



L1 S 60°15'00" W 100.00'(P)  
 S 60°15'00" W 99.77'(M)  
 L2 S 60°15'00" W 04.69'(P)  
 S 60°56'03" W 04.69'(C)

Revision: Normal High Water Line - 03/23/22 - BMJ  
 Revision: Updated Survey - 03/17/22 - ADS  
 Revision: Updated Survey - 11/01/21 - TCK

**-Site Benchmark Information-**

#1  
 Found Nail & Disc "LB 7623" in Sidewalk  
 Elevation: 107.44'  
 #2  
 Found Nail & Disc "LB 7623" in Sidewalk  
 Elevation: 107.96'

**-Benchmark Information-**

Seminole County Benchmark  
 Benchmark No.: 8012714  
 Benchmark Elevation: 108.65'  
 (Elevations are based upon NAVD 88 Datum)

Existing Dock: 1,110 Sq. Ft.  
 Proposed Dock Extension: 615 Sq. Ft.  
 Total Area: 1,725 Sq. Ft.

**GENERAL NOTES KEY:**

THIS IS NOT A SURVEY. MJS, INC. ASSUMES NO RESPONSIBILITY FOR ITS ACCURACY. THE OWNER AND CONTRACTOR ARE TOTALLY RESPONSIBLE FOR PLACING THE BUILDING ON THE PROPERTY.

POOL DESIGN AND LOCATION SHOWN ARE ONLY SUGGESTED. THE OWNER AND CONTRACTOR ARE RESPONSIBLE FOR FINAL POOL DESIGN AND LOCATION.

LANDSCAPING DESIGN BY OTHERS

MJS, INC. ASSUMES NO RESPONSIBILITY FOR SEPTIC DESIGN OR LOCATION. SEPTIC IF SHOWN ON PLANS IS PER BUILDER OR OWNER REQUIREMENTS. SEPTIC SYSTEMS ARE TO BE DESIGNED AND LOCATED PER DEPT. OF HEALTH REQUIREMENTS OR AS PER GOVERNING CODES.

NOTE:  
THE DRAINAGE MUST BE DIRECTED TOWARDS A DRAINAGE EASEMENT WITH A POSITIVE OUTFALL OR TO THE ROADWAY R/W. INCREASE OR CREATION OF "WATER PONDING" TO ADJACENT PROPERTIES IS PROHIBITED.

NOTE:  
PROPOSED IMPROVEMENTS WILL HAVE MINIMAL IMPACT TO EXISTING RUNOFF DRAINAGE PATTERNS. NO FILL WILL BE IMPORTED TO SITE EXCEPT FOR RESIDENCE FOUNDATION.

Digitally signed by Edward R. Shinskie  
Date: 2024.02.19 08:56:51

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ISSUE DATE: 06/21/2023

PROJ. REVS	REVISIONS
09/25/2023	
02/15/2024	

PROJECT: 22-0183-01  
 SCALE: AS NOTED  
 DRAWN BY: JML  
 DESIGNED BY: MJS

**DISCLAIMER:**  
 THE SCOPE OF WORK FOR THIS DRAWING IS TO PROVIDE A PROPOSED LAYOUT TO ENSURE HOUSE FITMENT ON THE LOT AND COVERS THE FULL EXTENT OF MJS RESPONSIBILITY. IT IS THE RESPONSIBILITY OF THE BUILDER, SURVEY COMPANY, CIVIL ENGINEER (IF APPLICABLE) AND HOMEOWNER TO VERIFY ALL DIMENSIONS, B.F.E. & F.F.E. FOR THE ACTUAL PLACEMENT OF THE HOUSE. MJS DESIGNERS GROUP AND THE ENGINEER OF RECORD WILL NOT BE HELD LIABLE FOR ANY WORK COMPLETED OUTSIDE OF THIS SCOPE OF WORK.

**Site Layout**  
 SCALE 1" = 20'-0"

Feb 15, 2024, 1:10pm  
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