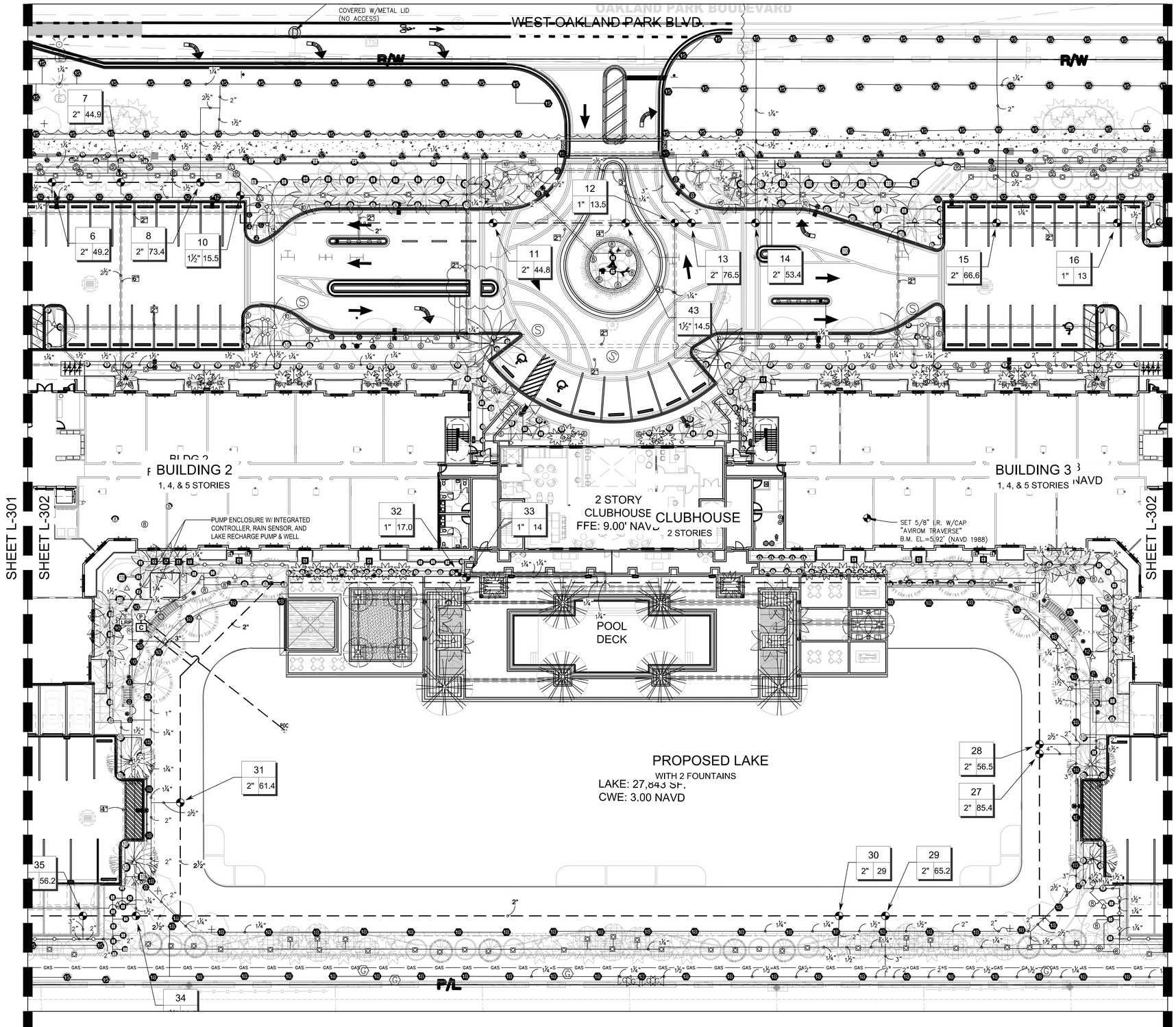
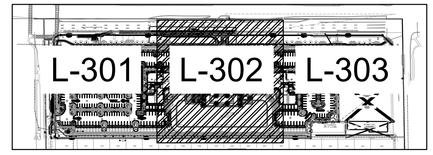




KEY PLAN

811 KNOW WHAT'S BELOW ALWAYS CALL 811 BEFORE YOU DIG
It's fast, it's free, it's the law.
Call 811 two business days before digging

SCALE: 1" = 20'-00"
0' 10' 20' 40' 60'
NORTH

NOTES:

AUTOMATIC IRRIGATION SYSTEM IS EQUIPPED WITH RAIN SENSOR AND PROVIDES 100% COVERAGE WITH 50% OVERLAP FROM AN APPROVED RUST FREE WATER SOURCE.

IRRIGATION SYSTEM SHALL CONNECT TO RECLAIMED WATER SOURCE IF AND WHEN IT BECOMES AVAILABLE.

MAINLINE LOCATION, WHERE SHOWN, IS FOR GRAPHIC CLARITY PURPOSES ONLY. INSTALL AT THE BACK OF CURB, FRONT OF WALK, BACK OF WALK, OR ADJACENT TO OTHER HARDSCAPES TO FACILITATE FUTURE LOCATION AND TO PROTECT FROM DAMAGE. ENSURE MAINLINE IS INSTALLED ACCORDING TO IRRIGATION SPECIFICATIONS AND DETAILS.

VALVES SHOWN IN HARDSCAPE ARE FOR GRAPHIC PURPOSES ONLY. ALL VALVES TO BE PLACED WITHIN LANDSCAPE AREAS.

INSTALL DIRECT BURIAL CONTROL WIRE ADJACENT TO MAINLINE FROM CONTROLLER TO VALVES. USE 2" CONDUIT FOR CONTROL WIRE UNDER PAVEMENT

ONLY PIPE SLEEVES LOCATED WITHIN VEHICULAR USE AREAS HAVE SIZES THAT ARE LABELED. FOR ALL OTHER PIPE SLEEVES REFER TO SLEEVING SCHEDULE.

IRRIGATION IS SEPARATED INTO THREE HYDROZONES: SHRUBS (LOW WATER USE); TURF (MODERATE WATER USE); & BUBBLERS (HIGH WATER USE).

IRRIGATION SYSTEM UTILIZES PRESSURE REGULATING VALVES & ALL SPRINKLER HEADS ARE EQUIPPED WITH CHECK VALVES.

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AAL
Architectural Alliance Landscape
612 SW 4th Ave., Fort Lauderdale, FL. 33315 LCC000237
TEL:954-764-8858 EMAIL: BEuell@archall.net

1. 11/04/25 REV. 1 DRC COMM.
2. 01/23/26 REV. 2 DRC COMM.

CLIENT
PINNACLE
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9100 SOUTH DADELAND BLVD. SUITE 700, MIAMI, FL 33156

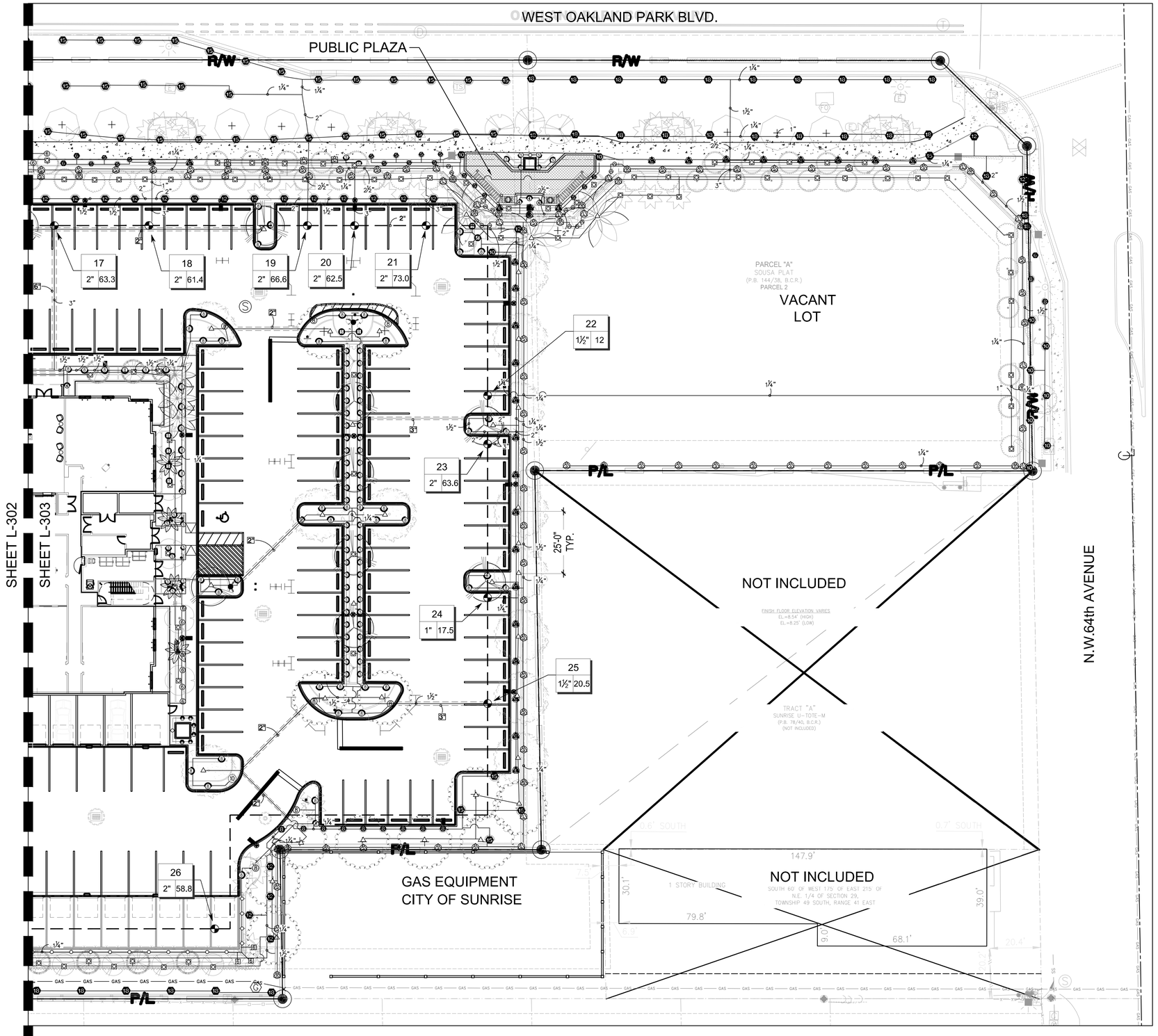
PROJECT
ENSPIRE AT SUNRISE
MULTIFAMILY PROJECT
W. OAKLAND PARK BLVD. & N.W. 68th AVE.
SUNRISE, FLORIDA 33313

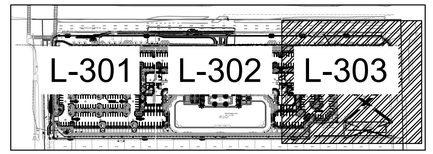
DRAWING TITLE
IRRIGATION PLAN

JAMES BRIAN EUELL
FL. LA 6666897
REGISTERED LANDSCAPE ARCHITECT
JAMES BRIAN EUELL
LA 6666897
STATE OF FLORIDA

DATE
07-25-2025

SHEET NO.
L-302





KEY PLAN

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Call 811 two business days before digging

SCALE: 1" = 20'-00"
0' 10' 20' 40' 60'
NORTH

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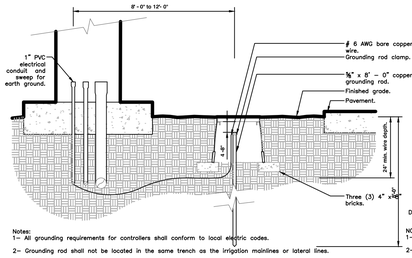
PROJECT
ENSPIRE AT SUNRISE
MULTIFAMILY PROJECT
W. OAKLAND PARK BLVD. & N.W. 68th AVE.
SUNRISE, FLORIDA 33313

DRAWING TITLE
IRRIGATION PLAN

JAMES BRIAN EUELL
RLA #6666897
REGISTERED LANDSCAPE ARCHITECT
JAMES BRIAN EUELL
LA 6666897
STATE OF FLORIDA

DATE
07-25-2025

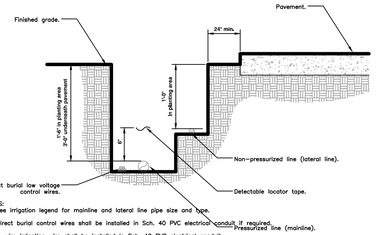
SHEET NO.
L-303



Notes:
1– All grounding requirements for controllers shall conform to local electric codes.
2– Grounding rod shall not be located in the same trench as the irrigation mainlines or lateral lines.
3– Valve box shall be wrapped with a minimum 3 mil thick plastic and secured to the valve box using duct tape or electrical tape.
4– Install grounding rod per the controller manufacturer's specifications and recommendations.

1 GROUNDING ROD
1 1/2" = 1'-0"

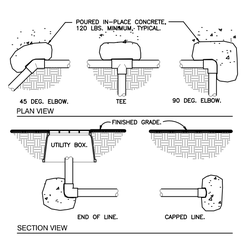
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FX–IR–FX–AUXEQ–01



NOTES:
1– See irrigation legend for mainline and lateral line pipe size and type.
2– Direct burial control wires shall be installed in Sch. 40 PVC electrical conduit if required.
3– 2–wire irrigation wire shall be installed in Sch. 40 PVC electrical conduit.
4– Detectable locator tape shall be located six inches (6") above the entire mainline run.

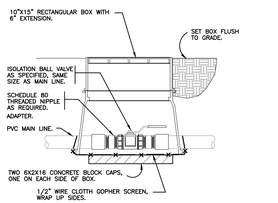
2 IRRIGATION TRENCHING
1 1/2" = 1'-0"

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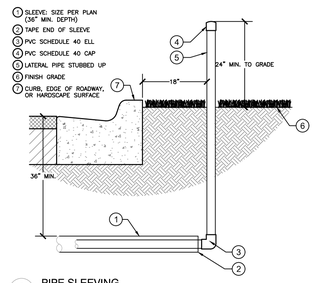
3 THRUST BLOCKING
3/4" = 1'-0"

FX–IR–FX–AUXEQ–11



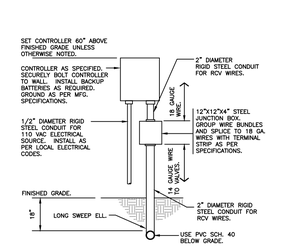
5 BRASS BALL ISOLATION VALVE
1 1/2" = 1'-0"

FX–IR–FX–ISOV–02



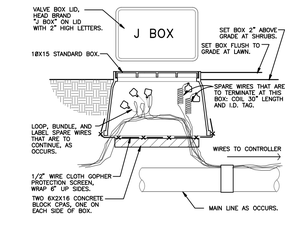
6 PIPE SLEEVING
1" = 1'-0"

328409.76–32



7 WALL MOUNT CONTROLLER
1" = 1'-0"

FX–IR–FX–CONT–08



8 WIRE BUNDLE JUNCTION BOX
1 1/2" = 1'-0"

FX–IR–FX–AUXEQ–16

9 ELECTRIC REMOTE-CONTROL VALVE
PEB OR PEBS SERIES
N.T.S.

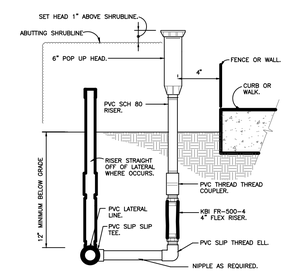
1–22–24
1–PEB or PEBS.DWG

11 TURF SPRAY FLEX ASSEMBLY
3" = 1'-0"

FX–IR–FX–HEAD–05

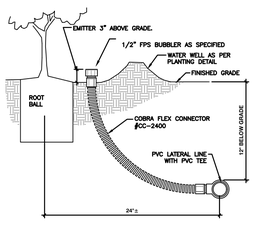
12 SHRUB SPRAY HIGHPOP MARLEX ASSEMBLY
3" = 1'-0"

FX–IR–FX–HEAD–09



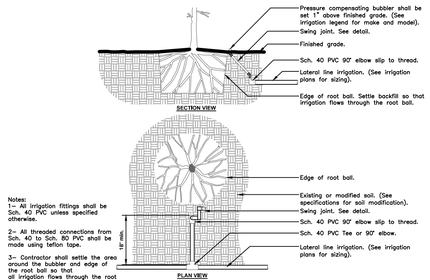
13 SHRUB POP-UP SPRAY ON FIXED RISER
3" = 1'-0"

DETAIL–FILE



14 BUBBLER ON COBRA FLEX HOSE RISER
3" = 1'-0"

FX–IR–FX–HEAD–13



Notes:
1– All irrigation fittings shall be Sch. 40 PVC unless specified otherwise.
2– All threaded connections from Sch. 40 to Sch. 80 PVC shall be made using teflon tape.
3– Contractor shall settle the area around the bubbler and edge of the root ball so that all irrigation flows through the root ball.

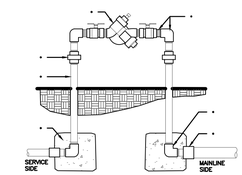
15 IRRIGATION BUBBLER W/ LAYOUT
3/4" = 1'-0"

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FX–IR–FX–BUBB–04

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IRRIGATION SCHEDULE

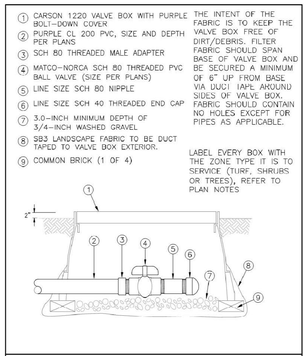
SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY	PSI
1 2H 2 2TQ 3 2F 4 4Q 5 4H 6 4TQ 7 4F	RAIN BIRD 1806-SAM SQ SERIES TURF SPRAY 6.0IN. POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2IN. NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE.	13	30
1 EST 2 LCS 3 RCS 4 CST 5 SST	RAIN BIRD 1806-SAM 15 STRIP SERIES TURF SPRAY 6.0IN. POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2IN. NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE.	129	30
1 Q 2 H 3 F	RAIN BIRD 1806-SAM 5 SERIES MPR TURF SPRAY 6.0IN. POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2IN. NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE.	58	30
1 Q 2 T 3 H 4 F	RAIN BIRD 1806-SAM 8 SERIES MPR TURF SPRAY 6.0IN. POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2IN. NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE.	30	30
10 Q 10 T 10 H 10 F	RAIN BIRD 1806-SAM 10 SERIES MPR TURF SPRAY 6.0IN. POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2IN. NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE.	28	30
12 Q 12 T 12 H 12 TQ 12 F	RAIN BIRD 1806-SAM 12 SERIES MPR TURF SPRAY 6.0IN. POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2IN. NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE.	53	30
15 Q 15 T 15 H 15 TQ 15 F	RAIN BIRD 1806-SAM 15 SERIES MPR TURF SPRAY 6.0IN. POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2IN. NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE.	203	30
8 Q 8 T 8 H 10 TQ 10 F 12 15 18	RAIN BIRD 1806-SAM ADJ TURF SPRAY 6.0IN. POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2IN. NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE.	153	30
1 2H 2 2TQ 3 2F 4 4Q 5 4H 6 4TQ 7 4F	RAIN BIRD 1812-SAM SQ SERIES SHRUB SPRAY 12IN. POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2IN. NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE.	36	30
1 EST 2 LCS 3 RCS 4 CST 5 SST	RAIN BIRD 1812-SAM 15 STRIP SERIES SHRUB SPRAY 12IN. POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2IN. NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE.	213	30
1 Q 2 H 3 F	RAIN BIRD 1812-SAM 5 SERIES MPR SHRUB SPRAY 12IN. POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2IN. NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE.	151	30
1 Q 2 T 3 H 4 F	RAIN BIRD 1812-SAM 8 SERIES MPR SHRUB SPRAY 12IN. POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2IN. NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE.	213	30
10 Q 10 T 10 H 10 F	RAIN BIRD 1812-SAM 10 SERIES MPR SHRUB SPRAY 12IN. POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2IN. NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE.	60	30
12 Q 12 T 12 H 12 TQ 12 F	RAIN BIRD 1812-SAM 12 SERIES MPR SHRUB SPRAY 12IN. POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2IN. NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE.	2	30
4 6 8 10 12 15 18	RAIN BIRD 1812-SAM ADJ SHRUB SPRAY 12IN. POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2IN. NPT FEMALE THREADED INLET. WITH SEAL-A-MATIC CHECK VALVE.	127	30
1 2H 2 2TQ 3 2F 4 4Q 5 4H 6 4TQ 7 4F	RAIN BIRD 1806-SAM SQ SERIES SHRUB SPRAY 6IN. POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2IN. NPT FEMALE THREADED INLET ON FIXED RISER. WITH SEAL-A-MATIC CHECK VALVE.	66	30
1 EST 2 LCS 3 RCS 4 CST 5 SST	RAIN BIRD 1806-SAM 15 STRIP SERIES SHRUB SPRAY 6IN. POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2IN. NPT FEMALE THREADED INLET ON FIXED RISER. WITH SEAL-A-MATIC CHECK VALVE.	4	30
1 Q 2 H 3 F	RAIN BIRD 1806-SAM 5 SERIES MPR SHRUB SPRAY 6IN. POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2IN. NPT FEMALE THREADED INLET ON FIXED RISER. WITH SEAL-A-MATIC CHECK VALVE.	74	30
1 Q 2 T 3 H 4 F	RAIN BIRD 1806-SAM 8 SERIES MPR SHRUB SPRAY 6IN. POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2IN. NPT FEMALE THREADED INLET ON FIXED RISER. WITH SEAL-A-MATIC CHECK VALVE.	34	30
10 Q 10 T 10 H 10 F	RAIN BIRD 1806-SAM 10 SERIES MPR SHRUB SPRAY 6IN. POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2IN. NPT FEMALE THREADED INLET ON FIXED RISER. WITH SEAL-A-MATIC CHECK VALVE.	18	30
4 6 8 10 12 15 18	RAIN BIRD 1806-SAM ADJ SHRUB SPRAY 6IN. POP-UP SPRINKLER WITH CO-MOLDED WIPER SEAL. 1/2IN. NPT FEMALE THREADED INLET ON FIXED RISER. WITH SEAL-A-MATIC CHECK VALVE.	28	30
1401 1402 1404	RAIN BIRD 1800-1400 FLOOD FIXED FLOW RATE 0.25 GPM - 2.0 GPM, FULL CIRCLE BUBBLER, 1/2IN. FIPT.	407	20
1 CST 2 Q 3 H 4 F	RAIN BIRD 1812-SAM-5 SERIES STREAM STREAM BUBBLER 12.0IN. POPUP WITH CHECK VALVE.	121	30
SYMBOL	MANUFACTURER/MODEL/DESCRIPTION	QTY	
	RAIN BIRD PESB-PRS-D 1IN., 1-1/2IN., 2IN., 3IN., 3IN. PLASTIC INDUSTRIAL REMOTE CONTROL VALVE. LOW FLOW OPERATING CAPABILITY, GLOBE CONFIGURATION. WITH PRESSURE REGULATING MODULE, AND SCRUBBER TECHNOLOGY FOR RELIABLE PERFORMANCE IN DIRTY WATER IRRIGATION APPLICATIONS.	42	
C	RAIN BIRD ESPLXME2 W/ (3) ESPLXMSM12 48 STATION, TRADITIONALLY-WIRED, COMMERCIAL CONTROLLER. (1) ESPLXME2 12-STATION, INDOOR/OUTDOOR, PLASTIC WALL-MOUNT ENCLOSURE W/ (3) ESPLXMSM12 - 12-STATION EXPANSION MODULES.	1	
RS	RAIN BIRD RSD-CEX RAIN SENSING DEVICE, CONDUIT MOUNT. WITH THREADED ADAPTER, EXTENSION WIRE.	1	
LRP	2HP LAKE RECHARGE PUMP	1	
P	7.5HP IRRIGATION PUMP GOULDS 10HP CENTRIFUGAL PUMP, 150GPM /70PSI DISCHARGE – WITH END SUCTION, PREMIUM EFFICIENCY, WITH 24V RELAY. SINGLE PHASE, 230V.TO BE EQUIPPED WITH APPROPRIATE IRON REMOVAL SYSTEM IF REQUIRED.	1	



1 REDUCED PRESSURE BACKFLOW DEVICE AS SPECIFIED
2 GALVANIZED UNIONS AT EACH SIDE
3 GALVANIZED RISERS
4 CONCRETE THRUST BLOCKS, 90 LBS OF CONCRETE EACH
5 GALVANIZED NIPPLES AND ELL AS REQUIRED
6 GALVANIZED ELL AND NIPPLE, TYPICAL EACH SIDE
7 PVC COUPLER AND SCH. 80 TOE NIPPLE, TYPICAL EACH SIDE

4 REDUCED PRESSURE BACKFLOW DEVICE
1" = 1'-0"

FX–IR–FX–CONT–08



VALVE STUBOUT

X X	CAP FOR FUTURE USE CAP AT THE MAINLINE FOR FUTURE USE.	2	
W	POINT OF CONNECTION 3" 3" WELL FOR LAKE RECHARGE	1	
POC	POINT OF CONNECTION 4" 4" PULL FROM ON SITE LAKE	1	
	IRRIGATION LATERAL LINE: PVC CLASS 200 SDR 21	31,043 LF	
	IRRIGATION MAINLINE: PVC SCHEDULE 40	3,342 LF	
	PIPE SLEEVE: PVC CLASS 200 SDR 21	2,730 LF	

Valve Callout
Valve Number
Valve Flow
Valve Size

SLEEVING SCHEDULE	
PIPE SIZE	SLEEVING PIPE SIZE
3/4"	2"
1"	2"
1-1/4"	3"
1-1/2"	3"
2"	4"
3"	6"
4"	8"
6"	12"
8"	16"

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2. 01/23/26 REV. 2 DRC COMM.

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PROJECT
ENSPIRE AT SUNRISE
MULTIFAMILY PROJECT
W. OAKLAND PARK BLVD. & N.W. 68th AVE.
SUNRISE, FLORIDA 33313

DRAWING TITLE
IRRIGATION SCHEDULE & DETAILS

JAMES BRIAN EUELL RLA #6666897
REGISTERED LANDSCAPE ARCHITECT JAMES BRIAN EUELL LA 6666897 STATE OF FLORIDA

DATE 07-25-2025

SHEET NO. L-310

WIRING

Irrigation control wire shall be thermoplastic solid copper, single conductor, low voltage irrigation controller wire, suitable for direct burial and continuous operation at rated voltages.

Tape and bundle control wire every 10' and run alongside the mainline. At all turns in direction, make a 2' coil of wire. At all valve boxes coil wire around a ¾" piece of PVC pipe to make a coil using 30 linear inches of wire. Make electrical connections with 3MDBY/R connectors.

Number all wires, using an electrical book of numbers, according to the plans. Number wires in all valve boxes, junction boxes and at the controller.

Wire sized, numbered and colored as follows:

#14 white for common
#14 spare black common
#14 individual color coded hot wire
#14 spare yellow hot wire

Spare wires
Leaving each controller, run four spare wires in both directions (eight spare wires total). Install as 1 common spare (2 total) and 3 hot wires (6 total). Loop these wires into each RCV along their path and terminate in the last valve box controlled by the wires respective controller. The loop into each valve box shall extend up into the valve box a minimum of 8" and be readily accessible by opening the valve box lid. These wires must all be color coded and numbered as required in the plans.

Controller and pump station Control Panel grounding - Contractor to utilize 4"x8"x¼" copper grounding plates, ⅝"x10' copper clad grounding rods, 'One Strike' CAD wells at all connection points, #6 insulated copper wire, and earth contact material. Install these and other required components as outlined in the detail. Contractor to verify that the earth to ground resistance does not exceed 10 ohms. Contractor shall provide a written certification, on a licensed electrical contractors letter head, showing the date of the test, controller/pump location, and test results. Each controller/pump shall be so grounded an tested. Each component must have its own separate ground grid, unless they are sitting side by side, in which case up to two controllers can share a common grounding grid.

LAYOUT

Lay out irrigation system mainlines and lateral lines. Make the necessary adjustments as required to take into account all site obstructions and limitations prior to excavating trenches.

Stake all sprinkler head locations. Adjust location and make the necessary modifications to nozzle types, etc. required to ensure 100% head to head coverage. Refer to the Edge of Pavement Detail on the Irrigation Detail sheet.

Spray heads shall be installed 4" from sidewalks or curbed roadways and 12" from uncurbed roadways and building foundations. Rotors shall be installed 4" from sidewalks or curbed roadways, 12" from building foundations, and 36" from uncurbed roadways.

Shrub heads shall be installed on ¾" Sch 40 PVC risers. The risers shall be set at a minimum of 18" off sidewalks, roadway curbing, building foundations, and/or any other hardscaped areas. Shrub heads shall be installed to a standard height of 2" above maintained height of plants and shall be installed a minimum of 6" within planted masses to be less visible and offer protection. Paint all shrub risers with flat black or forest green paint, unless irrigation system will utilize reuse water; in this case the risers shall be purple PVC and shall not be painted.

Locate valves prior to excavation. Ensure that their location provides for easy access and that there is no interference with physical structures, plants, trees, poles, etc. Valve boxes must be placed a minimum of 12" and a maximum of 15" from the edge of pavement, curbs, etc. and the top of the box must be 2" above finish grade. No valve boxes shall be installed in turf areas without approval by the irrigation designer - only in shrub beds. Never install in sport field areas.

VALVES

Sequence all valves so that the farthest valve from the POC operates first and the closest to the POC operates last. The closest valve to the POC should be the last valve in the programmed sequence.

Adjust the flow control on each RCV to ensure shut off in 10 seconds after deactivation by the irrigation controller.

Using an electric branding iron, brand the valve ID letter/number on the lid of each valve box. This brand must be 2"-3" tall and easily legible.

EQUIPMENT

All pop-up heads and shrub risers shall be pressure compensating. All pop-up heads shall be mounted on flex-type swing joints. All rotors shall be installed with PVC triple joints unless otherwise detailed.

All sprinkler equipment, not otherwise detailed or specified on these plans, shall be installed as per manufacturer's recommendations and specifications, and according to local and state laws.

TRENCHING

Excavate straight and vertical trenches with smooth, flat or sloping bottoms. Trench width and depth should be sufficient to allow for the proper vertical and horizontal separation between piping as shown in the pipe installation detail on the detail sheet.

Protect existing landscaped areas. Remove and replant any damaged plant material upon job completion. The replacement material shall be of the same genus and species, and of the same size as the material it is replacing. The final determination as to what needs to be replaced and the acceptability of the replacement material shall be solely up to the owner or owner's representative.

INSTALLATION

Solvent Wld Pipe: Cut all pipe square and deburr. Clean pipe an fittings of foreign material; then apply a small amount of primer while ensuring that any excess is wiped off immediately. Primer should not puddle or drip from pipe or fittings. Next apply a thin coat of PVC cement; first apply a thin layer to the pipe, next a thin layer inside the fitting, and finally another very thin on the pipe. Insert the pipe into the fitting. Insure that the pipe is inserted to the bottom of the fitting, then urn the pipe a ¼ turn and hold for 10 seconds. make sure that the pipe doesn't recede from the fitting. If the pipe isn't at the bottom of the fitting upon completion, the glue joint is unacceptable and must be discarded.
Pipes must curwe a minimum of 30 minutes prior to handling and placing into trenches. A longer curing time may be required; refer to the manufacturer's specifications. The pipe must cure a minimum of 24 hous prior to filling with water.

BACK FILL

The back fill 6" below, 6" above, and around all piping shall be clean sand and anything beyond that in the trench can be of native material but nothing larger than 2" in diameter. All piping and excavations shall be backfilled and compacted to a density of 95% modified Proctor, or greater.

Main line pipe depth measure to the top of pipe shall be:

24" minimum for ¾" - 2½" PVC with a 30" minimum at vehicular crossings;
30" minimum for 3" & 4" PVC with a 36" minimum at vehicular crossings.

Lateral line depths measure to top of pipe shall be:

18" minimum for ¾" - 3" PVC with a 30" minimum at vehicular crossings;
24" minimum for 4" PVC and above with a 30" minimum at vehicular crossings.

Contractor shall backfill all piping, both mainline and laterals, prior to performing any pressure tests. The pipe shall be backfilled with the exception of 2' on each side of every joint (bell fittings, 90's, tees, 45's, etc). These joints shall not be backfilled until all piping has satisfactorily passed its appropriate pressure test as outlined below.

FLUSHING

Prior to the placement of valves, flush all mainlines for a minimum of 10 minutes or until lines are completely clean of debris, whichever is longer.

Prior to the placement of heads, flush all lateral lines for a minimum of 10 minutes or until lines are completely clean of debris, whichever is longer.

Use screens in heads and adjust heads for proper coverage avoiding excess water on walks, walls and paving.

TESTING

Schedule testing with Owner's Representative a minimum of three (3) days in advance of testing.

Mainline: Remove all remote control valves and cap using a threaded cap on SCH 80 nipple. Hose bibs and gate valves shall not be tested against during a pressure test unless authorized by written permission from the owner. fill mainline with water and pressurize the system to 125 PSI. Monitor the system pressure at two gauge locations; the gauge locations must be at opposite ends of the mainline. With the same respective pressures, monitor the gauges for two hours. There can be no loss in pressure at either gauge for solvent-welded pipe.

If these parameters are exceeded, locate the problem; repair it; wait 24 hours and retry the test. This procedure must be followed until the mainline passes the test.

Lateral lines: The lateral lines must be fully filled to operational pressure and visually checked for leaks. Any leaks detected must be repaired.

Operational Testing - Once the mainline and lateral lines have passed their respective tests, and the system is completely operational, a coverage test and demonstration of the system is required. The irrigation contractor must demonstrate to the owner, or his/her representative, that proper coverage is obtained and the system works automatically from the controller. This demonstration requires each zone to be turned on, in the proper sequence as shown on the plans, from the controller. Each zone will be inspected for proper coverage and function. The determination of proper coverage and function is at the sole discretion of the owner or owner's representative.

Upon completion of the operational test, run each zone until water begins to puddle or run off. This will allow you to determine the number of irrigation start times necessary to meet the weekly evapotranspiration requirements of the planting material in each zone. In fine sandy soils, it is possible no puddling will occur. If this is experienced, then theoretical calculations for run times will be required for controller programming.

SUBMITTALS

Pre-Construction: Deliver five (5) copies of submittals to Owner's Representative within ten (10) working days from date of Notice to Proceed. Furnish information in 3-ring binder with table of contents and index sheet. Index sections for different components and label with specification section number and name of component. Furnish submittals for components on material list. Indicated which items are being supplied on catalog cut sheets when multiple items are shown on one sheet. Incomplete submittals will be returned without review. in lieu of hardcopies, an electronic package in PDF format can be submitted.

After project completion:
As a condition of final acceptance, the irrigation contractor shall provide the owner with:

1. Irrigation As-builts - shall be provided accurately locating all mainlines, sleeves, remote control valves, gate valves, independent wire runs, wire splice boxes, controllers, high voltage supply sources/conduit path, control mechanisms, sensors, wells and water source connections. All mainline and independent runs of wire shall be located every 30' for straight runs and at every change of direction. Sleeves will be located at end points and every 20' of length. All underground items shall include depth in inch format.

2. Controller charts - Upon completion of "as-built" prepare controller charts; one per controller. Indicate on each chart the area controlled by a remote control valve (using a different color for each zone). This chart shall be reduced to a size that will fit inside the controller door. The reduction shall be hermetically sealed inside two 2ml pieces of clear plastic.

3. Grounding Certification - Provide ground certification results for each controller and pump panel grounding grid installed. This must be on a licensed electrician letter head indication location tested (using IR plan symbols), date, time, test method and testing results.

INSPECTIONS AND COORDINATION MEETINGS REQUIRED - Contractor is required to schedule, perform, and attend the following, and demonstrate to the owner and/or owners representative to their satisfaction, as follows:

1.Pre-construction meeting - Designer and contractor to review entire install process and schedule with owner/general contractor.
2. Mainline installation inspection(s) - All mainline must be inspected for proper pipe, fittings, depth of coverage, backfill and installation method.
3. Mainline pressure test - All mainline shall be pressure tested according to this design's requirements.
4. Flow meter calibration - All flow meters must be calibrated. Provide certified calibration report for all flow meters.
5. Coverage and operational test
6. Final inspection
7. Punch list inspection

FINAL ACCEPTANCE

Final acceptance of the irrigation system will be given after the following documents and conditions have been completed and approved. Final payment will not be released until these conditions are satisfied.

1.All above inspections are completed, documented, approved by owner.
2.Completion and acceptance of 'as-built' drawings.
3. Acceptance of required controller charts and placement inside controllers.
4. All other submittals have been made to the satisfaction of the owner.

GUARANTEE: The irrigation system shall be guaranteed for a minimum of one calendar year from the time of final acceptance.

MINIMUM RECOMMENDED
IRRIGATION MAINTENANCE PROCEDURES

1. Every irrigation zone should be checked monthly and written reports generated describing the date(s) each zone was inspected, problems identified, date problems repaired, and a list of materials used in the repair. At minimum, these inspections should include the following tasks:

A. Turn on each zone from the controller to verify automatic operation.

B. Check schedules to ensure they are appropriate for the season, plant and soil type, and irrigation method. Consult an I.A. certified auditor for methods used in determining proper irrigation scheduling requirements.

C. Check remote control valve to ensure proper setting, if present.

D. Check setting on pressure regulator it verify proper setting, if present.

E.Check flow control and adjust as needed; ensure valve closure within 10-15 seconds after deactivation by controller.

F. Check for leaks - mainline, lateral lines, valves, heads, etc.

G. Check all heads as follows:
1. Proper set height (top of sprinkler is 1" below mow height
2. Verify head pop-up height - 6" in turf, 12" in groundcover, and riser in shrub beds
3. Check wiper seal for leaks - if leaking , clean head and re-inpect.
4. If still leaking, replace head with the appropriate head with pressure regulator and built-in check valve.
5. All nozzles checked for proper pattern, clogging, leaks, correct make & model, etc. - replace as needed
6. Check for proper alignment - perfectly vertical; coverage area is correct;p minimize over spray onto hardscapes
7. Riser height raised/lowered to accommodate plant growth patterns and ensure proper coverage.
8. Verify pop-ups retract after operation. If not, repair/replace as needed.

H. Check controller/C.C.U. grounds for resistance (10 ohms or less) once per year. Submit written reports.

I. check rain shut-off device monthly and clean/repair/replace as needed.

J. Inspect all valve boxes to ensure they are in good condition, lids are in place and locked.

K. Inspect backflow devices by utilizing a properly licensed backflow inspector. This should be done annually, at minimum.

L. Inspect all filters monthly and clean/repair/replace as needed.

M. Check pump stations fpr proper operation, pressures, filtration, settings, etc. - refer to pump station operations manual.

N. Check and clean intake screens on all suction lines quarterly, at minimum. Clean and/or repair, as needed.

O. Winterize, if applicable, as weather in your area dictates. follow manufacturer recommendations and blow out all lines and equipment using compressed air. Perform seasonal startup of system as per manufacturer recommendations.

P. Conduct additional inspections, maintenance tasks, etc. that are particular for your site.

SOIL MOISTURE SENSOR (When applicable)

1. Place all soil moisture sensor wiring in 1" SCH 40 PVC conduit

2. Soil moisture sensor should be placed in the middle of a spray or drip area as per manufacturer's recommendations.

3. Controller shall be set to the Florida Automated Weather Network's urban scheduler settings using the SMS as a moisture cut off device (like a rain switch) per manufacturer directions.

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TEL:954-764-8858 EMAIL: BEuell@archall.net

1. 11/04/25 REV. 1 DRC COMM.
2. 01/23/26 REV. 2 DRC COMM.

CLIENT
PINNACLE COMMITTED TO EXCELLENCE
9100 SOUTH DADELAND BLVD. SUITE 700, MIAMI, FL 33156

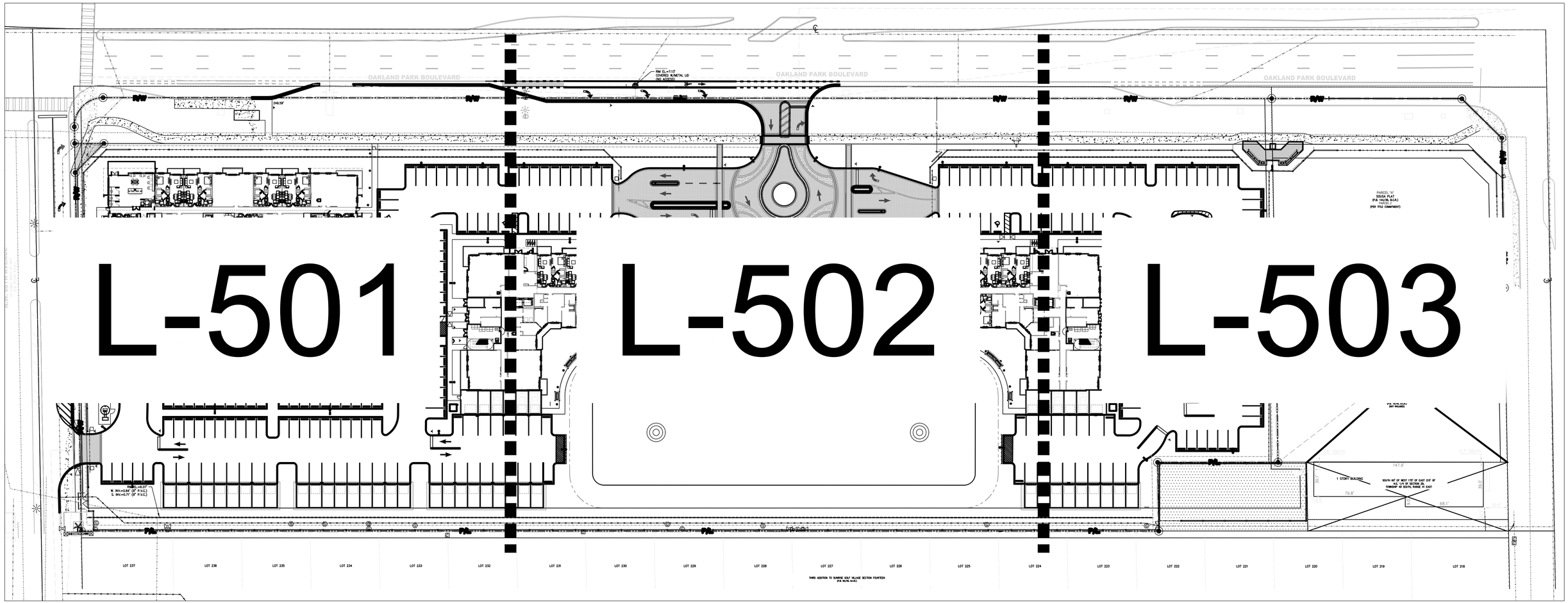
PROJECT
ENSPIRE AT SUNRISE
MULTIFAMILY PROJECT
W. OAKLAND PARK BLVD. & N.W. 68th AVE.
SUNRISE, FLORIDA 33313

DRAWING TITLE
IRRIGATION NOTES

JAMES BRIAN EUELL
FL. LA6666897
REGISTERED LANDSCAPE ARCHITECT JAMES BRIAN EUELL LA 6666897 STATE OF FLORIDA

DATE
07-25-2025

SHEET NO.
L-311



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NOTES:

1. SEE SHEETS L-501 THRU L-503 FOR DETAIL CALLOUT PLANS
2. SEE SHEETS L-510 THRU L-514 FOR LANDSCAPE CONSTRUCTION DETAILS.

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SCALE: 1" = 40'-00"
0' 20' 40' 80' 120'
NORTH

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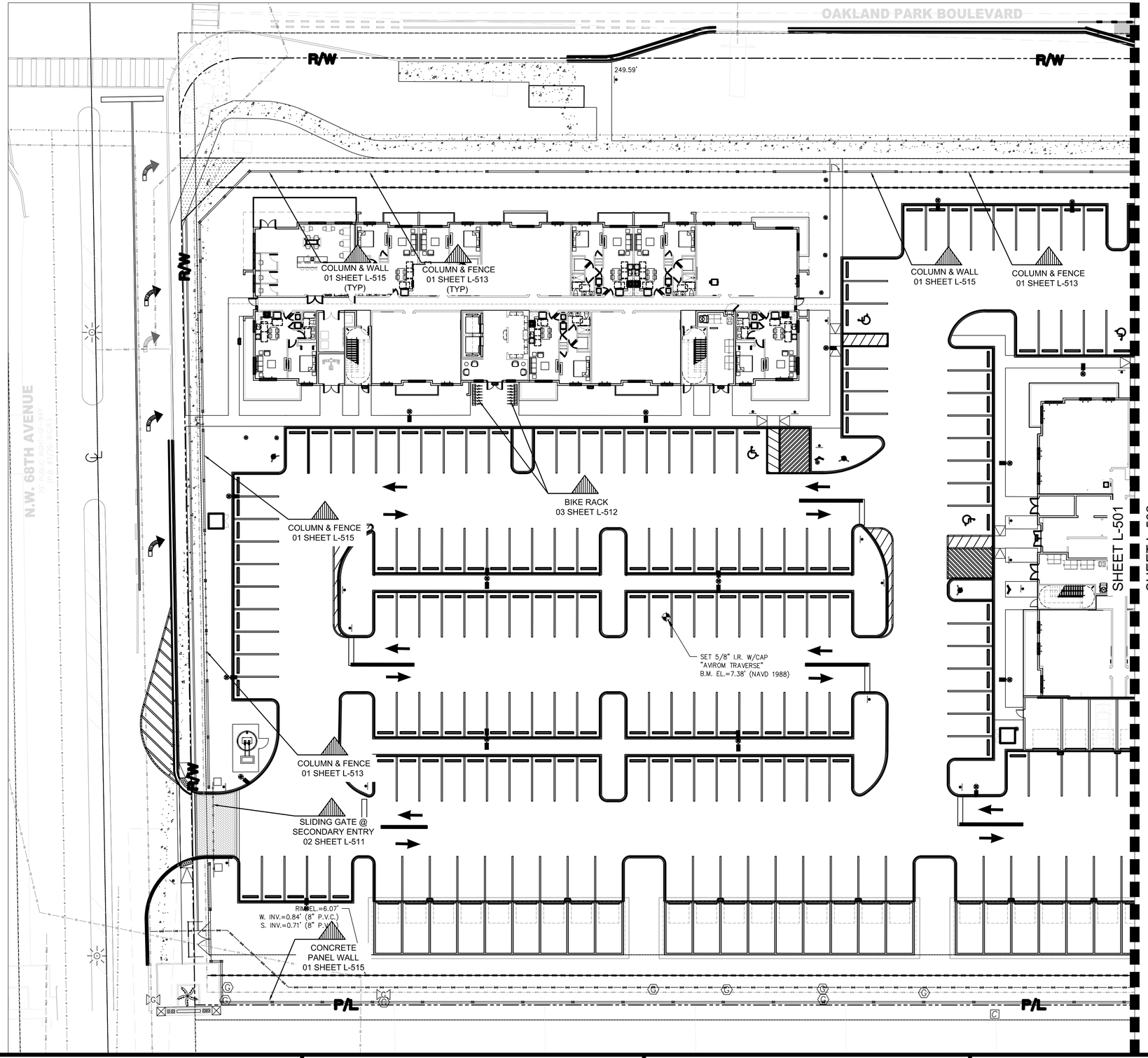
PROJECT
ENSPIRE AT SUNRISE
MULTIFAMILY PROJECT
W. OAKLAND PARK BLVD. & N.W. 68th AVE.
SUNRISE, FLORIDA 33313

DRAWING TITLE
DETAIL KEY PLAN

JAMES BRIAN EUELL
FL.A. #6666897
REGISTERED LANDSCAPE ARCHITECT
JAMES BRIAN EUELL
LA 6666897
STATE OF FLORIDA

DATE
07-25-2025

SHEET NO.
L-500



NOTES:

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0' 10' 20' 40' 60'

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PROJECT

ENSPIRE AT SUNRISE

MULTIFAMILY PROJECT
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SUNRISE, FLORIDA 33313

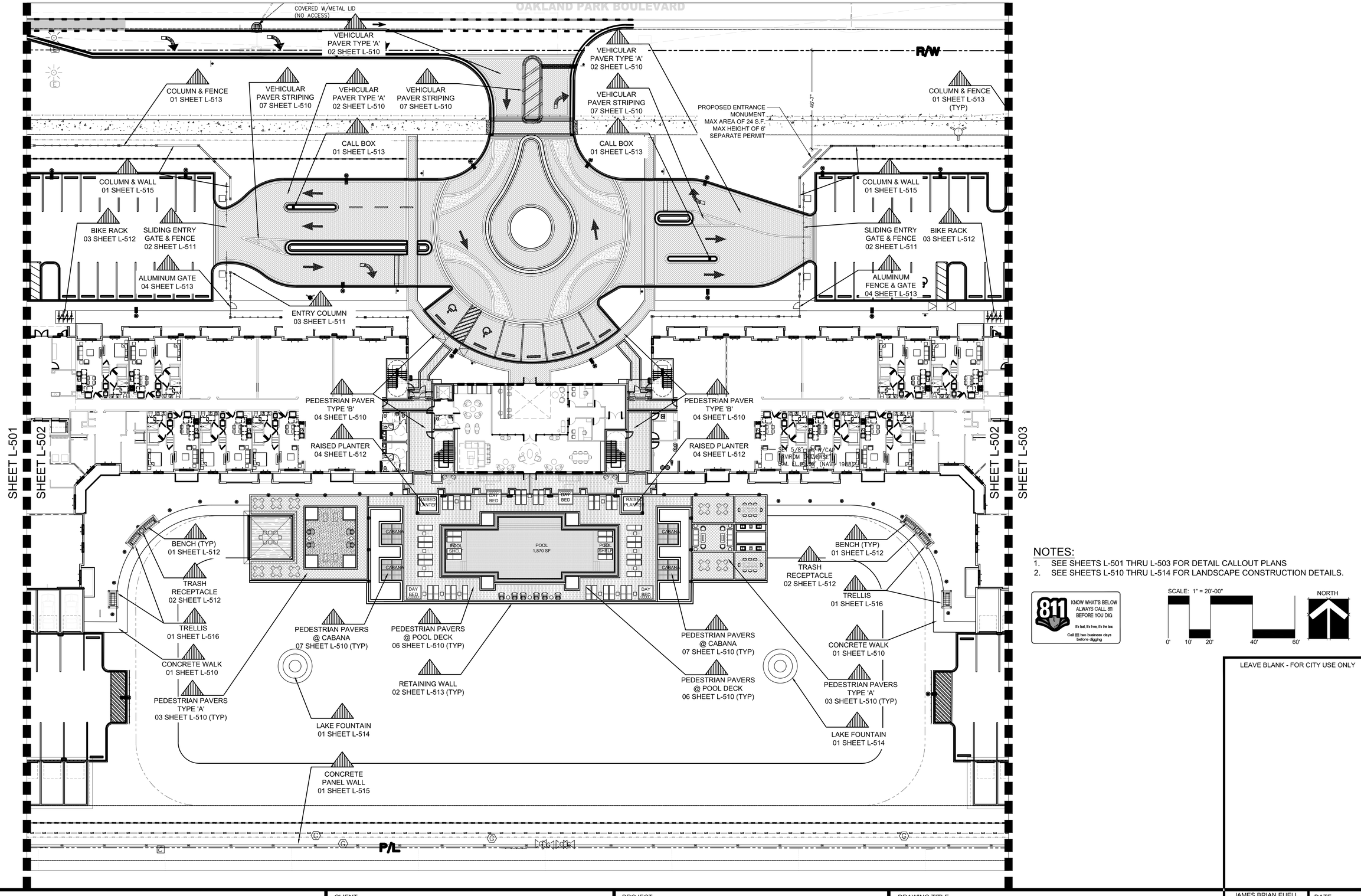
DRAWING TITLE

DETAIL CALLOUT PLAN

JAMES BRIAN EUELL
FL.A. 6666897
REGISTERED LANDSCAPE ARCHITECT
JAMES BRIAN EUELL
LA 6666897
STATE OF FLORIDA

DATE
07-25-2025

SHEET NO.
L-501



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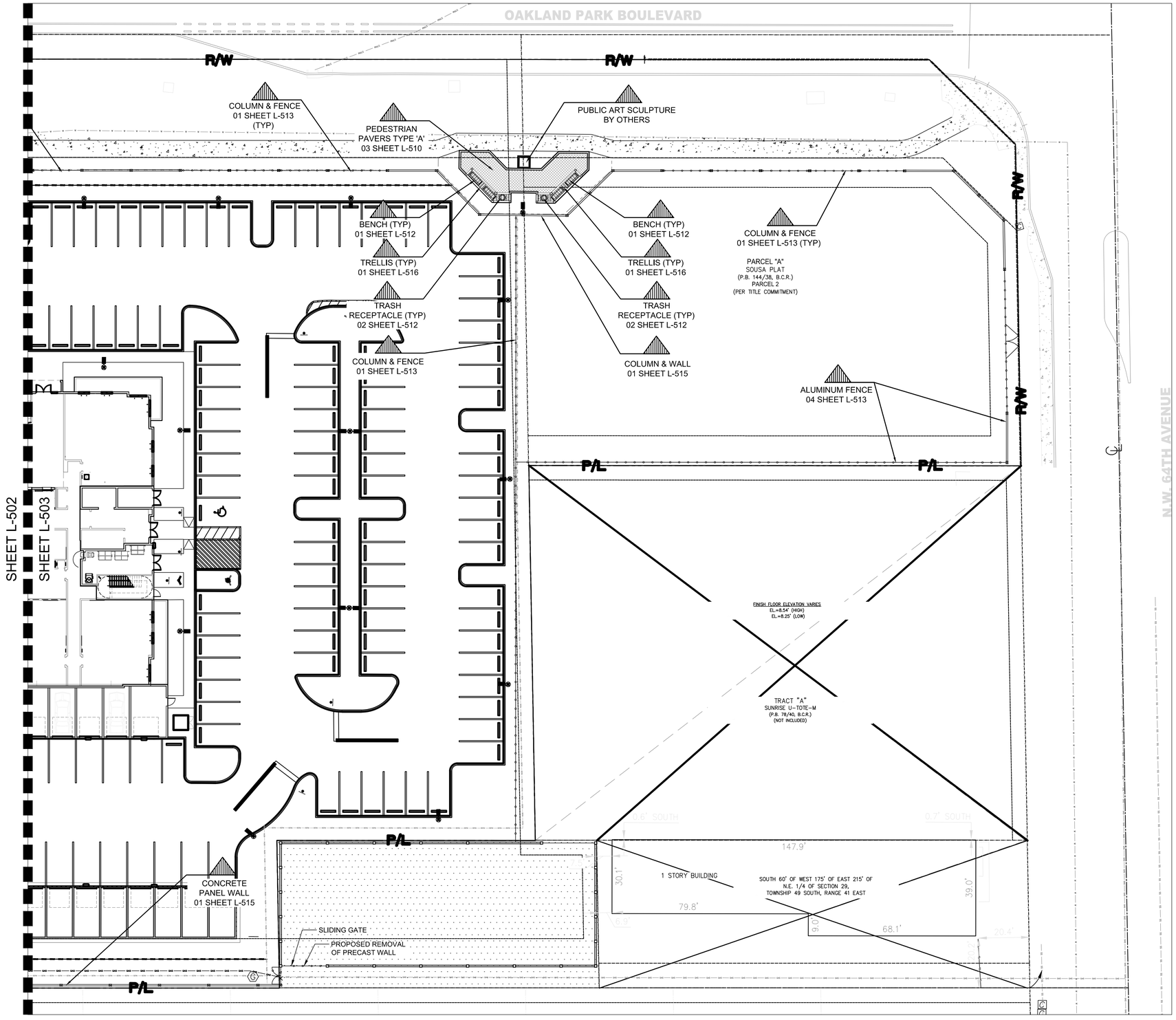
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JAMES BRIAN EUELL RLA 6666897
REGISTERED LANDSCAPE ARCHITECT JAMES BRIAN EUELL LA 6666897 STATE OF FLORIDA

DATE 07-25-2025

SHEET NO. L-502



NOTES:

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NORTH

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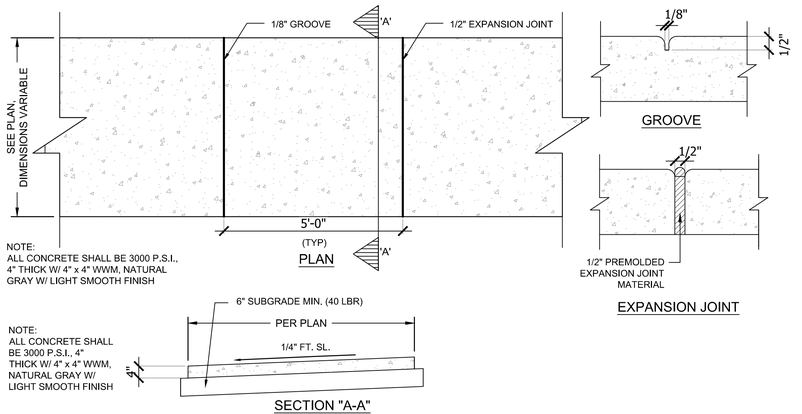
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FL. REGISTERED LANDSCAPE ARCHITECT
JAMES BRIAN EUELL
LA 6666897
STATE OF FLORIDA

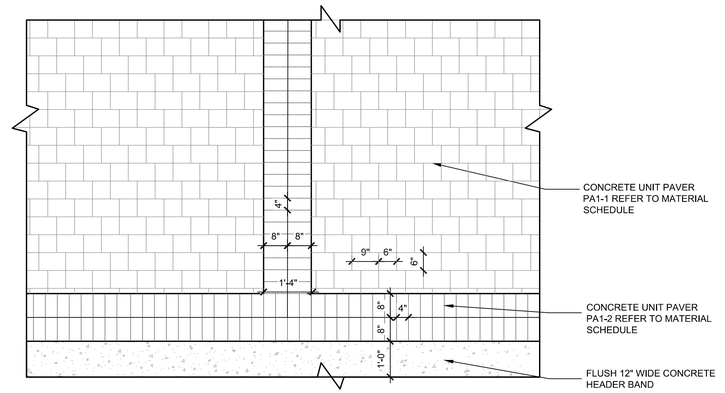
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07-25-2025

SHEET NO.
L-503



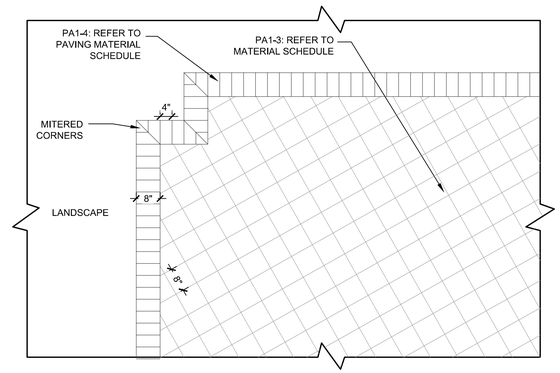
01 - CONCRETE WALK

SECTION / PLAN — SCALE: N.T.S.



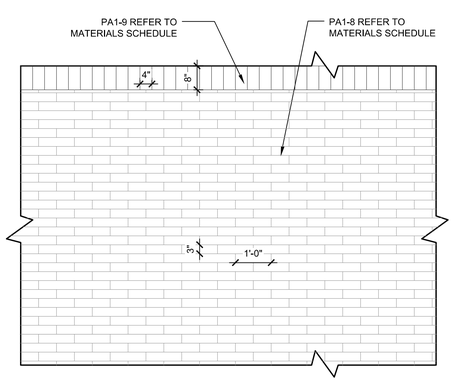
02 - VEHICULAR PAVER TYPE A

SECTION / PLAN — SCALE: 1/2" = 1'-0"



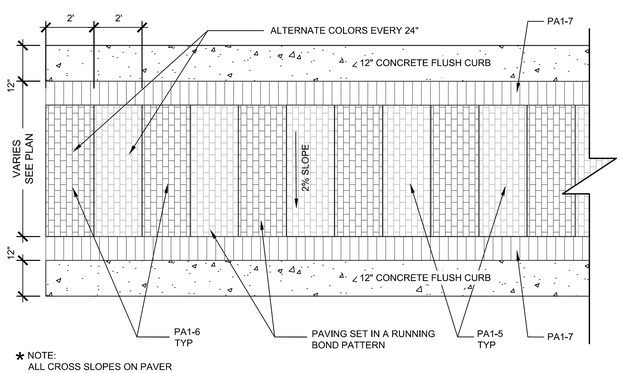
03 - PEDESTRIAN PAVERS TYPE 'A'

SECTION / PLAN — SCALE: 1/2" = 1'-0"



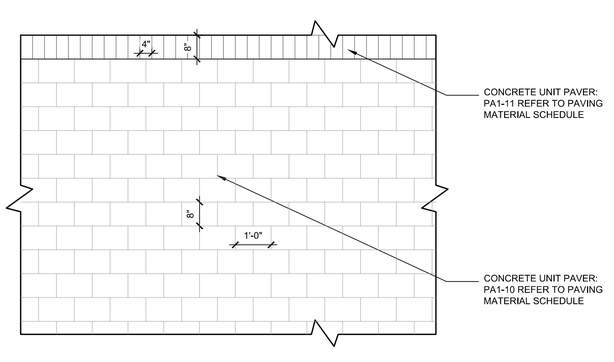
04 - PEDESTRIAN PAVERS TYPE 'B'

PLAN — SCALE: 1/2" = 1'-0"



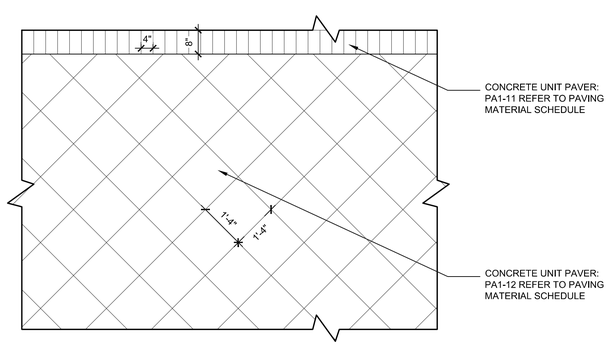
05 - PAVER CROSSWALK

PLAN — SCALE: 1/2" = 1'-0"



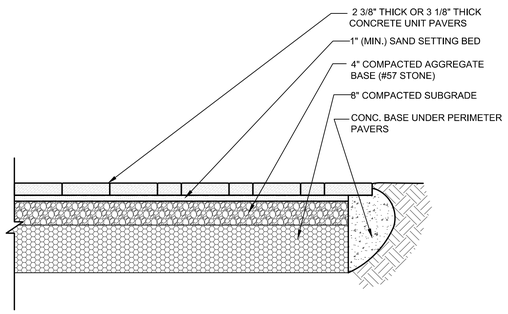
06 - PEDESTRIAN PAVERS @ POOL DECK

PLAN — SCALE: 1/2" = 1'-0"



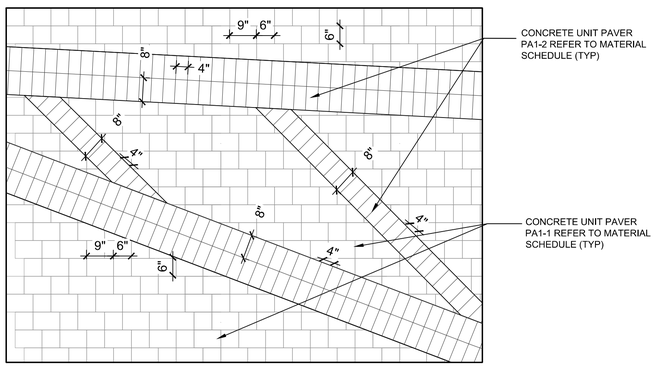
07 - PEDESTRIAN PAVERS @ CABANA

PLAN — SCALE: 1/2" = 1'-0"



06 - PAVERS @ LANDSCAPE

SECTION / PLAN — SCALE: 1/4" = 1'-0"



07 - VEHICULAR PAVER STRIPING

SECTION / PLAN — SCALE: 1/4" = 1'-0"

HARDSCAPE MATERIAL SCHEDULE

KEY	DESCRIPTION	COLOR	FINISHES	SIZE / SPECIFICATION	REMARKS	SUPPLIER
PA1-1	CONCRETE UNIT PAVER	TITANIUM	NATURAL	APIAN-STONE 2pc, 80MM THICK	REFER TO DETAIL OF LAYOUT	OLD CASTLE COASTAL, CONTACT: Hector Cortez
	FIELD (VFHICULAR)			6" x 6" AND 6" x 9" SAND SET	FIELD, RFFER TO DFTAILS	305-561-1482, www.oldcastlecoastal.com
PA1-2	CONCRETE UNIT PAVER	CHARCOAL	NATURAL	PAVER, 4" X 8", 80 MM THICK	DOUBLE SOLDIER COURSE LAYOUT	OLD CASTLE COASTAL, CONTACT: Hector Cortez
	BAND (VEHICULAR)			SAND SET	BANDING, REFER TO DETAIL	305-561-1482, www.oldcastlecoastal.com
PA1-3	CONCRETE UNIT PAVER	RIO	NATURAL	PAVER, 8" X 8", 60 MM THICK	REFER TO DETAIL OF LAYOUT	OLD CASTLE COASTAL, CONTACT: Hector Cortez
	FIELD (ENTRY PLAZA - 'A')			SAND SET	45 DEGREE	305-561-1482, www.oldcastlecoastal.com
PA1-4	CONCRETE UNIT PAVER	SLATE	NATURAL	PAVER, 4" X 8", 60 MM THICK	SOLDIER COURSE	OLD CASTLE COASTAL, CONTACT: Hector Cortez
	BAND (ENTRY PLAZA - 'A')			SAND SET	REFER TO DETAIL OF LAYOUT	305-561-1482, www.oldcastlecoastal.com
PA1-5	CONCRETE UNIT PAVER	WHITE	NATURAL	PAVER, 4" X 8", 80 MM THICK	CROSSWALK - FIELD 'A'	OLD CASTLE COASTAL, CONTACT: Hector Cortez
	FIELD -A (CROSSWALK)			SAND SET	HERRINGBONE PATTERN	305-561-1482, www.oldcastlecoastal.com
PA1-6	CONCRETE UNIT PAVER	GREY	NATURAL	PAVER, 4" X 8", 80 MM THICK	CROSSWALK - FIELD 'B'	OLD CASTLE COASTAL, CONTACT: Hector Cortez
	FIELD - B (CROSSWALK)			SAND SET	HERRINGBONE PATTERN	305-561-1482, www.oldcastlecoastal.com
PA1-7	CONCRETE UNIT PAVER	CHARCOAL	NATURAL	PAVER, 4" X 8", 80 MM THICK	SOLDIER COURSE	OLD CASTLE COASTAL, CONTACT: Hector Cortez
	BAND (CROSSWALK)			SAND SET	REFER TO DETAIL OF LAYOUT	305-561-1482, www.oldcastlecoastal.com
PA1-8	CONCRETE UNIT PLANK	WHITE - OCEANSIDE	NATURAL	PAVER, 3" X 12", 60 MM THICK	FIELD PLANK PAVERS - TO BE LAID	OLD CASTLE COASTAL, CONTACT: Hector Cortez
	PAVER - FIELD (PED. - 'B')			SAND SET	IN STAGGERED RUNNING BOND	305-561-1482, www.oldcastlecoastal.com
PA1-9	CONCRETE UNIT PAVER	GRAY - OCEANSIDE	NATURAL	PAVER, 4" X 8", 60 MM THICK	SOLDIER COURSE	OLD CASTLE COASTAL, CONTACT: Hector Cortez
	BAND (PFD. - 'B')			SAND SFT	REFFR TO DETAIL AND LAYOUT	305-561-1482, www.oldcastlecoastal.com
PA1-10	CONCRETE UNIT PAVER	WHITE - OCEANSIDE	NATURAL W/SHELLS	PLANK PAVER, 8" X 12", 60MM THICK	LAID PER DIRECTIONS AS SHOWN	OLD CASTLE COASTAL, CONTACT: Hector Cortez
	POOL DECK - FIELD			SAND SET	ON PAVING PLAN AND DETAILS	305-561-1482, www.oldcastlecoastal.com
PA1-11	CONCRETE UNIT PAVER	GRAY - OCEANSIDE	NATURAL W/SHELLS	PAVER, 8" X 8", 60 MM THICK	SINGLE SOLDIER COURSE BAND	OLD CASTLE COASTAL, CONTACT: Hector Cortez
	POOL DECK - BAND			SAND SET	REFER TO DETAIL AND LAYOUT	305-561-1482, www.oldcastlecoastal.com
PA1-12	CONCRETE UNIT PLANK	WHITE - OCEANSIDE	NATURAL W/SHELLS	PAVER, 16" X 16", 60MM THICK	LAID PER DIRECTIONS AS SHOWN	OLD CASTLE COASTAL, CONTACT: Hector Cortez
	POOL DECK - FIELD			SAND SET	REFER TO DETAIL AND LAYOUT	305-561-1482, www.oldcastlecoastal.com

08 - MATERIALS SCHEDULE

LEAVE BLANK - FOR CITY USE ONLY

Architectural Alliance Landscape
612 SW 4th Ave., Fort Lauderdale, FL. 33315 LCC000237
TEL:954-764-8858 EMAIL: BEuell@archall.net

1. 11/04/25 REV. 1 DRC COMM.
2. 01/23/26 REV. 2 DRC COMM.

CLIENT

PINNACLE COMMITTED TO EXCELLENCE
9100 SOUTH DADELAND BLVD. SUITE 700, MIAMI, FL 33156

PROJECT

ENSPIRE AT SUNRISE

MULTIFAMILY PROJECT
W. OAKLAND PARK BLVD. & N.W. 68th AVE.
SUNRISE, FLORIDA 33313

DRAWING TITLE

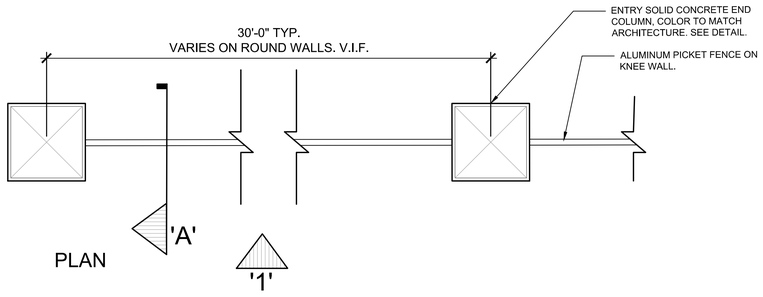
LANDSCAPE CONSTRUCTION DETAILS

JAMES BRIAN EUELL
FL LA #6666897

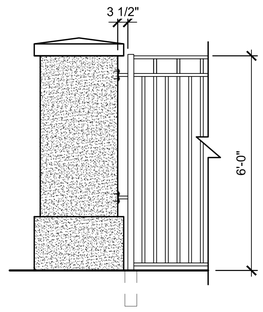
REGISTERED LANDSCAPE ARCHITECT JAMES BRIAN EUELL LA 6666897 STATE OF FLORIDA

DATE 07-25-2025

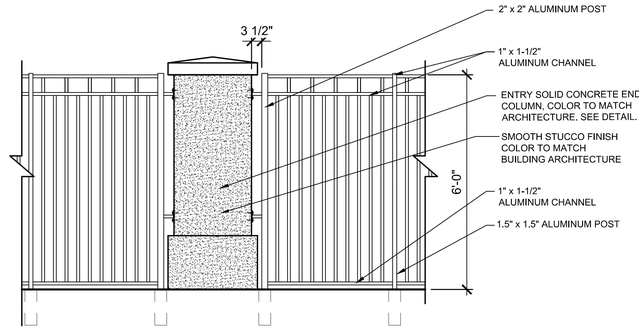
SHEET NO. L-510

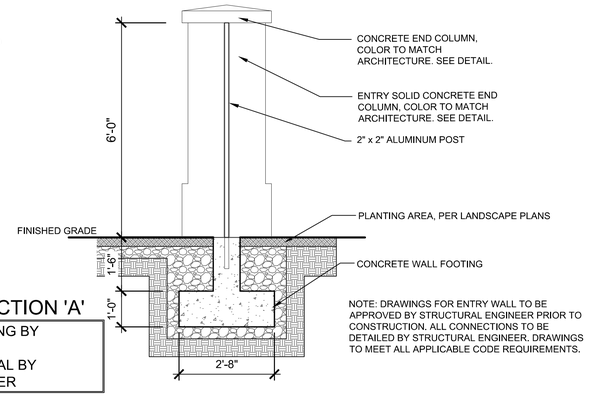


PLAN



ELEVATION '1'





SECTION 'A'

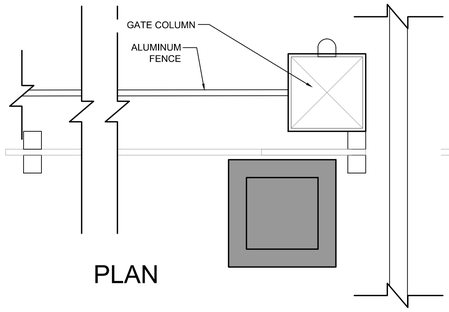
NOTE: FENCE FOOTING BY SEPARATE PERMIT DEFERRED SUBMITTAL BY DELEGATED ENGINEER

NOTE: DRAWINGS FOR ENTRY WALL TO BE APPROVED BY STRUCTURAL ENGINEER PRIOR TO CONSTRUCTION. ALL CONNECTIONS TO BE DETAILED BY STRUCTURAL ENGINEER. DRAWINGS TO MEET ALL APPLICABLE CODE REQUIREMENTS.

01 - COLUMN & FENCE AT ENTRANCE

SECTION / ELEVATION / PLAN

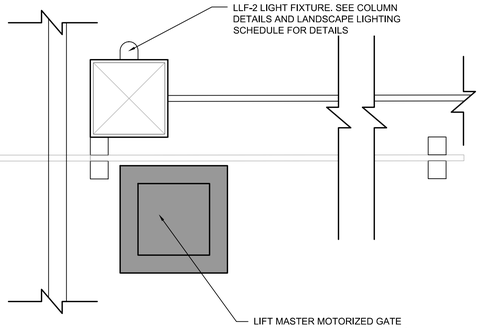
SCALE: 1/2" = 1'-0"



PLAN

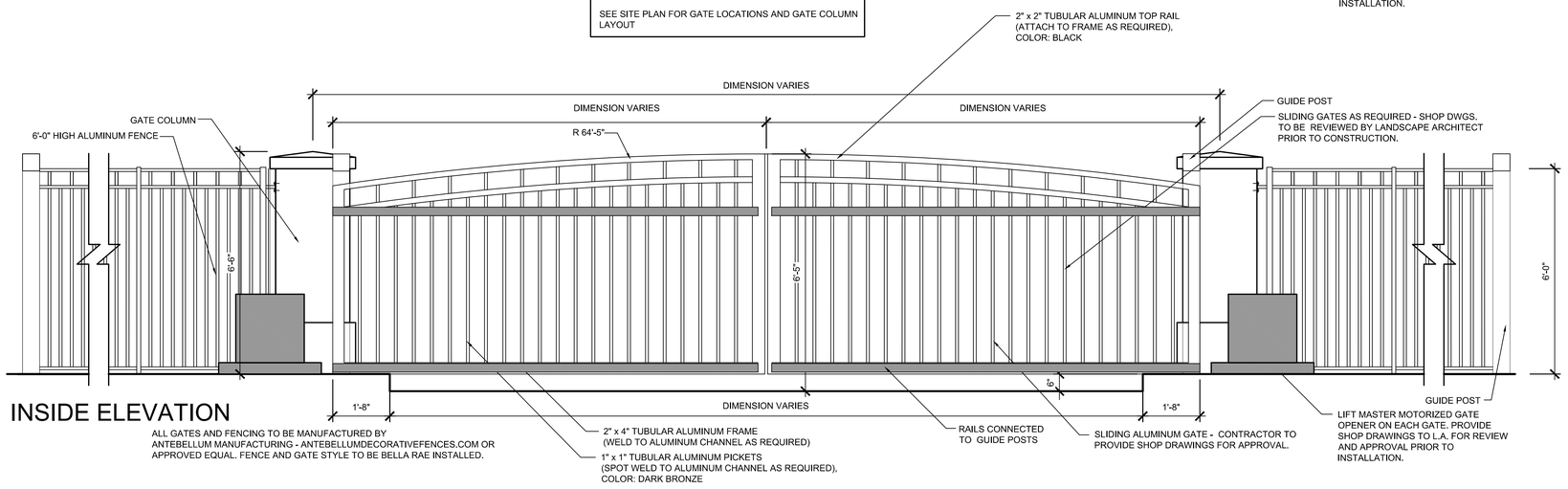
OUTSIDE

INSIDE



NOTE:

SEE SITE PLAN FOR GATE LOCATIONS AND GATE COLUMN LAYOUT



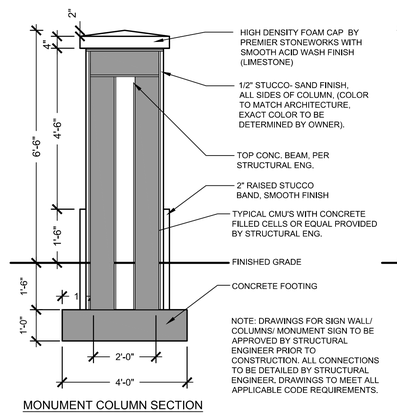
INSIDE ELEVATION

ALL GATES AND FENCING TO BE MANUFACTURED BY ANTEBELLUM MANUFACTURING - ANTEBELLUMDECORATIVEFENCES.COM OR APPROVED EQUAL. FENCE AND GATE STYLE TO BE BELLA RAE INSTALLED.

02 - SLIDING ENTRY GATE & FENCE

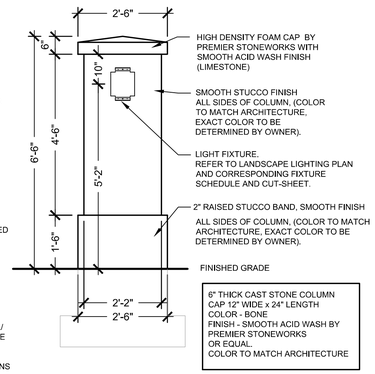
ELEVATION / PLAN

SCALE: 1/2" = 1'-0"



NOTE: DRAWINGS FOR SIGN WALL/ COLUMNS/ MONUMENT SIGN TO BE APPROVED BY STRUCTURAL ENGINEER PRIOR TO CONSTRUCTION. ALL CONNECTIONS TO BE DETAILED BY STRUCTURAL ENGINEER. DRAWINGS TO MEET ALL APPLICABLE CODE REQUIREMENTS.

MONUMENT COLUMN SECTION



6" THICK CAST STONE COLUMN CAP 12" WIDE x 24" LENGTH
COLOR - BONE
FINISH - SMOOTH ACID WASH BY PREMIER STONEWORKS OR EQUAL.
COLOR TO MATCH ARCHITECTURE

MONUMENT COLUMN ELEVATION

03 - ENTRY COLUMN

SECTION / PLAN

SCALE: 1/2" = 1'-0"

NOTE: COLUMN BY SEPARATE PERMIT DEFERRED SUBMITTAL BY DELEGATED ENGINEER

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CLIENT

PINNACLE
COMMITTED TO EXCELLENCE
9100 SOUTH DADELAND BLVD. SUITE 700, MIAMI, FL 33156

PROJECT

ENSPIRE AT SUNRISE

MULTIFAMILY PROJECT

W. OAKLAND PARK BLVD. & N.W. 68th AVE.
SUNRISE, FLORIDA 33313

DRAWING TITLE

LANDSCAPE CONSTRUCTION DETAILS

JAMES BRIAN EUELL
RLA 6666897
REGISTERED LANDSCAPE ARCHITECT
JAMES BRIAN EUELL
LA 6666897
STATE OF FLORIDA

DATE
07-25-2025

SHEET NO.
L-511

SEAT COLOR: TEXTURED BRONZE
ARM COLOR: TEXTURED BLACK
FRAME COLOR: TEXTURED BLACK

Latitude 6' Contour Bench with Divided Seating



Material
The bench is composed of a 12-gauge steel slat seat with a .75" wide slot pattern and cast aluminum legs and formed steel armrests. The seat will support 200 lbs. per linear foot.

Features
Features four armrests for divided seating. Steel slat seat is protected by the patented Fusion Advantage™ finish.

The bench is designed to be portable for flexibility in placement or surface mounted using pre-drilled .4" diameter holes in feet to prevent movement. **Mounting hardware is not included.**

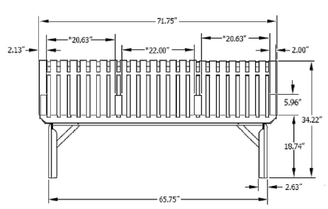
Finish
Fusion Advantage is a heat fused pastisol coating with an average .125" thickness that creates an impervious rustproof barrier and resists UV deterioration, mildew, staining and fading. Plastisol is then encapsulated with a richly tinted, high-performance powder coating that won't rust, fade, peel, chip, crack, mold, or mildew. The finish has been tested to the requirements of ASTM E1354 and is in compliance with California Uniform Fire Code 1103.2.1.4.2.

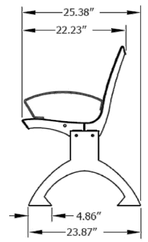
Rust-proof aluminum and rust-resistant primed steel components feature a fade-resistant powder coating. Treated components exceed the industry standard by 34% in testing by independent sources.

Assembly
This product requires some assembly. Stainless steel assembly hardware is included.

Color
See website or sales representative for color choices.

Maintenance
The product is virtually maintenance-free and requires only periodic cleaning with a sponge and a solution of mild detergent and water to remove surface dirt. **Do not clean with solvent or petroleum base products.**





01 - BENCH

SPECIFICATION SHEET — SCALE: N.T.S.

LID COLOR: TEXTURED BRONZE
RECEPTACLE COLOR: TEXTURED BRONZE

Latitude 55-Gallon Side Opening Receptacle with Bonnet Top



Accessories
Corkscrew Anchor A1020

Replacement Parts
Black Plastic Liner R DOM1013

Material
The receptacle is composed of 14-gauge slotted steel with a .75" gap vertical pattern. The built-in bonnet top is made of 18-gauge spun steel with 1.25" square tube frame and 10-gauge base. The side opening door pivots on heavy-duty steel hinges. The reusable plastic liner is made of high-density polyethylene.

Features
The receptacle body is protected by the patented Fusion Advantage™ finish. The side opening door features a tab that may be used with a lock (lock not included) to prevent unauthorized opening and a door pin with a nylon coated stainless steel cable. The bonnet top has a wide waste openings.

The receptacle is designed to be portable for flexibility in placement or surface mounted using pre-drilled 0.38" diameter holes inside the base to prevent movement; optional corkscrew mount is also available. The rubber feet are adjustable to assist in leveling the receptacle. **Mounting hardware is not included.**

Finish
Fusion Advantage is a heat fused pastisol coating with an average .125" thickness that creates an impervious rustproof barrier and resists UV deterioration, mildew, staining and fading. Plastisol is then encapsulated with a richly tinted, high-performance powder coating that won't rust, fade, peel, chip, crack, mold, or mildew. The finish has been tested to the requirements of ASTM E1354 and is in compliance with California Uniform Fire Code 1103.2.1.4.2.

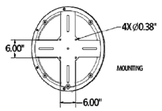
Fade-resistant, powder coated steel top features a state-of-the-art primer proven to prevent rusting. Treated components exceed the industry standard by 34% in testing by independent sources.

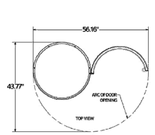
Assembly
This product ships fully assembled and ready-to-use. Using an optional corkscrew anchor may require some assembly.

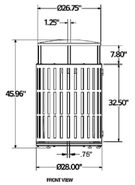
Color
See website or sales representative for color choices.

Maintenance
The product is virtually maintenance-free and requires only periodic cleaning with a sponge and a solution of mild detergent and water to remove surface dirt. **Do not clean with solvent or petroleum base products.**









02 - TRASH RECEPTACLE

SPECIFICATION SHEET — SCALE: N.T.S.

COLOR: TEXTURED BRONZE

Streetside 5-Loop Bike Rack with 7-Bike Capacity, Powder Coated Finish and Surface Mount



Material
The bike rack is composed of 2.38" O.D. x 11-gauge wall steel tubing. Each leg has a 5" diameter mounting plate.

Features
The bike rack accommodates seven bicycles—a bike within each of the upper and lower loops plus one the outside of each leg. The bike rack is designed to be surface mounted using .5" pre-drilled holes in the foot plate to prevent movement. **Mounting hardware is not included.**

Finish
Fade-resistant, powder coated steel tubing features a state-of-the-art primer proven to prevent rusting. Treated components exceed the industry standard by 34% in testing by independent sources.

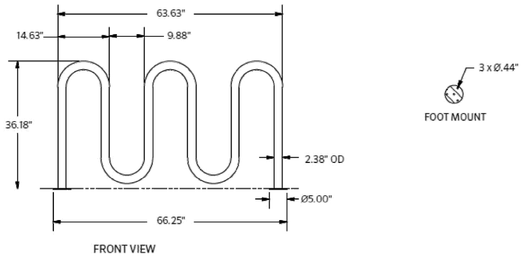
Assembly
This product ships fully assembled and ready-to-use.

Color
See website or sales representative for color choices.

Maintenance
The product is virtually maintenance-free and requires only periodic cleaning with a sponge and a solution of mild detergent and water to remove surface dirt. **Do not clean with solvent or petroleum base products.**

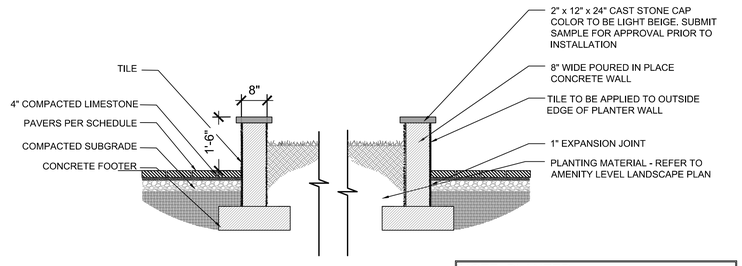
Warranty
20-year limited structural warranty with 3-year finish warranty; 7-year warranty against fading.

Manufactured in the U.S.



03 - BIKE RACK

SPECIFICATION SHEET — SCALE: N.T.S.



NOTE: PLANTER
BY SEPARATE PERMIT DEFERRED
SUBMITTAL BY DELEGATED ENGINEER

04 - RAISED PLANTER

PLAN / SECTION — SCALE: 1/2" = 1'-0"

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TEL:954-764-8858 EMAIL: BEuell@archall.net

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2. 01/23/26 REV. 2 DRC COMM.

CLIENT
PINNACLE
COMMITTED TO EXCELLENCE
9100 SOUTH DADELAND BLVD. SUITE 700, MIAMI, FL 33156

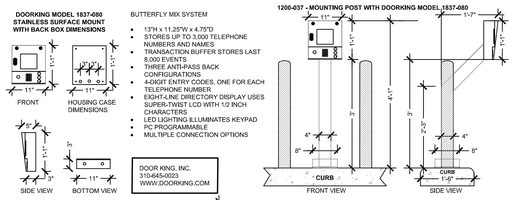
PROJECT
ENSPIRE AT SUNRISE
MULTIFAMILY PROJECT
W. OAKLAND PARK BLVD. & N.W. 68th AVE.
SUNRISE, FLORIDA 33313

DRAWING TITLE
LANDSCAPE CONSTRUCTION DETAILS

JAMES BRIAN EUELL
RLA #6666897
REGISTERED LANDSCAPE ARCHITECT JAMES BRIAN EUELL LA 6666897 STATE OF FLORIDA

DATE
07-25-2025

SHEET NO.
L-512



DOORKING MODEL 1837-080 STAINLESS SURFACE MOUNT WITH BACK BOX DIMENSIONS

BUTTERFLY MIX SYSTEM

- 13"H x 11.25"W x 4.75"D
- STORES UP TO 3,000 TELEPHONE NUMBERS AND NAMES
- TRANSACTION BUFFER STORES LAST 8,000 EVENTS
- THREE ANTI-PASS BACK CONFIGURATIONS
- 4-DIGIT ENTRY CODES, ONE FOR EACH TELEPHONE NUMBER
- EIGHT-LINE DIRECTORY DISPLAY USES SUPER-TWIST LCD WITH 1/2 INCH CHARACTERS
- LED LIGHTING ILLUMINATES KEYPAD
- PC PROGRAMMABLE
- MULTIPLE CONNECTION OPTIONS

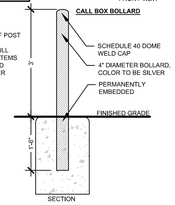
DOOR KING, INC.
310-645-0023
WWW.DOORKING.COM

1200-037 - MOUNTING POST WITH DOORKING MODEL 1837-080

MOUNTING POST
MODEL: OFFSET 1200-037

- 49" H x 14" OFFSET FROM BACK OF POST
- 4" x 4" STEEL
- 11" x 13" MOUNTING PLATE FOR FULL SIZE DKS TELEPHONE ENTRY SYSTEMS
- SMALL MOUNTING FACE FOR CARD READERS, KEYPADS, AND SMALLER ACCESS CONTROL DEVICES
- 8" x 8" BASE PLATE
- WEATHER RESISTANT BAKED-ON ENAMEL FINISH
- COLOR: SILVER
- SURFACE MOUNT

NOTE: SEE PLAN FOR CALL BOX LOCATION. SIGNAGE SHALL BE REVIEWED AND PERMITTED SEPARATELY



4" BOLLARD
MODEL: B-2

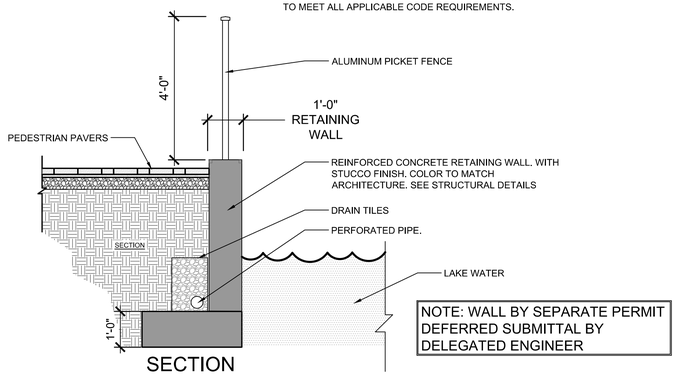
- 4" DIAMETER x 36" HEIGHT
- SCHEDULE 40 PIPE (4 1/2" OD) AND SCHEDULE 40 WELD CAP
- POWDERCOATED FINISH, COLOR TO BE SILVER
- PERMANENT EMBED MOUNTING
- SEE PLAN FOR CALL BOX BOLLARD LOCATION AND LAYOUT

TOURNESOL SITEWORKS
BRIAN MITALO
BMITALO@TOURNESOL.COM
847-867-9290

01 - CALL BOX

PLAN / SECTION — SCALE: 1/2" = 1'-0"

NOTE: WALL DRAWINGS TO BE APPROVED BY STRUCTURAL ENGINEER PRIOR TO CONSTRUCTION. ALL CONNECTIONS TO BE DETAILED BY STRUCTURAL ENGINEER. DRAWINGS TO MEET ALL APPLICABLE CODE REQUIREMENTS.

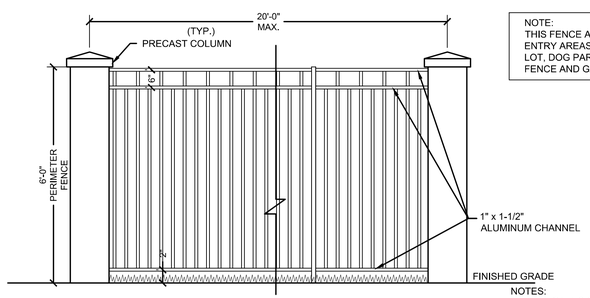


NOTE: WALL BY SEPARATE PERMIT DEFERRED SUBMITTAL BY DELEGATED ENGINEER

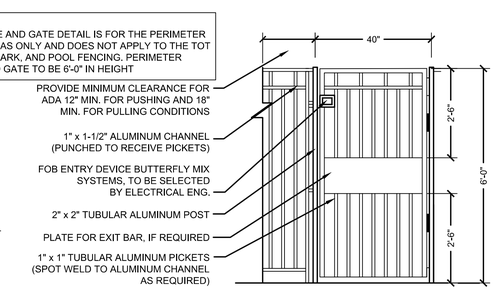
SECTION

02 - RETAINING WALL

SECTION — SCALE: 1/2" = 1'-0"



NOTE:
THIS FENCE AND GATE DETAIL IS FOR THE PERIMETER ENTRY AREAS ONLY AND DOES NOT APPLY TO THE TOT LOT, DOG PARK, AND POOL FENCING. PERIMETER FENCE AND GATE TO BE 6'-0" IN HEIGHT



NOTES:
1. ALL GATES SHALL BE SELF CLOSING WITH A SELF LATCHING MECHANISM.
2. ALL GATES SHALL BE EQUIPPED WITH KEY FOB ENTRY ACCESS, PER ARCHITECT.
3. ALL ALUMINUM RAIL FENCING SHALL BE COLOR BLACK.
4. SWING GATES ARE REQUIRED AT MAIN ENTRY POINTS. REFER TO SITE PLAN FOR LOCATIONS.
5. ALL PERIMETER GATES AND FENCING TO BE MANUFACTURED BY ANTEBELLUM MANUFACTURING OR APPROVED EQUAL. FENCE AND GATE STYLE TO BE BELLA RAE INSTALLED. WWW.ANTEBELLUMDECORATIVEFENCES.COM

NOTE: FENCE BY SEPARATE PERMIT DEFERRED SUBMITTAL BY DELEGATED ENGINEER

04 - ALUMINUM FENCE, GATE AND COLUMN

SECTION / ELEVATION — SCALE: 1/2" = 1'-0"

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PROJECT
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DRAWING TITLE
LANDSCAPE CONSTRUCTION DETAILS

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FL LA #6666897
REGISTERED LANDSCAPE ARCHITECT
JAMES BRIAN EUELL
LA 6666897
STATE OF FLORIDA

DATE
07-25-2025

SHEET NO.
L-513