

LINE TABLE

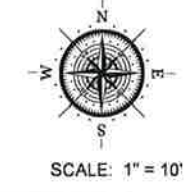
(P)/(M) #	BEARING	DISTANCE
(P) 1.1	S 00° 11' 08" W	100.00'
(M) 1.1	S 00° 25' 43" E	100.00'
(P) 1.2	N 00° 11' 08" E	100.50'
(M) 1.2	N 00° 25' 43" W	100.00'

PROPOSED CONCRETE

CONCRETE PAD	50 SQFT
TOTAL	50 SQFT

IMPERVIOUS SQUARE FOOTAGE

PROPOSED SQUARE FOOTAGE	
LOT AREA	21,780 SQFT
PROPOSED 1ST FLOOR	1,248 SQFT
CONCRETE PAD	50 SQFT
EXISTING DRIVEWAY	2,788 SQFT
EXISTING WOOD SHED	720 SQFT
EXISTING METAL SHED	104 SQFT
TOTAL	4,910 SQFT
APPROXIMATE LAND TABULATION	
LOT AREA	21,780 SQFT
TOTAL	4,910 SQFT
IMPERVIOUS PERCENTAGE	22.54 %



LEGEND

⊗ GAS METER(GM)	⊗ CORRUGATED METAL PIPE
⊗ GAS VALVE(GV)	⊗ REINFORCED CONCRETE PIPE
⊗ FIRE HYDRANT(FH)	⊗ PERMI-CORRUGATED PIPE
⊗ WATER METER(WM)	⊗ CORRUGATED PLASTIC PIPE
⊗ WATER VALVE(WV)	⊗ SANITARY TOWER EASEMENT
⊗ GRATE INLET(GI)	⊗ STORM SEWER EASEMENT
⊗ SANITARY MANHOLE(SAN.M.H.)	⊗ SEWER EASEMENT
⊗ STORM MANHOLE(S.M.H.)	⊗ CONTROL POINT
⊗ PRESSURE VALVE(PV)	⊗ SEWER EASEMENT
⊗ LIGHT POLE(LP)	⊗ FINISH FLOOR ELEV.
⊗ WATER WELL(WW)	⊗ FINISH FLOOR ELEV.
⊗ TRAFFIC SIGNAL POLE(TSP)	⊗ FINISH FLOOR ELEV.
⊗ CLEAN OUT(CO)	⊗ FINISH FLOOR ELEV.
⊗ BURIED CABLE MARKER(BCM)	⊗ FINISH FLOOR ELEV.
⊗ POWER POLE(PP)	⊗ FINISH FLOOR ELEV.
⊗ UTILITY POLE(UP)	⊗ FINISH FLOOR ELEV.
⊗ SERVICE POLE(SP)	⊗ FINISH FLOOR ELEV.
⊗ ELECTRIC BOX(EB)	⊗ FINISH FLOOR ELEV.
⊗ ELECTRIC METER(EM)	⊗ FINISH FLOOR ELEV.
⊗ ELECTRIC SHUTOFF	⊗ FINISH FLOOR ELEV.
⊗ KNOX BOX	⊗ FINISH FLOOR ELEV.
⊗ EXISTING TREE	⊗ EXISTING TREE
⊗ PROPOSED TREE	⊗ PROPOSED TREE
⊗ HIGH BANK	⊗ HIGH BANK

LEGAL DESCRIPTION:
 LOT 20, OF COWAN LAKE ESTATES, IN BREVARD COUNTY, FLORIDA, ACCORDING TO THE PLAT THEREOF AS RECORDED IN SURVEY BOOK 4, PAGE 78, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.

PARCEL ID
 23-35-24-00-757.7

NOTES

1. THE FINISHED FLOOR ELEVATION SHALL BE A MINIMUM OF 2'-0" ABOVE B.F.E.
2. THE FINISHED GRADE AT HOUSE FOUNDATION SHALL PROVIDE POSITIVE DRAINAGE AWAY FROM STRUCTURE AND SHALL START A MINIMUM OF 6" BELOW FINISHED FLOOR OF SLAB OR MINIMUM 6" BELOW PIER FOOTINGS FOR ELEVATED FLOOR.
3. GRADING BELOW ELEVATED FLOOR SHALL PROVIDE POSITIVE DRAINAGE AWAY FROM HOUSE FOOTPRINT AND PREVENT POOLING UNDER HOUSE.
4. NO BUILD LINES OR EASEMENTS SHOWN ON PLAT BEYOND THE R.O.W.
5. FINISHED CONSTRUCTION GRADING PATTERN SHALL CONVEY WATER RUN-OFF AWAY FROM ADJACENT PROPERTIES.
6. ANY WETLAND AREA TO REMAIN UNDISTURBED DURING CONSTRUCTION.
7. IF RAMP IS REQUIRED, ITS SLOPE SHALL NOT EXCEED 1" PER FOOT, PER ACCESSIBILITY STANDARDS.
8. ALL VERTICAL DATA SHOWN IS BASED ON NORTH AMERICAN VERTICAL DATUM (NAVD88)

ISSUANCE / REVISION

#	DATE	DESCRIPTION
0	10/30/2024	ISSUED FOR CONSTRUCTION

ALL RIGHTS RESERVED. NO PART OF THIS DOCUMENT MAY BE REPRODUCED OR UTILIZED IN ANY FORM WITHOUT PRIOR WRITTEN AUTHORIZATION FROM COBALT.

THIS ITEM HAS BEEN ELECTRONICALLY SIGNED AND SEALED BY CURTIS HAMPTON ON THE DATE SPECIFIED. PRINTED COPIES OF THIS DOCUMENT ARE NOT CONSIDERED SIGNED AND SEALED AND THE SIGNATURE MUST BE VERIFIED ON ANY ELECTRONIC COPIES.



Digitally signed by Curtis Hampton
 Date: 2025.01.15 12:03:10-0600
 NOTE: SIGNATURES VALID FOR ONE YEAR ONLY AFTER DATE OF SIGNATURES

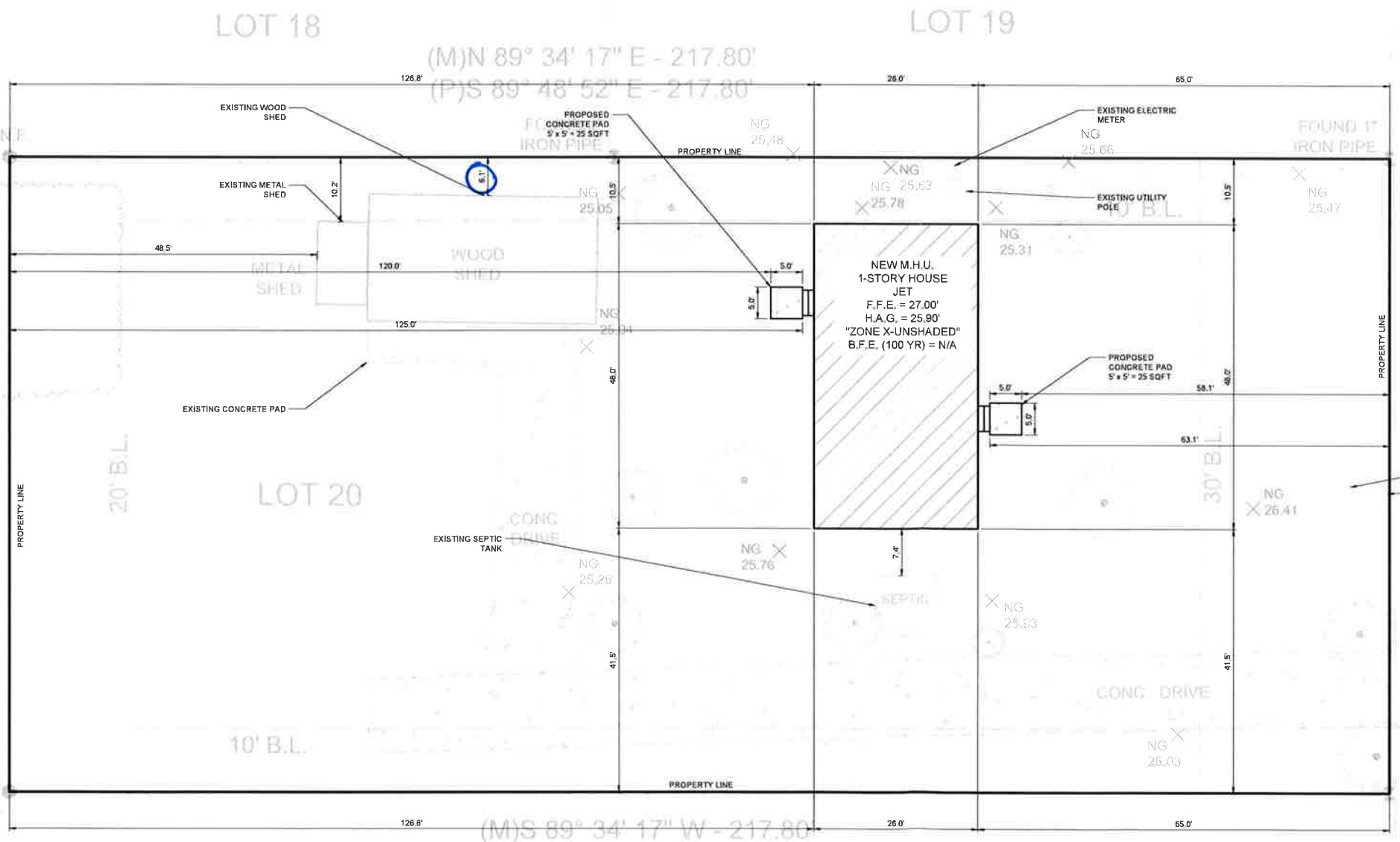


CLIENT:
 SLSCO

PROJECT LOCATION OR ADDRESS:
 5946 CEDAR LAKE DRIVE,
 COCOA, FLORIDA 32927

SITE PLAN

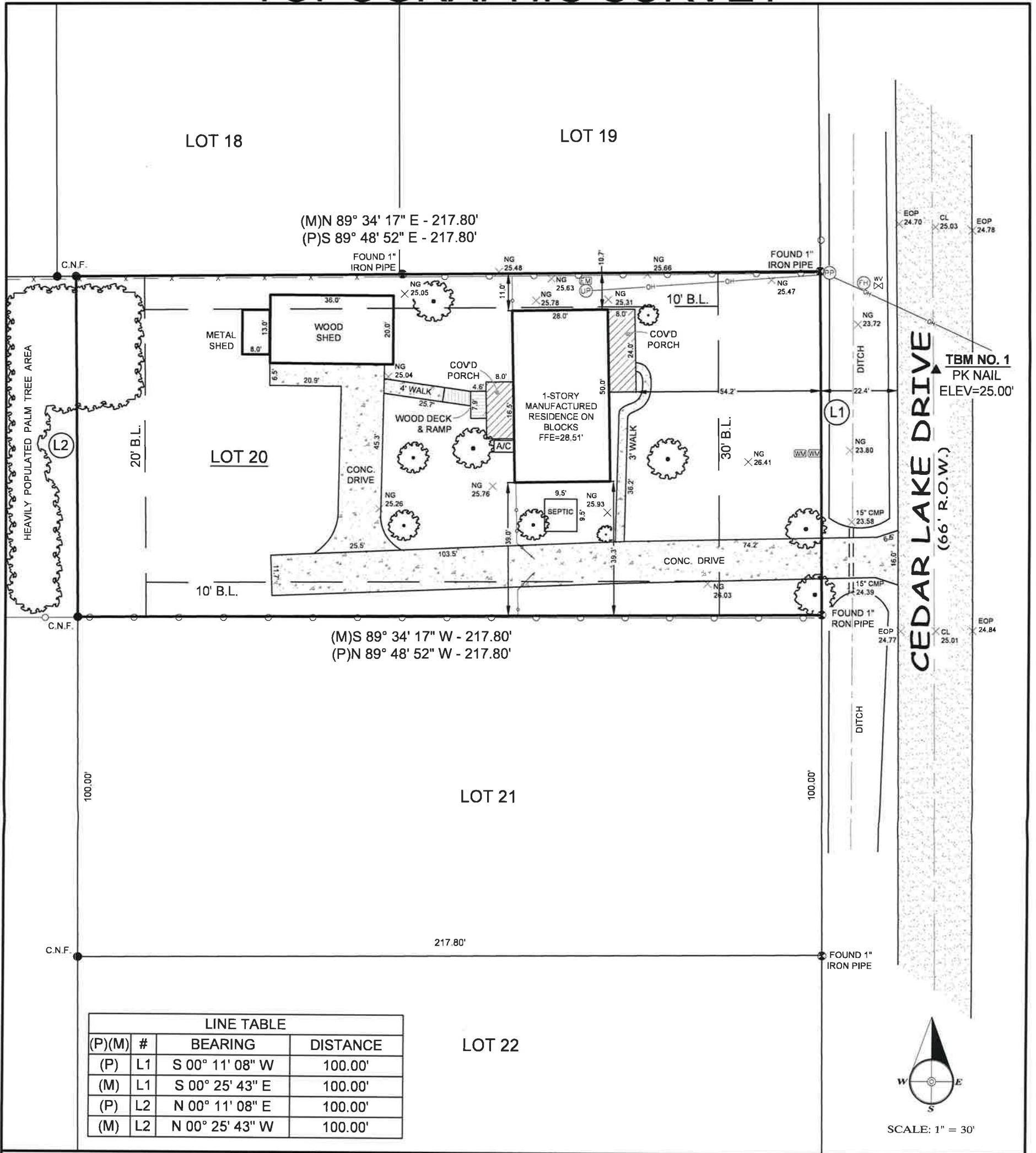
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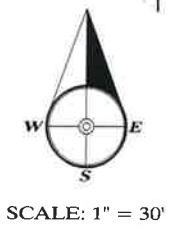
HEAVILY POPULATED PALM TREE AREA

CEDAR LAKE DRIVE (66' R.O.W.)

TOPOGRAPHIC SURVEY



LINE TABLE			
(P)(M)	#	BEARING	DISTANCE
(P)	L1	S 00° 11' 08" W	100.00'
(M)	L1	S 00° 25' 43" E	100.00'
(P)	L2	N 00° 11' 08" E	100.00'
(M)	L2	N 00° 25' 43" W	100.00'



LEGAL DESCRIPTION:

LOT 20, OF COWAN LAKE ESTATES, IN BREVARD COUNTY, FLORIDA, ACCORDING TO THE PLAT THEREOF AS RECORDED IN SURVEY BOOK 4, PAGE 78, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.

PREPARED EXCLUSIVELY FOR: SLSCO
 PROPERTY LOCATED AT: 5946 CEDAR LAKE DR.
 PROGRAM PROJECT NUMBER:

JOB# 21-0667-35
 DRAWN BY RTG



COBALT
 ENGINEERING AND INSPECTIONS, LLC
 FBPE REG. #: 35043 / FBPLS REG. #: LB8499

12005 DELANY ROAD • LA MARQUE, TEXAS 77568 • 409-354-5925

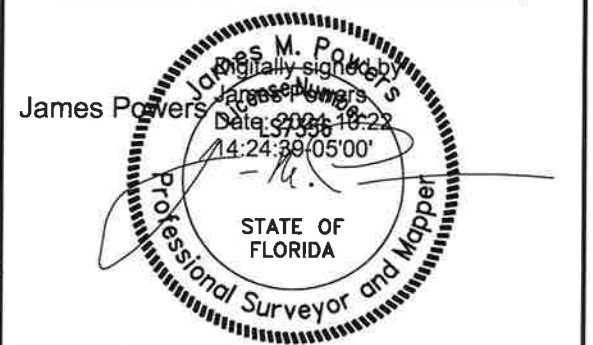
LEGEND

<p>A.E. = AERIAL EASEMENT A.C. = AIR CONDITIONER B.L. = BUILDING LINE (C) = CALCULATED C.B. = CATCH BASIN C & G = CURB AND GUTTER C.L.F. = CHAIN LINK FENCE C.M.P. = CORRUGATED METAL PIPE C.N.F. = COULD NOT FIND CONC. = CONCRETE C.P. = CONCRETE POST C.P.P. = CORRUGATED PLASTIC PIPE (D) = DEAD D.E. = DRAINAGE EASEMENT Δ = DELTA E. = EAST ELEV. = ELEVATION ENC. = ENCROACHMENT E.P. = EDGE OF PAVEMENT</p>	<p>ESMT = EASEMENT F.F.E. = FINISH FLOOR ELEVATION L = LENGTH (M) = MEASURED M.H. = MANHOLE N = NORTH N.G. = NATURAL GROUND NO. = NUMBER N & D = NAIL AND DISK NO ID. = NO IDENTIFICATION NUMBER N.T.S. = NOT TO SCALE O.R.B. = OFFICIAL RECORDS BOOK MINUTE OR FEET SECOND OR INCH (P) = PLAT PAV. = PAVEMENT P.B. = PLAT BOOK P.C.C. = POINT OF COMPOUND CURVE P.C. = POINT OF CURVATURE P.G. = PAGE P.L.S. = PROFESSIONAL LAND SURVEY P.L.S.S. = PUBLIC LAND SURVEY SYSTEM P.I. = POINT OF INTERSECTION P.O.B. = POINT OF BEGINNING P.O.C. = POINT OF COMMENCEMENT P.T. = POINT OF TERMINATION P.R.C. = POINT OF REVERSE CURVE</p>	<p>PSM = PROFESSIONAL SURVEYOR & MAPPER P.V.C. = POLYVINYL CHLORIDE PIPE R = RADIUS OR RECORD OR RANGE R.C.P. = REINFORCED CONCRETE PIPE R.P.L.S. = REGISTERED PROFESSIONAL LAND SURVEYOR R.C.W. = RIGHT OF WAY S = SOUTH SEC. = SECTION S.T.M.S.E. = STORM SEWER EASEMENT S.S. = SANITARY SEWER S.S.E. = SANITARY SEWER EASEMENT SF = SQUARE FEET T = TANGENT OR TOWNSHIP T.B.M. = TEMPORARY BENCH-MARK U.E. = UTILITY EASEMENT W = WEST W.F. = WOOD FENCE W.L.E. = WATER LINE EASEMENT MORE OR LESS</p>	<p>(LP) LIGHT POLE(LP) (WW) WATER WELL(WW) (CO) CLEAN OUT(CO) (PP) POWER POLE(PP) (UP) UTILITY POLE(UP) (SE) SPOT ELEVATION(SE) (GM) GAS METER(GM) (EM) ELECTRIC METER(EM) (WM) WATER METER(WM) (GI) GRATE INLET(GI) (WH) WATER HEATER(WH) (EB) ELECTRIC BOX(EB) (ST) SEPTIC TANK(ST) (WV) WATER VALVE(WV) (TSP) TRAFFIC SIGNAL POLE(TSP) (CB) COMMUNICATIONS BOX(CB) (MB) MAIL BOX(MB) (FH) FIRE HYDRANT(FH) (SD) SATELLITE DISH(SD)</p>	<p>— LINES SURVEYED — LINES NOT SURVEYED — WOOD FENCE — CHAIN-LINK — IRON FENCE — PIPELINE — BUILDING LINE — EASEMENT LINE — OVERHEAD POWER</p>
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GENERAL NOTES:

- EXAMINATION OF THE ABSTRACT OF THE TITLE WILL HAVE TO BE MADE TO DETERMINE RECORD INSTRUMENTS IF ANY, AFFECTING THE PROPERTY.
- LOCATION AND IDENTIFICATION OF UNDERGROUND ENCROACHMENTS OR UTILITIES ON AND/OR ADJACENT TO THE PROPERTY WERE NOT SECURED AS SUCH INFORMATION WAS NOT REQUESTED.
- NO SEARCH OF PUBLIC RECORDS HAS BEEN MADE (BY THIS OFFICE) FOR ACCURACY AND/OR OMISSIONS.
- THIS CERTIFICATION IS ONLY FOR THE LANDS AS DESCRIBED, IT IS NOT A CERTIFICATION OF TITLE, ZONING, EASEMENTS, OR FREEDOM FROM ENCUMBRANCES. "TITLE" ABSTRACT NOT REVIEWED.
- THERE MAY BE ADDITIONAL RESTRICTIONS THAT ARE NOT SHOWN ON THIS SURVEY THAT MAY BE FOUND IN THE PUBLIC RECORDS OF THIS COUNTY.
- THIS SURVEY HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF ENTITIES NAMED HEREON AND THE CERTIFICATION DOES NOT EXTEND TO ANY UNNAMED PARTY.
- DIMENSIONS, BEARINGS OR ANGLES INDICATED HEREIN ARE MEASURED AND ARE THE SAME AS PLAT VALUES UNLESS OTHERWISE INDICATED.
- ALL RIGHTS OF WAYS SHOWN ARE PUBLIC UNLESS OTHERWISE NOTED.
- UTILITY FACILITIES WITHIN UTILITY EASEMENTS NOT NOTED AS VIOLATIONS, DRIVEWAYS OR PORTIONS THEREOF WITHIN ROADWAYS NOT NOTED AS VIOLATIONS OR ENCROACHMENTS.
- THE LEGAL DESCRIPTION WAS FURNISHED BY THE CLIENT.
- THIS DRAWING IS PROPERTY OF COBALT ENGINEERING & INSPECTIONS, LLC AND CANNOT BE REPRODUCED WITHOUT WRITTEN CONSENT.
- THE ELEVATION INFORMATION SHOWN HEREON (IF ANY) IS RELATIVE TO THE NORTH AMERICAN VERTICAL DATUM, (N.A.V.D.), OF 1988 UNLESS OTHERWISE NOTED.
- BENCH-MARK USED: FFRN
- COORDINATES & BEARINGS SHOWN ARE RELATIVE TO THE NORTH AMERICAN DATUM OF 1983/90 AS BASED ON THE STATE OF FLORIDA'S D.O.T. FLORIDA PERMANENT REFERENCE NETWORK (F.P.R.N.) A GPS/GNSS REFERENCE NETWORK.
- UNLESS IT BEARS THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED PROFESSIONAL SURVEYOR AND MAPPER, THIS DRAWING SKETCH, PLAT OR MAP IS FOR INFORMATIONAL PURPOSES ONLY AND IS NOT VALID.
- BUILDING SETBACKS ARE SHOWN ACCORDING TO LOCAL ORDINANCE, PLEASE VERIFY WITH JURISDICTIONAL ENTITY.
- ACCURACY OF HORIZONTAL CONTROL (FOR EXPECTED USE OF LAND AS DEFINED BY (54-17)) THE FIELD MEASUREMENTS VERIFIED BY CALCULATIONS OF A CLOSED GEOMETRIC FIGURE BASED UPON FIELD INFORMATION TAKEN IN THE FIELD BY TOTAL STATION AND/OR GPS.
- COMMERCIAL/HIGH RISK: LINEAR: 1 FOOT IN 10,000 FEET
 SUBURBAN: LINEAR: 1 FOOT IN 7,500 FEET
 RURAL: LINEAR: 1 FOOT IN 5,000 FEET

THIS SURVEY HAS BEEN ELECTRONICALLY SIGNED AND SEALED BY: JAMES M. POWERS, PSM ON THE DATE ADJACENT TO THE STAMP UNDER THE RULES AND PROVISIONS SET FORTH UNDER CHAPTER 5J-17 AND 472 FLORIDA ADMINISTRATIVE CODE.



JAMES M. POWERS
 PSM LS 7356
 STATE OF FLORIDA
 10/22/24
 DATE

I HEREBY CERTIFY THAT THE ATTACHED "TOPOGRAPHIC SURVEY" WAS PREPARED UNDER MY DIRECTION AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND THAT THE SURVEY MEETS THE STANDARDS OF PRACTICE SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL SURVEYORS AND MAPPERS PURSUANT TO CHAPTER 5J-17, FLORIDA ADMINISTRATIVE CODE PURSUANT TO SECTION 472.027.