5

AGENDA ITEM Palm Valley / Ponte Vedra Architectural Review Board

Meetin

				0			
			10/22/2025				
		•	MEETING DAT	E			
TO: Micha	el Roberson l	Director of Growth	Management	DATE:	October	3, 2025	
FROM:	Jackie Will	iams, Overlay Plan	ner	•	PHONE:	904 209-0693	
SUBJECT OR	TITLE:	ARCCC 2025-23 S	Smoothie King				
AGENDA TY	PE:	Appointment, O	rder, Report				
PRESENTER:	:	Kelly Varn, Tayl	or Sign & Design, Inc				
BACKGROU	ND INFORMA	ATION:					

The applicant requests design approval from the Palm Valley ARCCC for the installation of four (4) illuminated wall signs and landscaping, located at 854 A1A North

SUGGESTED MOTION/RECOMMENDATION/ACTION:

APPROVE: The request complies with LDC Section 3.06 and is consistent with the intent and purpose of the Palm Valley Overlay Regulations.

DENY: The request does not comply with LDC Section 3.06 and is not consistent with the intent and purpose of the Palm Valley Overlay Regulations.



GROWTH MANAGEMENT DEPARTMENT STAFF REPORT

PONTE VEDRA OVERLAY DISTRICT

October 22, 2025 Public Meeting ARCCC 2025-23 Smoothie King

To: Architectural Review Committee **From:** Jackie Williams, Overlay Planner

Applicant (Signage): Kelly Varn

Taylor Sign & Design, Inc. 4162 St. Augustine Road Jacksonville, FL 32207

Applicant (Landscaping): Kris Risch

Legacy Retail, LLC

4624 Town Crossing Drive, Suite 119

Jacksonville, FL 32246

Location: 854 A1A North, Ponte Vedra Beach, FL 32082 **Zoning:** Planned Unit Development, Ordinance 2018-27

FLUM: Commercial

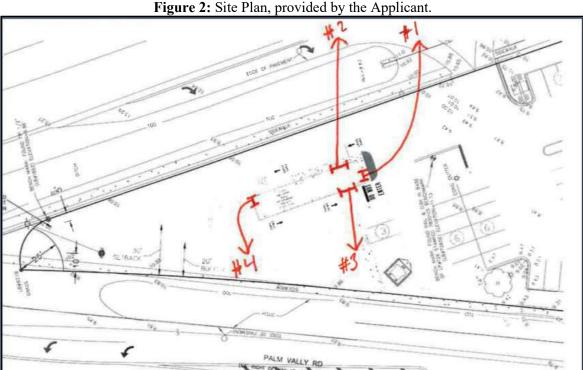
Summary of Request: The applicant requests design approval from the Palm Valley ARCCC for the installation of four (4) illuminated wall signs and landscaping.

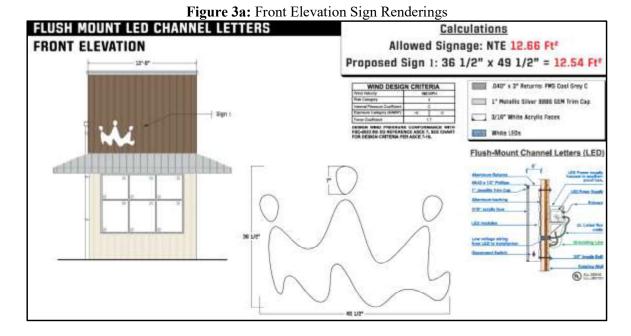
Figure 1: Aerial Map showing the project area, provided by Staff.

Subject Property

STAFF COMMENTS

*Signage. The proposed signage involves four (4) new flush mounted illuminated wall signs. The proposed wall signs are consistent with the Palm Valley Overlay sign design standards in terms of color, materials, and square footage. The proposed wall signs are to be channel letters with white faces and black trim caps. The front and rear elevation wall signs (#1 and #4) are 12.54 square feet each, while the side elevation wall signs (#2 and #3) are 23.90 square feet each. All of the proposed wall signs are less than the 24 square foot allowance stated in LDC Section 3.06.09.C.2. However, according to LDC 3.06.09.C.2, a commercial property is allowed one permanent wall sign on each street side of the building. Looking at the Sign Site Plan below, the proposed wall signs (#2, #3, and #4) face a street, however, wall sign #1 faces the parking lot.





FLUSH MOUNT LED CHANNEL LETTERS

SIDE ELEVATION

Allowed Signage: NTE 24.00 Ft[®]

Proposed Sign 2: 21 1/4" x 162" = 23.90 Ft[®]

194 x 162" = 23.90 Ft[®]

194 x 162" = 23.90 Ft[®]

194 x 162" = 23.90 Ft[®]

195 x 164" x 165" x 2" firsturae PMS Cool Grey C

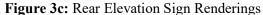
1 " Metalic Siver 6896 GEN Trim Cap

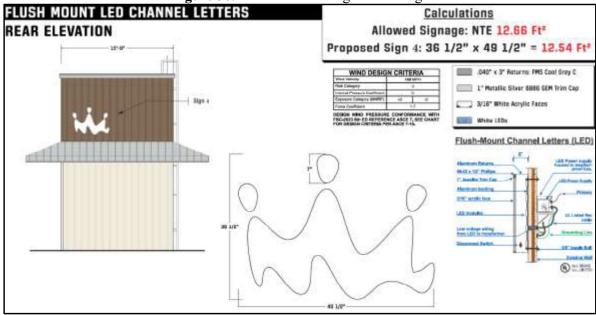
2718" Write Actylic Faces

WIND DESIGN CRITERIA

The street of the stre

Figure 3b: Side Elevation Sign Renderings





*Landscaping. In April 2025, Smoothie King received an approval from the Ponte Vedra/Palm Valley Architecture Review Committee (PVARC) for the building design, where PVARC conditioned that Smoothie King was to return for signage and landscaping approval. The Landscaping Plan is the same landscaping plan that was submitted with COMM 2025-50 for the new Smoothie King. St. Johns County's Environmental Division has reviewed the proposed landscaping plans and currently, there are no open comments from this division.

Figure 4a: Landscaping Plan

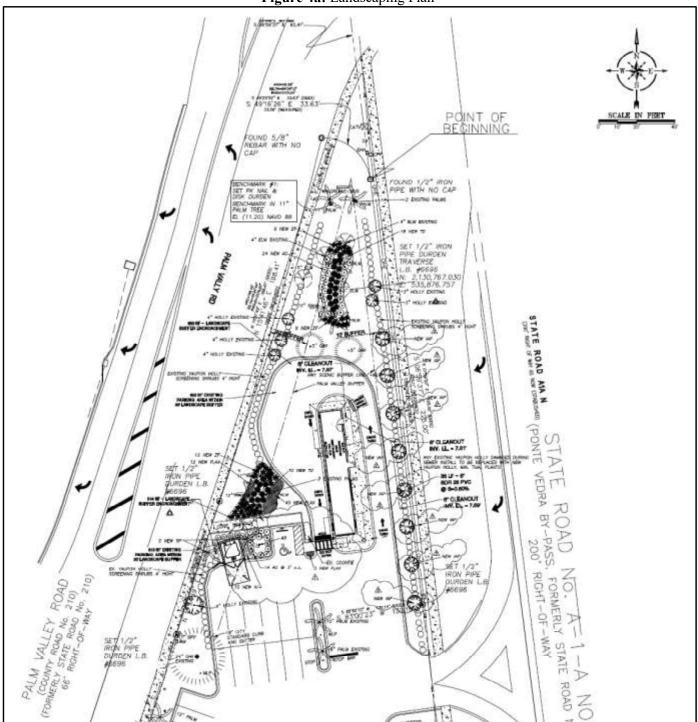
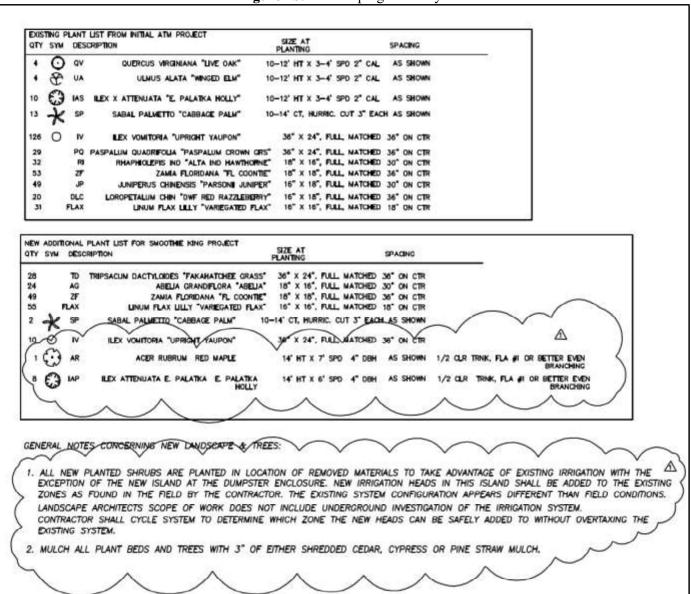


Figure 4b: Landscaping Plan Key



Applicable Standards:

Sec. 3.06.09 Signage

All multi-family and commercial Signs shall be permitted in the Palm Valley Overlay District only in accordance with the provisions of this Section.

- A. General provisions applying to all subject signage in the Palm Valley Overlay District
 - 2. Where a single Building, or group of related Buildings contains more than one (1) store or business front, all wall Signs shall be of similar style and shall be compatible and uniform in terms of size, color and any lighting.
 - 3. The color and materials of Signs shall be compatible with the architectural style, color and materials of the related commercial or multi-family Building. Any icons that are not similar to and compatible with the architectural style, color, and materials of the related commercial and multi-family building shall be restricted to a maximum fifteen percent (15%) of the advertising display area of the sign, unless additional area is approved by the ARC.

- 4. The location and dimensions of Wall Signs shall maintain compatibility with architectural materials, finishes and features of the Building.
- 8. Wall Signs shall be mounted directly upon wall surfaces, and shall not be mounted upon raceways or other protrusions from the wall surface.
- 10. Any lighting shall be white in color for all signs, unless different lighting is required by the County for purposes of protecting turtles. Signs using external lighting must conceal and shield the lighting.
- C. Number and size of Signs permitted for Commercial properties
 - 2. In addition to the above Signs, a commercial use is allowed one permanent wall Sign not to exceed twenty-four (24) square feet and may be allowed on each street side of the Building.

CORRESPONDENCE

Staff has not received any phone calls or emails regarding this application.

ATTACHMENTS

Signage Application
Sign Design Packet
Landscaping Application
Landscaping Plan
Final Order ARCCC 2024-29

SUGGESTED ACTION TO APPROVE

The Architectural Review Committee may consider a motion to approve ARCCC 2025-06 Smoothie King, as described within the application, provided:

1. The request complies with LDC Section 3.06 and is consistent with the intent and purpose of the Palm Valley Overlay Regulations.

SUGGESTED ACTION TO DENY

The Architectural Review Committee may consider a motion to deny ARCCC 2025-06 Smoothie King, as described within the application, provided:

1. The request does not comply with LDC Section 3.06 and is not consistent with the intent and purpose of the Palm Valley Overlay Regulations.

APPLICATION AND SUPPORTING DOCUMENTS



Application for Overlay District Review

Growth Management Department
Planning and Zoning Section
4040 Lewis Speedway, St. Augustine, FL 32084

Phone: 904.209.0675; Fax: 904.209-0576

Date 9425 Overlay District PV Property ID No (Strap) 060 990 051
Applicant Taylov Sign 9 Design 11 hc Phone Number 984-394-4652
Address 4162 St. Prygustine Rd Fax Number
City State P. Zip Code 32207 E-mail KVAVAPA+aylorgignco.com
Project Name MOTHIT KING
Project Address & Location 854 ATA N
Type of Review Check all that apply Commercial Use Multi-family Use Other:
The Project Involves New Building Changes to an existing Building Exterior Repainting Signage (Individual)
Unified Sign Plan Fences / Walls Parking / Lighting Landscaping / Buffers
Other:
Describe Project and work proposed to be done (Provide additional information by attachment as needed)
Installation of (4) flush mount illuminated channel letters
White faces & black trim cap
Will C Toles of District
I HEREBY CERTIFY THAT ALL INFORMATION IS CORRECT: Signature of owner or person authorized to represent this application:
I HEREBY CERTIFY THAT ALL INFORMATION IS CORRECT: Signature of owner or person authorized to represent this application:
Signed By
Signed By Printed or typed name(s)
Signature of owner or person authorized to represent this application: Signed By Printed or typed name(s) Contact Information of person to receive all correspondence if different than applicant:
Signature of owner or person authorized to represent this application: Signed By Printed or typed name(s) Contact Information of person to receive all correspondence if different than applicant: Phone Number Fax Number E-mail
Signed By Printed or typed name(s) Contact Information of person to receive all correspondence if different than applicant: Phone Number Postal Address Name
Signed By Printed or typed name(s) Contact Information of person to receive all correspondence if different than applicant: Phone Number Postal Address Name City State Zip Code
Signed By Printed or typed name(s) Contact Information of person to receive all correspondence if different than applicant: Phone Number Postal Address Name
Signature of owner or person authorized to represent this application: Signed By Printed or typed name(s) Contact Information of person to receive all correspondence if different than applicant: Phone Number Fax Number Description Postal Address Name City State Zip Code Please notify the Planning and Zoning Section at 904.209.0675 if you need any special assistance or accommodations to attend the meeting or if you have any questions concerning this application. Please list any applications currently under review or recently approved which may assist in the review of this application including
Signature of owner or person authorized to represent this application: Signed By Printed or typed name(s) Contact Information of person to receive all correspondence if different than applicant: Phone Number Fax Number Name City State Zip Code Please notify the Planning and Zoning Section at 904.209.0675 if you need any special assistance or accommodations to attend the meeting or if you have any questions concerning this application.

LETTER OF AUTHORIZATION

Affidavit

To Whom It May Concern:

AMANDA ONEAL
Notary Public - State of Florida
Commission # HH 292490
My Comm. Expires Jul 26, 2026
Bonded through National Notary Assn.

This letter authorizes Taylor Sign & Design, Inc. (or their Agents or Subcontractors) to act as Agent, to secure permits or variances required by the local governing body, and to perform sign or awning installations, removals, or maintenance at the property located at:
Property Address: 854 A1A North, Ponte Vedra, FL 32082 Company Name: Legacy Retail, LLC Phone Number: 904-367-5959
Name: Carrie Manley Manager
Address: 10739 Deerwood Park Boulevard, Suite 300
SIGNATURE OF PROPERTY OWNER/AGENT
SIGNATURE OF PROPERTY OWNER/AGENT
STATE OF FL COUNTY OF Duval
Sworn to and subscribed before me this 4 day of September, 20 25.
Signature of Notary State of Provide
Print or Type Commissioned Name of Notary Public
Personally Known (OR Produced Identification ()
Type of Identification Produced: FLDL Commission Expires 7 26 20
(Notary Stamp or Seal Required)

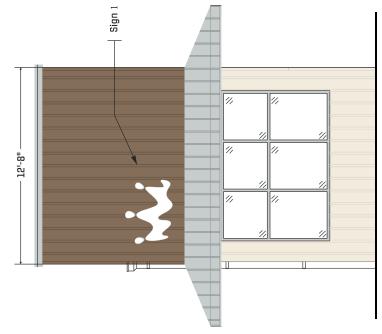
This sign mests or expends 150 KPV wind zons requirements as ser 2020 Florids Bulking Code This artwork protected under copyright was and in the property of the protected of the prot SALES PERSON: Sean Taylor 12.0 8.63 **DESIGNER: Howell Ruehl** 30 SAVED AS: Smoothie King - Site Plan.cdr eumer. 0000 ZONING: PVB 1 for 1 DATE: 06/04/2024 RATER OPTION: 1 SITE PLAN PALM VALLY RD ORDY S THRU EDGE OF PRINCIPAL SUDERHAK 100 EDGE OF PAVENE ADDRESS: 854 A1A N PVB, FL DITCH 700 20" BUFFLR E EMAIL: krisch@rischluther.com 001 N. SMOOTHIE KING COMPANY: Smoothie King 30 SETBACK CONTACT: Kris Risch 30 PHONE: 904-669-8296 8 DILCH 22A93 4162 St. Augustine Rd. Jacksonville, FL 32207 Phone: 904/396-4652 • Fax 904/396-3777 Sign & Design, Inc. commercial sign Technologies TAYLOR 828 www.TaylorSignCo.com

DATE

PLEASE ENSURE ALL COLORS, DIMENSIONS, VERBIAGE, LAYOUT, ETC. ARE CORRECT BEFORE APPROVING RENDERING. COLORS PORTRAYED ON PROOF MAY NOT MATCH FINAL PRODUCT DUE TO THE DIFFERENCE BETWEEN DIGITAL AND PIGMENTED COLORS. ONCE APPROVED YOU WILL BE RESPONSIBLE FOR 100% OT THE RE-MAKE COST SHOULD ANY PROBLEMS BE FOUND AFTER INSTALLATION.

FLUSH MOUNT LED CHANNEL LETTERS

FRONT ELEVATION



Calculations

Allowed Signage: NTE 12.66 Ft²

Proposed Sign 1: 36 1/2" x 49 1/2" = 12.54 Ft²

WIND DESIGN CRITERIA	160 MPH	=	nt C	-) 0+ (-	1.7
WIND DESI	Wind Velocity	Risk Category	Internal Pressure Coefficient	Exposure Category (MMRF)	Force Coefficient

DESIGN WIND PRESSURE CONFORMANCE WITH FBC-2023 8th ED REFERENCE ASCE 7. SEE CHART FOR DESIGN CRITERIA PER ASCE 7.16.

.040" x 3" Returns: PMS Cool Grey C	1" Metallic Silver 8886 GEM Trim Cap

White LEDS

3/16" White Acrylic Faces

Flush-Mount Channel Letters (LED)

LED Power supply housed in weather proof box.

LED Power Supply

1" Jewelite Trim Cap

Aluminum backing

3/16" acryllic face

LED modules

#8=32 x 1/2" Phillips

Aluminum Returns

UL Listed flex cable

O

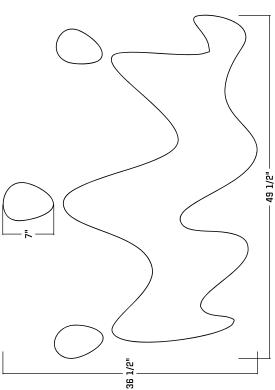
Grounding Line 3/8" toggle Bolt

Low voltage wiring from LED to transfo

Disconnect Switch

(L) ALL SIGNS

Existing Wall



)	———————————————————————————————————————	

4162 St. Augustine Rd. Jacksonville, FL 32207 AYLOR www.TaylorSignCo.com

N. SMOOTHIE KING COMPANY: Smoothie King CONTACT: Kris Risch

ADDRESS: 854 A1A N PVB, FL EMAIL: krisch@rischluther.com PHONE: 904-669-8296

SALES PERSON: Sean Taylor DESIGNER: Howell Ruehl DATE: 05/09/2025 OPTION: 1

SAVED AS: Smoothie King - LED Channel Letters.cdr ZONING: PVB 1 for 1

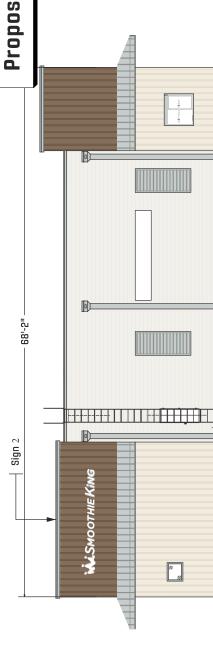
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This sign meets or exceeds 160 MPH wind zone requirements as per 2023 Florida Building Code.

DATE

FLUSH MOUNT LED CHANNEL LETTERS

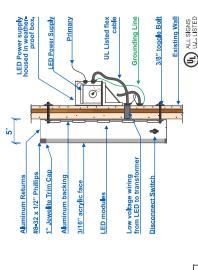
SIDE ELEVATION



 $\mathsf{F}\mathsf{t}^\mathsf{e}$

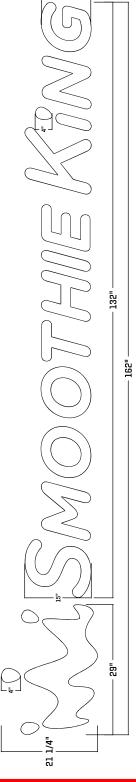
	.040" x 3" Returns: PMS Cool Grey C 1" Metallic Silver 8886 GEM Trim Cap 3/16" White Acrylic Faces White LEDs
--	--

Flush-Mount Channel Letters (LED)



WIND DESIGN CRITERIA	N CRITERI	٧
Wind Velocity	160 MPH	I
Risk Category	II	
Internal Pressure Coefficient	O	
Exposure Category (MMRF)	0+	0-
Force Coefficient	1.7	
DESIGN WIND DESSIIDE CONFORMANCE WITH	C CONECDMAN	TIM BOY

DESIGN WIND PRESSURE CONFORMANCE WITH FBC-2023 8th ED REFERENCE ASCE 7. SEE CHART FOR DESIGN CRITERIA PER ASCE 7-16.





Phone: 904/396-4652 • Fax 904/396-37

COMPANY: Smoothie King

*** SMOOTHIE KING

CONTACT: Kris Risch PHONE: 904-669-8296 EMAIL: krisch@rischluther.com

ADDRESS: 854 A1A N PVB, FL

DATE: 05/09/2025 SALES PERSON: Sean Taylor
OPTION: 1 DESIGNER: Howell Ruehl
ZONING: PVB 1 for 1

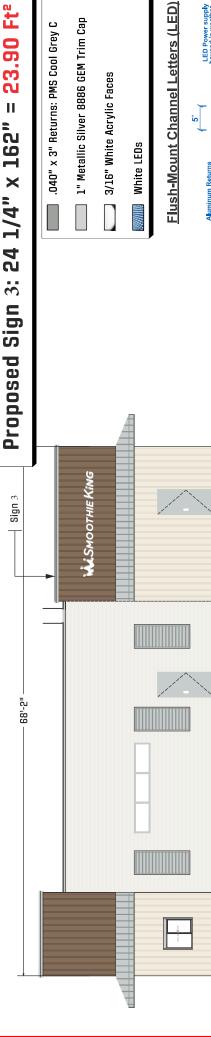
SAVED AS: Smoothie King - LED Channel Letters.cdr

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This sign meets or exceeds 160 MPH wind zone requirements as per 2023 Florida Building Code.

FLUSH MOUNTED LED CHANNEL LETTERS

SIDE ELEVATION



1" Metallic Silver 8886 GEM Trim Cap

3/16" White Acrylic Faces

White LEDS

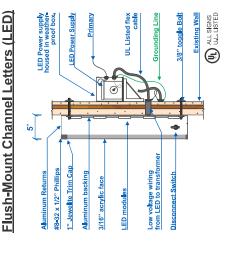
.040" x 3" Returns: PMS Cool Grey C

Allowed Signage: NTE 24.00 Ft²

Calculations

WIND DESIGN CRITERIA	N CRITE	RIA
Wind Velocity	160	160 MPH
Risk Category		
Internal Pressure Coefficient)	
Exposure Category (MMRF)	+0	0-
Force Coefficient	1.	7

DESIGN WIND PRESSURE CONFORMANCE WITH FBC-2023 8th ED REFERENCE ASCE 7, SEE CHART FOR DESIGN CRITERIA PER ASCE 7-16.



	1631
21 1/4"	23

AYLOR www.TaylorSignCo.com

4162 St. Augustine Rd. Jacksonville, FL 32207 Phone: 904/396-4652 • Fax 904/396-37

W. SMOOTHIE KING COMPANY: Smoothie King

EMAIL: krisch@rischluther.com PHONE: 904-669-8296 CONTACT: Kris Risch

ADDRESS: 854 A1A N PVB, FL

DESIGNER: Howell Ruehl ZONING: PVB 1 for 1 OPTION: 1

SALES PERSON: Sean Taylor

DATE: 05/09/2025

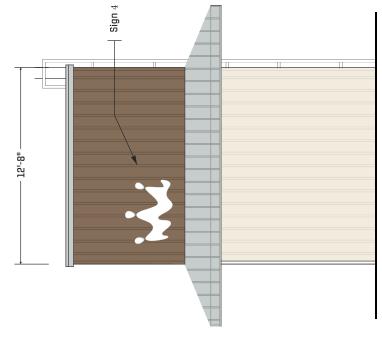
SAVED AS: Smoothie King - LED Channel Letters.cdr

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This sign meets or exceeds 160 MPH wind zone requirements as per 2023 Florida Building Code.

FLUSH MOUNT LED CHANNEL LETTERS

REAR ELEVATION



Calculations

Allowed Signage: NTE 12.66 Ft²

Proposed Sign 4: 36 1/2" x 49 1/2" = 12.54 Ft²

WIND DESIGN CRITERIA	N CRITERIA
Wind Velocity	160 MPH
Risk Category	II
Internal Pressure Coefficient	S
Exposure Category (MMRF)	0- 0+
Force Coefficient	1.7

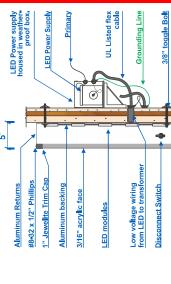
DESIGN WIND PRESSURE CONFORMANCE WITH FBC-2023 8th ED REFERENCE ASCE 7. SEE CHART FOR DESIGN CRITERIA PER ASCE 7-16.

.040" x 3" Returns: PMS Cool Grey C	1" Metallic Silver 8886 GEM Trim Cap

3/16" White Acrylic Faces

White LEDS

Flush-Mount Channel Letters (LED)



(L) ALL SIGNS

Existing Wall

36 1/2"

4162 St. Augustine Rd. Jacksonville, FL 32207 AYLOR www.TaylorSignCo.com

Phone: 904/396-4652 • Fax 904/396-37

W. SMOOTHIE KING COMPANY: Smoothie King

EMAIL: krisch@rischluther.com CONTACT: Kris Risch PHONE: 904-669-8296

ADDRESS: 854 A1A N PVB, FL

SALES PERSON: Sean Taylor **DESIGNER: Howell Ruehl** DATE: 05/09/2025

ZONING: PVB 1 for 1

SAVED AS: Smoothie King - LED Channel Letters.cdr

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PLEASE ENSURE ALL COLORS, DIMENSIONS, VERBIAGE, LAYOUT, ETC., ARE CORRECT BEFORE APPROVING RENDERING, COLORS
PORTRANSED ON PROOF MAY FOUND MICH HIAL PRODUCT DUE TO THE DIFFERENCE BETWEEN DISTALLS DOLORS, ONCE (APPROVED BY
ARTWORK APPROVED YOU WILL BE RESPONSIBLE FOR 100% OF THE REMARKE COST SHOULD ANY PROBLEMS BE FOUND AFTER INSTALLATION.

DATE



Application for Overlay District Review Growth Management Department

Planning and Zoning Division 4040 Lewis Speedway, St. Augustine, FL 32084

Phone: (904) 209-0675; Fax: (904) 209-0576

Date 10/0	7/25	Overlay Dist	rict PVA	RC	F	roperty I	D No (Strap)	066199	-0051
Applicant	Legacy Re	tail, LLC	HAT W		Phone	Number	904-669	-8296	
Address	4624 Town	Crossing Dr	Ste 119		Fax Nur	mber			
City	Jacksonville	State FL	Zip Code	32246	E-mail	kriscl	n@rischlut	ther.com	
Project Name	Smoothie	King Ponte V	/edra						
Project Addre	ess & Location	860 A1A Nor	th, PVB,	FL 32082					
Type of Revie Check all that		nmercial Use	Multi-family	/ Use 🔲 Othe	r:				
The Project In Check all that	apply	fied Sign Plan		n existing Bui ld i Walls 🔲 Parki				Signage (In Buffers	dividual)
1	Describe Project	and work propos	sed to be do	ne (Provide ado	litional info	rmation b	y attachmen	t as needed)
		NFORMATION IS C							
Signature of o	wher or person	authorized to rep	resent this a	pplication:					
Printed or typ	ed name(s)	Kris Risch							
Contact Inform	mation of persor	to receive all cor	respondenc	e if different tha	an applicant	:			
Phone Nu		Fax	Number		E-mail				
City		State	Zip Cod	e	Ī				
Please notify t the meeting o	he Planning and r if you have any	Zoning Division a	at (904) 209- rning this ap	-0675 if you nee	ed any speci	al assistai	nce or accom	modations	to attend
Please list any	applications cu	rrently under revi			nich may as	sist in the	review of thi	is applicatio	n including
the name of t	ne POD/PKD:	ARCCC2024	-29; 2025	000050					
Revised Jan	uary 3, 2013			0.10					



Owner's Authorization Form

HD Turf Properties, Inc		is hereby authorized TO ACT ON	BEHALF OF
Legacy Retail, LLC		the owners(s) of those lands des	cribed within
may be required, in applying to	St. Johns County, FI	tached deed or other such proof of owner orida, for an application related to a devel	
Permit or other action pursuant	to a: application for:	PVARCC Landscape Application	-
By signing, I affirm that all legal owner	ers(s), as listed on the Reco	orded Warranty Deed on file with the St. Johns Cou	unty Clerk of Courts
And the second s		ified of the PVARCC Landscape Applicat	tion
development actifity.		on this form may lead to revocation of permits, ten	rmination of
Signature of Owner Print Name	Kris Risch	<u>M</u>	
Signature of Owner			
Print Name			Laborate Society
Telephone Number	904-669-8296		
TATE OF FLORIDA OUNTY OF <u>Duval</u>			
he foregoing instrument was ackn th day of October Owner	owledged before me by , 20 <u>2</u> for <u>Legacy Retail,</u>		notarization, this
JUSTIN KYLE WILMOT Notary Public - State of Florida Commission # HH 208559 My Comm. Expires Dec 15, 2021 Bonded through National Notary Assr	My Commis	ic, State of Florida in Wilmot sion Expires:sion Number is:	
Personally Known \overline{X} OR Produce	d Identification		
ype of Identification Produced Revised August 30, 2011			

SHEET NUMBER $[LA-1]_{
m OF}$

EXISTING LANDSCAPE/IRRIGATION

PONTE VEDRA SMOOTHIE KING

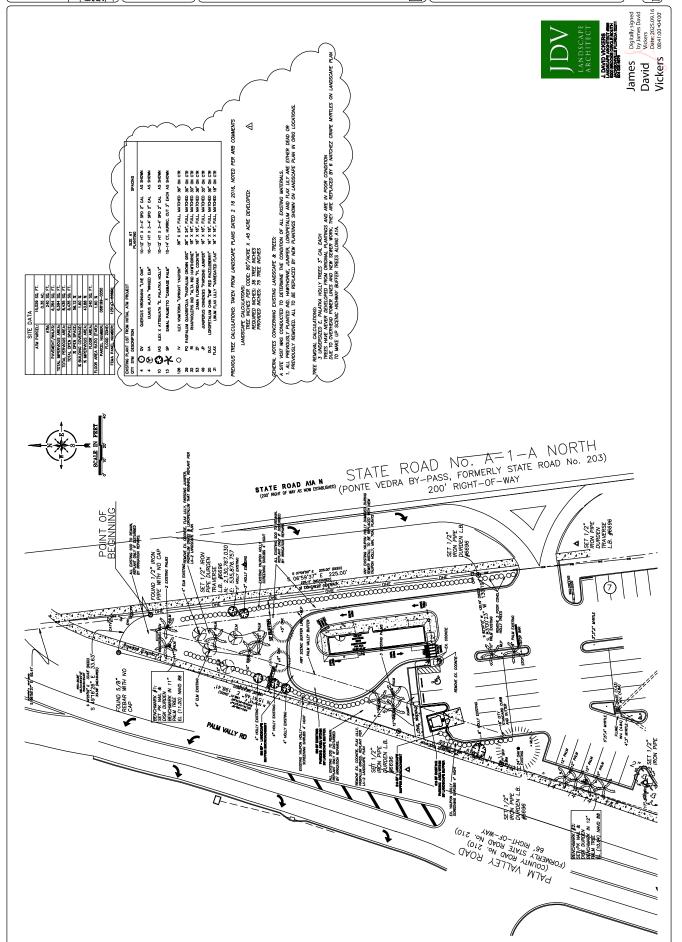
www.hdturfproperties.com 7-78UTQH-11-8

HD TURF PROPERTIES, INC

2209 Shad Road, Jacksonville, FL 32256

ON.	2CVTE: 1" = 20"
	DATE: 6/4/2025
	APP'D. BY:
7	CHECKED BX: HDL/IME
4	DRWN, BY: SCOTT MEADOWS

١	NYTH HO YEAR GENOV'H 236 - NOISHABH	ИЯ	DATE	ON.	2CVTE: 1 = 50,
		Н			DATE: 6/4/2025
					APP'D. BY:
				7	CHECKED BA: HDJ/IBE
	PER SUC PENERY COMMENTS	₹	gt/G/G	6	DRWN. BY: SCOTT MEADOWS
	PER 645 PEVEN COMMENTS	V	91/11/8	ı	DESIGN BJ: DFS



SHEET NU LA-20F James Digitally signed by James David Vickers

Vickers

Vickers

Vickers

Vickers

TYNDSCYBE bryn

AWING TITLE:

DONLE VEDRA
SMOOTHIE KING

J. DAVID VICKERS
LANDSCAPE, ARCHITECT 888
620 BROOKS CIRCLE SOUTH
JUGGSONVILLE FLORDA 822H
804 625 8878





ALL MEY PROMITTED SHRIBES ARE ALMADE IN LOCATION OF REPORTED MELELACE TO THAN CHANGES OF EDUCATION OF THE THE WASHING THAN CHANGES OF THE ALMADE REPORTED THE EDUCATION OF THE WASHING THE QUBRICATE DUCLOSING. WHO PROMITTED CONTINUED CONT SENERAL MOTES CONCERNING NEW DANDSCAPE & TREES.



www.hdturfproperties.com

5509 Shad Road, Jacksonville, FL 32256

НР ТИР РРОРЕЯТІЕЯ, INC

∢

7-7AUTQH-448

NEW ADDITIONAL PLANT LIST FOR SMOOTHE KING PROJECT QTY SYM. DESCRIPTION



9/2/5052

:31AO

APP'D. BY:

CHECKED BJ: HDIURF

DRWN. ВУ: SCOTT MEA

DESIGN BJ: DLS

10-12' HT X 3-4' SPD 2" CAL AS SHOW 10-14' CT, HURRIC, CUT 3" EACH AS SHOW

X ATTENUATA "E. PALATIKA HOLLY" SABAL PALVETTO "CABBACE PALM"

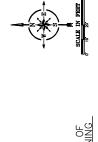
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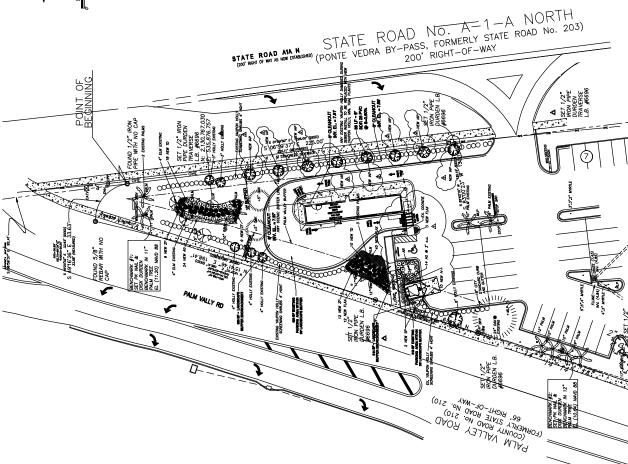
10-12' HT X 3-4' SPD 2' CAL 10-12' HT X 3-4' SPD 2' CAL

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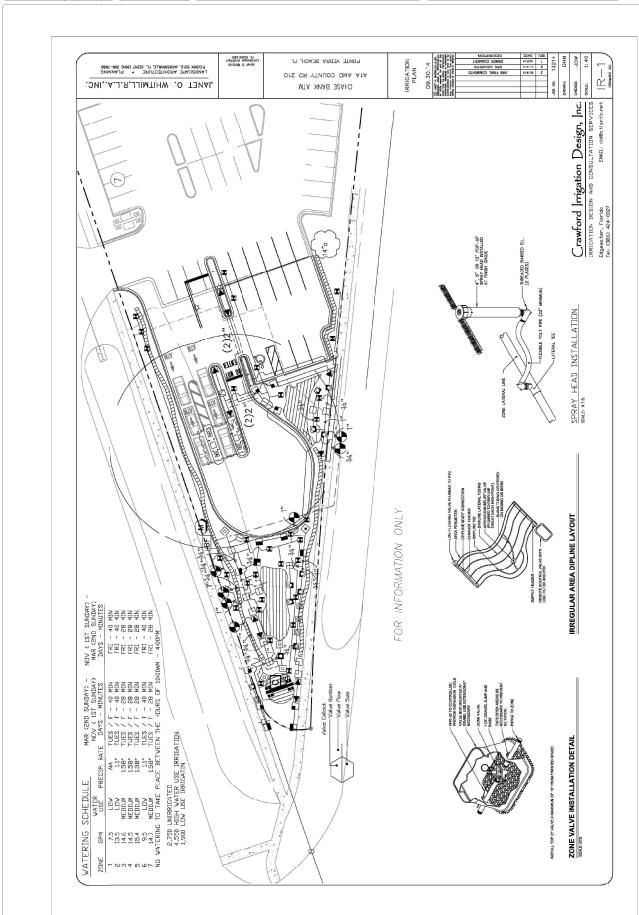
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HISTORIC IRRIGATION PLAN

BONLE VEDRA
SMOOTHIE KING

www.hdturfproperties.com :31VO 7-78UTQH-448 APP'D. BY: 5509 Shad Road, Jacksonville, FL 32256 НО ТИЯЕ РЯОРЕЯТІЕЅ, ІИС





HISTORIC IRRIGATION NOTES

SMOOTHIE KING

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	RRIGATION_SCHEDULE					1.0. GENERAL 1.1. SAMMATIC ROLLOS SA FOOT BIRDOD SO 1. SAMMATIC ROLLOS SA FOOT BIRDOD	B. hobitation of Polisic Plopi. 1 hobitation of plastic plopi in marrier is provide for expansion and contraction as scorrment led by 1 hobitation and source and source in the second of the second
	MANUFACTURERMODEL	히	<u>@</u>]			accessories recessary for proper functioning.	Manufacturor. 2 Unless otherwise industried on Dewings, instell main lines with a minimum cover of eightnern (18°)
	Rain Bind I 806-RRS 15 Strip Senes	2	30		1.56/hr	A Design Requirements: A Design Requirements: 1. Layout of Impation Heads:	Tuckes board of filter global. Invarianteer into wurd a filmillion cover of worke (12 jinutes). Dased on finish grade. 3 filter global
	Rain Bird 1806-PRS 15 Strip Senes	-	30		1.56/hr	 Locafor of heads shown on Dawings is approximate. Actual placement may vary lightly as is required to achieve full, ever converage without spraying onfolulidings, sidewalks. 	elphteen (187) inches below finis grade or as allow on Drawings. 4 Locate no sprinkler head doser han twelve (127) inches from belding fountation. He ets
	Ran Brod I 806-PRS & Series MPR	ю	180 30 0.52	2 8	1,587hr	Service, stc. D. Dring Byout, consult with Landscape Authibited to verify properpleoement and make Decommendation above profession and an action on an additional control of the control	immediately adjacent to moving stripe, were or curts shall be wre (11) inch befow top of making yet, walk or curb and have a mhimum of one (11) inch clearance walkeen head and
. 61	Rain Bird 1806-PRS 8 Series MPR	-	90 30 0.26	.e	1.58*/hr	A 2 OF LATETY A COLUMNATION.	mowing strip, was or sure. 5. Drawings show arranyement of toing. Should local conditions necessitate nearenge ment, obtain
os.	Rain Bird 1806-PRS 10 Series MPR	-	360 30 1.55	9	1.56/hr	A Regulatory Requestions: A Regulatory Requestion is a socional and select rules and regulations, and other applicable 1. Work and meterials shall be in accordance with latest rules and regulations, and other applicable	apprivation continuous production to proceeding with mone. 6 Out plastic gipe squam. Remoin burns at out ends prior to institution so undestructed flow will result.
OF.	Rain Brid 1806-PRS 10 Series MPR	10	186 30 0.79	.O1 6.	1.58/hr		 Make solvent weld joints in the Mouring manner. Clean making pipe and filting with clean, dry cleth and apply one (1) cost of P-70 primer to
rx.	Rain Brid 1806-PRS 12 Series MPR	7	1.80 30 1.30	<u>1</u> 2	1.58/hr	 Pre-installation Lamennos. Med with Owner and Landscape Profilest to discuss and clarify all aspects offor requirements prior for commenting with of this Seption. 	b. Agety uniform cost of 711 solvest to outside of ppe. c. Agety uniform cost of 711 solvest to outside of ppe. c. Agety solvent to Titing in similar manner.
- 42	Rain Bird 1806-PRS 12 Series MPR	4	90 30 0.65	5	1.58/hr		 Assignly a light cest of solvent to pipe and quicky insert into fifting. Give pipe or fittin a quartertum to insure even fittinbullon of solvent and make a ure pipe
0%	Ran Brid I BOG-PRS 2 Series MPR	8	270 30 1.95	20 20	1.567hr		is inserted to full eight of fiftig accided. L. Holds in position for fiftiers (15) second minimum or long enough to secure joint, or Wine off advant annealism or notine this fifting.
	Ran Brod 1806-PRS 15 Series MPR	9	180 30 1.85	5 13	1.58/hr	 1. Documentation and extentibal of actual water supply performance prior to commencing installation 	 b. Do not use an excessive amount of solvent thereby causing an obstruction to form on the middle of pipe.
	Rain Bird 1806-RRS 15 Series MPR	ø	90 30 0.92	15,	1,587hr	A Record Drawings A Record Drawings 1. Preserve an accurate se-built drawing as installation proceeds to be submitted nion to final	i. Allow forms to set is ideal 24 hours before applying pressure to PVC pips. 8. Tage threaded connection with thich step. 9. Inotal moments the articles without channel of direction cours a PVC main measure lines.
	Rain Brid 1806-PRS 5 Series MPR	_	270 30 2.78	12.	1.587hr	Instruction. Drawing shall include: a. Double and dimension hangeamed during construction. b. Confirmed during among construction and shower in section. District to the construction of	C. Control Valves and Controler:
	Rain Brid 1806-PRS 12 Series VAN	4	Adj 30	žų.	1.58/hr	 Organizatin deepas and amenicars not stywn in organs booting-bookineins. Mahribah, at ibb afte, one copy of Contract Documents (as defined in General Conditions) and information and information in programment in the contraction. 	The state controlled, control wives, and valves in accordance with Variabledurers incommensations and according to applicable electrical code. 2. Innati valves in plants boxes with minimum or principles of hours duty clearly covers. Losto valve box too at
	Rain Bird 806-PRS 5 Series VAN	-	Adj 30	în	1.58/hr	Clearly mark each document PRCLECT RECORD COPP* and maintain in good condition for use of the Landscope Architect and Owner.	finish grade. 3 Instal nemote control rakes in vake boxes positioned over vake so all pars of valve can be
	Rain Bird 1806-PRS wilwaxyet ARCGHFG09H	6)	90 30 0.25	ĵs S	Ą	 Jabuil drawing shall be oberly drawn. Submit product literature for an apervalent, valves, pipe, wire, wire cornectors and contribut. First powymer for system will not be authorized until accurate and empfete submittale tre 	nachod for service. Set cover of valve box overs with finish grads. 4. Install all valve boxes over nine (P) inches of granel for dreimage. D. son keer Heasts:
	MANUFACTURED SHELL HELD AND REPORT TO A REPORT OF THE REAL PROPERTY OF THE PRO	}	0.000			derivered to the Landscape Architect. B. Inguinden Manuel. 1. Provide information metals which like complete instruction for evolent connection and	 Prior to the institution of sprinder heads, goen cortical valves and use full lead of water to fluch of sal profession heads expressionless to fession service.
	WANT ALL DREWING DELIGIES CALL TON	3	L COL			restriction or source in the season of the s	 Set symmetries priparional to transity state. Set skimmer where a diagoent to existing walker, curber, and other payors areas to grade. Division
	ves to Receive Driptine an Brod XFD-09-1. To Cuffee Pressure Commenting Indiana Distinct	1,300 s.f.	1.17hr			ORAGE: metucibn and storage, protect materials from demage and probringed exposure to sunlight.	 Stake defaline every if with 6" and staple. Install ditp some indicator head by each drip zone control valve.
	A D. ChrCutador independent of princes of Co. Organical standards spaced at 16.0°C. Organical standards spaced at 16.0°C apart, with emitters offset for triangular pattern.					1.5 WARRAND CONTROL STATEMENT STATEMENT OF CONTROL OF THE TRACKS. 1. Completed system in central grant and extend part and extend the settlement of impation transfer 2. Tittle and provinces allowers and replacing participation to be settlement of impation transfers.	3.1 AQLISTRIPRIY AGO CLEARWIN. The proof proper prove member is unfromly extending to also watering on instruct agreement and provided members. Expressible has been been or reining of or heads shall be part of the original conferon with no expressible has been or conferon or reining of or heads shall be part of the original conferon with no expressible to the Oriento.
	MANUFACTURER/MODEL/DESCRIPTION	Ö					B. Adjust sprinkler hascle for proper distribution and tim to create appray does not bit on building. C. Adjust watering time of valves to provide proper amounts of water to all plants.
	Ran Bred 100HVF in 10' Valve Box	រព				1.7 MJVTENANCE: A. Estra Materials:	3.5 DEMONSTRATION: A. After system is restalled and approved, instruct Owners Hepresantative in compete operation and
	Rain Bird XCZ- J 00-PRF in Jumbo Valve Box	61					TMAINTERNATION
	Willans 975XL I Backfow Preverter	Ø				 Two adjusting keys for each sprinkler head cover type. 	END OF SECTION
	Ran Bird ESP7m 7 Station Controller	_				2.0 RODUCTE:	
	Ran Brod RSD-B*x Rain Serison	-				 In Frei, Frei Er Hinsoy, was Control of the Control o	
	Ö					8. Pipe: 1. Fessure Line: as indicated on plens.	
	Nation Meter 2	_				 Linteral Lines: as indicated on plane. Ristera: soch 80 PVC, gasy 	
	Irrgation Lateral Line: PVC Class 160	1,900 Lf.				C. Fritings: 1. Schoolule 4C PV.C.	
	Irrigation Mainline: PVC 1-1/2" Class 160	1.80 Lf.				D. Seeving: 1. Schedule 4CPVC.	
	Ppe Sleave: PVC Schedule 40					2.2 SPRINKLER HEADS: A Conform to requirements abrown on Drawinns as is bone radius of throw onesure and dischara.	
	atend sleeves. I Binches beyonc edges of paving or constn	uction.				A CATINATIO CODEMIS DE CATINATION DE L'ANNE DE CATINATION DE L'ANDE DE LITTORATE DE CATINATION DE CA	
ent.	IRRIGATION CONTRACTOR RESPONSIBLE FOR THEIR OWN TAKE OFF	TAKE OFF				As of Indiant Services, and the Purplement and the Purplement of the Control while to the Control while the Control whil	
						2-4 ALVES A Electric Values 1. Native and strongs strong on Deskrips. B. Gade values:	
						Tennar controllada, aging 1,800-rid class, theasand connections, with scose-type convenient of the state	
1.1	FOR INFORMATION ONLY	>				2.6 /ALVE ACCESSORES: A.Velve Borons:	
						 Amenis or Brooks rectinguisr feesty duty valve box with locking lid or Landscape Architect approved each architecture. Do not install more than one (1) valve in a single box. 	
						 Valve boxes shall be large enoughfor easy removal or maintenance of valves. A n refer minus. 	
						3.1 REPARTOR	
						A. Frodozon. 1. Who is of others demagned by this Stection during course of its work stall be replaced or repaired. 1. Who for distaller all this Section's expense.	
						3.2 IISTALLATION: A Trencing and Beddiling:	
						 Overlandsverkla brandhas by two (27) inches and bring back to indicated depth by filting with fine, reck-free sol or same. Cover pos both to and states with two (27) inches of mandal specified in contrared above. In 	
						To come page that the man and man and the man of the same of the same apparatus in page april man for	

PARTIAL IRRIGATION FOR NEW LANDSCAPE ISLAND

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SMOOTHIE KING

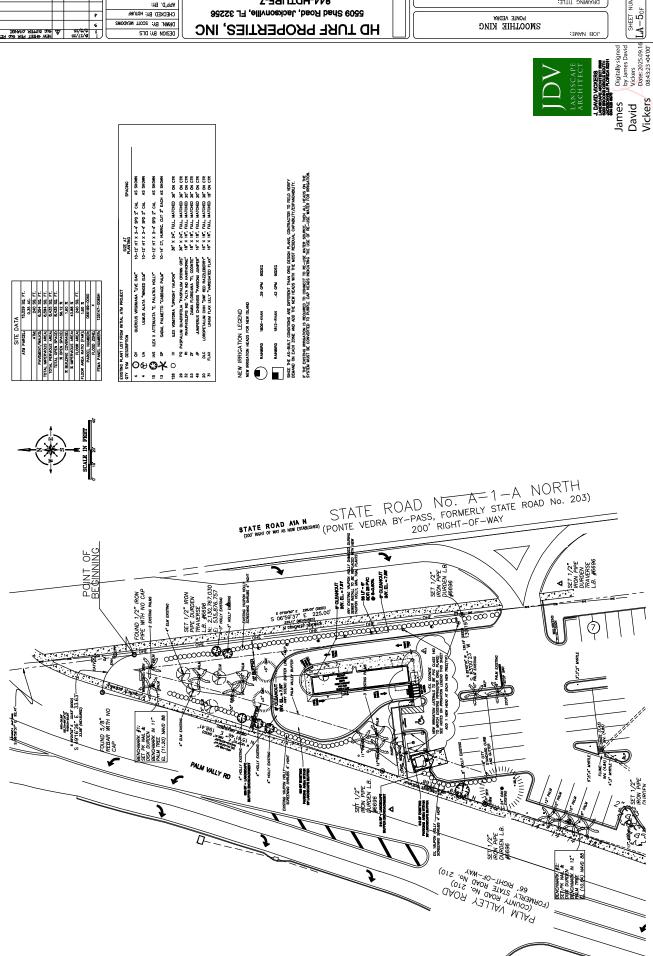
www.hdturfproperties.com 7-78UTQH-448 5509 Shad Road, Jacksonville, FL 32256

ON.	2CVTE: 1. = 50.	
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4	DRWN. ВУ: SCOTT MEADOWS	

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ORDER OF THE ST. JOHNS COUNTY, FLORIDA ARCHITECTURAL REVIEW COMMITTEE OF THE PONTE VEDRA/ PALM VALLEY OVERLAY DISTRICT

Douglas Burnett St. Johns Law Group 104 Sea Grove Main Street St. Augustine, FL 32080

FILE NUMBER: ARCCC 2024-29 Smoothie King

PARCEL: 066199-0051

DATE OF HEARING: 02/26/25; 3/26/25; 4/23/25

ORDER GRANTING APPROVAL

The above referenced application for design approval from the Palm Valley ARCCC for a new Smoothie King. This proposed property is located at 860 A1A North.

FINDINGS OF FACT

Having considered the application, supporting documents, statements made by the Applicant and Staff, and all evidence presented during the public hearing, the Committee made the following Findings of Fact:

1. The requests comply with the Land Development Code relating to design standards and is consistent with the intent and purpose of the Palm Valley Overlay District Regulations.

NOW THEREFORE, based on said Findings of Fact, the ARC hereby approves this application as submitted subject to the following conditions.

- 1. The applications are approved as submitted, with the board recommending additionally that the overall project utilize a consistent color scheme.
- 2. Any changes will require additional review by the ARC.
- The shutters on the A1A side of the building will be wider and tilted.
- 4. The applicant will return for signage and landscaping.

This decision may be appealed to the St. Johns County Board of County Commissioners within thirty (30) days of the signing of this Order, pursuant to Section 9.07.04 of the Land Development Code. Deed Restrictions, if any, are not affected by the actions of the ARC or this Order.

All applicable state or federal permits must be obtained before commencement of the development. Issuance of a development permit or development order by a county does not in any way create any rights on the part of the applicant to obtain a permit from a state or federal agency and does not create any liability on the part of the county for issuance of the permit if the applicant fails to obtain requisite approvals or fulfill the obligations imposed by a state or federal agency or undertakes actions that result in a violation of state or federal law.

DATED THIS 23 DAY OF	April	, 2025.	
ARC FOR THE PONTE VEDRA/		ERLAY DISTRICT	WITHIN ST. JOHNS

Chair/ Vice Chair

The undersigned Clerk of the ARC certifies that the above Order is a true and correct copy of the Order adopted by said Committee as the same appears in the record of the Committee Minutes.

BY: Jackie Williams, Overlay Planner

Attachments: Stamped approved drawings

