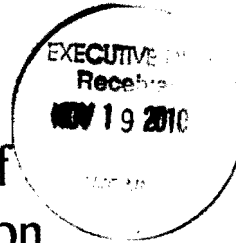




Florida Department of Environmental Protection

Southwest District Office
13051 North Telecom Parkway
Temple Terrace, Florida 33637-0926

NOV 17 2010



Charlie Crist
Governor

Jeff Kottkamp
Lt. Governor

Mimi A. Drew
Secretary



Southwest Florida Water Management District
c/o Bruce C. Wirth
2379 Broad Street
Brooksville, FL 34604-6899

File No. 53-0204522-010, Polk County

Dear Mr. Wirth:

This is to acknowledge receipt of your notice on October 22, 2010 and additional info received on November 10, 2010, of intent to use a Noticed General Permit (NGP), pursuant to Rule 62-341.485, Florida Administrative Code (F.A.C.) to impact approximately 67-acres of previously impacted wetlands (FLUCCs: 610; 500 and 641) in order to construct a 1,008-acre, flow through emergent marsh treatment wetland which will include three treatment cells to improve water quality discharging from Lake Hancock to Saddle Creek which flows to the Peace River. Additionally, 1.7-acres of surface waters/wetlands (FLUCCs 500 and 630) will be impacted to construct an inlet channel and a pump station along the south shore of Lake Hancock to control the intake of water into the treatment wetland. The project is located adjacent to and south of Lake Hancock, a Class III Florida Waterbody, southeast of the City of Lakeland and north of the City of Bartow Bartow, Section 20, Township 29 South, Range 25 East, Polk County.

In addition to regulatory authorization under Rule 62-341.485, F.A.C., this type of activity also requires both proprietary and federal authorizations. Proprietary authorization is required pursuant to Chapters 253 and 258, Florida Statute (F.S.), to use state-owned submerged lands for private purposes. Federal authorization is needed for works in waters of the United States through the State Programmatic General Permit (SPGP) program.

Your notice has been reviewed by Department staff for all three types of authorizations: regulatory, proprietary and federal. The authority for review and the outcomes of the reviews are listed below. Please read each section carefully. Your project may not have qualified for all three authorizations. If your project did not qualify for one or more of the authorizations, the specific section dealing with that authorization will advise you how to obtain it. **You may NOT commence your project without all three authorizations.** If you change the project from what you submitted, the authorization(s) granted may no longer be valid at the time of commencement of the project. Please contact us prior to beginning your project if you wish to make any changes.

REGULATORY REVIEW – APPROVED

Based on the forms, drawings, and documents submitted/revised with your notice, it appears that the project meets the requirements for the Noticed General Permit under Rule 62-341.485, F.A.C.

Please be advised that the construction phase of the NGP must be completed within five years from the date the notice to use the NGP was received by the Department. If you wish to continue this NGP beyond the expiration date, you must notify the Department at least 30 days before its expiration. Any activities performed under a noticed general permit are subject to general conditions required in Rule 62-341.215, F.A.C. (attached), and the specific conditions of Rule 62-341.485, F.A.C. (attached). Any deviations from these conditions may subject the permittee to enforcement action and possible penalties.

Authority for review- Part IV of Chapter 373, F.S., Title 62, F.A.C. and in accordance to operating agreements executed between the Department and the water management districts, as referenced in Chapter 62-113, F.A.C.

PROPRIETARY REVIEW – NOT APPROVED

Please be advised that any use of sovereign submerged lands without specific prior authorization from the Board of Trustees will be considered a violation of Chapter 253, F.S., and may subject the affected upland riparian property owners to legal action as well as potential fines for the prior unauthorized use of sovereign land.

In addition to the above, your project occurs on state-owned, sovereign submerged lands and, therefore, will require a public easement from the Department for the use of those lands, pursuant to Chapter 253.77, F.S.

In order to review your application, we need the items in the enclosed request for additional information within 60 calendar days. If necessary, you may request an extension of up to 90 additional days. You may not begin construction of this project on state-owned, sovereign submerged lands until the public easement has been issued by the Department.

Authority for review - Chapter 253 and Chapter 258, F.S., and Chapter 18-21, F.A.C. and Chapter 18-20, F.A.C., (if located in an aquatic preserve), and Section 62-343.075, F.A.C., as required.

SPGP REVIEW – NOT APPROVED

Your project does not qualify for federal authorization for works in waters of the United States through the State Programmatic General Permit (SPGP) program.

A copy of your application also has been sent to the U.S. Army Corps of Engineers (USACOE) for review. The USACOE may require a separate permit. Failure to obtain this authorization prior to construction could subject you to enforcement action by that agency. For further information, you should contact the USACOE Tampa Regulatory Field Office at (813) 769-7060 or the Gainesville Regulatory Field Office at (352) 264-7672.

If you revise your project after submitting the initial joint application the above authorization(s) may no longer be valid. Please contact us prior to construction if you wish to make any changes. Also, if you have any questions, please contact Michelle Press at (813) 632-7600, ext. 430. When referring to this project, please use the file number listed above.

Executed in Hillsborough County, Florida.

STATE OF FLORIDA DEPARTMENT
OF ENVIRONMENTAL PROTECTION



Allyson Minick
Environmental Manager
Environmental Resource Management

Copies furnished to:

U.S. Army Corps of Engineers

File

c/o Tory L. Champlin, PhD, P.E., 4925 Independence Parkway, Suite 120, Tampa, FL 33634

Enclosures:

Ch. 62-341.485, F.A.C.

Project Drawings,

Ch. 62-341.215, F.A.C.

Notice of Rights of Substantially Affected Persons

RAI Response Cover Sheet

Public Easement – Request for Additional Information

CERTIFICATE OF SERVICE

The undersigned duly designated deputy clerk hereby certifies that this determination, including all copies, was mailed before the close of business on 11/17/10, to the above listed persons.

FILING AND ACKNOWLEDGMENT

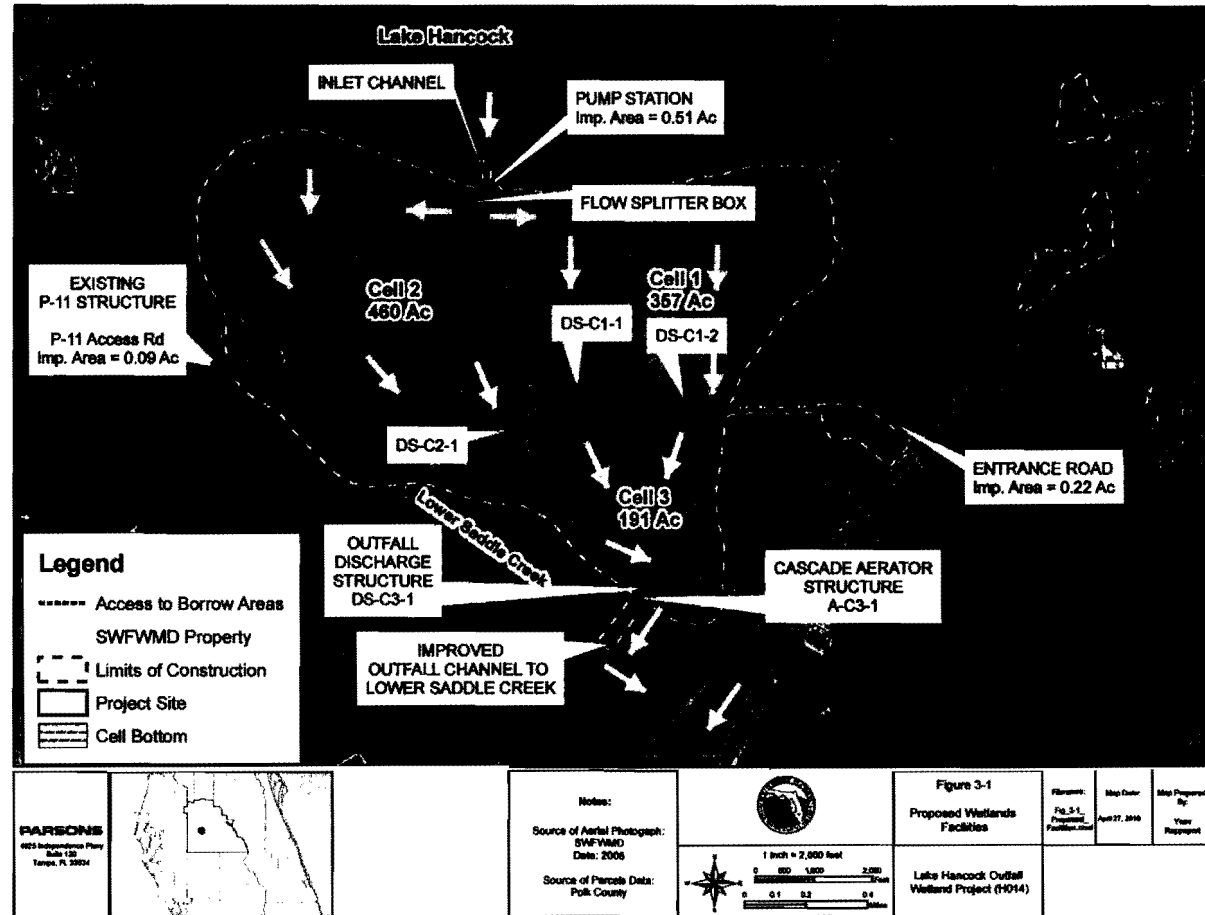
FILED, on this date, pursuant to 120.52(7),
Florida Statutes, with the designated Department Clerk,
receipt of which is hereby acknowledged.

Clerk E. Robinson Date 11/17/10

62-341.485 General Permit to Water Management Districts for Environmental Restoration or Enhancement.

- (1) A general permit is hereby granted to the Department and Water Management Districts for the construction, alteration, operation, maintenance, removal and abandonment of systems to implement Department or District environmental restoration or enhancement projects.
- (2) In order to qualify for this general permit, the environmental restoration or enhancement project must comply with any one of the following procedures:
 - (a) The project is part of a Surface Water Improvement and Management Plan developed pursuant to Section 373.453, F.S., that is reviewed by the Department and approved by a water management district in accordance with Section 373.456, F.S.;
 - (b) The project is approved by the Water Management District Governing Board or the Secretary of the Department after conducting at least one public meeting; or
 - (c) The project is wholly or partially funded by the Department through the Ecosystem Management and Restoration Trust Fund pursuant to Section 403.1651, F.S., or the Water Resource Restoration and Preservation Act pursuant to Section 403.0165, F.S.
- (3) This general permit shall be subject to the following specific conditions:
 - (a) A project under this general permit shall not significantly impede navigation; and
 - (b) All erodible ground areas and slopes disturbed during construction shall be revegetated with sod, mulch, seed, wetland species, or otherwise appropriately stabilized within 72 hours after completion of the activity authorized under this general permit and at any other time as necessary to prevent violations of state water quality standards.
- (4) When the activity under this general permit is to be conducted by the Department within the geographical area of the Northwest Florida Water Management District (District), the Department shall provide the notice and any fee required by paragraph 62-346.090(2)(b), F.A.C., to the District, and the District shall process the notice as provided in subsection 62-346.090(2), F.A.C.
- (5) When the activity under this general permit is to be conducted by the Department within the geographical area of the Suwannee River Water Management District, St. Johns River Water Management District, Southwest Florida Water Management District, or South Florida Water Management District, the Department shall provide the notice and any required fee to the appropriate District which shall process the notice according to Rules 40B-400.485, 40C-400.485, 40D-400.485, or 40E-400.485, F.A.C., as applicable, and according to any related procedural rules of the District. Specific Authority 373.026(7), 373.043, 373.118(1), 373.406(5), 373.414(9), 373.4145, 373.418, 403.805(1) FS. Law Implemented 373.118(1), 373.406(5), 373.413, 373.414(9), 373.4145, 373.416, 373.418, 373.426 FS. History—New 10-3-95, Amended 10-1-07.

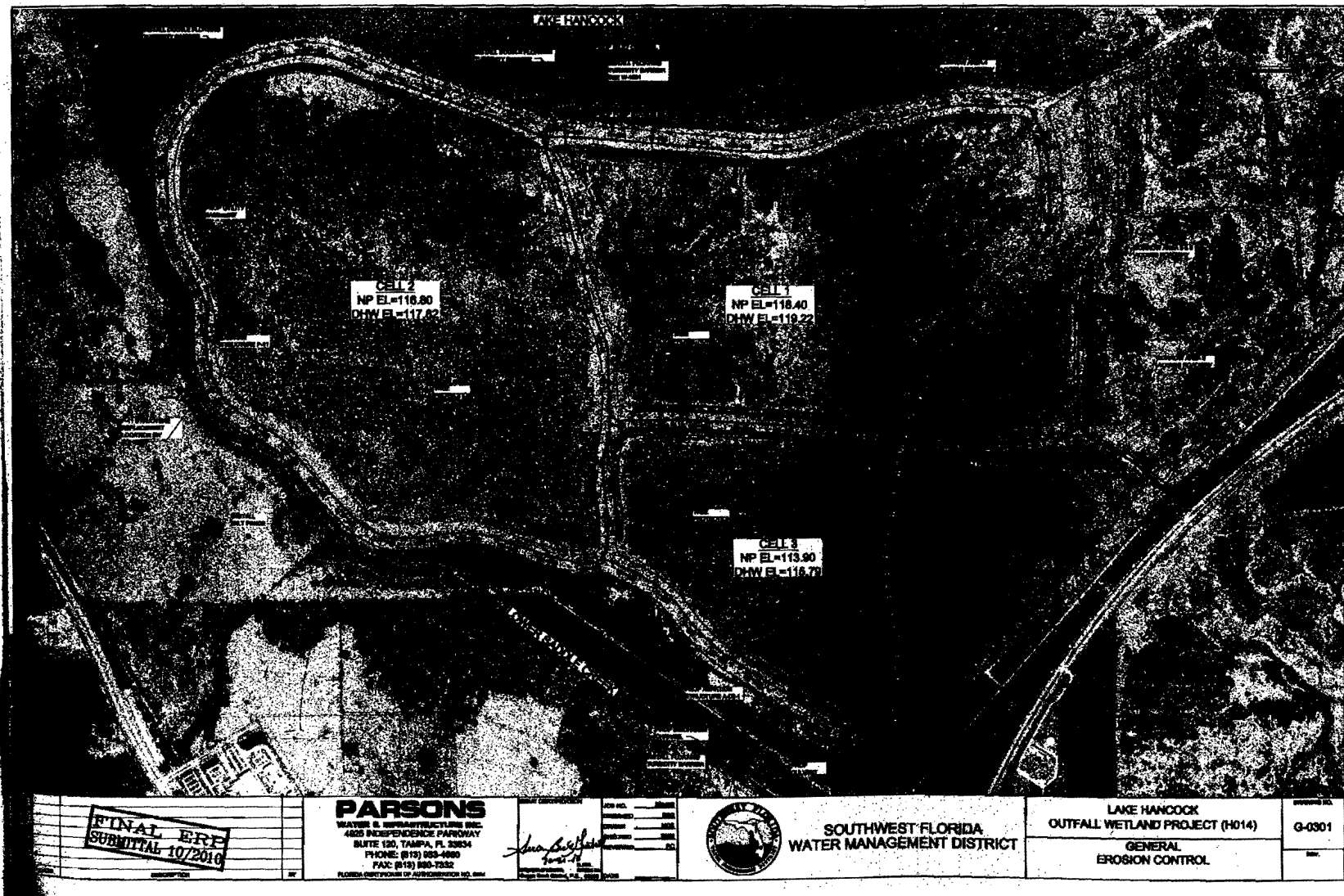
FIGURE 3.1 - PROPOSED WETLANDS FACILITIES



PARSONS

3-3

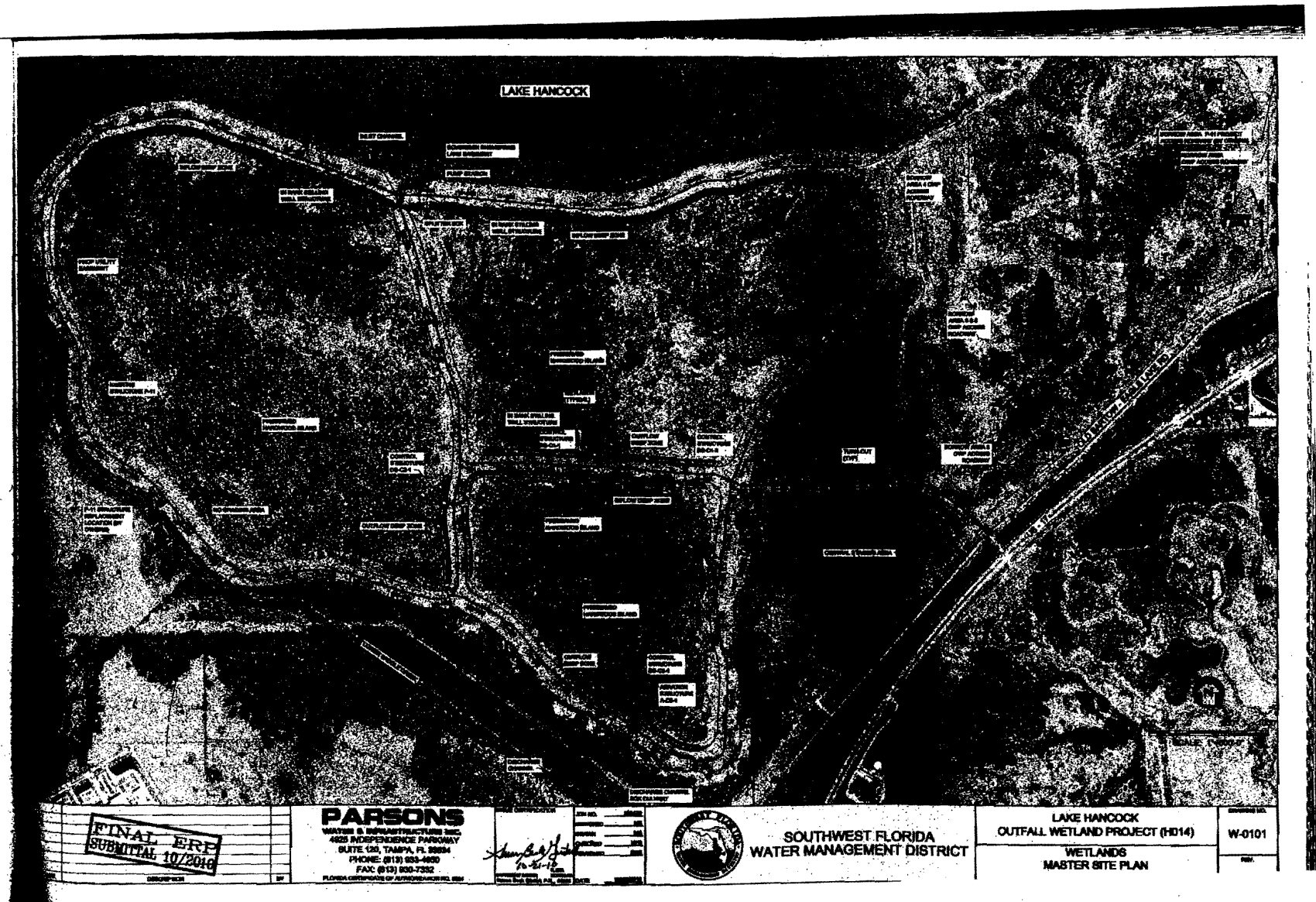
October 2010

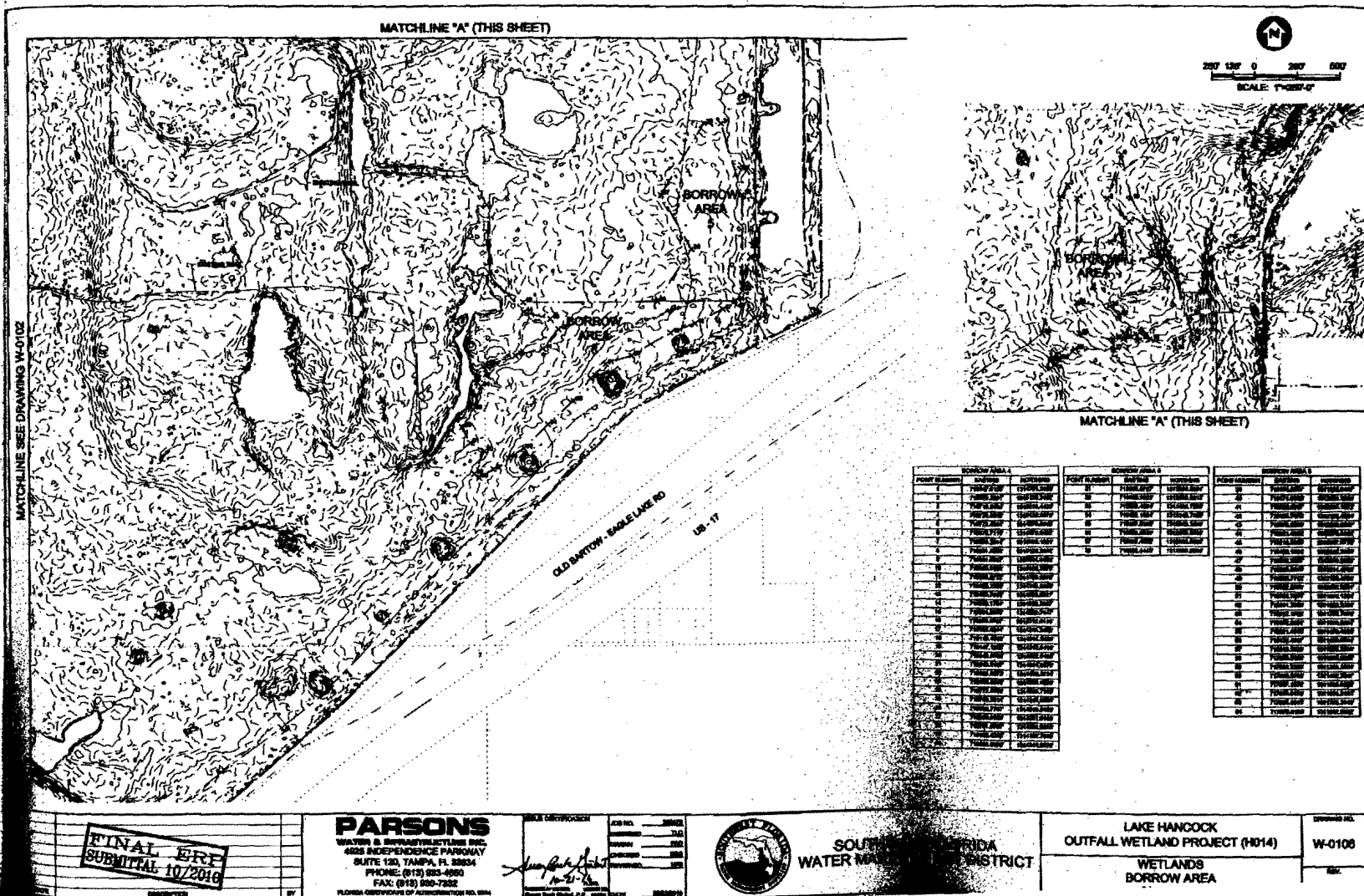


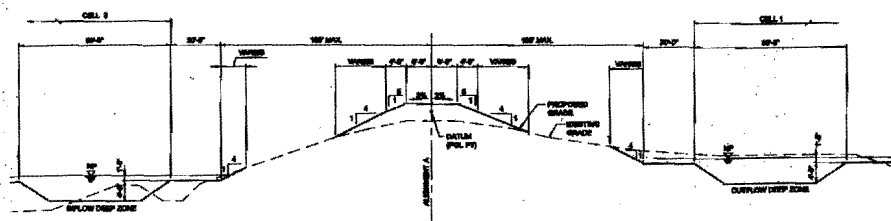
Southwest Florida Water Management District: Lake Hancock Outfall Wetland Project

File No.: 53-0204522-010

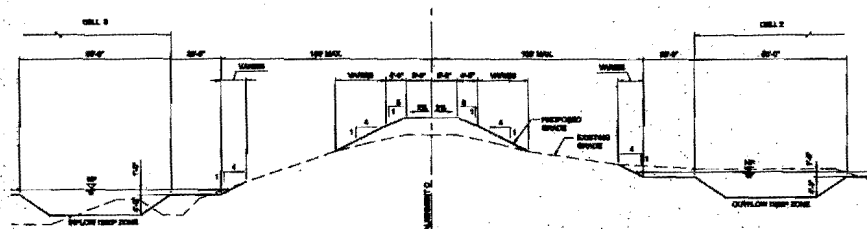
Page 6 of 16



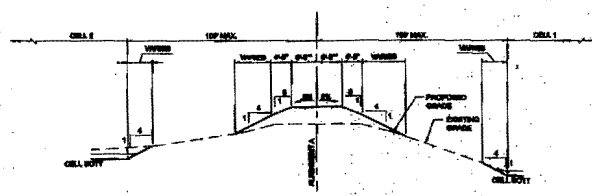




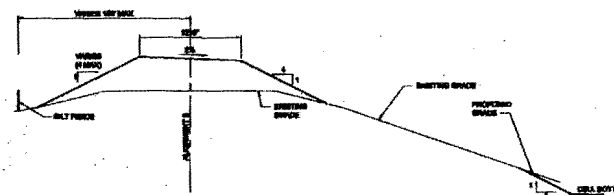
1 TYPICAL DIKE SECTION (FROM STA 40+40A± TO STA 67+50A±)
NOT TO SCALE



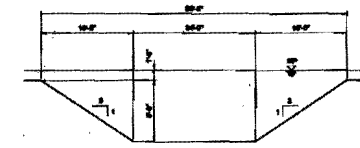
2 TYPICAL DIKE SECTION (FROM STA 4+00C± TO STA 17+00C±)
NOT TO SCALE



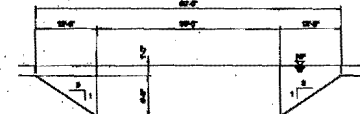
3 TYPICAL DIKE SECTIONS (FROM STA 70+00A± TO STA 106+00A±)
NOT TO SCALE



4 TYPICAL DIKE SECTION - ALIGNMENT B (OUTER DIKE)
NOT TO SCALE



5 INFLOW DEEP ZONE (CELLS 1 & 2)
NOT TO SCALE



6 INFLOW DEEP ZONE (CELL 3) & OUTFLOW DEEP ZONE (CELLS 1, 2 & 3)
NOT TO SCALE

DEEP ZONE SCHEDULE					
CELL	CELL DEPTH (FT)	INFLOW DEEP ZONE DEPTH (FT)	CELL DEPTH (FT)	OUTFLOW DEEP ZONE DEPTH (FT)	OUTFLOW DEEP ZONE DEPTH (FT)
1	11.0	0	11.0	0	11.0
2	11.0	0	11.0	0	11.0
3	11.0	0	11.0	0	11.0

- NOTES:
- SEE SHEET 10-011 THROUGH 10-015 FOR DETAIL AND PLACING DETAILS.
 - PROVIDE PORTLAND CEMENT FROM TOP OF DISE SLOPE TO CELLS.
 - SEE SHEET 10-011 FOR TYPICAL ROADWAY SURFACE DETAILS.

FINAL ERF
SUBMITTAL 10/2010

PARSONS
WATER & INFRASTRUCTURE INC.
4025 INDEPENDENCE PARKWAY
SUITE 130, TAMPA, FL 33634
PHONE: (813) 933-4000
FAX: (813) 933-7282
FLORIDA CERTIFICATE OF APPROVAL NO. 0001

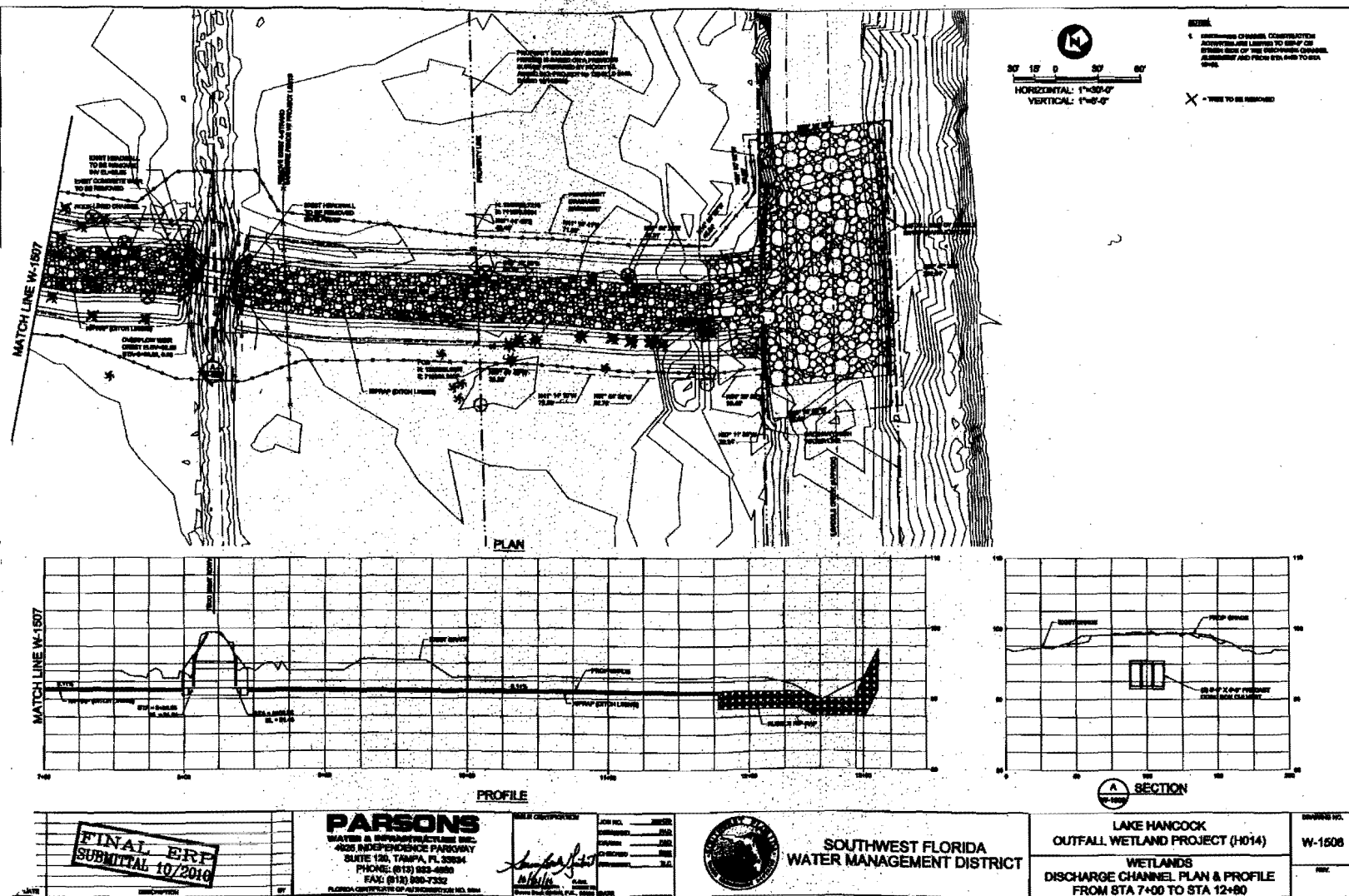
DESIGNER
CHECKED
APPROVED
DATE



SOUTHWEST FLORIDA
WATER MANAGEMENT DISTRICT

LAKE HANCOCK
OUTFALL WETLAND PROJECT (H014)
WETLANDS
TYPICAL DIKE & DEEP ZONE SECTIONS

W-0110



Southwest Florida Water Management District: Lake Hancock Outfall Wetland Project

File No.: 53-0204522-010

Page 11 of 16

GENERAL CONDITIONS FOR ALL NOTICED GENERAL PERMITS

Rule 62-341.215, Florida Administrative Code

- (1) The terms, conditions, requirements, limitations, and restrictions set forth in this section are general permit conditions and are binding upon the permittee for all noticed general permits in this chapter. These conditions are enforceable under Part IV of Chapter 373, F.S.
- (2) The general permit is valid only for the specific activity indicated. Any deviation from the specified activity and the conditions for undertaking that activity shall constitute a violation of the permit. A violation of the permit is a violation of Part IV of Chapter 373, F.S., and may result in suspension or revocation of the permittee's right to conduct such activity under the general permit. The Department also may begin legal proceedings seeking penalties or other remedies as provided by law for any violation of these conditions.
- (3) This general permit does not eliminate the necessity to obtain any required federal, state, local and special district authorizations prior to the start of any construction, alteration, operation, maintenance, removal or abandonment authorized by this permit.
- (4) This general permit does not convey to the permittee or create in the permittee any property right, or any interest in real property, nor does it authorize any entrance upon or activities on property which is not owned or controlled by the permittee, or convey any rights or privileges other than those specified in the general permit as provided by Chapter 62-330, F.A.C.
- (5) The general permit does not relieve the permittee from liability and penalties when the permitted activity causes harm or injury to: human health or welfare; animal, plant or aquatic life; or property. It does not allow the permittee to cause pollution in contravention of Florida Statutes and Department rules.
- (6) The permittee is hereby advised that Section 253.77, F.S., states that a person may not commence any excavation, construction, or other activity involving the use of sovereign or other lands of the state, the title to which is vested in the Board of Trustees of the Internal Improvement Trust Fund without obtaining the required is responsible for obtaining any necessary authorizations from the Board of Trustees prior to commencing activity on sovereignty lands or other state-owned lands.
- (7) The authorization to conduct activities pursuant to a general permit may be modified, suspended or revoked in accordance with Chapter 120, F.S., and Section 373.429, F.S.
- (8) This permit shall not be transferred to a third party except pursuant to Section 62-343.130, F.A.C. The permittee transferring the general permit shall remain liable for any corrective actions that may be required as a result of any permit violations prior to sale, conveyance, or other transfer of ownership or control of the permitted system or the real property at which the permitted system is located.
- (9) Upon reasonable notice to the permittee, Department staff with proper identification shall have permission to enter, inspect, sample and test the permitted system to insure conformity with the plans and specifications approved by the permit.
- (10) The permittee shall maintain any permitted system in accordance with the plans submitted to the Department and authorized in this general permit.
- (11) A permittee's right to conduct a specific noticed activity under this noticed general permit is authorized for a duration of five years.
- (12) Construction, alteration, operation, maintenance, removal and abandonment approved by this general permit shall be conducted in a manner which does not cause violations of state water quality standards, including any anti-degradation provisions of Sections 62-4.242(1)(a) and (b), 62-4.242(2) and (3), and 62-302.300, F.A.C., and any special standards for Outstanding Florida Waters and Outstanding National Resource Waters. The permittee shall implement best management

practices for erosion, turbidity, and other pollution control to prevent violation of state water quality standards. Temporary erosion control measures such as sodding, mulching, and seeding shall be implemented and shall be maintained on all erodible ground areas prior to and during construction. Permanent erosion control measures such as sodding and planting of wetland species shall be completed within seven days of any construction activity. Turbidity barriers shall be installed and maintained at all locations where the possibility of transferring suspended solids into wetlands and other surface waters exists due to the permitted activity. Turbidity barriers shall remain in place and shall be maintained in a functional condition at all locations until construction is completed and soils are stabilized and vegetation has been established. Thereafter the permittee shall be responsible for the removal of the barriers. The permittee shall correct any erosion or shoaling that causes adverse impacts to the water resources.

- (13) The permittee shall hold and save the Department harmless from any and all damages, claims, or liabilities, which may arise by reason of the construction, alteration, operation, maintenance, removal, abandonment or use of any system authorized by the general permit.
- (14) The permittee shall immediately notify the Department in writing of any previously submitted information that is later discovered to be inaccurate. Specific Authority: 373.026, 373.043, 373.044, 373.118, 373.406, 403.813, 403.814, F.S. Law Implemented: 373.026, 373.043, 373.046, 373.118, 373.403, 373.413, 373.416, 373.418, 373.419, 373.422, 373.423, 373.426, 403.813, 403.814, F.S. History—New 10-3-95.

RIGHTS OF AFFECTED PARTIES

This letter acknowledges that the proposed activity may be conducted under general permit rule 62-341.485, F.A.C. This determination is final and effective on the date filed with the Clerk of the Department unless a sufficient petition for an administrative hearing is timely filed under sections 120.569 and 120.57 of the F.S. as provided below. If a sufficient petition for an administrative hearing is timely filed, this determination automatically becomes only proposed agency action subject to the result of the administrative review process. Therefore, on the filing of a timely and sufficient petition, this action will not be final and effective until further order of the Department. Because an administrative hearing may result in the reversal or substantial modification of this action, the applicant is advised not to commence construction or other activities until the deadlines noted below for filing a petition for an administrative hearing or request for an extension of time have expired.

Mediation is not available.

A person whose substantial interests are affected by the Department's action may petition for an administrative proceeding (hearing) under sections 120.569 and 120.57 of the F.S. The petition must contain the information set forth below and must be filed (received by the clerk) in the Office of General Counsel of the Department at 3900 Commonwealth Boulevard, Mail Station 35, Tallahassee, Florida 32399-3000.

Under rule 62-110.106(4) of the F.A.C., a person whose substantial interests are affected by the Department's action may also request an extension of time to file a petition for an administrative hearing. The Department may, for good cause shown, grant the request for an extension of time. Requests for extension of time must be filed with the Office of General Counsel of the Department at 3900 Commonwealth Boulevard, Mail Station 35, Tallahassee, Florida 32399-3000, before the applicable deadline. A timely request for extension of time shall toll the running of the time period for filing a petition until the request is acted upon. If a request is filed late, the Department may still grant it upon a motion by the requesting party showing that the failure to file a request for an extension of time before the deadline was the result of excusable neglect.

If a timely and sufficient petition for an administrative hearing is filed, other persons whose substantial interests will be affected by the outcome of the administrative process have the right to petition to intervene in the proceeding. Intervention will be permitted only at the discretion of the presiding officer upon the filing of a motion in compliance with rule 28-106.205 of the Florida Administrative Code.

In accordance with rule 62-110.106(3), F.A.C., petitions for an administrative hearing by the applicant must be filed within 21 days of receipt of this written notice. Petitions filed by any persons other than the applicant, and other than those entitled to written notice under section 120.60(3) of the F.S., must be filed within 21 days of publication of the notice or within 21 days of receipt of the written notice, whichever occurs first. Under section 120.60(3) of the F.S, however, any person who has asked the Department for notice of agency action may file a petition within 21 days of receipt of such notice, regardless of the date of publication.

The petitioner shall mail a copy of the petition to the applicant at the address indicated above at the time of filing. The failure of any person to file a petition for an administrative hearing within the appropriate time period shall constitute a waiver of that right.

A petition that disputes the material facts on which the Department's action is based must contain the following information:

- (a) The name and address of each agency affected and each agency's file or identification number, if known;
- (b) The name, address, and telephone number of the petitioner; the name, address, and telephone number of the petitioner's representative, if any, which shall be the address for service purposes during the course of the proceeding; and an explanation of how the petitioner's substantial interests are or will be affected by the agency determination;
- (c) A statement of when and how the petitioner received notice of the agency decision;
- (d) A statement of all disputed issues of material fact. If there are none, the petition must so indicate;
- (e) A concise statement of the ultimate facts alleged, including the specific facts that the petitioner contends warrant reversal or modification of the agency's proposed action;
- (f) A statement of the specific rules or statutes that the petitioner contends require reversal or modification of the agency's proposed action; and
- (g) A statement of the relief sought by the petitioner, stating precisely the action that the petitioner wishes the agency to take with respect to the agency's proposed action.

A petition that does not dispute the material facts on which the Department's action is based shall state that no such facts are in dispute and otherwise shall contain the same information as set forth above, as required by rule 28-106.301.

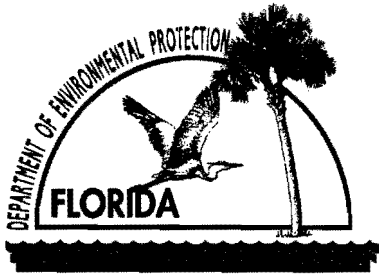
Under sections 120.569(2)(c) and (d) of the F.S., a petition for administrative hearing must be dismissed by the agency if the petition does not substantially comply with the above requirements or is untimely filed.

This determination constitutes an order of the Department. Subject to the provisions of paragraph 120.68(7)(a) of the F.S., which may require a remand for an administrative hearing, the applicant has the right to seek judicial review of the order under section 120.68 of the Florida Statutes, by the filing of a notice of appeal under rule 9.110 of the Florida Rules of Appellate Procedure with the Clerk of the Department in the Office of General Counsel, 3900 Commonwealth Boulevard, Mail Station 35, Tallahassee, Florida, 32399-3000; and by filing a copy of the notice of appeal accompanied by the applicable filing fees with the appropriate district court of appeal. The notice of appeal must be filed within 30 days from the date when the final order is filed with the Clerk of the Department. The applicant, or any party within the meaning of section 373.114(1)(a) or 373.4275 of the F.S., may also seek appellate review of this order before the Land and Water Adjudicatory Commission under section 373.114(1) or 373.4275 of the F.S. Requests for review before the Land and Water Adjudicatory Commission must be filed with the Secretary of the Commission and served on the Department within 20 days from the date when the final order is filed with the Clerk of the Department. The applicant, or any party within the meaning of paragraph 20.255(5)(a) of the F.S., may also seek appellate review of the order before the Land and Water Adjudicatory Commission under subsection 20.255(5) of the F.S. Requests for review before the Land and Water Adjudicatory Commission must be filed with the Secretary of the Commission and served on the Department within 20 days from the date when the order is filed with the Clerk of the Department.

Request for Additional Information
Public Easement

Please be advised that the state holds title to the lands below the ordinary high water line (OHWL of Lake Hancock at the project site. Please be advised that pursuant to Chapter 18-21.005(f)(11), Florida Administrative Code (F.A.C.), the appropriate form of authorization for the use of sovereignty submerged lands is a public easement. Therefore, please provide the previously requested information:

1. Provide a \$569 processing fee payable to the Department of Environmental Protection. If you are requesting to construct outside your riparian property lines, the adjacent affected riparian owner must enter into the lease as a co-lessee.
2. Provide either a copy of your local government permit, a copy of an intent to issue a permit from your local government, or a statement from local government which explicitly indicates that the proposed project is consistent with the local government's comprehensive plan.
3. Provide evidence of title to the subject riparian upland property in the form of a recorded deed, title insurance, legal opinion of title, or a long-term lease, which includes riparian rights. Evidence submitted must demonstrate that the applicant has sufficient title interest in the riparian upland property.
4. An acceptable sketch and description of the proposed easement area will be required. Refer to the enclosed package (SLER 0960) for specific requirements and information. Please review the Checklist attached to the enclosed package to ensure that all required information is included.
5. Pursuant to Chapter 18-21.005(3), F.A.C., requests for submerged lands easements must be noticed. Please follow the directions in the attached "Instructions for Noticing your project" to properly notice all property owners within 500 feet of the proposed lease and all persons who have requested to be notified of your project or any project in the area, pursuant to Chapter 253, Florida Statutes. Please be advised that processing your application cannot be completed until the Department has received all the certified mail green cards with the project number on the front.
6. The Department understands that the sovereignty material to be removed by the proposed project will be placed on public property and used for public purposes and therefore qualifies for a waiver for severance fee payment pursuant to Chapter 18-21.010(1)(j), F.A.C.



**Environmental Resource
Management Program
Southwest District**

RAI RESPONSE

FILE NUMBER: 53-0204522-010

COUNTY: Polk

PROCESSOR: M. Press

ATTENTION APPLICANT:

***PLEASE PLACE THIS COVER SHEET ON YOUR
"REQUEST FOR ADDITIONAL INFORMATION" (RAI)
RESPONSE.***

THANK YOU

For DEP use only
Entered into PA by _____ (init.)

PROFESSIONAL SKETCH REQUIREMENTS
**For Leases and Private Easements (≤3,000 Square Feet Preempted Area Over
Sovereignty Submerged Lands) and All Public Easements**

INSTRUCTIONS TO APPLICANT

IMPORTANT:

THIS PACKAGE PROVIDES THE SUBMERGED LANDS AND ENVIRONMENTAL
RESOURCES PROGRAM REQUIREMENTS THAT MUST BE MET IF YOUR PROJECT
QUALIFIES FOR A LEASE OR EASEMENT AS DESCRIBED ABOVE

IF YOU CONTRACT WITH A DESIGNATED AGENT/ENTITY TO PROCESS YOUR
SUBMERGED LANDS PUBLIC EASEMENT OR LEASE APPLICATION, YOU MUST
PROVIDE THEM THIS PROFESSIONAL SKETCH OF DESCRIPTION REQUIREMENTS
PACKAGE

PROFESSIONAL SKETCH REQUIREMENTS
For Leases and Private Easements (<3,000 Square Feet Preempted Area Over
Sovereignty Submerged Lands) and All Public Easements

When a project involves an activity on sovereignty submerged lands that requires an easement or lease, an application for a Board of Trustees (BOT) easement or lease must be filed and processed by the appropriate DEP District Office. The information identified below must be submitted to the DEP District Office in order for your application for easement or lease to be processed. The following procedures are specific to sovereign submerged lands leases or private easements that will preempt **less than or equal to 3,000 square feet and** all public easements.

The information must be prepared from the most recent records (i.e., existing rights-of-way maps, existing surveys, deeds). At the minimum, the following will be required:

SKETCH OF DESCRIPTION (OF THE EASEMENT/LEASE AREA ON SOVEREIGNTY SUBMERGED LANDS)

1. Three (3) 8 1/2" x 11" prints of the sketch of description. If the prints are reduced from a larger drawing, a copy of the original drawing must also be submitted for clarity purposes.
2. The sketch of description must be clearly labeled "NOT A FIELD SURVEY."
3. All copies must be dated, signed (original signatures), and sealed by a surveyor registered with the Florida State Board of Professional Land Surveyors and Mappers stating that the sketch of description (sketch of the easement/lease area) is in compliance with the Minimum Technical Standards pursuant to Chapter 61G17-6, Florida Administrative Code.
4. The size and dimensions of all proposed and existing structures within the right-of-way must be shown on the sketch; or engineering drawings (8 1/2" x 11" prints) including this information must be provided.
5. An *approximate* mean high water line (MHWL) in tidally influenced waters or an *approximate* ordinary high water line (OHWL) in non-tidally influenced waters must be **shown** on the sketch with a note clearly stating that the *approximate* line is not intended to be the legal boundary between private and state ownership. (Note: the description must refer to the *actual* mean or ordinary high water line-- see below.)
6. Scaled or surveyed NAD 1927 or 1983 coordinates of the point of beginning (POB) of the easement/lease area must be shown on the sketch. The coordinates may be scaled from a USGS quad sheet or other suitable maps. The method used to determine the coordinates must be noted on the drawing.

LEASE AREA DESCRIPTION

A metes and bounds description of the perimeter of the lease sought must be provided on a separate 8 1/2" x 11" sheet and must include the county, section, township and range, the name of the affected waterbody and the approximate square footage of the lease. The lease description must call for the MHWL or OHWL even though the water boundary may be represented on the sketch by an approximate line or safe upland line.

EASEMENT AREA DESCRIPTION

A metes and bounds description of the perimeter of the easement sought must be provided on a separate 8 1/2" x 11" sheet and must include the county, section, township and range, the name of the affected waterbody and the approximate acreage of the easement. The easement description must call (bearing and distance) for an actual MHWL or OHWL. (A call for the approximate line of MHWL or OHWL will not be accepted in the description (the line must be known), but is acceptable on the sketch.) A centerline description will not be accepted.

LOCATION SKETCH / VICINITY MAP

A location sketch (vicinity map) must be provided. For clarity purposes, the location sketch must be provided on a separate 8 1/2" x 11" sheet.

BOUNDARY LINES OF SOVEREIGNTY SUBMERGED LANDS

There are two types of waterbodies that define sovereignty submerged lands: tidally influenced waterbodies and non-tidally influenced waterbodies. The boundary line between sovereignty lands and privately-owned riparian lands along tidally influenced waterbodies is the mean high water line (MHWL), and along non-tidally influenced waterbodies is the ordinary high water line (OHWL).

The MHWL is usually expressed as an elevation that is available for many areas of the state on the website www.flabins.org. If an elevation is not listed for a site, the surveyor will contact the Bureau of Survey and Mapping for acceptable procedures to establish the elevation.

The surveyor will contact the Bureau of Survey and Mapping for acceptable procedures to determine the OHWL.

For both types of waterbodies a safe upland line may be used in lieu of the true ownership boundary (MHWL or OHWL) to determine acceptable easement area. Generally, a safe upland line is sufficient if it runs along the edge of mature upland vegetation. If a safe upland line is used for identification of the easement area the legal description of the parcel bounded by this line must be preceded by a leader containing: "That part of the sovereign lands of the State of Florida that lie within the following described area:"

In all cases, contact the Bureau of Survey and Mapping if there are any questions.

Definitions:

Preempted area (18-21.003 and 18-20.003, F.A.C., as applicable) means the area of sovereignty lands from which the traditional public uses have been or would be excluded to any extent by an activity. The area may include, but is not limited to, the sovereignty lands occupied by the docks and other structures, the area between the docks and the shoreline and the area between the docks and out to any mooring pilings (the preempted area would also be extended to include the area for the largest [length and width] vessel(s) to be moored at the site). In Aquatic Preserves the area will also include the docking facility turning basin. If the activity is required to be moved waterward to avoid dredging or disturbance of nearshore habitat, a reasonable portion of the nearshore area that is not impacted by the dredging or structures shall not be included in the preempted area.

Sketch of Description: A sketch of a parcel or parcels of land pursuant to Chapter 61G17-6 and prepared by a Florida professional surveyor and mapper that can be derived from direct observation and measurements, and/or from existing available information sufficient to adequately represent the perimeters of a parcel or parcels of land. The sketch shall be in

complete accord with the property description shown on, or attached and referred to, the survey map.

Property Description or Legal Description: The description of a parcel or real property, in technical terms, that is sufficient to accurately locate the parcel. The property or legal description is incorporated as a part of the survey or sketch of description.

Boundary Survey: A process pursuant to Chapter 61G17-6, which is performed and prepared by a Florida professional surveyor and mapper from direct observation and measurements and presented in map form, the primary purpose of which is to define and document the perimeters of a parcel or parcels of land. The surveyor and mapper shall make a determination of the position of the boundary of real property in complete accord with the property description shown on, or attached and referred to, the survey map.

Metes and Bounds: A method of describing land by boundary lines (bounds) and measures of length and direction (metes). The most common method is to recite the directions and lengths as one would walk around the perimeter of the parcel.

CHECKLIST FOR REVIEW OF "SKETCH" AND EASEMENT AREA DESCRIPTION

Use for reviews of sketches for all public easements
and for private easements that preempt < 3,000 square feet.

Applicant: _____ File No.: _____
Reviewed by: _____ Date: _____
☐ ACCEPTABLE ☐ UNACCEPTABLE

<u>Sketch</u>	<u>Remarks</u>
Three prints of sketch provided on 8½ x 11 sheets	_____
Sketch clearly labeled "NOT A FIELD SURVEY"	_____
Original signature	_____
Sketch is dated	_____
Sketch is drawn to scale	_____
Location, size and dimensions of existing and proposed structure(s) are shown on the sketch	_____
Approximate MHWL shown on sketch -OR-	_____
Approximate OHWL shown on sketch -OR-	_____
Approximate SUL/Apparent shoreline shown	_____
Easement boundary abuts MHWL/OHWL/SUL	_____
North arrow shown on the sketch	_____
Description matches drawing (must call for an actual M/OHWL, vs. "approx." line as shown on sketch) [see note below]	_____
Separate location sketch (vicinity map)-8½ x 11"	_____
<u>Description</u>	_____
Approximate square footage/acreage of easement	_____
Description of easement area that includes:	_____
Section, Township, Range _____	_____
County _____	_____
Waterbody _____	_____

COMMENTS:

[Note: The *description* must use actual M/OHWL, not "approximate" line, as shown on *sketch*. If SUL is used, the description begins with, "That part of the sovereign lands of the State of Florida that lie within the following described area:..."]