

GATEWAY SERVICES COMMUNITY DEVELOPMENT DISTRICT



PERMIT CRITERIA MANUAL

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PREPARED FOR:

GATEWAY SERVICES COMMUNITY
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CHAPTER I
DEFINITIONS
APPLICABILITY OF PERMIT CRITERIA MANUAL

In the “Permit Criteria Manual”, whenever the following terms are used, the intent and meaning of such terms shall be interpreted as follows:

- a. ANSI: American National Standards Institute, Inc.
- b. ASCE: American Society of Civil Engineers
- c. AASHTO: American Association of State Highway and Transportation Officials
- d. ASTM: American Society for Testing and Materials.
- e. AWWA: American Water Works Association.
- f. Builder or Contractor/Sub-Contractor: Person or persons hired by the Developer/Owner to construct the proposed project.
- g. Business Days – number of days based on a five day, Monday through Friday work week, excluding weekend days (Saturday and Sunday) and legal holidays.
- h. Developer or Owner: Person purchasing or owning property (parcel), including successors, assigns and grantees.
- i. District or GSCDD: The Gateway Services Community Development District, a Florida Statute, Chapter 190 Community Development District, 13240 Griffin Drive, Fort Myers, Florida 33913, (239) 561-1313.
- j. District Engineer: The engineering firm or individual engineer retained or employed by the District and designated as the District Engineer.
- k. District Representative: An authorized representative or employee of the District.
- l. Drainage or Utility Easement: An area designated by plat and/or easement document for the purpose of surface water management or utility facilities.
- m. Drainage or Utility Easement Modification Agreement: An Agreement between the Owner and the District, whereby the Owner agrees to grant a revised drainage or utility easement to the District to replace areas, within the existing easement, necessary for project development.
- n. Engineer: A Florida Registered Professional Engineer retained or employed by the Owner for the purpose of project design, inspection and testing.

- o. Engineer's Estimate of Construction Costs: A tabulated, detailed and accurate estimate of construction costs for proposed improvements, signed and sealed by the Owner's Engineer. The costs shall be separated and quantified for each segment and type of work, with item identification, units, quantity, unit price and extended price for each segment or component.
- p. EPA: Environmental Protection Agency
- q. FDEP: Florida Department of Environmental Protection.
- r. FDOT: Florida Department of Transportation.
- s. Gateway: That certain planned community located within the boundaries of the GSCDD, including but not limited to those areas located within the City of Ft. Myers Pelican Preserve DRI, the Lee County Gateway DRI and the Gateway Planned Unit Development (Lee County Ordinance No. 85-15, as amended) within Lee County, Florida.
- t. Hazardous materials: These are hazardous or toxic materials as defined in Section 17-156, Code of Laws and Ordinances, Lee County, Florida.
- u. N.A.V.D.: North American Vertical Datum.
- v. N.G.V.D.: National Geodetic Vertical Datum.
- w. NOI: Notice of Intent.
- x. NOT: Notice of Termination.
- y. N.P.D.E.S.: National Pollution Discharge Elimination System
- aa. Owner's Agent or Owner Representative: An authorized representative of the Owner or Developer assigned the responsibility of project construction management.
- bb. Owner's Association: The individual owners of a project, such as condominium owners association, homeowners association or property owners association, who have the responsibility of maintenance and repair of certain facilities within the condominium or subdivision common property.
- cc. Person: Means and includes individuals, firms, associations, joint adventures, partnerships, estates, trusts, business trusts, syndicates, fiduciaries, corporations, limited liability corporations and all other groups. Legal entities or combinations.

- dd. Record Drawings: Drawings, as furnished by the Contractor, showing all changes and deviations from the work made during construction to reflect the work as it was actually constructed.
- ee. SFWMD: South Florida Water Management District.
- ff. Stabilize: To properly grade, compact and provide permanent erosion control through seeding, sodding, etc. in accordance with any/all state, local or federal requirements and to the satisfaction and approval of the GSCDD.
- gg. SWMS Rule: That certain rule adopted by the GSCDD prohibiting certain activities in the GSCDD surface water management system and conservation lands.
- hh. SWP3: Storm Water Pollution Prevention Plan.
- ii. Utility Facilities Acceptance Package: Those documents deemed necessary and appropriate by the GSCDD to be delivered and provided to the GSCDD prior to the acceptance of utility facilities.
- jj. Water Management Facilities (Areas): Areas designed, developed and maintained for the purpose of surface water management as approved by the South Florida Water Management District.

APPLICABILITY OF PERMIT CRITERIA MANUAL

The requirements of this Permit Criteria Manual apply to any improvement, development, redevelopment, construction, reconstruction or alteration of any land or property within the District.

CHAPTER II GENERAL REQUIREMENTS AND PLAN SUBMITTAL

A. ADMINISTRATIVE

1. Permits

No person shall construct, reconstruct, alter, modify or impact any GSCDD facilities or improvements, including water management facilities or utility facilities, or connect to any GSCDD facilities or improvements including water management facilities or utility facilities, without first obtaining the express written approval from the District (GSCDD). All persons shall apply for said approval and permit pursuant to the provisions of this Permit Criteria Manual.

No person shall apply for any modifications to any South Florida Water Management District (SFWMD) Permits in Gateway, including but not limited to SFWMD Permit No.36-00678-S, without first submitting to GSCDD, advance written notice of such proposed submittal with complete description(s) of all proposed changes, not less than fourteen (14) days prior to submittal to SFWMD. Failure to provide such required advance notice shall constitute prima facie evidence that the Developer or Owner will not be able to provide reasonable assurances that the Developer or Owner will comply with this permit criteria manual or any approval that is provided by GSCDD.

Requests for after-the-fact approvals or applications will require an application and review fee that is twice the regular fee as established and adopted from time to time by the Board of Supervisors.

If an application is approved by GSCDD, GSCDD shall record a notice of issuance of application approval, in a form as determined by the District Manager, in the Public Records of Lee County, Florida, as to the real property and development that is the subject of the application and approval.

Each Developer shall obtain and pay for all permits and development orders submitted to any or all of the following agencies the District (GSCDD), Environmental Protection Agency (EPA), Florida Department of Environmental Protection (FDEP), South Florida Water Management District (SFWMD), Lee County Health Department, Lee County, City of Fort Myers, etc.; required for the construction of the proposed improvements prior to beginning construction. Please note that in addition to the customary State and Local construction permits, permit and construction approval must be granted through the Permit Criteria review process by/of the GSCDD. The Developer shall be responsible for obtaining a copy of the permit criteria check lists (for pre and post construction) and setting a pre-application meeting with the GSCDD as defined within this manual.

2. Bonds

The Developer shall provide Performance and Payment Bonds to the GSCDD for all infrastructure proposed to be dedicated or conveyed to the GSCDD for operation and maintenance upon completion of the proposed improvements. Refer to Item B.4, below. The Contractor and Developer shall be responsible and financially liable for insuring that all improvements are completed in accordance with: a.) this permit criteria manual; b.) state and local permits and development orders; c.) good engineering and construction practices; d.) in strict conformance with the GSCDD approved plans and specifications and conditions of approval; e.) to the full satisfaction of the GSCDD; prior to final acceptance.

In addition to bonds covering proposed infrastructure, the bonds shall also:

- A. cover impacts to existing GSCDD roadways as outlined in the required Roadway Impact Statement (RIS). The Contractor and Developer shall be responsible and liable for all damage caused to existing GSCDD roadways by development activities. Refer to Item B.4, below. Where alternate transport routes are available, such routes should be followed. Applications which show use of existing GSCDD roads which are not directly connected to the proposed development area may be rejected if alternate routes exist and are not proposed to be utilized.
- B. cover impacts or damage to District facilities resulting from subsurface boring. Contractors, Owners and Developers shall be responsible and liable for all damage caused to existing GSCDD facilities resulting from subsurface boring.

Upon completion and following acceptance of the improvements by the GSCDD, the Developer may apply to GSCDD to have the bond(s) released by the GSCDD, with the exception that 10-percent of the bond shall be retained for a period of three (3) years to demonstrate/assure satisfactory installation, operation and performance.

3. Request for Easement Vacation, Modification or Encroachment

When modifications or vacations of or encroachments upon existing GSCDD easements or facilities, including drainage or utility easements or facilities, are requested, the applicant shall submit a detailed application which shall include a Drainage Easement or Utility Easement Modifications or Encroachment Plan prepared by a Florida licensed professional engineer; a sketch and legal description of the proposed easement modification, vacation or encroachment; a form of a proposed Drainage Easement or Utility Easement Modification Agreement or Encroachment Agreement; and the required review fee. Prior to submittal the Developer or Owner shall meet with the GSCDD Representatives in a pre-application meeting. No application or submittal will be accepted or considered if a pre-application meeting has not been held.

The required plan shall show the metes and bounds of the property proposed to be developed, the existing easement, the acreage of each; prepared by a Florida licensed

professional engineer or surveyor showing the existing and proposed improvements which are located in or will be placed in and/or adjacent to the easement to be modified, vacated or encroached upon. The GSCDD will review each case individually with respect to its ability to operate properly and maintain its facilities including but not limited to drainage or utility facilities when considering requests for easement modifications, vacations or encroachments, and the decision whether or not to grant an easement modification or vacation or an encroachment will be entirely at the discretion of the GSCDD.

Requests for after-the-fact agreements will require an application fee that is twice the regular fee as established and adopted from time to time by the Board of Supervisors. If an encroachment is not approved by GSCDD, it shall be removed at Owner's expense upon the demand of GSCDD.

4. Use of GSCDD Facilities/Property - License Agreement.

A person desiring to use any GSCDD property, facility or improvement on a temporary basis may submit an application and applicable application fee to GSCDD requesting a License Agreement and the application shall include at a minimum a detailed explanation of the requested temporary use and the applicable GSCDD property. The GSCDD reserves the right to reject any such application in the total discretion of the GSCDD and impose any conditions or requirements in a License Agreement prepared by GSCDD, if such an application is granted.

5. The Fee Schedule for: a. the review of applications, plans and submittals; b. construction review and inspections by GSCDD, its District Engineer and other staff or consultants; and, c. tampering with GSCDD utility facilities or unauthorized connections or use will be those as adopted from time to time by separate Resolution of the Board of Supervisors of the GSCDD after public notice and hearing.

B. PLAN SUBMITTAL

1. All plan submittals shall include a cover letter specifically describing the proposed improvements and requesting that the required review be performed.
2. Prior to plan submittal, the Developer shall request and attend a Pre-Application meeting with the GSCDD Representatives. Refer to Checklist, this section. No application or submittal will be accepted or considered if a pre-application meeting has not been scheduled and held. The Developer shall also be responsible for calculating and paying for the GSCDD's permit review fee based on the Engineer's Estimate of Construction Costs (see Item B.3, below). The GSCDD staff and GSCDD professionals, as the GSCDD deems necessary, will review the fee estimate for concurrence prior to payment being accepted.

All plans, including but not limited to site drainage, grading, paving and utility

plans shall be prepared by licensed professionals and site drainage, grading, paving and utility plans shall be prepared in accordance with the provisions of Chapter 471, Florida Statutes, governing the practice of professional engineers. The seal, signature and title block of the engineer or other licensed professional preparing the plans shall be shown thereon.

3. The Developer or his agent shall submit a signed/sealed Engineer's Estimate of Construction Costs. This estimate should be used to determine Performance and Payment Bond fees for infrastructure to be dedicated to the GSCDD. The Estimate of Construction Costs shall include a detailed itemized list and accurate costs for all potable water, wastewater, irrigation, stormwater, roadway, landscaping, streetlighting, etc., and any/all other related items proposed for dedication and conveyance to the GSCDD. The application shall also include a Roadway Impact Statement ("RIS") prepared and certified by a traffic engineer, registered in the State of Florida, detailing all off-site vehicular traffic proposed to use existing GSCDD roads, which RIS shall detail the number and types of development equipment and motor vehicles anticipated to utilize GSCDD roads, including, gross vehicle weight, gross heavy equipment weight, number of trips per day, proposed traffic route(s) and related information. The RIS shall also provide a detailed estimate of the cost to perform road repairs occasioned by the use of GSCDD roads by said equipment and vehicles. The detailed estimate shall take into account the existing road design load capacity and the cost to mill and resurface those portions of GSCDD roads that will be utilized by said equipment and vehicles. The cost and associated damage estimate shall be evaluated by the GSCDD and/or its District Engineer and either approved or modified after said review and evaluation. A form of Performance and Payment Bonds is shown in Figures II-1 and II-2, respectively, which forms shall be utilized to develop bonds for the subject infrastructure. Bonds shall be provided at the time of plat review and/or prior to plan review for construction, whichever comes first. Bonds shall be in the amount of 110-percent of the Engineer's Estimate of Construction Costs.
4. The Developer or his agent shall submit the required number of copies of the proposed plans to GSCDD for concept approval, together with copies of all other applications to be submitted to all other regulatory or governmental bodies and a letter requesting the appropriate review. Upon receiving concept approval, six (6) sets of the proposed plans, including paving, grading, drainage and utility plans, specifications and drainage calculations containing all of the hereinafter described information and proof of concept approval, in a format determined by GSCDD (as of XX-XX-2021, digital copies in Adobe PDF format), shall be submitted by the Developer to the GSCDD. Upon completion of the review process and provided the plans are approved by GSCDD, one set will be returned along with a written notice that the Developer may proceed.

Within fourteen (14) business days after the receipt by GSCDD of the initial submittal of a proper and complete application and plans, other required information and the initial review/application fee(s) the GSCDD will determine if the submittal

is complete or notify Developer that additional items are required. Once the GSCDD determines that all required information has been submitted and is complete, review will be completed within two (2) additional weeks following determination of completeness.

5. The GSCDD has adopted a schedule of review and inspection fees and other rates, fees and charges, which shall be payable upon plan submittal, which Fee Schedule may be revised from time to time by the Board of Supervisors of the GSCDD after public notice and hearing. For plan modifications that are of sufficient magnitude to cause resubmittal, the review fee will be required for each additional review before any review begins.
6. All plan submittals shall include the necessary information to allow for the review of all components of the proposed project, including access, water management, site paving and grading and site utility systems at one time. Review of the project plans, specifications and drainage calculations will not commence until all of the necessary information and the required review/application fee has been received by the GSCDD. Refer to the Checklist section of this chapter, below. Phased projects may submit plans for relevant phases only, but the plans shall be of sufficient detail for the GSCDD to understand the design of additional phases of the project.
7. In addition to the requirements set forth in Chapters II, III, IV, V, and VI, the plans shall include all proposed paving, drainage and utility improvements, pipe sizes and materials, sprinkler system connections, hydrants and valves and copies of all applications and submittals to all other regulatory or governmental bodies. Utility plans shall include plan and profile sheets for all water, force mains, irrigation and gravity sewer lines. Rim and invert elevations shall be shown on all gravity sewer and drainage piping. The plans shall show existing utilities. Existing and proposed ground elevations shall be shown to establish surface flow of storm water and drainage boundaries accurately. Sufficient topography and design information concerning areas adjacent to the proposed project shall be shown to show clearly the interface between existing and proposed conditions and to assure that such areas shall not be adversely affected. All elevations shall be on National Geodetic Vertical Datum (NGVD) 1929 or North American Vertical Datum (NAVD) 1988.
8. Existing improvements, utilities, water, sewer, irrigation, roadway, wetlands, conservation areas and drainage facilities in, on and adjacent to the project area shall be shown. All pertinent existing and proposed property, right-of-way and easement markers and lines shall be properly identified, dimensioned and referenced. The plans shall include a location map showing the parcel within Gateway where the project is located and the proximity of the site to all existing improvements and GSCDD facilities. The scale, north arrow and legend stating the meaning of all symbols used on the plans shall be noted. The proposed land use shall also be indicated. The proposed method of connecting to existing water, sewer and drainage systems shall be noted. Specifications for all materials, their installation and testing shall be submitted either on the plans or in a separate specification book.

9. Submit three (3) original copies of the Florida Department of Environmental Protection (FDEP) application for a construction permit for water and/or wastewater systems (as of March 4, 2021, digital copies in Adobe PDF format). All copies of the applications shall be completely filled in and shall be signed and dated by the Developer and signed, sealed and dated by the Engineer of Record. Upon approval, two copies will be retained by the GSCDD and four copies will be returned to the Developer or his Engineer for submittal to the FDEP. GSCDD will sign "Statement by Utility" if approved by GSCDD.
10. The Developer or his Engineer shall conduct a preconstruction meeting with GSCDD representatives and shall schedule and make arrangements to have the following attend this meeting: the Developer or his representative; the Engineer of Record; the Contractor and any applicable subcontractors; any other affected utilities; and if applicable, South Florida Water Management District, City of Fort Myers or Lee County representatives. The purpose of this meeting will be to discuss any changes to design drawings or specifications, construction materials to be used, GSCDD inspection procedures, discussion of possible conflicts, coordination and notification procedures and any other requirements regarding construction activities. In addition to the criteria herein, all persons shall comply with the applicable permit criteria outlined in the General NPDES Construction Permit as issued to the State of Florida by EPA and any NPDES permit issued to Lee County. A copy of the Storm Water Pollution Prevention Plan (SWP3) required therein shall be provided to the GSCDD at the pre-construction conference.

During construction, the project will be inspected periodically by the GSCDD's inspector. Deficiencies will be noted by the inspector and the Developer and/or his Engineer will be notified in writing. All major deficiencies shall be corrected prior to continuing construction work. All deficiencies noted during periodic inspections shall be corrected prior to final acceptance by the GSCDD. The Developer shall notify GSCDD in writing, in advance, of all inspections scheduled to be performed by any other permitting entity, so that GSCDD may be present during such inspections. Inspections shall be performed for all infrastructure installed, including but not limited to: surface water management components; water, wastewater and reclaimed water components; roads; sidewalks; landscaping and irrigation; street lighting. A minimum of (2) inspections shall be held and scheduled by the developer for each component installed and that for the purpose of inspections, a component shall consist of no more than 500 feet of infrastructure installed (roads, piping) and each individual component (storm inlet, wastewater manhole, etc.) Inspections shall be requested by the Developer at least once during construction as an intermediate inspection and at least once following completion of each infrastructure component. In addition, where phased construction or construction of vertical components is involved, an additional inspection and delivery of an ALTA survey showing all improvements shall be performed prior to commencement of construction of the vertical components and post vertical construction in order to verify there is no conflict between the infrastructure and vertical construction. All inspections are to be paid for by the Developer as outlined in the Fee Schedule.

11. The GSCDD shall be notified in writing prior to any testing or sampling so that a District representative may be present to witness such tests and sampling. Testing and sampling that would require notification would include but not be limited to compaction tests on backfill, pressure and leakage tests for pressure mains, main flushing, disinfection and bacteriological sampling for potable water mains, and alignment, deflection and infiltration/exfiltration tests for gravity sewer mains and televised video inspections of all gravity sewer mains and stormwater piping and associated inlet structures.

12. Final acceptance shall be by the GSCDD Board of Supervisors. Prior to final acceptance, if all GSCDD fees, rates and charges have been paid, the GSCDD will complete a final inspection of all improvements, including but not limited to drainage, water, irrigation (reuse), and wastewater systems. The Developer shall notify the GSCDD in writing when the system is ready for final inspection. A punch list will be prepared by the GSCDD's inspector which identifies items that are not in conformance with the GSCDD approved Design Drawings and Specifications or with Standard GSCDD Details and Specifications. The written punch list will be provided to the Developer for correction. All deficiencies noted shall be repaired or replaced before final acceptance will be given by the GSCDD. The Developer shall be responsible and financially liable for insuring that all improvements are completed in accordance with this permit criteria manual, all GSCDD approvals, with related state and local permits and development orders in accordance with good engineering and construction practice and to the satisfaction of the GSCDD prior to final acceptance. In addition, the Developer shall execute and deliver to GSCDD, such documents deemed necessary and appropriate by the GSCDD, acknowledging and agreeing to the continuing obligation of the Developer, its successors, assigns and grantees, to pay all GSCDD fees, rates and charges, including corrections and adjustments determined by GSCDD and fees, rates and charges, as outlined in the Fee Schedule, imposed by virtue of any tampering or unauthorized connection(s).

In no case will any water, sewer or drainage facility connections or use be permitted until the system(s) are approved and accepted by the GSCDD in writing and all fees, rates and charges due and owing to GSCDD are paid in full. Although the GSCDD may accept portions of the system for phased projects, it is not obliged to do so.

In no case shall the Developer or representatives/agents of the Developer submit for certification of completion to the GSCDD or outside permitting agencies without satisfactory completion of all inspections and testing as specified herein.

13. A complete set of reproducible record drawings certified to the GSCDD by the Engineer of Record shall be submitted to the GSCDD prior to final acceptance. In addition, GSCDD shall be furnished a complete DXF format CADD (latest edition) file containing the record drawings.

Record drawings shall clearly and accurately indicate and depict the final as-constructed location of GSCDD approved improvements, including mains, fittings,

valves, hydrants, air release valves, blowoffs, meter boxes, services, manholes, sewer laterals, cleanouts, pipes and other appurtenances as well as final, installed elevations. The location of items listed above shall be dimensioned and referenced to permanent points of reference. Record drawings shall also indicate lot sizes, rights-of-way lines, easement lines and pavement locations. Record drawings shall be based on survey data to be gathered by a Florida registered land surveyor, retained by the Developer. Surveyor shall sign and seal surveyed as-built data.

14. Prior to final acceptance, if no existing platted easements exist in favor of GSCDD, the Developer shall submit Grants of Easement and other necessary associated documents to the GSCDD for review, acceptance and recording. Said Grants of Easement(s) or existing platted easement(s) shall include legal descriptions and sketch maps prepared by a Florida licensed surveyor, which covers all improvements being dedicated or conveyed to the GSCDD allowing for access, ingress and egress, repair, replacement and maintenance of said improvements.
15. Refer to Checklist, below, for final acceptance criteria.

C. PLAT SUBMITAL

1. Each plat must be submitted to GSCDD for review prior to final acceptance by the Board of Supervisors. Standard language for the dedication and signature page is shown in the Appendix as Exhibit A. A minimum of three copies of the plat shall be submitted for the review process. A letter outlining the proposed plat and request for review shall be included. Following submittal, the plat will be reviewed for sufficiency by the GSCDD. The Developer will be notified in writing of any deficiencies to be corrected. Following correction and staff approval, the plat will be presented to the GSCDD Board of Supervisors for final approval and acceptance which may include conditions imposed by GSCDD. Once approved/accepted by the GSCDD Board of Supervisors, the Developer will be notified of such acceptance including any conditions imposed by GSCDD such that the Developer can proceed with any recording that may be required.

CHECKLIST

I. PLAN REVIEW AND APPROVAL

- A. The Developer shall contact the GSCDD and request and attend a pre-application meeting prior to plan submittal. The pre-application meeting shall be held in advance of submittal of any documentation and for the purpose of determining the extent and purpose of the proposed application (development, plat review, easement vacation, other) as well as to outline the process and documentation required.
- B. Receive conditional concept approval from the GSCDD for proposed site plan and project.

- C. Application for industrial/commercial projects and/or those involving hazardous materials shall have a pre-design conference with GSCDD staff and engineers. The purpose of the pre-design conference is to discuss special requirements that relate to industrial projects/commercial such as the type of hazardous material being handled, pre-treatment requirements, monitoring requirements and other agency permitting requirements.
- D. Submit a cover letter requesting review along with three (3) sets of detailed construction plans (as of March 4, 2021, digital copies in Adobe PDF format) and for utility systems include flow calculations indicating the number and type of units (upon approval, one (1) set will be returned). All uses other than single family dwelling units must submit calculations to support the potable water meter sizing.
- E. Submit the number of original copies of the Florida Department of Environmental Protection (FDEP) construction permit application required for FDEP permitting, plus two (2) additional copies signed and sealed by the Applicant and Engineer of Record (upon approval, the copies required for permitting will be returned, while the GSCDD will retain the two (2) additional copies.
- F. Deliver one (1) copy of EPA's NOI and SWP3, if applicable, to GSCDD office at least 2 business days prior to the start of construction.
- G. Pay all applicable GSCDD fees, rates and charges. The Developer shall be responsible for utilizing the Pre-Construction Checklist and Fee Schedule and the Developer shall accurately calculate the GSCDD review fees. The GSCDD will verify proposed payment and notify the Developer of concurrence or disagreement prior to payment. No review will be performed until payment in full is made. The Developer is responsible for any errors and omissions in such fee calculations and as a condition of the GSCDD permit, the Developer acknowledges and agrees to a continuing obligation of the Developer, its successors, assigns and grantees to pay all GSCDD fees, rates and charges, including corrections and adjustments determined by GSCDD.
- H. The Developer/applicant, its successors, assigns and grantees shall remain responsible and liable for all GSCDD fees, rates and charges on a continuing basis as an open account, until paid in full. No utility connection fees will be calculated until plans have received final approval from the GSCDD. All applicable fees, rates and charges, including, but not limited to all applicable connection and availability fees must be paid prior to issuance of a permit or approval by GSCDD. GSCDD will not schedule the mandatory preconstruction conference until all fees (review and connection) have been paid.
- I. Construction plans shall include the following:

J.

- General location map.
- Topographic map of the Site and adjacent hydrologically related areas, minimum of 100 feet from project boundaries. Also, a description of benchmark used.
- Location of all proposed roads, buildings, paving, drainage and utility improvements, pipe sizes and materials, potable and sprinkler system connections, inlets, manholes, cleanouts, hydrants and valves. Provide proposed elevations on the appropriate items.
- Plan and profile sheets for all water, force main, irrigation, gravity sewer lines and stormwater systems.
- Rim and invert elevations for all gravity sewer lines and manholes.
- Location of all existing utilities including GSCDD utilities, lands and facilities on the site or adjacent thereto shall clearly show the interface between existing and proposed conditions. This shall include but not be limited to special features to safeguard GSCDD utilities, lands and water management from hazardous substances.
- Specifications for all materials, installation and testing.
- Percolation tests, if any exfiltration or percolation systems are proposed. The procedure shall follow the accepted test of South Florida Water Management District.
- Description of measures to be implemented during the construction period to limit adverse quantity and quality impacts off the site.
- Location, size and configuration of all utility, access, lake maintenance and and water management easements proposed for District facilities.

K. Drainage Calculations shall be submitted to include:

1. Design storm used including depth, duration and distribution.
2. Acreages and percentages of property proposed as:
 - a. Impervious surfaces (excluding water bodies).
 - b. Pervious surfaces
 - c. Lakes, canals, retention areas, etc.
 - d. Total acreage of project
3. Pipe size and calculations for the storm drain system.

4.

- L. Figure II-3: Pre-Development Approval Checklist shall be utilized to assure that all requirements of the Permit Criteria Manual have been met prior to development.

II. CONSTRUCTION AND SYSTEM ACCEPTANCE

A Post-Development Checklist for final inspection and closeout is provided as Figure II-4. All items in Chapter II, including this checklist must be to the satisfaction of GSCDD before the GSCDD will consider acceptance. Once all items have been completed to the satisfaction of the GSCDD, the GSCDD will notify the Developer in writing and final acceptance will be by the GSCDD Board of Supervisors. The Developer and Developer's Engineer of Record shall be responsible and financially liable for assuring that all items of the checklist are completed and that certifications are true and accurate. If the Developer defaults on this requirement, the GSCDD has the right to utilize the associated bonds to perform completion/corrective measures.

A. UTILITIES

1. Conduct pre-construction conference with GSCDD and submit copies of all permits prior to beginning construction.
2. Notify GSCDD representative during construction of special features related to control of hazardous substances. GSCDD reserves the right to check the operation of these facilities to assume proper operation.
3. Notify GSCDD representative prior to any testing or sampling operations.
4. Prior to final acceptance, conduct a final inspection of all facilities with GSCDD representative and correct all deficiencies noted during inspection. No water, sewer or reuse connections will be permitted until systems are approved and accepted by GSCDD and all applicable GSCDD fees, rates and charges have been paid in full. If GSCDD determines that there has been any tampering with, damage to or unauthorized connection to any GSCDD utility facility, the Contractor, Owner or Developer as appropriate, shall, prior to any final acceptance by GSCDD, pay and remit to GSCDD, fees and charges imposed therefor, as outlined in the Fee Schedule.
5. Submit complete set of reproducible record drawings certified by the Engineer of Record and three (3) sets of Record Drawings. GSCDD shall be furnished a complete DXF format CADD file containing the Record Drawings. Record drawings shall be developed from survey data collected by a Florida licensed land surveyor, retained by the Developer to collect as-built field data. Where infrastructure has been installed within existing easement(s), such easement(s) and the installed facilities shall be accurately identified and depicted on record drawings certified to the GSCDD.

6. Submit Grants of Easement and/or Easement Modification Agreements including legal descriptions and sketch maps for review and acceptance by GSCDD. Form of Agreement to be approved by GSCDD. (See Exhibit G)
7. Provide Engineer's certification to GSCDD that all facilities were installed in accordance to approved plans, specifications and/or record drawings and that all testing and sampling requirements were met.
8. Upon satisfactory completion of items A.1 through 7 as determined by the GSCDD, Developer may submit for permit clearance from the appropriate permit agencies. Submittal to other agencies shall not occur until satisfactory completion of items A.1 through 7 as determined by the GSCDD. Provide copies of the Lee County Health Department Bacteriological Clearance reports for all potable waterlines, Clearance Letters from the Florida Department of Environmental Protection for all construction permits, acceptance of rights-of-way restoration from Lee County Department of Transportation or City of Fort Myers Public Works for all publicly maintained rights-of-way and copies of all testing results. Provide a copy of the video log tape of the gravity sewer line television inspection.
9. Submit two (2) sets of approved submittal drawings and operation and maintenance manuals for all pumps, piping, valves, hydrants and other materials along with manufacturer's operation and maintenance instructions. The Developer shall transfer all warranties to GSCDD for District owned facilities.
10. Provide Final Release of Lien and One Year Warranty. (See Exhibit F)
11. Provide Bill of Sale and itemized cost of system components. (See Exhibit F)
12. Letter of Substantial Compliance. (See Exhibit H)
13. Copy of Recorded Plat.
14. All persons shall comply with the requirements of the Florida "Sunshine 811" and the Florida "Underground Facility Damage Prevention and Safety Act," Chapter 556, Florida Statutes.

B. WATER MANAGEMENT

1. All storm drains will require an inspection by GSCDD prior to acceptance of the lines. All lines are to be checked for line, grade and being free of debris with documentation of such reviews to be provided to the GSCDD by the Developer.

2. Provide an electronic (DVD) copy of the video log of the surface water management system components (piping and inlet structures) for the surface water management television inspection.
3. Developer is to provide a set of Record Drawings certified to the GSCDD signed and sealed by the Engineer of Record based on survey data to be gathered by a Florida licensed land surveyor retained by the Developer. Where infrastructure has been installed within existing easement(s), such easement(s) shall be accurately identified and depicted on the record drawings, certified to the GSCDD. In addition, Developer shall furnish the GSCDD a complete DXF format CADD file containing the record drawings. The Developer is to also provide easement descriptions and sketches or other documents as required for all storm drains to be dedicated to GSCDD. The Developer and Developer's Engineer of Record shall be responsible and financially liable for assuring that all items of the checklist are completed and that certifications are true and accurate. If the Developer defaults on this requirement, the GSCDD has the right to utilize the associated bonds to perform completion/corrective measures.
4. Upon satisfactory completion of items B. 1, 2 and 3, as determined by the GSCDD, Developer may submit for permit clearance from the appropriate permit agencies. Submittal shall not occur until satisfactory completion of items B.1, 2 and 3 as determined by the GSCDD. All persons shall notify GSCDD in writing, not less than fourteen (14) days prior to the submittal of any certification to SFWMD, of the submittal of a certification to SFWMD.
5. Lake modifications or additions shall have easement description and sketches. Also included in the record drawings shall be cross sections at intervals no greater than one hundred (100) feet. Location points on the control line shall be no farther apart than twenty-five (25) feet on the curved or irregular portions of the lake. Calculations shall be included that confirm the design area of the lake modification.
6. All persons shall comply with the requirements of the Florida "Sunshine 811" and the Florida "Underground Facility Damage Prevention and Safety Act," Chapter 556, Florida Statutes.
7. All lakes shall be inspected to ensure acceptable operation of installed aeration equipment by the GSCDD.
8. Prior to acceptance of any lake by the GSCDD for operation and maintenance, all water bodies shall be measured for depth (in conformance with design); depth of muck/unsuitable material. No muck/unsuitable material shall be permitted at the time of transfer to the GSCDD.
9. All water bodies shall be sampled for dissolved oxygen (DO), total nitrogen (N)

and total phosphorus (P). DO levels (with use of aeration equipment), shall not be less than 7 milligrams per liter (mg/L). N and P levels shall not exceed levels as set forth by the South Florida Water Management District (SFWMD), the Florida Department of Environmental Protection (FDEP), the City of Fort Myers (for portions within the City limits) or Lee County (for portions outside of the City limits), whichever is more stringent. If levels are exceeded, Developer shall perform corrective measures prior to acceptance by the GSCDD.

II. Figure II-1 Performance Bond

Any singular reference to Contractor, Surety, Owner or other party shall be considered plural where applicable.

CONTRACTOR (Name and Address):

SURETY (Name and Address of Principal Place
of Business):

OWNER (Name and Address):

CONTRACT

Date:

Amount:

Description (Name and Location):

BOND

Date (Not earlier than Contract Date):

Amount:

Modifications to this Bond Form:

Surety and Contractor, intending to be legally bound hereby, subject to the terms printed on the reverse side hereof, do each cause this Performance Bond to be duly executed on its behalf by its authorized officer, agent or representative.

CONTRACTOR AS PRINCIPAL

Company: _____ (Corp. Seal)

Signature: _____
Name and Title:

SURETY

Company: _____ (Corp. Seal)

Signature: _____
Name and Title:
(Attach Power of Attorney)

(Space is provided below for signatures of additional parties, if required.)

CONTRACTOR AS PRINCIPAL

Company: _____ (Corp. Seal)

Signature: _____
Name and Title:

SURETY

Company: _____ (Corp. Seal)

Signature: _____
Name and Title:

EJCDC No. 1910-28-A (1996 Edition)

Originally prepared through the joint efforts of the Surety Association of America, Engineers Joint Contract Documents Committee, the Associated General Contractors of America, and the American Institute of Architects.

1. The CONTRACTOR and the Surety, jointly and severally, bind themselves, their heirs, executors, administrators, successors and assigns to the Owner for the performance of the Contract, which is incorporated herein by reference.

2. If the CONTRACTOR performs the Contract, the Surety and the CONTRACTOR have no obligation under this Bond, except to participate in conferences as provided in paragraph 3.1.

3. If there is no OWNER Default, the Surety's obligation under this Bond shall arise after:

3.1. The OWNER has notified the CONTRACTOR and the Surety at the addresses described in paragraph 10 below, that the OWNER is considering declaring a CONTRACTOR Default and has requested and attempted to arrange a conference with the CONTRACTOR and the Surety to be held not later than fifteen days after receipt of such notice to discuss methods of performing the Contract. If the OWNER, the CONTRACTOR and the Surety agree, the CONTRACTOR shall be allowed a reasonable time to perform the Contract, but such an agreement shall not waive the OWNER's right, if any, subsequently to declare a CONTRACTOR Default; and

3.2. The OWNER has declared a CONTRACTOR Default and formally terminated the CONTRACTOR's right to complete the Contract. Such CONTRACTOR Default shall not be declared earlier than twenty days after the CONTRACTOR and the Surety have received notice as provided in paragraph 3.1; and

3.3. The OWNER has agreed to pay the Balance of the Contract Price to:

3.3.1. The Surety in accordance with the terms of the Contract;

3.3.2 Another contractor selected pursuant to paragraph 4.3 to perform the Contract.

4. When the OWNER has satisfied the conditions of paragraph 3, the Surety shall promptly and at the Surety's expense take one of the following actions:

4.1. Arrange for the CONTRACTOR, with consent of the OWNER, to perform and complete the Contract; or

4.2. Undertake to perform and complete the Contract itself, through its agents or through independent contractors; or

4.3. Obtain bids or negotiated proposals from qualified contractors acceptable to the OWNER for a contract for performance and completion of the Contract, arrange for a contract to be prepared for execution by the OWNER and the contractor selected with the OWNER's concurrence, to be secured with performance and payment bonds executed by a qualified surety equivalent to the Bonds issued on the Contract, and pay to the OWNER the amount of damages as described in paragraph 6 in excess of the Balance of the Contract Price incurred by the OWNER resulting from the CONTRACTOR Default; or

4.4. Waive its right to perform and complete, arrange for completion, or obtain a new contractor and with reasonable promptness under the circumstances;

4.4.1 After investigation, determine the amount for which it may be liable to the OWNER and, as soon as practicable after the amount is determined, tender payment therefor to the OWNER; or

4.4.2 Deny liability in whole or in part and notify the OWNER citing reasons therefor.

5. If the Surety does not proceed as provided in paragraph 4 with reasonable promptness, the Surety shall be deemed to be in default on this Bond fifteen days after receipt of an additional written notice from the OWNER to the Surety demanding that the Surety perform its obligations under this Bond, and the OWNER shall be entitled to enforce any remedy available to the OWNER. If the Surety proceeds as provided in paragraph 4.4, and the OWNER refuses the payment tendered or the Surety has denied

liability, in whole or in part, without further notice the OWNER shall be entitled to enforce any remedy available to the OWNER.

6. After the OWNER has terminated the CONTRACTOR's right to complete the Contract, and if the Surety elects to act under paragraph 4.1, 4.2, or 4.3 above, then the responsibilities of the Surety to the OWNER shall not be greater than those of the CONTRACTOR under the Contract, and the responsibilities of the OWNER to the Surety shall not be greater than those of the OWNER under the Contract. To a limit of the amount of this Bond, but subject to commitment by the OWNER of the Balance of the Contract Price to mitigation of costs and damages on the Contract, the Surety is obligated without duplication for:

6.1. The responsibilities of the CONTRACTOR for correction of defective Work and completion of the Contract;

6.2. Additional legal, design professional and delay costs resulting from the CONTRACTOR's Default, and resulting from the actions or failure to act of the Surety under paragraph 4; and

6.3. Liquidated damages, or if no liquidated damages are specified in the Contract, actual damages caused by delayed performance or non-performance of the CONTRACTOR.

7. The Surety shall not be liable to the OWNER or others for obligations of the CONTRACTOR that are unrelated to the Contract, and the Balance of the Contract Price shall not be reduced or set off on account of any such unrelated obligations. No right of action shall accrue on this Bond to any person or entity other than the OWNER or its heirs, executors, administrators, or successors.

8. The Surety hereby waives notice of any change, including changes of time, to the Contract or to related subcontracts, purchase orders and other obligations.

9. Any proceeding, legal or equitable, under this Bond may be instituted in any court of competent jurisdiction in the location in which the Work or part of the Work is located and shall be instituted within two years after CONTRACTOR Default or within two years after the CONTRACTOR ceased working or within two years after the Surety refuses or fails to perform its obligations under this Bond, whichever occurs first. If the provisions of this paragraph are void or prohibited by law, the minimum period of limitation available to sureties as a defense in the jurisdiction of the suit shall be applicable.

10. Notice to the Surety, the OWNER or the CONTRACTOR shall be mailed or delivered to the address shown on the signature page.

11. When this Bond has been furnished to comply with a statutory or other legal requirement in the location where the Contract was performed, any provision in this Bond conflicting with said statutory or legal requirement shall be deemed deleted here from and provisions conforming to such statutory or other legal requirement shall be deemed incorporated herein. The intent is that this Bond shall be construed as a statutory bond and not as a common law bond.

12. Definitions.

12.1 Balance of the Contract Price: The total amount payable by the OWNER to the CONTRACTOR under the Contract after all proper adjustments have been made, including allowance to the CONTRACTOR of any amounts received or to be received by the OWNER in settlement of insurance or other Claims for damages to which the CONTRACTOR is entitled, reduced by all valid and proper payments made to or on behalf of the CONTRACTOR under the Contract.

12.2 Contract: The agreement between the OWNER and the CONTRACTOR identified on the signature page, including all Contract Documents and changes thereto.

12.3 CONTRACTOR Default: Failure of the CONTRACTOR, which has neither been remedied nor waived, to perform or otherwise to comply with the terms of the Contract.

12.4 OWNER Default: Failure of the OWNER, which has neither been remedied nor waived, to pay the CONTRACTOR as required by the Contract or to perform and complete or comply with the other terms thereof.

(FOR INFORMATION ONLY--Name, Address and Telephone)
AGENT or BROKER: OWNER'S REPRESENTATIVE (Engineer or other party):

III. Figure II-2 Payment Bond

Any singular reference to Contractor, Surety, Owner or other party shall be considered plural where applicable.

CONTRACTOR (Name and Address):

SURETY (Name and Address of Principal Place
of Business):

OWNER (Name and Address):

CONTRACT

Date:

Amount:

Description (Name and Location):

BOND

Date (Not earlier than Contract Date):

Amount:

Modifications to this Bond Form:

Surety and Contractor, intending to be legally bound hereby, subject to the terms printed on the reverse side hereof, do each cause this Payment Bond to be duly executed on its behalf by its authorized officer, agent, or representative.

CONTRACTOR AS PRINCIPAL

Company: (Corp. Seal)

Signature: _____

Name and Title:

SURETY

Company: (Corp. Seal)

Signature: _____

Name and Title:

(Attach Power of Attorney)

(Space is provided below for signatures of additional parties, if required.)

CONTRACTOR AS PRINCIPAL

Company: (Corp. Seal)

Signature: _____

Name and Title:

SURETY

Company: (Corp. Seal)

Signature: _____

Name and Title:

EJCDC No. 1910-28-B (1996 Edition)

Originally prepared through the joint efforts of the Surety Association of America, Engineers Joint Contract Documents Committee, the Associated General Contractors of America, the American Institute of Architects, the American Subcontractors Association, and the Associated Specialty Contractors.

1. The CONTRACTOR and the Surety, jointly and severally, bind themselves, their heirs, executors, administrators, successors and assigns to the OWNER to pay for labor, materials and equipment furnished for use in the performance of the Contract, which is incorporated herein by reference.

2. With respect to the OWNER, this obligation shall be null and void if the CONTRACTOR:

2.1. Promptly makes payment, directly or indirectly, for all sums due Claimants, and

2.2. Defends, indemnifies and holds harmless the OWNER from all claims, demands, liens or suits by any person or entity who furnished labor, materials or equipment for use in the performance of the Contract, provided the OWNER has promptly notified the CONTRACTOR and the Surety (at the addresses described in paragraph 12) of any claims, demands, liens or suits and tendered defense of such claims, demands, liens or suits to the CONTRACTOR and the Surety, and provided there is no OWNER Default.

3. With respect to Claimants, this obligation shall be null and void if the CONTRACTOR promptly makes payment, directly or indirectly, for all sums due.

4. The Surety shall have no obligation to Claimants under this Bond until:

4.1. Claimants who are employed by or have a direct contract with the CONTRACTOR have given notice to the Surety (at the addresses described in paragraph 12) and sent a copy, or notice thereof, to the OWNER, stating that a claim is being made under this Bond and, with substantial accuracy, the amount of the claim.

4.2. Claimants who do not have a direct contract with the CONTRACTOR:

1. Have furnished written notice to the CONTRACTOR and sent a copy, or notice thereof, to the OWNER, within 90 days after having last performed labor or last furnished materials or equipment included in the claim stating, with substantial accuracy, the amount of the claim and the name of the party to whom the materials were furnished or supplied or for whom the labor was done or performed; and

2. Have either received a rejection in whole or in part from the CONTRACTOR, or not received within 30 days of furnishing the above notice any communication from the CONTRACTOR by which the CONTRACTOR had indicated the claim will be paid directly or indirectly; and

3. Not having been paid within the above 30 days, have sent a written notice to the Surety and sent a copy, or notice thereof, to the OWNER, stating that a claim is being made under this Bond and enclosing a copy of the previous written notice furnished to the CONTRACTOR.

5. If a notice required by paragraph 4 is given by the OWNER to the CONTRACTOR or to the Surety, that is sufficient compliance.

6. When the Claimant has satisfied the conditions of paragraph 4, the Surety shall promptly and at the Surety's expense take the following actions:

6.1. Send an answer to the Claimant, with a copy to the OWNER, within 45 days after receipt of the claim, stating the amounts that are undisputed and the basis for challenging any amounts that are disputed.

6.2. Pay or arrange for payment of any undisputed amounts.

7. The Surety's total obligation shall not exceed the amount of this Bond, and the amount of this Bond shall be credited for any payments made in good faith by the Surety.

8. Amounts owed by the OWNER to the CONTRACTOR under the Contract shall be used for the performance of the Contract and to satisfy claims, if any, under any Performance Bond. By the CONTRACTOR furnishing and the OWNER accepting this Bond, they agree that all funds earned by the CONTRACTOR in the performance of the Contract are dedicated to satisfy obligations of the

CONTRACTOR and the Surety under this Bond, subject to the OWNER's priority to use the funds for the completion of the Work.

9. The Surety shall not be liable to the OWNER, Claimants or others for obligations of the CONTRACTOR that are unrelated to the Contract. The OWNER shall not be liable for payment of any costs or expenses of any Claimant under this Bond, and shall have under this Bond no obligations to make payments to, give notices on behalf of, or otherwise have obligations to Claimants under this Bond.

10. The Surety hereby waives notice of any change, including changes of time, to the Contract or to related Subcontracts, purchase orders and other obligations.

11. No suit or action shall be commenced by a Claimant under this Bond other than in a court of competent jurisdiction in the location in which the Work or part of the Work is located or after the expiration of one year from the date (1) on which the Claimant gave the notice required by paragraph 4.1 or paragraph 4.2.3, or (2) on which the last labor or service was performed by anyone or the last materials or equipment were furnished by anyone under the Construction Contract, whichever of (1) or (2) first occurs. If the provisions of this paragraph are void or prohibited by law, the minimum period of limitation available to sureties as a defense in the jurisdiction of the suit shall be applicable.

12. Notice to the Surety, the OWNER or the CONTRACTOR shall be mailed or delivered to the addresses shown on the signature page. Actual receipt of notice by Surety, the OWNER or the CONTRACTOR, however accomplished, shall be sufficient compliance as of the date received at the address shown on the signature page.

13. When this Bond has been furnished to comply with a statutory or other legal requirement in the location where the Contract was to be performed, any provision in this Bond conflicting with said statutory or legal requirement shall be deemed deleted herefrom and provisions conforming to such statutory or other legal requirement shall be deemed incorporated herein. The intent is, that this Bond shall be construed as a statutory Bond and not as a common law bond.

14. Upon request of any person or entity appearing to be a potential beneficiary of this Bond, the CONTRACTOR shall promptly furnish a copy of this Bond or shall permit a copy to be made.

15. DEFINITIONS

15.1. Claimant: An individual or entity having a direct contract with the CONTRACTOR or with a Subcontractor of the CONTRACTOR to furnish labor, materials or equipment for use in the performance of the Contract. The intent of this Bond shall be to include without limitation in the terms "labor, materials or equipment" that part of water, gas, power, light, heat, oil, gasoline, telephone service or rental equipment used in the Contract, architectural and engineering services required for performance of the Work of the CONTRACTOR and the CONTRACTOR's Subcontractors, and all other items for which a mechanic's lien may be asserted in the jurisdiction where the labor, materials or equipment were furnished.

15.2. Contract: The agreement between the OWNER and the CONTRACTOR identified on the signature page, including all Contract Documents and changes thereto.

15.3. OWNER Default: Failure of the OWNER, which has neither been remedied nor waived, to pay the CONTRACTOR as required by the Contract or to perform and complete or comply with the other terms thereof.

(FOR INFORMATION ONLY--Name, Address and Telephone)

AGENCY or BROKER: OWNER'S REPRESENTATIVE (Engineer or other party):



A. Figure II-3

APPROVAL CHECKLIST FOR PROPOSED DEVELOPMENT IMPROVEMENTS B. (PRE-DEVELOPMENT)

1. PROJECT IDENTIFICATION

Project address:
Project name:
Legal description:
Developer/Property Owner [legal name]:
Engineer of Record:
Plans examiner: Date:
Permit (Case) #: Strap #:
Existing use: Proposed use:
Type of Review (Plat, Plan, Easement Dedication, Easement Vacation, Other):
Pre-Application Meeting Date:
Pre-Application Meeting Attendees:

2. REVIEW FEE(S) [CALCULATED BASED UPON CURRENT FEE SCHEDULE]::

- 1. Plat review: \$
2. Fire flow test: \$
3. Easement encroachment review: \$
4. Plan review (minimum fee of \$):
a. Potable Water:
i. 6" diameter & larger: \$/linear ft. x =
ii. < 6" diameter: \$/linear ft. x =
b. Irrigation Water:
i. 6" diameter & larger: \$/linear ft. x =
ii. < 6" diameter: \$/linear ft. x =
c. Wastewater:
i. Gravity and Force Mains: \$/linear ft. x =
ii. Manholes: \$/manhole x =
iii. Pump Station & Lift Station Wet Wells: \$ x =
iv. Motor Horsepower:
1. 0.0 to 5.0: \$ x =
2. 5.1 to 14.9: \$ x =
3. 15.0 to 44.9: \$ x =
4. 45.0 to 64.9: \$ x =
5. 65.0 to 124.9: \$ x =
6. 125.0 to 199.9: \$ x =
7. 200.0 and greater: \$ x =
d. Roadway, Water Management (Stormwater) and/or Landscape:
i. Engineering Cost: \$/hr x hrs =

TOTAL REVIEW FEE: _____



3. OUTSIDE AGENCY PERMITTING

City Development Review: Yes/No _____: Status: _____ If Approved, Date: _____ Copy Provided? _____
City Utilities Connection Permit needed(Pelican Preserve): _____
Lee County Development Order: Yes/No _____: Status: _____ If Approved, Date: _____ Copy Provided? _____
Lee County R/W: Yes/No _____: Status: _____ If Approved, Date: _____ Copy Provided _____
Lee County DOH(Potable Water): Status: _____ Copy Provided? _____
FDEP (Wastewater): Status: _____ Copy Provided? _____
FDEP (Reclaimed Water): Status: _____ Copy Provided? _____
FDEP NPDES/NOI/SWP3: Status: _____ Copy Provided? _____
SFWMD ERP: Status: _____ Copy Provided? _____
SFWMD WUP: Status: _____ Copy Provided? _____
Other (List): _____

4. PLAT REVIEW:

Three (3) copies submitted?: _____
Dedication language and signatures on cover: _____
Easements:
a. Public Utility Easements (P.U.E.): Yes/No _____
b. Drainage Easements (D.E.): Yes/No _____
c. Landscape Easements (L.E.): Yes/No _____
d. Lake Maintenance Easements (L.M.E.): Yes/No _____
e. Access Easements (A.E.): Yes/No _____
f. Other (Describe): _____
Engineering review approval, comments attached: Yes/No _____
Legal review approval, comments attached: Yes/No _____

5. EASEMENT VACATIONS:

Easement Modifications Plan submitted? _____
Legal description of modified easement submitted? _____
Easement modification agreement submitted? _____
Plan Submittal:
a. Sketch and Metes & Bounds of property & easement included? _____
b. Does plan show proposed improvements which will affect easement? _____
c. Are there existing or proposed utilities or public features which will be affected? _____
Engineering review approval, comments attached: Yes/No _____
Legal Review Approval, Comments Attached: Yes/No _____



6. PLAN REVIEW:

GENERAL:

Five sets, signed and sealed submitted? _____
Is Location Map included? _____
Are Utility Plans provided? _____ If Not, Why Not? _____
Are Drainage Plans provided? _____ If Not, Why Not? _____
Are Paving Plans provided? _____ If Not, Why Not? _____
Are Landscape Plans provided? _____ If Not, Why Not? _____
Have Specifications been provided? _____ If Not, Why Not? _____
Is a Construction Cost Estimate provided? _____ If Not, Why Not? _____

7. WATER:

Were Lee DOH applications provided for GSCDD signature(if applicable)? _____
Is Piping within Rights-of-Ways or Utility Easements? _____
Calculations provided for meter sizing? _____
Pipe sizes included? _____ Calculations provided for pipe size? _____
Pipe material identified? _____
Hydrants shown? _____ Proper spacing? _____
Valves shown? _____ Proper spacing? _____
Profiles of piping shown? _____
Location of existing GSCDD utilities shown? _____
Connections to existing potable piping shown? _____
Utility easements shown on drawings? _____

8. SEWER

Were FDEP Wastewater applications provided for GSCDD signature (if applicable)? _____
Is infrastructure within Rights-of-Ways or Utility Easements? _____
Calculations provided for lift station sizing (pumps and wet wells)? _____
Hose bibb & vacuum breaker included at lift station? _____
Pipe sizes included? _____ Calculations provided for pipe size? _____
Pipe material identified? _____
Valves shown? _____ Proper spacing? _____
Profiles of piping shown? _____
Rim elevations and inverts provided for manholes and gravity lines? _____
Location of existing GSCDD utilities shown? _____
Connections to existing sewer piping shown? _____
Utility easements shown on drawings? _____
Is the slope of the lines OK per 10-States Standards?: _____
Minimum collection system piping at least 8-inches in diameter? _____
Manhole separation (maximum 400'): _____
Does system comply with industrial waste requirements? _____
Include review for industrial waste compliance (Chapter IV of Permit Criteria Manual): _____



9. IRRIGATION WATER:

Were FDEP applications provided for GSCDD signature (if applicable)? _____
Is piping within Rights-of-Ways or utility easements? _____
Calculations provided for meter sizing? _____
Pipe sizes included? _____ Calculations provided for pipe size? _____
Pipe material identified? _____
Valves shown? _____ Proper spacing? _____
Profiles of piping shown? _____
Location of existing GSCDD utilities shown? _____
Connections to existing irrigation piping shown? _____
Utility easements shown on drawings? _____

10. SURFACE WATER RUNOFF MANAGEMENT

Are pumps proposed for pumping into or out of lakes? _____
Did Engineer demonstrate prevention of bank erosion, with particular attention to sheet flow in excess of 30 feet? _____

Were calculations provided for:

- a. 25-year Storm for system conveyance and connection to GSCDD system? _____
- b. 5-year storm for internal drainage? _____
- c. Offsite drainage onto or through the project are included within the calculations? _____
- d. Printouts from computer modeling are included? _____
- e. Impervious surfaces (excluding water bodies)? _____
- f. Pervious surfaces? _____
- g. Offsite design calculations if not directly connected to flowway? _____
- h. Consideration for future impervious? _____
- i. Lakes, canals, retention areas, etc.? _____
- j. Total project acreage? _____
- k. Pipe sizing? _____

Do road & building elevations meet the specified requirements of Table V-1? _____

Does the system insure a route for a 25-year Storm Event to the GSCDD's System? _____

With the exception of roof drains, are any pipes smaller than 15-inches in diameter? _____

Confirm that all pipes are reinforced concrete pipe: _____

Are elevations provided for:

- a. Topography? _____
- b. Pipe inverts? _____
- c. Channels/Flowways? _____
- d. Inlet tops? _____
- e. Top of banks? _____
- f. Top of water? _____
- g. Crown of road? _____
- h. Permanent benchmark(s)? _____

Is roadside drainage open or closed? _____ If closed, was system approved by SFWMD? _____

If closed, does system provide for 1/2-inch of treatment or provide BMPs prior to discharge? _____



Demonstration that inlet grates and slots are sufficient to pass the design flow without ponding across more the 50-percent of the driving lane width? _____

Does the vertical curb inlet slot dimension meet the 5 5/8-inch requirement? _____

Does the end pipe stabilization within lakes meet the Exhibit B requirements? _____

Are erosion control drawings provided? _____

Are pipe sizes included? _____ Is the pipe material specified? _____

Is the direction of flow indication? _____ Are the drainage structures numbered? _____

Are the boundaries of the drainage system included? _____

Are details provided for the drainage infrastructure? _____

Are impacts to wetlands proposed? _____ If so are the improvements documented? _____

If wetland impacts, were they approved by SFWMD? _____

11. SIDEWALK

Is there existing sidewalk along the property frontage: _____ Does proposed sidewalk meet standard specs: _____ Are handicap ramps needed at street intersections and Federal ADA standards): _____

12. ROADWAYS

Street LOS classification(s): Local _____ Collector _____ Arterial _____

Street ROW classification(s): Private _____ City _____ County _____ GSCDD _____

ROW width: _____ What is the centerline curve radius on the road? _____

Traffic lanes width: _____ Pavement detail or cross-section Provided? _____

Do dead-end, or "Cul-de-sac streets" meet the minimum requirements for turnaround diameter: _____

Are curb and gutter provided: _____

Are sidewalks provided on one or both sides of the street: _____

Do the streets have street lighting: _____

13. LANDSCAPING

Are plants located with Right of Ways or Landscape Easements? _____

Are plants consistent with Lee County or City of Fort Myers requirements? _____

Are plants consistent with GSCDD plants? _____

Were calculations provided for irrigation system? _____

OTHER COMMENTS



**C. Figure II-4
APPROVAL CHECKLIST FOR PROPOSED
DEVELOPMENT IMPROVEMENTS
D. (POST-DEVELOPMENT)**

The Gateway Services Community Development District Permit Criteria Manual requires that the items identified below be included with your New Project Final Acceptance Submittal package. This checklist must be included with your submittal packet.

If any of the identified items are missing and/or incomplete, your Submittal Package will be returned.

Project Name: _____

<u>Required</u>	<u>Received</u>	<u>Description</u>
		(1) Demonstrated completion of Punchlist items
		(1) Engineer's Certification of compliance with approved plans and specifications
		(1) Letter of Substantial Compliance (Exhibit H)
		(1) One Year Warranty
		(1) Final Release of Lien
		(1) Copy of completed Finance Form (Exhibit A)
		(1) Bill of Sale and itemized cost of system components
		(1) 'Draft' Sets of Record Drawings for Review Purposes
		(3) Signed & Sealed Sets of Record Drawings plus (1) mylar set
		(1) Set of compaction test results for all compaction testing
		(1) Sets of demonstration of main line flushing
		(1) Completed Bacteriological Clearances (2 Consecutive Days) Req'd for all wtr projects
		(1) Pressure Test Report (Water Mains, Force Mains, Irrigation Mains)
		(1) RP and/or DDCV Assembly Test Report(s)
		(1) Set of infiltration/exfiltration test results
		(1) Video log of TV Inspection (Gravity Wastewater and Stormwater Mains)
		(1) Lift Station Start Up Report w/Operation & Maintenance Manual
		(1) Inspection Checklist For Field Acceptance of Utilities (Exhibit C)
		(1) Lift Station Checklist (Exhibit E)
		(1) Demonstration of line and grade for stormwater piping
		(1) Demonstration that stormwater piping is free of Debris
		(1) Verification that landscaping meets design requirements
		(1) FDEP Certification of Completion Form (Wastewater)
		(1) FDEP Certification of Completion Form (Reclaimed Water)
		(1) Lee County DOH Certificate of Completion Form (Potable Water)
		(1) Copy of certification from SFWMD (ERP)
		(1) Demonstration of compliance with conservation monitoring – SFWMD
		(1) Grants of all easements (Utilities, Drainage, Landscape, other) (Exhibit G)
		(1) Copy of recorded plat(s)
X		Please call for Final Inspection
		Other: _____

Engineer of Record: _____ Telephone Number: _____

Submitted By: _____ e-mail: _____

Received by: _____ Date/Time Received: _____

CHAPTER III

WATER, SEWER AND IRRIGATION SYSTEM REQUIREMENTS

A CONSIDERATIONS AND CRITERIA

1. Existing Utilities

The water system for Gateway is a dual supply system. Potable water mains have been installed to provide for domestic water use and fire protection. Irrigation (non-potable) water mains have been installed to provide for irrigation uses. Each parcel being developed will be provided with one potable water service and meter and one irrigation service and meter. The fire protection system, if required, will not be metered. Additional services and meters may be requested for certain design layouts. These services, if approved, will be an additional cost to the Developer. Potable meters require an approved backflow preventer installed and paid for by the Developer.

2. Potable Water

The potable water supplied by the GSCDD is purchased from Lee County Utilities and meets all local, state and federal drinking water standards. All pumps, valves, piping and fittings shall be C900 PVC, DIP, or Sch 80 PVC unless otherwise noted or approved by the GSCDD.

3. Irrigation Water (Non-potable/Reuse)

The irrigation water supplied by the GSCDD is non-potable, is at times referred to as “reuse” or “reclaimed” water and contains treated wastewater effluent. It is not intended for human consumption. This water is to be used for irrigation purposes only. Hose bibs, spigots or other mechanical operated connections shall not be installed on any irrigation water systems.

4. District Plans

The GSCDD will furnish the Developer with plans, upon request, showing the location of existing GSCDD utilities in the area being developed.

5. Water System Pressure

The water pressures for the purpose of design by the Developer are as follows. GSCDD does not make any guarantee or representation as to the minimum pressures that will be available as pressures are dependent upon the service provided to GSCDD by Lee County Utilities. The estimated minimum pressures as shown are anticipated to be available under normal operating conditions.

Potable Water: 20 psi (minimum)

50 to 70 psi (normal)
90 psi (maximum)

Irrigation Water: 20 psi (minimum)
30 to 40 psi (normal)
70 psi (maximum) (90 psi at tank)

6. Color Coding of Pipelines

The Developer shall provide and install color-coded identification tape as specified below.

Tape background colors and imprints shall be as follows:

<u>Imprint</u>	<u>Background Color</u>
"Caution Sewer Line Buried Below"	Green
"Caution Electrical Line Buried Below"	Red
"Caution Water Line Buried Below"	Blue
"Caution Telephone Line Buried Below"	Orange
"Caution Reuse Line Buried Below"	Purple
"Caution Compressed Air Line Buried Below"	Dark Green
"Caution Chemical Line Buried Below"	Yellow

All underground piping which is not manufactured of metal or concrete, shall be color coded for reuse distribution systems using Pantone Purple 522C, for potable water distribution systems using Blue, and wastewater collection systems using Green with light stable colorants. Underground metal and concrete pipe shall be color coded or marked using purple as a predominant color. All underground piping shall have continuous locating tape at two locations permanently affixed to the top and each side of the pipe (three locations parallel to the axis of the pipe). For pipes less than 24 inches in diameter, a single tape may be used along the top of the pipe. Visible, above- ground portions of the reclaimed water distribution system shall be clearly color coded or marked.

7. Notifications

The GSCDD shall be notified in writing 48 hours in advance prior to any flushing, pressure testing, bacteriological sampling or TV and infiltration/exfiltration testing so the GSCDD's representative can witness the operations.

8. Easements

For pump stations not within publicly dedicated rights-of-way and to be owned and operated by the GSCDD, the Developer shall grant to the GSCDD a 30-foot

by 30-foot minimum easement for submersible pump stations. Pipeline easements shall be equal or greater than those required by Lee County Development Standards Sec.10-355 or as may be amended from time to time.

9. Landscaping in GSCDD Utility Easements

- a. Medium and large trees which grow to substantial size increasingly, with age, should not be planted in utility easements. Maintenance and emergency operations may necessitate their removal and at maturity if they:
 - (1) Can not be replaced; and,
 - (2) Add considerable cost when they have to be removed prior to utility operations/repairs.

- b. GSCDD requires the use of turf, shrubs and ground covers of the types:
 - (1) Whose removal and replacement are of a minor cost;
 - (2) That are smaller and do not significantly appreciate in value like medium and large trees;
 - (3) That do not have aggressive roots that may cause damage to adjacent sidewalks, roads, and underground lines; and,
 - (4) That do not grow to a height that impairs the function of any overhead utilities.

All landscape planting designers, when designing for utility easements, shall show, through proper documentation, that the vegetation proposed comply with the above listed criteria and considerations. GSCDD reserves the right to refuse, on a case-by-case basis, any plant type that may in anyway be inconsistent with the above listed criteria and considerations. Landscape plans shall be submitted to GSCDD along with the utility plans and/or plats so they can be reviewed at the same time.

10. Grease Removal

Any developments with proposed restaurants, supermarkets, food concessions or other grease- producing facilities shall have all grease wastes piped to an outside grease trap (750 gallon capacity minimum) before discharging into the sanitary sewer system. Design of same shall be included on plans.

The GSCDD's criteria for said grease interceptors are the same as those outlined in Article XIII Grease Management of the Lee County Code of Ordinances, or updates/replacements. A grease interceptor will be required as determined on a case by case basis. The GSCDD will reserve the right to determine if a grease

interceptor is needed, if a build-up of grease from an establishment becomes a problem with the sewer system or an establishment in the future begins to use grease or oils for food preparation. If the establishment produces grease, then a grease trap is required.

11. Record Drawings

Record drawings shall clearly indicate the final as-constructed location of mains, fittings, valves, hydrants, air release valves, blowoffs, meter boxes, services, manholes, sewer laterals, cleanouts and other appurtenances. The location of items listed above shall be dimensioned and referenced to permanent points of reference. Record drawings shall also indicate lot sizes, rights-of-way lines, easement lines and pavement locations.

12. Shop Drawings and operations and Maintenance instructions

For systems being transferred to the GSCDD for ownership and operation, the Developer shall submit shop drawings of all pumps, piping, valves and other materials installed, along with the manufacturer's operation and maintenance instructions. Two sets of each shall be submitted. The Developer shall transfer all warranties to GSCDD.

13. Pump Stations

Pump stations shall be of the submersible type unless otherwise approved by the GSCDD. The Developer shall provide a water service to the pump station with a hose bibb and vacuum breaker at the station. The minimum wet well diameter shall be six feet. The pumps, motors, control panel, frame and cover and guide rails shall be supplied by the pump supplier to insure unit responsibility.

See also B.3. at page III-7.

14. Water for Construction

Contractor is to notify GSCDD in writing not less than seventy-two (72) hours prior to required date for temporary construction water. Non-potable or reuse water shall not be used for construction purposes. Upon Developer signing a use agreement and paying required utility fees, GSCDD will supply and install meter and a backflow preventer for dwelling units only. Contractor/customer shall provide protection for assembly from damage.

Contractor/customer is to notify GSCDD in writing not less than seventy-two (72) hours prior to time desired to remove temporary water service so that GSCDD may do so. GSCDD will charge its fees, rates and charges for installation and for all construction water usage. If construction is a sub-division or new utility extension, Contractor is responsible for obtaining and installing the backflow preventer, for flushing lines.

15. Meters

All meters for potable and irrigation service will be furnished and installed by the GSCDD and paid for by the Developer. No meters shall be installed until all applicable rates, fees and charges have been paid to GSCDD. It is the Developer's responsibility to accurately stake in the field the desired location of the meter boxes. All potable services shall include an approved backflow preventer. All taps, connections and backflow preventers shall be the responsibility of the Developer. Reuse lines shall not have bibbs. Potable and reuse meters shall be in separate boxes as follows: Standard municipal/county Carson or equal (as approved by the GSCDD) 1419 single meter plastic black box for Potable Water and a standard 1419 single meter PANTONE PURPLE 522C for irrigation or equal (as approved by the GSCDD) with accompanying PANTONE PURPLE 522C poly line from the irrigation main to the meter box connection.

Developer must notify GSCDD in advance in writing not less than seventy-two (72) hours prior to the time of desired installation and in such notice the Developer shall confirm the following as to each proposed meter location:

- a) meter pit is dry and clear of debris.
- b) each meter box is new, clean, inside and outside, not damaged, with a meter lid that opens and closes properly, containing holes and hole locations acceptable to GSCDD for transmitting devices.
- e) meter box yoke or setting is laying straight.
- g) Address board staked or placed next to each meter pit.
- h) Sewer Cap and/or pad not blocked or buried.

16. Connections to Existing System

No connections to the existing water or wastewater system are permitted until the Engineer of Record has certified to the GSCDD that the system is built in accordance with the approved plans, that all testing is complete and within the allowable limits for leakage and infiltration and provide copies of the FDEP clearance letters and all applicable rates, fees and charges have been paid to GSCDD. The GSCDD must be notified in writing not less than seventy-two (72) hours in advance of connecting to the existing system so that a representative of the GSCDD can examine and approve the connection.

17. Temporary Connection to Water and Wastewater System

As applicable and as approved solely by the GSCDD, permits for temporary connections for sales trailers and other non-permanent uses may be considered. A connection fee, a meter fee and deposit will be paid based on equivalent ERC factor based on the meter size.

The GSCDD reserves the right to temporarily disconnect the service at any time to perform maintenance to its lines or to construct new lines. Except in cases of

emergency, the GSCDD will give at least 24 hours' notice to the Contractor/Developer prior to any disconnection.

The GSCDD requires all property owners to connect to the GSCDD water, wastewater and reuse systems when service is available as determined by the GSCDD. Prior to any connection, the property owner will be required to supply submittal drawings of the proposed connection for approval. Once approved, all work shall be inspected by the GSCDD, for both connection and eventually for disconnection by the property owner.

If GSCDD service is not available to the property, the GSCDD may permit septic tanks and/or wells on a temporary basis and at the Developer's expense. However, once GSCDD facilities and service are available to the property, the Developer shall be obliged to connect to GSCDD facilities and discontinue any use of the wells and/or septic tanks within 60 days. At such time, wells and/or septic tanks shall be properly capped, sealed, disconnected and/or removed by the Developer. The Developer shall be responsible for obtaining any and all permits for the temporary wells and/or septic tanks, including abandonment permit when connection to the GSCDD facilities are made.

B. BASIS OF DESIGN

1. Standards for design

The design of the water and sewer systems shall be in accordance with the following standards as amended by the above requirements:

- a. Recommended Standards for Water Works (Great Lakes, Upper Mississippi River Board of State Sanitary Engineers - Ten State Standards), current edition.
- b. Recommended Standards for Sewage Works (Great Lakes, Upper Mississippi River Board of State Sanitary Engineers - Ten State Standards), current edition.
- c. ASCE Manual No.60 - Gravity Sanitary Sewer Design and Construction
- d. ASCE Manual No.77 - Design and Construction of Urban Stormwater Management Systems
- e. Florida Department of Environmental Protection Standards
- e. Florida Administrative Code
- f. Lee County Health Department
- g. GSCDD Standard Utility Details and Specifications and other applicable provisions of this Permit Criteria Manual.

h.

The Board may in its reasoned discretion, based upon sound engineering and operational principles, approve alternate specifications and designs to the GSCDD's Standard Utility Details and Specifications outlined in this Permit Criteria Manual.

2. Potable Water

Potable water mains shall be 6" minimum and sized to deliver 231 gallons per day per unit or 2,020 gallons per day per acre average daily flow times a peak factor of 4.0.

Water flows for commercial development shall be calculated by the design engineer and submitted to the District for review and approval.

The potable water system shall be designed and constructed with bacteriological testing (Bac-T) sampling/testing stations, tapped into the GSCDD potable water main at locations directed and approved by the GSCDD, with each such station to be secure and easily accessible to GSCDD personnel for routine testing.

3. Wastewater

Force mains shall be 4" minimum and sized to handle the pumping rate of the pump stations and shall be designed for a velocity of 2.5 to 6 feet per second.

Gravity sewers shall be a minimum size of 8" and designed to carry 231 gallons per day per unit or 2,020 gallons per day per acre average daily flow times a peak factor of 3.0. Manholes shall not be more than 400 feet apart.

Wastewater flows for commercial development shall be calculated by the design engineer and submitted to the District for review and approval.

Sewage pump stations shall be designed to handle the peak inflow calculated for the gravity sewer system with one pump operating. All pump stations shall contain at least two pumps. Pumps to be FLYGT or approved equals.

All master lift station check valves, emergency bypass connection, plug valves and discharge piping to the sewer force main are to be in approved subsurface vaults. No discharge blow-offs, check valves, plug valves, emergency connections or discharge piping are to be above ground.

All sewage pump stations (regardless of the end owner) shall be equipped with properly sized odor control units. Odor control units shall be of biological media design, more specifically, Siemens ZABOCS or approved equals. Each sewage pump station shall be equipped with a single odor control unit sized to reduce the concentration of hydrogen sulfide (H₂S) within the station to below 10 mg/L. The

Developer shall demonstrate the estimated influent H₂S concentration using acceptable sizing and estimating criteria. All sizing shall be approved by the GSCDD. At a minimum, each odor control unit shall be sized to reduce the influent H₂S levels by at least 100 mg/L, however, sizing still must be demonstrated through the engineering design. For those stations which will not be owned and operated by the GSCDD, if alternate design criteria exists, the more stringent criteria shall govern.

All sewage pump stations shall be designed and constructed with GSCDD approved self-contained alternate backup power systems and designed and constructed to accept portable back u power systems and equipment.

All master lift stations shall be designed and constructed with GSCDD approved fixed Thompson Bypass pumps sized appropriately for each individual master lift station per an engineer's report. All piping from the well to point of connection (suction) to the sewer force main (discharge) will be HDPE type.

Lift station control panels design and specifications shall include VFD drives consistent with the current lift station control panels in order to make consistent the GSCDD's system-wide lift station control panels. The only acceptable control panels are those manufactured by Hydra-Service.

Each submersible pump must be sized appropriately by a qualified engineer and accompanied by an engineering report. In order to make consistent the GSCDD's sewer lift station pump stock, the only acceptable pumps for all new lift stations are those manufactured by Hydra-Service.

4. Irrigation

Irrigation mains shall be 4" minimum and sized to deliver the water required for irrigation purposes within the parcel being developed.

All new construction shall incorporate water conservation measures into the design for the irrigation systems in accordance with Chapter 373.62 (Water Conservation; Automatic Sprinkler Systems) of the Florida Statutes, as well in accordance with the Lee County Land Development Code (Chapter 10) for development outside of the incorporated limits of the City of Fort Myers and in accordance with the City of Fort Myers Code of Ordinances (Chapter 138) for development within the incorporated limits of the City of Fort Myers. Where the applicable local requirements and state requirement(s) overlap or differ, the more stringent requirement(s) shall govern.

CHAPTER IV

INDUSTRIAL PRETREATMENT RULES

A GENERAL PROVISIONS

1. Purpose and Policy

This rule sets forth uniform requirements for wastewater users of the Gateway Services Community Development District (GSCDD) wastewater collection and treatment system and enables GSCDD to comply with all applicable State and Federal laws, including the Clean Water Act (33 United States Code § 1251 et seq.) and the General Pretreatment Regulations (40 Code of Federal Regulations Part 403). The objectives of this rule are:

- a. To prevent the introduction of pollutants into the system that will interfere with its operation;
- b. To prevent the introduction of pollutants into the system that will pass through the system, inadequately treated, into receiving waters, or otherwise be incompatible with the system;
- c. To protect both system personnel who may be affected by wastewater and sludge in the course of their employment and the general public;

2. Administration

Except as otherwise provided herein, GSCDD shall administer, implement, and enforce the provisions of this rule.

3. Abbreviations

The following abbreviations, when used in this rule, shall have the designated meanings:

- | | |
|-----------|---|
| • BOD - | Biochemical Oxygen Demand |
| • CFR - | Code of Federal Regulations |
| • COD- | Chemical Oxygen Demand |
| • gpd - | gallons per day |
| • mg/l- | milligrams per liter |
| • NPDES - | National Pollutant Discharge Elimination System |
| • TSS - | Total Suspended Solids |

B GENERAL SEWER USE REQUIREMENTS

1. Prohibited Discharge Standards

- a. General Prohibitions. No industrial user shall introduce or cause to be introduced into the wastewater system any pollutant or wastewater which causes pass through or interference. These general prohibitions apply to all users of the system whether or not they are subject to categorical pretreatment standards or any other National, State, or local pretreatment standards or requirements.
- b. Specific Prohibitions. No user shall introduce or cause to be introduced into the wastewater system the following pollutants, substances, or wastewater:
 - (1) Pollutants which create a fire or explosive hazard in the system, including, but not limited to, waste streams with a closed-cup flashpoint of less than 140°F (60°C) using the test methods specified in 40 CFR 26121;
 - (2) Wastewater having a pH less than 6.5 or more than 8.5, or otherwise causing corrosive structural damage to the system or equipment as per FDEP. Rules.
 - (3) Solid or viscous substances in amounts which will cause obstruction of the flow in the system resulting in interference, but in no case solids greater than two inches (2") in any dimension;
 - (4) Pollutants, including oxygen-demanding pollutants (BOD, etc.), released in a discharge at a flow rate and/or pollutant concentration which, either singularly or by interaction with other pollutants, will cause interference with the system;
 - (5) Wastewater having a temperature greater than 104°F, or which will inhibit biological activity in the treatment plant resulting in interference, but in no case wastewater which causes the temperature at the introduction into the treatment plant to exceed 104°F;
 - (6) Petroleum oil, non-biodegradable cutting oil, or products of mineral oil origin, in amounts that will cause interference or pass through;
 - (7) Pollutants which result in the presence of toxic gases, vapors, or flames within the system in a quantity that may cause acute worker health and safety problems;
 - (8) Trucked or hauled pollutants, except at discharge points designated by GSCDD.

- (9) Noxious or malodorous liquids, gases, solids, or other wastewater which, either singly or by interaction with other wastes, are sufficient to create a public nuisance or a hazard to life, or to prevent entry into the sewers for maintenance or repair;
- (10) Wastewater which imparts color which cannot be removed by the treatment process, such as, but not limited to, dye wastes and vegetable tanning solutions, which consequently imparts color to the treatment plant's effluent,
- (11) Wastewater containing any radioactive wastes or isotopes except in compliance with applicable State or Federal regulations;
- (12) Storm water, surface water, ground water, artesian well water, roof runoff, subsurface drainage, swimming pool drainage, condensate, de-ionized water, non-contact cooling water, and unpolluted wastewater, unless specifically authorized by GSCDD;
- (13) Sludge, screenings, or other residues from the pretreatment of industrial wastes;
- (14) Medical wastes;
- (15) Wastewater causing, alone or in conjunction with other sources, the treatment plant's effluent to fail a toxicity test, reuse quality water standards or Grade I Sludge Residuals per FDEP Rules;
- (16) Detergents, surface-active agents, or other substances which may cause excessive foaming in the system;
- (17) Fats, oils, or greases of animal or vegetable origin in concentrations greater than 300 mg/l or 100 mg/l petroleum origin;
- (18) Wastewater causing two readings on an explosion hazard meter at the point of discharge into the system, or at any point in the system, of more than five percent (5%) or any single reading over ten percent (10%) of the Lower Explosive Limit of the meter;
- (19) Total Toxic Organics (TTO) not to exceed 1.37 mg/l.
- (20) Fluoride not to exceed 32.0 mg/l.

Pollutants, substances, or wastewater prohibited by this section shall not be processed or stored in such a manner that they could be discharged to the system.

2. Local limits

The following pollutant limits are established to protect against pass through and interference. No industrial user shall discharge into the wastewater system, wastewater containing in excess of the following:

Pollutant	Maximum allowed concentration (mg/L)
Petroleum oil, nonbiodegradable cutting oil, and mineral oils	25
Cooking oils, fats and greases	100
Silver	0.1
Barium	5
Tin	1
Iron	2
Phenol	0.2
Arsenic	0.05
Boron	1
Manganese	1
Lead	0.1
Mercury	0.005
Nickle	0.4
Zinc	1
Copper	0.1
Cadmium	0.02
Total Chromium	1.8
Selenium	0.02
Chlorides	250
Antimony	0
Beryllium	0
Bismuth	0
Cobalt	0
Cyanide	0
Molybdenium	0
Rhenium	0
Tellurium	0
Uranyl	0
Strontium	0
Herbicides	0
Pesticides	0
Foaming agents	0.5

The above limits apply at the point where the wastewater is discharged to the

system. All concentrations for metallic substances are for “total” metal unless indicated otherwise. GSCDD may impose mass limitations in addition to, or in place of, the concentration-based limitations above.

C PRETREATMENT OF WASTEWATER

1. Pretreatment Facilities

Industrial users shall provide wastewater treatment as necessary to comply with this rule and shall achieve compliance with all categorical pretreatment standards, local limits, and the prohibitions set out in Section B of this rule within the time limitations specified by EPA, the FDEP, or GSCDD, whichever is more stringent. Any facilities necessary for compliance shall be provided, operated, and maintained at the user’s expense. Detailed plans describing such facilities and operating procedures shall be submitted to GSCDD for review and approval as required in Section 5 herein. All other necessary governmental approvals shall be obtained before such facilities are constructed. The review of such plans and operating procedures shall in no way relieve the user from the responsibility of modifying such facilities as necessary to produce a discharge acceptable to GSCDD under the provisions of this rule.

2. Wastewater analysis

When requested by GSCDD, a user must submit information on the nature and characteristics of its wastewater within ten (10) days of the request. GSCDD is authorized to prepare a form for this purpose and may periodically require users to update this information.

3. Record keeping

- a. Users subject to the reporting requirements of this rule shall retain, and make available for inspection and copying, all records of information obtained pursuant to any monitoring activities required by this rule and any additional records of information obtained pursuant to monitoring activities undertaken by the user independent of such requirements. Records shall include the date, exact place, method, and time of sampling, and the name of the person(s) taking the samples; the dates analyses were performed; who performed the analyses; the analytical techniques or methods used; and the results of such analyses. These records shall remain available for a period of at least three (3) years. This period shall be automatically extended for the duration of any litigation concerning the user or GSCDD, or where the user has been specifically notified of a longer retention period by GSCDD, FDEP, or EPA
- b. All monitoring data shall be submitted to GSCDD on a monthly basis, including flow and times of discharge.

D COMPLIANCE MONITORING

1. Right of Entry: Inspection, Sampling, Compliance and Enforcement

GSCDD shall have the right to enter the premises of any user to determine whether the user is complying with all requirements of this rule. Users shall allow GSCDD ready access to all parts of the premises for the purposes of inspection, sampling, records examination and copying, and the performance of any additional duties.

- a. Where a user has security measures in force which require proper identification and clearance before entry into its premises, the user shall make necessary arrangements with its security guards so that, upon presentation of suitable identification, GSCDD will be permitted to enter without delay for the purposes of performing specific responsibilities.
- b. GSCDD shall have the right to set up on the user's property, or require installation of, such devices as are necessary to conduct sampling and/or metering of the user's operations.
- c. GSCDD may require the user to install monitoring equipment as necessary. The facility's sampling and monitoring equipment shall be maintained at all times in a safe and proper operating condition by the user at its own expense. All devices used to measure wastewater flow and quality shall be calibrated annually to ensure their accuracy.
- d. Any temporary or permanent obstruction to safe and easy access to the facility to be inspected and/or sampled shall be promptly removed by the user at the written or verbal request of GSCDD and shall not be replaced. The costs of clearing such access shall be born by the user.
- e. Unreasonable delays in allowing GSCDD access to the user's premises shall be a violation of this rule.
- f. If the effluent from an industrial user interferes with the adequate operation of the collection system or wastewater treatment plant, the industrial user shall be required to cease discharging to the collection system.
- g. GSCDD acceptance of effluent is subject to the industrial user complying with any and all pretreatment standards which may be required by EPA/FDEP and this rule.
- h. If applicable, industrial users are required to apply for an industrial discharge permit from the FDEP. A copy of the permit shall be provided to GSCDD.

E PLAN REVIEW AND APPROVAL

1. Items to submit for GSCDD review (Reference Chapter II)
 - a. A statement indicating that the project's industrial effluent will meet the criteria established by EPA/FDEP regulations and this rule for the type of facility proposed.
 - b. The anticipated effluent characteristics that the facility will discharge.
 - c. A copy of plans showing the pre-treatment facilities being provided. Also include a description of the pretreatment process.
 - d. Amount of flow to be discharged to collection system.
 - e. A list of chemicals that will be stored and used at the proposed facility.

It will be necessary for the District's Engineer to confirm if this information satisfies this rule criteria that the effluent will not have an adverse effect on GSCDD's collection, treatment and disposal system prior to GSCDD issuing a water/sewer letter for Lee County Permitting.

CHAPTER V

WATER MANAGEMENT SYSTEM REGULATIONS

A. GENERAL

In addition to complying with all other requirements of the Permit Criteria Manual and all Rules of GSCDD, including but not limited to the SWMS Rule, in order to obtain approval for surface water management systems (SWMS) and drainage facilities or impacts to the GSCDD SWMS, an applicant must provide reasonable assurance to the satisfaction of GSCDD that the construction, alteration, operation, maintenance, removal or abandonment of a drainage or surface water management system:

- a) Will not cause adverse water quantity impacts to receiving waters and adjacent lands;
- b) Will not cause adverse flooding to on-site or off-site property;
- c) Will not cause adverse impacts to existing surface water storage and conveyance capabilities;
- d) Will not cause adverse secondary impacts to the water resources;
- e) Will not cause adverse impacts to any GSCDD drainage or surface water management system, facility or works ;
- f) Will be capable, based on generally accepted engineering and scientific principles, of being performed and of functioning as proposed;
- g) Will not cause unacceptable cumulative impacts.

When determining whether the applicant has provided reasonable assurances that GSCDD approval and permitting standards will be met, GSCDD must take into consideration a permit applicant's violation of or non-compliance with any GSCDD rule, or any GSCDD or any SFWMD permit/approval within Gateway, relating to any other drainage or surface water management project or activity within Gateway and efforts taken by the applicant to resolve any such noncompliance or violation(s).

B. CONSIDERATIONS AND CRITERIA

1. Pumping into or out of lakes, ponds, or other water management facilities is prohibited except by special authorization from the GSCDD.
2. Discharge of sediments, turbidity, debris, or toxic, hazardous or otherwise noxious materials into lakes, ponds or other GSCDD water management facilities is prohibited. Design Engineer shall show that overland flow and out falls will not erode lake slopes. Particular attention shall be given to those areas that flow directly to the lake from a distance greater than thirty (30) feet.

3. Except where specifically approved otherwise by the GSCDD, all earthened surface water management systems shall consist of aesthetically shaped lakes and/or winding linear systems. Use of straight line ditches or canals is prohibited except by special authorization from the GSCDD.
4. All new, reconstructed or modified wet retention systems (lakes), which are designed to be maintained in a wet condition year-round, shall incorporate aeration components into the design and construction, reconstruction, modification. At a minimum a single aerator shall be provided, however, the quantity of aerators shall be dependent on the size of the lake and ability to maintain a dissolved oxygen (DO) level of at least 7.0 milligrams per liter (mg/L) turning the entire volume of water in the lake over once every 24 hours, and have diffusers spaced a maximum of 100 ft apart. The compressors for the aerators shall have a minimum horsepower rating of 1/2HP. Calculations shall be submitted to demonstrate the ability to provide sufficient aeration to meet this requirement. All lakes shall be provided with a dedicated electrical service to service the aerator equipment and aeration equipment shall be solar powered unless approved otherwise by the GSCDD.
5. All aeration equipment must be provided with a functioning dedicated electrical service location for electrical service from a public utility provider to the proposed aeration system(s). An Owner, Developer or Contractor may propose a solar powered aeration system only as a backup form of electrical service. Required electrical service equipment shall be installed in GSCDD approved electrical service locations within the drainage easements or lake maintenance easements surrounding the lakes. All electrical conduit and wire providing power to these service locations shall also be installed within drainage easements or lake maintenance easements. At a minimum, these electrical services shall be provided with a 60A electrical service, a dedicated circuit to provide power to the proposed aeration equipment, and a dedicated 20A duplex GFCI receptacle mounted on a concrete post or “banjo” at the service location. All conduit and wire shall be buried below ground. No overhead services will be permitted.
6. All internal drainage systems shall be designed with sufficient capacity for the peak runoff resulting from a 5-year storm of critical duration. The peak rate of runoff may be estimated by the use of the Rational Method. Other methods may be used as approved by District Engineer.

The rainfall intensity for a 5-year storm shall be derived from the intensity-duration curve for Zone 8, published in the Florida DOT Drainage Manual. The critical duration is defined to be equal to the time of concentration, except that use of a duration less than 10 minutes is not required. (That is to say, an intensity greater than approximately 6.9 inches per hour need not be used.)

Some recommended runoff coefficients are as follows:

<u>Description of Surface</u>	<u>C</u>
Undisturbed pine-palmetto	0.15
Well-drained lawn	0.3
Turf-filled payers	0.6
Solid payers, on sand base	0.8
Impervious pavement or rooftop	0.95

7. Minimum road and building elevations are to meet those shown in Table V-I. Drainage plans will insure that surface water from a 25-year event will have an approved route to the GSCDD's water management system approved by the GSCDD. This is to prevent water from being locally trapped in areas affecting building floor slabs.
8. Drainage pipes for internal site drainage shall be sized, by Manning's Equation. The minimum size pipe shall be 15-inch diameter or equivalent for any pipe receiving surface runoff. This minimum size does not apply to roof drains. All GSCDD maintained culverts are to be reinforced concrete.
9. All roads are planned with open drainage. Plans with closed drainage systems will be allowed by the District (if SFWMD has no objection), if one half (1/2") inch of pretreatment is provided for the area of roadway within the closed system, or if BMP's are incorporated within the drainage systems prior to discharge. An acceptable BMP is the pollutant retardant basin. A minimum of one pollutant retardant basin is required at the downstream end of each pipe system serving a paved area directly connected to one or more inlets.
10. Runoff may be discharged directly to GSCDD water management areas from parcels with less impervious coverage than stated in Table V-2. Runoff in excess of Table V-2 shall be detained on the parcel. All commercial and industrial parcels will be required to meet the pretreatment requirements of SFWMD.
11. The capacity of the inlet grate and slot if used shall be sufficient to pass the design flow without causing ponding across more than one half the width of the outside driving lane.
12. The maximum vertical dimension of a slotted curb inlet is 5 5/8". This is to be measured at the narrowest portion of the slot opening. The maximum tolerance above this dimension is 1/8". The maximum tolerance from the design dimension will be ±1/2" as long as the maximum does not exceed 5 3/4"
13. All proposed drainage pipes shall be fitted with concrete headwalls, end walls, inlets or other appropriate terminating and intermediate structures. At locations where the culvert invert is upland of the lake slope, appropriate stabilization will be required. The design of the inlet ends of pipes shall be rounded, beveled,

or otherwise shaped for best hydraulic efficiency.

Exhibit B in the Appendix illustrates three acceptable culvert ends in a lake. A mitered end may be used instead of a headwall if the mitered end is placed at the lake slope and not inset into the lake bank.

14. Connection of pipeworks, drainage works or swales, that enter GSCDD facilities are prohibited except as specifically authorized by the GSCDD.
15. All areas shall be stabilized as necessary to control erosion within twenty-one days of final grading. The Developer is responsible for cleaning out the drainage lines of accumulated silt and debris prior to final inspection. A strip of sod five feet wide is required around each catch basin. Sod shall match existing or proposed for the development or surrounding improvements and shall be approved by the GSCDD. If no other improvements are being made and no grass currently exists, default sod shall be St. Augustine. All developments shall have a minimum stabilization of four (4) feet of sod along the edge of pavement or gutter with the remainder being seeded and mulched (using hay mulch). Erosion control shall be placed along the wetland/upland interface prior to the start of construction. All fill areas adjacent to wetlands shall have a minimum permanent stabilization of sod twenty (20) feet wide. Direct discharge from a construction site into wetlands is strictly prohibited. Overflow of clean water from a detention area will be allowed into wetland areas, as permitted by the SFWMD. As a minimum, a silt screen shall be placed parallel to and six (6) feet upland from the control line of a lake for all types of construction following the initial excavation and stabilization. Silt screen shall remain until construction has been completed and certified.
16. Developments in the vicinity of the conservation areas shown in Exhibit D, Page A-8 shall direct runoff into the conservation areas. Sumps and spreader swales outside the conservation areas may be required if the runoff is conveyed in a pipe system. This requirement for sumps and spreader swales will be at the sole discretion of the GSCDD.
17. Developments not in the vicinity of conservation areas shown in Exhibit D, but located adjacent to other conservation areas as platted and which are not incorporated as part of the SWMS shall provide runoff protection from the conservation area through use of berms and or piping (directed towards lakes or other SWMS facilities. All protective measures shall be approved by the GSCDD.
18. Easements shall be equal or greater than those required by the Lee County Development Standards as may be amended from time to time.
19. Access to water management facilities shall be provided from recorded easements or rights-of-way as approved by GSCDD for those facilities to be conveyed to GSCDD.

20. The Developer shall remain responsible for complying with conditions of any permit or development order and their requirements as to all lakes, ponds, wetlands, or other water management facilities within the development until the operation of said facility is formally accepted by resolution of the GSCDD Board of Supervisors, placed into operation phase with the GSCDD as the operating entity, and the issuance by SFWMD of an operating permit to GSCDD.. No parcel or easement or plat, etc., or any responsibilities for any parcels, easements, plat(s), etc., will be conveyed to the GSCDD without express written acceptance by the GSCDD Board of Supervisors.

For development areas adjacent to lakes or other SWMS components in which the design directs lot drainage towards the lake or SWMS components (and excluding areas adjacent to or in the vicinity of conservation areas (see B.15 and 16, above)), the Developer shall incorporate the use of drainage pipes to collect the stormwater runoff from the buildings(s) or structure (residence, etc.) and direct it via pipe into the lake or SWMS component. The piping from the structure shall be connected from the roof downspouts and yard drains using six-inch (6”) minimum diameter corrugated double wall piping. This piping shall connect to a basin with a minimum dimension of twelve inches (12”) by twelve inches (12”). These basins shall be installed within the drainage easement or lake maintenance easement surrounding the adjacent lake and shall act as a “bubble up” box conveying the stormwater runoff into the lake. These boxes shall be installed in a manner so as to prevent damage and facilitate future maintenance. Graphics depicting acceptable methods to conform with these requirements are attached as Exhibit L in the Appendix. Use of open swales between buildings or structures directly to a lake is prohibited.

C. PLANS AND SPECIFICATIONS

1. The construction drawings shall completely, accurately and clearly show the following:
 - a. Existing drainage facilities adjacent to, downstream of or pertinent to proposed improvements, including size, depth, type, location, direction of flow and invert elevations of conduits, channels and flow-ways; top, throat, and grate elevations of inlets and other structures; top of bank and edge of water location and elevations. Any structure which is proposed to be modified, added to, or connected to must have all pertinent dimensions and details.
 - b. Existing and proposed ground elevations sufficient to establish surface flow patterns and drainage boundaries accurately. Sufficient topographic and design information shall be shown to indicate the grading and drainage interface concisely between existing and proposed features.
 - c. Proposed drainage facilities, including size, type, slope, and invert

elevations of pipes, culverts, and channels and top, throat, and grate elevations of inlets, manholes, headwalls, etc. Drainage structures shall be identified by type and individually numbered.

- d. Locations, sections elevations and directions of flow of swales, gutters, inverted crowns or other drainage ways.
 - e. Details of all drainage structures.
 - f. Project boundaries, easements, rights-of-way, etc., with full dimensions and monument identifications.
 - g. Location, description and elevation of permanent bench mark.
 - h. Temporary and permanent erosion control measures as determined by the District Engineer to ensure stable bank slopes and prevent excessive erosion in the future.
 - i. Legend, north arrow & scale, as appropriate.
 - j. A location sketch showing the projects location within Gateway and its relationship to existing drainage and water management facilities.
2. Plans shall be drawn to the largest scale practicable, but in no case smaller than 1" =100'.
3. Specifications shall conform to the applicable requirement of the following sections of the Florida Department of Transportation Standard Specifications for Road and Bridge Construction, Current Edition:

Section 104 - Prevention, Control and Abatement of Erosion and Water Pollution. In addition to FDOT Section 104, all wetlands adjacent to construction shall be staked. Erosion control shall be placed along the wetland/upland interface prior to the start of construction. All fill areas adjacent to wetlands shall have a minimum permanent stabilization of sod twenty (20) feet wide. Direct discharge from a construction site into wetlands is strictly prohibited. Overflow of clean water from a detention area will be allowed into wetland areas. As a minimum, a silt fence shall be placed parallel to and six (6) feet upland from the control line of a lake for all types of construction following the initial excavation and stabilization. Stabilization shall meet applicable SFWMD and NPDES requirements.

Section 425 - Inlets, Manholes, and Junction Boxes.

Section 430 - Pipe Culverts.

Section 449 – Precast Concrete drainage Products.

Section 941 - Concrete Pipe (For Culvert and Underdrains).

Section 942 - Pipe Gaskets.

Manning 'n' factor acceptable to GSCDD are as follows:

Concrete 0.012

Specifications for materials and methods not covered by the foregoing are subject to District Engineer approval.

D. CALCULATIONS AND DOCUMENTATION

1. Complete calculations for runoff estimates, pipe sizing, hydraulic grade line elevations, retention volume, reservoir routing, or other pertinent calculations shall be submitted with plans.
2. Calculations shall be accompanied by a complete drainage design plan showing the boundaries of each drainage sub-area. This plan shall include proposed and/or existing elevations or contours as required to show drainage flow patterns and area boundaries. Existing and proposed inlets, pipes, etc., with appropriate identifying data shall be shown. The purpose of the drainage design plan is to provide graphic documentation of and physical basis for drainage calculations. It need not be included in the construction drawings.
3. Any off-site drainage areas draining onto or through the project site shall be identified and accounted for. Any off-site proposed storm drainage system shall be shown in its entirety and accompanied by fill data and calculations. Any off-site existing system requiring backwater calculations shall likewise be fully shown and documented.
4. Printouts from computer programs for drainage calculations shall include or be accompanied by full input data and design assumptions including default values.

The following programs are approved for use: U.S. Army Corps of Engineers Hydrologic Engineering Center - HEC-1 and HEC-2; Soil Conservation Service - TR-20; Environmental Protection Agency - SWMM South Florida Water Management District - R.C.4 or M.B.R. Other programs may be used, subject to GSD approval, if accompanied by fill documentation and if certified by a registered professional engineer. Once approved, this need not be resubmitted for subsequent projects.

5. Estimates of the impervious area of future pavement or buildings or areas to be developed by others such as single family lots may be used for design purposes. The value of such estimates must be stipulated. The actual impervious area to be developed will be limited to the stipulated value unless it can subsequently be shown that the designed drainage system is adequately sized for the runoff from increased impervious area. Developments with larger impervious coverage amounts than those shown in Table V-2 shall provide additional detention consistent with regulatory requirements of the SFWMD. Calculations to show the relationship of the proposed system with the existing system shall also be provided.

6. The documentation shall include: total project area; total proposed impervious area; and total drainage area(s).
7. A checklist is included in section 2.2 which summarizes the necessary information.

TABLE V-1
MINIMUM ELEVATIONS

SYSTEM	BUILDING FLOOR	MAJOR ROAD	LOCAL ROADS
5	28.5	27.3	26.0
4E	27.5	27.0*	25.5*
4W	27.0	26.5*	25.0*
4-L10a			25.0
3-L40			25.0
3	26.5	25.5*	24.0*

*Road elevations may be 0.5' lower if within 500' of lake.

Elevations are based on NGVD.

NOTES:

1. Minimum elevations outside of these systems will be determined by GSCDD.
2. 4E is the portion of System 4 east of Gateway Blvd.
4W is the portion of System 4 west of Gateway Blvd.
3. Major roads are arterial or collector roads as defined by Lee County Development Standards Ordinance.
4. Road elevations for major roads are low edge of pavement and profile grade (crown) for local roads.

TABLE V-2
 IMPERVIOUS COVERAGE
 AS APPROVED BY SFWMD
 PERMIT NO.36- 00678-W

<u>ITEM</u>	<u>DESCRIPTION</u>	<u>% IMPERVIOUS</u>
1	Road	40
2	Single-Family Detached	40
3	Single-Family Attached	45
4	Multi-Family	55
5	General Office	70
6	Commercial*	80

*Includes Town Center, Neighborhood Convenience Center

NOTES

- 1) Developments with impervious coverage exceeding that listed above will be required to provide additional detention
- 2) Developments with more than 40% impervious coverage, excluding buildings, may require additional detention to meet SFWMD and GSCDD criteria.
- 3) Surface Water Management systems shall include special engineering design features to minimize pollution from oil, suspended solids, and other objectionable materials. Developers are encouraged to place inlets in grassed areas.
- 4) In locations where soil and groundwater conditions permit, structures such as bottomless inlets, filter inlets, perforated drain pipes, and other similar BMP devices shall be used to minimize pollution and to increase surface water percolation.
- 5) No cutting, clearing, grading, or filling shall be performed on any site under development unless appropriate devices have been installed to minimize pollution from objectionable materials, to control erosion, and to remove sediment from surface water runoff. Appropriate techniques shall also be utilized to stabilize and regenerate disturbed areas as soon as possible.

TABLE V-3
DESIGN HIGH WATER

<u>SYSTEM</u>	<u>CONTROL ELEVATION</u>	<u>DESIGN 5 YR 1 DAY</u>	<u>EVENT 25 YR 3 DAY</u>
5	24.0	25.5	26.4
4E	23.0	24.1 2	5.0
4W	22.0	23.4	24.4
4-L10a	23	24.7	25.5
3	21	22.7	24.1
3-L40	23	24.8	25.4

Elevations based on NGVD.

CHAPTER VI

STANDARD SPECIFICATIONS FOR WATER, SEWER AND IRRIGATION SYSTEMS CONSTRUCTION

A. STANDARD SPECIFICATIONS

Developer shall utilize Lee County's current Standard Technical Specifications for all developments located outside of the City of Fort Myers City Boundary and the City of Fort Myers current Standard Technical Specifications for all developments located within the City of Fort Myers City Boundary. Contractor shall include a copy of the standard specifications utilized along with the submittal package. Standard specifications shall be utilized for all materials as well as installation procedures. The GSCDD reserves the right to require modifications where necessary for compatibility with existing GSCDD infrastructure.

B. PROTECTION OF EXISTING IMPROVEMENTS

Prior to excavating any section of the work, the Contractor shall contact the following utility companies and inform them that work on the specific section is about to commence and request that they field locate their underground utilities:

- | | |
|--|------------------------------|
| 1. GSCDD: | 239-561-1313 |
| 2. Florida Power & Light Company: | 239-334-7754
800-375-2434 |
| 3. Sunshine State One-Call of Florida: | 800-432-4770 |

When proceeding with the work, the Contractor shall exercise caution to protect all underground and overhead utilities and existing structures from damage. The Contractor shall provide all sheeting, shoring and bracing that may be required to properly protect adjacent property and structures.