shown in the legal description and sketch hereon.
5. This sketch meets the applicable "Standards of Practice" as set forth by the Florida Board of Professional Surveyors and Mappers in rule 5J17.050-.052, Florida Administrative Code.



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CERTIFIED TO: DUKE ENERGY FLORIDA, LLC.

VENDOR PROJECT No.

18125-4

VENDOR DRAWING No.

SD 5178

SITE:

LU:

04/04/19
DATE1"=100'
SCALEGBA
DRAWNJCS
CHECK

DESCRIPTION SKETCH
THOR# 2550T1
COUNTRY WALK COMMUNITY
DEVELOPMENT DISTRICT
NEW RIVER to WIRE ROAD

NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND THE RAISED
SEAL OR THE ELECTRONIC SIGNATURE AND COMPUTER GENERATED
SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER

3 OF 3
SHEET

DWG. 18125-4-ITEM 5.2-5.4.DWG

Line Table		
Line #	Direction	Length
L1	S56°18'10"E	10.76'
L2	N06°55'27"W	16.73'
L3	S06°55'27"E	141.89'
L4	N00°26'49"E	181.79'

COUNTRY WALK INCREMENT G
P.B. 54, PAGE 135



Curve Table					
Curve #	Length	Radius	Central Angle	Chord Bearing	Chord
C1	12.70'	854.00'	0°51'08"	S33°06'23"W	12.70'
C2	45.01'	854.00'	3°01'11"	S24°20'55"W	45.01'

LEGEND:

O.R.B. OFFICIAL RECORDS BOOK
P.S.M. PROFESSIONAL SURVEYOR AND MAPPER
LB LICENSED BUSINESS
R/W RIGHT-OF-WAY
P.B. PLAT BOOK

POINT OF COMMENCEMENT

NW CORNER OF THE
SW 1/4 OF SECTION 15

W. LINE OF SECTION 15 &
PROGRESS ENERGY EASEMENT

25' EMERGENCY ACCESS
EASEMENT PER O.R.B.
9074, PAGE 2487

POINT OF BEGINNING
PARCEL B

ITEM 5.2
LU# 1221049
PARCEL# 16-26-20-0070-00200-0000
COUNTRY WALK COMMUNITY
DEVELOPMENT DISTRICT
(O.R.B. 7491, PAGE 790)

W. LINE OF SECTION 15

PARCEL B
DUKE ENERGY EASEMENT
CONTAINS 0.04 ACRES
(1646 SQ. FT)

SECTION 15-26S-20E
SECTION 16-26S-20E

W. LINE OF
PROGRESS
ENERGY
EASEMENT

60' WIDE PROGRESS ENERGY FLORIDA
EASEMENT PER O.R.B. 5906, PAGE
1886

SECTION 15
TOWNSHIP 26 SOUTH
RANGE 20 EAST
PASCO COUNTY



(IN FEET)
1 inch = 60 ft.

GRAPHIC & INTENDED DISPLAY SCALE

GREGORY A. PRATHER, P.S.M. FLORIDA REGISTRATION No. 5135
PICKETT AND ASSOCIATES, INC. FLORIDA REGISTRATION No. LB 364

DATE



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BARTOW, FLORIDA 33830
L.B. NUMBER 364
(863) 533-9095
www.pickettusa.com



CERTIFIED TO: DUKE ENERGY FLORIDA, LLC.

VENDOR PROJECT No. 18125-22

VENDOR DRAWING No. SD 5458

SITE: 108348 LU:

9/25/19
DATE

1"=60'
SCALE

TKB
DRAWN

JS
CHECK

DESCRIPTION SKETCH
THOR #2550T1
COUNTRY WALK COMMUNITY
DEVELOPMENT DISTRICT
NEW RIVER - WIRE ROAD

NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND THE RAISED
SEAL OR THE ELECTRONIC SIGNATURE AND COMPUTER GENERATED
SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER

1 OF 2
SHEET

DWG. 18125-22-Item 6.dwg

Legal Description:

Parcel #15-26-20-0000-00200-002C

Parcel A

A portion of a parcel recorded in Official Records Book 9074, Page 2481 public records of Pasco County, Florida, lying in Section 15, Township 26 South, Range 20 East, being more particularly described as follows:

Commence at the northwest corner of the southwest 1/4 of said Section 15; thence South 00°26'49" West, along the west line of said Section 15, a distance of 121.43 feet to the northerly line of said parcel recorded in Official Records Book 9074, Page 2481; thence South 56°18'10" East, along said north parcel line, a distance of 77.79 feet to the east line of Progress Energy Easement recorded in Official Records Book 5906, Page 1886 public records of Pasco County and to the Point of Beginning; thence continue South 56°18'10" East, along said north parcel line, a distance of 10.76 feet to the west right-of-way of Meadow Point Boulevard per Official Records Book 6414, Page 1656 public records of Pasco County, and a non-tangent curve concave southeasterly, having a radius of 854.00 feet; thence along said curve to the left through a central angle of 0°51'08", an arc distance of 12.70, (Chord Bearing = South 33°06'23" West, Chord Distance = 12.70 feet) to the said east Progress Energy Easement line; thence North 06°55'27" West, along said east Progress Energy Easement line, a distance 16.73 feet to the Point of Beginning.

Contains 68 square feet

Parcel B

A portion of a parcel recorded in Official Records Book 9074, Page 2481 public records of Pasco County, Florida, lying in Section 15, Township 26 South, Range 20 East, being more particularly described as follows:

Commence at the northwest corner of the southwest 1/4 of said Section 15; thence South 00°26'49" West, along the west line of said Section 15, and the west line of a Florida Power Easement recorded in Official Records 5906, Page 1886, public records of Pasco County, a distance of 128.99 feet to the Point of Beginning; thence South 06°55'27" East, along said west line of the Progress Energy easement, a distance of 141.89 to the west right-of-way of Meadow Point Boulevard per Official Records Book 6414, Page 1656, public records of Pasco County, Florida, and to a non-tangent curve concave southeasterly, having a radius of 854.00 feet; thence along said curve to the left through a central angle of 3°01'11", an arc distance of 45.01, (Chord Bearing = South 24°20'55" West, Chord Distance = 45.01 feet) to said west line of Section 15; thence North 00°26'49" East, along said west section line, a distance of 181.79 feet to the Point of Beginning.

Contains 0.04 acres (1646 square feet)

Surveyor's Notes:

1. North and the bearings shown hereon are referenced to the west line of Section 15, Township 26 South, Range 20 East, Pasco County, Florida, being South 00°26'49" West.
2. All measurements shown hereon are in U.S. Survey Feet.
3. An abstract of title was not performed by or furnished to Pickett and Associates, Inc. Any easements or encumbrances that may appear as a result of said abstract are not warranted by this sketch.
4. Legal description was prepared by Pickett and Associates, Inc. per client request and is based on deeds of record and a field survey to locate the controlling corners needed to establish the parcels, right-of-way and easement shown in the legal description and sketch hereon.
5. This sketch meets the applicable "Standards of Practice" as set forth by the Florida Board of Professional Surveyors and Mappers in rule 5J17.050-.052, Florida Administrative Code.



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475 SOUTH FIRST AVENUE
BARTOW, FLORIDA 33830
L.B. NUMBER 364
(863) 533-9095
www.pickettusa.com



CERTIFIED TO: DUKE ENERGY FLORIDA, LLC.		9/25/19 DATE	N/A SCALE	DESCRIPTION SKETCH THOR #2550T1 COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT NEW RIVER – WIRE ROAD
VENDOR PROJECT No.	18125–22			
VENDOR DRAWING No.	SD 5458	TKB DRAWN	JS CHECK	
SITE: 108348	LU:			
NOT VALID WITHOUT THE ORIGINAL SIGNATURE AND THE RAISED SEAL OR THE ELECTRONIC SIGNATURE AND COMPUTER GENERATED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER		2 OF 2 SHEET		DWG. 18125–22–Item 6.dwg

Owner Name: Country Walk Community Development District
Item #: 005.2, 005.4, 006
New River to Cabbage Hill
Thor #: 2550T5 Oracle #: 30000055

CHECK AUTHORIZATION

This is to acknowledge that the undersigned does hereby authorize payment by check for the purchase of easement rights on the parcel identified by Pasco County’s **Parcel Identification Number 15-26-20-0070-00200-0000, 16-26-20-0070-00100-0000, 15-26-20-0000-00200-002C**, and more particularly described in the **Exhibit “A”** of the executed easement document(s), to be made payable in the following manner:

PAYEE		PERCENTAGE
Name:	<u>Country Walk Community Development District</u>	100%
Mailing Address:	<u>5844 Old Pasco Rd</u>	
City, State, Zip	<u>Wesley Chapel, FL 33544</u>	

Full Facility Easement:	<u>\$N/A</u>
Aerial Easement:	<u>\$N/A</u>
Supplemental Easement:	<u>\$N/A</u>
Access Easement:	<u>\$N/A</u>
Temporary Construction & Access Easement:	<u>\$N/A</u>
Other: <u>for additional Full Facility Easement on</u> <u>Parcel ID 15-26-20-0000-00200-002C</u>	<u>\$ 5,000.00</u>
Total Consideration:	<u>\$ 5,000.00</u>

It is understood that no additional rights or privileges, other than entry for maintenance of existing lines and survey purposes, are to be exercised under the above-mentioned Easement(s) until payment in full of the above sum has been provided to the undersigned by or on behalf of **DUKE ENERGY FLORIDA, LLC d/b/a DUKE ENERGY**.

By: _____
Grantor

By: _____
Grantor

Tab 2

Clubhouse Gymnasium Renovation Agreement

This Clubhouse Gymnasium Renovation Agreement (this “**Agreement**”) is entered into as of October 15, 2019, between the **Country Walk Community Development District** (the “**District**” or “**Owner**”) and **E & L Construction Group, Inc.**, a Michigan corporation registered to do business in the State of Florida (the “**Contractor**”).

Background Information:

The District owns and maintains the clubhouse within the District’s boundaries. The District and Contractor have previously entered into an agreement for the design and permitting of the gym space renovation, which produced the Country Walk Interior Renovation Plans and specifications attached hereto as **Exhibit A** (the “**Renovation Plans**”). Upon receipt of the requisite permits, the District desires to demolish, construct, and renovate a portion of its gym space within the clubhouse in Wesley Chapel, Florida in accordance with the Renovation Plans. The Contractor provides professional demolition, construction, and renovation services, has represented that it has the appropriate licenses and ability to perform such services, and has submitted a proposal for the costs of providing such services. The Board of Supervisors of the District has authorized Gerry Fezzuoglio (District Engineer), Margo Rae Moulton, and Matthew Huber (collectively the “**District Representatives**”) to work with Contractor throughout the various stages of the work.

NOW, THEREFORE, in consideration of the mutual covenants contained herein, the parties agree as follows:

1. **Incorporation of Background Information.** The background information stated above is true and correct and by this reference is incorporated by reference as a material part of this Agreement.
2. **Scope of Services.**
 - a. The Contractor shall provide the demolition, construction, and renovation services to complete the work as described in the Renovation Plans.
 - b. The Contractor shall coordinate with the District Representatives as to the material, colors, fixtures, and other such items not specifically identified in the Renovation Plans.
 - c. The work to be performed will include all labor, materials, equipment, and transportation necessary to perform the services described above in accordance with the Renovation Plans.
 - d. At the conclusion of the work, the Contractor shall dispose of any waste material at an off-site waste disposal facility.
 - e. The Contractor will be responsible for any damage caused by Contractor’s and/or subcontractors’ negligence.
3. **Change Orders.** Contractor understands that the work may be reduced, enlarged or otherwise modified in scope beyond the work described by the Renovation Plans. If any additional services are proposed beyond those identified in this Agreement, Contractor shall perform them but only after receiving an executed Change Order from the District. Contractor shall not perform any service omitted from the Agreement by deductive Change Order. Contractor shall cooperate with and assist the District in preparing and determining the scope of any Change Order and the costs to be added or deducted from such Change Order. Contractor’s

compensation shall be adjusted for the added or deducted services proposed by the Change Order. A sample Change Order form is attached hereto as **Exhibit B**.

4. **Contract Time and Project Milestones.**

- a. Contractor will perform the work in a timely manner, time being of the essence of this Agreement.
- b. Contractor will notify the District in writing within 24 hours of receipt of the permits from Pasco County.
- c. After Contractor notifies the District of the receipt of all permits, within three (3) business days the District will notify the Contractor in writing instructing the Contractor to begin the work within fourteen (14) calendar days (the “**Commencement Date**”).
- d. The Contractor shall reach Substantial Completion of the work within 120 calendar days from the Commencement Date. “**Substantial Completion**” of the work shall mean when using common standard industry practices and procedures, Contractor determines the work to be 80% complete, the District has inspected the work, and the District has approved the completed work in writing.
- e. Contractor shall finish the work at Full Completion no later than 140 calendar days from the Commencement Date (the “**Contract Time**”). The work shall be in “**Full Completion**” when using common standard industry practices and procedures, the Contractor determines the work to be 100% complete, the District has inspected the work, Pasco County has given its final inspection and approval by issuing a Certificate of Occupancy, and the District has approved the completed work in writing.

5. **Subcontractors.** Contractor shall provide a list of subcontractors to the District prior to the Commencement Date. The Contractor shall not award any of the work to any subcontractor without prior written approval of the District Representatives. The Contractor shall be as fully responsible to the District for the acts and omissions of its subcontractors, and of persons either directly or indirectly employed by them, as the Contractor is for the acts and omissions of persons directly employed by the Contractor. Nothing contained herein shall create contractual relations between any subcontractor and the District.

6. **Compensation.** Contractor shall submit an invoice (the “**Application and Certificate for Payment**”) for each progress payment as broken out below. The District agrees to compensate the Contractor in a series of progress payments for the work described above in the amount not to exceed \$130,362.50. Payments will be issued by the District to Contractor as follows:

- a. Upon receipt of an invoice from Contractor, the District will pay to Contractor \$1,059.50 for the Contractor’s expenses in obtaining a payment performance bond for the Project.
- b. Upon the Commencement Date, the District will pay to Contractor a \$20,000 refundable deposit.
- c. **Progress Payment for Fifty Percent (50%) Completion.** When the Contractor has completed 50% of the work described in the Renovation Plans, the parties agree to the following procedure for progress payment:
 - i. Contractor shall walk through the site with District Representatives for inspection. Once District Representatives has inspected and signed off on the work, Contractor must submit an Application and Certification for Payment. Once received, the District will pay to Contractor \$50,000 within thirty (30) days of the Application and Certification for Payment.

- d. **Progress Payment for Substantial Completion.** When the Contractor has reached Substantial Completion, Contractor shall submit an Application and Certification for Payment. Once District Representatives has inspected and signed off on the work, the District shall pay to Contractor \$40,000 within 30 days of receipt of the Application and Certificate for Payment.
- e. **Final Payment for Full Completion.** When the Contractor has reached Full Completion, the Contractor shall submit an Application and Certification for Payment for the remainder balance. Once District Representatives has inspected and signed off on the work, the District will pay to Contractor the remainder balance (inclusive of any additions or reductions per executed Change Orders) within 30 days of receipt of the Application and Certification for Payment.

7. Warranty.

- a. The Contractor warrants that the work (a) will be performed in a prompt, diligent, good, safe and workmanlike manner in accordance with all laws, industry standards, building codes, and applicable regulations, (b) will be performed without defects in materials to the extent the materials were provided by Contractor, and workmanship, (c) consists of new unused materials, (d) is fit for the particular purposes or uses contemplated by this Agreement, (e) conforms to all accepted models and samples and all affirmations of fact, promises, descriptions or specifications agreed upon by the District and Contractor.
- b. All warranties and guarantees shall extend for one (1) full year from the date of Full Completion unless warranties or guarantees having a longer period of time are stated in the Renovation Plans or are otherwise provided by manufacturers or other persons supplying materials, equipment, appliances or labor for the work. Provided further, in addition to all warranties set forth elsewhere, the Contractor shall also be deemed to have granted the District an implied warranty of fitness and merchantability for the purposes or uses intended for all work performed for the period indicated above.
- c. In the event the Contractor fails to meet its warranty obligations, the District, at its option, shall have the right upon ten (10) days' prior written notice to the Contractor, to correct the defective work through its own forces or by retaining other contractors. In such event, the Contractor shall reimburse the District for all costs it incurs in obtaining the correction of the defective work.

8. Duties and Rights of Contractor. Contractor shall be solely responsible for all work specified in this Agreement, including the techniques, sequences, procedures, means, and coordination for all work required by the Renovation Plans. Contractor shall supervise and direct the work to the best of its ability, giving all attention necessary for such proper supervision and direction.

- a. **Discipline and Employee Conduct:** Contractor shall maintain at all times strict discipline among its employees and shall not employ for work on the site any person unfit or without sufficient skills to perform the job for which such person is employed. No smoking in or around the buildings will be permitted. Rudeness or discourteous acts by Contractor employees will not be tolerated. No Contractor solicitation of any kind is permitted on property.
- b. **Furnishing of Labor, Materials/Liens and Claims:** Contractor shall provide and pay for all labor, materials, and equipment, including tools, equipment and machinery, utilities, including water, transportation, and all other facilities and services necessary for the proper completion of work in accordance with this Agreement. The Contractor shall

keep the District's property free from any material men's or mechanic's liens and claims or notices in respect to such liens and claims, which arise by reason of the Contractor's performance under this Agreement, and the Contractor shall immediately discharge any such claim or lien. In the event that the Contractor does not pay or satisfy such claim or lien within 3 business days after the filing of notice thereof, the District, in addition to any and all other remedies available under this Agreement, may terminate this Agreement to be effective immediately upon the giving of notice of termination.

- c. **Safety Precautions and Programs:** Contractor shall provide for and oversee all safety orders, precautions, and programs necessary for reasonable safety in its performance of the work. Contractor shall maintain an adequate safety program to ensure the safety of employees, any other individuals working under this Agreement, and any other individual having reason to enter the clubhouse where Contractor is performing the work. Contractor shall comply with all OSHA standards. Contractor shall take precautions at all times to protect any persons and property affected by Contractor's work, utilizing safety equipment such as hard hats, caution tape, bright vests and traffic cones.

9. **Permits and Regulations.** All permits necessary for the work to be performed under this Agreement have been applied for and submitted to Pasco County. The Contractor shall comply with necessary economic, operational, safety, insurance, and other compliance requirements imposed by federal, state, county, municipal or regulatory bodies, relating to the contemplated operations and services hereunder. The Contractor shall keep, observe, and perform all requirements of applicable local, State, and Federal laws, rules, regulations, or ordinances. If the Contractor fails to notify the District in writing within 5 days of the receipt of any notice, order, required to comply notice, or a report of a violation or an alleged violation, made by any local, State, or Federal governmental body or agency or subdivision thereof with respect to the services being rendered under this Agreement or any action of the Contractor or any of its agents, servants, employees, or material men, or with respect to terms, wages, hours, conditions of employment, safety appliances, or any other requirements applicable to provision of services, or fails to comply with any requirement of such agency within 5 days after receipt of any such notice, order, request to comply notice, or report of a violation or an alleged violation, the District may terminate this Agreement, such termination to be effective immediately upon the giving of notice of termination. Contractor will be responsible for any fines or penalties assessed against District as a result of Contractor's work. Contractor shall pay all taxes required by law in connection with the work, including sales, use, and similar taxes, and shall secure all licenses and permits necessary for proper completion of the work, paying the fees therefore and ascertaining that the permits meet all requirements of applicable federal, state and county laws or requirements.

10. **Payment and Performance Bond and Insurance.**

- a. Prior to the Commencement Date, the Contractor shall obtain a payment and performance bond covering the faithful performance of this Agreement as requested by the District. The cost of such bonds is included in the not to exceed amount of Section 6 Compensation above. Each bond shall be in a form and substance satisfactory to the District and in accordance with Section 255.05, Florida Statutes, as amended and shall include at a minimum, the following language: "This Bond shall afford claimants thereunder, all the rights related thereto, including, but not limited to, the rights to recover attorneys' fees in the event any claim is made against this bond." Provided, no

bond will be accepted from an insurance company with a general policyholder's rating of less than "A" and a financial rating of less than "AAA" as indicated in the Best's Insurance Guide. Attorneys-in-fact who sign performance and payment bonds must file with such bond a certified copy of their power of attorney to sign such bonds. Contractor must record the payment performance bond in the public records of Pasco County, Florida and provide a certified copy of the payment performance bond to the District prior to starting work on the Project.

- b. The Contractor shall carry commercial general liability insurance of no less than \$2,000,000 and commercial automobile liability insurance of no less than \$1,000,000. The Contractor shall deliver to the District proof of insurance referred to herein or a certificate evidencing the coverage provided pursuant to this Agreement and naming the District as "Additional Insured" under such policy. Such insurance policy may not be canceled without a thirty-day written notice to the District. The Contractor will maintain Workers Compensation insurance as required by law.
- c. Contractor shall require all of its Subcontractors and suppliers of every tier to procure and maintain all of the same types of insurance coverages which are required of Contractor under this Agreement, and to furnish the District with certificates of insurance and endorsements complying with this section.
- d. With respect to any insurance Contractor is required to maintain pursuant to this Agreement, or does maintain, for the work and/or the site, including, without limitation, that set forth herein, Contractor warrants that Contractor has the right to waive any and all rights of subrogation which Contractor's insurance carriers might have or claim against District, and/or the Indemnified Parties (defined below), arising out of the work and/or the site. Contractor hereby waives to the fullest extent legally permitted all such present and future rights of subrogation and agrees to hold harmless, defend and indemnify District, and the Indemnified Parties from all such subrogation claims. Contractor shall require such waivers from its subcontractors and suppliers. Contractor and its subcontractors' and suppliers' policies will provide such waivers by endorsement. A waiver of subrogation will be effective as to a person or entity even if that person or entity would otherwise have a duty of indemnification, contractual or otherwise, did not pay the insurance premium and whether or not the person or entity had an insurable interest in the property damaged or person injured.

11. **Indemnification.** Contractor agrees to indemnify, defend and hold the District and its supervisors, officers, managers, agents and employees ("**Indemnified Parties**") harmless from any and all liability, claims, actions, suits or demands by any person, corporation or other entity for injuries, death, property damage or of any nature, arising out of, or in connection with, the work to be performed by Contractor, including litigation or any appellate proceedings with respect thereto. Contractor further agrees that nothing herein will constitute or be construed as a waiver of the District's limitations on liability contained in Section 768.28, Florida Statutes, or other statute or law. Any subcontractor retained by the Contractor will acknowledge the same in writing. Obligations under this section will include the payment of all settlements, judgments, damages, liquidated damages, penalties, forfeitures, back pay awards, court costs, arbitration and/or mediation costs, litigation expenses, attorney fees, and paralegal fees (incurred in court, out of court, on appeal, or in bankruptcy proceedings) as ordered. The obligations under this section will be limited to no more than \$2,000,000, which amount Contractor agrees bears a reasonable commercial relationship to this Agreement. Nothing in

this section is intended to waive or alter any other remedies that the District may have as against the Contractor.

12. **Termination.** Either party has the right to terminate this Agreement upon failure to cure any defaults after 30 days written notice to the other party. Upon receipt of a termination notice Contractor will cease performance of the work and make every reasonable effort to procure cancellation of all existing orders for materials. Contractor will be entitled to receive as its exclusive remedy payment for the actual cost of materials purchased by Contractor and the work performed up to the time of receipt of the notice (as the percentage of completion is reasonably determined by the District) with the compensation amount being prorated accordingly, if the deposits exceeds these costs, Contractor will refund the appropriate amount to the District.
13. **Relationship Between the Parties.** It is understood that the Contractor is an independent contractor and will perform the services contemplated under this Agreement. As an independent contractor, nothing in this Agreement will be deemed to create a partnership, joint venture, or employer-employee relationship between the Contractor and the District. The Contractor will not have the right to make any contract or commitments for, or on behalf of, the District without the prior written approval of the District. The Contractor assumes full responsibility for the payment and reporting of all local, state, and federal taxes and other contributions imposed or required of the Contractor during the performance of services to the District.
14. **No Third Party Beneficiaries.** This Agreement is solely for the benefit of the District and the Contractor and no right or cause of action shall accrue upon or by reason, to or for the benefit of any third party not a formal party to this Agreement. Nothing in this Agreement expressed or implied is intended or shall be construed to confer upon any person or corporation other than the District and the Contractor any right, remedy, or claim under or by reason of this Agreement or any of the provisions or conditions of this Agreement; and all of the provisions, representations, covenants, and conditions contained in this Agreement shall inure to the sole benefit of and shall be binding upon the District and the Contractor and their respective representatives, successors, and assigns.
15. **Notices.** Unless specifically stated to the contrary elsewhere in this Agreement, where notice is required to be provided under this Agreement, notice shall be deemed sent upon transmittal of the notice by email and by U.S. Mail to the other party at the addresses listed below and shall be deemed received upon actual receipt by mail or facsimile, whichever is first:

To the District: Country Walk Community Development District
5844 Old Pasco Road
Suite 100
Wesley Chapel, Florida 33544
Attn: Matthew Huber, District Manager

With a copy to: District Counsel
Straley Robin Vericker
1510 W. Cleveland Street
Tampa, Florida 33606

To Contractor: E & L Construction Group, Inc.
13194 US Hwy 301 S
Suite 280
Riverview, FL 33579
Attn: Wendy Heath, Vice President Florida Division

16. **Public Records.** As required under Section 119.0701, Florida Statutes, Contractor shall (a) keep and maintain public records that ordinarily and necessarily would be required by the District in order to perform the service, (b) provide the public with access to public records on the same terms and conditions that the District would provide the records and at a cost that does not exceed the cost provided by law, (c) ensure that public records that are exempt or confidential and exempt from public records disclosure requirements are not disclosed except as authorized by law, (d) meet all requirements for retaining public records and transfer, at no cost, to the District all public records in possession of the Contractor upon termination of this Agreement and destroy any duplicate public records that are exempt or confidential and exempt from public records disclosure requirements. All records stored electronically must be provided to the District in a format that is compatible with the information technology systems of the District.

IF THE CONTRACTOR HAS QUESTIONS REGARDING THE APPLICATION OF CHAPTER 119, FLORIDA STATUTES, TO THE CONTRACTOR'S DUTY TO PROVIDE PUBLIC RECORDS RELATING TO THIS AGREEMENT, CONTACT THE CUSTODIAN OF PUBLIC RECORDS AT (813) 994-1001, OR BY EMAIL AT INFO@RIZZETTA.COM, OR BY REGULAR MAIL AT 5844 OLD PASCO ROAD, SUITE 100, WESLEY CHAPEL, FLORIDA 3344.

17. **Public Entity Crimes.** Pursuant to Section 287.133(3)(a), Florida Statutes:

A person or affiliate who has been placed on the convicted vendor list following a conviction for a public entity crime may not submit a bid, proposal, or reply on a contract to provide any goods or services to a public entity; may not submit a bid, proposal, or reply on a contract with a public entity for the construction or repair of a public building or public work; may not submit bids, proposals, or replies on leases of real property to a public entity; may not be awarded or perform work as a contractor, supplier, subcontractor, or consultant under a contract with any public entity; and may not transact business with any public entity in excess of the threshold amount provided in s. 287.017 for CATEGORY TWO for a period of 36 months following the date of being placed on the convicted vendor list.

Contractor represents that in entering into this Agreement, the Contractor has not been placed on the convicted vendor list within the last 36 months and, in the event that the Contractor is placed on the convicted vendor list, the Contractor shall immediately notify the District whereupon this Agreement may be terminated by the District.

18. **Scrutinized Companies.** Pursuant to Section 287.135, Florida Statutes, Contractor represents that in entering into this Agreement, the Contractor has not been designated as a “scrutinized company” under the statute and, in the event that the Contractor is designated as a “scrutinized company”, the Contractor shall immediately notify the District whereupon this Agreement may be terminated by the District.
19. **Controlling Law and Venue.** This Agreement shall be governed under the laws of the State of Florida with venue in Pasco County, Florida.
20. **Enforcement of Agreement.** In the event it becomes necessary for either party to institute legal proceedings in order to enforce the terms of this Agreement, the prevailing party will be entitled to all costs, including reasonable attorney’s fees at both trial and appellate levels against the non-prevailing party.
21. **Severability.** If any provision of this Agreement is held invalid or unenforceable, the remainder of this Agreement will remain in full force and effect.
22. **Anti-Assignment.** This Agreement is not transferrable or assignable by either party without the written approval of both parties.
23. **Waivers.** The failure of any party hereto to enforce any provision of this Agreement shall not be construed to be a waiver of such or any other provision, nor in any way to affect the validity of all or any part of this Agreement or the right of such party thereafter to enforce each and every such provision. No waiver of any breach of this Agreement shall be held to constitute a waiver of any other or subsequent breach.
24. **Arm’s Length Transaction.** This Agreement has been negotiated fully between the District and the Contractor as an arm's length transaction. In the case of a dispute concerning the interpretation of any provision of this Agreement, the parties are each deemed to have drafted, chosen, and selected the language, and any doubtful language will not be interpreted or construed against any party.
25. **Counterparts.** This Agreement may be executed in any number of counterparts, each of which when executed and delivered will be an original; however, all such counterparts together will constitute, but one and the same instrument.
26. **Authorization.** The execution of this Agreement has been duly authorized by the District and the Contractor, both the District and the Contractor have complied with all the requirements of law, and both the District and the Contractor have full power and authority to comply with the terms and provisions of this Agreement.
27. **Entire Agreement.** This Agreement contains the entire agreement and neither party is to rely upon any oral representations made by the other party, except as set forth in this Agreement. To the extent that any provisions of this Agreement conflict with the provisions in any exhibit, the provisions in this Agreement will control over provisions in any exhibit.

[signature page to follow]

E & L Construction Group, Inc.

**Country Walk
Community Development District**

Greg Krueger
President

Nina Siegel
Chair of the Board of Supervisors



Exhibit A- Renovation Plans

GENERAL

- G-1.1 COVER & SHEET INDEX
- G-2.1 SITE PLAN
- G-3.1 PROJECT INFORMATION
- G-5.1 GENERAL CONDITIONS I
- G-5.2 GENERAL CONDITIONS II

ARCHITECTURAL

- A-0.1 LIFE SAFETY PLAN
- A-1.1 WALL TYPE LEGEND SYMBOLS & NOTES
- A-3.1 DEMOLITION PLAN
- A-5.1 DIMENSION FLOOR PLAN
- A-5.2 ENLARGED PLAN, ELEVATIONS AND DETAILS
- A-6.1 FINISH PLAN AND SCHEDULE

MECHANICAL

- M-001 NOTES AND LEGEND
- M-101 DEMOLITION FLOOR PLAN - MECHANICAL
- M-201 RENOVATION FLOOR PLAN - MECHANICAL
- M-501 DETAILS & SCHEDULES - MECHANICAL

PLUMBING

- P-001 NOTES AND LEGEND - PLUMBING
- P-101 DEMOLITION FLOOR PLAN - PLUMBING
- P-201 RENOVATION FLOOR PLAN - PLUMBING
- P-501 DETAILS, ISOMETRICS & SCHEDULE - PLUMBING

ELECTRICAL

- E-001 NOTES AND LEGEND
- E-101 DEMOLITION FLOOR PLAN - ELECTRICAL
- E-201 RENOVATION FLOOR PLAN - ELECTRICAL
- E-601 ELECTRICAL RISER DIAGRAM & SCHEDULES

ROJO Architecture
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ROJO@ROJOarchitecture.com
5701 E. Hillsborough Avenue
Suite 1130
Tampa, FL 33610
813 630 5508



STATE OF FLORIDA
REGISTERED ARCHITECT
ROBERT A. GLISSON
AR0015123
SIGNED ON: 08/28/19



COUNTRY WALK
INTERIOR RENOVATION
30400 COUNTRY POINT BLVD.
WESLEY CHAPEL, FL 33543

0	8/28/19	PERMIT SET
0	7/25/19	50% REVIEW SET

Issue/Revision	Issue
Project ID	18118
CAD File Name	18118-CD.vwx
Drawn By	JRE
Reviewed By	APM
Plot Date:	00/00/00
Record Date:	6/25/19

COVER/SHEET INDEX

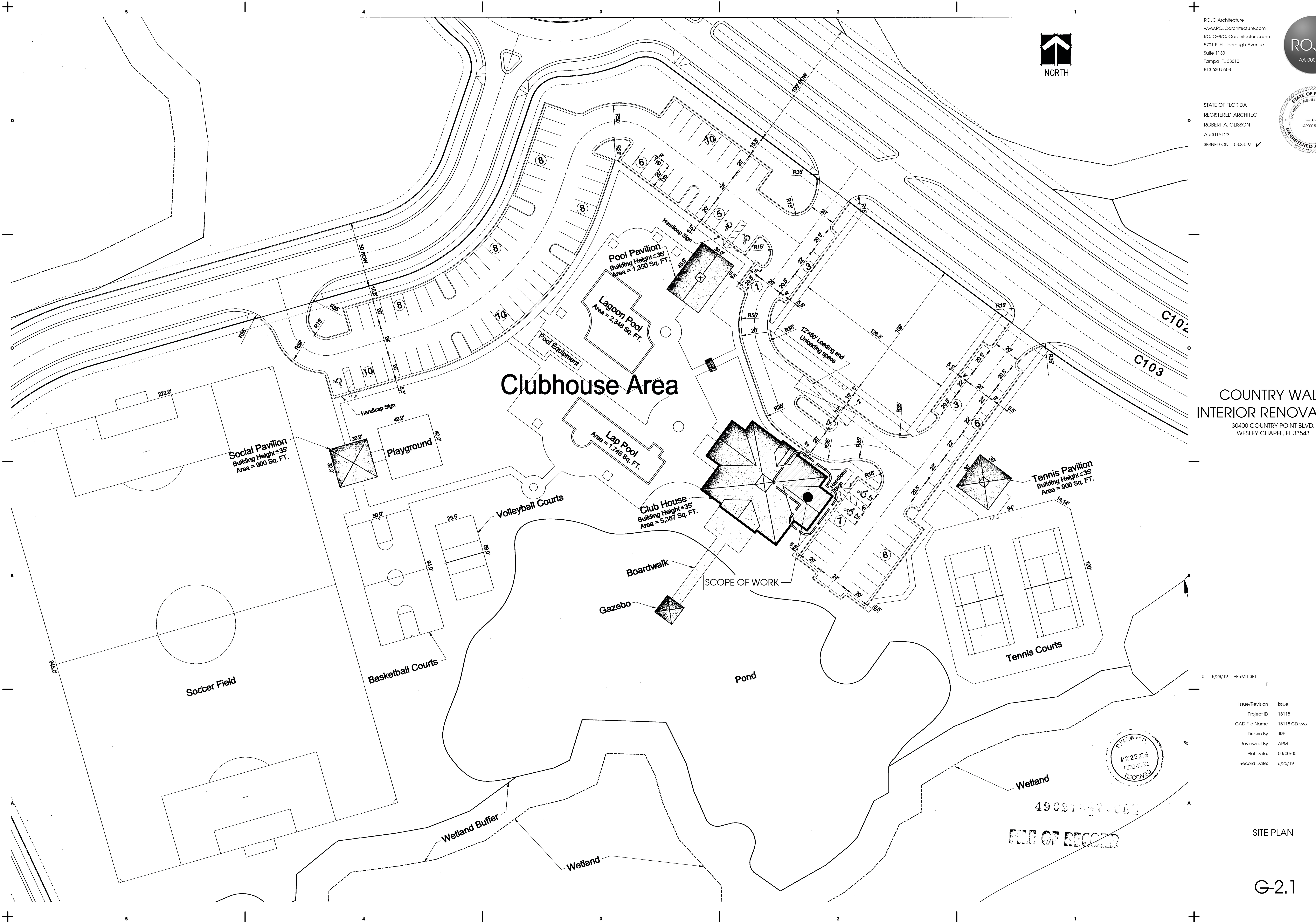
PERMIT SET

8/28/19

50% REVIEW SET

7/25/19

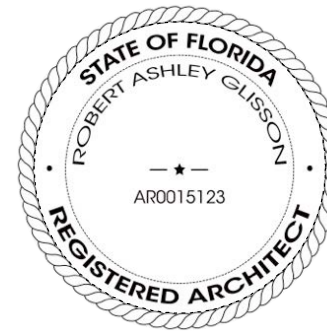
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STATE OF FLORIDA
REGISTERED ARCHITECT
ROBERT A. GLISSON
AR0015123
SIGNED ON: 08/28/19 ☒



COUNTRY WALK
INTERIOR RENOVATION
30400 COUNTRY POINT BLVD.
WESLEY CHAPEL, FL 33543

0 8/28/19 PERMIT SET

Issue/Revision	Issue
Project ID	18118
CAD File Name	18118-CD.vwx
Drawn By	JRE
Reviewed By	APM
Plot Date:	00/00/00
Record Date:	6/25/19



49021047-002
FILE OF RECORD

SITE PLAN

G-2.1

GENERAL NOTES

THIS MATERIAL IS COPYRIGHTED BY ROJO ARCHITECTURE. ANY REPRODUCTION, COPYING OR ANY OTHER USE OF THIS MATERIAL WITHOUT THE EXPRESS WRITTEN CONSENT OF ROJO ARCHITECTURE IS PROHIBITED AND CONSTITUTES A VIOLATION OF FEDERAL COPYRIGHT ACT OF 1976 (TITLE 17 U.S. CODE). VIOLATORS WILL BE SUBJECT TO LEGAL ACTION.

OWNER / CONTRACTOR / OWNER REPRESENTATIVE WILL SECURE ALL BUILDING PERMITS, INSPECTIONS & CERTIFICATE OF OCCUPANCY, NECESSARY FOR THE EXECUTION AND COMPLETION OF SCOPE OF WORK. FORWARD COPIES OF EXECUTED PERMITS TO ROJO.

IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO ENSURE THAT ALL WORK IS IN COMPLIANCE WITH ALL BUILDING CODES, ORDINANCES AND REGULATIONS OF ALL CONSTITUTED PUBLIC AUTHORITIES HAVING JURISDICTION, WHETHER OR NOT SPECIFIED ON THE DRAWINGS.

WHERE THE CONTRACT NOTES OR DRAWINGS CALL FOR ANY WORK OF A MORE STRINGENT NATURE THAN THAT REQUIRED BY THE BUILDING CODE OR ANY OTHER DEPARTMENT HAVING JURISDICTION OVER THE WORK, THE WORK OF THE MOST STRINGENT NATURE CALLED FOR BY THE CONTRACT, CONSTRUCTIONS NOTES, OR DRAWINGS SHALL BE FURNISHED IN ALL CASES.

BY ENTERING INTO AN AGREEMENT WITH THE OWNER, THE CONTRACTOR REPRESENTS THAT HE HAS VISITED THE JOB SITE, FAMILIARIZE HIMSELF WITH EXISTING CONDITIONS, AND NOTED ANY DISCREPANCIES WITH THE REQUIREMENTS OF THE CONTRACT DOCUMENTS.

THE CONTRACTOR IS WHOLLY RESPONSIBLE FOR THE COORDINATION AND SCHEDULING OF THE WORK FOR ALL SUBCONTRACTORS, CRAFTSMEN, AND TRADESMEN REQUIRED TO COMPLETE THE JOB.

THE CONTRACTOR SHALL NOTIFY ROJO IMMEDIATELY IF HE CANNOT COMPLY WITH ALL REQUIREMENTS CALLED FOR ON THESE DRAWINGS.

CONTRACTOR SHALL VERIFY ALL CONDITIONS AND DIMENSIONS IN THE FIELD RELATED TO WORK OF EACH TRADE. NO ALLOWANCE SHALL BE MADE FOR EXTRA EXPENSE OR EXTENSION OF TIME DUE TO CONTRACTORS FAILURE OR NEGLIGENCE IN COMPLETELY EXAMINING THE JOBSITE.

THE CONTRACTOR SHALL DEACTIVATE ALL UTILITY LINES IN CONTRACT AREA PRIOR TO START OF WORK AS NECESSARY, AFTER SECURING OWNER / BUILDING PERMISSION.

ALL CONTRACTORS SHALL CONTACT BUILDING MANAGEMENT TO DETERMINE THE BUILDING OWNER'S RULES FOR CONSTRUCTION, DELIVERIES, CONSTRUCTION TASKS TO BE PERFORMED OUTSIDE REGULAR BUSINESS HOURS, AND ANY OTHER SPECIAL BUILDING REQUIREMENT WHICH WILL AFFECT THE WORK. IF OVERTIME WORK IS REQUIRED BY ANY TRADE (INCLUDING COST APPROVAL) MUST BE OBTAINED PRIOR TO THE EXECUTION OF ANY WORK. THE GENERAL INTENT IS THAT ALL WORK EXCEPT FOR NOISE GENERATING CONSTRUCTION SHALL BE PERFORMED ON REGULAR TIME.

THE GENERAL CONTRACTOR, SUBCONTRACTORS, AND ANY OTHER CONTRACTOR INVOLVED IN THIS PROJECT SHALL TAKE NOTE THAT ANY COSTS DUE TO DEFECTIVE AND / OR LL- TIMED WORK AS A RESULT OF, BUT NOT LIMITED TO, INFERIOR WORKMANSHIP OR MATERIALS AND / OR IMPROPER SCHEDULING OR DELINQUENT ORDERING, SHALL BE BORNE BY THE PARTY RESPONSIBLE.

THE CONTRACTOR SHALL EXERCISE STRUCT DUST CONTAINMENT CONTROL TO PREVENT DIRT OR DUST FROM LEAVING THE JOBSITE.

THE CONTRACTOR SHALL MAINTAIN A CURRENT AND COMPLETE SET OF CONSTRUCTION DRAWINGS ON SITE DURING ALL CONSTRUCTION PHASES FOR THE USE OF ALL TRADES. THE CONTRACTOR SHALL SEE THAT ALL SUBCONTRACTORS PROCURE THEIR OWN COMPLETE SETS OF CONSTRUCTION DOCUMENTS.

ALL PRODUCTS & CONSTRUCTION MATERIALS ARE TO BE DELIVERED IN A WAY THAT FACILITATES INSPECTION AND TESTING IN MANUFACTURER'S ORIGINAL, UNOPENED PROTECTIVE PACKAGING, LABELED FOR IDENTIFICATION.

ALL PRODUCTS & CONSTRUCTION MATERIALS TO BE STORED WITH PROTECTIVE PACKAGING TO PREVENT DAMAGE PRIOR TO INSTALLATION.

ALL PRODUCTS & CONSTRUCTION MATERIALS TO BE HANDLED TO PREVENT DAMAGES TO SURFACES AND TO OTHER SURFACES.

ALL EXISTING MANUFACTURED ITEMS NOT BEING REMOVED SHALL BE REFURBISHED AS REQUIRED, ANY LOOSE ITEMS TIGHTENED (INCLUDING, BUT NOT LIMITED TO, EXISTING, DOWNLIGHTS, SPEAKERS, MOULDINGS, ETC.) AND ANY MISSING PARTS REPLACED BY THE CONTRACTOR TO ACHIEVE A COMPLETE INSTALLATION WITH A NEW APPEARANCE.

ALL EXTERIOR WALLS DIMENSIONED TO OUTSIDE FACE OF WALL.

ALL INTERIOR PARTITIONS DIMENSIONED TO CENTER LINE OF WALL.

THE WRITTEN SCALES (I.e. 1/8" = 1'-0") APPLY TO FULL SIZE, UNREDUCED DRAWINGS. PRELIMINARY DRAWINGS MAY BE AT HALF SCALE.

FIGURED DIMENSIONS TAKE PRECEDENCE OVER SCALED MEASUREMENTS, DO NOT SCALE DRAWINGS. IF ANY DISCREPANCY CONTACT ARCHITECT.

DETAILED DRAWINGS AND LARGER SCALE DRAWINGS TAKE PRECEDENCE OVER SMALL SCALE DRAWINGS.

FOR CONSTRUCTION DETAILS NOT SHOWN, USE THE MANUFACTURER'S STANDARD DETAILS OR APPROVED SHOP DRAWINGS / DATA SHEETS.

THESE DRAWINGS, NOTES, AND SCHEDULES CONVEY THE DESIGN INTENT. THE HIGHEST POSSIBLE QUALITY OF WORKMANSHIP, MATERIAL, AND EQUIPMENT SHALL BE USED.

ALL WORK AND FINISHED EQUIPMENT SHALL BE COMPLETE IN EVERY RESPECT AND SATISFACTORY TO THE OWNER AND ARCHITECT.

CONTRACTOR AND/OR SUBCONTRACTOR(S) IS TO PATCH AND REPAIR ALL AREAS AFFECTED BY DEMOLITION AND/OR NEW CONSTRUCTION WITH MATERIALS AND METHODS TO MATCH EXISTING CONDITIONS AND PROVIDE A UNIFORM NEW APPEARANCE. ANY DAMAGE TO NEW AND EXISTING CONSTRUCTION, STRUCTURE, OR EQUIPMENT SHALL BE REPAIRED, REPAINTED OR REPLACED TO THE SATISFACTION OF THE OWNER, AT THE EXPENSE OF THE CONTRACTOR.

THE CONTRACTOR SHALL PROVIDE ALL NECESSARY PROTECTION FOR HIS WORK UNTIL COMPLETION OF CONTRACTED WORK.

SITE IS TO BE CLEANED UPON COMPLETION OF PROJECT. REMOVE DUST, DEBRIS, OILS, STAINS, FINGERPRINTS.

MANUFACTURER'S NAME, TRADEMARK, LOGOS, ETC., SHALL NOT BE VISIBLE TO THE PUBLIC.

THE CONTRACTOR SHALL COORDINATE ALL WOOD BLOCKING, STEEL SUPPORTS AND ANY OTHER ITEMS WHICH ARE IMBEDDED IN DRYWALL PARTITIONS OR ENCLOSURES WHICH ARE RELATED TO HIS WORK OR THE WORK OF ANY SEPARATE CONTRACTORS. WHEN APPLICABLE, ALL WOOD BLOCKING, BRIDGING, BRACING, FRAMING, ETC. SHALL BE FIRE RETARDANT AS CALLED FOR BY THE APPLICABLE BUILDING CODE. CONTRACTOR MUST SUBMIT AFFIDAVITS OF SUCH FIRE RETARDATION TO THE ARCHITECT.

ALL REQUIRED EXITS, WAYS OF APPROACH THERETO, AND WAYS OF TRAVEL FROM THE EXIT INTO THE STREET SHALL CONTINUOUSLY BE MAINTAINED FREE FROM ALL OBSTRUCTIONS AND IMPEDIMENTS FOR EGRESS IN CASE OF FIRE OR OTHER EMERGENCY.

THE CONTRACTOR SHALL VERIFY SIZE, LOCATION, ELECTRICAL REQUIREMENTS, AND CHARACTERISTICS OF ALL WORK AND / OR EQUIPMENT SUPPLIED BY THE OWNER OR OTHERS PRIOR TO THE START OF RELATED WORK WITH THE MANUFACTURER OR SUPPLIER.

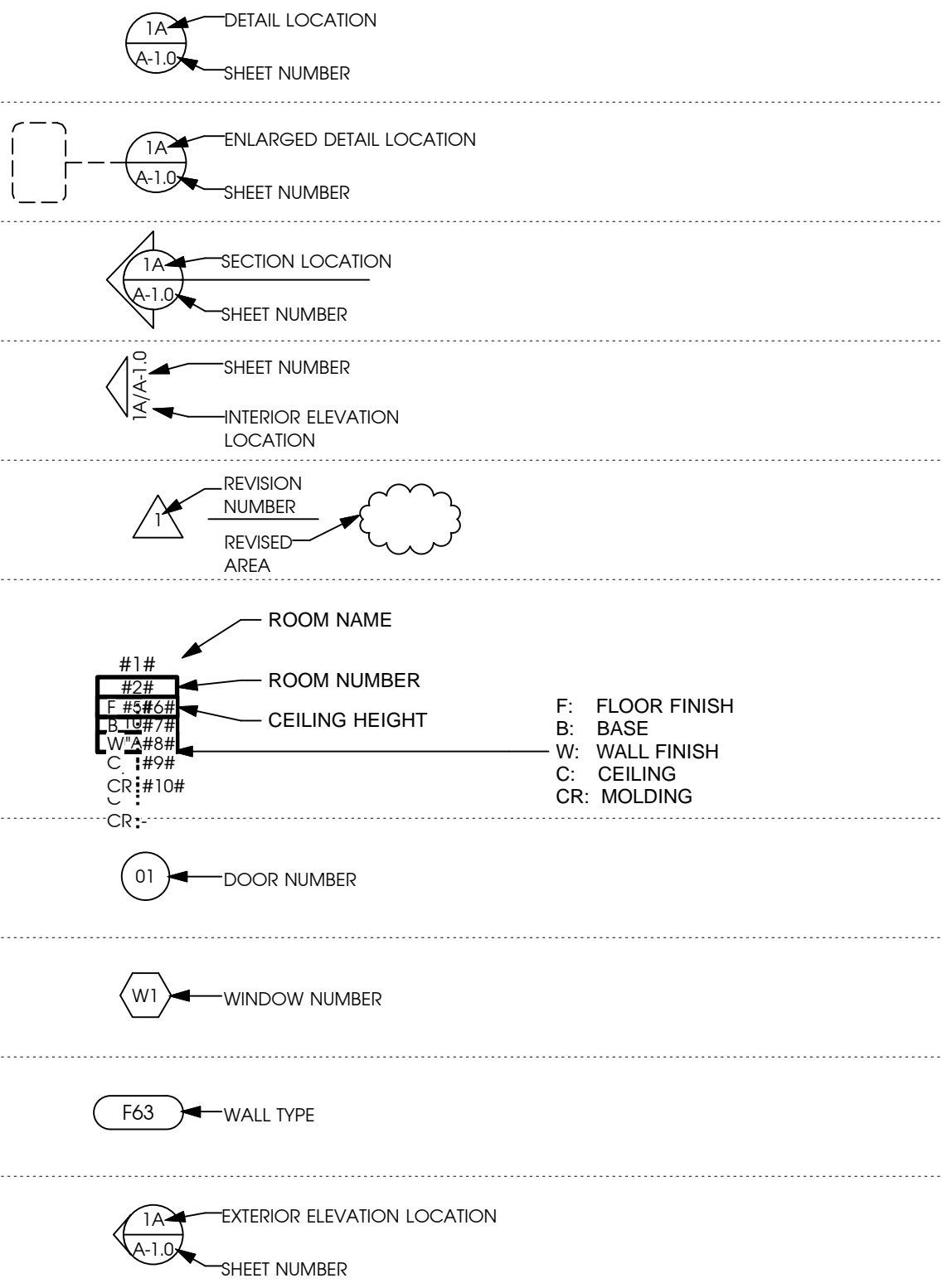
CONTRACT CLOSE-OUT SHALL OCCUR ONLY AFTER ROJO HAS PREPARED THE CERTIFICATE FOR SUBSTANTIAL WITH ATTACHED PUNCH LIST PREPARED BY THE CONTRACTOR, AND PUNCH LIST ITEMS HAVE BEEN CORRECTED. THE CONTRACTOR SHALL SUBMIT MAINTENANCE AND WARRANTY MANUALS, RELEASE OF LIENS, AND RECORD DRAWINGS TO ROJO WITH HIS FINAL APPLICATION FOR PAYMENT. ROJO SHALL PREPARE ANY NECESSARY CHANGE ORDERS REQUIRED TO FINALIZE THE COST OF THE PROJECT BASED ON THE CONTRACTOR'S FINAL SUBMITTALS.

THE TENANT, WITHOUT INVALIDATING THE CONTRACT, MAY ORDER EXTRA WORK OR MAKE CHANGES BY ALTERING, ADDING TO, OR DEDUCTING FROM THE WORK. THE CONTRACT SUM AND CLAIMS FOR EXTENSION OF TIME SHALL BE ADJUSTED ACCORDINGLY. SUCH WORK SHALL BE OTHERWISE EXECUTED UNDER THE CONDITIONS OF THE ORIGINAL CONTRACT.

THE CONTRACTOR AGREES TO PAY ALL TRANSPORTATION CHARGES ON ALL MATERIAL AND EQUIPMENT TO THE POINT OF USE AND SHALL BE RESPONSIBLE FOR ALL UNLOADING, CHECKING, AND STORING OF SAME IN CONNECTION WITH THIS CONTRACT.

IF THE CONTRACTOR CLAIMS THAT ANY REVISION TO THE DRAWINGS INVOLVES EXTRA COST UNDER THIS CONTRACT, HE SHALL GIVE WRITTEN NOTICE TO ROJO WITHIN A REASONABLE TIME AFTER RECEIPT OF SUCH INSTRUCTIONS AND IN ANY EVENT, BEFORE PROCEEDING TO EXECUTE THE WORK.

SYMBOL LEGEND



TERMITE NOTES

TYPE OF TREATMENT-SOIL CHEMICAL BARRIER METHOD

1. A PERMANENT SIGN WHICH IDENTIFIES THE TERMITE TREATMENT PROVIDER AND NEED FOR REINSPECTION AND TREATMENT CONTRACT RENEWAL SHALL BE PROVIDED. THE SIGN SHALL BE POSTED NEAR THE WATER HEATER OR ELECTRIC PANEL.
2. INITIAL TREATMENT SHALL BE DONE AFTER ALL EXCAVATION AND BACKFILL IS COMPLETE.
3. SOIL DISTURBED AFTER THE INITIAL TREATMENT SHALL BE TREATED INCLUDING SPACES BOXED OR FORMED.
4. BOXED AREAS IN CONCRETE FLOORS FOR SUBSEQUENT INSTALLATION OF TRAPS, ETC. SHALL BE MADE WITH PERMANENT METAL OR PLASTIC FORMS. PERMANENT FORMS MUST BE OF A SIZE AND DEPTH THAT WILL ELIMINATE THE DISTURBANCE OF SOIL AFTER THE INITIAL TREATMENT.
5. MINIMUM 6 MIL VAPOR RETARDER MUST BE INSTALLED TO PROTECT AGAINST RAINFALL DILUTION. IF RAINFALL OCCURS BEFORE VAPOR RETARDER PLACEMENT, RETREATMENT IN REQUIRED.
6. ALL BUILDINGS ARE REQUIRED TO HAVE A PRE CONSTRUCTION TREATMENT

ABBREVIATIONS

AB	ANCHOR BOLTS	ID	INSUL INT	INSIDE DIAMETER
ABREV	ABBREVIATION (S)	INT	INTERIOR	INSULATION
ACOUS	ACOUSTICAL	JAN	JANITOR	JANITOR
AC	ASPHALT CONCRETE	LAV	LAVATORY	LAVATORY
A/C	AIR CONDITIONING	LEV	LEVEL	LEVEL
AFF	ABOVE FINISHED FLOOR	LTG	LIGHTING	LIGHTING
AFS	ABOVE FINISHED SLAB	LTWT	LIGHT WEIGHT	LIGHT WEIGHT
ALUM	ALUMINUM	MAINT	MAINTENANCE	MAINTENANCE
BD	BOARD	MATL	MATERIAL	MATERIAL
BLDG	BUILDING	MAX	MAXIMUM	MAXIMUM
BLK	BLOCK	MECH	MECHANICAL	MECHANICAL
BM	BEAM	MET	METAL	METAL
BOB	BOTTOM OF BEAM	MEZZ	MEZZANINE	MEZZANINE
BOT	BOTTOM	MFR	MANUFACTURER	MANUFACTURER
C/C	CENTER TO CENTER	MISC	MISCELLANEOUS	MISCELLANEOUS
CCJ	CONCRETE CONTROL JOINT	MO	MASONRY OPENING	MASONRY OPENING
CER	CERAMIC	MIN	MINIMUM	MINIMUM
CH	CEILING HEIGHT	MULL	MULLION	MULLION
CH	CEILING JOINT	N	NEW	NEW
CLG	CEILING	N.I.C.	NOT IN CONTRACT	NOT IN CONTRACT
CLO	CLOSET	NO	NUMBER	NUMBER
CLR	CLEAR	NTS	NOT TO SCALE	NOT TO SCALE
CMU	CONC MASONRY UNIT	NR	NON RATED	NON RATED
COL	COLUMN	OC	OFF CENTER	OFF CENTER
CONC	CONCRETE	OD	OUTSIDE DIAMETER	OUTSIDE DIAMETER
CONN	CONNECTION	OFF	OFFICE	OFFICE
CONT	CONTINUOUS	OPNG	OPENING	OPENING
CORR	CORRIDOR	OPHD	OPPOSITE HAND	OPPOSITE HAND
CSK	COUNTER SINK	PL	PLATE	PLATE
DET	DETAIL	PLAS	PLASTER	PLASTER
DF	DRINKING FOUNTAIN	PLYWD	PLYWOOD	PLYWOOD
DIA	DIAMETER	PR	PREP	PREPARATION
DIAG	DIAGONAL	R	RISER	RISER
DIM	DIMENSION	RAD	RADIUS	RADIUS
DIR	DIRECTION	RD	ROOF DRAIN	ROOF DRAIN
DBL	DOUBLE	REF	REFERENCE	REFERENCE
DN	DOWN	REINF	REINFORCE	REINFORCE
DR	DOOR	REQ'D	REQUIRED	REQUIRED
DS	DOWNSPOUT	RES	RESILIENT	RESILIENT
DWG	DRAWING	RM	ROOM	ROOM
EA	EACH	RO	ROUGH OPENING	ROUGH OPENING
ELEC	ELECTRICAL	SECT	SECTION	SECTION
ELV	ELEVATION	SIM	SIMILAR	SIMILAR
EQ	ELEVATOR	SPECS	SPECIFICATIONS	SPECIFICATIONS
EQ	EQUAL	SS	STAINLESS STEEL	STAINLESS STEEL
EQUIP	EQUIPMENT	STD	STANDARD	STANDARD
EXIST	EXISTING	STL	STEEL	STEEL
EXP	EXPANSION JOINT	STRUCT	STRUCTURAL	STRUCTURAL
EXT	EXTERIOR	SUSP	SUSPENDED	SUSPENDED
EW	ELEC-WATER COOLER	SYM	SYMMETRICAL	SYMMETRICAL
FHC	FIRE HOSE CABINET	T	TREAD	TREAD
FIN	FINISH	T&G	TONGUE & GROOVE	TONGUE & GROOVE
FLR	FLOOR	TEMP	TEMPERED	TEMPERED
FO	FINISHED OPENING	TEL	TELEPHONE	TELEPHONE
FCC	FACE OF CONCRETE	THK	THICK	THICK
FOS	FACE OF STUD	TYP	TYPICAL	TYPICAL
FOV	FACE OF WALL	UNO	UNLESS OTHERWISE NOTED	UNLESS OTHERWISE NOTED
FOUND	FOUNDATION	VER	VERIFY	VERIFY
FRP	FIBER REINFORCED PLASTIC	VERT	VERTICAL	VERTICAL
FD	FLOOR DRAIN	W	WIDE	WIDE
FS	FLOOR SINK	W/	WITH	WITH
FS	FULL SIZE	WC	WATER CLOSET	WATER CLOSET
FT	FEET	WD	WOOD	WOOD
GA	GAUGE			
GLV	GLASS			
GR	GALVANIZED			
GW	GRADE			
GW	GYPSSUM WALL BOARD			
HDWD	HARDWOOD			
HORIZ	HORIZONTAL			
HM	HOLLOW METAL			

PROJECT DIRECTORY

NOTE: All requests for additional information and/or clarifications to drawings shall be submitted in writing (mail, fax or email) to the Architect. Requests made in any other form shall not be considered legal and binding information.

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TAMPA, FL 33609	EMAIL: Sary.Chhoeung@MESGroupInc.com
PRINCIPAL: DALE BASIK	

BUILDING CODE / PROJECT DATA

APPLICABLE CODES	
BUILDING	FLORIDA BUILDING CODE 6TH ED. 2017, BUILDING
EXISTING BUILDING	FLORIDA BUILDING CODE 6TH ED. 2017, EXISTING
HANDICAPPED ACCESSIBILITY	FLORIDA BUILDING CODE 6TH ED. 2017, ACCESSIBILITY
ELECTRICAL	NATIONAL ELECTRIC CODE 2014
MECHANICAL	FLORIDA BUILDING CODE 6TH ED. 2017, MECHANICAL
ENERGY	FLORIDA BUILDING CODE 6TH ED. 2017, ENERGY CONSERVATION
LIFE SAFETY	FLORIDA FIRE PREVENTION CODE 2017 6TH EDITION NFPA 1 UNIFORM FIRE CODE (2015) W/ FLORIDA AMENDMENTS NFPA 101 LIFE SAFETY CODE (2015) W/ FLORIDA AMENDMENTS

JURISDICTION AGENCY	
PROJECT LOCATION	30400 COUNTRY POINT BLVD. WESLEY CHAPEL, FL 33543
AGENCY	PASCO COUNTY

SCOPE OF WORK:	
INTERIOR REMODEL (1,266 SF); DEMOLISH (1) INTERIOR PARTITION TO INCREASE AREA OF GYM (NEW FLOORING AND PAINT ON WALLS, MOVE AIR DIFFUSERS AND RECEPTACLES); ADD (1) ADA UNISEX RESTROOM (PLUMBING FIXTURES & INTERIOR FINISHES)	

OCCUPANCY (GYM)	
ASSEMBLY - GROUP A3; 1,266 S.F. 1,266 S.F. @ 50 NET = 26 PEOPLE	

CONSTRUCTION TYPE	
EXISTING 1 STORY MASONRY BUILDING - TYPE III B UN-SPRINKLERED	

LEVEL OF ALTERATION	
LEVEL III	

PLUMBING FIXTURES	
FIXTURE COUNT FOR GYM BASED ON S.F.	

	WATER CLOSETS		URINAL		LAVATORIES	
	REQ'D	PROV'D	REQ'D	PROV'D	REQ'D	PROV'D
MENS: 26/2 = 13 OCCP.	13/125				13/200	
WOMENS: 26/2 = 13 OCCP.	13/65	1	-	-	13/200	1

NOTES:
0 8/28/19 PERMIT SET
0 7/25/19 50% REVIEW SET
1) ONE ADA UNISEX TOILET ROOM PROVIDED PER FBC - PLUMBING SECTION 403.2 "SEPERATE FACILITIES"
2) REMAINDER OF CLUBHOUSE (OUTSIDE OF SCOPE) CONTAINS ITS OWN MENS & WOMENS GANG BATHROOMS (NOT IN SCOPE)

Issue/Revision	Issue
Project ID	18118
CAD File Name	18118-CD.vdw
Drawn By	JRE
Reviewed By	APM
Plot Date:	00/00/00
Record Date:	6/25/19

PROJECT INFORMATION

EGRESS DOOR:
EGRESS LOAD: 13 OCC.
REQ'D OPENING: 13 OCC. @ 2" / OCC. = 26"
CLEAR (34" REQ'D)
PROVIDED OPENING: 34" CLEAR
EGRESS CAPACITY: 34" @ 2" / OCC. = 170 OCC.

EGRESS DOOR:
EGRESS LOAD: 12 OCC.
REQ'D OPENING: 12 OCC. @ 2" / OCC. = 24"
CLEAR (34" REQ'D)
PROVIDED OPENING: 34" CLEAR
EGRESS CAPACITY: 34" @ 2" / OCC. = 170 OCC.

A-6.1

WH

OH

AH

ELEC. ELEC.

MAXIMUM TRAV EL DIST: 68'-4"
MAX TRAVEL DIST ALLOWED: 200'

MAX TRAVEL DIST
TO FIRE EXT: 41'-10"

A-3 OCCUPANCY LOAD = 26 OCCUP.

1,266 S.F. @ 50 NET

A-3 OCCUPANCY LOAD = 98 OCCUP.

2,925 S.F. @ 30 NET

49 OCCP.

62 OCCP.

13 OCCP.

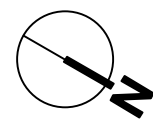
13 OCCP.

13 OCCP.

EGRESS DOOR:
EGRESS LOAD: 13 OCC.
REQ'D OPENING: 13 OCC. @ 2" / OCC. = 26"
CLEAR (34" REQ'D)
PROVIDED OPENING: 34" CLEAR
EGRESS CAPACITY: 34" @ 2" / OCC. = 170 OCC.

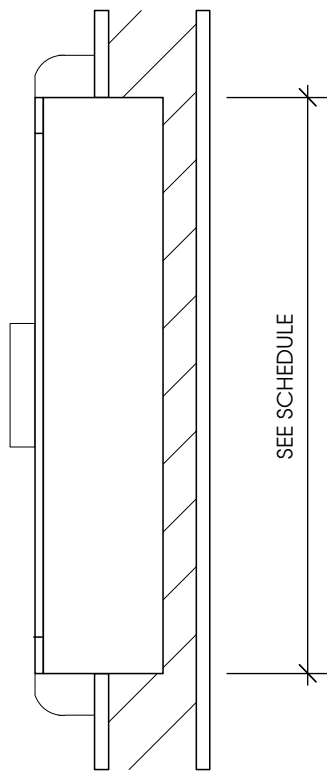
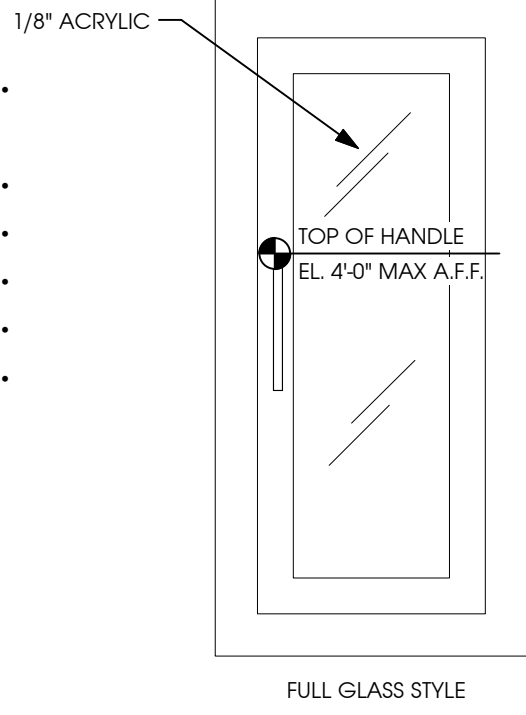
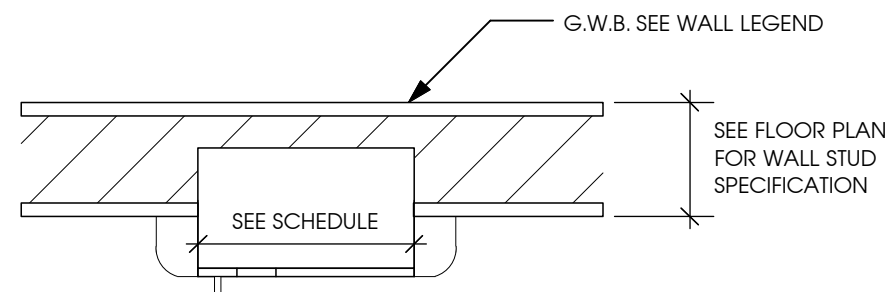
EGRESS DOOR:
EGRESS LOAD: 62 OCC.
REQ'D OPENING: 62 OCC. @ 2" / OCC. = 124"
CLEAR (34" REQ'D)
PROVIDED OPENING: 68" CLEAR
EGRESS CAPACITY: 68" @ 2" / OCC. = 340 OCC.

LIFE SAFETY PLAN
Scale: 1/4" = 1'-0"



DIMENSIONS OF EXTINGUISHER CABINET WITH LARSEN-LOC:
(LARSEN'S ARCHITECTURAL SERIES)

MODEL No.	TRIM STYLE	INSIDE DIMENSIONS	OUTSIDE DIMENSIONS	ROUGH OPENING	EXTINGUISHER CAPACITY
2409-R	SEMI-RECESSED	HEIGHT: 24" WIDTH: 9-1/2" DEPTH: 6"	HEIGHT: 27-1/2" WIDTH: 13" DEPTH: 4"	HEIGHT: 25" WIDTH: 10-1/2" DEPTH: 4"	MP 10 (2A:10BC)
1734	3"				



FIRE EXTINGUISHERS & CABINETS TO BE OWNER
FURNISHED CONTRACTOR INSTALLED

LIFE SAFETY INFORMATION

BUILDING

AREA PER OCCUPANT (AS PER TABLE 1004.1.2):

SQ. FOOTAGE EXISTING CLUB HOUSE
SQ. FOOTAGE GYM

2,925 SQ.FT./30 S.F. NET (BUSINESS)
1,266 SQ.FT./15 S.F. NET (BUSINESS)

MAXIMUM OCCUPANT LOAD FOR BUILDING:

SQ. FOOTAGE EXISTING CLUB HOUSE
SQ. FOOTAGE GYM

124 OCCUPANTS
98 OCC.
26 OCC.

NUMBER OF EXITS PROVIDED (AS PER 1018.1):

7

MAXIMUM TRAVEL DISTANCE:

68'-4"

MAXIMUM TRAVEL DISTANCE ALLOWED (AS PER TABLE 1015.1):

200'

MAXIMUM DISTANCE TO FIRE EXTINGUISHER:

41'-10"

MAXIMUM DISTANCE TO FIRE EXTINGUISHER ALLOWED:

75'

NUMBER OF FIRE EXTINGUISHERS PROVIDED:

5

LIFE SAFETY NOTES:

1. - COORDINATE LOCATION OF EXIT SIGNS & EMERGENCY LIGHTING WITH ELECTRICAL

DRAWINGS

2. - PORTABLE FIRE EXTINGUISHERS TO MEET REQUIREMENTS OF NFPA 10, LATEST EDITION

0 8/28/19 PERMIT SET
0 7/25/19 50% REVIEW SET

LIFE SAFETY LEGEND

NOTE: NOT ALL SYMBOLS MAY BE USED.

	EXIT LIGHT
	EMERGENCY BATTERY LIGHT
	FIRE EXTINGUISHER CABINET. SEE DETAIL 4A/A-0.1
	WALL BRACKET MOUNTED FIRE EXTINGUISHER
	FIRE ALARM CONTROL PANEL. SEE ELECTRICAL DRAWINGS.
	PRIMARY MEANS OF EGRESS
	SMOKE WALL TO UNDER SIDE OF DECK.
	1 HR FIRE WALL TO UNDER SIDE OF DECK.
	MAXIMUM TRAVEL DISTANCE
	MAXIMUM TRAVEL DISTANCE TO FIRE EXTINGUISHER

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LIFE SAFETY PLAN

A-0.1

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STATE OF FLORIDA
REGISTERED ARCHITECT
ROBERT A. GLISSON
AR0015123
SIGNED ON: 08/28/19





D

C

B

A



5



4



3



2

1

5

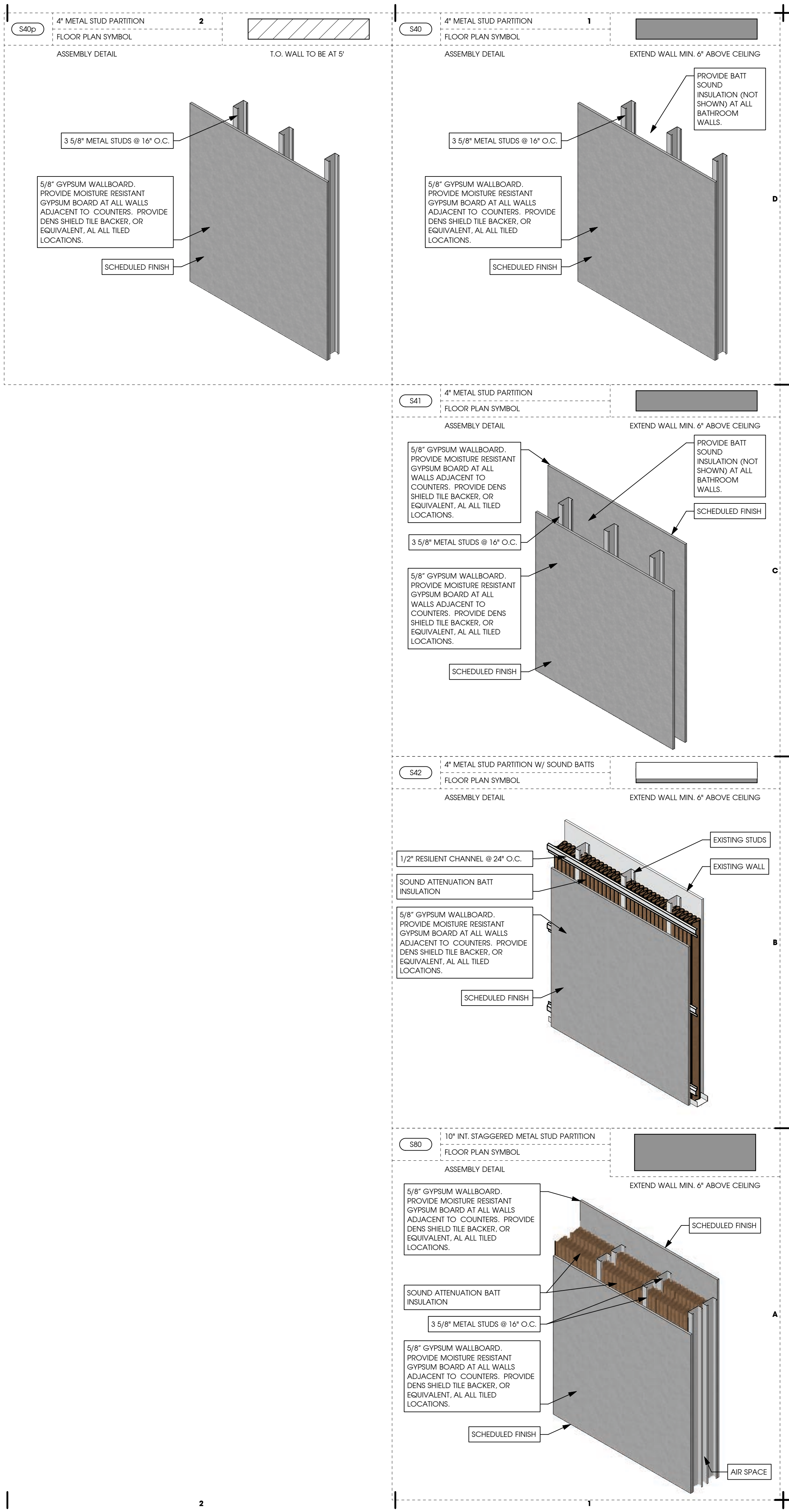


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C

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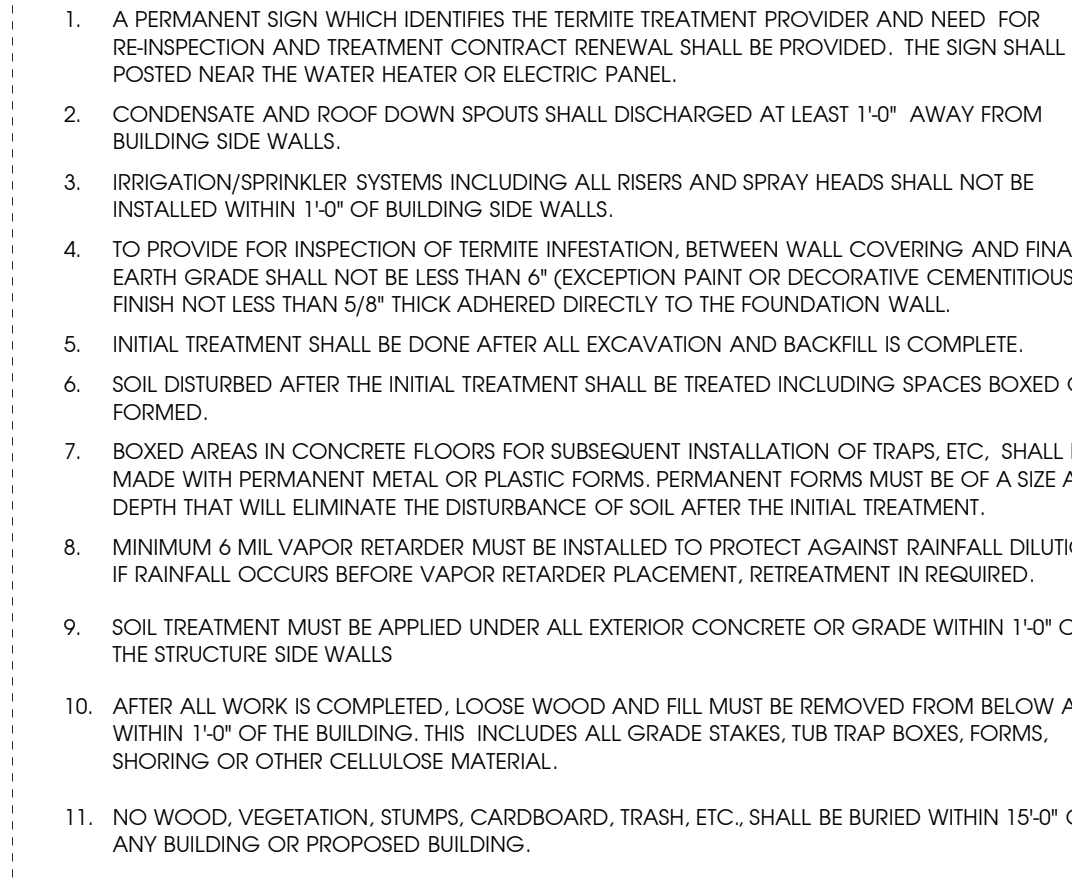
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WALL TYPES, SYM. & NOTES

A-1.1





- UPON COMPLETION OF DEMOLITION, NOTIFY ARCHITECT OF LOCATION & EXTENT OF CONCEALED STRUCTURE. VERIFY CONDITION OF EXISTING H.V.A.C CURB, AND CONFIRM THAT THE WEIGHT OF REPLACEMENT EQUIPMENT IS LESS THAN OR EQUAL TO THAT OF THE EXISTING EQUIPMENT. NOTIFY ARCHITECT IF NEW EQUIPMENT IS HEAVIER THAN EXISTING EQUIPMENT. ADDITIONAL STEEL BRACING MAY BE REQUIRED.

DEMOLITION NOTES:

1. REMOVE ALL EXISTING MIRRORS AND STOCK PILE TO BE RELOCATED.
2. REMOVE ALL EXISTING MIRRORS AND STOCK PILE TO BE REINSTALLED IN SAME LOCATION.
3. REMOVE FACE OF GYP. BRD. WALL
4. REMOVE AND STOCK PILE BASE BOARDS TO BE RELOCATED
5. REMOVE AND STOCKPILE DOOR AND FRAME, TO BE RELOCATED
6. REMOVE CEILING HUNG TV, COORDINATE WITH OWNER ON RELOCATION OR NEW TV EQUIPMENT TO BE USED.
7. REMOVE EXISTING MILLWORK, COORDINATE WITH OWNER TO RELOCATE IN TEMPORARY STORAGE
8. REMOVE PLUMBING FIXTURES AND CAP SANITARY PIPES, VENTS AND WATER PIPES. SEE PLUMBING SHEETS FOR DEMO NOTES.
9. REMOVE AND DISPOSE OF ALL EXISTING FLOORING
10. TEMPORARY WALL DURING CONSTRUCTION
11. FLOORING IN THIS AREA SHOULD BE PROTECTED DURING CONSTRUCTION
12. REMOVE WINDOW SILL, TO BE CUT AND REINSTALLED.
13. DEMOLISH EXISTING GYP. BRD. UP TO 3'
14. REMOVE AND STOCKPILE ELECTRICAL CEILING FIXTURES AS NEEDED FOR DEMOLITION, REINSTALL PER ELECTRICAL PLANS.
15. REMOVE AND SLASH "FEC"
16. GC TO INSPECT THRESHOLD AT ALL EXISTING EGRESS DOORS FOR A.D.A. COMPLIANCE. IF EXISTING THRESHOLD IS NON-COMPLIANT GC TO REPLACE THRESHOLD WITH NEW A.D.A COMPLIANT THRESHOLD.

COUNTRY WALK
INTERIOR RENOVATION
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WESLEY CHAPEL, FL 33543



**NOTE: CEILING HEIGHTS BASED OF OFF 10' HIGH CEILINGS AT EXISTING HALLWAY AND 11'4" HIGH CEILINGS AT EXISTING FITNESS AND EXISTING BREAKROOM

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SIGNED ON: 08.28.19 ☒

COUNTRY WALK INTERIOR RENOVATION

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PLAN NOTES:

1. ALIGN NEW WALL TO EXISTING WINDOW AT FACE OF GYP. BRD.
2. (4) RELOCATED MIRRORS ATTACHED ABOVE BASE BOARD
3. PROVIDE SOUND ATTENUATING INSULATION IN WALL. SEE WALL SCHEDULE FOR WALL CONSTRUCTION DETAILS.
4. INFILL DOOR OPENING WITH GYP. BRD., PAINT TO MATCH EXISTING HALL
5. EXISTING SINGLE HUNG WINDOWS TO BE CONVERTED TO NON-OPERABLE; PROVIDE OPAQUE TRANSLUCENT FILM AT ALL WINDOWS IN RESTROOM.
6. RELOCATED TV
7. RELOCATED DOOR
8. (1) RELOCATED MIRROR & (3) NEW MIRRORS TO MATCH EXISTING. ATTACH ABOVE BASE BOARD
9. REATTACH MIRROR TO WALL ABOVE BASE BOARD
10. BUILD UP AND REATTACH WINDOW SILL. SEE DETAIL
11. PROVIDE NEW BACKERBOARD AT ALL WET AREA LOCATIONS
12. IN-WALL WATER BOTTLE FILLING STATION. INSTALL PER MANF. INSTALLATION INSTRUCTIONS.
13. INSTALL RELOCATED FIRE EXTINGUISHER CABINET
14. FINISH OPENING WITH GYP. BRD.
15. PAD OUT WALL AS NEEDED

0	8/28/19	PERMIT SET
0	7/25/19	50% REVIEW SET

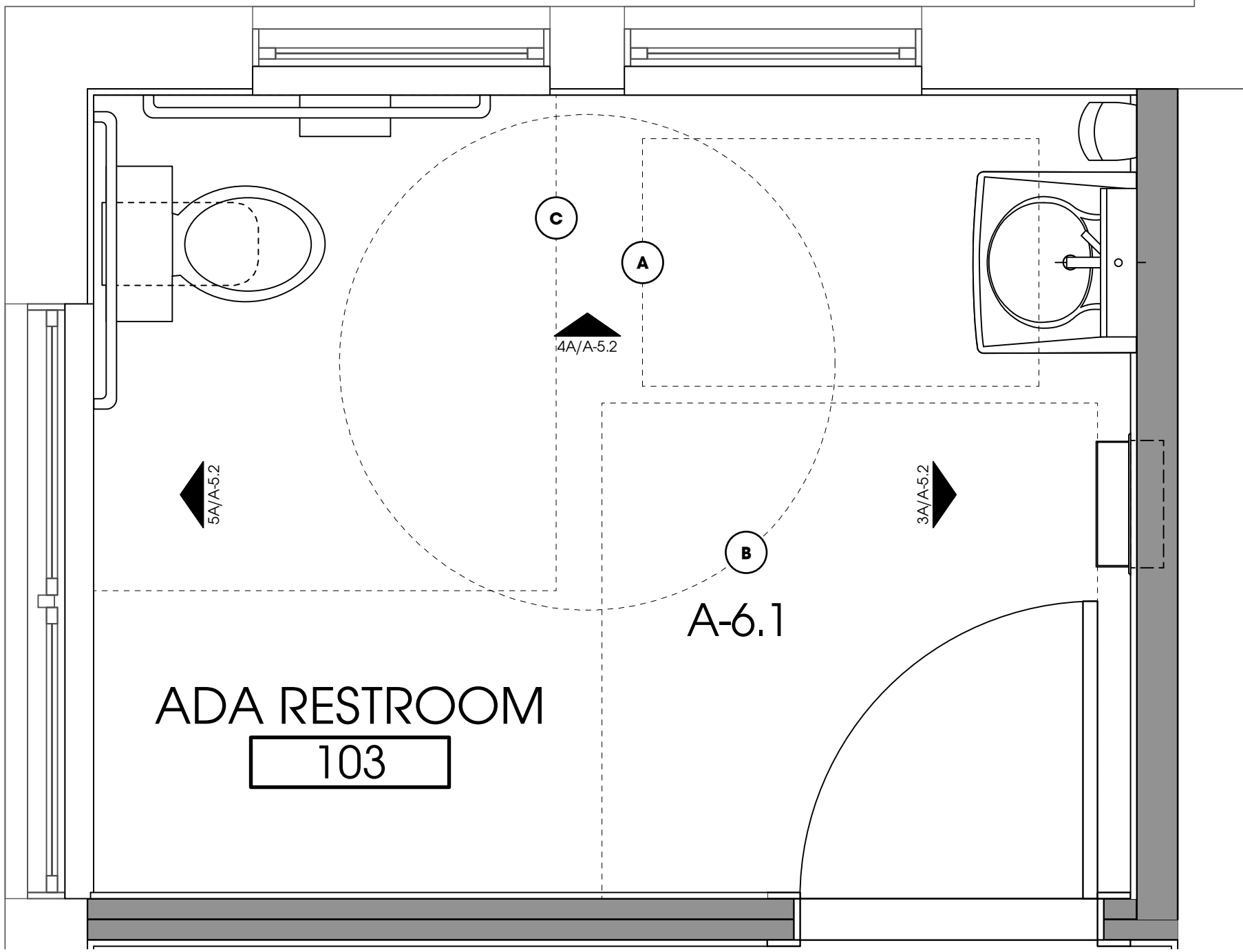
Issue/Revision	Issue
Project ID	18118
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Drawn By	JRE
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GENERAL NOTES:

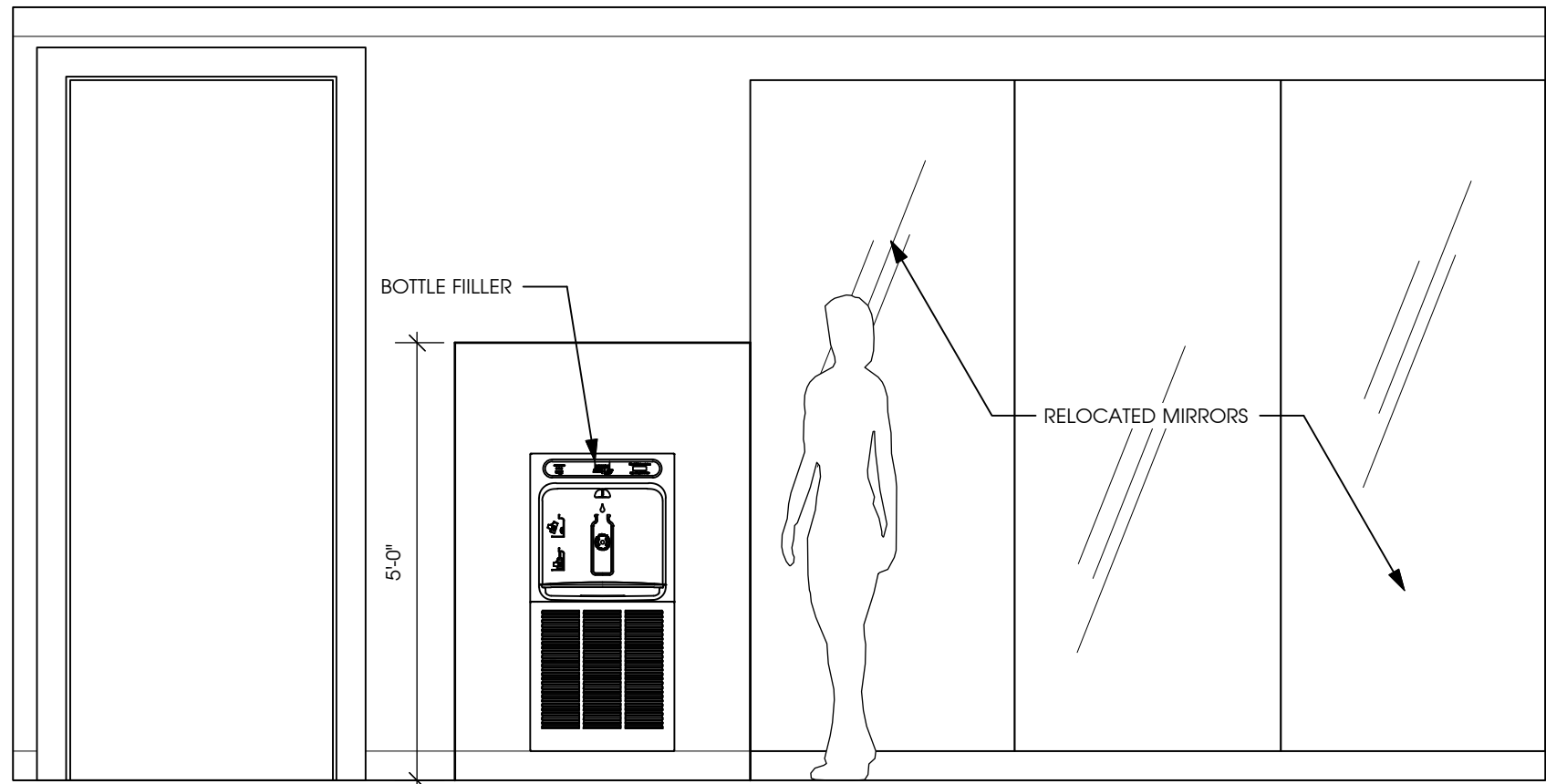
- A. ALL INTERIOR WALLS TO BE 'S40', UNLESS NOTED OTHERWISE. SEE WALL TYPE LEGEND ON SHEET A-1.2
- B. FURNITURE SHOWN FOR DIAGRAMATIC PURPOSES ONLY. ALL FURNITURE BY OWNER.
- C. PROVIDE IN-WALL BLOCKING FOR ALL SHELVING, TOILET ACCESSORIES, ETC. AS REQ'D.
- D. SEE LIFE SAFETY PLAN A-0.1 FOR FIRE EXTINGUISHER LOCATIONS.

DIMENSIONED FLOOR PLAN

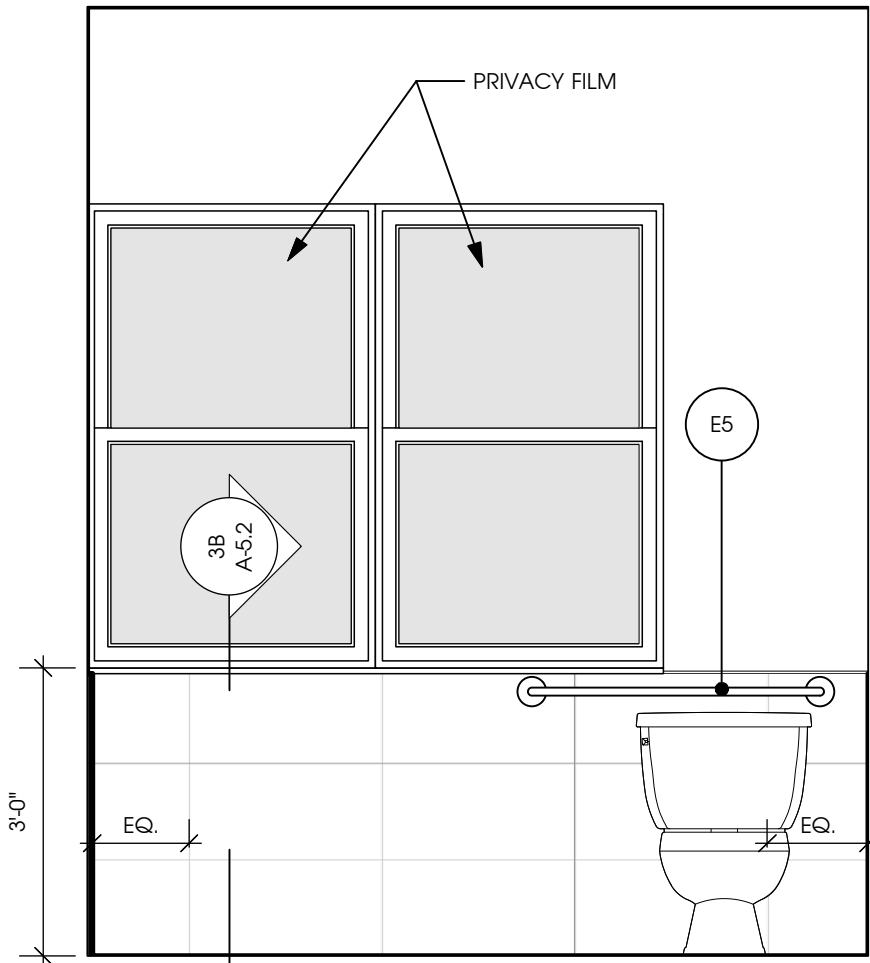
A-5.1



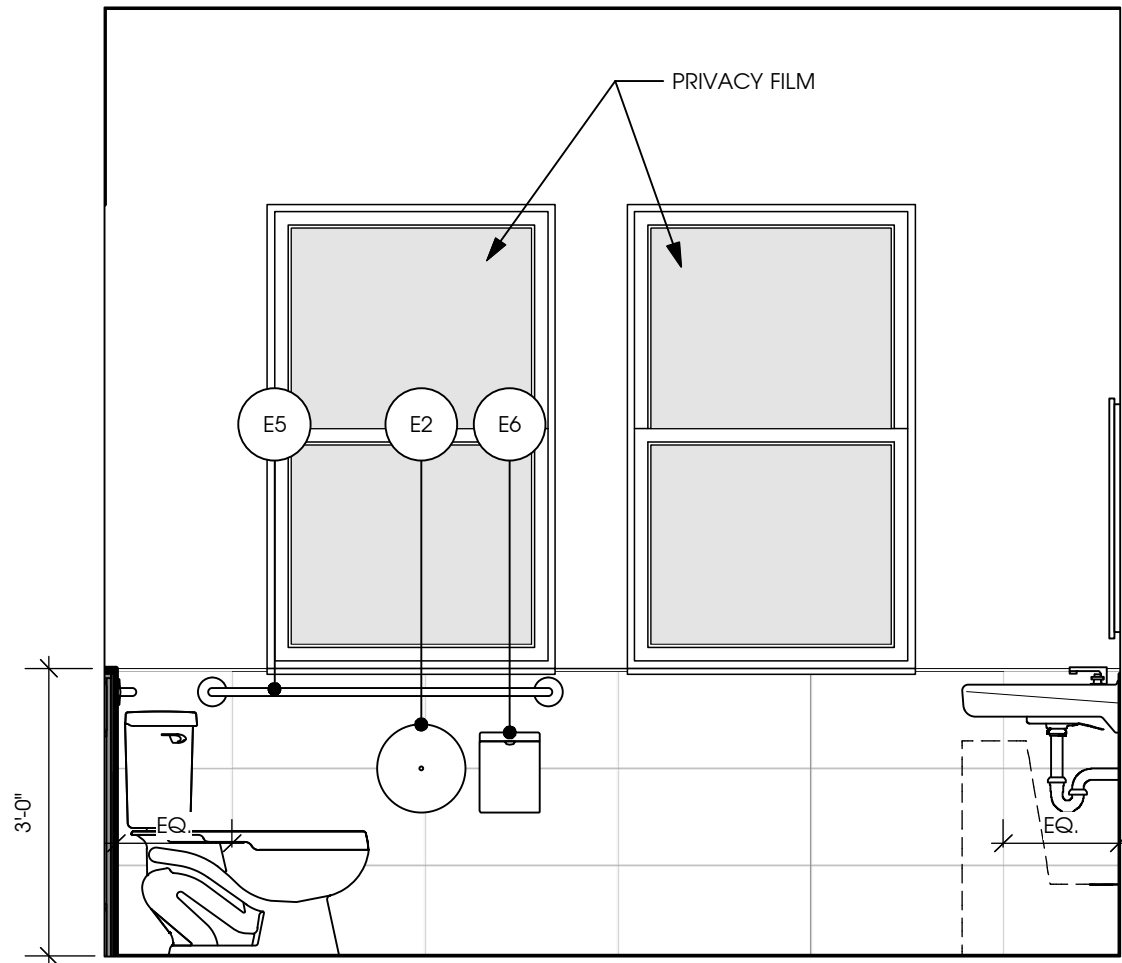
5C ENLARGED RESTROOM
Scale: 3/4" = 1'-0"



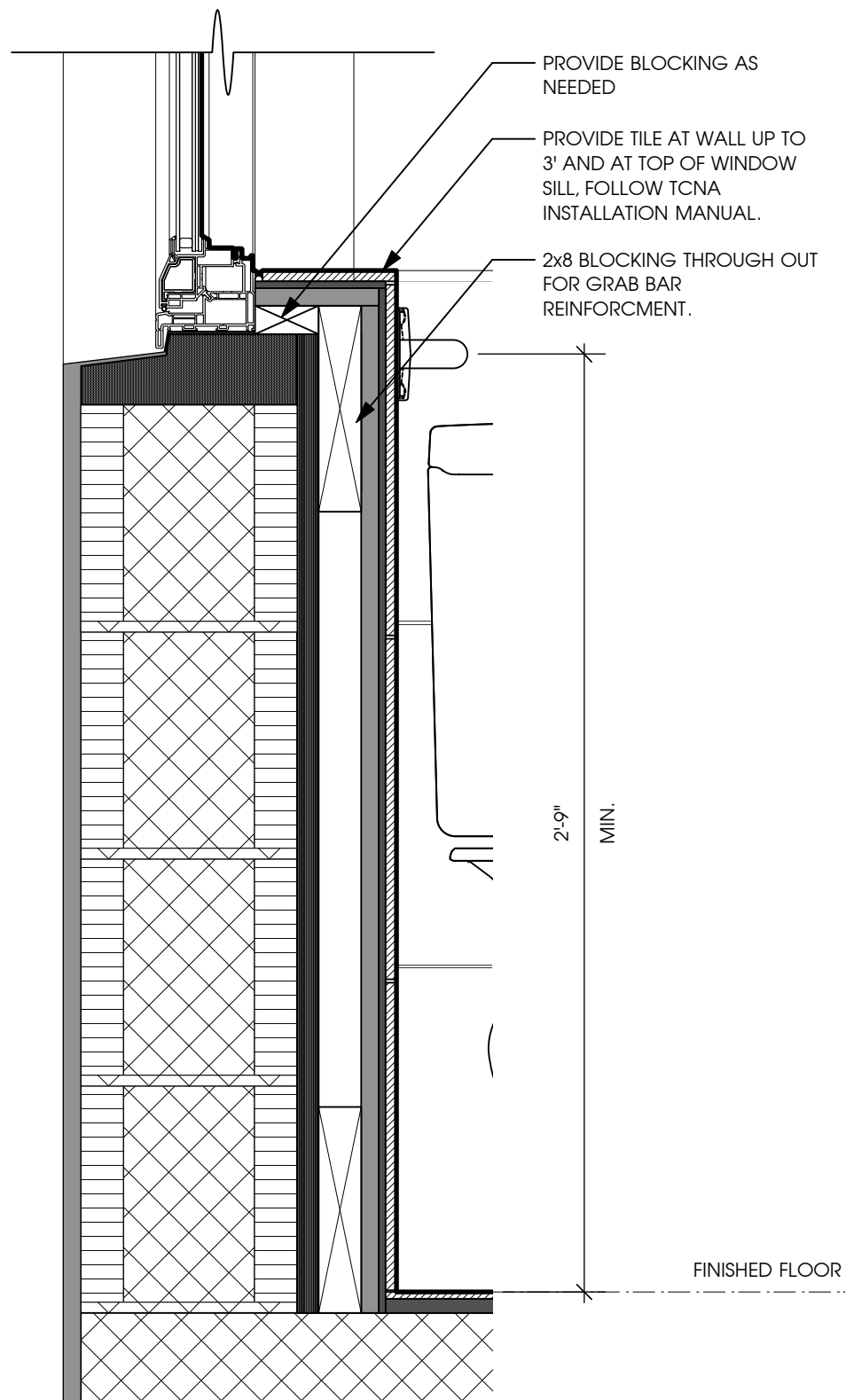
5B ENLARGED RESTROOM ELEVATION-2
Scale: 1/2" = 1'-0"



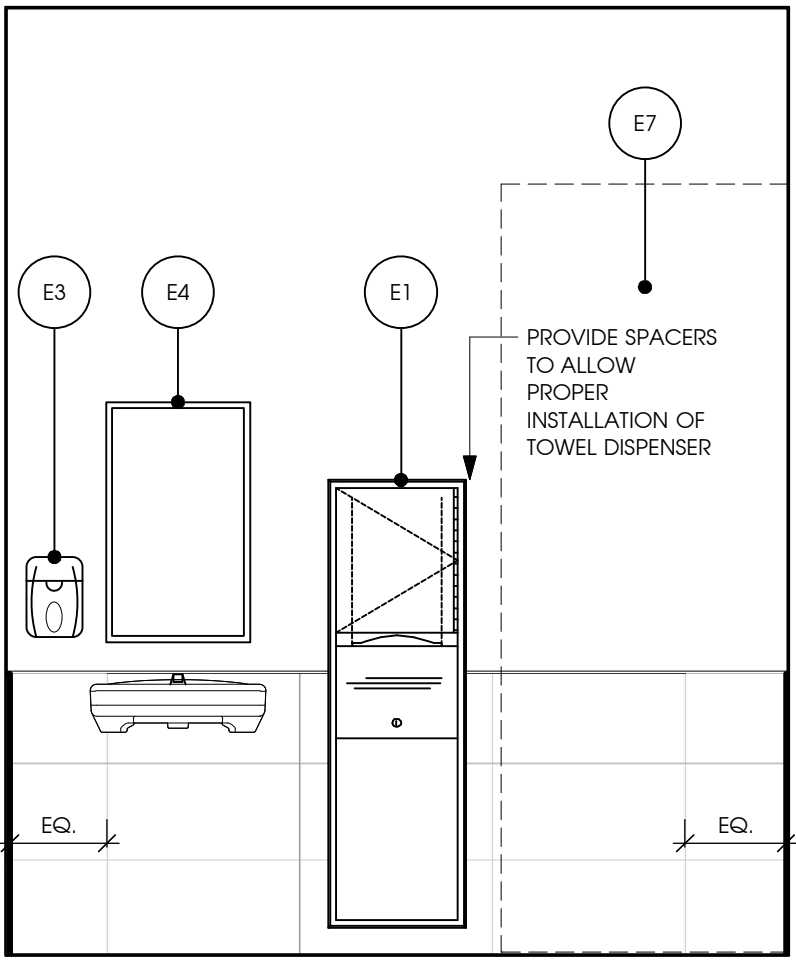
5A ENLARGED RESTROOM ELEVATION-2
Scale: 1/2" = 1'-0"



4A ENLARGED RESTROOM ELEVATION
Scale: 1/2" = 1'-0"



3B DETAIL @ RR WINDOW SILL
Scale: 2" = 1'-0"



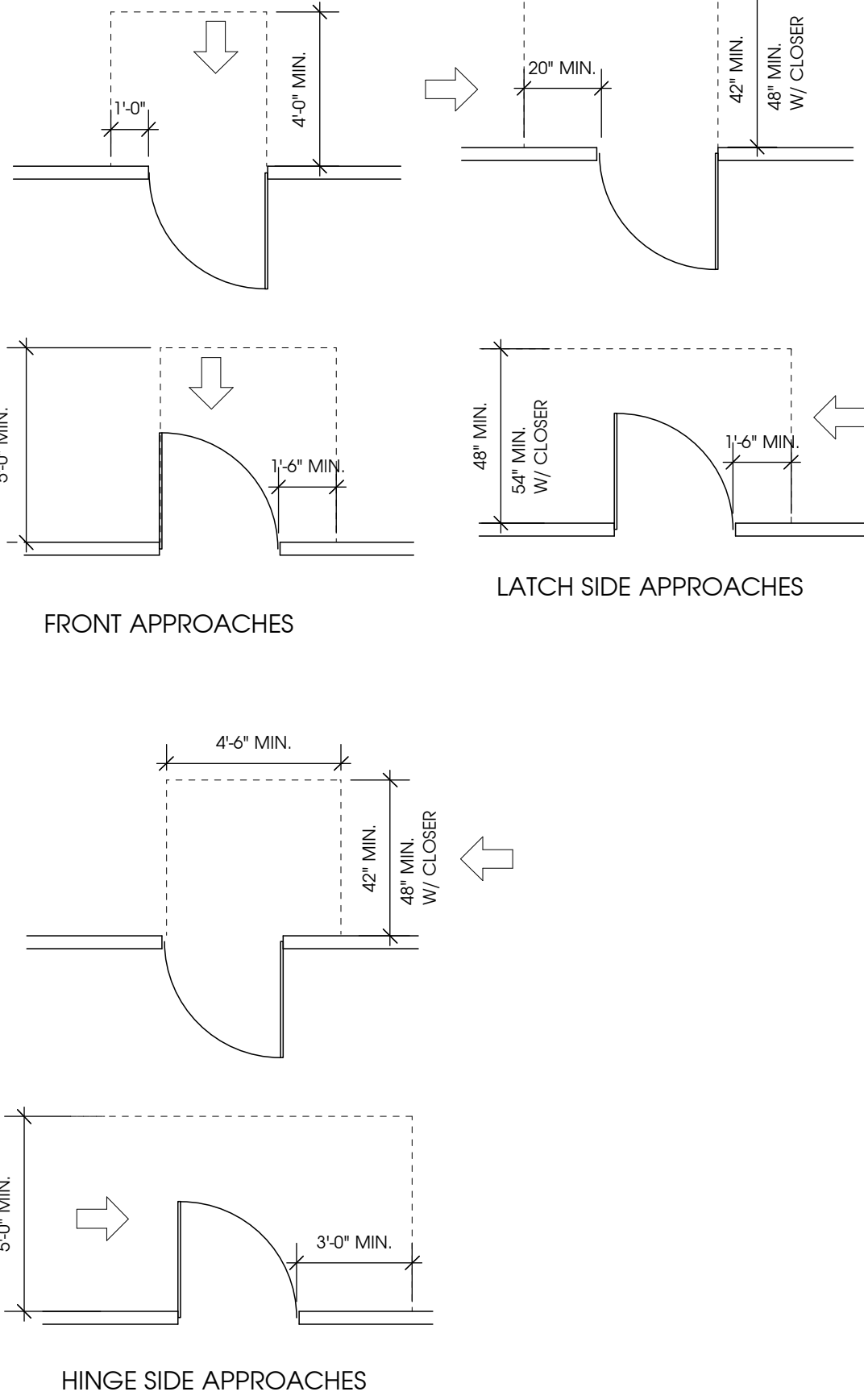
3A ENLARGED RESTROOM ELEVATION-2
Scale: 1/2" = 1'-0"

GENERAL TILE NOTES:

- Tile Floors (over wood substrate and over concrete on ground):**
- Install tile per TCNA Method F147-18 & per TCNA Method F125-18 as applies.
 - See floor finish plans and elevations for tile selection and pattern.
 - See floor finish plans for expansion joint locations.
 - Use Schluter Ditra System for uncoupling membrane
 - Use Schluter Dilex-BWS for expansion Joints (finish to match grout color).
 - Use Schluter Schien for transitions to adjacent floor surfaces.
 - Provide Perimeter Joints per TCNA Method EJ171G-18.
 - Lap adjacent membranes over uncoupling membrane per Schluter instructions.
 - Use unmodified thin set.
 - Use Leveling Spacer System (Raimondi RLS or equal) for installation of all large format tiles.

- Tile Walls:**
- Install tile per TCNA Method W244F-18 with "optional bonded waterproof membrane"
 - Utilize Schluter Kerdi System for membrane
 - See floor finish plans and elevations for tile selection and pattern
 - Lap membranes over adjacent membranes per Schluter instructions.
 - Use Schluter Dilex-EKE for all inside corner joints (color to match grout).
 - Use unmodified thin set.
 - Use Leveling Spacer System (Raimondi RLS or equal) for installation of all large format tiles.

FLORIDA BUILDING CODE - CHAPTER 4
MANEUVERING CLEARANCE @ SWINGING DOORS



FLORIDA BUILDING CODE - CHAPTER 6
FIXTURE CLEARANCES

MARK	TYPE	SECTION	FIGURE
A	30" X 48" FIXTURE CLEARANCE MIN.	CH. 6	32
B	60" Ø WHEELCHAIR TURN SPACE / T-SHAPED SPACE FOR 180° TURNS	CH. 6	3
C	60" X 60" WATER CLOSET CLEARANCE MIN.	CH. 6	28
D	30" X 48" MIN. CLEARANCE BEYOND DOOR SWING.	CH. 6	

TOILET ACCESSORY SCHEDULE

No.	MODEL #	DESCRIPTION	MOUNTING HEIGHT
E1	BOBRICK B-3944 TO MATCH EXISTING	RECESSED CONVERTIBLE PAPER TOWEL DISPENSER AND WASTE RECEPTACLE	FOLLOW MANUF. INSTRUCTIONS FOR ADA HEIGHT (59-1/2" A.F.F.)
E2	ULINE H-5113	STAINLESS STEEL SINGLE ROLL DISPENSER	FOLLOW MANUF. INSTRUCTIONS FOR ADA HEIGHT
E3	ULINE H-3415	FOAMING SUTO DISPENSER	
E4	BOBRICK B-293	1830 SERIES TILT FRAMED MIRROR	39" AFF. TO BOT. OF UNIT, 40" MAX TO REFLECTIVE SURFACE * SET OVER TILE FRAME
E5	BOBRICK B-5805X36 B-5806X42	GRAB BARS (1 PAIR)	33" AFF. TO TOP OF UNIT
E6	BOBRICK B-270	COUNTURA SERIES SURFACE MOUNTED SANITARY NAPKIN DISPOSAL	33" AFF. TO TOP OF UNIT (30" AFF. TO TOP OF UNIT AT ACCESSIBLE STALL)
E7	BOBRICK B-76717	SINGLE COAT HOOK LOCATE ON BACK OF DOOR	(FOLLOW MANUF. INSTRUCTION FOR ADA HEIGHT)

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NOTES

- SEE PLUMBING DRAWINGS FOR TOILET FIXTURE MODELS.
- ALL ACCESSIBLE BATHROOM EQUIPMENT TO COMPLY WITH A.D.A. 4.1.
- WALL MOUNTED FIXED MIRRORS TO BE 1/8" THICK.
- PROVIDE 2X6 BLOCKING BEHIND WALL AT THE FOLLOWING LOCATIONS:
 - ALL COUNTERTOPS @ 28" A.F.F. (UNLESS OTHERWISE NOTED)
 - ALL WALL MOUNTED UPPER CABINETS ACCORDING TO CABINETS DIMENSIONS
 - ALL BATHROOM ACCESSORIES COORDINATE WITH RECOMMENDED MOUNTING HEIGHT BY MANUFACTURER.
 - ALL WALL MOUNTED SPECIAL EQUIPMENT
 - ALL WALL MOUNTED BATHROOM FURNITURE FIXTURES

PLAN, ELEVATIONS & DETAILS



D

C

B

A



5

4

3

2

1



C

B

A



ROOM FINISH SCHEDULES

Room ID	213 Name	Floor	Floor Material	Wall Material	Wall Finish	Ceiling Material	Moulding Casing	Base	General Remarks
ROOMS									
101	CARDIO	RF	WD	GB	P	GB	-	EXT	-
102	WEIGHT	RF	WD	GB	P	GB	-	EXT	-
103	RESTROOM	CT	-	GB	CT/P	GB	-	EXT	-
									-
									-
									-

NOTES:
1. PROVIDE MOISTURE RESISTANT GYPSUM BOARD AT ALL WALLS ADJACENT TO COUNTERS
2. PROVIDE DENSIELD TILE BACKER OR EQUIVALENT AT ALL TILED LOCATIONS

INTERIOR FINISHES LEGEND

FLOOR MATERIALS
(ALL MATERIALS TO BE AS SELECTED BY OWNER, PER CONTRACTOR'S ALLOWANCE)
CT - CERAMIC TILE
RF - RUBBER FLOORING
VCT - VINYL COMPOSITE TILE
SC - SEALED AND HARDENED CONCRETE
BC - BRUSHED CONCRETE
WD - WOOD

BASE MATERIALS
(ALL MATERIALS TO BE AS SELECTED BY OWNER, PER CONTRACTOR'S ALLOWANCE)
CT - CERAMIC TILE
WD - WOOD
R4 - RUBBER BASE, 4" HIGH
CPT - CARPET

WALL MATERIALS
(ALL MATERIALS TO BE AS SELECTED BY OWNER, PER CONTRACTOR'S ALLOWANCE)
GB - GYPSUM BOARD
GBX - 5/8" TYPE "X" GYPSUM WALL BOARD
MCSB - MOISTURE RESISTANT GYPSUM BOARD
MBGFR - FIBER REINFORCED 5/8" TYPE "X" MOISTURE REIST. GYP. BOARD
CMU - MASONRY
WD - WOOD
ACOU - ACOUSTICAL FINISH

WALL AND CEILING FINISHES
(ALL MATERIALS TO BE AS SELECTED BY OWNER, PER CONTRACTOR'S ALLOWANCE)
P/E - PAINT, EPOXY WATER BASED ENAMEL
P/LE - PAINT, ACRYLIC LATEX ENAMEL
P/LS - PAINT, ACRYLIC LATEX SEMI-GLOSS ENAMEL
VWC - VINYL WALL COVER
CT - CERAMIC TILE
CTW - CERAMIC TILE WAINSCOAT (TO 7'-0" A.F.F. UNLESS OTHERWISE NOTED)
ST - CEMENT STUCCO

CEILING MATERIALS
(ALL MATERIALS TO BE AS SELECTED BY OWNER, PER CONTRACTOR'S ALLOWANCE)
GB - SUSPENDED 5/8" TYPE "X" GYPSUM BOARD
Z2 - SUSPENDED ACOUSTICAL CEILING SYSTEM, 2' X 2' MINERAL FIBER PANELS
Z2V - VINYL SUSPENDED ACOUSTICAL CEILING SYSTEM, 2' X 2'
Z4V - VINYL SUSPENDED ACOUSTICAL CEILING SYSTEM, 2' X 4'
Z4 - SUSPENDED ACOUSTICAL CEILING SYSTEM, 2' X 4' MINERAL FIBER PANELS
ES - EXPOSED STRUCTURE
MP - METAL PANEL / VENTED SOFFIT

NOTES
PAINT ALL EXPOSED STEEL STRUCTURE WITH SEMI-GLOSS ALKYD ENAMEL
REFER TO INTERIOR ELEVATIONS FOR EXACT LOCATIONS OF CERAMIC TILE AND VINYL WALL COVERING
REFER TO INTERIOR ELEVATIONS AND REFLECTED CEILING PLAN FOR ADDITIONAL INFORMATION ON FINISHES. WHERE DISCREPANCIES OCCUR BETWEEN FINISH SCHEDULE AND INTERIOR ELEVATIONS OR CEILING PLAN, CONTACT THE ARCHITECT FOR RESOLUTION

INTERIOR FINISH MATERIALS SHALL BE GROUPED IN THE FOLLOWING CLASSES IN ACCORDANCE WITH THEIR FLAME SPREAD.
CLASS A FLAME SPREAD 0-25
CLASS B FLAME SPREAD 26-75
CLASS C FLAME SPREAD 76-200
CLASS D FLAME SPREAD 201-500
CLASS E FLAME SPREAD OVER 500

INTERIOR FINISH FOR CARPETING MATERIALS SHALL BE GROUPED IN THE FOLLOWING CLASSES IN ACCORDANCE WITH THEIR CRITICAL RADIANT FLUX.
CLASS 1 0.45 WATTS PER SQ. CENTIMETER
CLASS 2 0.22 WATTS PER SQ. CENTIMETER

INTERIOR PAINT LEGEND

TAG	DESCRIPTION	R
PAINT		
PT-01	SHERWIN WILLIAMS, ACRYLIC LATEX PAINT, SATIN FINISH, SW 7029 "AGREEABLE GRAY"	
PT-02	SHERWIN WILLIAMS, ACRYLIC LATEX PAINT, SATIN FINISH, SW 7633 "TAUPE TONE"	
CT-02	SOURCE: TRINITY SURFACES, MANUFACTURER: MARBLE LAB, COLOR: NOBLE ECRU, SIZE: 12x24, FINISH: POLISHED	
FLOORING		
CT-01	SOURCE: INTERIORS & SURFACES, MANUFACTURER: NAUTILUS, PRODUCT: ECLIPSE, COLOR: LUNA BEIGE, SIZE: 12x24	
RF-01	SOURCE: SPARTAN SURFACES, MANUFACTURER: ECORE, PRODUCT: ECONIGHTS, COLOR: 655 SPACE NUT	
WD-01	WOOD BASE TO MATCH ADJACENT EXISTING. PROVIDE AS REQUIRED THROUGHOUT SCOPE OF WORK	

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FINISH PLAN

A-6.1

D

C

GENERAL NOTES

- THESE DRAWINGS ARE DIAGRAMMATIC IN NATURE AND INDICATIVE OF WORK TO BE PROVIDED (FURNISHED AND INSTALLED) UNDER THIS CONTRACT. DRAWINGS SHOULD NOT BE SCALED.
- THE CONTRACTOR IS RESPONSIBLE TO EXAMINE THE EXISTING CONDITIONS UNDER WHICH THEY SHALL OPERATE AND VERIFY THE EXTENT OF WORK REQUIRED TO COMPLETE THE WORK UNDER THIS CONTRACT.
- PRIOR TO ORDERING AND FABRICATING ANY EQUIPMENT, IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO EXAMINE THE PHYSICAL CONDITIONS AT THE PROJECT SITE AND VERIFY SPACE AND SUFFICIENT CLEARANCES ARE AVAILABLE FOR INSTALLING EQUIPMENT, DUCTWORK, PIPING, AND APPURTENANCES, AND TO DETERMINE ANY NECESSARY MODIFICATIONS.
- PERFORM ALL WORK IN COMPLIANCE WITH ALL APPLICABLE FEDERAL, STATE, AND LOCAL CODES, REGULATIONS, AND STANDARDS ADOPTED BY THE AUTHORITY HAVING JURISDICTION. IF CONFLICTS EXIST BETWEEN THESE ENGINEERING DOCUMENTS AND CODES, THE MOST STRINGENT REQUIREMENTS SHALL GOVERN.
- ALL CONSTRUCTION WORK SHALL ALSO MEET THE FOLLOWING CODE REQUIREMENTS:
 - FLORIDA BUILDING CODE (FBC) 2017
 - FLORIDA EXISTING BUILDING CODE 2017
 - FBC MECHANICAL 2017
 - FBC PLUMBING 2017
 - FBC ENERGY CONSERVATION 2017
 - FLORIDA FIRE PREVENTION CODE 2017
 - NFPA 1-2015, THE UNIFORM FIRE CODE
 - NFPA 101-2015, THE LIFE SAFETY CODE
 - NFPA 518-2014, STANDARD FOR FIRE PREVENTION DURING WELDING, CUTTING AND OTHER HOT WORK
 - NFPA 13-2016, STANDARD FOR THE INSTALLATION OF SPRINKLER SYSTEMS
 - NFPA 70-2014, NATIONAL ELECTRICAL CODE
 - NFPA 90A-2015, STANDARD FOR THE INSTALLATION OF AIR CONDITIONING AND VENTING SYSTEMS.
 - NFPA 241-2013, STANDARD FOR SAFEGUARDING CONSTRUCTION, ALTERATION AND DEMOLITION OPERATIONS.
- CONTRACTOR SHALL COORDINATE AND SEQUENCE DEMOLITION, CLEANING, AND CONSTRUCTION WORK.
- CONTRACTOR SHALL NOTE ANY SPECIAL REQUIREMENTS FOR INSTALLATION OF WORK UNDER THIS CONTRACT. DISMANTLE AND REASSEMBLE EQUIPMENT AS NECESSARY FOR ENTRY INTO THE BUILDING AND THE LOCATION OF INSTALLATION.
- THE CONTRACTOR SHALL MAINTAIN A COMPLETE PROJECT SCHEDULE AND SHALL UPDATE THIS SCHEDULE WEEKLY. ANY CHANGES SHALL BE NOTED AND AN UPDATED SCHEDULE SHALL BE PROVIDED TO THE OWNER.
- ALL PERMITS, FEES, TAXES, ETC SHALL BE PAID BY CONTRACTOR AS PART OF THE TOTAL PROJECT COST.
- MAINTAIN THE INTEGRITY OF ALL FIRE AND SMOKE RATED WALLS, PARTITIONS, CEILINGS, AND FLOORS. SEAL ALL PENETRATIONS THROUGH RATED ASSEMBLIES WITH FIRESTOP MATERIAL IN ACCORDANCE WITH U.L. REQUIREMENTS TO MAINTAIN THE ASSEMBLY RATING.
- CONTRACTOR SHALL FURNISH U.L. APPROVED DRAWINGS FOR EACH TYPE OF FIRE AND SMOKE RATED ASSEMBLY PENETRATION BY DUCTS, PIPES, OR CONDUITS, AND SHALL DISPLAY THESE DRAWINGS ON THE JOB SITE AT ALL TIMES DURING CONSTRUCTION.
- CONTRACTOR SHALL REFER TO ALL DETAILS FOR PROPER GUIDANCE.
- THE CONTRACTOR SHALL SUBMIT SHOP DRAWINGS AND EQUIPMENT SUBMITTALS FOR ALL PRODUCTS USED ON PROJECT.
- THE ENGINEER'S APPROVAL OF SUBMITTAL DATA SHALL NOT RELIEVE THE CONTRACTOR OF RESPONSIBILITY FOR DEVIATIONS FROM THE REQUIREMENTS OF CONTRACT DOCUMENTS UNLESS THE CONTRACTOR HAS RECEIVED WRITTEN APPROVAL FROM THE ENGINEER TO THE SPECIFIC DEVIATION. THE ENGINEER'S APPROVAL OF SUBMITTAL DATA SHALL NOT RELIEVE THE CONTRACTOR OF RESPONSIBILITY FOR ERRORS OR OMISSIONS IN HIS OR HER SUBMITTAL DATA.
- THE CONTRACTOR IS REQUIRED TO SUBMIT THREE COMPLETE O&M MANUALS IN THREE RING BINDERS AT SUBSTANTIAL COMPLETION. MANUALS SHALL INCLUDE INSTALLATION AND MAINTENANCE DATA ON ALL NEW EQUIPMENT AND MATERIALS, CERTIFIED TECHNICAL PRODUCT DATA, EQUIPMENT SHOP DRAWINGS, SPARE PARTS DATA, ETC. PROVIDE AN INDEX AND ASSOCIATED DIVIDERS.
- CLOSE OUT DOCUMENTS: THE CONTRACTOR IS TO MAINTAIN ONE SET OF CONSTRUCTION DRAWINGS ON SITE AND KEEP CURRENT WITH MARK UP AS-BUILT CONDITIONS DURING CONSTRUCTION OF THE PROJECT. THIS SET IS TO INCLUDE ALL CONTRACT CHANGES, MODIFICATIONS AND CLARIFICATIONS. THIS SET ALONG WITH ALL SHOP DRAWINGS SHALL BE TURNED OVER TO THE ARCHITECT/ENGINEER AFTER CONSTRUCTION COMPLETION.
- IT IS THE RESPONSIBILITY OF ALL BIDDERS TO THOROUGHLY REVIEW AND UNDERSTAND ALL CONSTRUCTION DOCUMENTS. THIS INCLUDES BUT IS NOT LIMITED TO ALL DRAWINGS, SPECIFICATION SECTIONS, ETC. THE DRAWINGS ARE SCHEMATIC IN NATURE. THEREFORE BEFORE STARTING ANY WORK, THE CONTRACTOR SHALL REVIEW ALL OTHER CONSTRUCTION DOCUMENTS, VERIFY FIELD CONDITIONS AND SHALL MAKE ANY REQUIRED MINOR ADJUSTMENTS WITHOUT EXTRA COST TO THE OWNER. ANY MAJOR DISCREPANCIES FOUND SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT/ENGINEER. THE BASE BID SHALL REFLECT THE TOTAL COST OF NEW EQUIPMENT INSTALLATION. THIS INCLUDES LABOR, EQUIPMENT AND MATERIALS. NO CHANGE ORDERS SHALL BE ISSUED WITHOUT WRITTEN CONSENT AND APPROVAL FROM ENGINEER AND ARCHITECT.

B

DESIGN CONDITIONS

DESIGN CONDITIONS	SUMMER			WINTER	
	TEMPERATURE	RELATIVE HUMIDITY		TEMP	RELATIVE HUMIDITY
	*Fdb	*Fwb	%	*Fdb	%
OUTDOOR DESIGN CONDITIONS	91	77	53	43	NA
INDOOR AREA TEMPERATURE/HUMIDITY SETPOINTS					
TOILETS	77	64	50	70	30
CORRIDORS	75	63	50	70	30
ALL OTHER SPACES	75	63	50	70	30

BUILDING AIR BALANCE

OUTSIDE AIR		EXHAUST AIR	
OUTSIDE AIR SOURCE	CFM	EXHAUST AIR SOURCE	CFM
AHU-1	300	(E)EF-1	200
AHU-2	300	(E)EF-1	200
---	---	(E)EF-2	50
---	---	EF-3	50
---	---	---	---
TOTAL	+600	TOTAL	-500
AIR BALANCE			+100 CFM

A

MECHANICAL NOTES

- CONTRACTOR IS RESPONSIBLE FOR VERIFICATION OF FIELD CONDITIONS PRIOR TO BEGINNING WORK AND ORDERING EQUIPMENT, AND FOR COORDINATING NEW EQUIPMENT DIMENSIONS AND MEANS AND METHODS FOR INSTALLATION WITH FIELD CONDITIONS.
- CONTRACTOR IS RESPONSIBLE TO COORDINATE WITH SUBMITTED EQUIPMENT TO ENSURE ALL INLET/OUTLET CONNECTIONS COORDINATE WITH FIELD INSTALLED DUCTWORK AND MAKE ANY NECESSARY DUCT MODIFICATIONS TO ENSURE PROPER OPERATION OF MECHANICAL EQUIPMENT.
- SUBMITTALS SHALL MEET SCHEDULED DESIGN CHARACTERISTICS, INCLUDING BUT NOT LIMITED TO CFMS, EAT(DB/WB), ESP, CAPACITIES, VOLTAGES/PHASES, MCAMOCPP, SONES, ETC.
- ALL DUCT CONSTRUCTION, INSTALLATION, AND SUPPORTS ARE TO COMPLY WITH LATEST EDITION OF SMACNA'S HVAC DUCT CONSTRUCTION STANDARDS METAL AND FLEXIBLE DUCT. ALL DUCTWORK SHALL BE 2" PRESSURE CLASS UNLESS OTHERWISE NOTED.
- ROUND DUCTS AND FITTINGS SHALL BE SPIRAL SEAM CONSTRUCTION, MANUFACTURED FROM G60 GALVANIZED STEEL ACCORDING TO ASTM A653/A924 AND AS SPECIFIED. RECTANGULAR DUCTWORK SHALL BE MANUFACTURED FROM G60 GALVANIZED SHEET METAL ACCORDING TO ASTM A653/A653M AND AS SPECIFIED.
- ALL WALL-MOUNTED THERMOSTATS AND/OR TEMPERATURE SENSORS SHALL BE INSTALLED AT AN ELEVATION OF 48" ABOVE FINISHED FLOOR TO THE TOP UNLESS OTHERWISE NOTED ON DRAWINGS. LOCATION OF WALL-MOUNTED THERMOSTATS SHALL BE COORDINATED WITH OTHER TRADES FOR A NEAT APPEARANCE. FINAL LOCATION OF THERMOSTATS SHALL BE SUBJECT TO THE APPROVAL OF THE ENGINEER OR REPRESENTATIVE IN THE FIELD.
- ALL SUPPLY AIR DIFFUSERS SHALL BE 4-WAY THROW UNLESS NOTED OTHERWISE. CONTRACTOR SHALL PAINT INSIDE EACH RETURN GRILLE'S PLENUM AND DUCT CONNECTION FLAT BLACK TO CONCEAL CONNECTION. COORDINATE AIR DEVICE LOCATIONS WITH LIGHTING FIXTURES AND FIRE SPRINKLER HEADS. PRIOR TO INSTALLATION, THE CONTRACTOR IS TO REFER TO THE ARCHITECTURAL REFLECTED CEILING PLAN FOR ACTUAL FINAL LOCATIONS OF AIR DEVICES.
- DIFFUSERS/GRILLES SHALL NEVER BE INSTALLED ON SURFACE OF ACOUSTICAL LAY-IN TILE. ALL DIFFUSERS/GRILLES IN LAY-IN CEILINGS SHALL BE LAY-IN PANEL MOUNT. REFER TO SCHEDULE. GYPSUM BOARD SURFACE MOUNT DIFFUSERS SHALL NOT BE BEVEL MOUNT.
- CONTRACTOR SHALL COORDINATE DIFFUSER/GRILLE LOCATIONS WITH STRUCTURE IN EXPOSED SITUATIONS IN ORDER TO ENSURE AIR IS NOT DIRECTLY SUPPLIED OR RETURNED OVER STRUCTURE OR OTHER TRADE COMPONENTS SUCH AS FIRE SPRINKLER PIPING, PLUMBING PIPING, ETC., CAUSING DUST ACCUMULATION. DUCTWORK ALONG WITH DIFFUSER/GRILLE LOCATIONS SHALL BE INSTALLED SYMMETRICALLY WITH ANY ADJACENT DUCTWORK/GRILLES. CENTER DIFFUSERS/GRILLES BETWEEN STRUCTURAL MEMBERS WHERE DUCTWORK AND STRUCTURAL MEMBERS ARE EXPOSED. CONTRACTOR SHALL BE RESPONSIBLE FOR FINAL INSTALLATION APPEARANCE AND SHALL MAKE APPROPRIATE CHANGES WHERE DIRECTED BY ARCHITECT/ENGINEER AT THEIR OWN EXPENSE WHERE ITEMS ARE NOT INSTALLED PER ABOVE STANDARDS.
- CONTRACTOR SHALL PROVIDE A COPY OF THE TEST AND BALANCE REPORT BY AN AABC OR NEBB CERTIFIED AGENCY. THIS REPORT MUST BE REVIEWED AND APPROVED BY THE ENGINEER PRIOR TO THE FINAL INSPECTION. THE CONTRACTOR MUST ALSO PROVIDE ALL REPORTS REQUIRED BY THE SPECIFICATION. OUTDOOR TEMPERATURE (DB); OUTSIDE AIR (DB/WB & CFM); SUPPLY AIR AT UNIT DISCHARGE (DB/WB & CFM); RETURN AIR (MIXED) (DB/WB & CFM); LEAVING COIL (DB/WB); DIFFUSER/GRILLE (DB/WB); EQUIPMENT (EWT/LWT); EQUIPMENT (EAT/LAT); EQUIPMENT (GPM); EQUIPMENT (PRESSURES); OUTSIDE AIR CFM SHALL BE MEASURED DIRECTLY AND NOT CALCULATED FROM THE DIFFERENCE BETWEEN SUPPLY AIR CFM AND RETURN AIR CFM.
- CONTRACTOR SHALL MAKE NECESSARY ADJUSTMENTS DURING TEST AND BALANCE AS REQUIRED TO ENSURE EQUIPMENT IS OPERATING WITHIN 10% OF THE SPECIFIED CRITERIA. THIS INCLUDES, BUT IS NOT LIMITED TO, ADJUSTING BELTS, SHEAVES, PULLEYS, AND IMPELLERS.
- ALL DUCTWORK MUST BE INSTALLED 6" AWAY FROM ANY FIRE RATED WALL TO FACILITATE INSPECTION.
- WHEN DUCTWORK IS INSTALLED 12 FT. OR MORE ABOVE THE FINISHED FLOOR, WRITE DUCT SIZES IN LARGE FONT ON THE BOTTOM OF DUCTWORK, SUCH THAT DUCT SIZES CAN BE OBSERVED AT FLOOR LEVEL WITHOUT THE NEED OF A LADDER OR MEASUREMENTS.
- THE GENERAL CONTRACTOR IS RESPONSIBLE FOR ALL TRADES INSTALLATION SCHEDULES. FIXED WORK SUCH AS DUCTWORK AND PLUMBING SHALL BE INSTALLED PRIOR TO ANY TRADE WORK THAT CAN BE EASILY RELOCATED OR OFFSET SUCH AS ELECTRICAL CONDUITS, SMALL WATER LINES, ETC. IDEALLY DUCTWORK SHALL BE INSTALLED FIRST.
- PROVIDE A FIRE DAMPER AT EVERY DUCT PENETRATION OF A FIRE-RATED WALL OR CEILING, WHETHER SHOWN ON DRAWINGS OR NOT. ALL FIRE DAMPERS SHALL BE DYNAMIC TYPE WITH BLADES OUTSIDE AIRSTREAM, UNLESS NOTED OTHERWISE.
- PROVIDE FIRE, SMOKE, AND COMBINATION FIRE/SMOKE DAMPERS AT EVERY LOCATION WHERE REQUIRED BY SECTION 607.5 OF THE FBC-MECHANICAL, WHETHER SHOWN ON DRAWINGS OR NOT. PROVIDE PROPER DAMPER ACTUATION IN ACCORDANCE WITH SECTION 607.3.3 OF THE FBC-MECHANICAL. PROVIDE ACCESS AND IDENTIFICATION IN ACCORDANCE WITH SECTION 607.4 OF THE FBC-MECHANICAL.
- PROVIDE CEILING RADIATION DAMPERS AT PENETRATIONS TO CEILING MEMBRANE OF A FIRE-RESISTANCE-RATED FLOOR/CEILING OR ROOF/CEILING ASSEMBLY IN ACCORDANCE WITH SECTION 607.6.2 OF THE FBC-MECHANICAL.
- INTENT OF MECHANICAL NOTES ON DRAWINGS IS TO CLARIFY THE SCOPE OF WORK AND ALERT CONTRACTOR OF EXISTING CONDITIONS. CONTRACTOR IS TO VISIT THE SITE AND VERIFY ALL CLEARANCES BEFORE FABRICATION OF DUCTWORK, AND PROVIDE ADDITIONAL OFFSET AND/OR CHANGES IN DUCT SIZES TO MEET FIELD CONDITIONS, AND TO COORDINATE WITH ELECTRICAL, PLUMBING, AND FIRE PROTECTION SUBCONTRACTORS, BEFORE ANY CONSTRUCTION WORK.
- FLEXIBLE AND RIGID ROUND DUCT TAKE-OFFS FOR DIFFUSERS SHALL BE THE SAME SIZE AS DIFFUSER NECK. MAXIMUM FLEXIBLE DUCT LENGTH SHALL BE 5'-0".
- INSTALL DUCTWORK AS HIGH AS POSSIBLE, TIGHT TO BOTTOM OF STRUCTURE, UNLESS NOTED OTHERWISE. COORDINATE DUCT ELEVATIONS WITH RAIN LEADERS, WATER PIPING, SANITARY DRAINS, AND MAJOR ELECTRICAL CONDUITS.
- CONTRACTOR SHALL PROVIDE ALL SUPPLEMENTARY STEEL REQUIRED TO SUSPEND/SUPPORT MECHANICAL EQUIPMENT AND MATERIALS.
- IT IS THE RESPONSIBILITY OF THE MECHANICAL INSTALLER TO PATCH AND REPAIR ANY DUCT OPENINGS WHICH RESULT FROM THE RELOCATION OR ELIMINATION OF ANY EXISTING AIR DEVICES. THE PATCH IS TO BE OF A SIMILAR MATERIAL TO THE REPAIRED DUCT AND TO BE SEALED IN ACCORDANCE WITH SMACNA STANDARDS.
- AIR HANDLING EQUIPMENT WARRANTIES SHALL BE EQUAL TO OR EXCEED WARRANTY OF SCHEDULED EQUIPMENT, UNLESS NOTED OTHERWISE.
- PROVIDE ADDITIONAL DUCTWORK AND PIPING SUPPORTS ON BOTH SIDES AND WITHIN 18" OF EACH FIRE RATED WALL. DUCTWORK OR PIPING SHALL NOT BE SUPPORTED FROM ANY FIRE RATED WALL.
- PROVIDE TURNING VANES IN ALL RECTANGULAR SUPPLY AIR DUCT ELBOWS WITH ANGLES FROM 45 DEGREES TO 90 DEGREES PER FIGURES 2-3, 2-4, 2-5 OF THE 1995 SMACNA DUCT CONSTRUCTION STANDARDS. PROVIDE SINGLE WALL VANE CONSTRUCTION FOR DUCTS UP TO 48" WIDE, AND DOUBLE WALL VANE CONSTRUCTION FOR LARGER DIMENSIONS.
- DUCT DIMENSIONS SHOWN ON DRAWINGS ARE CLEAR INSIDE DIMENSIONS (FREE AREA).
- CONTRACTOR SHALL COORDINATE ALL INTAKE/EXHAUST LOCATIONS TO ENSURE MINIMUM 10'-0" DISTANCE BETWEEN ANY INTAKES AND EXHAUSTS, PLUMBING VENTS, RELIEF, ETC.
- ALL HVAC EQUIPMENT SHALL BE INSTALLED PER MANUFACTURER'S RECOMMENDATIONS UNLESS INDICATED OTHERWISE.
- CONTRACTOR SHALL THOROUGHLY CLEAN AND ENSURE PROPER OPERATION OF ANY EXISTING HVAC EQUIPMENT. ANY CHANGE TO THE SYSTEM SHALL RESULT IN EQUIPMENT MODIFICATIONS (AS REQUIRED) INCLUDING BUT NOT LIMITED TO REPLACING MOTORS, VFDS, PULLEYS, SHEAVES, BELTS, ETC.
- CONTRACTOR SHALL PROVIDE A PERMANENT/PROFESSIONAL LABEL FOR EACH PIECE OF EQUIPMENT, ASSOCIATED THERMOSTAT(S) AND/OR SENSOR(S).
- EQUIPMENT LOCATION IDENTIFICATIONS AT CEILINGS: WHERE VALVES, EQUIPMENT SUCH AS VAV BOXES, FANS, ETC., CIRCUIT BREAKERS, OR OTHER ITEMS SUBJECT TO ROUTINE SERVICE, ARE MOUNTED IN A CONCEALED AREA ABOVE A CEILING, THE CEILING MUST BE MARKED WITH A LABEL UNDER THE SERVICED DEVICE. THE LABEL SHALL CARRY APPROPRIATE IDENTIFICATION TAG.
- DUCTWORK, DIFFUSERS, REGISTERS, GRILLES, AND OTHER MECHANICAL SYSTEM COMPONENTS SHALL NOT BE SUPPORTED BY THE CEILING OR CEILING SUSPENSION SYSTEM.
- METAL DUCTWORK SHALL BE CONNECTED TO MECHANICAL EQUIPMENT WITH FLEXIBLE DUCT CONNECTORS EQUAL TO DURO DYNE "SUPER METAL-FAB" WITH EXCELRON FABRIC; "GRIP LOC" SEAM; 24 GAGE METAL TABS. INSULATION SHALL BE INSTALLED OVER METAL TABS AS TO NOT CAUSE FRICTION ON FABRIC.
- LOW PRESSURE SUPPLY, RETURN, AND TRANSFER AIR DUCTS SHALL BE 1/2" THICK DUCT BOARD, R-VALUE = 6 MINIMUM (EQUAL TO JOHNS MANVILLE BONDED WITH THERMO SETTING RESIN ON AIR STREAM SIDE WITH AN ANTIMICROBIAL COATING). ALL FIBROUS GLASS DUCTWORK SHALL BE CONSTRUCTION AND SEALED FOLLOWING SMACNA FIBROUS GLASS DUCT CONSTRUCTION STANDARDS 2003 EDITION, WITH CLASS 1 MATERIALS LISTED AND LABELED TO UL STANDARD 181. FACING SHALL BE FSK ALUMINUM FOIL. CONSTRUCTION SHALL COMPLY WITH RECOMMENDATIONS AND DETAILS IN SMACNA AND NAIMA FIBROUS GLASS DUCT CONSTRUCTION STANDARDS AND MANUFACTURER'S RECOMMENDATIONS. ALL JOINTS SHALL BE SECURELY TAPED WITH FASSON 08/10 OR APPROVED EQUAL PRESSURE SENSITIVE TAPE AND MASTICED WITH FABRIC REINFORCEMENT. METAL TO FIBERGLASS CONNECTIONS TO BE MADE USING 3/4" WIDE GLASS FABRIC OR TAPE WITH FOSTER 30/36 MASTIC OR EQUAL. SUPPORT DUCTS WITH 1x2x1/2" GAGE MINIMUM CHANNELS AND STRAP OR 12-GAGE WIRE FROM BUILDING CONSTRUCTION. SUSPEND FROM JOISTS WITH BEAM CLAMPS. PROVIDE HOT DIPPED STEEL FASTENERS, ANCHORS, RODS, STRAPS, TRIM AND ANGLES FOR SUPPORT OF DUCTWORK. ALL INSULATION SEAMS SHALL BE CLEAN AND AESTHETICALLY PLEASING. APPLY DUCT TAPE OVER TAPED, GLASSED, AND MASTICED JOINTS EQUAL TO HARD CAST ADHESIVE/SEALANT TAPE WITH FOIL FACE TO MATCH DUCTBOARD FOIL FACE.
- ALL EXHAUST DUCT WORK SHALL BE NON-INSULATED SHEET METAL, UNLESS NOTED OTHERWISE.
- ALL FLEXIBLE DUCTS SHALL BE LISTED AND LABELED TO UL 181 AND SHALL BE CLASS 0 OR CLASS 1. FLEXIBLE DUCTS SHALL HAVE A MINIMUM RATED AIR VELOCITY OF 4000 FPM, A MINIMUM POSITIVE PRESSURE RATING OF 4 IN. WG, AND A MINIMUM NEGATIVE PRESSURE RATING OF 1 IN. WG. ALL FLEXIBLE DUCTS SHALL MEET 2017 FLORIDA BUILDING CODE SECTION 449.3.6.4.
- ALL DOOR UNDERCUTS FOR THE PURPOSE OF BALANCING RETURN AIR SHALL BE MINIMUM 1", PER FBC-MECHANICAL SECTION 601.6.
- ALL CONTROL WIRING SHALL BE INCLUDED AS PART OF MECHANICAL WORK; REFER TO ELECTRICAL SPECIFICATIONS FOR CONDUIT AND WIRING REQUIREMENTS. COORDINATE WITH ELECTRICAL CONTRACTOR TO ENSURE THAT REQUIRED INTERFACE DEVICES ARE PROVIDED WITH ELECTRICAL COMPONENTS (I.E. FAN SPEED RHEOSTATS, AUXILIARY CONTACTS, INTERLOCKS, ETC.).
- ALL EQUIPMENT DISCONNECTS, WHETHER INTERNALLY MOUNTED OR EXTERNALLY MOUNTED, SHALL BE FURNISHED AND INSTALLED BY MECHANICAL CONTRACTOR, WIRED BY ELECTRICAL CONTRACTOR. IF EXTERNALLY MOUNTED, PROVIDE DISCONNECTING MEANS AT SAME ELEVATION AS EQUIPMENT. REFER TO ELECTRICAL SPECIFICATIONS FOR REQUIREMENTS.
- MECHANICAL CONTRACTOR SHALL COORDINATE ELECTRICAL CHARACTERISTICS AND REQUIREMENTS OF ALL MECHANICAL EQUIPMENT WITH ELECTRICAL CONTRACTOR BEFORE BIDDING/ORDERING AND INSTALLATION.

MECHANICAL LEGEND

DUCTWORK SYMBOLS

	EXISTING DUCT TO REMAIN
	EXISTING DUCT TO BE REMOVED
	RECTANGULAR DUCT (INSIDE DIMENSIONS: WIDTH x DEPTH)
	ROUND DUCT (INSIDE DIMENSIONS: DIAMETER)
	FLEXIBLE DUCTWORK (INSULATED)
	SUPPLY DUCT (UP & DOWN)
	EXHAUST DUCT (UP & DOWN)
	RETURN DUCT (UP & DOWN)
	SUPPLY AIR CEILING DIFFUSER
	SUPPLY AIR SIDEWALL REGISTER
	RETURN AIR CEILING GRILLE
	EXHAUST AIR CEILING GRILLE
	EXHAUST OR RETURN SIDEWALL REGISTER OR GRILLE
	VANED ELBOW (PROVIDE ALL SQUARE OR RECTANGULAR ELBOWS WITH VANES EVEN IF SYMBOL IS MISSING)
	STANDARD RADIUS ELBOW (LONG RADIUS)
	1" DOOR UNDERCUT
	MANUAL VOLUME DAMPER
	MOTORIZED CONTROL DAMPER
	STANDARD BRANCH SUPPLY OR RETURN, NO SPLITTER (45° TAP)
	STANDARD BRANCH SUPPLY OR RETURN, NO SPLITTER (45° TAP)

CONTROLS DEVICE SYMBOLS

	SPACE THERMOSTAT - WALL MOUNT
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DRAWING INDEX - HVAC

M-001	NOTES AND LEGEND - HVAC
M-101	DEMOLITION FLOOR PLAN - MECHANICAL
M-201	RENOVATION FLOOR PLAN - MECHANICAL
M-501	DETAILS & SCHEDULES - MECHANICAL

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COUNTRY WALK INTERIOR RENOVATION

30400 COUNTRY POINT BLVD.
WESLEY CHAPEL, FL 33543

0 8/28/19 PERMIT SET
0 7/25/19 50% REVIEW SET

Issue/Revision	Revision
Project ID	18109
CAD File Name	18109-SD
Drawn By	JAS
Reviewed By	CJF
Plot Date:	00/00/00
Record Date:	03.08.19

SCALE: AS NOTED

NOTES AND LEGEND - HVAC

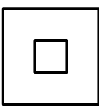
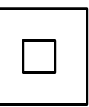
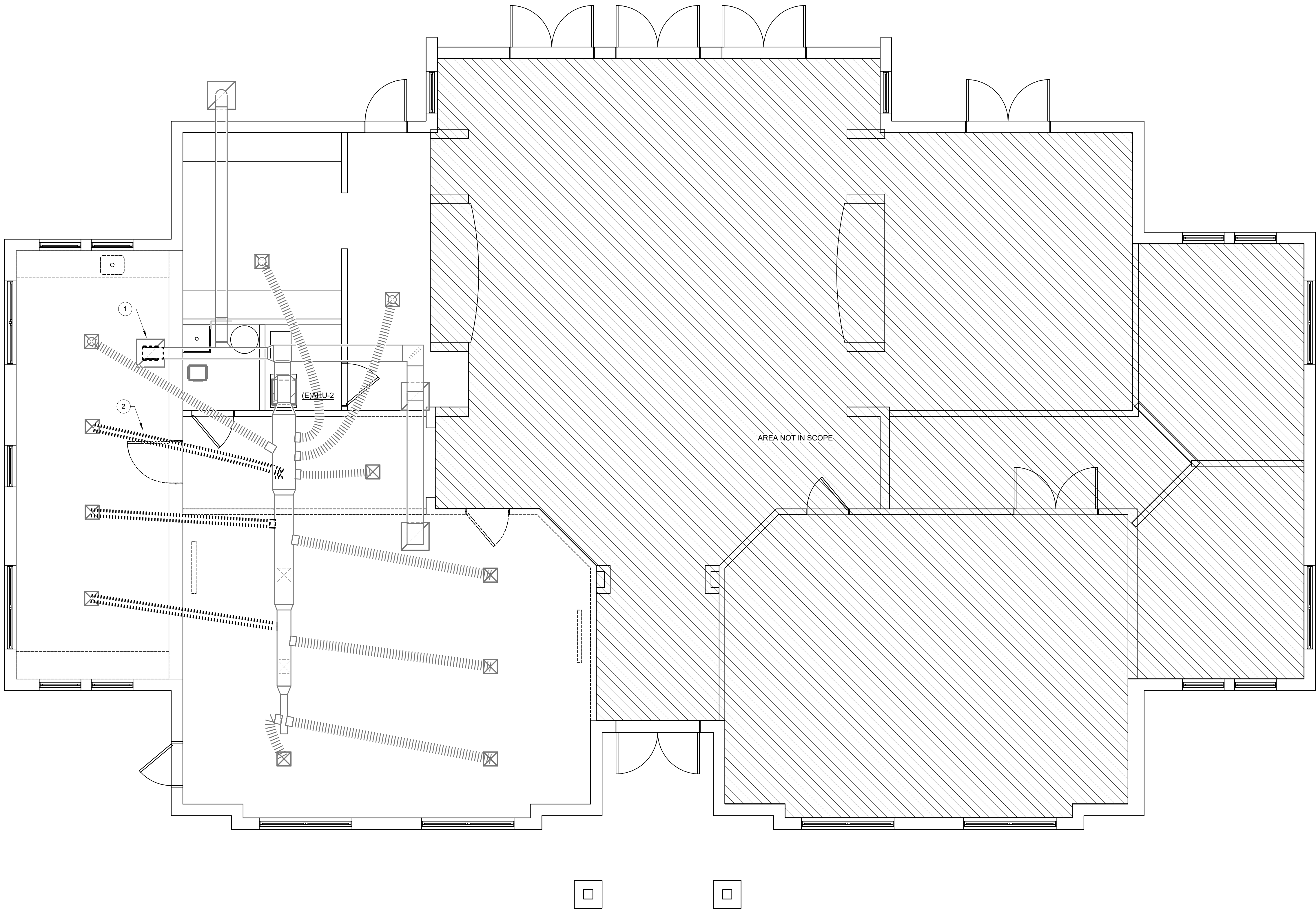
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1 DEMOLITION FLOOR PLAN - MECHANICAL
1/4" = 1'-0"

KEYNOTES

1. RETURN GRILLE TO BE RELOCATED, SEE RENOVATION PLAN.
2. DUCTWORK WITH DASHED LINE TYPE TO BE DEMOLISHED, TYPICAL.

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DEMOLITION FLOOR PLAN - MECHANICAL

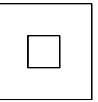
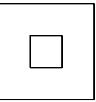
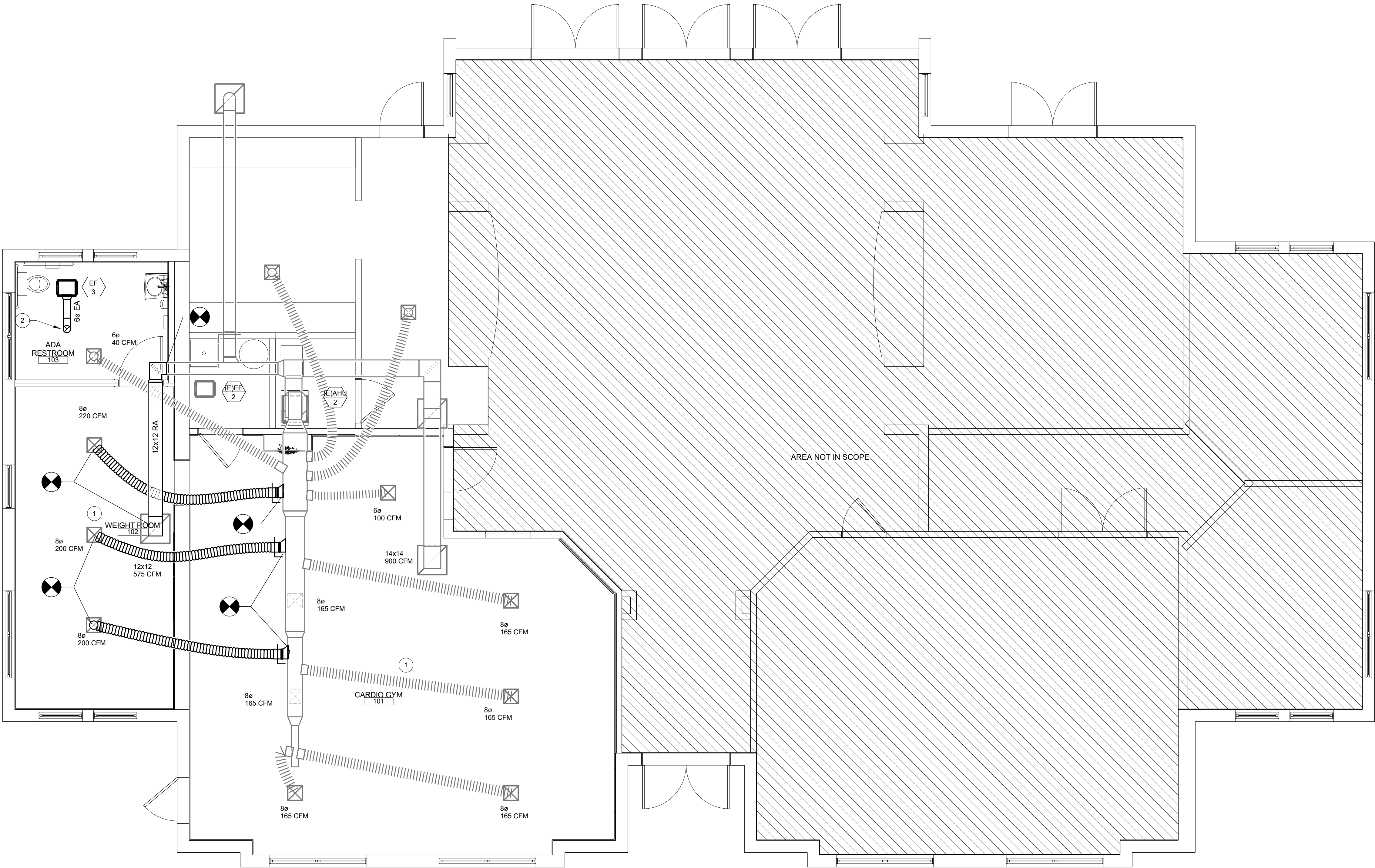
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1 RENOVATION FLOOR PLAN - MECHANICAL
1/4" = 1'-0"

KEYNOTES

1. REBALANCE AIRFLOWS IN AREA TO THOSE SHOWN.
2. EXHAUST DUCT UP TO ROOF JACK, REFER TO DETAILS.

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RENOVATION FLOOR PLAN - MECHANICAL

M-201

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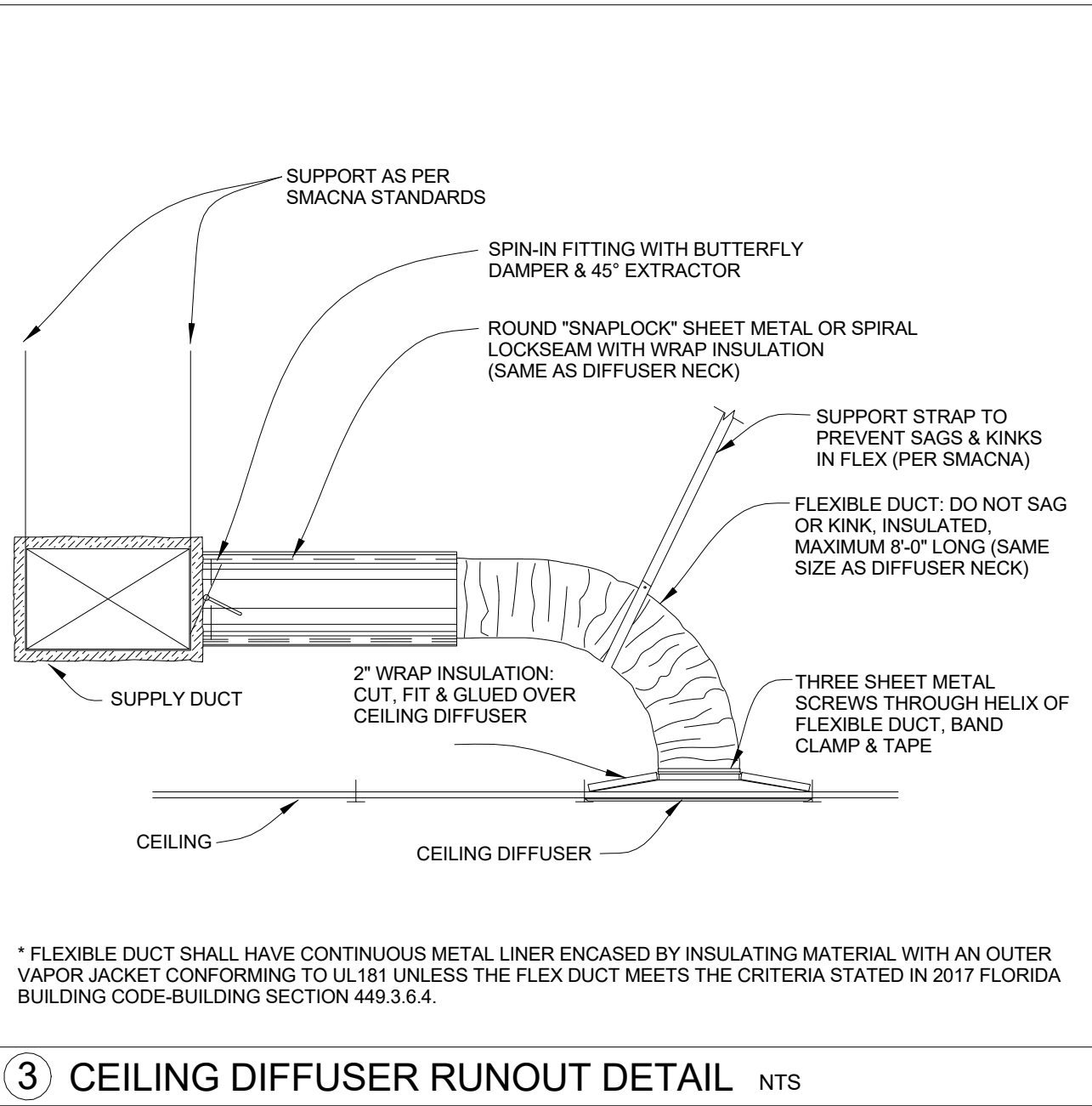
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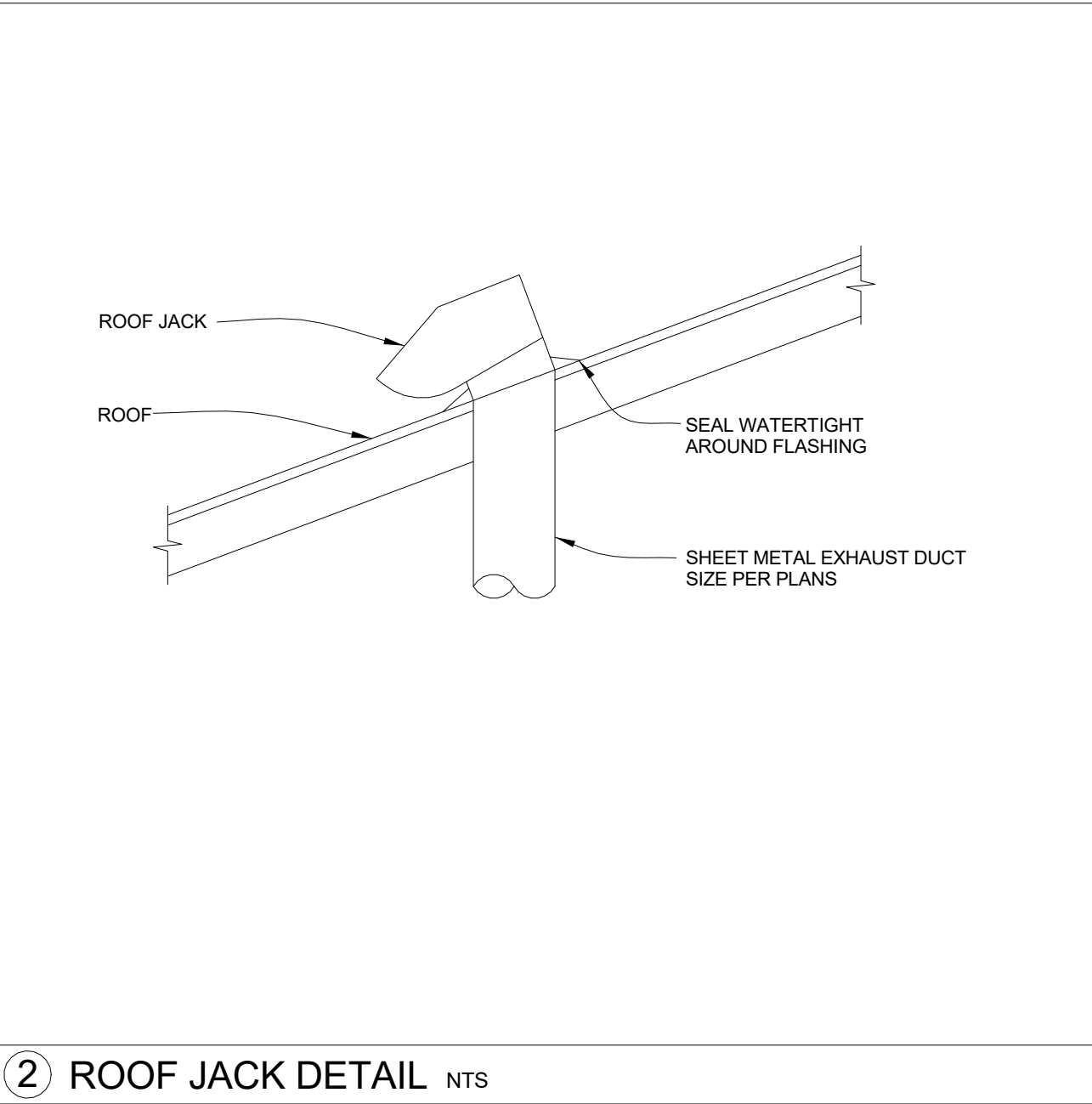
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EXHAUST FAN SCHEDULE												
MARK	MANUFACTURER	MODEL NUMBER	TYPE	SERVICE	AIR FLOW	EXTERNAL STATIC PRESSURE	FAN MOTOR POWER	MOTOR SPEED (RPM)	SOUND LEVEL (SONES)	ELECTRICAL		NOTES
EF-3	GREENHECK	SP-A70	CEILING	RESTROOM 103	50 CFM	0.30 in-wg	13 W	850	0.3	115 V	1	1-6
NOTES:												
1. PROVIDE WITH PRE-WIRED DISCONNECT SWITCH.												
2. PROVIDE GRAVITY BACKDRAFT DAMPER.												
3. PROVIDE ALUMINUM BIRDSCREEN AT EXTERIOR ROOF PENETRATION.												
4. PROVIDE PREFABRICATED ROOF JACK.												
5. PROVIDE WITH HIGH EFFICIENCY ELECTRONICALLY COMMUTATED MOTOR (ECM) AND SPEED CONTROLLER.												
6. INTERLOCK WITH LIGHTS WITH A 5 MINUTE DELAY.												

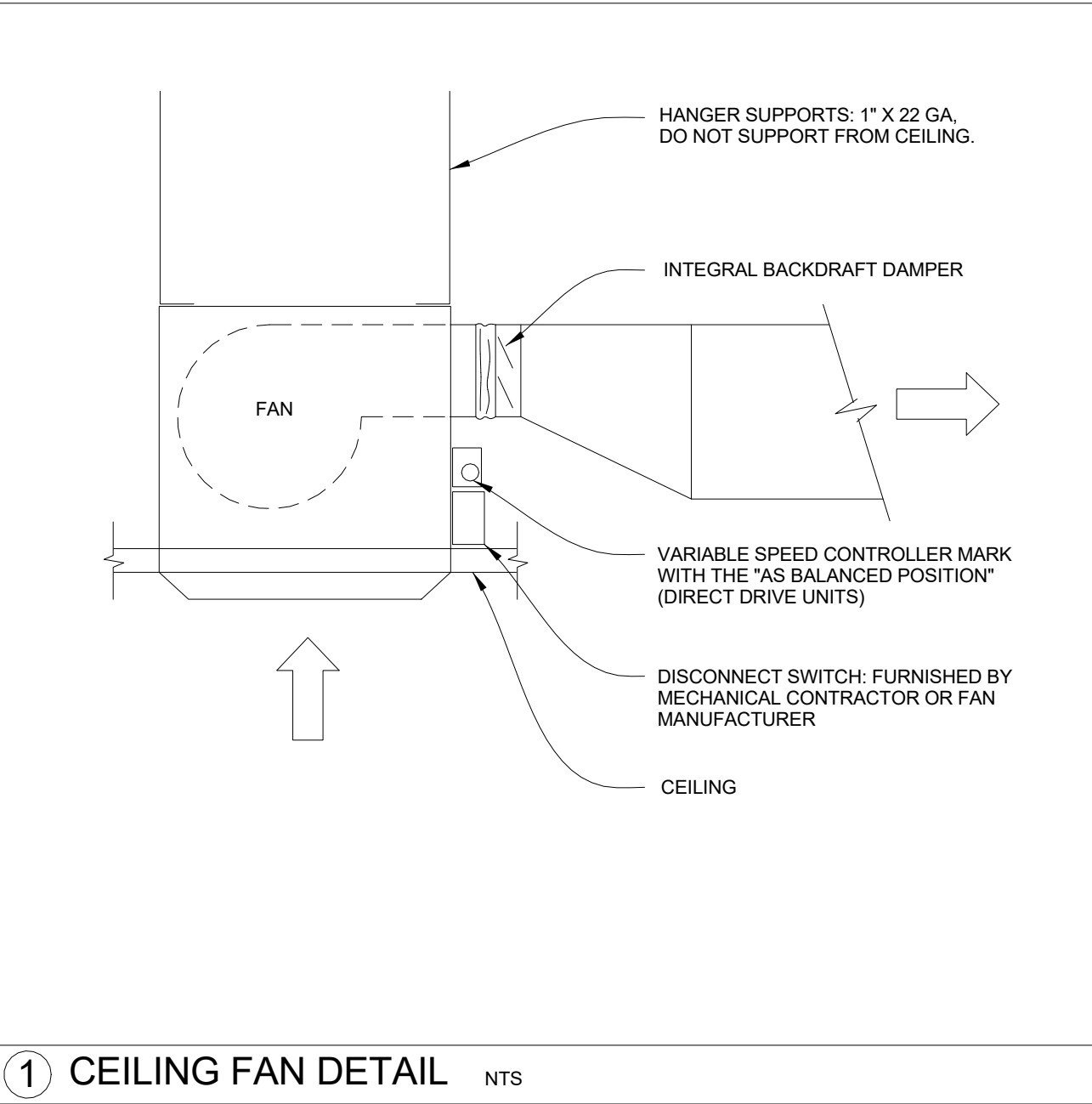
SPLIT SYSTEM AIR HANDLER UNIT SCHEDULE														
MARK	MANUFACTURER	MODEL	TONNAGE	ELECTRIC HEAT	EAT		SUPPLY FAN			POWER				REMARKS
					DB	WB	OA CFM	ESP	HP	MCA	MCOP	VOLTS	PHASE	
(E)AHU-2	TRANE	2TEH3F60A1000AA	5	5 KW	75.0 °F	67.0 °F	300	0.50	1	35.0	35	240	1	1
NOTES:														
1. EXISTING AIR HANDLING UNIT TO REMAIN.														



③ CEILING DIFFUSER RUNOUT DETAIL NTS



② ROOF JACK DETAIL NTS



① CEILING FAN DETAIL NTS

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**DETAILS & SCHEDULES -
MECHANICAL**

M-501

PLUMBING LEGEND		
		DRAWING KEYNOTE
		EQUIPMENT MARK
		POINT OF NEW CONNECTION
		LIMIT OF DEMOLITION
		POINT OF CONNECTION TO CIVIL
		PIPE RISER TAG
		EXISTING PIPING TO BE REMOVED
	(E)SAN	EXISTING SANITARY PIPING
	(E)CW	EXISTING COLD WATER
	(E)HW	EXISTING HOT WATER PIPING
	(E)HWR	EXISTING HOT WATER RETURN
	CW	COLD WATER PIPING
	HW	HOT WATER PIPING
	HWR	HOT WATER RETURN PIPING
	SAN	SANITARY PIPING
	V	SANITARY VENT PIPING
	VTR	VENT THRU ROOF
	GCO OR	GRADE CLEAN OUT (1-WAY OR 2-WAY)
	FCO OR	FLOOR CLEAN OUT (1-WAY OR 2-WAY)
	WCO	WALL CLEAN OUT
		PIPE DOWN
		PIPE UP
		PIPE CAP
	IE	INVERT ELEVATION
		HOSE BIB WITH VACUUM BREAKER
	FD	FLOOR DRAIN
	FS	FLOOR SINK
		BALL VALVE
		BUTTERFLY VALVE
		CHECK VALVE
		GATE VALVE
		PLUG VALVE
		STRAINER
		UNION
	PRV	PRESSURE RELIEF VALVE
		BACKFLOW PREVENTER

ABBREVIATIONS

(E)	EXISTING
AFF	ABOVE FINISHED FLOOR
BFF	BELOW FINISHED FLOOR
CO	PIPE CLEAN OUT
CP	CIRCULATOR PUMP
CTE	CONNECT TO EXISTING
CW	COLD WATER
DEMO	DEMOLISH OR DEMOLITION
DFU	DRAINAGE FIXTURE UNITS
ETR	EXISTING TO REMAIN
EWC	ELECTRIC WATER COOLER
EWH	ELECTRIC WATER HEATER
EXIST	EXISTING
FBC	FLORIDA BUILDING CODE
FCO	FLOOR CLEAN OUT
FD	FLOOR DRAIN
FS	FLOOR SINK
G	GAS
GCO	GRADE CLEAN OUT
GPM	GALLONS PER MINUTE
HB	HOSE BIB
HD	HUB DRAIN
HW	HOT WATER
HWR	HOT WATER RETURN
IB	ICE MAKER OUTLET BOX
IBC	INTERNATIONAL BUILDING CODE
IE	INVERT ELEVATION
LAV	LAVATORY
MS	MOP SINK
NC	NORMALLY CLOSED
NO	NORMALLY OPEN
S	SINK
SAN	SANITARY
UR	URINAL
VTR	VENT THROUGH ROOF
W	WASTE
WC	WATER CLOSET
WCO	WALL CLEAN OUT
WSFU	WATER SUPPLY FIXTURE UNITS

PLUMBING NOTES

- ALL WORK SHALL COMPLY WITH APPLICABLE NATIONAL, STATE, AND LOCAL CODES. THIS SHALL INCLUDE, BUT NOT BE LIMITED TO, THE 2017 FLORIDA PLUMBING CODE, WHERE CONFLICTS OCCUR BETWEEN CODES, OR BETWEEN CONSTRUCTION DOCUMENTS AND CODES, THE MOST RESTRICTIVE REQUIREMENTS SHALL GOVERN.
- REVIEW PLANS OF ALL TRADES PRIOR TO BIDDING AND BEGINNING WORK. INSTALLATIONS ARE TO INCLUDE ALL PLUMBING FOR COMPLETE SYSTEMS SHOWN ON THE PLANS AND AS REQUIRED.
- COORDINATE WITH OTHER TRADES TO PREVENT INTERFERENCE WITH HVAC DUCTS, STRUCTURE, ELECTRICAL, LIGHTING, AND OTHER PIPING IN THE CEILING SPACE. VENT PIPING AND WATER PIPING SHALL BE HELD EITHER ABOVE OR BELOW HVAC DUCTWORK, AS COORDINATED WITH THE HVAC CONTRACTOR.
- ALL CHANGES SHALL BE REVIEWED BY THE ARCHITECT.
- COORDINATE WITH ARCHITECTURAL DRAWINGS BEFORE ROUGHING-IN PLUMBING FIXTURES AND EQUIPMENT SUPPLIES.
- THE PLUMBING SUBCONTRACTOR SHALL FURNISH AND INSTALL ALL PLUMBING FIXTURES, UNLESS NOTED OTHERWISE.
- VERIFY MOUNTING HEIGHT AND WATER CONNECTION SIZES OF ALL PLUMBING FIXTURES PRIOR TO ROUGH-IN. FURNISH CUT-OUT TEMPLATES, FOR PLUMBING FIXTURES TO BE INSTALLED IN MILLWORK, TO THE GENERAL CONTRACTOR.
- MAKE PROPER HOT AND COLD WATER, WASTE AND VENT PIPING CONNECTIONS TO ALL FIXTURES AND EQUIPMENT EVEN THOUGH ALL FITTINGS AND CONNECTIONS ARE NOT SHOWN ON DRAWINGS.
- VERIFY LOCATION OF WATER SERVICE AND THE LOCATION/INVERTS OF SANITARY PIPING PRIOR TO INSTALLATION.
- CUT AND PATCH CONCRETE AS REQUIRED.
- IT IS NOT THE INTENT OF THESE DRAWINGS TO COVER ALL WORK AND MATERIAL. ANY EQUIPMENT, PLUMBING FIXTURE, TRIM HARDWARE AND/OR DEVICES USUALLY UTILIZED IN THE CLASS OF WORK, THOUGH NOT SPECIFICALLY MENTIONED OR SHOWN ON THESE DRAWINGS, BUT WHICH MAY BE NECESSARY FOR THE SATISFACTORY COMPLETION OF THE WORK (AS DETERMINED BY THE ARCHITECT) SHALL BE FURNISHED AND INSTALLED BY THE CONTRACTOR AS PART OF HIS TOTAL WORK.
- THE EQUIPMENT ROUGH-IN ITEMS AND THEIR DIMENSIONED LOCATIONS FOR ALL CONNECTIONS ARE ACCURATE TO THE BEST OF OUR KNOWLEDGE. IN SOME INSTANCES THE OWNER OR SUPPLIER MAY MAKE SUBSTITUTIONS OR EQUIPMENT ITEMS MAY VARY FROM WHAT IS SHOWN. THEREFORE, THESE ITEMS AND DIMENSIONS SHALL BE VERIFIED WITH THE EQUIPMENT SUPPLIER, OWNER AND/OR EQUIPMENT ROUGH-IN DRAWING. FAILURE OF THE APPROPRIATE CONTRACTOR TO VERIFY ROUGH-INS OR THEIR LOCATIONS SHALL PLACE THE RESPONSIBILITY FOR ANY SUBSEQUENT RELOCATION AND/OR ADDITIONAL ROUGH-INS DIRECTLY UPON THAT CONTRACTOR.
- CONTRACTOR SHALL SUPPLY TO THE ARCHITECT/ENGINEER THE REQUIRED COPIES OF SHOP DRAWINGS FOR APPROVAL SO THE QUALITY OF INTENDED MATERIALS OR EQUIPMENT CAN BE REVIEWED BEFORE INSTALLATION. THERE WILL BE NO INSTALLATION UNTIL SHOP DRAWINGS HAVE BEEN SUBMITTED AND REVIEWED BY THE ARCHITECT/ENGINEER.
- DO NOT SCALE THIS DRAWING. REFER TO ARCHITECTURAL FLOOR PLAN FOR BUILDING DIMENSIONS.
- THESE DRAWINGS ARE DIAGRAMMATIC IN NATURE AND DO NOT NECESSARILY SHOW ALL ELBOWS, OFFSETS, UNIONS, VALVES, FITTINGS, ETC. REQUIRED TO COMPLETE THE INSTALLATION OF THE WORK. THE SUBMISSION OF A PROPOSAL SHALL BE CONSTRUED AS EVIDENCE THAT THE CONTRACTOR HAS FAMILIARIZED HIMSELF WITH THE PLANS AND BUILDING SITE. CLAIMS MADE SUBSEQUENT TO THE PROPOSAL FOR MATERIALS AND LABOR BECAUSE OF DIFFICULTIES ENCOUNTERED WILL NOT BE RECOGNIZED IF THEY COULD HAVE BEEN FORESEEN HAD PROPER EXAMINATION BEEN MADE.
- VERIFY SERVICE POINTS AND METERING LOCATIONS FOR PROJECTS WITH LOCAL UTILITIES AND/OR LANDLORD (DOMESTIC WATER, SANITARY SEWER, GAS, ETC.).
- THE CONTRACTOR SHALL COOPERATE FULLY AMONG ALL TRADES.
- ALL ROOF PENETRATIONS FOR ROOF DRAINS AND PLUMBING, GAS, AND REFRIGERANT PIPING SHALL BE MADE IN ACCORDANCE WITH ROOF SYSTEM MANUFACTURER'S GUIDELINES. COORDINATE WITH ARCHITECTURAL DETAILS AND/OR MANUFACTURER FOR ROOF SYSTEM USED.
- THE POTABLE WATER SUPPLY SHALL BE PROTECTED AGAINST BACKFLOW AND SIPHONAGE, BOTH NATURAL AND INDUCED. ALL EQUIPMENT CONNECTED TO THE POTABLE WATER SYSTEM BEING CAPABLE OF POLLUTING OR CONTAMINATING THE POTABLE WATER DISTRIBUTION SYSTEM OR ANY PART THEREOF BY MEANS OF A REVERSAL OF FLOW, PRESSURE DROP, PRESSURE LOSS, INDUCED VACUUM, OR BY INJECTION BECAUSE OF ANY PRIMARY OR AUXILIARY PUMPING SYSTEM CONNECTED, MUST BE ISOLATED AND CONTAINED BY MEANS OF APPROVED BACKFLOW DEVICES, CHECK VALVES, AIR GAPS, OR VACUUM BREAKERS. PLUMBING CONTRACTOR SHALL FURNISH AND INSTALL THESE DEVICES PER LOCAL CODE REQUIREMENTS.
- THE WATER PIPING SYSTEM SHALL BE FLUSHED AND STERILIZED IN ACCORDANCE WITH LOCAL REGULATIONS.
- HOT AND COLD WATER SUPPLY BRANCHES FOR ALL SYSTEMS HAVING QUICK CLOSING VALVES OF ANY TYPE SHALL HAVE WATER HAMMER ARRESTORS INSTALLED AT THE HIGH POINT ON THE END OF EACH BRANCH AND AS REQUIRED.
- PROVIDE SHUTOFF BALL VALVES AND DIELECTRIC UNIONS FOR ALL EQUIPMENT HOT AND COLD WATER LINES. PLUMBING CONTRACTOR SHALL MAKE ALL FINAL CONNECTIONS TO EQUIPMENT. COORDINATE WITH EQUIPMENT SUPPLIER FOR EXACT REQUIREMENTS.
- VERIFY MOUNTING HEIGHTS OF ALL BARRIER FREE FIXTURES WITH ARCHITECTURAL PLANS.
- PROVIDE CHROME PLATED ESCUTCHEONS AT ALL WALL PENETRATIONS.
- INSTALL SANITARY, STORM, AND CONDENSATE PIPING WITH A MINIMUM SLOPE OF 1/8" PER FOOT UNLESS OTHERWISE REQUIRED. CONTRACTOR IS RESPONSIBLE FOR PROPER DRAINAGE OF ALL SYSTEMS.
- ALL FLOOR DRAINS ARE TO BE PROVIDED WITH MINIMUM 3" DRAIN LINES, DEEP SEAL TRAPS, AND AUTOMATIC TRAP PRIMERS. TRAP PRIMERS SHALL BE LOCATED IN A SERVICEABLE LOCATION AND INSTALLED PER MANUFACTURER'S INSTALLATION INSTRUCTIONS. HOLD TOP OF FLOOR DRAINS FLUSH WITH FINISHED FLOOR; SEE ARCHITECTURAL SHEETS FOR FLOOR SLOPES AND PROPER FINISHED FLOOR ELEVATION.
- ALL VENT PIPE TO BE COMPATIBLE WITH STRUCTURE, MECHANICAL EQUIPMENT, DUCTWORK, ELECTRICAL EQUIPMENT, AND LIGHTING. ALL VTR'S SHALL BE EXTENDED TO A MINIMUM OF 2" ABOVE PARAPET HEIGHT AND MAINTAINED 10'-0" MINIMUM FROM ALL OUTSIDE AIR INTAKES.
- MATERIALS, EQUIPMENT, ASSEMBLIES AND SYSTEMS SHALL MEET ALL PERTINENT REQUIREMENTS OF NATIONALLY RECOGNIZED TESTING ORGANIZATIONS SUCH AS UL, ASTM, ASSE, AWWE, AGA AND NFPA AS WELL AS THE MOST CURRENT ADOPTED VERSION OF THE STATE AND LOCAL CODES.
- ALL INSTALLED SYSTEMS, DEVICES AND RELATED ITEMS SHALL BE TESTED IN PLACE. REPLACE ANY AND ALL CONTRACTOR SUPPLIED DEFECTIVE DEVICES, ITEMS, OR SYSTEMS AT CONTRACTOR'S EXPENSE, BEFORE COMPLETION OF PROJECT.
- WHERE JOB CONDITIONS REQUIRE CHANGES FROM THE CONTRACT DOCUMENTS THAT DO NOT CHANGE THE SCOPE OR NATURE OF WORK REQUIRED, THE CONTRACTOR SHALL MAKE SUCH CHANGES WITHOUT ADDITIONAL COST TO THE OWNER. NO OTHER CHANGES MAY BE MADE WITHOUT WRITTEN PERMISSION FROM THE ENGINEER.
- ALL EQUIPMENT, FIXTURES AND MATERIALS SHALL BE NEW AND UNUSED, AND INSTALLED IN STRICT CONFORMANCE TO MANUFACTURER'S RECOMMENDATIONS (UNLESS OTHERWISE NOTED). PROVIDE COMPLETE WITH ALL TRIM, STOPS, HANGERS, CARRIERS, SUPPORTS, ETC., INCLUDING PROVISIONS FOR BARRIER FREE USE, IF REQUIRED. WHERE FIXTURES ARE ACCESSIBLE THEY MUST COMPLY WITH ALL FEDERAL ADA REGULATIONS.
- CONTRACTOR SHALL GUARANTEE ALL WORK FOR WHICH MATERIALS ARE FURNISHED, FABRICATED, FIELD ERECTED, ALL FACTORY ASSEMBLED EQUIPMENT FOR WHICH NO SPECIFIC MANUFACTURER'S GUARANTEE IS FURNISHED, AND ALL WORK IN CONNECTION WITH INSTALLATION OF MANUFACTURER'S GUARANTEED EQUIPMENT. THE CONTRACTOR'S GUARANTEE SHALL LAST ONE YEAR FROM THE FINAL OWNER ACCEPTANCE OF THE WORK AND SHALL APPLY TO ALL DEFECTS IN MATERIALS AND WORKMANSHIP OF ANY KIND.
- ALL FAUCET CONTROLS SHALL BE OPERABLE WITH ONE HAND AND NOT REQUIRE TIGHTGRASPING.
- ALL BARRIER FREE WATER CLOSET CONTROLS SHALL BE LOCATED ON UNIT TOWARDS WIDE SIDE OF STALL. VERIFY IF RIGHT OR LEFT SIDE LOCATION.

DRAWING INDEX - PLUMBING

P-001	NOTES AND LEGEND - PLUMBING
P-101	DEMOLITION FLOOR PLAN - PLUMBING
P-201	RENOVATION FLOOR PLAN - PLUMBING
P-501	DETAILS, ISOMETRICS, & SCHEDULE - PLUMBING

GENERAL NOTES

- THESE DRAWINGS ARE DIAGRAMMATIC IN NATURE AND INDICATIVE OF WORK TO BE PROVIDED (FURNISHED AND INSTALLED) UNDER THIS CONTRACT. DRAWINGS SHOULD NOT BE SCALED.
- THE CONTRACTOR IS RESPONSIBLE TO EXAMINE THE EXISTING CONDITIONS UNDER WHICH THEY SHALL OPERATE AND VERIFY THE EXTENT OF WORK REQUIRED TO COMPLETE THE WORK UNDER THIS CONTRACT.
- PRIOR TO ORDERING AND FABRICATING ANY EQUIPMENT, IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO EXAMINE THE PHYSICAL CONDITIONS AT THE PROJECT SITE AND VERIFY SPACE AND SUFFICIENT CLEARANCES ARE AVAILABLE FOR INSTALLING EQUIPMENT, DUCTWORK, PIPING, AND APPURTENANCES, AND TO DETERMINE ANY NECESSARY MODIFICATIONS.
- PERFORM ALL WORK IN COMPLIANCE WITH ALL APPLICABLE FEDERAL, STATE, AND LOCAL CODES, REGULATIONS, AND STANDARDS ADOPTED BY THE AUTHORITY HAVING JURISDICTION. IF CONFLICTS EXIST BETWEEN THESE ENGINEERING DOCUMENTS AND CODES, THE MOST STRINGENT REQUIREMENTS SHALL GOVERN.
- ALL CONSTRUCTION WORK SHALL ALSO MEET THE FOLLOWING CODE REQUIREMENTS:
 - FLORIDA BUILDING CODE (FBC) 2017
 - FLORIDA EXISTING BUILDING CODE 2017
 - FBC MECHANICAL 2017
 - FBC PLUMBING 2017
 - FBC ENERGY CONSERVATION 2017
 - FLORIDA FIRE PREVENTION CODE 2017
 - NFPA 1-2015, THE UNIFORM FIRE CODE
 - NFPA 101-2015, THE LIFE SAFETY CODE
 - NFPA 51B-2014, STANDARD FOR FIRE PREVENTION DURING WELDING, CUTTING AND OTHER HOT WORK
 - NFPA 13-2016, STANDARD FOR THE INSTALLATION OF SPRINKLER SYSTEMS
 - NFPA 70-2014, NATIONAL ELECTRICAL CODE
 - NFPA 90A-2015, STANDARD FOR THE INSTALLATION OF AIR CONDITIONING AND VENTING SYSTEMS.
 - NFPA 241-2013, STANDARD FOR SAFEGUARDING CONSTRUCTION, ALTERATION AND DEMOLITION OPERATIONS.
- CONTRACTOR SHALL COORDINATE AND SEQUENCE DEMOLITION, CLEANING, AND CONSTRUCTION WORK.
- CONTRACTOR SHALL NOTE ANY SPECIAL REQUIREMENTS FOR INSTALLATION OF WORK UNDER THIS CONTRACT. DISMANTLE AND REASSEMBLE EQUIPMENT AS NECESSARY FOR ENTRY INTO THE BUILDING AND THE LOCATION OF INSTALLATION.
- THE CONTRACTOR SHALL MAINTAIN A COMPLETE PROJECT SCHEDULE AND SHALL UPDATE THIS SCHEDULE WEEKLY. ANY CHANGES SHALL BE NOTED AND AN UPDATED SCHEDULE SHALL BE PROVIDED TO THE OWNER.
- ALL PERMITS, FEES, TAXES, ETC SHALL BE PAID BY CONTRACTOR AS PART OF THE TOTAL PROJECT COST.
- MAINTAIN THE INTEGRITY OF ALL FIRE AND SMOKE RATED WALLS, PARTITIONS, CEILINGS, AND FLOORS. SEAL ALL PENETRATIONS THROUGH RATED ASSEMBLIES WITH FIRESTOP MATERIAL IN ACCORDANCE WITH U.L. REQUIREMENTS TO MAINTAIN THE ASSEMBLY RATING.
- CONTRACTOR SHALL FURNISH U.L. APPROVED DRAWINGS FOR EACH TYPE OF FIRE AND SMOKE RATED ASSEMBLY PENETRATION BY DUCTS, PIPES, OR CONDUITS, AND SHALL DISPLAY THESE DRAWINGS ON THE JOB SITE AT ALL TIMES DURING CONSTRUCTION.
- CONTRACTOR SHALL REFER TO ALL DETAILS FOR PROPER GUIDANCE.
- THE CONTRACTOR SHALL SUBMIT SHOP DRAWINGS AND EQUIPMENT SUBMITTALS FOR ALL PRODUCTS USED ON PROJECT.
- THE ENGINEER'S APPROVAL OF SUBMITTAL DATA SHALL NOT RELIEVE THE CONTRACTOR OF RESPONSIBILITY FOR DEVIATIONS FROM THE REQUIREMENTS OF CONTRACT DOCUMENTS UNLESS THE CONTRACTOR HAS RECEIVED WRITTEN APPROVAL FROM THE ENGINEER TO THE SPECIFIC DEVIATION. THE ENGINEER'S APPROVAL OF SUBMITTAL DATA SHALL NOT RELIEVE THE CONTRACTOR OF RESPONSIBILITY FOR ERRORS OR OMISSIONS IN HIS OR HER SUBMITTAL DATA.
- THE CONTRACTOR IS REQUIRED TO SUBMIT THREE COMPLETE O&M MANUALS IN THREE RING BINDERS AT SUBSTANTIAL COMPLETION. MANUALS SHALL INCLUDE INSTALLATION AND MAINTENANCE DATA ON ALL NEW EQUIPMENT AND MATERIALS, CERTIFIED TECHNICAL PRODUCT DATA, EQUIPMENT SHOP DRAWINGS, SPARE PARTS DATA, ETC. PROVIDE AN INDEX AND ASSOCIATED DIVIDERS.
- CLOSE OUT DOCUMENTS: THE CONTRACTOR IS TO MAINTAIN ONE SET OF CONSTRUCTION DRAWINGS ON SITE AND KEEP CURRENT WITH MARK UP AS-BUILT CONDITIONS DURING CONSTRUCTION OF THE PROJECT. THIS SET IS TO INCLUDE ALL CONTRACT CHANGES, MODIFICATIONS AND CLARIFICATIONS. THIS SET ALONG WITH ALL SHOP DRAWINGS SHALL BE TURNED OVER TO THE ARCHITECT/ENGINEER AFTER CONSTRUCTION COMPLETION.
- IT IS THE RESPONSIBILITY OF ALL BIDDERS TO THOROUGHLY REVIEW AND UNDERSTAND ALL CONSTRUCTION DOCUMENTS. THIS INCLUDES BUT IS NOT LIMITED TO ALL DRAWINGS, SPECIFICATION SECTIONS, ETC. THE DRAWINGS ARE SCHEMATIC IN NATURE. THEREFORE BEFORE STARTING ANY WORK, THE CONTRACTOR SHALL REVIEW ALL OTHER CONSTRUCTION DOCUMENTS, VERIFY FIELD CONDITIONS AND SHALL MAKE ANY REQUIRED MINOR ADJUSTMENTS WITHOUT EXTRA COST TO THE OWNER. ANY MAJOR DISCREPANCIES FOUND SHALL BE BROUGHT TO THE ATTENTION OF THE ARCHITECT/ENGINEER. THE BASE BID SHALL REFLECT THE TOTAL COST OF NEW EQUIPMENT INSTALLATION. THIS INCLUDES LABOR, EQUIPMENT AND MATERIALS. NO CHANGE ORDERS SHALL BE ISSUED WITHOUT WRITTEN CONSENT AND APPROVAL FROM ENGINEER AND ARCHITECT.

PLUMBING MATERIALS

- DOMESTIC WATER PIPING:
- DOMESTIC HOT AND COLD WATER PIPING ABOVE GROUND SHALL BE TYPE "L" RIGID COPPER WITH WROUGHT COPPER FITTINGS; BELOW GROUND SHALL BE TYPE "K" SOFT COPPER WITH NO JOINTS PERMITTED BELOW GROUND. ALL JOINTS SHALL BE MADE WITH 95-5 SOLDER OR EQUAL.
 - DOMESTIC WATER PIPING SHALL BE INSULATED WITH FLEXIBLE UNICELLULAR SELF-SEAL INSULATION, ARMAFLEX TUBOLIT SS OR EQUAL, WITH AN ALL-SERVICE JACKET. THICKNESS SHALL BE 1" OR AS PER FBC ENERGY CODE. PROVIDE SHEET METAL SADDLES AT EACH HANGER. ALL PIPE INSULATION SHALL BE PLENUM RATED FOR PRESSURE PIPE.
- SANITARY WASTE AND VENT PIPING:
- SANITARY WASTE AND VENT PIPING SHALL BE DWV SCHEDULE 40 PVC ABOVE AND BELOW GRADE.
- C. MISCELLANEOUS:
- ALL HORIZONTAL PIPING PENETRATIONS SHALL BE PROVIDED WITH ESCUTCHEONS TO PROVIDE A CLEAN INSTALLATION.
 - PIPING PENETRATIONS THROUGH BUILDINGS STRUCTURE SHALL BE UL RATED AND FIRESTOPPED, WHERE REQUIRED.
 - VALVES: SHUTOFF VALVES SHALL BE TWO-PIECE, FULL PORT BALL VALVES WITH STAINLESS STEEL TRIM. PROVIDE DRAINAGE VALVES ON MAINS. PROVIDE BACKFLOW PREVENTERS AND CROSSOVER PROTECTION. PROVIDE MAIN BACKFLOW PREVENTER OF REDUCED PRESSURE PRINCIPAL TYPE IF NOT PART OF SITE WORK; FEBCO 880 OR EQUAL.] PROVIDE VALVES BY APOLLO, NIBCO, GRINNELL, HAMMOND, MILWAUKEE, LUNKENHEIMER, OR WATTS. ALL VALVES SHALL BE MANUFACTURED IN THE U.S.
 - INSTALL SHUTOFF VALVES ON EACH PIECE OF EQUIPMENT.
 - CLEARLY LABEL ALL VALVES AND COMPONENTS. ALL PIPING SYSTEMS AND FLOW DIRECTION SHALL BE CLEARLY LABELED WITH COMMERCIAL PIPE LABELING DEVICES.
 - DISINFECT DOMESTIC WATER DISTRIBUTION SYSTEM. FLUSH AND TEST ALL SYSTEMS FOR PROPER OPERATION. ADJUST SYSTEM TO PREVENT WATER HAMMER.
 - MAINTAIN INDICATED FIRE RATINGS OF WALLS, PARTITIONS, CEILINGS AND FLOORS AT PENETRATIONS. SEAL WITH FIRESTOPPING TO MAINTAIN FIRE RATING.
 - RESTORE DAMAGED FINISHES. CLEAN AND PROTECT WORK FROM DAMAGE.
 - INSTRUCT OWNER'S PERSONNEL IN PROPER OPERATION OF SYSTEMS.

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COUNTRY WALK INTERIOR RENOVATION

30400 COUNTRY POINT BLVD.
WESLEY CHAPEL, FL 33543

0 8/28/19 PERMIT SET
0 7/25/19 50% REVIEW SET

Issue/Revision	Revision
Project ID	18109
CAD File Name	18109-SD
Drawn By	JAS
Reviewed By	CJF
Plot Date:	00/00/00
Record Date:	03.08.19

SCALE: AS NOTED

NOTES AND LEGEND - PLUMBING

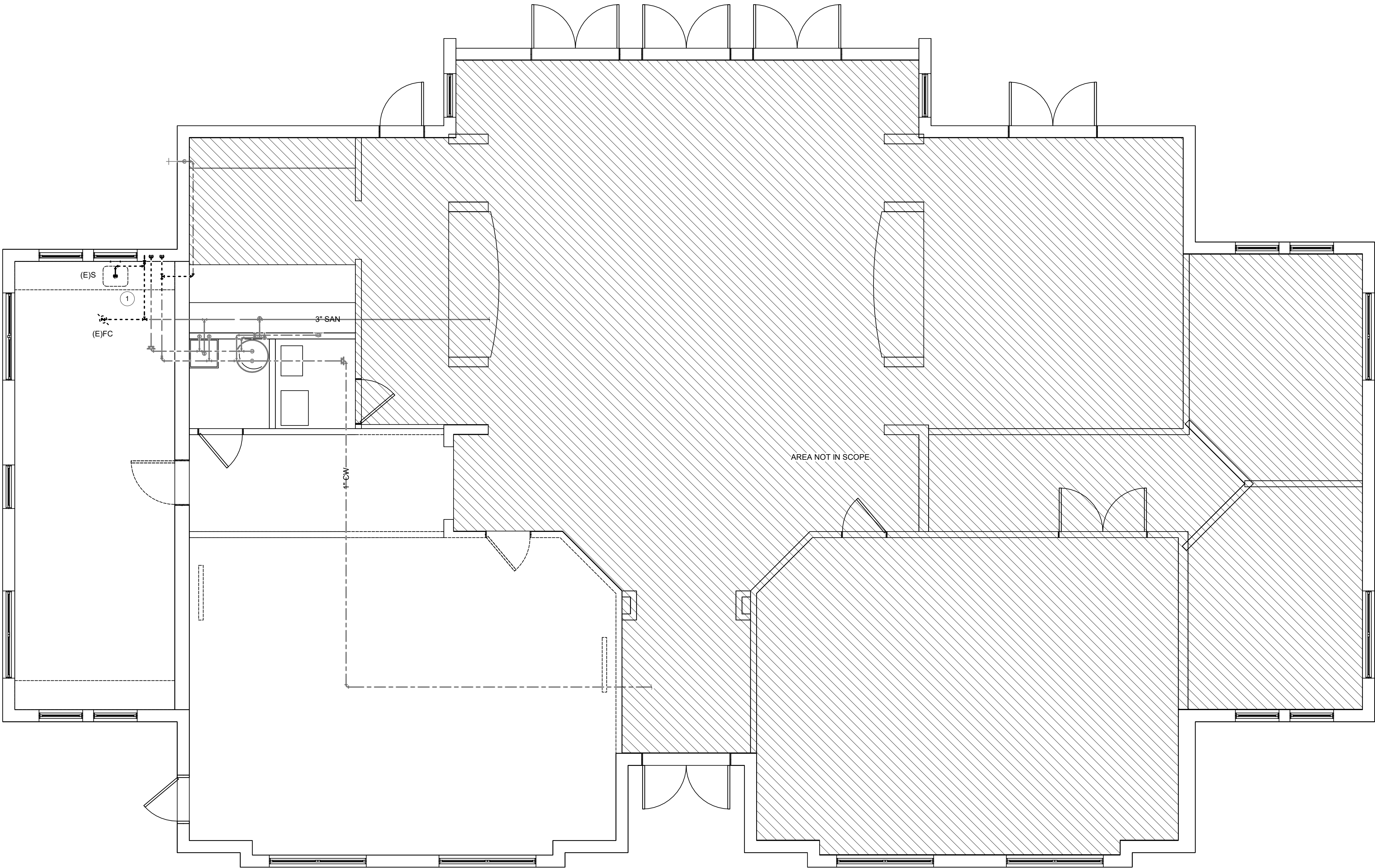
P-001

D

C

B

A



① DEMOLITION FLOOR PLAN - PLUMBING
1/4" = 1'-0"

KEYNOTES

1. PLUMBING FIXTURES, PIPES, AND FITTINGS IN DASHED LINE TYPE TO BE DEMOLISHED.

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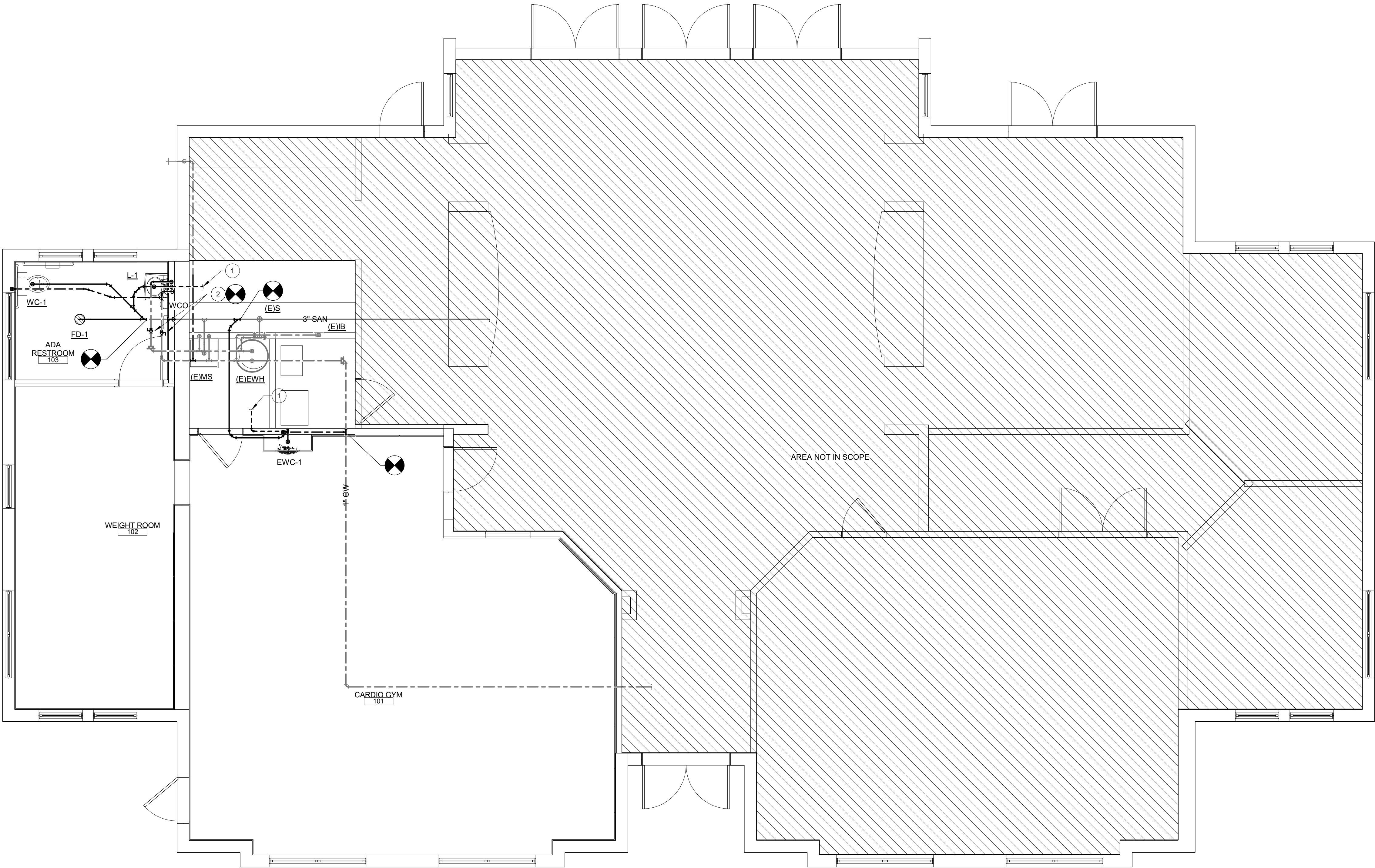
DEMOLITION FLOOR PLAN -
PLUMBING

D

C

B

A



1 RENOVATION FLOOR PLAN - PLUMBING
1/4" = 1'-0"

KEYNOTES

1. CONNECT NEW VENT PIPING TO EXISTING VENT PIPING IN ATTIC.
2. PROVIDE SHUT OFF VALVES IN EXISTING PIPING.

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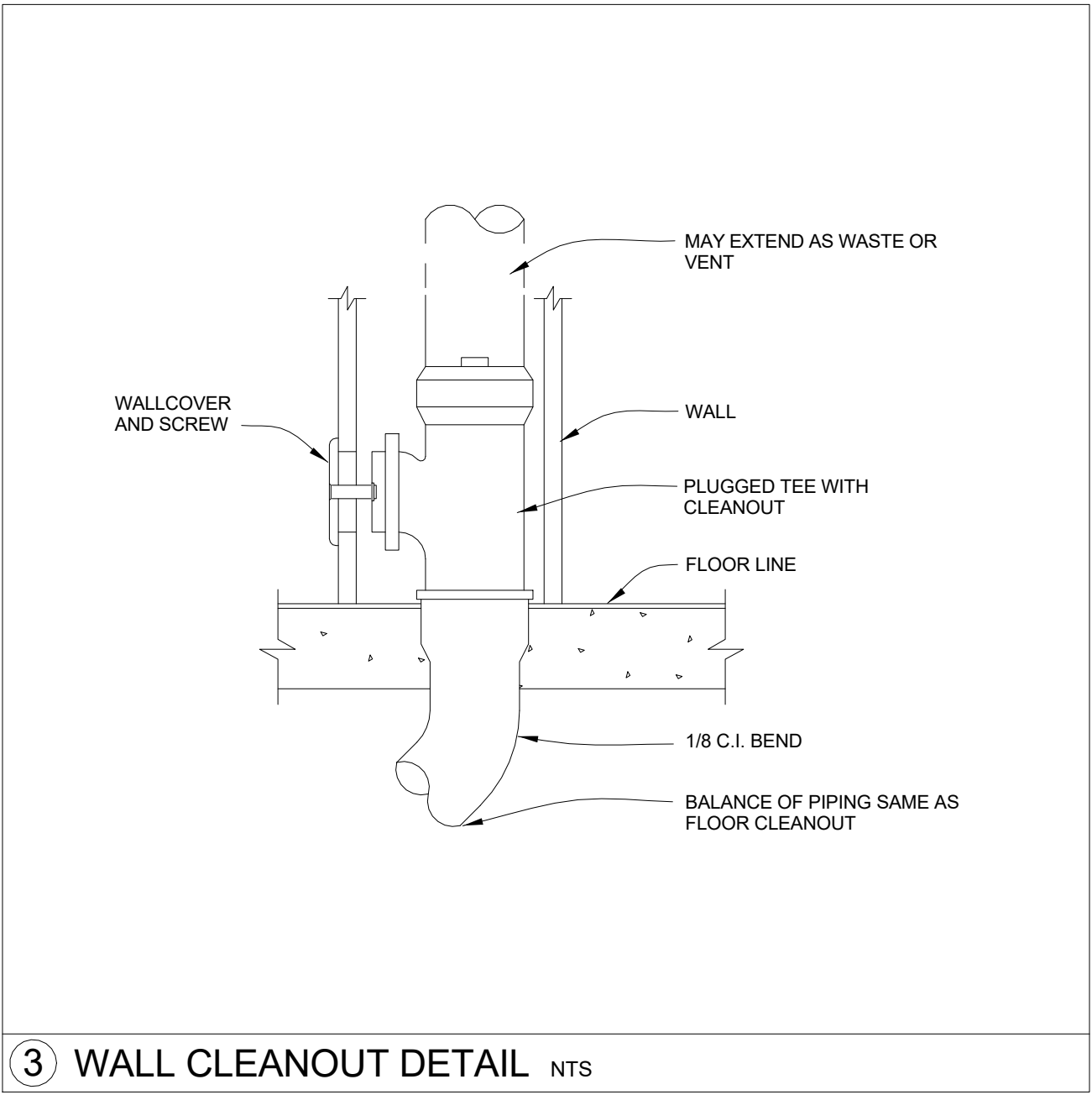
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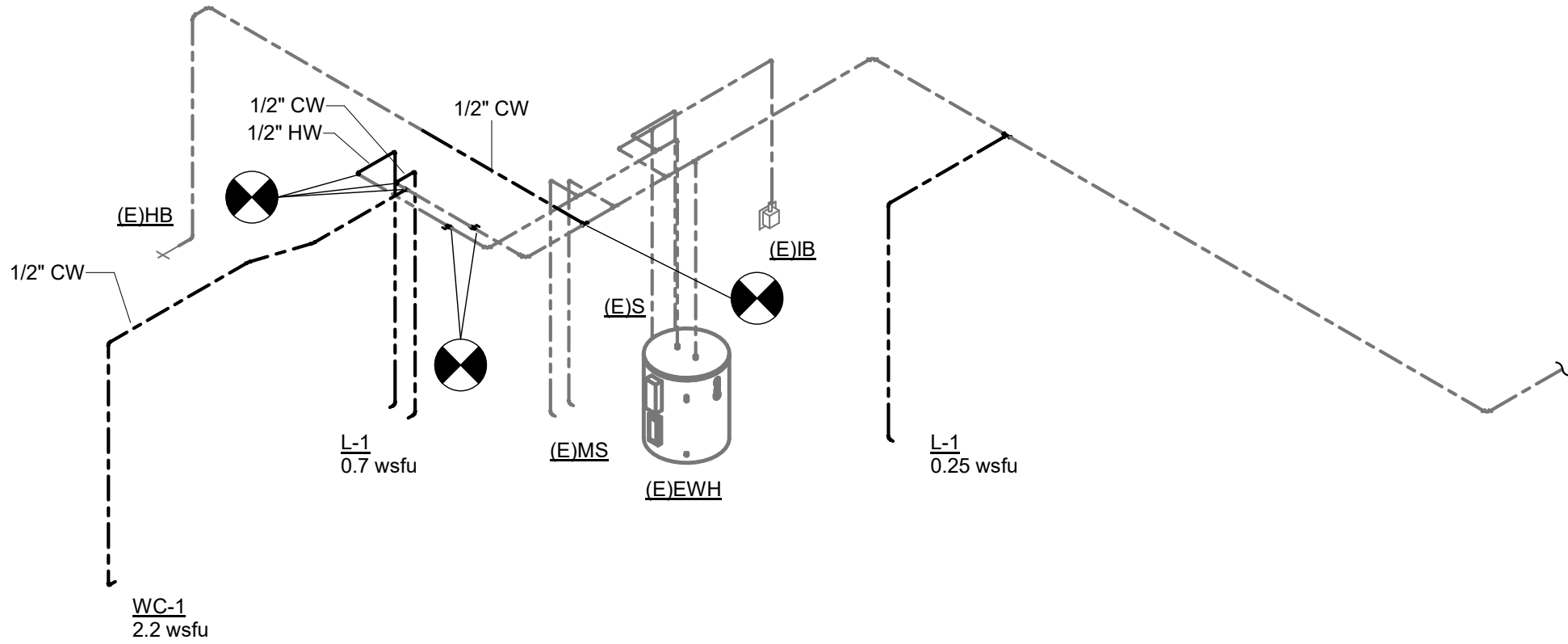
SCALE: AS NOTED

RENOVATION FLOOR PLAN -
PLUMBING

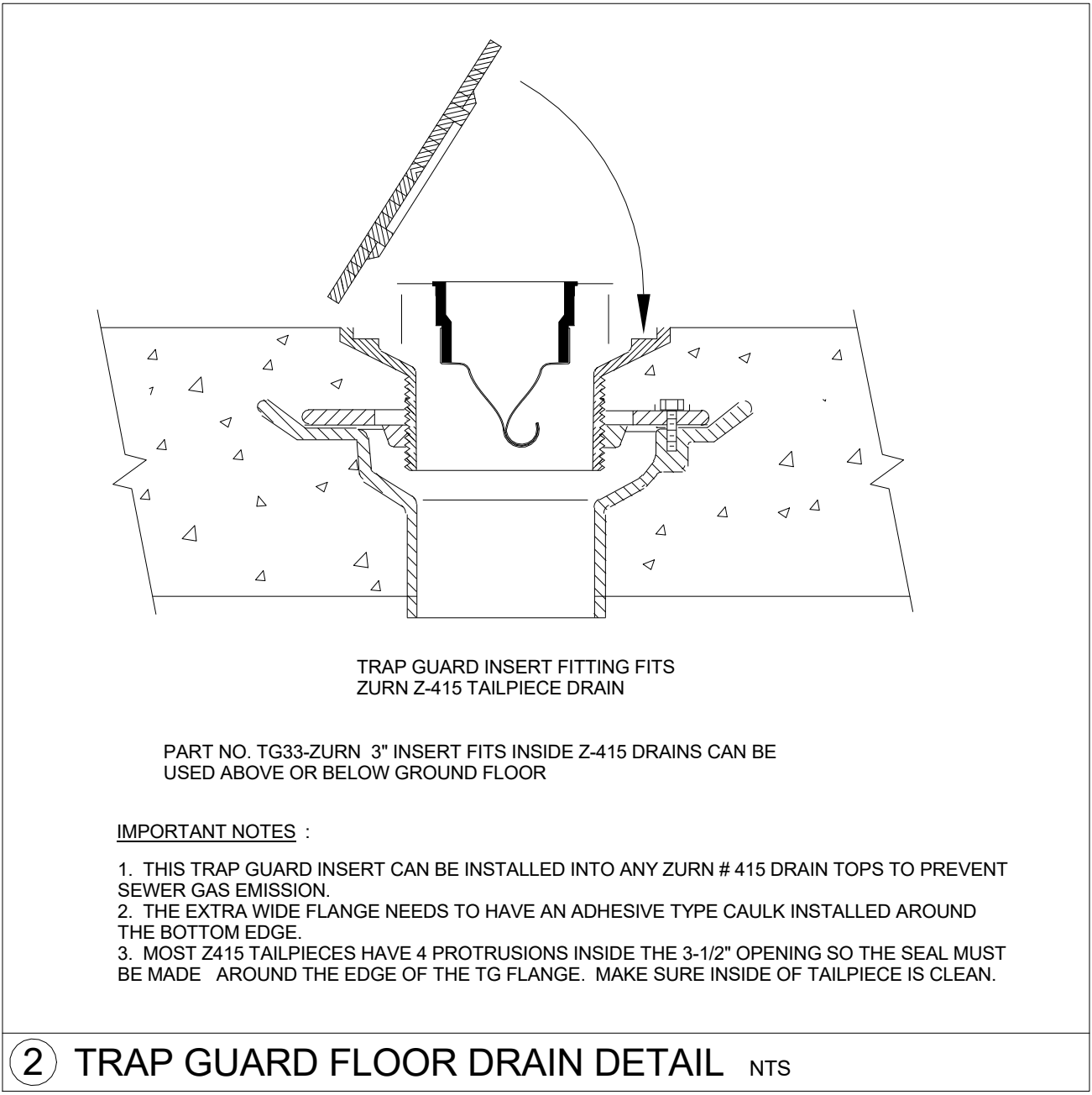
PLUMBING FIXTURE SCHEDULE										
FIXTURE MARK	FIXTURE DESCRIPTION	ROUGH-IN PIPE SIZES				FIXTURE UNITS			MANUFACTURER	MODEL NUMBER
		COLD WATER SUPPLY	HOT WATER SUPPLY	FIXTURE TRAP	FIXTURE DRAIN	COLD WATER	HOT WATER	DRAINAGE		
EWC-1	ELECTRIC WATER COOLER - ADA COMPLIANT, TOUCHLESS SENSOR ACTIVATED BOTTLE FILLING STATION; WALL-MOUNTED, BARRIER-FREE ACCESS, STAINLESS STEEL BASIN, LEAD-FREE, NSF 42 & NSF 53 CERTIFIED 3000 GALLON CAPACITY FILTRATION, VISUAL LED FILTER STATUS MONITOR, LAMINAR FLOW, SILVER ION ANTIMICROBIAL PROTECTION, SUPPLIES 8 GPH OF 50°F WATER @ 80°F INLET WATER & 90°F AMBIENT AIR TEMPERATURES.	1/2"	N/A	1 1/4"	2"	0.25	0	0.5	ELKAY	LZWSM8K
FD-1	BODY STYLE WITH TYPE B STRAINER		-	3	3			0	Zurn Industries	Z415-3IP-6B
L-1	LAVATORY, BARRIER FREE - 20X18" VITREOUS CHINA, WALL HUNG, SINGLE HOLE. PROVIDE FLOOR CARRIER WITH CONCEALED ARMS. LEVER FAUCET WATTS SERIES 1070 LAVSAFE THERMOSTATIC FAUCET NO. 1070A5, CHROME FAUCET, 1/2 GPM FLOW RESTRICTOR, GRID DRAIN ASSEMBLY. TOP OF FRONT RIM MOUNTED 3/4" FROM FINISHED FLOOR. PROVIDE STOPS, SUPPLIES, TRAP, ETC TO MAKE A COMPLETE INSTALLATION. PROTECT TRAP AND SUPPLIES WITH TRUEBRO NO. 2018 LAV SHIELD.	1/2"	1/2"	1-1/4"	2"	0.5	0.5	1	AMERICAN STANDARD	0355.041
WC-1	WATER CLOSET, BARRIER FREE - CADET RIGHT HEIGHT, FLOOR MOUNTED, FLOOR OUTLET, 16.5" HIGH, TANK TYPE, ELONGATED BOWL, PRESSURE-ASSISTED SIPHON JET, FLUSH ACTION, CLOSE COUPLED FLUSHMETER TANK, VITREOUS CHINA, 1.6 GPF, CENTOCO NO. 1500TSCCSS OPEN FRONT SEAT LESS COVER, STAINLESS STEEL CHECK HINGE.	1/2"	-	3"	3"	2.2	0	3	AMERICAN STANDARD	2467.016



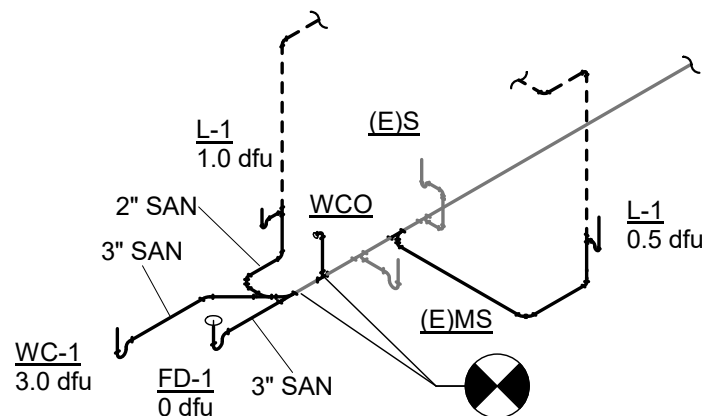
3 WALL CLEANOUT DETAIL NTS



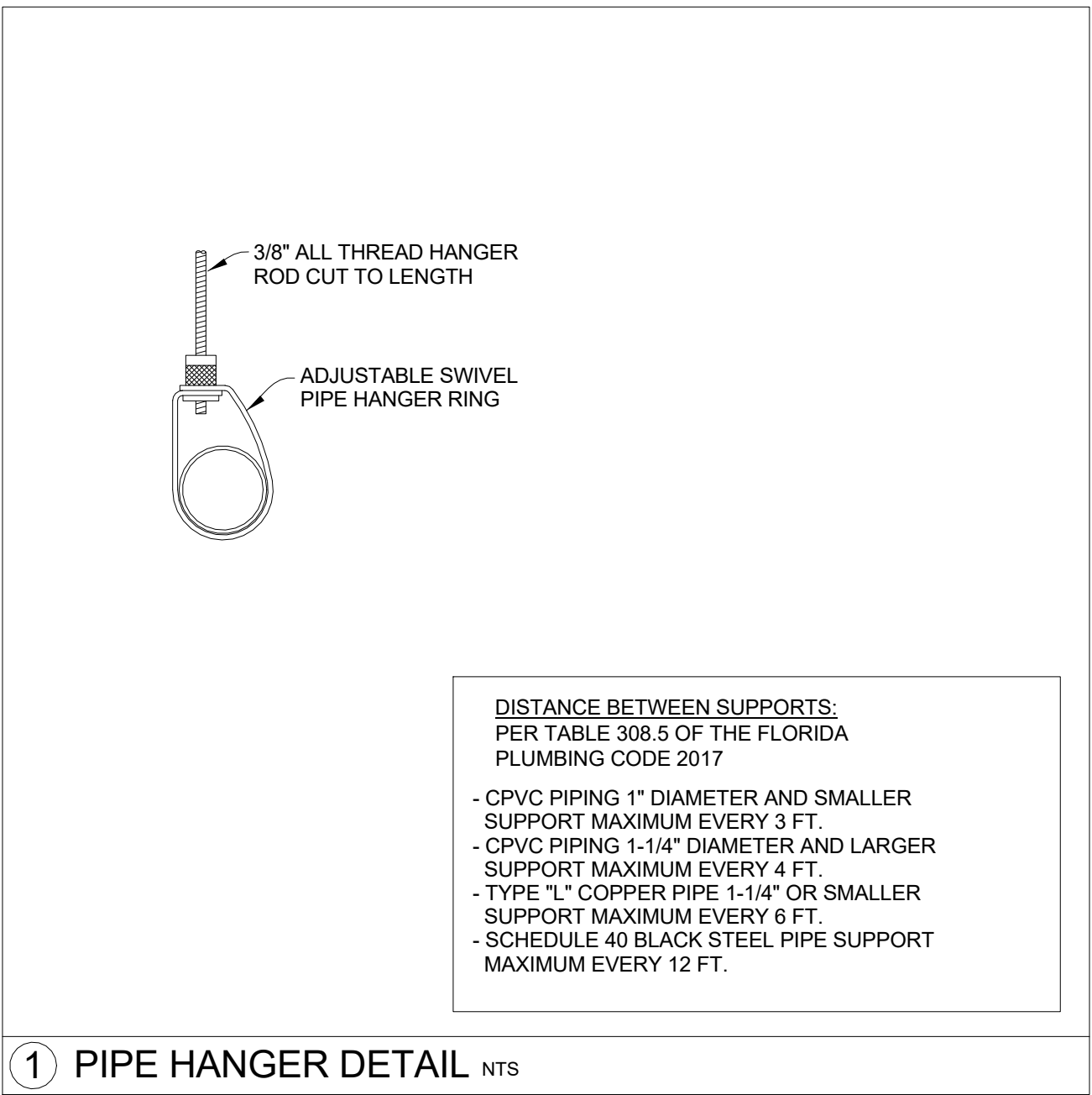
1 DOMESTIC WATER ISOMETRIC



2 TRAP GUARD FLOOR DRAIN DETAIL NTS



2 SANITARY ISOMETRIC



1 PIPE HANGER DETAIL NTS

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DETAILS, ISOMETRICS, &
SCHEDULE - PLUMBING

P-501

GENERAL SYMBOLS		ELECTRICAL DEVICES (MOUNTING HEIGHT TO CENTER LINE OF BOX UNLESS NOTED OTHERWISE)		ELECTRICAL LIGHTING FIXTURE SYMBOLS		ELECTRICAL ABBREVIATIONS		GENERAL PROJECT NOTES	
<div><div><div><div></div></div><div><div></div></div><div><div></div></div><div><div></div></div></div><div><div><div>xxx</div></div></div><div><div><div>Δ</div></div></div></div> <div>KEY NOTE INDICATOR</div> <div>EQUIPMENT INDICATOR</div> <div>DRAWING REVISION INDICATOR</div>		<div><div><div><div>\$²</div><div>\$³</div><div>\$⁴</div></div><div>\$^D</div><div>\$^{PB}</div><div>\$^F</div><div><div><div>⚡</div></div></div><div><div><div>OS</div></div></div><div><div><div>DS</div></div></div><div><div><div>RC</div></div></div><div><div><div>LR</div></div></div><div><div><div>TL</div></div></div><div><div><div>PC</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊕</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊕</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div><div><div>⊖</div></div></div><div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STATE OF FLORIDA
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William L. Hill, PE
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SIGNED ON: 08.28.19



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COA # 8304

COUNTRY WALK INTERIOR RENOVATION

30400 COUNTRY POINT BLVD.
WESLEY CHAPEL, FL 33543

0 8/28/19 PERMIT SET
0 7/25/19 50% REVIEW SET

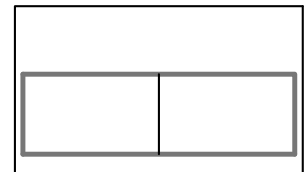
Issue/Revision	Revision
Project ID	18109
CAD File Name	18109-SD
Drawn By	SC
Reviewed By	WLH
Plot Date:	00/00/00
Record Date:	03.08.19

SCALE: AS NOTED

NOTES AND LEGEND - ELECTRICAL

E-001

D



UTILITY TRANSFORMER

C

B

A

1 DEMOLITION FLOOR PLAN - ELECTRICAL
1/4" = 1'-0"

GENERAL NOTES

- A. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO FIELD VERIFY EXISTING CONDITIONS AND LAYOUTS. THE CONTRACTOR SHALL CONTACT ENGINEER OF RECORD WITH ANY DISCREPANCIES.
- B. EXISTING EQUIPMENT AND DEVICE LOCATION SHALL BE FIELD VERIFIED. REPORT ANY DISCREPANCIES WITH ENGINEER OF RECORD.
- C. CONTRACTOR SHALL RETAIN BREAKERS MADE SPARE BY DEMOLITION FOR CONNECTION OF NEW WORK UNLESS OTHERWISE NOTED.
- D. ALL FIXTURES AND POWER/DATA DEVICES INDICATED IN 'E' OR 'ER' SHALL BE PROTECTED DURING DEMOLITION.
- E. ALL FIXTURES AND POWER DEVICES INDICATED AS 'ER' SHALL BE INSPECTED FOR WORKING CONDITIONS, FIXTURES TO BE RE-USED SHALL BE CLEANED AND RE-LAMPED.
- F. FOR ALL FIXTURES AND POWER/DATA DEVICES INDICATED AS 'ER', REFER TO RENOVATION FLOOR PLANS FOR SPECIFIC RELOCATION AND RE-USE OF EXISTING POWER/DATA DEVICES AS REQUIRED. EXTEND WIRING AND CONDUITS AS REQUIRED.
- G. DEVICES INDICATED AS 'D' SHALL BE INSPECTED FOR WORKING CONDITION TO BE RE-USED WHERE APPLICABLE.
- H. ALL CIRCUITING ASSOCIATED WITH EXISTING LIGHT FIXTURES AND POWER DEVICES SHOWN TO BE REMOVED SHALL REMAIN AND PREPARED FOR RE-CONNECTION AND EXTENSION AS NECESSARY.
- I. INSPECT ALL FIRE ALARM DEVICES FOR WORKING CONDITION. REPAIR AND REPLACE AS NEEDED.
- J. WHERE EXISTING SERVICE, FIRE ALARM SYSTEMS AND/OR EQUIPMENT ARE TO BE REMOVED, RELOCATED AND PLACED WITH NEW; MAINTAIN EXISTING SYSTEMS IN SERVICE UNTIL NEW SYSTEMS OR RELOCATIONS ARE COMPLETE AND READY FOR SERVICE.
- K. NO WORK REQUIRED WITHIN HATCHED AREAS. ALL POWER/DATA/LIGHTING AND ASSOCIATED WIRING SHALL BE EXISTING TO REMAIN.

KEYNOTES

1. EXISTING LIGHTING, FAN AND SPEAKER CONTROLS TO BE REMOVED AND RELOCATED. EXTEND WIRING AND CONDUITS TO NEW LOCATION. SEE RENOVATION FLOOR PLANS FOR ADDITIONAL INFORMATION.
2. EXISTING LIGHTING AND FAN CONTROLS TO REMAIN.
3. REMOVE EXISTING LIGHT FIXTURE FROM EXISTING SWITCH LEG AND EXISTING ROOM CIRCUIT. TIE CONTROLS TO NEW LIGHTING CONTROLS INSTALLED DURING RENOVATION. TIE LIGHTING CIRCUIT TO NEW ROOM RESTROOM CIRCUIT MADE DURING RENOVATION. RE-USE EXISTING WIRING AND CONDUIT AS REQUIRED. SEE RENOVATION PLANS FOR ADDITIONAL INFORMATION.
4. EXISTING CEILING FAN TO BE RELOCATED. MAINTAIN EXISTING CIRCUITRY TO BE RE-USED. EXTEND WIRING AND CONDUIT TO NEW LOCATION. SEE RENOVATION PLANS FOR ADDITIONAL INFORMATION.
5. EXISTING LIGHT FIXTURE TO BE RELOCATED. MAINTAIN EXISTING CIRCUITRY TO BE RE-USED. EXTEND WIRING AND CONDUIT TO NEW LOCATION. SEE RENOVATION PLANS FOR ADDITIONAL INFORMATION.

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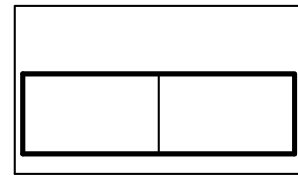
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DEMOLITION FLOOR PLAN -
ELECTRICAL

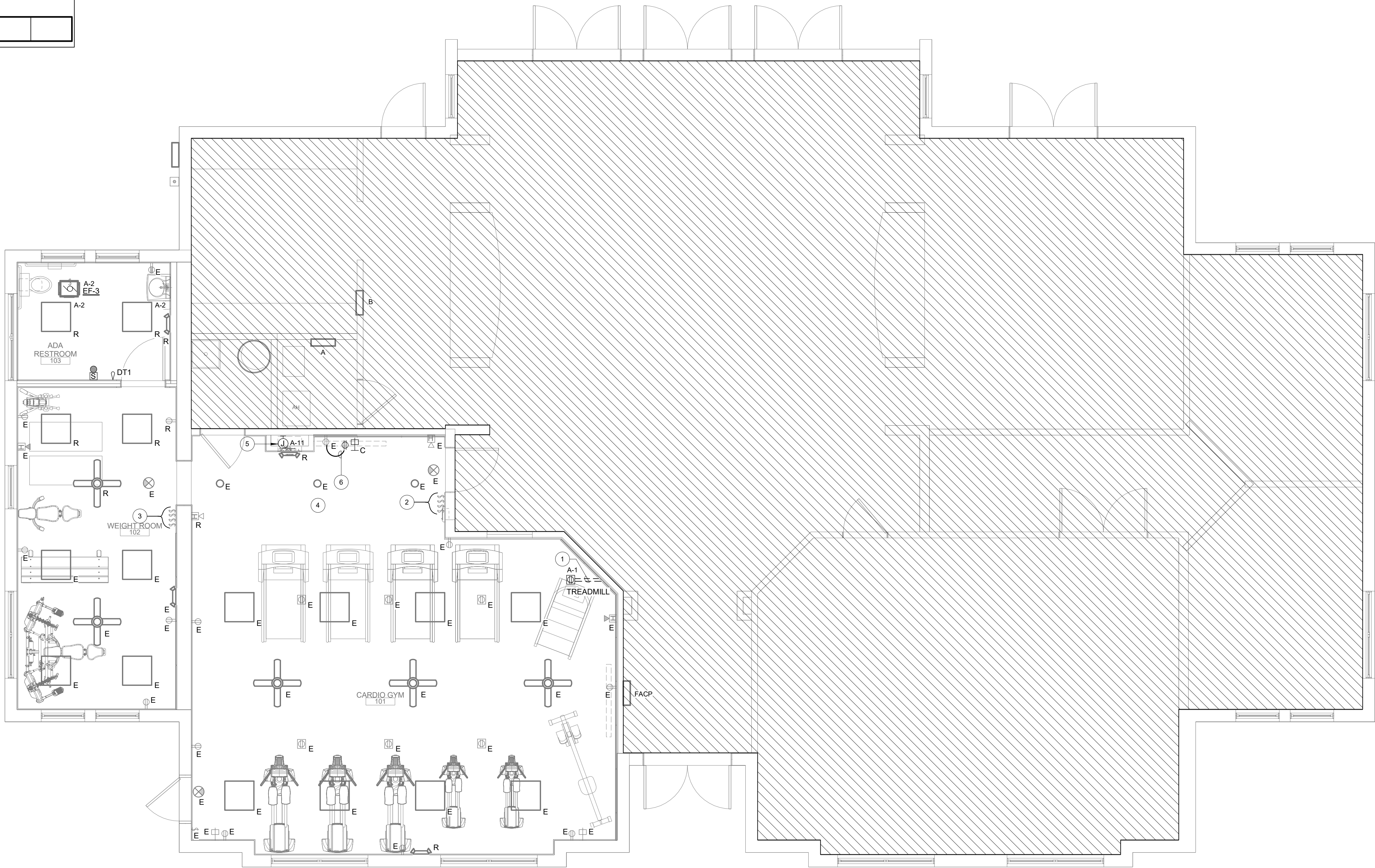
D



C

B

A



1 RENOVATION FLOOR PLAN - ELECTRICAL
1/4" = 1'-0"

GENERAL NOTES

- CONTRACTOR SHALL BE RESPONSIBLE FOR IDENTIFICATION OF ALL RATED WALLS, CEILINGS AND SLABS AND THEIR SPECIFIED RATING ON THE ARCHITECTURAL DRAWINGS. ALL DEVICES AND MATERIALS SHALL MEET THE UL RATING OF THE RATED WALLS, CEILINGS AND SLABS ASSEMBLY. CONTRACTOR SHALL PROVIDE AN ASSEMBLY INSTALLED IN ACCORDANCE WITH UL FOR THE RATED APPLICATION.
- ALL SENSORS SHALL TURN OFF WITHIN 5 MINUTES OF AN OCCUPANT LEAVING THE SPACE.
- CONTRACTOR SHALL COORDINATE ANY WALL MOUNTED ITEM (ELECTRICAL/DATA/LIGHT) WITH ARCHITECT AND OWNER PRIOR TO INSTALLATION.
- ALL CONTROL WIRING SHALL BE INCLUDED AS PART OF MECHANICAL WORK. MECHANICAL CONTRACTOR SHALL ENSURE THAT ELECTRICAL INTERFACE DEVICES NECESSARY IN THE ELECTRICAL COMPONENT ARE COORDINATED WITH THE ELECTRICAL CONTRACTOR (IE FAN SPEED, INTERLOCKS ETC.).
- ELECTRICAL CONTRACTOR SHALL COORDINATE ELECTRICAL CHARACTERISTICS AND REQUIREMENTS OF ALL MECHANICAL EQUIPMENT WITH MECHANICAL CONTRACTOR BEFORE BIDDING/ORDERING AND INSTALLATION.
- INTERLOCK NEW EXHAUST FAN WITH ASSOCIATED ROOM LIGHTING CONTROLS. SEE MECHANICAL PLANS FOR ADDITIONAL INFORMATION.
- CONTRACTOR SHALL VERIFY ALL POWER AND CONNECTION REQUIREMENTS FOR ALL NEW EQUIPMENT PRIOR TO BIDDING AND INSTALLATION. VERIFY ALL DEVICE LOCATION WITH OWNER. MAKE ADJUSTMENT IN FIELD TO MATCH ACTUAL EQUIPMENT NAMEPLATE BEING INSTALLED.
- TIE NEW FIRE ALARM DEVICE TO EXISTING FIRE ALARM SYSTEM.



KEYNOTES

- MINIMUM 12" WIDE SAW-CUT TRENCH WITH 1" CONDUIT FOR POWER AND 1" CONDUIT FOR COMMUNICATION/DATA FROM CLOSEST WALL TO FLOOR BOX LOCATION. FIELD VERIFY EXACT ROUTE.
- RELOCATED LIGHTING, FAN AND SPEAKER CONTROLS. VERIFY EXACT HEIGHT AND LOCATION WITH OWNER AND ARCHITECT PRIOR TO ROUGH-IN.
- EXISTING LIGHTING AND FAN CONTROLS TO REMAIN.
- TIE EXISTING DOWNLIGHTS CONTROLS IN THIS AREA TO LOCAL LIGHTING CONTROLS.
- JUNCTION BOX FOR IN-WALL BOTTLE FILLING STATION.
- TIE NEW TV RECEPTACLE'S CIRCUIT TO EXISTING CIRCUIT.

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Suite 203, Tampa, FL
33609
813.289.4700
COA # 8304

COUNTRY WALK INTERIOR RENOVATION

30400 COUNTRY POINT BLVD.
WESLEY CHAPEL, FL 33543

0 8/28/19 PERMIT SET
0 7/25/19 50% REVIEW SET

Issue/Revision	Revision
Project ID	18109
CAD File Name	18109-SD
Drawn By	SC
Reviewed By	WLH
Plot Date:	00/00/00
Record Date:	03.08.19

SCALE: AS NOTED

RENOVATION FLOOR PLAN - ELECTRICAL

PANEL: A

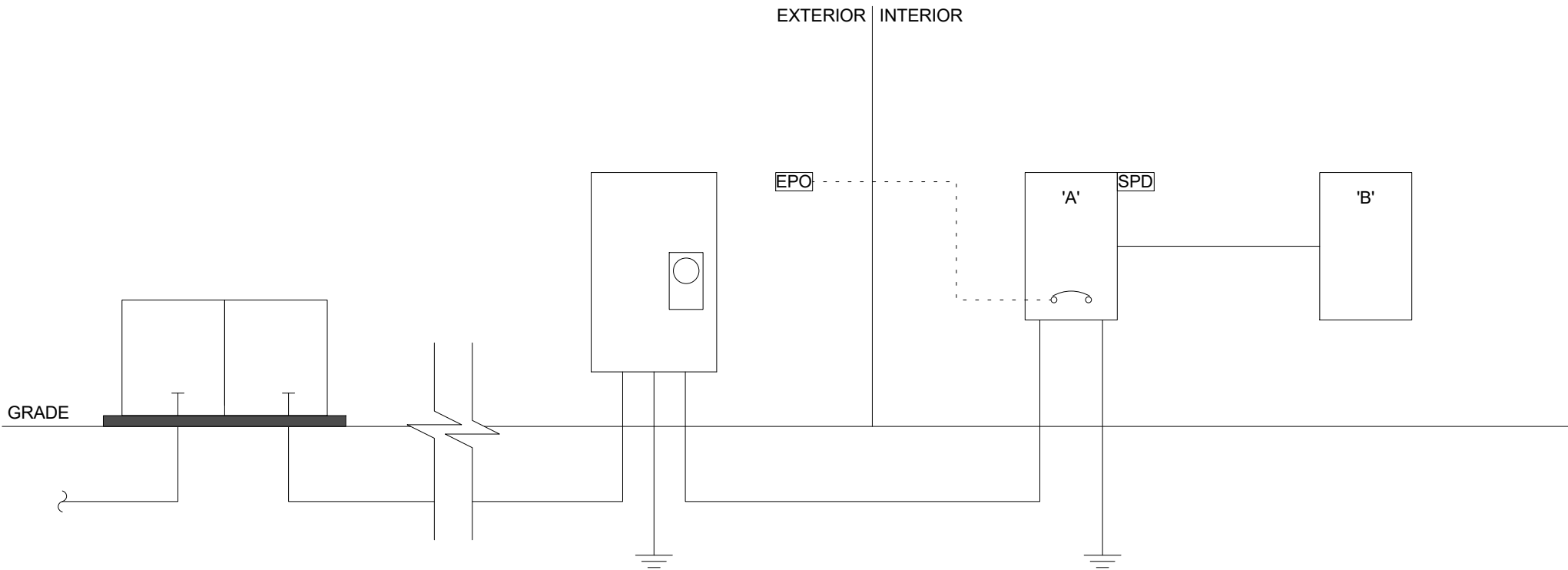
PANELBOARD SCHEDULE

EXISTING PANEL

#	Description	Trip	Poles	Options	Wire and Conduit	A	B	C	A	B	C	Wire and Conduit	Options	Poles	Trip	Description	#
1	TREADMILL	20 A	1		C2-20	1200 VA			133 VA			C2-20		1	20 A	RESTROOM 103	2
3	EXISTING AHU-2	30 A	2		ETR		0 VA		0 VA			ETR		1	20 A	EXISTING OUTLETS	4
5	--	--	--			0 VA			0 VA			ETR		1	20 A	EXISTING MAIN RM LIGHTS	6
7	EXISTING AHU-1	30 A	2		ETR		0 VA		0 VA			ETR		1	20 A	EXISTING LOAD	8
9	--	--	--			0 VA			0 VA			ETR		1	20 A	EXISTING LOAD	10
11	BOTTLE FILLING STATION	20 A	1	GFCI	C2-20		370 VA		0 VA			ETR		1	20 A	EXISTING CAN LIGHTS	12
13	EXISTING LOAD	20 A	1		ETR	0 VA			0 VA			ETR		1	20 A	EXISTING OUTSIDE LIGHTS	14
15	EXISTING LOAD	20 A	1		ETR		0 VA		0 VA			ETR		1	20 A	EXISTING OUTSIDE LIGHTS	16
17	EXISTING LOAD	20 A	1		ETR	0 VA			0 VA			ETR		1	20 A	EXISTING LOAD	18
19	EXISTING MICROWAVE	20 A	1		ETR		0 VA		0 VA			ETR		2	30 A	EXISTING WATER HEATER	20
21	EXISTING FOYER LIGHTS	20 A	1		ETR	0 VA			0 VA					--	--	--	22
23	EXISTING LOAD	20 A	1		ETR		0 VA		0 VA			ETR		1	20 A	EXISTING OUTSIDE LIGHTS	24
25	EXISTING LOAD	20 A	1		ETR	0 VA			0 VA			ETR		1	20 A	EXISTING OUTSIDE LIGHTS	26
27	EXISTING LOAD	20 A	1		ETR		0 VA		0 VA			ETR		2	60 A	EXISTING SPD	28
29	EXISTING LOAD	20 A	1		ETR	0 VA			0 VA					--	--	--	30
31	EXISTING LOAD	20 A	1		ETR		0 VA		0 VA			ETR		2	60 A	EXISTING LOAD	32
33	EXISTING LOAD	20 A	1		ETR	0 VA			0 VA					--	--	--	34
35	EXISTING GYM	20 A	1		ETR		0 VA		0 VA			ETR		2	50 A	EXISTING CU-1	36
37	EXISTING KITCHEN	20 A	1		ETR	0 VA			0 VA					--	--	--	38
39	EXISTING EXERCISE RM	20 A	1		ETR		0 VA		0 VA			ETR		2	50 A	EXISTING CU-2	40
41	EXISTING PLAYROOM	20 A	1		ETR	0 VA			0 VA					--	--	--	42
43	--	--	--				0 VA					ETR		2	150 A	EXISTING PANEL 'B'	44
45	--	--	--			0 VA			0 VA					--	--	--	46

Panel Options		Circuit Breaker Options	
Voltage:	240/120V, 1Ø, 3W	AFCI	Arc Fault Circuit Interrupter
Mains:	600A MCB	GFCI	GFCI Personnel (4-6 mA)
Rating:	Existing AIC	GFP	Ground Fault Protection
Minimum Bus...	600A	RB	Red Breaker
Mounting:	Surface	ST	Shunt Trip
Enclosure Type:	Type 1	L-ON	CB Lock in Closed Position
Isolated Ground:	No	L-OFF	CB Lock in Open Position
Sub-feed Lugs:	No	T/C/T	Timeclock On/Timeclock Off
Feed-thru Lugs:	No	P/C/T	Photocell On/Timeclock Off
		P/C/P	Photocell On/Photocell Off

- Notes:
- Re-use Existing Breakers Where Applicable.
 - New Breakers Are Indicated In Bold. Match Existing AIC Rating.
 - See Existing Demand Load Calculations.



1 RISER DIAGRAM - 240/120V-1PH-3W

COPPER WIRE AND CONDUIT SCHEDULE											
Designation	Parallel Runs	3 Phase, 4 Wire			3 or 1 Phase 3 Wire			1 Phase, 2 Wire			
		Conductors (AWG/kcmil)	Equipment Ground (AWG/kcmil)	Conduit	Conductors (AWG/kcmil)	Equipment Ground (AWG/kcmil)	Conduit	Conductors (AWG/kcmil)	Equipment Ground (AWG/kcmil)	Conduit	
C_-15	1	-	-	-	-	-	-	2 # 14	1 # 12	3/4"	
C_-20	1	4 # 12	1 # 12	3/4"	3 # 12	1 # 12	3/4"	2 # 12	1 # 12	3/4"	
C_-30	1	4 # 10	1 # 10	3/4"	3 # 10	1 # 10	3/4"	2 # 10	1 # 10	3/4"	
C_-40	1	4 # 8	1 # 10	1"	3 # 8	1 # 10	3/4"	2 # 8	1 # 10	3/4"	
C_-60	1	4 # 6	1 # 10	1"	3 # 6	1 # 10	1"	2 # 6	1 # 10	1"	
C_-70	1	4 # 4	1 # 8	1-1/2"	3 # 4	1 # 8	1"	2 # 4	1 # 8	1"	
C_-90	1	4 # 3	1 # 8	1-1/2"	3 # 3	1 # 8	1-1/2"	2 # 3	1 # 8	1"	
C_-100	1	4 # 3	1 # 8	1-1/2"	3 # 3	1 # 8	1-1/2"	2 # 3	1 # 8	1"	
C_-110	1	4 # 2	1 # 6	1-1/2"	3 # 2	1 # 6	1-1/2"	2 # 2	1 # 6	1-1/2"	
C_-125	1	4 # 1	1 # 6	2"	3 # 1	1 # 6	1-1/2"	2 # 1	1 # 6	1-1/2"	
C_-150	1	4 # 1/0	1 # 6	2"	3 # 1/0	1 # 6	1-1/2"	2 # 1/0	1 # 6	1-1/2"	
C_-175	1	4 # 2/0	1 # 6	2"	3 # 2/0	1 # 6	1-1/2"	2 # 2/0	1 # 6	1-1/2"	
C_-200	1	4 # 3/0	1 # 6	2"	3 # 3/0	1 # 6	2"	2 # 3/0	1 # 6	2"	
C_-225	1	4 # 4/0	1 # 4	3"	3 # 4/0	1 # 4	2"	-	-	-	
C_-250	1	4 # 250	1 # 4	3"	3 # 250	1 # 4	3"	-	-	-	
C_-300	1	4 # 350	1 # 4	3"	3 # 350	1 # 4	3"	-	-	-	
C_-400	1	4 # 500	1 # 3	3-1/2"	3 # 500	1 # 3	3"	-	-	-	
C_-500	2	4 # 250	1 # 2	3"	3 # 250	1 # 2	3"	-	-	-	
C_-600	2	4 # 350	1 # 1	3"	3 # 350	1 # 1	3"	-	-	-	

Notes

- All conductors indicated in schedule shall be copper.
- Designation followed with "V" indicates conductor size increased due to voltage drop.
- Designation followed with "SE" indicates service entrance conductors with no ground.
- C1-15 shall apply to residential applications only.

LIGHTING CONTROL DEVICES SCHEDULE						
TAG	MANUFACTURER	CATALOG NUMBER	DESCRIPTION	QTY	CONTROL WIRING	MOUNTING
DT1	WATTSTOPPER	DW-100	COMBINATION OCCUPANCY SENSOR/SINGLE BUTTON SWITCH	AS REQ	120/277 LINE VOLTAGE	ELECTRICAL BOX

LIGHTING CONTROLS SCHEDULE NOTES:

- The equipment used for the basis of design is the Wattstopper DLM system and the Intelligent Lighting Controls LightLeader System.
- Other equipment may be submitted for approval up to 10 working days prior to bid date, to allow for proper evaluation. Submissions within 10 working days prior to bid date will not be evaluated. Equipment is approved through addendum only.

RISER DIAGRAM GENERAL NOTES

- A. ALL EQUIPMENT, CONDUITS AND CONDUCTORS ARE EXISTING TO REMAIN UNLESS NOTED OTHERWISE.
- B. ELECTRICAL RISER DIAGRAM IS FOR REFERENCE ONLY.
- C. REFER TO SCHEDULES FOR ADDITIONAL INFORMATION.

EXISTING DEMAND LOAD CALCULATIONS

PER NEC 220.87

PANEL 'A'

EXISTING PEAK DEMAND LOAD PROVIDED BY WREC = 38.4KW
WREC'S PF = 0.9
EXISTING PEAK DEMAND LOAD PROVIDED BY WREC WITH PF = 43KVA

EXISTING PEAK DEMAND LOAD @ 125% = 43KVA X 1.25 = 54KVA

NEW LOAD ADDED = 1.7KVA

TOTAL NEW BUILDING LOAD = 54KVA + 1.7KVA = 55.7KVA

232A LOAD < 600A MAIN SERVICE FEEDER SIZE

EXISTING SERVICE IS ADEQUATE TO HANDLE NEW LOAD.

ROJO Architecture
www.ROJOArchitecture.com
ROJO@ROJOArchitecture.com
5701 E. Hillsborough Avenue
Suite 1130
Tampa FL 33610
813 630 5508



STATE OF FLORIDA
REGISTERED ENGINEER
William L. Hill, PE
79264
SIGNED ON: 08.28.19



550 North Reo Street
Suite 203, Tampa, FL
33609
813.289.4700
COA # 8304

COUNTRY WALK
INTERIOR RENOVATION

30400 COUNTRY POINT BLVD.
WESLEY CHAPEL, FL 33543

0 8/28/19 PERMIT SET
0 7/25/19 50% REVIEW SET

Issue/Revision Revision
Project ID 18109
CAD File Name 18109-SD
Drawn By SC
Reviewed By WLH
Plot Date: 00/00/00
Record Date: 03.08.19

SCALE: AS NOTED

ELECTRICAL RISER DIAGRAM
& SCHEDULES

Change Order Form

For the Clubhouse Gymnasium Renovation Agreement

dated October ____, 2019 between

the Country Walk Community Development District and

E & L Construction Group, Inc.

Change Order Number ____

Description of changes: See Exhibit attached.

For the (+ Additive) (- Deductive) Sum of \$ _____

Original Contract Amount \$ _____

Sum of Previous Changes \$ _____

Modified Contract Amount \$ _____

Acceptance of this Change Order shall constitute a modification to the Agreement and all work will be performed subject to all the same terms and conditions as contained in the Agreement.

IN WITNESS WHEREOF, this Change Order has been executed by the parties as of _____, 2019.

E & L Construction Group, Inc.

**Country Walk
Community Development District**

Greg Krueger
President

Nina Siegel
Chair of the Board of Supervisors

Tab 3



FitRev Inc.
4424 N. Lois Ave - Tampa, Florida 33614 -
Phone: 8138702966 - Fax: 8138702896 - Email: sales@fitrev.com

QUOTE

Quote	Date	Sales Rep:
AAAQ26323	09/20/19	Tyler Johnson

Sold To:

Country Walk CDD
Sean Craft
30400 Country Point Blvd
Wesley Chapel, FL 33543

Phone: 813-991-6102

Fax:

Ship To:

Country Walk CDD
Sean Craft
30400 Country Point Blvd
Wesley Chapel, FL 33543

Phone: 813-991-6102

Fax:

Qty	Manuf.	Manuf #	Description	Unit Price	Ext. Price
PRECOR CARDIO					
4	Precor	PHRCT631G3011EN	TRM 631 Treadmill_TRM 631_630.P30_Gloss Metallic Silver	\$5,495.00	\$21,980.00
3	Precor	PHRCE635G3060EN	EFX® 635 - Adjustable CrossRamp®, moving arms_EFX® 635_630.P30_Gloss Metallic Silver	\$5,995.00	\$17,985.00
2	Precor	PHRCB635G3070EN	RBK 635 Recumbent Cycle, P30 console with advanced LED display -GMS	\$2,845.00	\$5,690.00
STAIRMASTER					
1	Core Health & Fitness	9-5270-8G-LCD	StairMaster 8 Series Gauntlet W/LCD	\$7,545.00	\$7,545.00
ROWER					
1	Concept 2	2712-US	Concept2 Black Model D Indoor Rower with PM5	\$900.00	\$900.00
TUFFSTUFF MULTI STATION					
1	Tuff Stuff	AP-71MP	Apollo 71MP: Multi Press Station	\$2,799.00	\$2,799.00
DUMBBELLS/BENCHES					
1	Troy	VERTPAC-SDR50	10 Pair Rail Rack W/ Rubber Vertical Dumbbells	\$0.00	\$0.00
1	Precor	PWDBR0119	Discovery™ Series Benches & Racks Line_Multi-Adjustable Bench_DBR0119_NA	\$1,200.00	\$1,200.00
1	Precor	PWDBR0113	Discovery™ Series Benches & Racks Line_Adjustable Decline Bench_DBR0113_NA	\$1,090.00	\$1,090.00
PRISM RACK					
1	Prism	400-150-131	Self-Guided Commercial Package - Deluxe	\$1,670.00	\$1,670.00
1	Shipping	Shipping	Shipping and Handling	\$3,500.00	\$3,500.00
1	Installation	Installation	Installation	\$2,200.00	\$2,200.00

Qty	Manuf.	Manuf #	Description	Unit Price	Ext. Price
1	Discount	Discount1	Preferred Customer Discount	-\$17,500.00	-\$17,500.00
1			Trade In On Equipment (3 Treadmills, 2 Ellipticals, 1 Recumbent Bike) (\$3,000)	-\$3,000.00	-\$3,000.00
				SubTotal	\$46,059.00
				Sales Tax	\$0.00
				Total	\$46,059.00

Please contact me if I can be of further assistance.

This quote becomes an order with signature. (see below for terms).

Signed:

Name:

Desired Week of Delivery?

Terms: Orders \$5,000 or more require a 50% deposit and balance paid upon completion of Installation.

Orders less than \$5,000 require payment in full prior to placing the order.

Flooring orders require a 50% deposit and remaining balance due BEFORE shipping

FLOORING INSTALLATIONS ARE HANDLED BY A 3rd PARTY VENDOR AND IS NOT THE RESPONSIBILITY OF FITREV.

These terms are acknowledged with signature unless otherwise stated in writing and signed in acknowledgement by a FitRev Officer or Operations Manager.

Purchase Orders in lieu of payment MUST be provided before order will be processed.

☐ If lease, order is contingent upon customer obtaining financing from lease company and order will not be processed until a purchase order has been received.

Restocking Fee:

25% charge on all cancelled Cardio equipment

50% charge on all cancelled Strength equipment

Extractions are an additional cost. Cost is based on the list of equipment to be extracted.

Custom and logo items are not returnable and payment in full will be required.

All orders remain 100% property of FITREV until paid in full

Quote is valid for 90 days unless otherwise stated

BLANK



FitRev Inc.
 4424 N. Lois Ave - Tampa, Florida 33614 -
 Phone: 8138702966 - Fax: 8138702896 - Email: sales@fitrev.com

QUOTE

Quote	Date	Sales Rep:
AAAQ26324	09/20/19	Tyler Johnson

Sold To:

Country Walk CDD
 Sean Craft
 30400 Country Point Blvd
 Wesley Chapel, FL 33543

Phone: 813-991-6102

Fax:

Ship To:

Country Walk CDD
 Sean Craft
 30400 Country Point Blvd
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1	Concept 2	2712-US	Concept2 Black Model D Indoor Rower with PM5	\$900.00	\$900.00
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1	Troy	VERTPAC-SDR50	10 Pair Rail Rack W/ Rubber Vertical Dumbbells	\$0.00	\$0.00
1	Precor	PWDBR0119	Discovery™ Series Benches & Racks Line_Multi-Adjustable Bench_DBR0119_NA	\$1,200.00	\$1,200.00
1	Precor	PWDBR0113	Discovery™ Series Benches & Racks Line_Adjustable Decline Bench_DBR0113_NA	\$1,090.00	\$1,090.00
PRISM RACK					
1	Prism	400-150-131	Self-Guided Commercial Package - Deluxe	\$1,670.00	\$1,670.00
1	Shipping	Shipping	Shipping and Handling	\$3,250.00	\$3,250.00
1	Installation	Installation	Installation	\$2,050.00	\$2,050.00

Qty	Manuf.	Manuf #	Description	Unit Price	Ext. Price
1	Discount	Discount1	Preferred Customer Discount	-\$16,750.00	-\$16,750.00
1			Trade In On Equipment (3 Treadmills, 2 Ellipticals, 1 Recumbent Bike) (\$2,500)	-\$2,500.00	-\$2,500.00
				SubTotal	\$44,064.00
				Sales Tax	\$0.00
				Total	\$44,064.00

Please contact me if I can be of further assistance.

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Signed:

Name: _____

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Quote is valid for 90 days unless otherwise stated



BLANK



FitLine Fitness Equipment
380 Scarlet Blvd
Oldsmar, FL 34677
727-631-7025
kurt@fitlinefitnesssequipment.com

ADDRESS

Country Walk CDD
5844 Old Pasco Rd
Suite 3100
Wesley Chapel, FL 33544

SHIP TO

Country Walk CDD
30400 Country Point Blvd
Wesley Chapel, FL 33543

Quote 1372**DATE 10/03/2019****EXPIRATION DATE 11/29/2019****REPRESENTATIVE**

Kurt Taulbee/ Roland Rooney

ACTIVITY	QTY	RATE	AMOUNT
Freemotion Fitness:t8.9b Freemotion t8.9b Commercial Treadmill (\$5,399) Features: Simplified LED Console with 26 workout programs and Heart rate monitoring, IFIT enabled with smart phone or tablet, USB charging, 1-Step speed & incline controls, 22"x60" quiet tread-belt, 4hp high torque AC motor, 12 mph, 15% incline, 400lb user capacity Warranty: 7 years frame, 3 years parts, 3 years labor	4	3,436.00	13,744.00T
Freemotion Fitness:e8.9b Freemotion e8.9b Commercial Elliptical Cross Trainer (\$4,399) Features: Simplified LED Console with 14 workout programs and Heart rate monitoring, IFIT enabled with smart phone or tablet, USB charging, 20 inch stride length, Quiet belt drive, 24 levels smooth magnetic resistance, 400lb user capacity Warranty: 7 years frame, 3 years parts, 3 years labor	3	3,161.00	9,483.00T
Freemotion Fitness:r8.9b Freemotion Fitness r8.9b Commercial Recumbent Bike (\$2,899) Features: Simplified LED console with 14 workout programs and heart rate monitoring, USB charging, 24 levels of smooth magnetic resistance, Quicklift easy adjust seat, Quiet belt drive, 400 lb user weight Warranty: 7 years frame, 3 years parts, 3 years labor	2	1,959.00	3,918.00T
Stairmaster:9-5250-8G Stairmaster Gauntlet 8 Revolving Stepmill With LCD Display (\$7,545) Features: 8" steps moving 26 to 162 steps per minute, Electronically controlled smooth and quiet stepping action, Step-up assistant for easy mounting, Full hand rails for support, LCD display with 10 workout programs and heart rate monitoring. Warranty: 15 years frame, 3 years parts, 1 year labor	1	5,713.00	5,713.00T

ACTIVITY	QTY	RATE	AMOUNT
Xebex:Air Rower 3.0 Xebex AR-3GL Air Rower 3.0 With Backlit LCD Display (\$1,049) Features: 10 position variable air resistance dampener, Low seat rail for easy entry, Heavy duty frame, Easy adjust foot straps, 14 program LCD display Warranty: 5 years frame, 2 years parts	1	880.00	880.00T
Batca Fitness Systems:FZ-1 Batca Fitness Fusion 4 Upper Body Unit With Functional Arm Attachment (\$3,745) Features: Dual swiveling high pulleys for iso-lateral lat pull-downs, Straight and side ab crunches, Fully enclosed 200 lb weight stack, Iso-Lateral or dependant multi-press & mid row exercise stations, User defined free cable exercises via independent rotating functional arms with single touch adjustment and swiveling pulleys, Multi-Angle seat provides ideal seat angle for chest press, incline press, and decline press Warranty: Lifetime frame, 5 years parts, 1 year upholstery and hardware	1	2,578.00	2,578.00T
Batca Fitness Systems:FZ-6 Batca Fitness FZ-6 Adjustable Bench (\$695) Features: 10 degree decline to 80 degree incline, Heavy duty contour cut pads, transport wheels, platinum silver frame Warranty: 10 years frame, 3 years parts, 1 year hardware, 6 months pads	1	481.00	481.00T
Batca Fitness Systems:FZ-7 Batca FZ-7 3 Tier Dumbbell Rack (\$795) Features: 4 feet wide, 3 tier easy reach angled design, dumbbell positioning saddles, platinum silver frame Warranty: 10 years frame, 3 years parts, 1 year hardware	1	543.00	543.00T
Batca Fitness Systems:FZ-10 Batca Fitness FZ-10 Adjustable Ab Bench (\$895) Features: 15 - 35 degree decline, easy adjust with gas shock, Heavy duty contoured pads Warranty: 10 years frame, 3 years parts, 1 year hardware, 6 months pads	1	618.00	618.00T
Batca Fitness Systems:AAM Batca Fitness AXIS Accessory Module (\$1,595) Features TRX equipment: Two 10" Medicine Balls (6lb, 8lb), Two 14" Medicine Balls (10lb, 12lb), Two 18" Foam Rollers, Three Exercise Mats (23"x48"x1/2"), Two stability balls (55, 65 cm), Three exercise bands, Three strength bands	1	1,223.00	1,223.00T
Body Solid:SDRS550 Body Solid 6 Sided Rubber Encased Dumbbell Set 5 - 50 lbs (\$995) Features: Solid cast iron with 6 sided anti-roll design encased with virgin rubber, Contoured knurled chrome handles, Unmatched durability resists cracking and fading Warranty: 5 years	1	756.00	756.00T
Freight Freight from manufacturer	1	2,628.00	2,628.00
Delivery & Setup Equipment Assembly, Delivery & Setup	1	2,450.00	2,450.00
Trade In Precor Treadmills 3 x \$350, Precor Elliptical 2 x \$350, Precor Recumbent 1x \$250	1	-2,000.00	-2,000.00

ACTIVITY	QTY	RATE	AMOUNT
Delivery & Setup Remove Pro Maxima 5-stack Gym, benches and dumbbells	1	750.00	750.00

Thank you for considering this quote.	SUBTOTAL	43,765.00
Terms: 60% on acceptance, balance at installation.	TAX (0%)	0.00

Fitline Fitness Equipment is partnered with Fitness logic
Service to bring you the absolute best equipment, service and
customer experience!

TOTAL	\$43,765.00
-------	--------------------

Accepted By

Accepted Date

BLANK



FitLine Fitness Equipment
380 Scarlet Blvd
Oldsmar, FL 34677
727-631-7025
kurt@fitlinefitnesssequipment.com

ADDRESS

Country Walk CDD
5844 Old Pasco Rd
Suite 3100
Wesley Chapel, FL 33544

SHIP TO

Country Walk CDD
30400 Country Point Blvd
Wesley Chapel, FL 33543

Quote 1373**DATE 10/03/2019****REPRESENTATIVE**

Kurt Taulbee/ Roland Rooney

ACTIVITY	QTY	RATE	AMOUNT
Freemotion Fitness:t8.9b Freemotion t8.9b Commercial Treadmill (\$5,399) Features: Simplified LED Console with 26 workout programs and Heart rate monitoring, IFIT enabled with smart phone or tablet, USB charging, 1-Step speed & incline controls, 22"x60" quiet tread-belt, 4hp high torque AC motor, 12 mph, 15% incline, 400lb user capacity Warranty: 7 years frame, 3 years parts, 3 years labor	4	3,436.00	13,744.00T
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Freemotion Fitness:r8.9b Freemotion Fitness r8.9b Commercial Recumbent Bike (\$2,899) Features: Simplified LED console with 14 workout programs and heart rate monitoring, USB charging, 24 levels of smooth magnetic resistance, Quicklift easy adjust seat, Quiet belt drive, 400 lb user weight Warranty: 7 years frame, 3 years parts, 3 years labor	1	1,959.00	1,959.00T
Stairmaster:9-5250-8G Stairmaster Gauntlet 8 Revolving Stepmill With LCD Display (\$7,545) Features: 8" steps moving 26 to 162 steps per minute, Electronically controlled smooth and quiet stepping action, Step-up assistant for easy mounting, Full hand rails for support, LCD display with 10 workout programs and heart rate monitoring. Warranty: 15 years frame, 3 years parts, 1 year labor	1	5,713.00	5,713.00T

ACTIVITY	QTY	RATE	AMOUNT
Xebex:Air Rower 3.0 Xebex AR-3GL Air Rower 3.0 With Backlit LCD Display (\$1,049) Features: 10 position variable air resistance dampener, Low seat rail for easy entry, Heavy duty frame, Easy adjust foot straps, 14 program LCD display Warranty: 5 years frame, 2 years parts	1	880.00	880.00T
Batca Fitness Systems:FZ-1 Batca Fitness Fusion 4 Upper Body Unit With Functional Arm Attachment (\$3,745) Features: Dual swiveling high pulleys for iso-lateral lat pull-downs, Straight and side ab crunches, Fully enclosed 200 lb weight stack, Iso-Lateral or dependant multi-press & mid row exercise stations, User defined free cable exercises via independent rotating functional arms with single touch adjustment and swiveling pulleys, Multi-Angle seat provides ideal seat angle for chest press, incline press, and decline press Warranty: Lifetime frame, 5 years parts, 1 year upholstery and hardware	1	2,578.00	2,578.00T
Batca Fitness Systems:FZ-6 Batca Fitness FZ-6 Adjustable Bench (\$695) Features: 10 degree decline to 80 degree incline, Heavy duty contour cut pads, transport wheels, platinum silver frame Warranty: 10 years frame, 3 years parts, 1 year hardware, 6 months pads	1	481.00	481.00T
Batca Fitness Systems:FZ-7 Batca FZ-7 3 Tier Dumbbell Rack (\$795) Features: 4 feet wide, 3 tier easy reach angled design, dumbbell positioning saddles, platinum silver frame Warranty: 10 years frame, 3 years parts, 1 year hardware	1	543.00	543.00T
Batca Fitness Systems:FZ-10 Batca Fitness FZ-10 Adjustable Ab Bench (\$895) Features: 15 - 35 degree decline, easy adjust with gas shock, Heavy duty contoured pads Warranty: 10 years frame, 3 years parts, 1 year hardware, 6 months pads	1	618.00	618.00T
Batca Fitness Systems:AAM Batca Fitness AXIS Accessory Module (\$1,595) Features TRX equipment: Two 10" Medicine Balls (6lb, 8lb), Two 14" Medicine Balls (10lb, 12lb), Two 18" Foam Rollers, Three Exercise Mats (23"x48"x1/2"), Two stability balls (55, 65 cm), Three exercise bands, Three strength bands	1	1,223.00	1,223.00T
Body Solid:SDRS550 Body Solid 6 Sided Rubber Encased Dumbbell Set 5 - 50 lbs (\$995) Features: Solid cast iron with 6 sided anti-roll design encased with virgin rubber, Contoured knurled chrome handles, Unmatched durability resists cracking and fading Warranty: 5 years	1	756.00	756.00T
Freight Freight from manufacturer	1	2,528.00	2,528.00
Delivery & Setup Equipment Assembly, Delivery & Setup	1	2,300.00	2,300.00
Trade In Precor Treadmills 3 x \$350, Precor Elliptical 2 x \$350, Precor Recumbent 1x \$250	1	-2,000.00	-2,000.00

ACTIVITY	QTY	RATE	AMOUNT
Delivery & Setup Remove Pro Maxima 5-stack Gym, benches and dumbbells	1	750.00	750.00

Thank you for considering this quote.	SUBTOTAL	41,556.00
Terms: 60% on acceptance, balance at installation.	TAX (0%)	0.00

Fitline Fitness Equipment is partnered with Fitness logic
Service to bring you the absolute best equipment, service and
customer experience!

TOTAL	\$41,556.00
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Accepted By

Accepted Date

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First Place Fitness Equipment
 10438 N Dale Mabry Hwy
 Tampa, FL 33618
 Phone: Direct: 407.455.0252
 Rep: Taylor Breutzmann
 tbreutzmann@1pfe.com



Country Walk CDD

Date
 9/25/2019

Description	Qty	Price	Net Total
True Fitness Commercial Treadmill; C400	4	\$5,299.00	\$21,196.00
True Fitness Commercial Elliptical; C400	3	\$3,999.00	\$11,997.00
True Fitness Commercial Recumbent Bike; C400	1	\$2,399.00	\$2,399.00
True Fitness Commercial Stairmaster; Palisade (Stairmaster) w/Emerge Console	1	\$7,545.00	\$7,545.00
True Fitness Commercial Console; Emerge LED Basic	8	\$550.00	\$4,400.00
<i>True Fitness Commercial Warranty; 5 Years Parts</i>	*	*	*
Cascade Air-Rower Mag;	1	\$1,799.00	\$1,799.00
<i>Cascade Fitness Commercial Warranty; Lifetime Frame, 5 Years Parts</i>	*	*	*
Inspire Fitness Commercial Stationary Functional Trainer; M2	1	\$2,499.00	\$2,499.00
<i>Inspire Fitness Commercial Warranty; Lifetime Frame, 10 Years Parts</i>			
True Fitness Dumbbell Rack w/Rubber Coated Dumbbell Set (Troy Barbell)	1	\$1,799.00	\$1,799.00
True Fitness Commercial Multi-Adjustable Bench; XFW-7500	1	\$850.00	\$850.00
True Fitness Commercial Adjustable Decline Bench; XFW-5300	1	\$1,125.00	\$1,125.00
Prism Self-Guided Commercial Package - Deluxe	1	\$1,670.00	\$1,670.00
	Sub Total		\$57,279.00
Commercial Pricing Discount - Country Walk CDD	Discount		-\$17,183.00
Trade-In Current Equipment	Trade-In		-\$4,250.00
	Freight		\$3,475.00
Includes Removal of Current Equipment	Install		\$2,300.00
	Subtotal		\$41,621.00
	Tax		Exempt
Includes Two Years Preventative Maintenance	Total		\$41,621.00

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First Place Fitness Equipment
 10438 N Dale Mabry Hwy
 Tampa, FL 33618
 Phone: Direct: 407.455.0252
 Rep: Taylor Breutzmann
 tbreutzmann@1pfe.com



Country Walk CDD

Date
 9/25/2019

Description	Qty	Price	Net Total
True Fitness Commercial Treadmill; C400	4	\$5,299.00	\$21,196.00
True Fitness Commercial Elliptical; C400	3	\$3,999.00	\$11,997.00
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True Fitness Commercial Stairmaster; Palisade (Stairmaster) w/Emerge Console	1	\$7,545.00	\$7,545.00
True Fitness Commercial Console; Emerge LED Basic	9	\$550.00	\$4,950.00
<i>True Fitness Commercial Warranty; 5 Years Parts</i>	*	*	*
Cascade Air-Rower Mag;	1	\$1,799.00	\$1,799.00
<i>Cascade Fitness Commercial Warranty; Lifetime Frame, 5 Years Parts</i>	*	*	*
Inspire Fitness Commercial Stationary Functional Trainer; M2	1	\$2,499.00	\$2,499.00
<i>Inspire Fitness Commercial Warranty; Lifetime Frame, 10 Years Parts</i>			
True Fitness Dumbbell Rack w/Rubber Coated Dumbbell Set (Troy Barbell)	1	\$1,799.00	\$1,799.00
True Fitness Commercial Multi-Adjustable Bench; XFW-7500	1	\$850.00	\$850.00
True Fitness Commercial Adjustable Decline Bench; XFW-5300	1	\$1,125.00	\$1,125.00
Prism Self-Guided Commercial Package - Deluxe	1	\$1,670.00	\$1,670.00
	Sub Total		\$60,228.00
Commercial Pricing Discount - Country Walk CDD	Discount		-\$18,000.00
Trade-In Current Equipment	Trade-In		-\$4,500.00
	Freight		\$3,600.00
Includes Removal of Current Equipment	Install		\$2,400.00
	Subtotal		\$43,728.00
	Tax		Exempt
Includes Two Years Preventative Maintenance	Total		\$43,728.00

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From: [Matthew E. Huber](#)
To: [Cheryl Jordan](#)
Subject: FW: Precor Elliptical
Date: Monday, September 30, 2019 2:53:25 PM

Please add this email below to the agenda after the gym equipment proposals.

Regards,

Matthew E. Huber
District Manager

Rizzetta & Company
5844 Old Pasco Rd.
Suite 100
Wesley Chapel, Florida 33544
Phone: 813.994.1001, ext 2772

mhuber@rizzetta.com



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From: Rick Hallstrand <captrick911@yahoo.com>
Sent: Tuesday, September 24, 2019 1:39 PM
To: Seat2@countrywalkcdd.org; Seat1@countrywalkcdd.org; Seat3@countrywalkcdd.org;
Seat4@countrywalkcdd.org; Seat5@countrywalkcdd.org
Cc: Matthew E. Huber <MHuber@rizzetta.com>
Subject: Precor Elliptical

Dear CDD Board Members -

I put in a request through Matt Huber to purchase one of the Precor elliptical machines at the time of the gym renovation. As I told him, I'm willing to match whatever the fitness company offers (FitRev mentioned "up to \$1000 apiece). I'm sure Matt presented this request to you, as he does a great job with our CDD and is an honorable gentleman. I received a reply from him recently informing me that the board will probably decide to sell all equipment back to the fitness company. While I respect the boards decision, I don't understand it! All things being equal, why wouldn't you allow one of the residents to enjoy the use of the equipment? The only reason I can see, is that the fitness company is using it as a bargaining chip and intends to profit further from this deal, by reselling the equipment at a higher price! If I remember correctly, we allowed other residents to purchase equipment in the past. So, there is a past precedent for this request. I would appreciate an explanation for this decision. Thank you for your time.

Tab 4



FITREV

FitRev Inc.

4424 N. Lois Ave - Tampa, Florida 33614 -

Phone: 8138702966 - Fax: 8138702896 - Email: sales@fitrev.com

QUOTE

Quote	Date	Sales Rep:
AAAQ26371	09/27/19	Tyler Johnson

Sold To:

Country Walk CDD
Sean Craft
30400 Country Point Blvd
Wesley Chapel, FL 33543

Phone: 813-991-6102

Fax:

Ship To:

Country Walk CDD
Sean Craft
30400 Country Point Blvd
Wesley Chapel, FL 33543

Phone: 813-991-6102

Fax:

Qty	Manuf.	Manuf #	Description	Unit Price	Ext. Price
P & L Tearing apart and Disposing of the following items from Country Walk Gym					
1			Decline Bench	\$75.00	\$75.00
1			Ab Bench	\$75.00	\$75.00
1			Flat Bench	\$75.00	\$75.00
1			Dumbbells w/rack	\$100.00	\$100.00
1			5 Station Multi Gym	\$700.00	\$700.00
				SubTotal	\$1,025.00
				Sales Tax	\$0.00
				Total	\$1,025.00

Please contact me if I can be of further assistance.

This quote becomes an order with signature. (see below for terms).

Signed:

Name: _____

Desired Week of Delivery? _____

Terms: Orders \$5,000 or more require a 50% deposit and balance paid upon completion of Installation.

Orders less than \$5,000 require payment in full prior to placing the order.

Flooring orders require a 50% deposit and remaining balance due BEFORE shipping

FLOORING INSTALLATIONS ARE HANDLED BY A 3rd PARTY VENDOR AND IS NOT THE RESPONSIBILITY OF FITREV.

These terms are acknowledged with signature unless otherwise stated in writing and signed in acknowledgement by a FitRev Officer or Operations Manager.

Purchase Orders in lieu of payment MUST be provided before order will be processed.

☐ If lease, order is contingent upon customer obtaining financing from lease company and order will not be processed until a purchase order has been received.

Restocking Fee:

25% charge on all cancelled Cardio equipment

50% charge on all cancelled Strength equipment

Extractions are an additional cost. Cost is based on the list of equipment to be extracted.

Custom and logo items are not returnable and payment in full will be required.

All orders remain 100% property of FITREV until paid in full

Quote is valid for 90 days unless otherwise stated

Tab 5

FIRST ADDENDUM TO THE CONTRACT FOR PROFESSIONAL DISTRICT SERVICES

This First Addendum to the Contract for Professional District Services (this “**Addendum**”), is made and entered into as of the 1st day of October, 2019 (the “**Effective Date**”), by and between **Country Walk Community Development District**, a local unit of special purpose government established pursuant to Chapter 190, Florida Statutes, located in the Pasco County, Florida (the “**District**”), and **Rizzetta & Company, Inc.**, a Florida corporation (the “**Consultant**”).

RECITALS

WHEREAS, the District and the Consultant entered into the Contract for Professional District Services dated October 1, 2018 (the “**Contract**”), incorporated by reference herein; and

WHEREAS, the District and the Consultant desire to amend **Exhibit B** - Schedule of Fees of the Fees and Expenses, section of the Contract as further described in this Addendum; and

WHEREAS, the District and the Consultant each has the authority to execute this Addendum and to perform its obligations and duties hereunder, and each party has satisfied all conditions precedent to the execution of this Addendum so that this Addendum constitutes a legal and binding obligation of each party hereto.

NOW, THEREFORE, based upon good and valuable consideration and the mutual covenants of the parties, the receipt of which and sufficiency of which is hereby acknowledged, the District and the Consultant agree to the changes to amend **Exhibit B** - Schedule of Fees attached.

The amended **Exhibit B** - Schedule of Fees are hereby ratified and confirmed. All other terms and conditions of the Contract remain in full force and effect.

IN WITNESS WHEREOF the undersigned have executed this Addendum as of the Effective Date.

(Remainder of this page is left blank intentionally)

Therefore, the Consultant and the District each intend to enter this Addendum, understand the terms set forth herein, and hereby agree to those terms.

ACCEPTED BY:

RIZZETTA & COMPANY, INC.

BY: _____

PRINTED NAME: William J. Rizzetta

TITLE: President

DATE: _____

WITNESS: _____
Signature

Print Name

COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT

BY: _____

PRINTED NAME: _____

TITLE: Chairman/Vice Chairman

DATE: _____

ATTEST: _____
Vice Chairman/Assistant Secretary
Board of Supervisors

Print Name

Exhibit B – Schedule of Fees

EXHIBIT B
Schedule of Fees

STANDARD ON-GOING SERVICES:

Standard On-Going Services will be billed in advance monthly pursuant to the following schedule:

	ANNUALLY
Management:	\$35,515.00
Administrative:	\$ 6,000.00
Accounting:	\$22,000.00
Financial & Revenue Collections:	\$ 5,250.00
Assessment Roll (1):	\$ 5,250.00
Total Standard On-Going Services:	\$74,015.00

(1) Assessment Roll is paid in one lump-sum payment at the time the roll is completed.

ADDITIONAL SERVICES:

Extended and Continued Meetings	Hourly	\$ 175
Special/Additional Meetings	Per Occurrence	Upon Request
Modifications and Certifications to		
Special Assessment Allocation Report	Per Occurrence	Upon Request
True-Up Analysis/Report	Per Occurrence	Upon Request
Re-Financing Analysis	Per Occurrence	Upon Request
Bond Validation Testimony	Per Occurrence	Upon Request
Special Assessment Allocation Report	Per Occurrence	Upon Request
Bond Issue Certifications/Closing Documents	Per Occurrence	Upon Request
Electronic communications/E-blasts	Per Occurrence	Upon Request
Special Information Requests	Hourly	Upon Request
Amendment to District Boundary	Hourly	Upon Request
Grant Applications	Hourly	Upon Request
Escrow Agent	Hourly	Upon Request
Continuing Disclosure/Representative/Agent	Annually	Upon Request
Community Mailings	Per Occurrence	Upon Request
Response to Extensive Public		
Records Requests	Hourly	Upon Request

PUBLIC RECORDS REQUESTS FEES:

Public Records Requests will be billed hourly to the District pursuant to the current hourly rates shown below:

JOB TITLE:	HOURLY RATE:
Senior Manager	\$ 52.00
District Manager	\$ 40.00
Accounting & Finance Staff	\$ 28.00
Administrative Support Staff	\$ 21.00

LITIGATION SUPPORT SERVICES:	Hourly	Upon Request
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ADDITIONAL THIRD-PARTY SERVICES:

Pre-Payment Collections/Estoppel/Lien Releases:		
Lot/ Homeowner	Per Occurrence	Upon Request
Bulk Parcel(s)	Per Occurrence	Upon Request

Tab 6

FIRST ADDENDUM TO THE CONTRACT FOR PROFESSIONAL FIELD SERVICES

This First Addendum to the Contract for Professional Field Services (this “**Addendum**”), is made and entered into as of the 1st day of October, 2019 (the “**Effective Date**”), by and between **Country Walk Community Development District**, a local unit of special purpose government established pursuant to Chapter 190, Florida Statutes, located in the Pasco County, Florida (the “**District**”), and **Rizzetta & Company, Inc.**, a Florida corporation (the “**Consultant**”).

RECITALS

WHEREAS, the District and the Consultant entered into the Contract for Professional Field Services dated October 1, 2018 (the “**Contract**”), incorporated by reference herein; and

WHEREAS, the District and the Consultant desire to amend **Exhibit A** - Schedule of Fees of the Fees and Expenses, section of the Contract as further described in this Addendum; and

WHEREAS, the District and the Consultant each has the authority to execute this Addendum and to perform its obligations and duties hereunder, and each party has satisfied all conditions precedent to the execution of this Addendum so that this Addendum constitutes a legal and binding obligation of each party hereto.

NOW, THEREFORE, based upon good and valuable consideration and the mutual covenants of the parties, the receipt of which and sufficiency of which is hereby acknowledged, the District and the Consultant agree to the changes to amend **Exhibit A** - Schedule of Fees attached.

The amended **Exhibit A** - Schedule of Fees are hereby ratified and confirmed. All other terms and conditions of the Contract remain in full force and effect.

IN WITNESS WHEREOF the undersigned have executed this Addendum as of the Effective Date.

Therefore, the Consultant and the District each intend to enter this Addendum, understand the terms set forth herein, and hereby agree to those terms.

ACCEPTED BY:

RIZZETTA & COMPANY, INC.

BY: _____

PRINTED NAME: William J. Rizzetta

TITLE: President

DATE: _____

WITNESS: _____
Signature

Print Name

COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT

BY: _____

PRINTED NAME: _____

TITLE: Chairman/Vice Chairman

DATE: _____

ATTEST: _____
Vice Chairman/Assistant Secretary
Board of Supervisors

Print Name

Exhibit B – Schedule of Fees

EXHIBIT A
Schedule of Fees

STANDARD ON-GOING SERVICES:

Standard On-Going Services will be billed in advance monthly pursuant to the following schedule:

MONTHLY

\$650.00

ADDITIONAL AND LITIGATION SUPPORT SERVICES:

Additional and Litigation Support Services will be billed hourly pursuant to the current hourly rates shown below:

JOB TITLE:	HOURLY RATE:
Principal	\$300.00
Vice President	\$250.00
Chief Financial Officer	\$250.00
Director	\$225.00
Regional District Manager	\$200.00
Financial Services Manager	\$200.00
Accounting Manager	\$200.00
District Manager	\$175.00
Amenity Services Manager	\$175.00
Supervisor, Field Services	\$175.00
Clubhouse Manager	\$175.00
Financial Analyst	\$150.00
Senior Field Services Manager	\$150.00
Senior Accountant	\$150.00
Field Services Manager	\$125.00
Financial Associate	\$100.00
Staff Accountant	\$100.00
Accounting Clerk	\$ 85.00
Administrative Assistant	\$ 85.00

Tab 7





Sarasota Patio Furniture Repair, LLC

6037 17th ST E
BRADENTON, FL 34203-5002
(941) 586-6917

SarasotaPatioFurnitureRepair@gmail.com
www.SarasotaPatioFurnitureRepair.com

ESTIMATE

Date	S.O. No.
10/2/2019	2084

Name / Address		EST. SHIP DATE		Ship To	
COUNTRY WALK CDD C/O SEAN CRAFT 30400 COUNTRY POINT BLVD. WESLEY CHAPEL, FL 33543		10/14/2019		COUNTRY WALK CDD C/O SEAN CRAFT 30400 COUNTRY POINT BLVD. WESLEY CHAPEL, FL 33543	
Customer E-mail		SCRAFT@COUNTRYWALKWC.NET			
Customer Phone	Customer Alt. Phone	P.O. No.	Terms	Ship Via	
813-991-6102		RESTRAP	Prepay	SPFR DRIVER	

Item	Description	QTY	Price	Frame	STRAP/TOP/FABRICS	Amount
CHAIR 2in STRAP	COMPLETE RESTRAP 2in STRAP CHAIR	36	45.00		TBD	1,620.00
CHAISE 2in STR...	COMPLETE RESTRAP 2in STRAP CHAISE LOUNGE	66	85.00		TBD	5,610.00
BAR CHAIR 2in ...	COMPLETE RESTRAP 2in STRAP BAR CHAIR	8	45.00		TBD	360.00
						7,590.00
DISCOUNT CUS...	7% CUSTOMER QUANTITY DISCOUNT		-7.00%			-531.30
PICK UP & DELL...	PICK UP & DELIVERY-NORTH		225.00			225.00

Total **\$7,283.70**

There is NO warranty on recurring rust and salt water corrosion. Sandblasting & Powder Coating is warranted against cracking, peeling and blistering if the finish is properly maintained.
Replacement slings are non-returnable and non-refundable as they are custom made to within 1/8" tolerance of your specifications. Do not make any adjustments to the measurements you take.

Phone #	941-586-6917	Web Site	www.sarasotapatiofurniturerepair.com
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**Outdoor Furniture**

C O N N E C T I O N

*Comfort under the sun.***ESTIMATE****Outdoor Furniture Connection LLC**

P.O. Box 566

St. Petersburg, FL 33731

Date

6/6/19

Attention: Sean Craft

Name
Country Walk CDD
Address
30400 Country Point Blvd.
City, State, Zip
Wesley Chapel, FL 33543

Quantity	Description	Unit Price	Line Total
	Furniture Project - Restrap Existing Furniture		
	Horizontal Straps, 1" Round Aluminum Frames		
36	C-50 Classic Dining Chairs	52.50	1,890.00
66	C-15014 Classic Chaise Lounges	73.50	4,851.00
8	C-75A Classic Bar Stool with Arms	52.50	420.00
	Vinyl: TBD		

SUBTOTAL \$ 7,161.00

Sales Tax 7.00%

DELIVERY & INSTALLATION \$ 200.00

TOTAL \$ 7,361.00

Phone		Email	Web Site
(727) 386-3566		petemazer@ofc-florida.com	www.ofc-florida.com

THANK YOU FOR YOUR BUSINESS!

BLANK

Casual Furniture Repair & Sales

6625 35th St Suite 2
Pinellas Park, FL 33781 US
(727)528-9800
debbie@casualfurn.com
www.casualfurn.com

Estimate

ADDRESS

Country Walk CDD
5844 Old Pasco Rd \$100
Wesley Chapel 33544

SHIP TO

Country Walk CDD
5844 Old Pasco Rd \$100
Wesley Chapel 33544

ESTIMATE # 2742

DATE 09/26/2019

ACTIVITY	QTY	RATE	AMOUNT
Restrap Chairs Restrap : Strap Chairs	36	55.00	1,980.00
Restrap Loungers Restrap : Chaise Loungers	66	80.00	5,280.00
Restrap Barstool	8	55.00	440.00
Pick-up & Delivery There will be no pick up and delivery if you do this amount of chairs and loungers	1	0.00	0.00

RESTRAP AND RESLING ORDERS TAKE AROUND TWO TO THREE WEEKS. REFINISH ORDERS TAKE ROUGHLY 6 to 8 WEEKS, POSSIBLY LONGER.

TOTAL

\$7,700.00

Accepted By

Accepted Date

THERE IS NO WARRANTY ON REFINISH JOBS CONTAINING RUST. CUSTOMERS HAVE 30 DAYS TO PICK UP OR HAVE YOUR FURNITURE DELIVERED, AFTER IT IS COMPLETED, IF IT IS NOT PICKED UP BY THEN, IT WILL BE \$50 PER WEEK FEE.

Tab 8

Terry L. Lambert MSE PE



Professional Aquatics Engineering & Compliance

Terry L. Lambert MSE PE

Professional Aquatics Engineer & Chemist

By Appointment Only

PO Box 510986

Milwaukee, WI 53203-0171

tlambertpe@yahoo.com

(414) 326-4916 Milwaukee, WI

(407) 252-3063 mobile Orlando, FL

(813) 282-7264 Tampa, FL

Former Florida Department of Health Plans Review & Construction Inspection Engineer

Matthew E. Huber
District Manager
Rizzetta & Company
5844 Old Pasco Rd.
Suite 100
Wesley Chapel, Florida 33544
Phone: 813.994.1001, ext 2772
mhuber@rizzetta.com

Quote/Invoice

September 24, 2019

Inv # 190903

Job

Country Walk CDD Pool Resurfacing

Due Date

Upon Acceptance and
Subsequent Billing

Description

Line Total

Professional engineering consultation, ***limited to the above and following. Invoices are due payable upon acceptance or receipt.*** All payments shall be by check, money order, or accepted credit card. Service fees do not include Florida Department of Health, other regulatory fees (e.g. local building department), or charges of others.

1. Professional Pool Engineer consultation (primarily remotely) to <ol style="list-style-type: none">assess present conditions personally by PE (included except for travel expenses),prepare draft written recommendations based on observed conditions,document resurfacing requirements via signed and seal engineering directives or plans post dialog of alternatives, etc. with ownership reps including PE specification of main drain grates and other components or materials as directed,prepare solicitation materials to obtain contractor qualifications and bid package,conduct up to three onsite in-progress surveys by PE or Florida based affiliate pool professional of resurfacing contractor performance (e.g. for draw approval recommendation, issue resolution, ownership rep concern); per ownership/management/ representative direction with specified others as directed.	\$ 6,000.00
2. Additional services per separate written quote and acceptance only as requested/required (not expected).	TBD
3. Actual travel expenses (reasonable airfare and lodging) from Milwaukee, Wisconsin only as required (initial personally conducted PE assessment required with rep meeting if desired). To be billed separately post visit.	TBD
Payment Due Upon Completion of PE Engineering Directives or Plans	\$ 1,000.00
Payment Due Upon Completion of Bid / Qualification Solicitation Materials	\$ 1,000.00
Final Payment Due Upon Conclusion	\$ 2,000.00
Retainer Payment Due Upon Acceptance	\$ 2,000.00

Please make payment payable and mail to:

FEIN # 20-5563135

Terry Lambert MSE PE

PO Box 510986

Milwaukee, WI 53203-0171

Thanks for your business!



Terry Lambert MSE PE
Professional Aquatics Engineer & Chemist
By Appointment Only
PO Box 510986
Milwaukee, WI 53203-0171
tlambertpe@yahoo.com
(414) 326-4916 Milwaukee, WI
(813) 282-7264 Tampa, FL
<https://www.linkedin.com/in/terrencelambertpe/>
Former Florida Department of Health Plans Review
& Construction Inspection Engineer

VGB Swimming Pool Entrapment Avoidance, ADA, and Construction Compliance Engineering

Terry Lambert MSE PE, a licensed professional engineer in the states of Florida, Michigan, and Wisconsin, has managed a professional engineering consulting firm specializing in recreational venue engineering design, compliance assessment, and expert opinion since 2006. Terry previously enforced design and construction mandates as an environmental engineer and public health official for the public swimming pool and drinking water programs of the Florida Department of Health, Florida Department of Environmental Protection and Pinellas County Health Department over a combined period of six years. During his tenure in public service he took on the duties as an ANSI consensus voting body member in developing the initial ANSI/APSP-7 2006¹ entrapment avoidance standard and was instrumental in codifying the 2004 revision of the Florida commercial pool code, one of the most stringent in the nation. Terry has inspected and investigated problems at thousands of commercial / public swimming pools throughout Florida. His consulting business encompasses swimming pool engineering plan preparation and construction inspection for new recreational water facility design, retrofitting of existing facilities, and entrapment avoidance modification to ANSI/APSP-7 2006¹ and ANSI/APSP-16 2011² standards; the new Federal Consumer Product Safety Commission Virginia Graeme Baker Pool and Spa Safety Act³; and the recently revised 2009 Florida Department of Health⁴ and 2012 Florida Accessibility Building Code / Department of Justice ADA retroactive provisions. Terry, as a former National Swimming Pool Foundation Certified Pool Operator Instructor™, has trained and certified many individuals as Certified Pool-Spa Operators® in multiple states including several Florida Department of Health commercial pool inspectors.

1. *ANSI/APSP-7 2006 American National Standard for Suction Entrapment Avoidance in Swimming Pools, Wading Pools, Spas, Hot Tubs, and Catch Basins, Approved September 11, 2006.*
2. *ANSI/APSP-16 2011, Suction Fittings for Use in Swimming Pools, Wading Pools, Spas, and Hot Tubs, Date of Approval February 17, 2011 [CPSC VGB Pool and Spa Safety Act successor drain cover standard].*
3. *Virginia Graeme Baker Pool and Spa Safety Act, Signed by President George W. Bush December 19, 2007.*
4. *Florida Administrative Code Chapter 64E-9 PUBLIC SWIMMING POOLS AND BATHING PLACES, Amended 5-24-2009.*

Aquatic Entrapment Avoidance & ADA Accessibility Compliance Consulting Services

Engineering Design Service	Methodology / Engineering Output
Elimination of direct suction on main drain grates by all recirculation, therapy, and feature pumps.	Professional engineer signed and sealed plan drawings incorporating an intervening collector tank / mini "lift station" between the pool or spa shell and all recirculation and feature pumps and upsizing of pipe to permit gravity flow from main drains.
Incorporation of a safety vacuum release system, a suction-limiting vent system, an automatic pump shut-off system, or a device that disables the drain. <i>Residential or pre 1993 commercial.</i>	Professional engineer signed and sealed plan drawings specifying an entrapment avoidance product with site specific engineering installation directives.
Compliance with Federal Virginia Graeme Baker Pool and Spa Safety Act of 2007, ANSI/APSP-16 2011, or ANSI/APSP-7 2006.	Professional engineer signed and sealed engineering installation directives of properly sized main drain grates and sumps specific for the filter circulation system and feature pumps flow requirements and professional engineer signed and sealed certificate of compliance.
ADA Means of Entry & Egress for Aquatic Recreation Venues (e.g. Pool Lift, Ramp).	Professional engineer signed and sealed plans for Building Department Approval & Pool Contractor Execution.

Request for Taxpayer Identification Number and Certification

Give Form to the
requester. Do not
send to the IRS.

Print or type See Specific Instructions on page 2.	1 Name (as shown on your income tax return). Name is required on this line; do not leave this line blank. TERRENCE LEE LAMBERT	
	2 Business name/disregarded entity name, if different from above TERRENCE LAMBERT MSE PE	
	3 Check appropriate box for federal tax classification; check only one of the following seven boxes: <input checked="" type="checkbox"/> Individual/sole proprietor or single-member LLC <input type="checkbox"/> C Corporation <input type="checkbox"/> S Corporation <input type="checkbox"/> Partnership <input type="checkbox"/> Trust/estate <input type="checkbox"/> Limited liability company. Enter the tax classification (C=C corporation, S=S corporation, P=partnership) ▶ _____ Note. For a single-member LLC that is disregarded, do not check LLC; check the appropriate box in the line above for the tax classification of the single-member owner. <input type="checkbox"/> Other (see instructions) ▶ _____	
	4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3): Exempt payee code (if any) _____ Exemption from FATCA reporting code (if any) _____ <i>(Applies to accounts maintained outside the U.S.)</i>	
	5 Address (number, street, and apt. or suite no.) PO BOX 510986	Requester's name and address (optional)
	6 City, state, and ZIP code MILWAUKEE WI 53203-0171	
	7 List account number(s) here (optional)	

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the Part I instructions on page 3. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN* on page 3.

Note. If the account is in more than one name, see the instructions for line 1 and the chart on page 4 for guidelines on whose number to enter.


Social security number									
				-				-	
or									
Employer identification number									
2	0		-	5	5	6	3	1	3

Part II Certification

Under penalties of perjury, I certify that:

- The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
- I am not subject to backup withholding because: (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
- I am a U.S. citizen or other U.S. person (defined below); and
- The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions on page 3.

Sign Here	Signature of U.S. person ▶ 	Date ▶ January 2, 2017
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General Instructions

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. Information about developments affecting Form W-9 (such as legislation enacted after we release it) is at www.irs.gov/fw9.

Purpose of Form

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS must obtain your correct taxpayer identification number (TIN) which may be your social security number (SSN), individual taxpayer identification number (ITIN), adoption taxpayer identification number (ATIN), or employer identification number (EIN), to report on an information return the amount paid to you, or other amount reportable on an information return. Examples of information returns include, but are not limited to, the following:

- Form 1099-INT (interest earned or paid)
- Form 1099-DIV (dividends, including those from stocks or mutual funds)
- Form 1099-MISC (various types of income, prizes, awards, or gross proceeds)
- Form 1099-B (stock or mutual fund sales and certain other transactions by brokers)
- Form 1099-S (proceeds from real estate transactions)
- Form 1099-K (merchant card and third party network transactions)

- Form 1098 (home mortgage interest), 1098-E (student loan interest), 1098-T (tuition)
- Form 1099-C (canceled debt)
- Form 1099-A (acquisition or abandonment of secured property)

Use Form W-9 only if you are a U.S. person (including a resident alien), to provide your correct TIN.

If you do not return Form W-9 to the requester with a TIN, you might be subject to backup withholding. See What is backup withholding? on page 2.

By signing the filled-out form, you:

- Certify that the TIN you are giving is correct (or you are waiting for a number to be issued),
- Certify that you are not subject to backup withholding, or
- Claim exemption from backup withholding if you are a U.S. exempt payee. If applicable, you are also certifying that as a U.S. person, your allocable share of any partnership income from a U.S. trade or business is not subject to the withholding tax on foreign partners' share of effectively connected income, and
- Certify that FATCA code(s) entered on this form (if any) indicating that you are exempt from the FATCA reporting, is correct. See *What is FATCA reporting?* on page 2 for further information.

Tab 9

MID-FLORIDA TREE SERVICE, INC.

www.MidFloridaTreeService.com
Phone: 813-986-2258

Email: Admin@MidFloridaTreeService.com
TreeInfo@MidFloridaTreeService.com

PROPOSAL

Serving The Tampa Bay Area Since 1976

Date 10-3-19
9/23/19
Day Time ☐ A.M. ☐ P.M.

Title First Name or Initials Last Name
Country Walk CDD
Address 30400 Country Point Blvd
Wesley Chapel Tyree Brown: (813) 468-0251
City/Zip Cell Phone Bus. Phone and Name

Directions to location, if needed

Meet At Clubhouse

Description and location of items to be looked at

* Need Not Signs
* Cut close to Ground

Name of person taking message

Heather

DESCRIPTION OF WORK TO BE DONE



Country Point
Ret. Pond REMOVE 5 RED
MAPLES on edge of pond \$2200

Bucket 10" DEAD Pine English TURN north side
of Country pt DEAD Top \$395

Bucket 2-12" pines & 1-14" RED MAPLE close
small Ret. pond - MEADOW point Blvd \$975

CUT ALL TREES CLOSE TO GROUND

TOM Conte ISA
CERT ARBORIST 5463A

This work is fully covered by Property Damage, Public Liability and Workers Compensation Insurance of Mid-Florida Tree Service for the complete protection of our clients. Mid-Florida Tree Service will not be responsible for damage to property not visible where not specifically mentioned here, especially underground installations. Credit cards are subject to a 3% processing fee.

Note: Stump grinding converts the stump into mulch. The work does not include hauling away resulting piles of mulch unless specified in quote.

Quoted Price _____

Quoted By _____

Accepted By _____

Tab 10

MINUTES OF MEETING

Each person who decides to appeal any decision made by the Board with respect to any matter considered at the meeting is advised that the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT

The regular meeting of the Board of Supervisors of the Country Walk Community Development District was held on **Thursday, September 12, 2019 at 9:30 a.m.** at the Country Walk Clubhouse, located at 30400 Country Pointe Boulevard, Wesley Chapel, FL 33543.

Present and constituting a quorum:

Nina Siegel	Board Supervisor, Chairman
Steve Hyde	Board Supervisor, Vice Chairman (via conference call)
George O'Connor	Board Supervisor, Assistant Secretary
Margo Rae Moulton	Board Supervisor, Assistant Secretary
Luanne Dennis	Board Supervisor, Assistant Secretary

Also present were:

Matthew Huber	District Manager, Rizzetta & Company, Inc.
Tyree Brown	Operations Manager, Rizzetta & Company, Inc.
Kristen Schalter	District Counsel, Straley & Robin
Tyler "TJ" Johnson	Fit Rev Representative
Justin Martinjak	Down 2 Earth, Inc. Representative
Gregg Gruhl	RASI
Audience	

FIRST ORDER OF BUSINESS

Call to Order

Mr. Huber called the meeting to order and performed roll call confirming a quorum for the meeting.

SECOND ORDER OF BUSINESS

Audience Comments

Residents made the following statements: concerns with pond banks not being mowed, irrigation and loose rocks at Fieldstone Manor Entrance Monuments, field usage on multi-purpose field, and existing guest policies.

COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT
September 12, 2019 Minutes of Meeting
Page 2

THIRD ORDER OF BUSINESS

Presentation by Fit Rev on New Gym Equipment

Mr. Johnson provided a presentation regarding possible new gym equipment and a brief discussion ensued. No Board action was taken at this time.

FOURTH ORDER OF BUSINESS

Discussion of Multipurpose Field Arrangement

Mr. O'Connor distributed a proposed layout for use of the field. Following a brief discussion, it was decided not to take any Board action at this time.

FIFTH ORDER OF BUSINESS

Consideration of Resolution 2019-06, Setting Fiscal Year 2019/2020 Meeting Schedule

Mr. Huber reviewed the proposed meeting dates. It was noted the July 2020 meeting should be a 6:00pm meeting time and the September 2020 a 9:30am meeting time.

On a Motion by Ms. Dennis, seconded by Mr. Hyde, with all in favor, the Board of Supervisors approved Resolution 2019-06, Setting the Fiscal Year 2019/2020 meeting schedule (as amended) for Country Walk Community Development District.

SIXTH ORDER OF BUSINESS

Consideration of Proposals for Holiday Lighting

Ms. Moulton reviewed the proposals received for Holiday lighting and recommended that the Board approve the proposal from Tampa Lights. It was stated that the lights should be active on November 15th and down by January 10th.

On a Motion by Mr. O'Connor, seconded by Mr. Hyde, with all in favor, the Board of Supervisors approved the proposal for holiday lighting from Tampa Lights in the amount of \$9,400.00 (as discussed), for Country Walk Community Development District.

SEVENTH ORDER OF BUSINESS

Consideration of Proposals for Roof Repairs

A brief discussion was held regarding the proposals for roof repairs and the following Board action taken.

COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT
September 12, 2019 Minutes of Meeting
Page 3

81

On a Motion by Ms. Moulton, seconded by Ms. Dennis, with all in favor, the Board of Supervisors approved the proposal from Shingle Masters in the amount of \$925.00, for Country Walk Community Development District.

82
83 **EIGHTH ORDER OF BUSINESS**

**Consideration of Landscaper
Corrective Action Plan**

84
85
86 Mr. Martinjak presented an update on the status of ongoing concerns and
87 responded to Board questions. He provided proposals to address sod replacement and
88 the installation of mulch. The Board will consider them at the next meeting.
89

90 **NINTH ORDER OF BUSINESS**

Staff Reports

91
92 A. August 2019 Field Inspection Report
93

94 Mr. Brown reviewed the report, noting that there were fewer items to report and
95 expressed safety concerns for workers in the absence of cones and ongoing traffic
96 issues. He stated that the vendor needs to show consistency going forward and
97 this performance will need to be monitored. Mr. O'Connor asked that the
98 corrective plan be more proactive.
99

100 B. District Engineer
101

102 Not present.
103

104 C. District Counsel
105

106 Ms. Schalter updated the Board on the E & L Performance Bond and the need to
107 approve 100% of the plans. A brief discussion ensued.
108

109 It was noted that Meritage Homes has not fully completed the repairs to the
110 common areas as requested.
111

On a Motion by Mr. O' Connor, seconded by Ms. Dennis, with all in favor, the Board of Supervisors approved at not-to-exceed amount of \$5,000.00 for the Performance Bond, for Country Walk Community Development District.

COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT
September 12, 2019 Minutes of Meeting
Page 4

D. Clubhouse Manager

Mr. Gruhl reviewed the monthly report and responded to Board questions regarding the condition of the marque sign, furniture, and upcoming events. It was decided that clubhouse rentals should not occur while construction was going on.

Proposals for the drainage repairs were presented and tabled until the October meeting, as well as, further discussion on clubhouse organization/ furniture sale, and the use of high-top tables at the Jingle Mingle.

E. District Manager

Mr. Huber informed the Board that the next scheduled meeting is Thursday, October 10, 2019, at 9:30 a.m.

5. BUSINESS ADMINISTRATION

TENTH ORDER OF BUSINESS

**Consideration of Minutes of Board of
Supervisors Meeting Held on August 5,
2019**

Mr. Huber presented the Minutes of the Board of Supervisors Meeting held on August 5, 2019 to the Board of Supervisors.

On a Motion by Ms. Moulton, seconded by Ms. Siegel, with all in favor, the Board of Supervisors approved the Minutes of the Board of Supervisors Meeting held on August 5, 2019, as amended, for Country Walk Community Development District.

ELEVENTH ORDER OF BUSINESS

**Consideration of Minutes of Continued
Board of Supervisors Meeting Held on
August 14, 2019**

Mr. Huber presented the Minutes of the continued Board of Supervisors Meeting held on August 14, 2019 to the Board of Supervisors.

On a Motion by Ms. Dennis, seconded by Ms. Moulton, with all in favor, the Board of Supervisors approved the Minutes of the continued Board of Supervisors Meeting held on August 14, 2019, as amended, for Country Walk Community Development District.

COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT
September 12, 2019 Minutes of Meeting
Page 5

TWELFTH ORDER OF BUSINESS

**Consideration of Operation and
Maintenance Expenditures for August
2019**

Mr. Huber responded to Board questions on a few of the expenditures.

On a Motion by Ms. Siegal, seconded by Mr. Hyde, with all in favor, the Board of Supervisors approved August 2019 Operation and Maintenance Expenditures in the amount of \$92,671.93, for Country Walk Community Development District.

THIRTEENTH ORDER OF BUSINESS

Supervisor Requests

Ms. Moulton inquired about the status of the drainage issues at the soccer field. It was stated that the District Engineer still has to review this area and provide his recommendation on a repair

Mr. Hyde requested adding a canopy at the dog park.

Mr. O' Connor expressed concern with closing of the pool and gym for painting and communication with residents. The clubhouse will post the closure through a mass email.

FOURTEENTH ORDER OF BUSINESS

Adjournment

Mr. Huber stated that if there were no further business items to come before the Board then a motion to adjourn was in order.

On a Motion by Ms. Moulton, seconded by Ms. Siegal, with all in favor the Board of Supervisors adjourned the meeting at 12:10 p.m., for Country Walk Community Development District.

Secretary/Assistant Secretary

Chairman/Vice Chairman

Tab 11

COUNTRY WALK COMMUNITY DEVELOPMENT DISTRICT

DISTRICT OFFICE · 5844 OLD PASCO ROAD · SUITE 100 · WESLEY CHAPEL, FLORIDA 33544

Operation and Maintenance Expenditures September 2019 For Board Approval

Attached please find the check register listing the Operation and Maintenance expenditures paid from September 1, 2019 through September 30, 2019. This does not include expenditures previously approved by the Board.

The total items being presented: **\$93,509.44**

Approval of Expenditures:

_____ Chairperson

_____ Vice Chairperson

_____ Assistant Secretary

Country Walk Community Development District

Paid Operation & Maintenance Expenditures

September 1, 2019 Through September 30, 2019

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
AECOM Technical Services, Inc.	007295	20000264778	Engineering Services Project #60530675 08/19	\$ 1,728.83
Alexandra Hill	007281	090119-Hill	Refund of Rental Deposit 09/19	\$ 75.00
Alliance Fire & Safety, Inc.	007296	82528	Annual Maintenance 09/19	\$ 355.50
American Ecosystems, Inc.	007297	1909107	Water Management Treatment 09/19	\$ 1,888.00
Aquarius Water Refining, Inc.	007298	151984	Commercial Triplex Aris System Rental 09/19	\$ 395.00
Architectural Fountains, Inc	007299	05011911QN	Quarterly Lake Fountain Services 06/19	\$ 125.00
Architectural Fountains, Inc	007299	08011911QN	Quarterly Lake Fountain Services 09/19	\$ 125.00
Architectural Fountains, Inc	007299	09051906E	Maintenance & Repairs Entrance Fountain 09/19	\$ 240.00
Ava's Lowcountry Cuisine	007300	091919 BAL	Balance Due Catering Services - Octoberfest Event 10/19	\$ 622.52
Blueline Permitting Service Dba Judy's Permit Service	007302	37631	Permits - Gym Remodel Project 09/19	\$ 822.02
Breezin' Entertainment & Productions	007303	091919	Balance Due - Octoberfest Event 10/19	\$ 1,284.00

Country Walk Community Development District

Paid Operation & Maintenance Expenditures

September 1, 2019 Through September 30, 2019

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Catered by Vesh	007305	091919 DEP	Deposit 30% Jingle Mingle Event 12/19	\$ 490.50
Clean Sweep Supply Co., Inc.	007306	00205619	Janitorial Supplies 09/19	\$ 106.43
Coralia Eller	007308	091419-Eller	Refund of Rental Deposit 09/19	\$ 250.00
Country Walk CDD	CD357	CD357	Debit Card Replenishment	\$ 285.28
Del-Air Heating, Air-Conditioning & Refrigeration,	007279	HS-000255613	Commercial Diagnostic (Ground Level) 08/19	\$ 99.00
Down To Earth LLC	007307	45665	Grounds Maintenance 09/19	\$ 12,127.58
Down To Earth LLC	007307	46267	Irrigation Repairs 08/19	\$ 41.00
Egis Insurance Advisors LLC	007280	9278	Policy #100119655 10/01/2019-10/01/2020	\$ 20,916.00
Egis Insurance Advisors LLC	007284	9393	Policy #100118655 10/01/2018-10/01/2019	\$ 196.00
Florida Dept of Revenue	007285	61-8015817296-8 08/19	Sales & Use Tax 08/19	\$ 50.22
Funez Drywall And Painting LLC	007309	010	Maintenance and Repairs 09/19	\$ 5,900.00

Country Walk Community Development District

Paid Operation & Maintenance Expenditures

September 1, 2019 Through September 30, 2019

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
George O'Connor	007289	GO091819	Board of Supervisor Meeting 09/18/19	\$ 200.00
Gladiator Pressure Cleaning Inc	007286	15148	Pressure Cleaning Fence & Pool Furniture 09/19	\$ 725.00
Insect IQ Inc.	007310	20987	Residential Pest Management & Treatment 09/19	\$ 80.00
Jennifer Richard	007313	111619-Richard	Rental Cancellation 09/19	\$ 450.00
Jerry Richardson	007316	1269	Wildlife Removal Service 09/19	\$ 1,300.00
Luanne Dennis	007283	LD091819	Board of Supervisor Meeting 09/18/19	\$ 200.00
Margo Rae Moulton	007288	MM091819	Board of Supervisor Meeting 09/18/19	\$ 200.00
Nina J Siegel	007293	NS091819	Board of Supervisor Meeting 09/18/19	\$ 200.00
Pasco Alliance of Community Associations	007290	091119	PACA Membership For Country Walk CDD FY19/20	\$ 50.00
Pasco County Utilities Services Branch	007272	12348346	#0489145 - 30400 Country Point Blvd 08/19	\$ 455.88
Pasco Sheriff's Office	007282	I-6/25/2019-03758	Off Duty Detail 08/19	\$ 1,720.00

Country Walk Community Development District

Paid Operation & Maintenance Expenditures

September 1, 2019 Through September 30, 2019

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Peter's Pressure Washing	007312	2387	Pressure Washed Gutter Clean-Out 09/19	\$ 450.00
Poop 911 Tampa	007291	2875351	Weekly Dog Park Waste Removal 08/19	\$ 232.70
Richard Blake	007271	082419-Blake	Refund of Rental Deposit 08/19	\$ 250.00
Rizzetta & Company, Inc.	007273	INV0000043155	District Management Fees 09/19	\$ 6,227.08
Rizzetta Amenity Services, Inc.	007292	INV00000000006629	Amenity Management Services 09/19	\$ 6,576.25
Rizzetta Amenity Services, Inc.	007314	INV00000000006658	Out of Pocket Expenses 08/19	\$ 91.31
Rizzetta Amenity Services, Inc.	007314	INV00000000006685	Amenity Management Services 09/19	\$ 5,534.82
Rizzetta Technology Services	007274	INV0000004715	Email & Website Hosting Services 09/19	\$ 175.00
Security Lock Systems of Tampa, Inc	007315	1403	Maintenance/Monitoring 09/19	\$ 324.21
Spectrum Business	007304	048209801081319 09/19	30400 Country Point Blvd TV - 09/19	\$ 329.68
Stephen Hyde	007287	SH091819	Board of Supervisor Meeting 09/18/19	\$ 200.00

Country Walk Community Development District

Paid Operation & Maintenance Expenditures

September 1, 2019 Through September 30, 2019

<u>Vendor Name</u>	<u>Check Number</u>	<u>Invoice Number</u>	<u>Invoice Description</u>	<u>Invoice Amount</u>
Straley Robin Vericker	007275	17375	Legal Services Account #001033 08/19	\$ 3,925.30
Suncoast Pool Service	007317	5553	Monthly Pool Maintenance 09/19	\$ 900.00
Tampa Lights Inc.	007318	091719	Deposit 50% - Christmas Lights Installation 12/19	\$ 4,700.00
Times Publishing Company	007294	0000012323 08/30/19	Account 113773 Legal Advertising 08/19	\$ 88.40
United Building Maintenance, Inc.	007276	302	Cleaning Services 09/19	\$ 600.00
Vilo Fence LLC	007277	090319	Deposit - Fence Repair Project 09/19	\$ 190.00
Waste Management Inc. of Florida	007278	0463471-1568-8	Waste Disposal Services 09/19	\$ 57.00
Wendy Leahy	007311	110319-Leahy	Rental Cancellation 09/19	\$ 400.00
Withlacoochee River Electric Cooperative, Inc	007319	10270434 08/19	Summary Billing 08/19	<u>\$ 8,553.93</u>
Report Total				<u>\$ 93,509.44</u>