

**ORMOND BEACH
SITE PLAN REVIEW COMMITTEE (SPRC) MEETING**

9:00 A.M., September 16, 2020

The SPRC Meeting commenced at 9:00 a.m. on September 16, 2020.

I. Attendance

Applicants:

Charles Jones, Kennedy Companies
Gregg Reutentraun, Kennedy Companies, project manager
Chuck Durrance, Cline Construction
Joshua Killian, Culpepper & Terpening, Inc., project engineer (Zoom)
Scott Mosolf, Florida Power and Light (Zoom)
Jeff Duncan, Florida Power and Light, project manager (Zoom)

Staff:

Steven Spraker, Planning Director
Robin Gawel, Senior Planner
Noel Eaton, Senior Planner
Roger Smith, Utilities Engineer
David Allen, Planning Civil Engineer
Jason Weidenmiller, Engineering Inspector
Cara Culliver, Landscape Architect

II. Meeting with Applicants – Scheduled Items for Review

A. FPL Ormond Substation expansion, pre-construction meeting

Mr. Steven Spraker, Planning Director, started the conversation and introductions of the City staff and applicants. David Allen, city civil engineer, conducted the pre-construction meeting with the following items discussed:

- Development Order has been approved.
- Engineering Permit # 20-005926 is available on the website.
- Introduction of Jason Weidenmiller as Engineering Inspector.
- Permits
 - a. NPDES – Notice of Intent- is to be provided to Mr. Allen.
 - b. St. Johns River Water Management District - Mr. Killian stated that the project qualified for a 10/2 exemption that will be provided to Mr. Allen.
- Building Department – not involved in this scope of work.
- Tentative Project Schedule – was requested to be provided. It was estimated by Mr. Durrance that work would start in approximately a week. Mr. Durrance stated that the low-level power lines are an issue that they are working to resolve. A discussion occurred that a silt fence is required prior to any site construction per the approved plan set.

➤ Utilities – Mr. Smith cautioned that there is an existing water line along Sterthaus Drive that the project contractor needs to ensure is protected. Mr. Killian stated that the access points are to be filled and the project does not propose any cutting.

➤ Testing Requirements

- a. All density tests are to be submitted via e-mail to Jason Weidenmiller.
- b. Video all storm drainage gravity mains.
- c. As-built requirements.
 - i. Submit digital copy for review. The engineer of record needs to certify that the construction was consistent with the site plan drawings.
 - ii. Final – Submit three paper copies, mylar, disk PDF and ACAD.
 - iii. Engineer to certify and submit.

➤ Inspections / Project Process

- a. On-line scheduling. The permit number will have a pin number to schedule inspections.
- b. Discussion occurred on the stormwater pipe installation. Mr. Durrance verified that the inspector would look at the stormwater pipe as it is being installed.
- c. Silt Fence needs to be established prior to any site construction or clearing.

➤ Final Inspection Procedures

- a. 95% Punch list.
- b. Final Inspection.

➤ There were no changes / outstanding items to make contractors / inspectors aware of.

➤ Items of Concern

- a. Protection of Laurel Creek. This is a major discharge of stormwater surface runoff during the hurricane season.

Mr. Spraker asked if anyone on Zoom had any questions or comments. Mr. Allen thanked everyone for attending the pre-construction meeting.

III. Adjournment

The meeting adjourned 9:28 a.m.

The SPRC Meeting commenced at 9:30 a.m. on September 02, 2020.

IV. Attendance

Applicants:

Steve Buswell, Parker Mynchenberg & Associates, project engineer
Dan Hucks, Total Comfort
Marshall Boone, Marshall Boone Inc., general contractor
Tom Gasowski, BPF
Joe Murry, P&S Paving
Alan West, P&S Paving

Staff:

Steven Spraker, Planning Director
Robin Gawel, Senior Planner
Noel Eaton, Senior Planner
Roger Smith, Utilities Engineer
David Allen, Planning Civil Engineer
Tom Griffith, Chief Building Official
Cara Culliver, Landscape Architect
Jason Weidenmiller, Engineering Inspector
Ron Burke, Equipment Maintenance Supervisor

V. Meeting with Applicants – Scheduled Items for Review

B. 1345 North U.S. Highway 1, Total Comfort, pre-construction meeting

Mr. Steven Spraker, Planning Director, started the conversation and introductions of the City staff and applicants. David Allen, city civil engineer, conducted the pre-construction meeting with the following items discussed:

- Development Order has been approved. Engineering Permit # 19-005962 will remain the permit number for the site work.
- Introduction of Jason Weidenmiller as Engineering Inspector.
- Permits
 - a. NPDES – Notice of Intent – Required.
 - b. HRS Water - Under Review by city staff and shall be signed by the city manager.
 - c. DEP Sewer - Submitted.
- Building Department. Mr. Griffith stated that there are two building permits under review.
- Tentative Project Schedule. Mr. Allen requested a written project schedule.
- Utilities
 - a. Mr. Allen stated that the on-site wastewater system shall be privately owned and maintained.
 - b. Lift station Start-up required.

- c. H2O System- City of Ormond Beach Standard Details have been modified. Please check the model numbers for the fittings and the fire hydrant requirements.

➤ Testing Requirements

- a. All density tests are to be submitted to Jason Weidenmiller via e-mail. At the end of the project one digital file is required.
- b. Video all sanitary sewer and storm drainage gravity mains. Mr. Allen stated that it is preferred that the video is performed prior to paving.
- c. As-built requirements
 - i. Submit digital copy for review.
 - ii. Final – Submit three paper copies, mylar, disk PDF and ACAD.
 - iii. Engineer certification and submittal is required.

➤ Inspections / Project Process

- a. On-line scheduling for project via the city website.
- b. Construction Entrance – verification that the construction entrance is off Southland Road.
- c. Silt Fence needs to be re-established prior to any construction.

➤ Final Inspection Procedures

- a. 95% Punch list.
- b. Final Inspection.
- c. Infrastructure for the entire site or will there be phases? A discussion occurred about the site construction and phasing. Staff and the contactor discussed that the buildings, gas tanks, fencing, and wall would require separate building permits.

➤ Any Changes / outstanding items to make contractors / inspectors aware of?

Mr. Buswell stated there were a few changes based on the Department of Transportation review. Mr. Spraker stated that the changes can be uploaded to Project Dox under the revision folders.

➤ Items of Concern

- a. Drainage swale along the northern property line adjacent to Bushell Park Court. Mr. Allen stated that one of the first things that need to be completed is drainage swale along the north property line.

Mr. Spraker asked if anyone on Zoom had any questions or comments. Mr. Allen thanked everyone for attending the pre-construction meeting.

Mr. Hucks expressed his appreciation to the Ormond Beach Fire Department in response to a fire incident last Saturday night.

VI. Adjournment

The meeting adjourned 10:02 a.m.