



DRC-26-015

(BCC Land Use Meeting 5-26-2026)

Barraco and Associates Inc./Turnleaf Phase I
Bridge Crossing



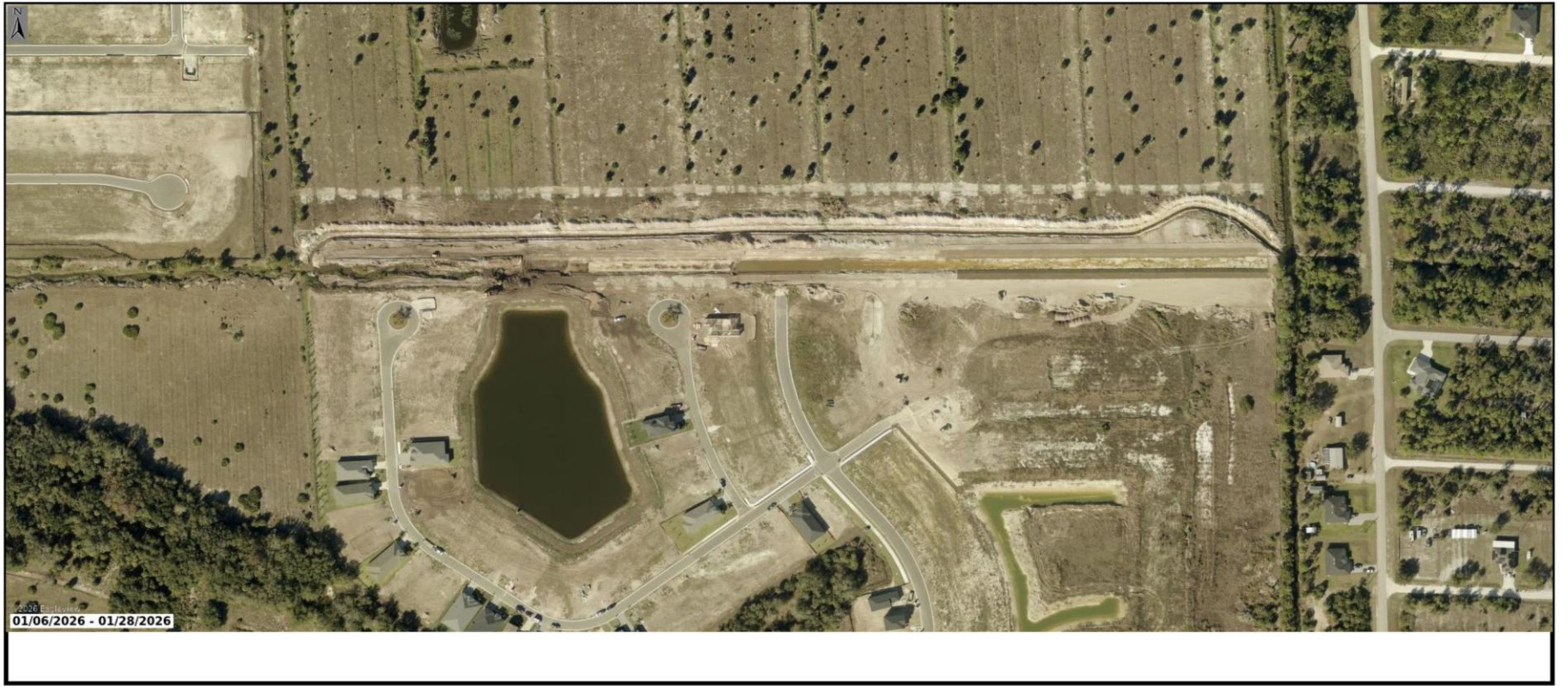
CHARLOTTE COUNTY
FLORIDA

DRC-26-015

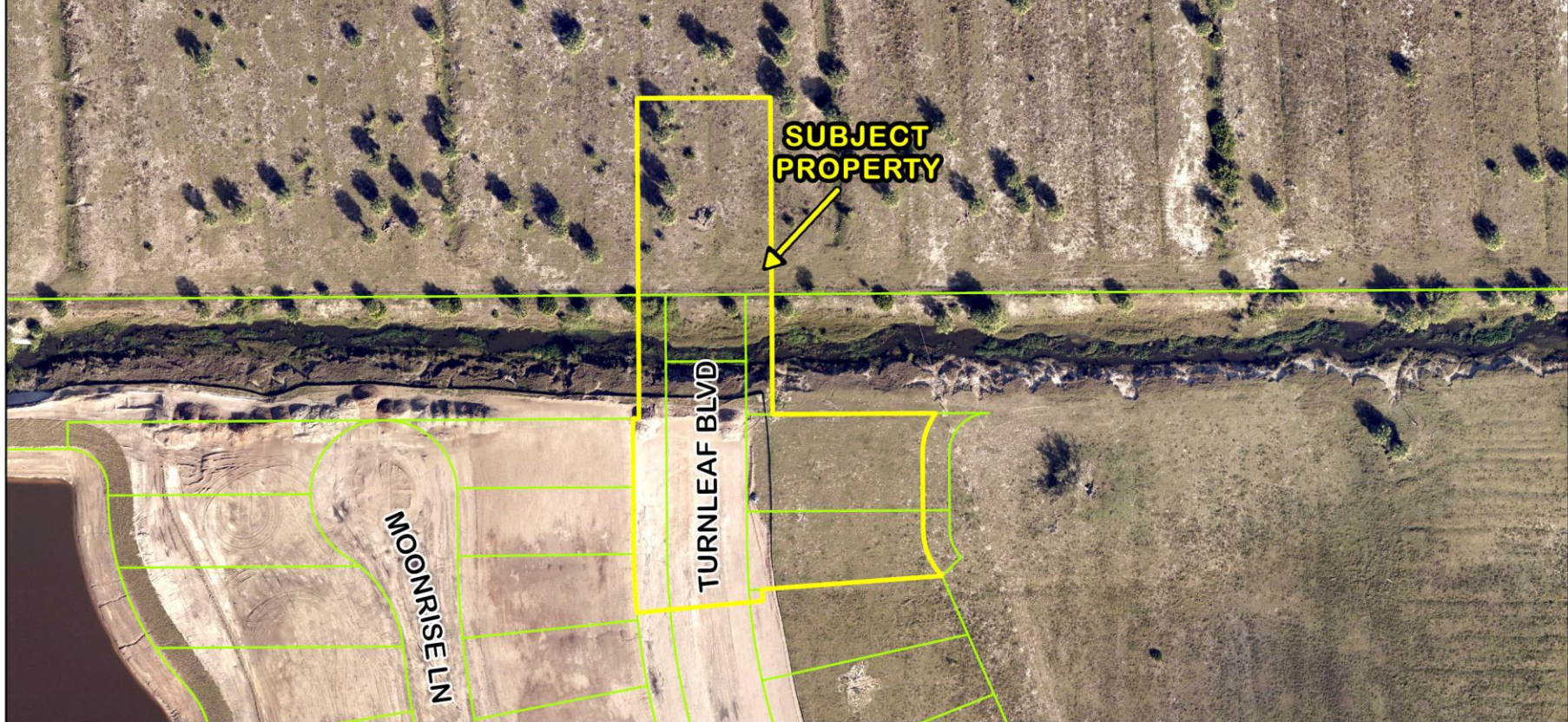
- Barraco and Associates Inc. is requesting a modification to PD Final Detail Site Plan (DRC- 22-00158) approval for Turnleaf Phase I Bridge Crossing. The project consists of modification to include a wooden bridge and associated utility crossing to provide access and extend utilities to future phases of the community. The project site is 1.22± acres and is located at 13051 Turnleaf Blvd., Punta Gorda, FL.
- Located in Commission District II.



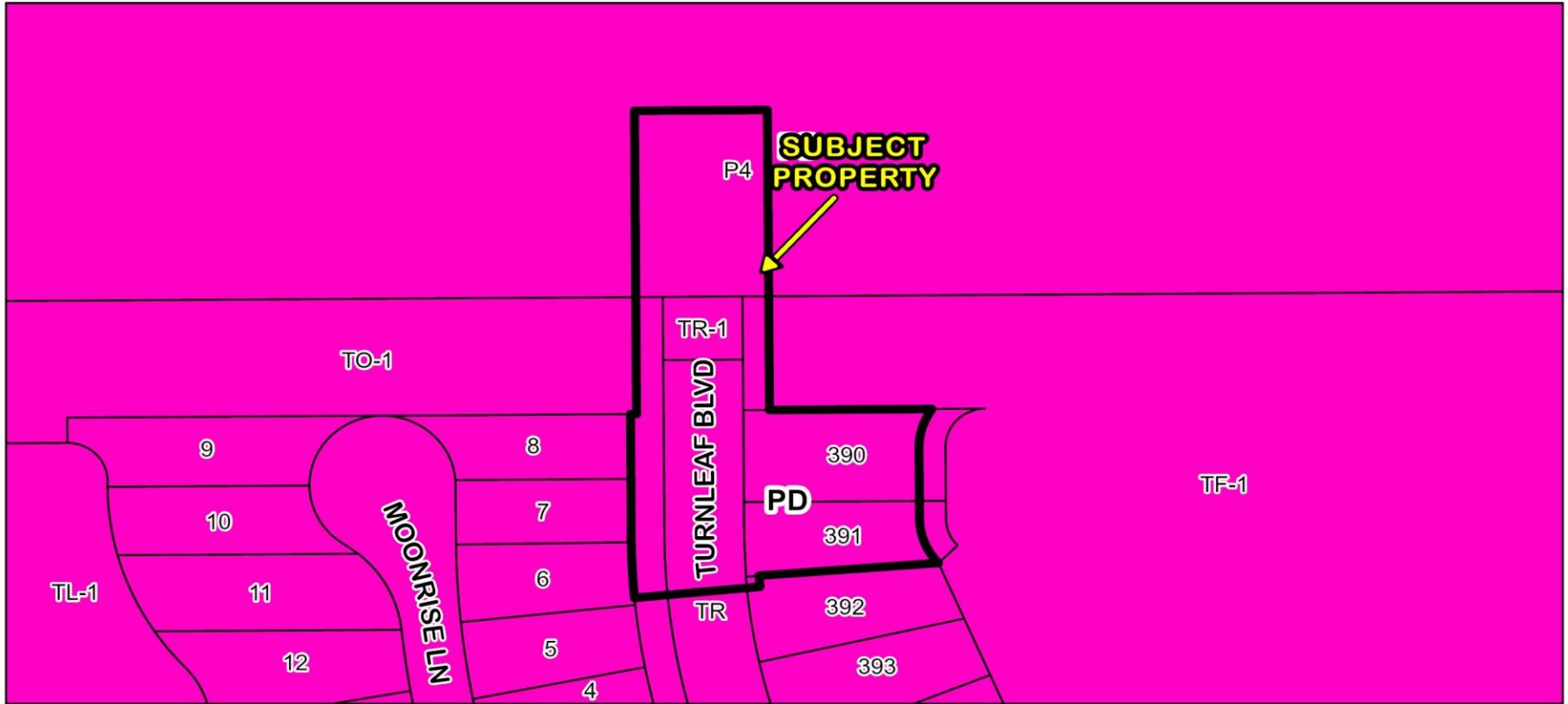
DRC-26-015 Location Map



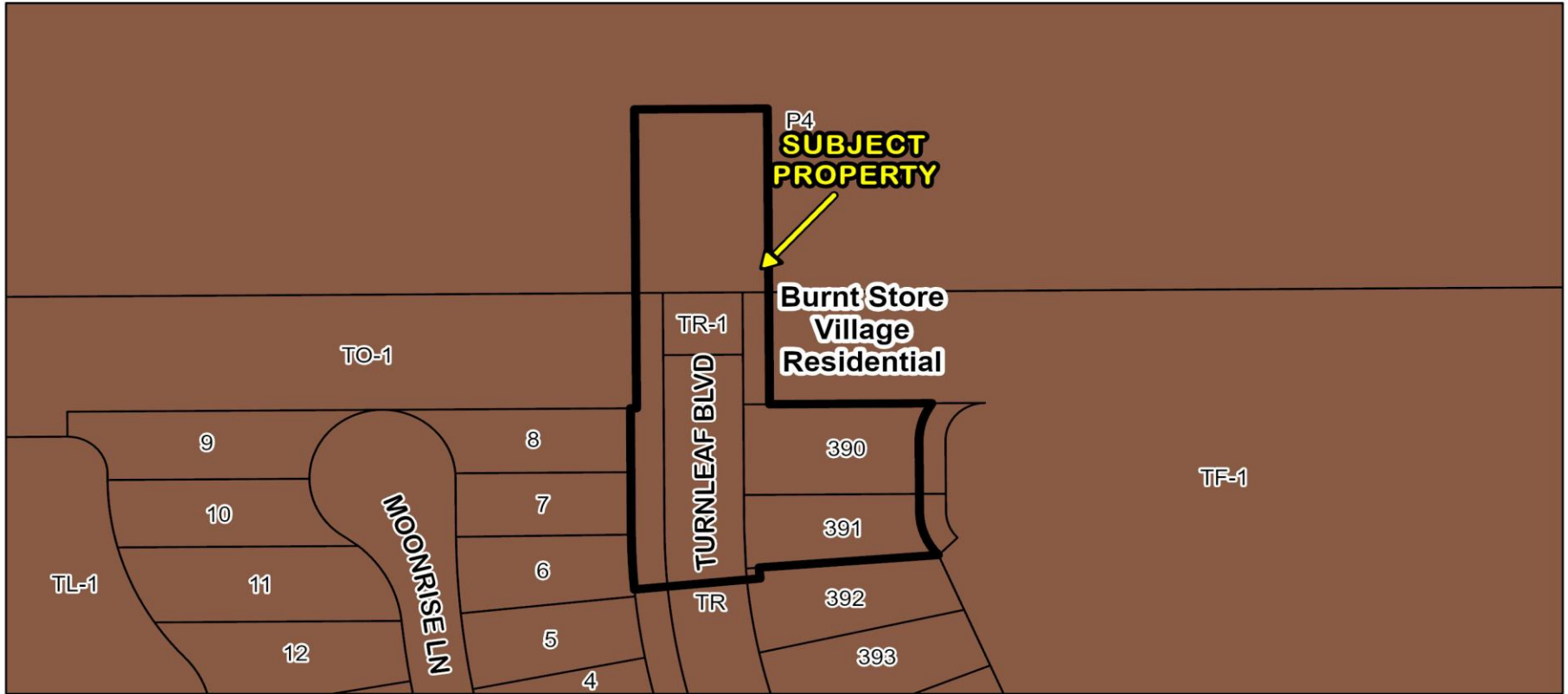
DRC-26-15 2026 Eagle View Image



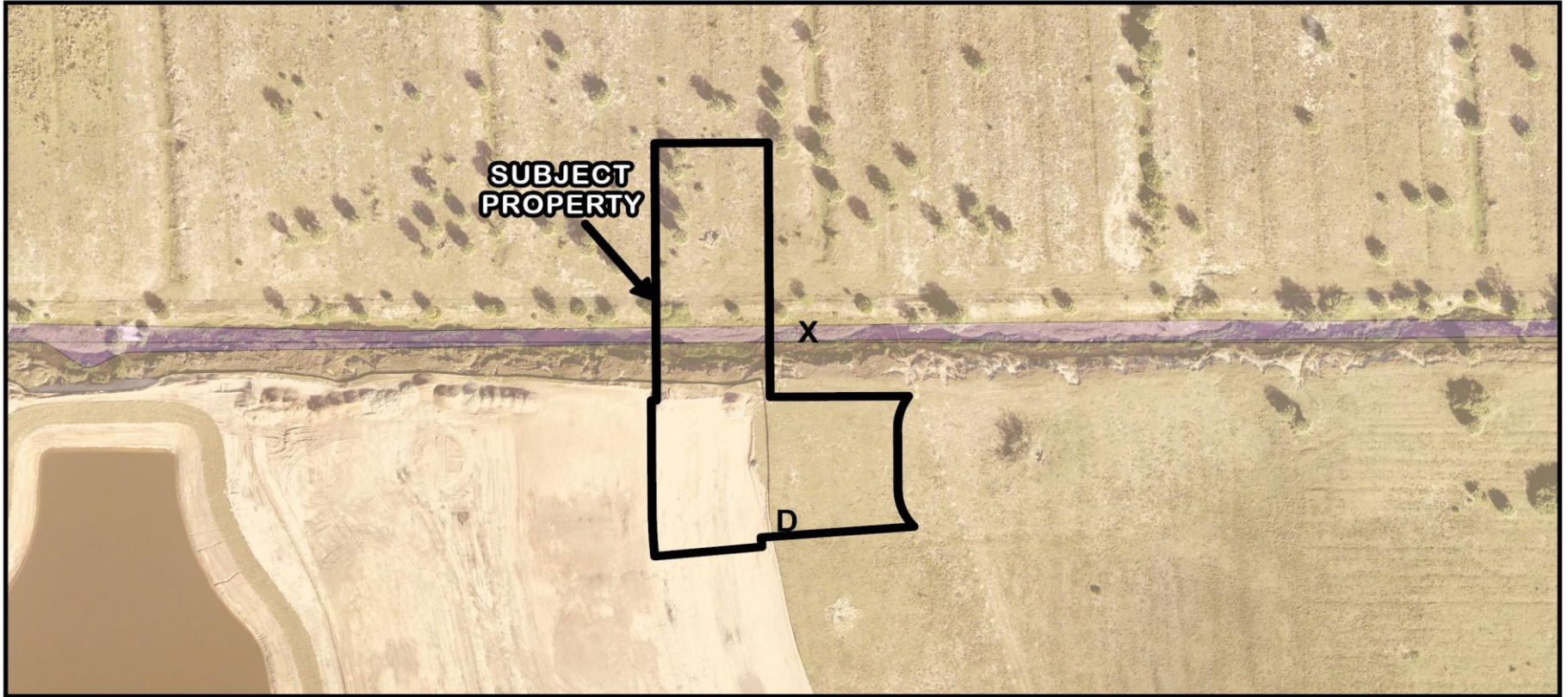
DRC-26-015 Area Image



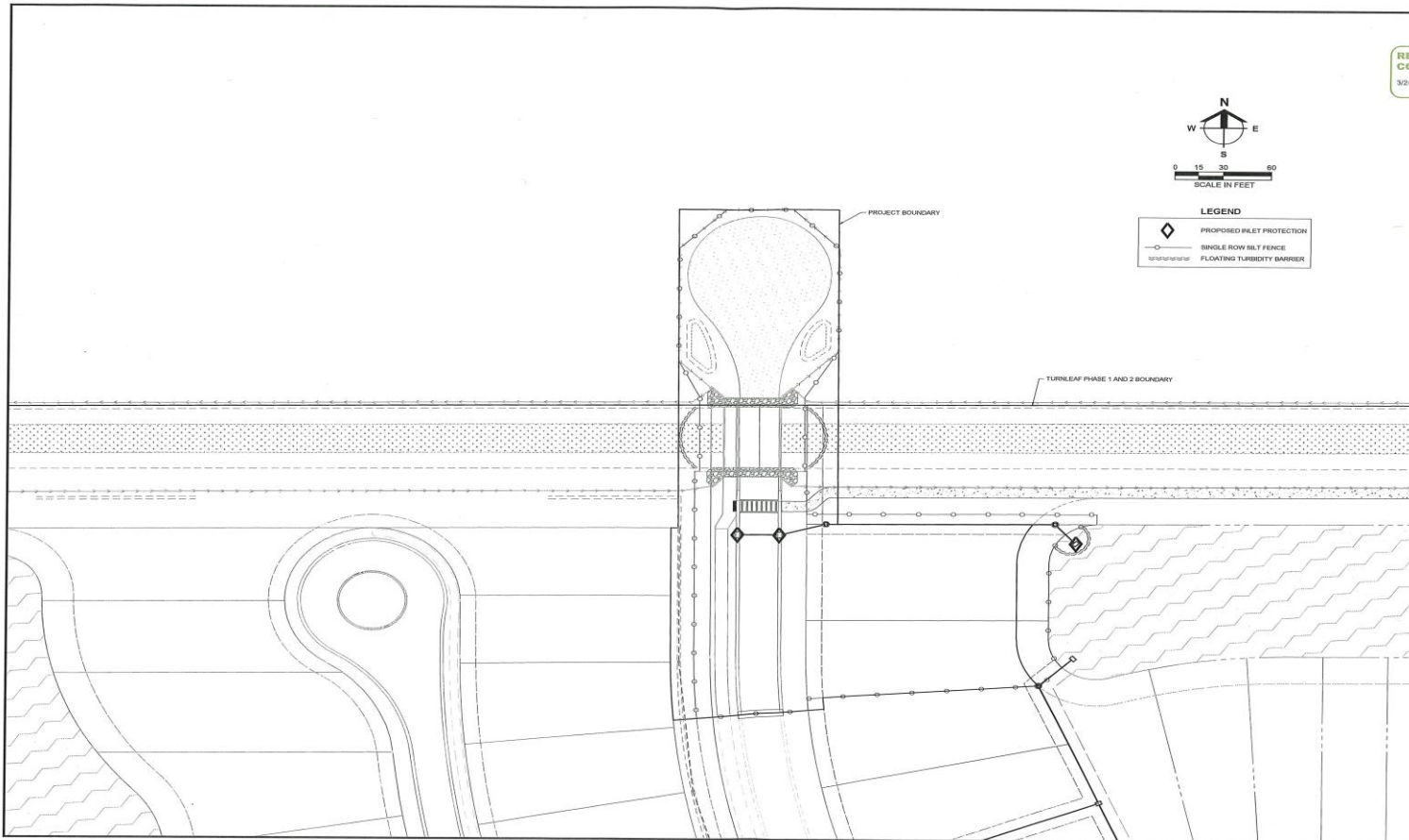
DRC-26-015 Zoning Designation



DRC-26-015 FLUM Designation



DRC-26-015 Flood Zones (Subject Property - X and D Zones)



Barraco
and Associates, Inc.

REVISED: 3/24/2016
 COMPLETE: 3/24/2016
 DRAWING NO: DP-2016-0018
 FOR: BURNT STORE DEVELOPERS, LLC
 OFFICE LOCATION: FORT MYERS, FLORIDA
 PHONE: (888) 461-1212
 FAX: (888) 461-1212

FOR: BURNT STORE DEVELOPERS, LLC
 PROJECT: BURNT STORE DEVELOPERS, LLC
 PROJECT DESCRIPTION: BURNT STORE DEVELOPERS, LLC
 7897 BARNMEADOWS ROAD E
 SUITE 200
 JACKSONVILLE, FL 32256
 PHONE: (904) 962-1358
 FAX: (904) 962-2481

PROJECT DESCRIPTION:
TURNLEAF PHASE 1 (BRIDGE PLANS)

PART OF SECTION 48A,
 TOWNSHIP 22 SOUTH, RANGE 23 EAST
 CHARLOTTE COUNTY, FLORIDA

ENGINEER OF RECORD:
 CARL A. BARRACO, P.E. # 00018 FOR THE FPOB
 LICENSE NO. 00018 - CIVIL ENGINEER/REGISTERED

DESIGNER NOT TO BE RESPONSIBLE FOR: SIGNATURE AND/OR
 COPYRIGHT FOR ANYTHING AND ANYTHING ELSE
 INFORMATION CONTAINED OR A DISCOVERY ARE PROVIDED

PLANNING INFORMATION:
 LOCATION: 12345678901234567890
 PLOT DATE: MON, 5-18-2016 - 4:28 PM
 PLOT BY: JH011 ONLY

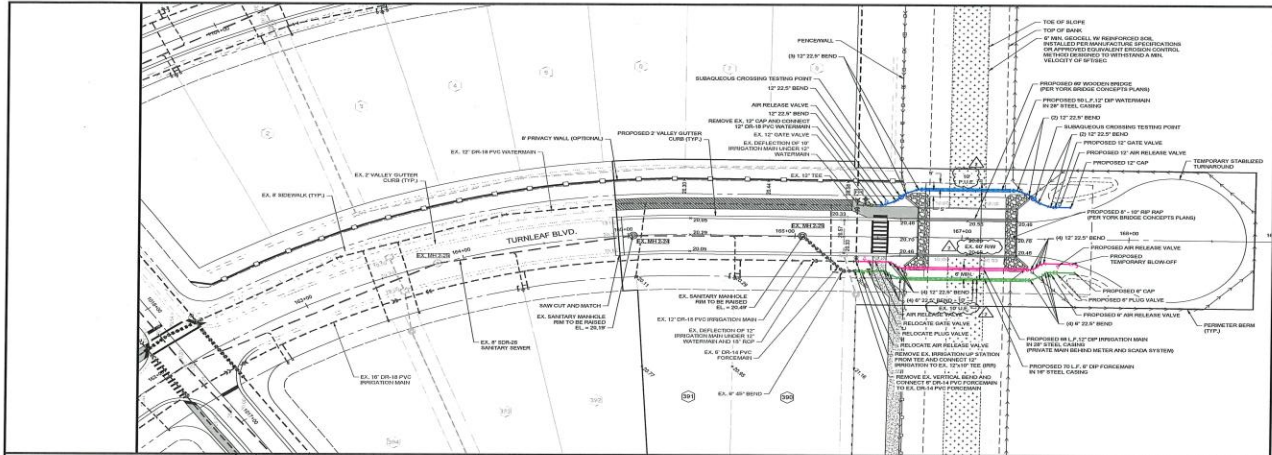
CROSS REFERENCED DRAWINGS

PLAN REVISIONS	
NO.	DESCRIPTION

PLAN STATUS:
 TURNLEAF PHASE 1 (BRIDGE PLANS)
 APPROVAL SUBMITTAL PLANS
 FINAL SET PLAN

POLLUTION PREVENTION PLAN

PROJECT / FILE NO.	SHEET NUMBER
23991	9.0

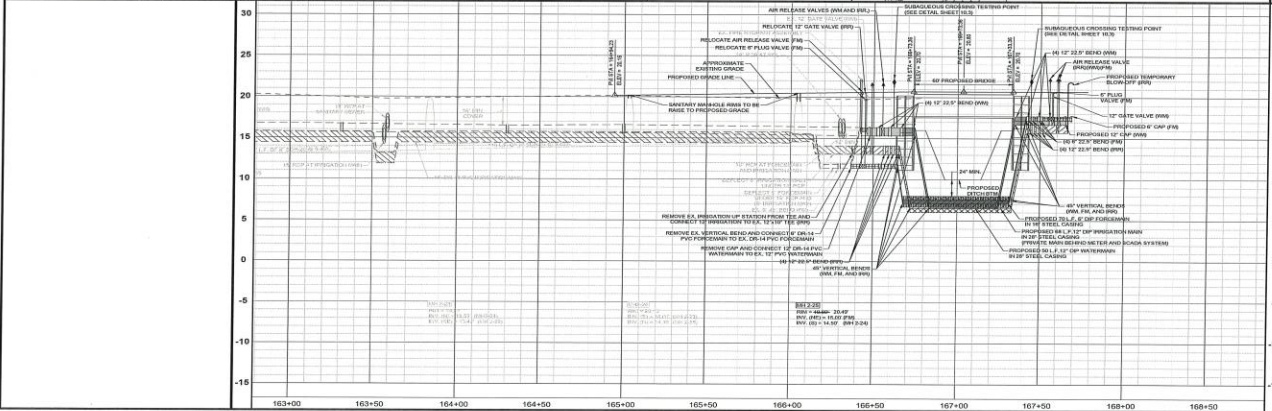


SCALE IN FEET

LEGEND

- OR-18 PVC WATERMAIN
- CIP WATERMAIN
- OR-18 PVC IRRIGATION MAIN
- CIP IRRIGATION MAIN
- OR-18 PVC FORECRAIN
- CIP FORECRAIN
- SIDEWALK TO BE REMOVED AND REPLACED
- PROPOSED SIDEWALK
- EXISTING SIDEWALK

NOTE: IF RSP RFP IS INSTALLED PRIOR TO BRIDGE, METAL CAPS AND COUPLERS MUST BE PLACED BY OTHERS AT PLACEDHOLDERS FOR THE FILLED INSTALLATION.



www.barraco.net

OFFICE LOCATIONS:
 1000 N. W. 10th St., Suite 100
 Fort Myers, FL 33901
 10000 S. Highway 1, Suite 100
 Florida Shores, FL 33431

PREPARED FOR:

BURNT STORE DEVELOPERS, LLC
 7807 SAN MATEO AVENUE ROAD E
 SUITE 202
 JACKSONVILLE, FL 32256

PHONE (904) 982-1398
 FAX (904) 982-2811

PROJECT DESCRIPTION

TURNLEAF PHASE 1 (BRIDGE PLANS)

PART OF SECTION 468:
 TOWNSHIP 42 SOUTH, RANGE 23 EAST
 SCHOONIE COUNTY, FLORIDA

ENGINEER OF RECORD:
 CARLA BARRACO, P.E. FOR THE FIRM
 FLORIDA P. E. NO. 10917 CARLA@BARRACO.COM

DRAWING NOT VALID WITHOUT SEAL, SIGNATURE AND DATE
 OF ENGINEER OR ARCHITECT AND APPROVAL AND
 SIGNATURE OF ARCHITECT OR PROFESSIONAL
 FILE NAME: 1309020000
 LOCATION: 1309020000 BRIDGE DOO
 PLOT DATE: 06-16-2010 1:28 PM
 PLOT BY: BOOTH DALEY
 CROSS REFERENCED DRAWINGS:

PLAN REVISIONS

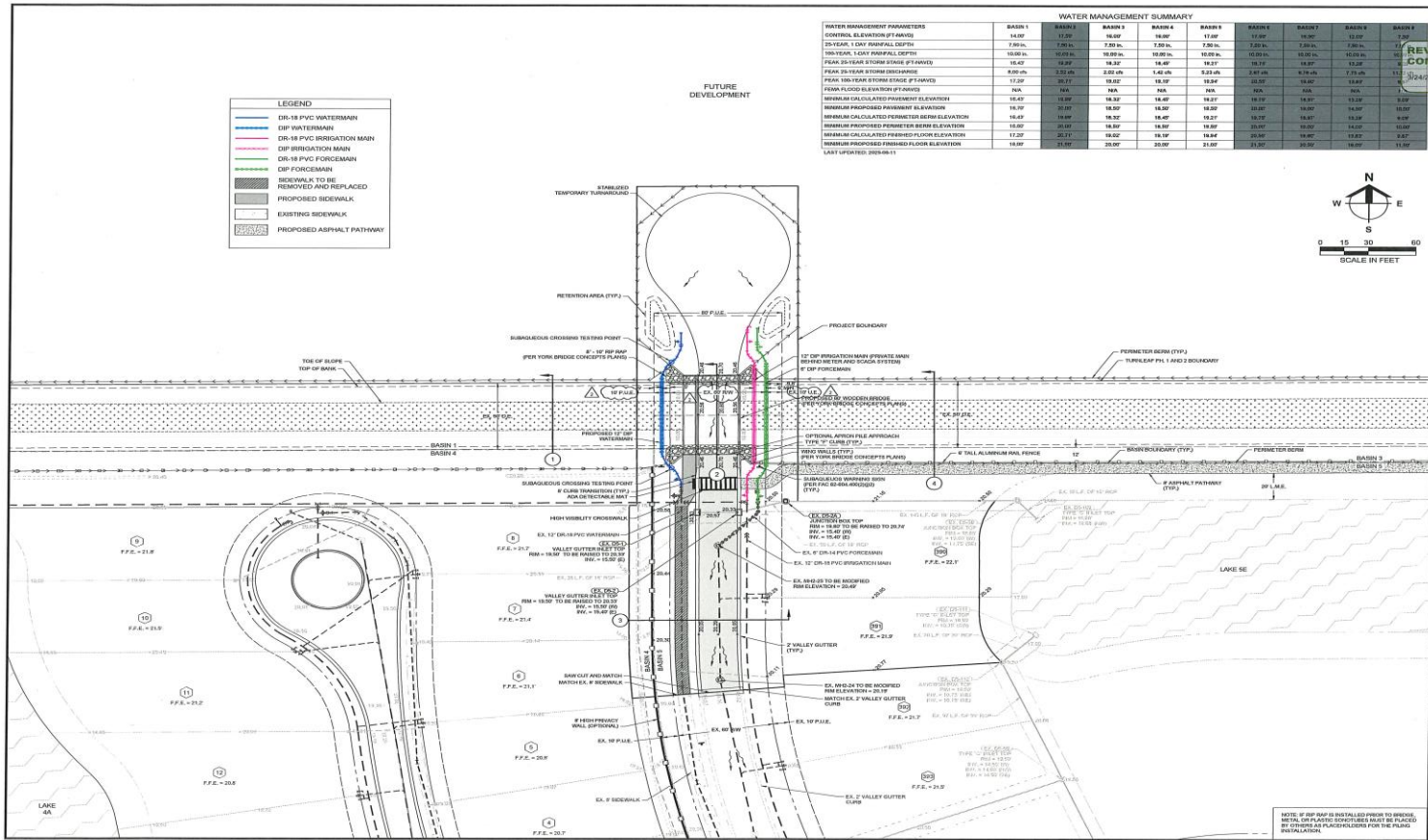
1-20-2009	LOCAL COMMENTS
3-13-2008	COUNTY COMMENTS

PLAN STATUS

TURNLEAF PHASE 1 (BRIDGE PLANS)
 APPROVAL SUBMITTAL PLANS
 FINAL SITE PLAN

PLAN AND PROFILE
 TURNLEAF BOULEVARD
 STA: 162+50 TO END

PROJECT FILE NO. SHEET NUMBER
23991 6.0



WATER MANAGEMENT SUMMARY

WATER MANAGEMENT PARAMETERS	BASIN 1	BASIN 2	BASIN 3	BASIN 4	BASIN 5	BASIN 6	BASIN 7	BASIN 8
CONTROL ELEVATION OF MANHOLE	14.00	17.20	18.00	18.00	17.00	17.00	18.00	17.00
20-YEAR 1-HOUR RAINFALL DEPTH	7.90 IN.	7.90 IN.	7.90 IN.	7.90 IN.	7.90 IN.	7.90 IN.	7.90 IN.	7.90 IN.
10-YEAR 1-HOUR RAINFALL DEPTH	6.00 IN.	6.00 IN.	6.00 IN.	6.00 IN.	6.00 IN.	6.00 IN.	6.00 IN.	6.00 IN.
PEAK 20-YEAR STORM DRAIN FLOW (MGD)	18.40	18.40	18.40	18.40	18.40	18.40	18.40	18.40
PEAK 20-YEAR STORM DRAIN VOLUME (MG)	800.00	812.00	828.00	844.00	859.00	874.00	889.00	904.00
PEAK 10-YEAR STORM DRAIN FLOW (MGD)	17.20	17.20	17.20	17.20	17.20	17.20	17.20	17.20
PEAK 10-YEAR STORM DRAIN VOLUME (MG)	760	760	760	760	760	760	760	760
MINIMUM CALCULATED PERMITTER ELEVATIONS	15.40	18.00	18.30	18.40	18.20	18.20	18.20	18.00
MINIMUM PROPOSED PERMITTER ELEVATIONS	16.50	20.00	18.50	18.50	18.50	18.50	18.50	18.50
MINIMUM CALCULATED PERMITTER BEEM ELEVATIONS	16.40	18.40	18.30	18.30	18.30	18.30	18.30	18.00
MINIMUM PROPOSED PERMITTER BEEM ELEVATIONS	18.00	20.00	18.50	18.50	18.50	18.50	18.50	18.50
MINIMUM CALCULATED FINISHED FLOOR ELEVATIONS	17.20	20.20	18.80	18.80	18.80	18.80	18.80	18.50
MINIMUM PROPOSED FINISHED FLOOR ELEVATIONS	18.00	21.00	20.00	20.00	21.00	21.00	20.50	19.50

LAST UPDATED: 08/26/15



OFFICE LOCATIONS
FORT MYERS (PARRAHO CITY BEACH)
FLORIDA BUSINESS REGISTRATIONS
ENGINEERING: TBSI - SUITE 100 18-4000
PREPARED FOR

BURNT STORE DEVELOPERS, LLC
7807 BAYMEADOWS ROAD E
SUITE 200
JACKSONVILLE, FL 32295
PHONE (904) 962-1358
FAX (904) 962-0481

PROJECT DESCRIPTION
TURNLEAF PHASE 1 (BRIDGE PLANS)

PART OF SECTION 485
TOWNSHIP 42 SOUTH, RANGE 23 EAST
CHARLOTTE COUNTY, FLORIDA
EXHIBIT OF RECORD
CARL A. BARRACO, P.E. FOR THE RECORD
FLORIDA P.E. NO. 39616-CORP/00000201

DATE: 08/26/15
SCALE: AS SHOWN
PROJECT: BURNT STORE DEVELOPERS, LLC
LOCATION: 10000 W. UNIVERSITY BLVD.
PLOT DATE: MON. 5-18-2016 - 10:59 AM
PLOT BY: BARRY ONLY

CROSS REFERENCED DRAWINGS

PLAN NUMBER	DATE	BY
1-20-2006	04/20/06	DAVID
3-18-2008	04/20/08	DAVID

PLAN STATUS
TURNLEAF PHASE 1 (BRIDGE PLANS)
APPROVAL: SUBMITTAL PLANS
FINAL SITE PLAN

MASTER SITE LAYOUT, DRAINAGE AND UTILITY PLAN
PROJECT FILE NO. 23991
SHEET NUMBER 4.0

