SUMTER COUNTY BOARD OF COMMISSIONERS
EXECUTIVE SUMMARY

SUBJECT: Approve VOS - Killdeer Golf Course South & Killdeer Golf Course North Preliminary Plans reviewed at the February 21, 2011, Development Review Committee (DRC) meeting (Staff recommends approval).

REQUESTED ACTION: **Approve preliminary plans reviewed at the February 21, 2011, DRC meeting.**

☐ Work Session (Report Only) **DATE OF MEETING:** **March 22, 2011**
☒ Regular Meeting ☐ Special Meeting

CONTRACT: ☒ N/A Vendor/Entity: _____
Effective Date: _____ Termination Date: _____
Managing Division / Dept: **Planning**

BUDGET IMPACT: _____
☐ Annual **FUNDING SOURCE:** _____
☐ Capital **EXPENDITURE ACCOUNT:** _____
☒ N/A

HISTORY/FACTS/ISSUES:
The Development Review Committee is compiled of staff from several county agencies and consulting engineers. The Committee meets weekly to review applications for Use and Development Permits. The DRC's recommendations are then forwarded to the BOCC. The plans were reviewed and found to be in compliance with the Land Development Code with only minor changes required.

1) VOS – Killdeer (Evans Prairie 2nd Nine) North Golf Course– Major Development – Preliminary Approval
Property Owner: The Villages of Lake-Sumter, Inc. – Property Developer: The Villages of Lake-Sumter, Inc. - Property Location: East of Buena Vista Blvd. south of C-466A/The Villages - Total Acreage of Project: 63.78 acres MOL - Project Proposal: Construct a golf course and related infrastructure.

2) VOS – Killdeer (Evans Prairie 2nd Nine) South Golf Course– Major Development – Preliminary Approval
Property Owner: The Villages of Lake-Sumter, Inc. – Property Developer: The Villages of Lake-Sumter, Inc. - Property Location: East of Buena Vista Blvd. south of C-466A/The Villages - Total Acreage of Project: 49.82 acres MOL - Project Proposal: Construct a golf course and related infrastructure.

The Villages®

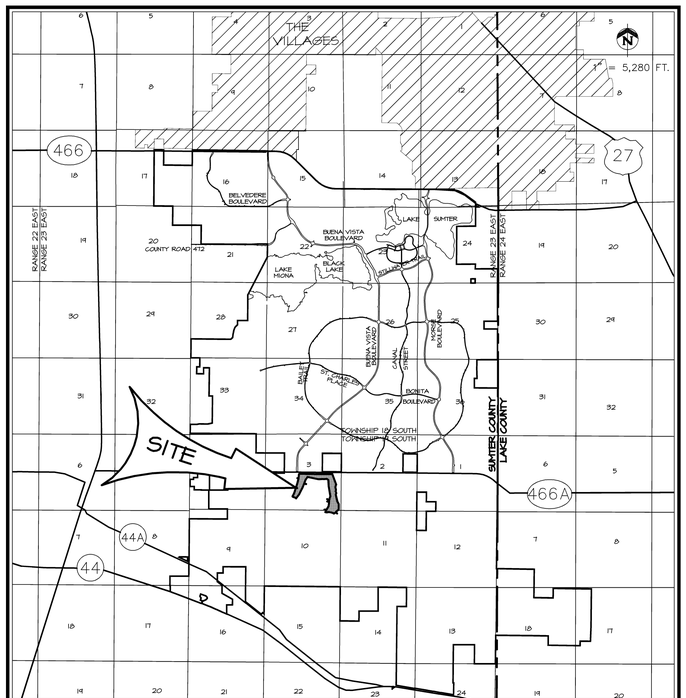
PRELIMINARY/ENGINEERING PLANS
FOR
KILLDEER (EVANS PRAIRIE 2ND NINE - NORTH) GOLF COURSE
(SC #311 G KILLDEER EVANS PRAIRIE 2ND. NINE EAST GOLF COURSE)

LEGAL DESCRIPTION

KILLDEER GOLF COURSE NORTH

A PARCEL OF LAND LYING WITHIN SECTIONS 3 AND 10, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF AFORESAID SECTION 10; THENCE ALONG THE NORTH LINE OF THE NE1/4 OF SECTION 10 RUN N84°24'14"W A DISTANCE OF 238.64 FEET TO THE POINT OF BEGINNING; THENCE S44°01'45"W A DISTANCE OF 45.76 FEET; THENCE S45°46'15"W A DISTANCE OF 60.71 FEET; THENCE S40°58'15"E A DISTANCE OF 138.77 FEET; THENCE S44°01'45"W A DISTANCE OF 30.00 FEET; THENCE N40°58'15"W A DISTANCE OF 137.06 FEET; THENCE S45°46'15"W A DISTANCE OF 131.88 FEET TO A POINT CURVE; SAID CURVE CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 880.00 FEET TO WHICH A RADIAL LINE BEARS N27°27'13"E; THENCE RUN NORTHWESTERLY 85.84 FEET ALONG THE ARC THEREOF THROUGH A CENTRAL ANGLE OF 05°35'21"; THENCE DEPARTING SAID CURVE ALONG A NON-TANGENT LINE RUN S03°52'08"W A DISTANCE OF 18.95 FEET TO A POINT ON A CURVE; SAID CURVE BEING CONCAVE SOUTHERLY AND HAVING A RADIUS OF 862.00 FEET TO WHICH A RADIAL LINE BEARS N22°15'12"E; THENCE RUN NORTHWESTERLY 20.99 FEET ALONG THE ARC THEREOF THROUGH A CENTRAL ANGLE OF 01°23'43"; THENCE DEPARTING SAID CURVE ALONG A NON-TANGENT LINE RUN N03°52'08"E A DISTANCE OF 18.80 FEET TO A POINT ON A CURVE CONCAVE SOUTHERLY AND HAVING A RADIUS OF 880.00 FEET TO WHICH A RADIAL LINE BEARS N20°30'01"E; THENCE RUN WESTERLY 401.44 FEET ALONG THE ARC THEREOF THROUGH A CENTRAL ANGLE OF 26°08'14" TO A POINT ON A CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 171.98 FEET TO WHICH A RADIAL LINE BEARS N88°28'33"W; THENCE RUN SOUTHERLY 18.06 FEET ALONG THE ARC THEREOF THROUGH A CENTRAL ANGLE OF 06°00'57" TO A POINT ON A CURVE CONCAVE SOUTHERLY AND HAVING A RADIUS OF 862.00 FEET TO WHICH A RADIAL LINE BEARS N05°43'25"W; THENCE RUN WESTERLY 3.87 FEET ALONG THE ARC THEREOF THROUGH A CENTRAL ANGLE OF 00°15'26" TO THE POINT OF REVERSE CURVATURE OF A CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 688.00 FEET; THENCE RUN WESTERLY 61.31 FEET ALONG THE ARC THEREOF THROUGH A CENTRAL ANGLE OF 05°06'20"; THENCE DEPARTING SAID CURVE ALONG A NON-TANGENT LINE RUN N00°52'31"W A DISTANCE OF 18.00 FEET TO A POINT ON A CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 670.00 FEET TO WHICH A RADIAL LINE BEARS S00°52'31"E; THENCE RUN WESTERLY 71.94 FEET ALONG THE ARC THEREOF THROUGH A CENTRAL ANGLE OF 06°09'08"; THENCE DEPARTING SAID CURVE ALONG A NON-TANGENT LINE RUN N20°03'04"E A DISTANCE OF 15.74 FEET; THENCE N20°03'04"E A DISTANCE OF 64.44 FEET; THENCE N26°48'04"E A DISTANCE OF 63.87 FEET; THENCE N32°33'28"E A DISTANCE OF 33.67 FEET; THENCE N88°27'34"W A DISTANCE OF 136.43 FEET; THENCE N01°32'21"E A DISTANCE OF 30.00 FEET; THENCE S88°27'34"E A DISTANCE OF 154.47 FEET; THENCE N32°33'28"E A DISTANCE OF 154.93 FEET; THENCE N23°30'47"E A DISTANCE OF 67.85 FEET; THENCE N20°01'34"E A DISTANCE OF 79.21 FEET; THENCE N08°03'00"E A DISTANCE OF 104.00 FEET; THENCE N06°02'53"E A DISTANCE OF 104.58 FEET; THENCE N08°37'57"E A DISTANCE OF 43.32 FEET; THENCE N81°22'03"W A DISTANCE OF 25.52 FEET; THENCE N81°22'03"W A DISTANCE OF 107.50 FEET; THENCE N08°37'57"E A DISTANCE OF 20.00 FEET; THENCE S81°22'03"E A DISTANCE OF 131.03 FEET; THENCE N02°31'07"E A DISTANCE OF 66.26 FEET; THENCE N57°48'08"W A DISTANCE OF 41.47 FEET; THENCE N57°48'08"W A DISTANCE OF 136.94 FEET; THENCE N32°11'52"E A DISTANCE OF 40.00 FEET; THENCE S57°48'08"E A DISTANCE OF 161.38 FEET; THENCE N04°12'55"E A DISTANCE OF 129.86 FEET; THENCE N20°58'25"E A DISTANCE OF 155.84 FEET; THENCE N04°32'51"W A DISTANCE OF 708.16 FEET; THENCE N03°09'20"W A DISTANCE OF 436.02 FEET; THENCE N56°54'52"W A DISTANCE OF 132.02 FEET; THENCE S86°31'03"W A DISTANCE OF 201.04 FEET; THENCE N87°02'16"W A DISTANCE OF 84.09 FEET; THENCE S86°31'03"W A DISTANCE OF 276.93 FEET; THENCE N78°15'15"W A DISTANCE OF 745.99 FEET;
THENCE S34°24'35"W A DISTANCE OF 234.34 FEET; THENCE S21°11'14"W A DISTANCE OF 254.41 FEET; THENCE S68°48'46"E A DISTANCE OF 138.75 FEET; THENCE S21°11'14"W A DISTANCE OF 34.00 FEET; THENCE N68°48'46"W A DISTANCE OF 138.75 FEET; THENCE S21°11'14"W A DISTANCE OF 245.73 FEET; THENCE S27°17'34"W A DISTANCE OF 430.23 FEET; THENCE S21°43'18"W A DISTANCE OF 45.37 FEET; THENCE S37°16'30"W A DISTANCE OF 342.23 FEET; THENCE S37°16'30"W A DISTANCE OF 22.23 FEET; THENCE N24°40'01"W A DISTANCE OF 47.31 FEET; THENCE N70°21'34"W A DISTANCE OF 113.18 FEET; THENCE N70°21'34"W A DISTANCE OF 34.13 FEET; THENCE N70°21'34"W A DISTANCE OF 68.01 FEET; THENCE N26°36'18"W A DISTANCE OF 40.41 FEET; THENCE N26°46'45"E A DISTANCE OF 40.00 FEET; THENCE N26°19'22"E A DISTANCE OF 17.40 FEET; THENCE N40°06'20"E A DISTANCE OF 40.67 FEET; THENCE N24°15'21"E A DISTANCE OF 164.27 FEET; THENCE N14°59'08"E A DISTANCE OF 78.14 FEET TO A POINT ON A NON-TANGENT CURVE; SAID CURVE CONCAVE WESTERLY AND HAVING A RADIUS OF 8785.88 FEET TO WHICH A RADIAL LINE BEARS S64°31'45"E; THENCE RUN NORTHERLY 650.13 FEET ALONG THE ARC THEREOF THROUGH A CENTRAL ANGLE OF 04°14'23" TO A POINT ON A NON-TANGENT CURVE CONCAVE WESTERLY AND HAVING A RADIUS OF 3583.46 FEET TO WHICH A RADIAL LINE BEARS S74°18'42"E; THENCE RUN NORTHERLY 318.81 FEET ALONG THE ARC THEREOF THROUGH A CENTRAL ANGLE OF 05°05'51" TO A POINT ON A NON-TANGENT CURVE CONCAVE WESTERLY AND HAVING A RADIUS OF 4567.62 FEET TO WHICH A RADIAL LINE BEARS S82°52'13"E; THENCE RUN NORTHERLY 227.19 FEET ALONG THE ARC THEREOF THROUGH A CENTRAL ANGLE OF 02°50'54"; THENCE ALONG A NON-TANGENT LINE RUN N01°51'24"E A DISTANCE OF 55.48 FEET; THENCE N34°03'45"E A DISTANCE OF 61.27 FEET; THENCE S84°32'10"E A DISTANCE OF 147.20 FEET; THENCE S84°32'10"E A DISTANCE OF 20.27 FEET; THENCE S84°32'10"E A DISTANCE OF 1435.52 FEET; THENCE S84°32'10"E A DISTANCE OF 138.93 FEET; THENCE S84°32'10"E A DISTANCE OF 34.32 FEET; THENCE S84°32'27"E A DISTANCE OF 650.24 FEET; THENCE S00°01'02"E A DISTANCE OF 228.77 FEET; THENCE N88°24'35"E A DISTANCE OF 127.47 FEET; THENCE S63°26'58"E A DISTANCE OF 102.87 FEET; THENCE S03°34'43"W A DISTANCE OF 113.41 FEET; THENCE S08°18'08"E A DISTANCE OF 171.58 FEET; THENCE S01°50'44"W A DISTANCE OF 177.73 FEET; THENCE N86°30'43"W A DISTANCE OF 93.43 FEET; THENCE S34°51'18"W A DISTANCE OF 45.21 FEET; THENCE S12°45'30"W A DISTANCE OF 105.86 FEET; THENCE S00°01'07"W A DISTANCE OF 94.72 FEET; THENCE S15°05'25"E A DISTANCE OF 93.65 FEET; THENCE S04°42'23"E A DISTANCE OF 73.10 FEET; THENCE S13°24'07"W A DISTANCE OF 74.93 FEET; THENCE S31°56'01"E A DISTANCE OF 74.23 FEET; THENCE S08°59'24"E A DISTANCE OF 76.25 FEET; THENCE S23°05'27"W A DISTANCE OF 90.42 FEET; THENCE S10°19'03"E A DISTANCE OF 62.46 FEET; THENCE N85°50'50"E A DISTANCE OF 149.64 FEET; THENCE S04°10'02"E A DISTANCE OF 20.00 FEET; THENCE S85°50'50"W A DISTANCE OF 147.44 FEET; THENCE S10°19'03"E A DISTANCE OF 67.35 FEET; THENCE S13°22'35"E A DISTANCE OF 211.23 FEET; THENCE N76°37'25"E A DISTANCE OF 137.75 FEET; THENCE S13°22'35"E A DISTANCE OF 40.00 FEET; THENCE S76°37'25"W A DISTANCE OF 137.75 FEET; THENCE S13°22'35"E A DISTANCE OF 118.00 FEET; THENCE S34°39'04"E A DISTANCE OF 122.13 FEET; THENCE S27°27'57"E A DISTANCE OF 55.10 FEET; THENCE S02°56'01"E A DISTANCE OF 60.57 FEET; THENCE S00°07'40"E A DISTANCE OF 280.00 FEET; THENCE S04°11'06"W A DISTANCE OF 48.86 FEET; THENCE S44°00'29"W A DISTANCE OF 54.87 FEET; THENCE S44°01'45"W A DISTANCE OF 44.24 FEET TO THE POINT OF BEGINNING.
CONTAINING 63.78 ACRES, MORE OR LESS.



VICINITY MAP

SECTION 3; TOWNSHIP 19 SOUTH; RANGE 23 EAST
SUMTER COUNTY, FLORIDA

INDEX OF SHEETS

Sheet #	Sheet Title
01	COVER
02	AERIAL PHOTOGRAPH
03	MASTER PLAN
04	GRADING PLAN-1
05	GRADING PLAN-2
E-1	EROSION CONTROL PLAN

THE STANDARD DETAILS FOR THIS PROJECT SHALL BE FOUND IN "THE VILLAGES CONSTRUCTION DETAILS MANUAL, DATED MAY 1, 2009", PREPARED BY GRANT & DZURO, OR AS AMENDED BY THESE PLANS.

NOTE: ELEVATIONS SHOWN ARE BASED ON THE VILLAGES DATUM. TO OBTAIN N.G.V.D. ADD 3.46 FEET.

OWNER/DEVELOPER:
THE VILLAGES OF LAKE-SUMTER, INC.
990 OLD MILL RUN
THE VILLAGES, FL 32162
JOHN R. GRANT, VICE PRESIDENT

ENGINEER / SURVEYOR:
FARNER, BARLEY AND ASSOCIATES, INC.
4450 N.E. 83rd ROAD
WILDWOOD, FLORIDA 34785
WOODROW L. CLYMER, P.E.
FL. LIC. NO. 69780

FARNER BARLEY AND ASSOCIATES, INC.
▲ ENGINEERS ▲ SURVEYORS ▲ PLANNERS
Certificate of Authorization Number: 4709
4450 N.E. 83rd Road ○ Wildwood, Florida 34785 ○ (352) 748-3126

DATE	REVISIONS	BY

FARNER BARLEY
▲ ENGINEERS
▲ SURVEYORS
▲ PLANNERS
AND ASSOCIATES, INC.
Certificate of Authorization Number: 4709
4450 N.E. 83rd Road ○ Wildwood, Florida 34785 ○ (352) 748-3126

The Villages®

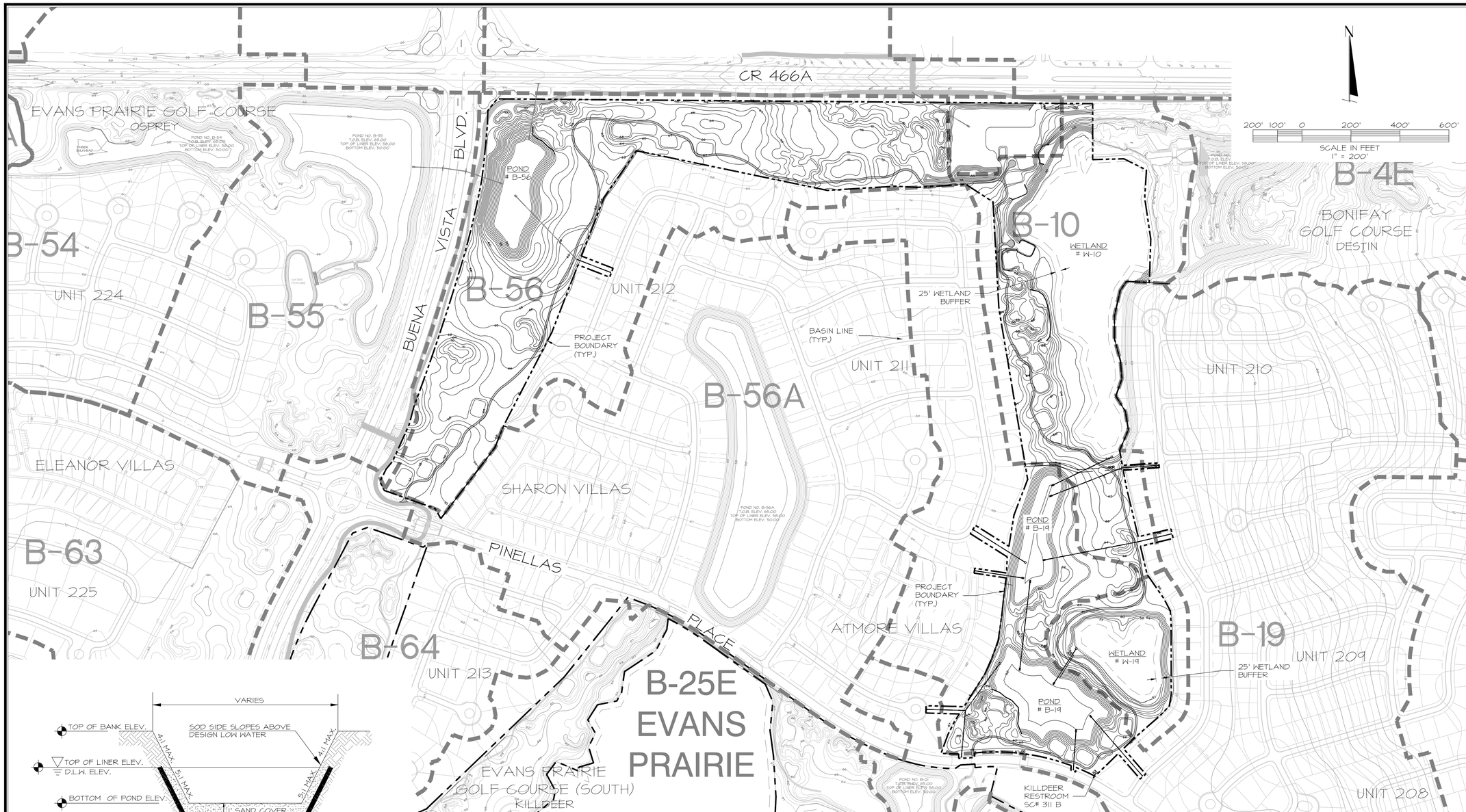
VILLAGES OF SUMTER
KILLDEER GOLF COURSE
(NORTH)

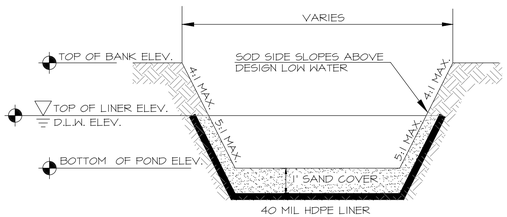
AERIAL PHOTOGRAPH

DATE 12/15/10
DRAWN BY MWM
CHKD BY WLG
FILE NAME 02 AERIAL
JOB NO. 921141.2107

SHT. 2 OF 5

S:\AL - GA Engineer\Sumter County - FL\Killdeer Golf Course\CONSTRUCTION - NORTH\02 AERIAL - North.dwg, 1/4/2011 9:53:15 AM, 1:1

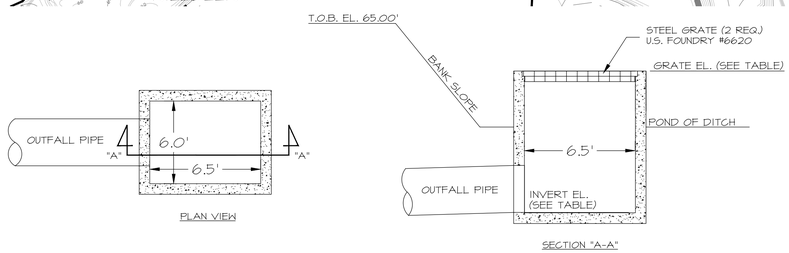




TYPICAL LINED POND SECTION

N.T.S.

POND TABLE				
POND NO.	T.O.B ELEV.	100YR ELEV.	DLW ELEV.	BOT. ELEV.
W-10	65.00	62.28	55.50	N/A
B-19	65.00	63.75	58.00	50.00
W-19	64.00	62.05	56.30	N/A
B-56	65.00	62.83	58.00	50.00



DROP STRUCTURE B-10, 19-A & 19-B DETAIL

N.T.S.

DROP STRUCTURE TABLE			
STRUCTURE NO.	T.O.B ELEV.	GRATE ELEV.	INVERT ELEV.
B-10	65.00	60.20	52.50
19-A	65.00	58.50	51.00
19-B	65.00	60.20	53.82

REVISIONS

DATE

FARNER BARLEY AND ASSOCIATES, INC.
▲ ENGINEERS ▲ SURVEYORS ▲ PLANNERS
1507 Buenos Aires Blvd. O The Villages, Florida 32159 O (352) 753-3114

The Villages

VILLAGES OF SUMTER
KILLDEER GOLF COURSE
(NORTH)

MASTER PLAN

DATE 12/15/10
DRAWN BY MKM
CHKD BY WLG
FILE NAME 03 MASTER PLAN
JOB NO. 921141.2107

SHT. 3 OF 5

The Villages®

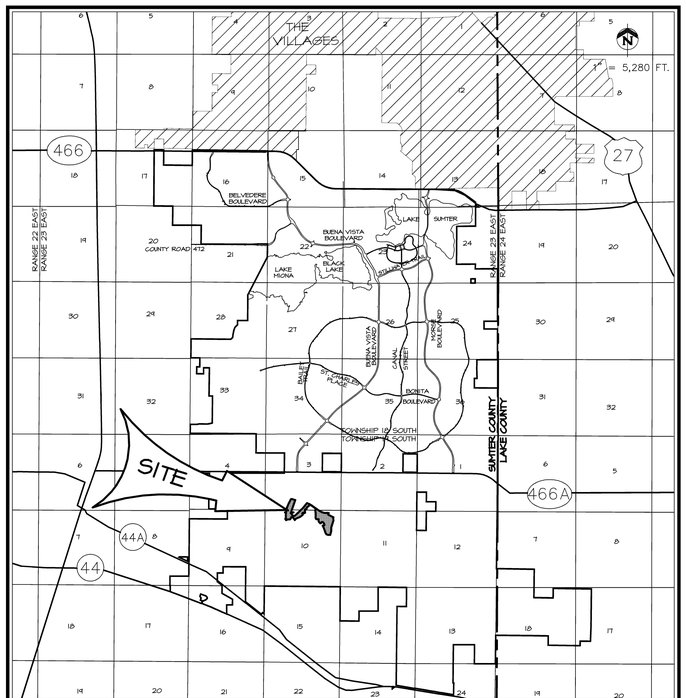
PRELIMINARY/ENGINEERING PLANS
FOR
KILLDEER (EVANS PRAIRIE 2ND NINE - SOUTH) GOLF COURSE
(SC #311 G EVANS PRAIRIE 2ND. NINE EAST GOLF COURSE)

LEGAL DESCRIPTION

KILLDEER GOLF COURSE SOUTH

A PARCEL OF LAND LYING WITHIN SECTIONS 3 AND 10, TOWNSHIP 19 SOUTH, RANGE 23 EAST, SUMTER COUNTY, FLORIDA, DESCRIBED AS FOLLOWS:

COMMENCE AT THE NORTHEAST CORNER OF AFORESAID SECTION 10; THENCE ALONG THE NORTH LINE OF THE NE1/4 OF SECTION 10 RUN N84°24'14"W A DISTANCE OF 1317.03 FEET; THENCE DEPARTING SAID NORTH LINE RUN S00°35'46"W A DISTANCE OF 142.44 FEET TO THE POINT OF BEGINNING; SAID POINT BEING ON A CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 730.00 FEET TO WHICH A RADIAL LINE BEARS S22°37'13"W; THENCE RUN SOUTHEASTERLY 271.84 FEET ALONG THE ARC THEREOF THROUGH A CENTRAL ANGLE OF 21°20'25"; THENCE ALONG A NON-TANGENT LINE RUN N57°25'26"E A DISTANCE OF 33.27 FEET TO A POINT ON A NON-TANGENT CURVE; SAID CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 712.00 FEET TO WHICH A RADIAL LINE BEARS S00°56'34"E; THENCE RUN EASTERLY 65.80 FEET ALONG THE ARC THEREOF THROUGH A CENTRAL ANGLE OF 05°17'43"; THENCE ALONG A NON-TANGENT LINE RUN S00°00'00"W A DISTANCE OF 18.11 FEET TO A POINT ON A NON-TANGENT CURVE; SAID CURVE CONCAVE SOUTHERLY AND HAVING A RADIUS OF 820.00 FEET TO WHICH A RADIAL LINE BEARS N05°53'18"W; THENCE RUN EASTERLY 91.84 FEET ALONG THE ARC THEREOF THROUGH A CENTRAL ANGLE OF 06°25'01"; THENCE ALONG A NON-TANGENT LINE RUN S14°09'37"W A DISTANCE OF 116.71 FEET; THENCE S62°23'10"E A DISTANCE OF 308.11 FEET; THENCE S68°24'42"E A DISTANCE OF 103.48 FEET; THENCE S68°24'42"E A DISTANCE OF 125.38 FEET; THENCE S21°35'18"W A DISTANCE OF 20.00 FEET; THENCE N68°24'42"W A DISTANCE OF 124.93 FEET; THENCE S20°19'10"W A DISTANCE OF 40.00 FEET; THENCE S04°12'38"E A DISTANCE OF 188.28 FEET; THENCE S21°52'52"W A DISTANCE OF 69.32 FEET; THENCE S16°59'44"W A DISTANCE OF 426.28 FEET; THENCE S00°05'37"E A DISTANCE OF 241.03 FEET; THENCE S38°43'09"E A DISTANCE OF 113.15 FEET; THENCE S74°18'37"E A DISTANCE OF 98.00 FEET; THENCE S36°38'11"E A DISTANCE OF 32.57 FEET; THENCE S53°21'49"W A DISTANCE OF 58.16 FEET; THENCE S27°17'28"W A DISTANCE OF 116.74 FEET; THENCE N89°53'41"W A DISTANCE OF 47.36 FEET; THENCE S85°43'47"W A DISTANCE OF 57.76 FEET; THENCE S85°43'47"W A DISTANCE OF 59.25 FEET; THENCE N82°54'14"W A DISTANCE OF 110.39 FEET; THENCE N70°46'27"W A DISTANCE OF 104.42 FEET; THENCE N35°42'03"W A DISTANCE OF 111.07 FEET; THENCE N19°49'01"W A DISTANCE OF 295.20 FEET; THENCE N17°45'11"W A DISTANCE OF 141.62 FEET; THENCE N27°15'07"W A DISTANCE OF 126.67 FEET; THENCE S80°44'14"E A DISTANCE OF 63.75 FEET; THENCE N62°26'10"E A DISTANCE OF 68.62 FEET; THENCE N04°28'21"E A DISTANCE OF 56.10 FEET; THENCE N33°34'09"W A DISTANCE OF 70.15 FEET; THENCE N29°45'35"W A DISTANCE OF 82.72 FEET; THENCE N58°20'52"W A DISTANCE OF 75.62 FEET; THENCE S69°40'14"W A DISTANCE OF 78.65 FEET; THENCE S18°00'20"W A DISTANCE OF 52.68 FEET; THENCE S70°27'55"W A DISTANCE OF 60.35 FEET; THENCE N52°59'48"W A DISTANCE OF 54.67 FEET; THENCE N35°26'22"W A DISTANCE OF 123.79 FEET; THENCE N03°40'20"W A DISTANCE OF 156.25 FEET; THENCE N89°38'01"W A DISTANCE OF 154.50 FEET; THENCE N31°54'06"W A DISTANCE OF 103.95 FEET; THENCE N02°39'38"E A DISTANCE OF 222.31 FEET; THENCE N03°26'33"W A DISTANCE OF 164.34 FEET; THENCE N07°34'42"W A DISTANCE OF 108.54 FEET; THENCE N05°41'54"E A DISTANCE OF 116.75 FEET; THENCE N23°10'48"W A DISTANCE OF 78.26 FEET; THENCE N54°31'49"W A DISTANCE OF 317.07 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 1101.78 FEET; THENCE RUN NORTHWESTERLY 162.15 FEET ALONG THE ARC THEREOF THROUGH A CENTRAL ANGLE OF 08°25'55"; THENCE ALONG A NON-TANGENT LINE RUN S07°20'33"W A DISTANCE OF 45.91 FEET; THENCE S27°35'01"W A DISTANCE OF 47.22 FEET; THENCE S56°26'58"W A DISTANCE OF 152.65 FEET; THENCE S07°55'53"W A DISTANCE OF 84.42 FEET; THENCE S28°47'23"W A DISTANCE OF 41.88 FEET; THENCE S78°46'27"W A DISTANCE OF 80.02 FEET; THENCE S32°53'28"W A DISTANCE OF 73.23 FEET; THENCE S29°17'51"E A DISTANCE OF 63.23 FEET; THENCE S26°56'19"W A DISTANCE OF 61.23 FEET; THENCE S16°44'43"E A DISTANCE OF 64.18 FEET; THENCE S73°29'59"W A DISTANCE OF 62.40 FEET; THENCE S14°36'35"E A DISTANCE OF 19.05 FEET; THENCE N66°45'07"W A DISTANCE OF 105.37 FEET; THENCE S36°51'42"W A DISTANCE OF 66.06 FEET; THENCE S28°20'32"E A DISTANCE OF 75.57 FEET; THENCE S11°55'29"W A DISTANCE OF 36.16 FEET; THENCE S50°22'33"W A DISTANCE OF 212.63 FEET; THENCE S66°28'34"W A DISTANCE OF 337.56 FEET; THENCE S37°28'22"W A DISTANCE OF 121.41 FEET; THENCE N35°35'12"W A DISTANCE OF 224.96 FEET; THENCE N74°08'51"W A DISTANCE OF 118.02 FEET; THENCE S23°40'44"W A DISTANCE OF 124.02 FEET; THENCE S43°48'53"W A DISTANCE OF 67.46 FEET; THENCE N84°22'49"W A DISTANCE OF 78.01 FEET; THENCE S85°09'52"W A DISTANCE OF 94.44 FEET; THENCE S62°47'12"W A DISTANCE OF 80.62 FEET; THENCE S72°26'54"W A DISTANCE OF 34.00 FEET TO A POINT ON A NON-TANGENT CURVE; SAID CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 1495.00 FEET TO WHICH A RADIAL LINE BEARS S80°23'00"W; THENCE RUN NORTHWESTERLY 112.87 FEET ALONG THE ARC THEREOF THROUGH A CENTRAL ANGLE OF 04°19'33" TO THE POINT OF COMPOUND CURVATURE OF A CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 1497.83 FEET; THENCE RUN NORTHERLY 296.76 FEET ALONG THE ARC THEREOF THROUGH A CENTRAL ANGLE OF 11°21'07" TO THE POINT OF COMPOUND CURVATURE OF A CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 1324.45 FEET; THENCE RUN NORTHERLY 34.57 FEET ALONG THE ARC THEREOF THROUGH A CENTRAL ANGLE OF 01°42'42" TO THE POINT OF TANGENCY; THENCE N07°35'56"E A DISTANCE OF 40.87 FEET; THENCE N07°35'56"E A DISTANCE OF 108.13 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE EASTERLY AND HAVING A RADIUS OF 1495.00 FEET; THENCE RUN NORTHEASTERLY 531.46 FEET ALONG THE ARC THEREOF THROUGH A CENTRAL ANGLE OF 20°22'05" TO THE POINT OF TANGENCY; THENCE N27°58'01"E A DISTANCE OF 348.65 FEET; THENCE N69°08'00"E A DISTANCE OF 66.55 FEET; THENCE S70°17'35"E A DISTANCE OF 216.08 FEET; THENCE S70°17'35"E A DISTANCE OF 23.80 FEET; THENCE N58°21'40"E A DISTANCE OF 22.31 FEET; THENCE S19°35'33"W A DISTANCE OF 447.36 FEET; THENCE N75°38'41"E A DISTANCE OF 192.41 FEET; THENCE S14°21'19"E A DISTANCE OF 36.00 FEET; THENCE S75°38'41"W A DISTANCE OF 192.34 FEET; THENCE S39°05'29"E A DISTANCE OF 273.98 FEET; THENCE N65°44'56"E A DISTANCE OF 143.59 FEET; THENCE N46°13'31"E A DISTANCE OF 778.48 FEET; THENCE N38°40'56"E A DISTANCE OF 415.88 FEET TO A POINT ON A NON-TANGENT CURVE; SAID CURVE CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 1170.00 FEET; THENCE RUN SOUTHEASTERLY 355.57 FEET ALONG THE ARC THEREOF THROUGH A CENTRAL ANGLE OF 17°24'45" TO THE POINT OF TANGENCY; THENCE S54°30'37"E A DISTANCE OF 545.62 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 1530.00 FEET; THENCE RUN SOUTHEASTERLY 343.66 FEET ALONG THE ARC THEREOF THROUGH A CENTRAL ANGLE OF 12°52'10" TO THE POINT OF BEGINNING.
CONTAINING 49.82 ACRES, MORE OR LESS.



VICINITY MAP

SECTION 3; TOWNSHIP 19 SOUTH; RANGE 23 EAST
SUMTER COUNTY, FLORIDA

INDEX OF SHEETS

01 COVER
02 AERIAL PHOTOGRAPH
03 MASTER PLAN
04 GRADING PLAN-1
05 GRADING PLAN-2

E-1 EROSION CONTROL PLAN

THE STANDARD DETAILS FOR THIS PROJECT SHALL BE FOUND IN "THE VILLAGES CONSTRUCTION DETAILS MANUAL, DATED MAY 1, 2009", PREPARED BY GRANT & DZURO, OR AS AMENDED BY THESE PLANS.

NOTE: ELEVATIONS SHOWN ARE BASED ON THE VILLAGES DATUM. TO OBTAIN N.G.V.D. ADD 3.46 FEET.

OWNER/DEVELOPER:
THE VILLAGES OF LAKE-SUMTER, INC.
990 OLD MILL RUN
THE VILLAGES, FL 32162
JOHN R. GRANT, VICE PRESIDENT

ENGINEER / SURVEYOR:
FARNER, BARLEY AND ASSOCIATES, INC.
4450 N.E. 83rd ROAD
WILDWOOD, FLORIDA 34785
WOODROW L. CLYMER, P.E.
FL. LIC. NO. 69780

FARNER BARLEY AND ASSOCIATES, INC.
▲ ENGINEERS ▲ SURVEYORS ▲ PLANNERS
Certificate of Authorization Number: 4709
4450 N.E. 83rd Road ○ Wildwood, Florida 34785 ○ (352) 748-3126

DATE	REVISIONS	BY

FARNER BARLEY ▲ ENGINEERS ▲ SURVEYORS ▲ PLANNERS AND ASSOCIATES, INC.
Certificate of Authorization Number: 4709
4450 N.E. 83rd Road ○ Wildwood, Florida 34785 ○ (352) 748-3126

The Villages®

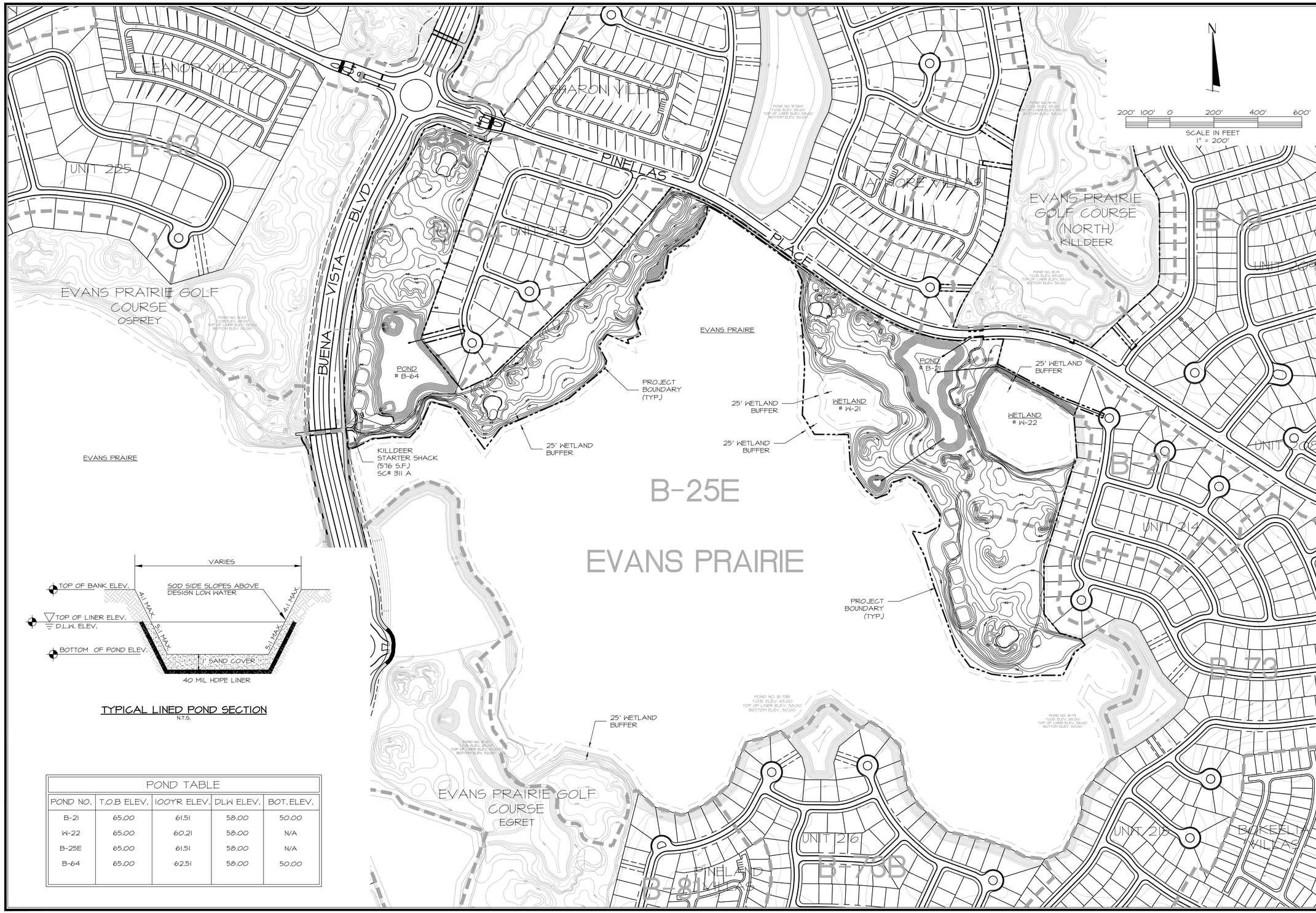
VILLAGES OF SUMTER
KILLDEER GOLF COURSE
SOUTH

AERIAL PHOTOGRAPH

DATE 12/15/10
DRAWN BY MWM
CHKD BY WLC
FILE NAME 02 AERIAL
JOB NO. 921141.2107

SHT. 2 OF 5

S:\AL - GA Engineer\Sumter County - FL\Killdeer Golf Course\CONSTRUCTION - SOUTH\02 AERIAL - South.dwg, 1/4/2011 9:33:50 AM, 1:1



TYPICAL LINED POND SECTION
N.T.S.

POND TABLE

POND NO.	T.O.B ELEV.	100YR ELEV.	DLW ELEV.	BOT. ELEV.
B-21	65.00	61.51	58.00	50.00
W-22	65.00	60.21	58.00	N/A
B-25E	65.00	61.51	58.00	N/A
B-64	65.00	62.51	58.00	50.00

REVISIONS

DATE

FARNER BARLEY AND ASSOCIATES, INC.
ENGINEERS
SURVEYORS
PLANNERS
1507 Buenos Aires Blvd. O The Villages, Florida 32159 O (352) 753-3114

The Villages

VILLAGES OF SUMTER
KILLDEER GOLF COURSE
(SOUTH)

MASTER PLAN

DATE 12/15/10
DRAWN BY MAM
CHKD BY WLC
FILE NAME 03 MASTER PLAN
JOB NO. 921141.2107

SHT. 3 OF 5