

TREE PROTECTION NOTES:

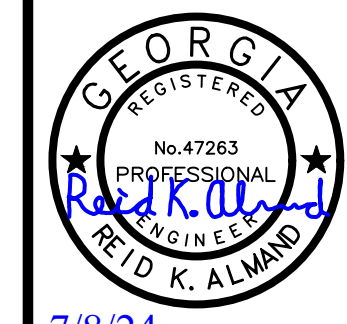
- CONTACT THE PLANNING DEPARTMENT AT (770) 254-2354 TO ARRANGE A PRE-CONSTRUCTION CONFERENCE WITH THE CITY LANDSCAPE ARCHITECT PRIOR TO ANY LAND DISTURBANCE.
- ALL TREE PROTECTION MEASURES SHALL BE INSTALLED AND INSPECTED PRIOR TO THE START OF ANY LAND DISTURBANCE AND MAINTAINED UNTIL FINAL LANDSCAPING IS INSTALLED. CALL THE PLANNING DEPARTMENT AT (770) 254-2354 FOR AN INSPECTION BY THE CITY LANDSCAPE ARCHITECT.
- NO PARKING, STORAGE, OR ANY OTHER CONSTRUCTION ACTIVITIES ARE TO OCCUR WITHIN TREE PROTECTION AREAS.
- A MAINTENANCE INSPECTION OF TREES WILL BE PERFORMED AFTER TWO FULL GROWING SEASONS FROM THE DATE OF THE FINAL CONSTRUCTION INSPECTION. PROJECT OWNERS AT THE TIME OF THE MAINTENANCE INSPECTION ARE RESPONSIBLE FOR ORDINANCE COMPLIANCE.

SURVEY PLAN NOTES:

- SEE SHEET C001 FOR ADDITIONAL SITE PLAN NOTES.
- DEMO ALL BRUSH, STRUCTURES, FOOTINGS AND DEBRIS PILES. DEMO TREES THAT ARE NOT SURROUNDED BY TREE PROTECTION FENCING ONLY AS NECESSARY.
- PROPERTY SUMMARY: EXISTING PROPERTY: 8.31 +/- AC (TOTAL)
- SURVEY NOTE: GA STATE PLANE, WEST ZONE, NAD 83
- A PORTION OF THIS PROPERTY IS LOCATED WITHIN A FLOOD HAZARD AREA ACCORDING TO F.E.M.A. FLOOD INSURANCE RATE MAP FOR COWETA COUNTY COMMUNITY PANEL #1307701430 DATED FEB. 6, 2013.
- NO WETLANDS, BUT STATE WATERS ARE PRESENT ON SITE, OR WITHIN 200 FEET OF THE PROPOSED DEVELOPMENT, BUT NOT AFFECTED BY THE PROPOSED DEVELOPMENT.
- CONTRACTOR SHALL PLACE TREE SAVE FENCE AROUND PROTECTED AREAS NOTED PRIOR TO LAND DISTURBANCE ACTIVITIES. CONTACT CITY OF NEWNAN FOR APPROVAL PRIOR TO PROCEEDING. SEE ADDITIONAL NOTES THIS PAGE AND LANDSCAPE PLANS FOR ADDITIONAL INFORMATION.

EXISTING CONDITIONS

SITE DEVELOPMENT PLANS FOR
B2 CONTRACTING WORLD HEADQUARTERS



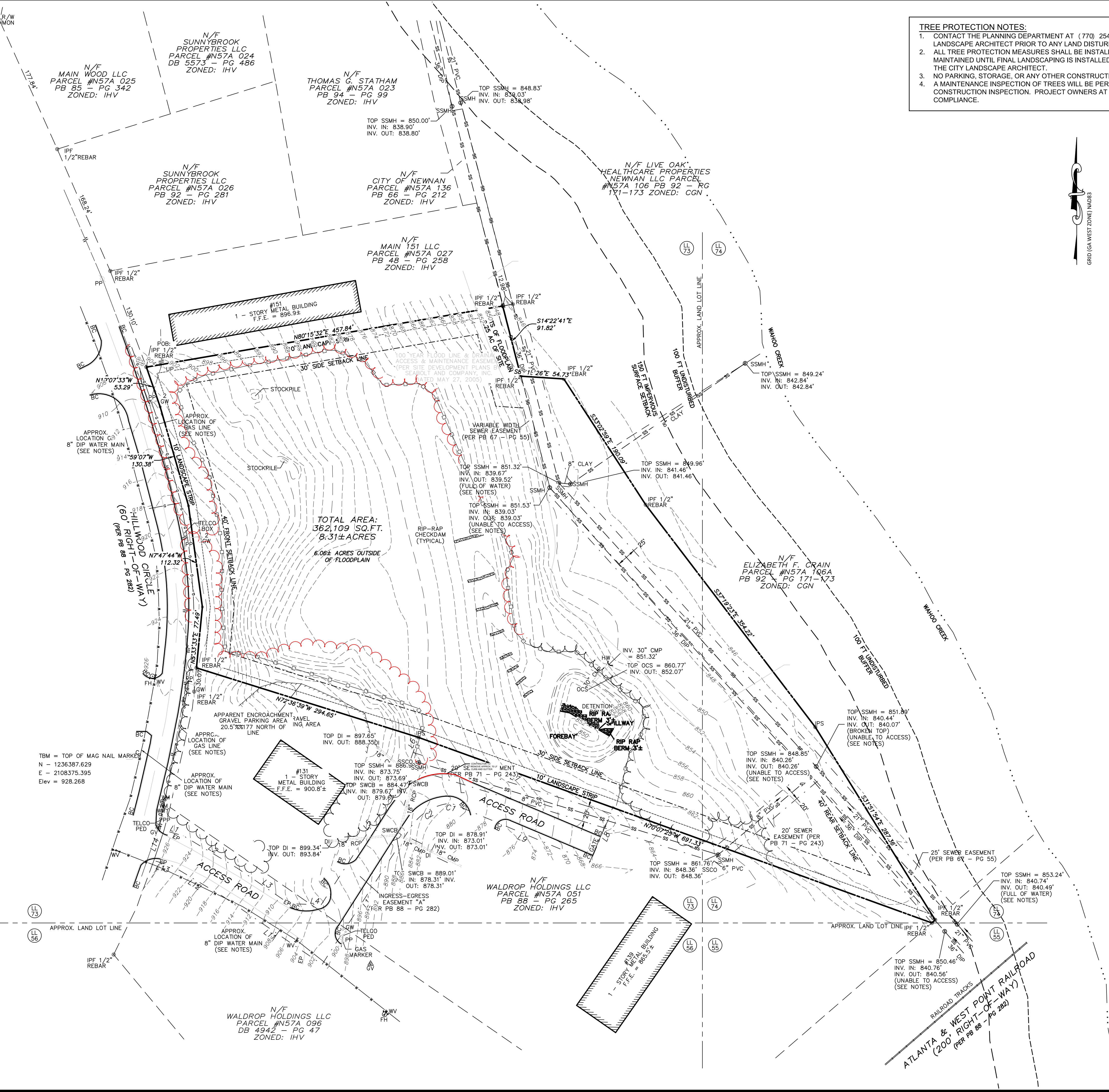
HIGHLAND
LAND PLANNING
201 PROJECT PARK SITE ARCHITECTURE CITY, GEORGIA 30228
COWETA COUNTY, GEORGIA 30024

DRAWING NO.
C100



SURVEY PLAN LEGEND :

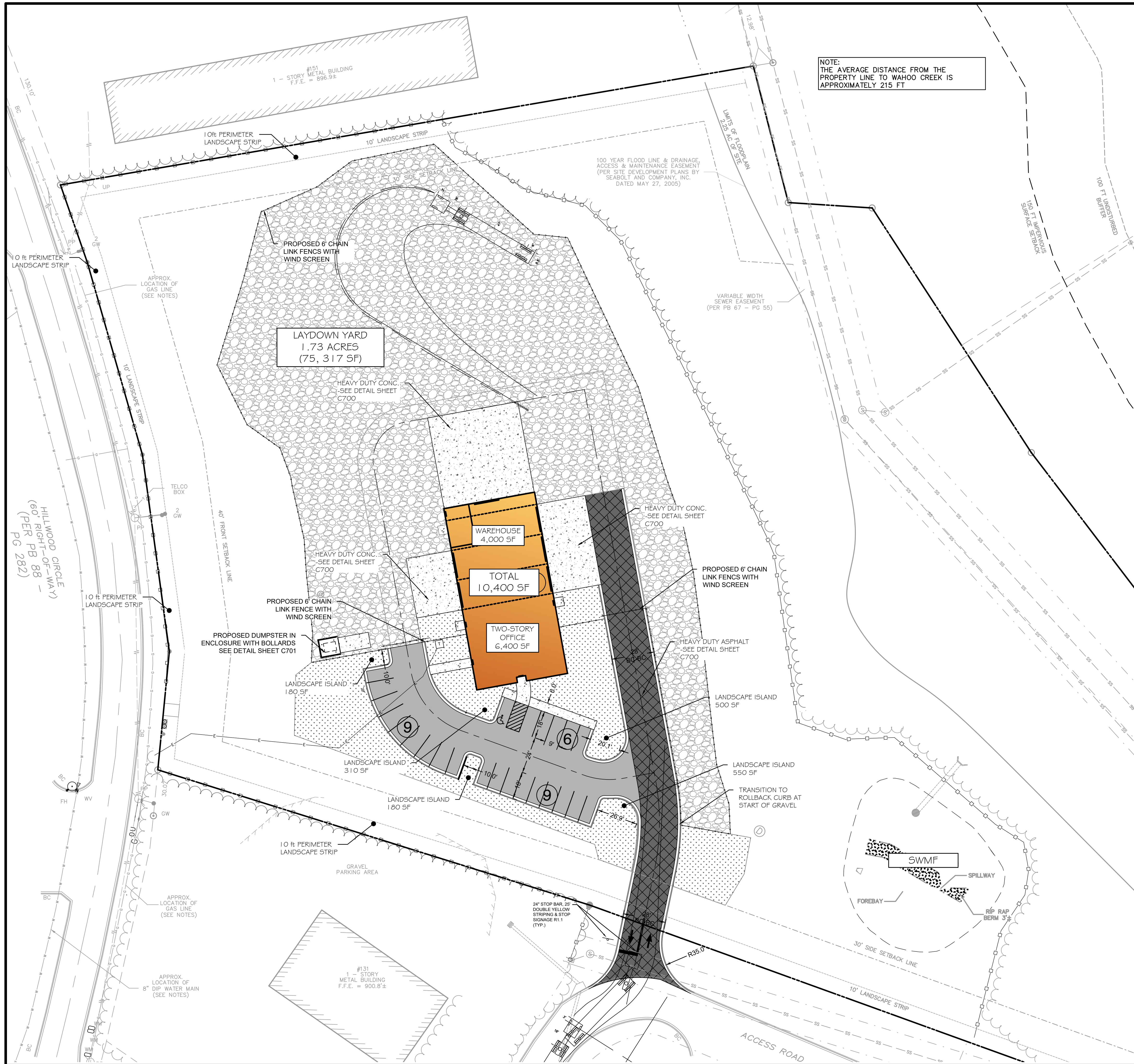
- = PROPERTY LINE
- - - - = SETBACK
- = TREE PROTECTION FENCING
- / --- = LIMITS OF DEMOLITION
- - - - = EXISTING ROAD
- - - - = EXIST. CONTOURS
- ⊕ = EXISTING FIRE HYDRANT
- ⊕ = EXISTING WATER VALVE
- ⊕ = EXISTING LIGHT POLE



TBM = TOP OF MAG NAIL MARKER
N - 1236387.629
E - 2108375.395
Elev = 928.268

TOTAL AREA:
362,109 SQ.FT.
8.31± ACRES
6.06± ACRES OUTSIDE
OF FLOODPLAIN





NOTE:
THE AVERAGE DISTANCE FROM THE
PROPERTY LINE TO WAHOOD CREEK IS
APPROXIMATELY 215 FT

GENERAL NOTES:

- OWNER:
B2 CONTRACTING
180 WALTER WAY #110
FAYETTEVILLE, GA 30214
CONTACT: BRANDON HARP
EMAIL: BHARP@B2CONTRACTING.COM
PHONE: (770) 789-2123
- ENGINEER:
HIGHLAND LAND PLANNING
201 PROSPECT PARK, SUITE A
PEACHTREE CITY, GA 30289
CONTACT: REID K ALMAND, P.E.
EMAIL: REID.ALMAND@HIGHLANDLP.US
PHONE: (770) 631-0499
- SURVEYOR:
W.S. BODKIN SURVEYING, LLC
315 CAASTLEWOOD RD
TYRONE, GA 30290
CONTACT: SCOTT BODKIN, R.L.S.
PHONE: (770) 312-5500
- ZONING: IHV, HEAVY INDUSTRIAL
- TOTAL SITE AREA = 8.31 +/- AC.
FLOODPLAIN AREA = 2.25 AC.
DISTURBED AREA = 4.8 AC.
IMPERVIOUS 0.76 AC., GRAVEL 1.38 AC.,
TOTAL IMPERVIOUS FOR WQV CALCULATIONS (GRAVEL @ 85%) 1.93 AC.
- LOT DIMENSION REQUIREMENTS PER CITY OF NEWNAN ZONING ORDINANCE:
MINIMUM LOT SIZE - 2 ACRES (87,120 SF)
FRONT SETBACK: MAJOR STREET = 40 / 100 FT, MINOR STREET = 40 / 65 FT
SIDE SETBACK: 30 FT
STREET SIDE SETBACK: MAJOR STREET = 40 / 100 FT, MINOR STREET = 40 / 65 FT
REAR SETBACK: 40 FT
MINIMUM BLDG LINE WIDTH: 200 FT
MINIMUM LOT FRONTAGE: 200 FT
MINIMUM LOT DEPTH: 200 FT
PRINCIPLE BUILDING HEIGHT: 35 FT
ACCESSORY BUILDING HEIGHT: 35 FT
MAXIMUM BUILDING COVERAGE: 60% (LOT)
BASE/MAXIMUM FLOOR AREA RATIO: 0.30 / 0.50
DISTANCE BETWEEN BUILDINGS: 25 FT
- LANDSCAPE STRIP
10 FT PERIMETER
- VEHICLE STORAGE SUMMARY:
TOTAL REQUIRED: OFFICE: 1/250 SQ. FT. OF GFA = 6,400 SQ. FT. GFA = 26 SPACES
SHOP/WAREHOUSE: 0.25/1000 SQ. FT. = 4,000 SQ FT = 1 SPACES
TOTAL = 27 SPACES

TOTAL PROVIDED = 27 SPACES (1 HANDICAP SPACES)
- 24 HOUR CONTACT: BRANDON HARP, (770) 789-2123
- STATE WATERS ARE PRESENT ON THIS PROJECT SITE AS INDICATED, HOWEVER ARE NOT AFFECTED BY THIS DEVELOPMENT.
- WETLANDS WERE NOT IDENTIFIED WITHIN THE PROPERTY BOUNDARIES.
- PROJECT SITE IS NOT LOCATED WITHIN A GROUND WATER RECHARGE AREA
- A PORTION OF THIS PROPERTY IS LOCATED WITHIN A FLOOD HAZARD AREA ACCORDING TO F.E.M.A. FLOOD INSURANCE RATE MAP FOR COWETA COUNTY COMMUNITY PANEL #13077C0143D DATED FEB. 6, 2013.
- WATER AND SEWER SERVICE TO BE PROVIDED BY NEWNAN UTILITIES.
- ALL WORK SHALL CONFORM TO CITY OF NEWNAN STANDARDS AND SPECIFICATIONS. IT IS THE CONTRACTORS RESPONSIBILITY TO NOTIFY THE PROPER OFFICIALS FOR ANY REQUIRED INSPECTIONS.
- NO GDOT PERMITS APPLICABLE TO THIS DEVELOPMENT.
- NO ARMY CORPS PERMITS APPLICABLE TO THIS DEVELOPMENT.

SITE PLAN LEGEND:

- = PROPERTY LINE - SEE PLAT FOR DETAILS
- (3) = PARKING COUNT NUMBERS
- [Pattern] = LIGHT DUTY PAVEMENT - SEE DETAIL ON SHEET C700
- [Pattern] = HEAVY DUTY PAVEMENT - SEE DETAIL ON SHEET C700
- [Pattern] = HEAVY DUTY GAB - SEE DETAIL ON SHEET C700
- [Pattern] = CONCRETE SIDEWALK - SEE DETAIL ON SHEET C700
- [Symbol] = SIGN POST
- [Symbol] = TREE PROTECTION FENCE



DATE: 6/21/24		DESIGN BY: EAM	CHECK BY: RKA
DATE: 7/8/24	ISSUED FOR PERMITTING	DATE: 7/8/24	DATE: 7/8/24
DATE: 7/8/24	ISSUED FOR REVIEW	DATE: 7/8/24	DATE: 7/8/24
DATE: 7/8/24	ISSUED FOR REVIEW	DATE: 7/8/24	DATE: 7/8/24

SITE PLAN

SITE DEVELOPMENT PLANS
FOR
B2 CONTRACTING
WORLD HEADQUARTERS

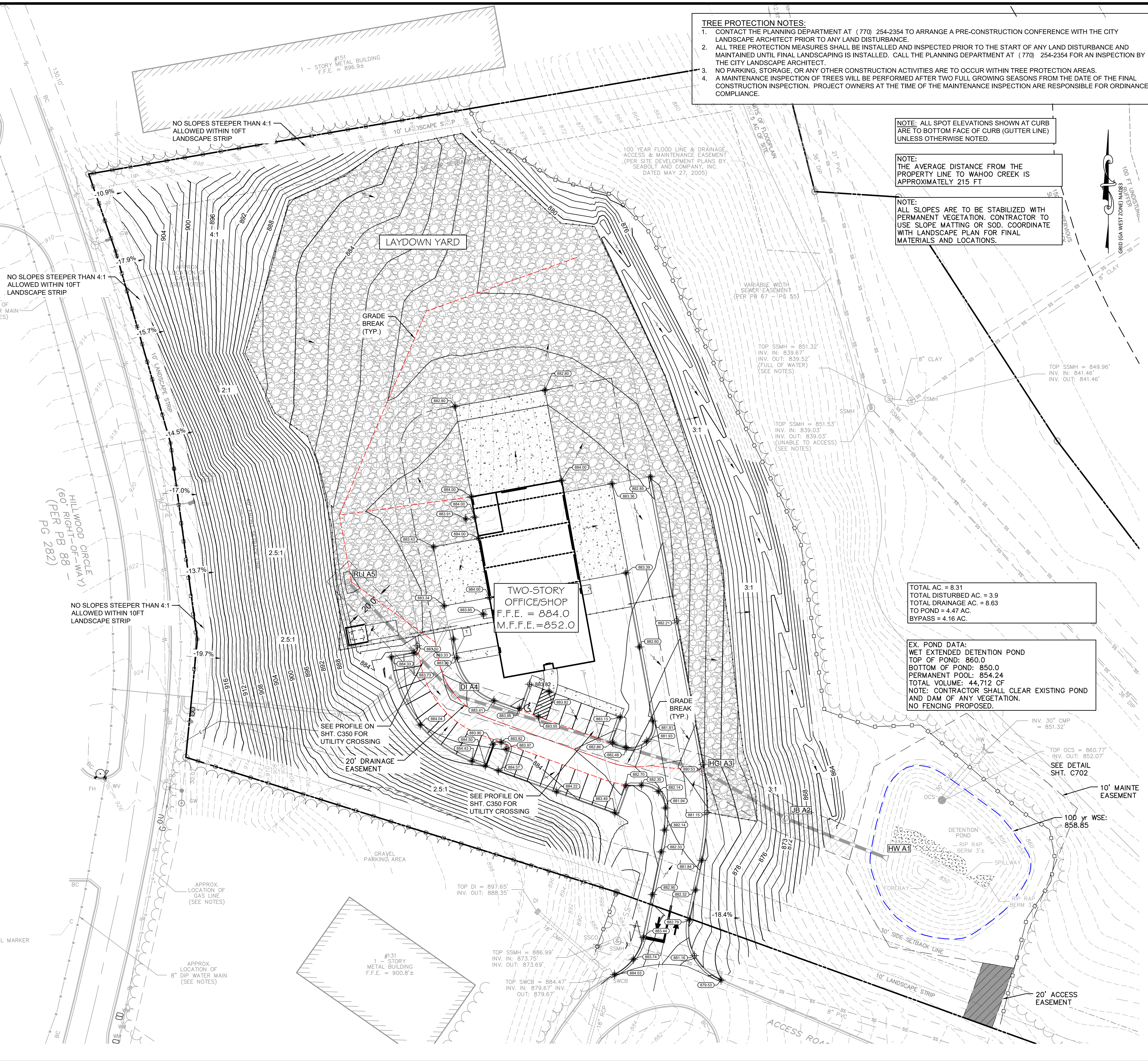
LAND LOTS 73 AND 74 OF THE 5TH DISTRICT, CITY OF NEWNAN, COWETA COUNTY, GEORGIA

7/8/24

HIGHLAND
LAND PLANNING
201 PROSPECT PARK, SUITE A PEACHTREE CITY, GEORGIA 30289
CONTACT: REID K. ALMAND, P.E.
PHONE: (770) 631-0499

DRAWING NO.
C200





TREE PROTECTION NOTES:

- CONTACT THE PLANNING DEPARTMENT AT (770) 254-2354 TO ARRANGE A PRE-CONSTRUCTION CONFERENCE WITH THE CITY LANDSCAPE ARCHITECT PRIOR TO ANY LAND DISTURBANCE.
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- A MAINTENANCE INSPECTION OF TREES WILL BE PERFORMED AFTER TWO FULL GROWING SEASONS FROM THE DATE OF THE FINAL CONSTRUCTION INSPECTION. PROJECT OWNERS AT THE TIME OF THE MAINTENANCE INSPECTION ARE RESPONSIBLE FOR ORDINANCE COMPLIANCE.

NOTE: ALL SPOT ELEVATIONS SHOWN AT CURB ARE TO BOTTOM FACE OF CURB (GUTTER LINE) UNLESS OTHERWISE NOTED.

NOTE: THE AVERAGE DISTANCE FROM THE PROPERTY LINE TO WAHOO CREEK IS APPROXIMATELY 215 FT

NOTE: ALL SLOPES ARE TO BE STABILIZED WITH PERMANENT VEGETATION. CONTRACTOR TO USE SLOPE MATTING OR SOD. COORDINATE WITH LANDSCAPE PLAN FOR FINAL MATERIALS AND LOCATIONS.

TOTAL AC. = 8.31
 TOTAL DISTURBED AC. = 3.9
 TOTAL DRAINAGE AC. = 8.63
 TO POND = 4.47 AC.
 BYPASS = 4.16 AC.

EX. POND DATA:
 WET EXTENDED DETENTION POND
 TOP OF POND: 860.0
 BOTTOM OF POND: 850.0
 PERMANENT POOL: 854.24
 TOTAL VOLUME: 44,712 CF
 NOTE: CONTRACTOR SHALL CLEAR EXISTING POND AND DAM OF ANY VEGETATION.
 NO FENCING PROPOSED.

GRADING / DRAINAGE NOTES

- SITE PREPARATION: ALL TREES AND UNWANTED VEGETATION SHOULD BE REMOVED, STUMPS GRUBBED AND ORGANIC TOPSOIL STRIPPED.
- ALL AREAS TO RECEIVE STRUCTURAL FILL MATERIAL SHALL BE EVALUATED PRIOR TO FILL PLACEMENT. THE APPROVAL PROCESS SHOULD INCLUDE PROOFROLLING THE SUBGRADE WITH A FULLY LOADED TANDDEM AXLE DUMP TRUCK (20 TONS) DURING A PERIOD OF DRY WEATHER AND UNDER THE OBSERVATION OF THE GEOTECHNICAL ENGINEER. DENSIFICATION OF SUBGRADE SOILS MAY BE REQUIRED.
- ALL STRUCTURAL FILL SHOULD BE COMPACTED TO AT LEAST 95 PERCENT OF THE SOIL'S STANDARD PROCTOR MAXIMUM DRY DENSITY, AS DETERMINED BY ASTM STANDARD D-698. THE UPPER FOOT OF FILL WHICH WILL SUPPORT PAVEMENTS OR SLABS SHOULD BE COMPACTED TO AT LEAST 98 PERCENT OF THE SOIL'S STANDARD PROCTOR MAXIMUM DRY DENSITY FOR IMPROVED SUPPORT. IN AREAS WHICH ARE AT OR ABOVE THE FINISHED GRADE, AND WHICH WILL SUPPORT PAVEMENTS OR SLABS, THE UPPER 8 INCHES IMMEDIATELY BELOW THESE SYSTEMS SHOULD BE SCARIFIED AND RECOMPACTED TO THE 98 PERCENT CRITERIA. STRUCTURAL FILL SHOULD BE FREE OF ORGANIC MATERIAL, HAVE A PLASTICITY INDEX (PI) LESS THAN 20 AND CONTAIN ROCK SIZES NO LARGER THAN 4 INCHES.
- DENSITY TESTING SHOULD BE PERFORMED BY A SOILS TECHNICIAN TO DETERMINE THE DEGREE OF COMPACTION AND VERIFY COMPLIANCE WITH THE PROJECT SPECIFICATIONS. FOR UNDERFLOOR AREAS, AT LEAST ONE FIELD DENSITY TEST SHOULD BE MADE PER 5000 SQUARE FEET OF FILL AREA FOR EACH TWO FOOT LIFT. TESTING FREQUENCY SHOULD BE INCREASED IN CONFINED AREAS. AREAS WHICH DO NOT MEET THE COMPACTION SPECIFICATIONS SHOULD BE RECOMPACTED TO ACHIEVE COMPLIANCE. IN CONFINED AREAS, SUCH AS UTILITY TRENCHES, THE USE OF PORTABLE COMPACTION EQUIPMENT AND THIN LIFTS OF 3 TO 4 INCHES MAY BE REQUIRED TO ACHIEVE COMPACTION.
- EARTHWORK SHALL BE ON AN UNCLASSIFIED BASIS. IMPORTING AND EXPORTING OF SOIL MAY BE REQUIRED TO RAISE/LOWER SITE TO FINAL GRADES. EXCAVATIONS MAY BE ACCOMPLISHED USING CONVENTIONAL HEAVY EARTHMOVING EQUIPMENT SUCH AS DOZER ASSISTED PANS, AND SIGNIFICANT EXCAVATIONS OF ROCK AND PARTIALLY WEATHERED ROCK ARE NOT ANTICIPATED.
- PERMANENT AND TEMPORARY SLOPES SHALL BE CONSTRUCTED NO STEEPER THAN 2H: 1V FOR SLOPES LESS THAN 15 FEET HIGH. PERMANENT SLOPES SHOULD BE CONSTRUCTED NO STEEPER THAN 2H: 1V. ALL FINISHED SLOPES SHOULD BE SUITABLY PROTECTED FROM EROSION.
- ALL CONTOURS ON PAVEMENT, OR ELSEWHERE, ARE TOP OF FINISHED PAVEMENT OR SURFACE.
- SLOPES AND DISTURBED AREAS NOT COVERED BY PAVEMENT SHALL BE GRADED SMOOTH AND RECEIVE 4 INCHES OF TOPSOIL. CONTRACTOR TO PROVIDE TOPSOIL IF NOT AVAILABLE ON SITE. THE AREAS SHALL BE SEEDED AND COVERED WITH MATTING AS DESIGNATED ON EROSION CONTROL FERTILIZED AND WATERED TO PROVIDE A HEARTY, MOWABLE STAND OF GRASS. SMALL ROCKS AND DEBRIS MUST BE REMOVED. ISLANDS TO BE BACKFILLED TO TOP OF CURB WITH TOPSOIL AND GRADED TO DRAIN.
- CLEARING LIMITS DETAILED ON THE TREE PROTECTION PLAN.
- EX. GROUNDWATER WELL: ANY WATER WELLS SHALL BE ABANDONED HYDRAULICALLY IN COMPLIANCE WITH GEORGIA LAWS FOR WATER WELLS AS WELL AS "STRUCTURALLY". ONLY A CERTIFIED WATER WELL CONTRACTOR CAN ABANDON WELLS HYDRAULICALLY. UNLESS CEMENT GROUT IS USED FOR WELL ABANDONMENT, WE RECOMMEND THAT ALL WELLS BE STRUCTURALLY PLUGGED WITH CONCRETE PLUG OVERSIZED SO THAT THE PLUG WILL NOT FALL FURTHER INTO THE WELL. THE PLUG SHOULD BE CONSTRUCTED AT LEAST ONE FOOT BELOW FINISH GRADE IN LANDSCAPED AREAS TO FACILITATE GRASSING AND DEEPER IN STRUCTURAL AREAS TO AVOID FOUNDATIONS, UTILITIES, SLABS AND OTHER SIMILAR ITEMS. SPECIFIC RECOMMENDATION FOR STRUCTURAL ABANDONMENT OF THE WELLS CAN BE DETERMINED AT THE TIME OF CONSTRUCTION BY THE GEOTECHNICAL ENGINEER.
- COORDINATE ROOF DRAINAGE PIPING WITH ARCHITECTURAL PLANS FOR DOWNSPOUT LOCATIONS. ALL EXTERIOR ROOF DRAIN PIPE SHALL BE HDPE PIPE AT SIZE SHOWN. PLACED MINIMUM 1% FALL TO NEAREST MANHOLE STRUCTURE. CLEANOUTS SHALL BE PROVIDED AT ALL JUNCTIONS.

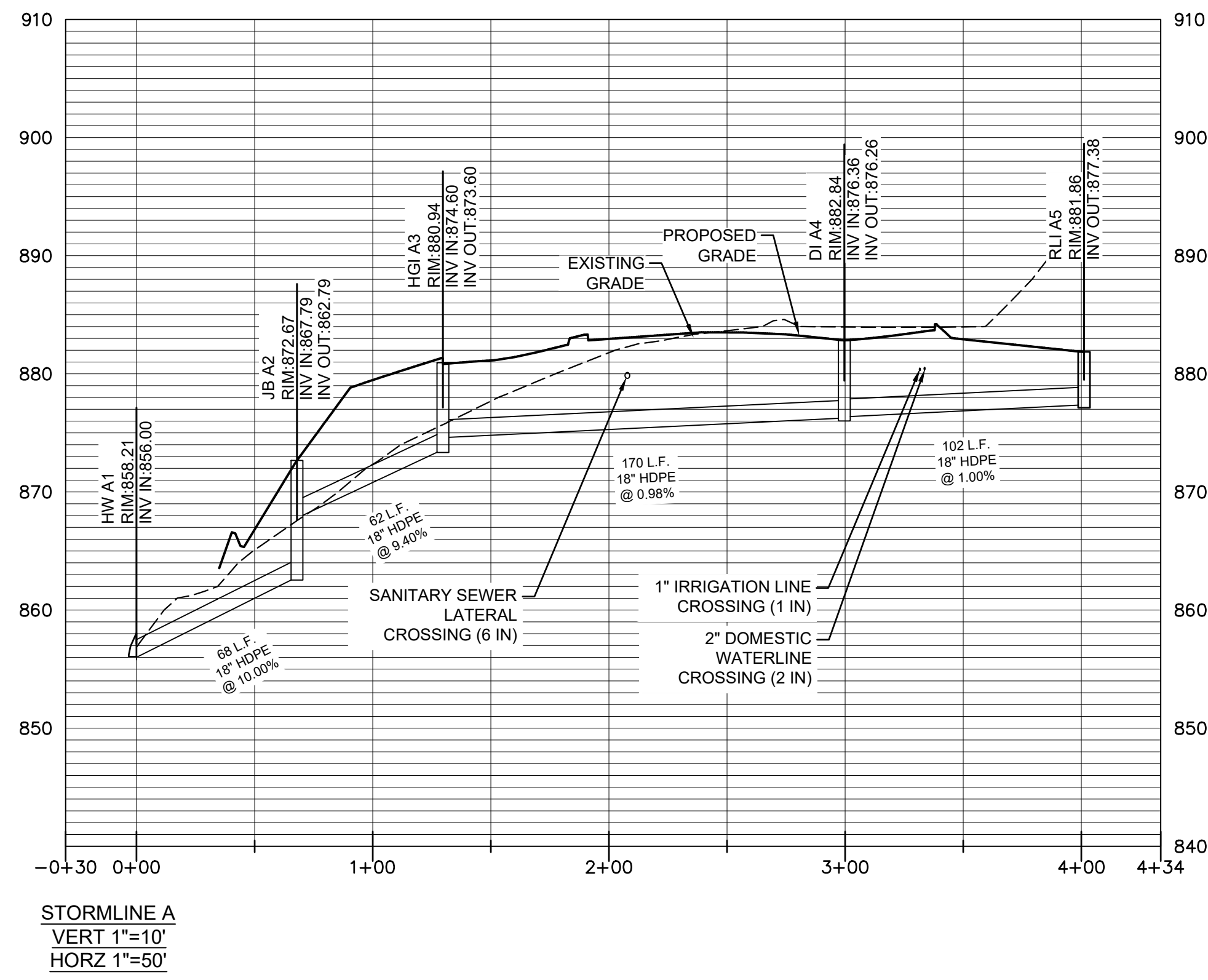
DRAINAGE EASEMENT NOTE:

THE OWNER OF RECORD, ON BEHALF OF HIMSELF (ITSELF) AND ALL SUCCESSORS IN INTEREST SPECIFICALLY RELEASES THE CITY OF NEWNAN FROM ANY AND ALL LIABILITY AND RESPONSIBILITY FOR FLOODING OR EROSION FROM STORM DRAINS OR FROM FLOODING FROM HIGH WATER OF NATURAL CREEKS, RIVERS OR DRAINAGE FEATURES SHOWN HEREIN. A DRAINAGE EASEMENT IS HEREBY ESTABLISHED FOR THE SOLE PURPOSE OF PROVIDING FOR THE EMERGENCY PROTECTION OF THE FREE FLOW OF SURFACE WATERS ALONG ALL WATERCOURSES AS ESTABLISHED BY THE REGULATIONS OF THE CITY OF NEWNAN. THE PUBLIC WORKS DIRECTOR MAY CONDUCT EMERGENCY MAINTENANCE OPERATIONS WITHIN THIS EASEMENT WHERE EMERGENCY CONDITIONS EXIST. EMERGENCY MAINTENANCE SHALL BE THE REMOVAL OF TREES AND OTHER DEBRIS, EXCAVATION, FILLING AND THE LIKE, NECESSARY TO REMEDY A CONDITION, WHICH IN THE JUDGMENT OF THE PUBLIC WORKS DIRECTOR, IS POTENTIALLY INJURIOUS TO LIFE, PROPERTY OF THE PUBLIC ROADS OR UTILITY SYSTEM. SUCH EMERGENCY MAINTENANCE, CONDUCTED FOR THE COMMON GOOD, SHALL NOT BE CONSTRUED AS CONSTITUTING A CONTINUING MAINTENANCE OBLIGATION ON THE PART OF THE CITY OF NEWNAN NOR AN ABROGATION OF THE CITY'S RIGHTS TO SEEK REIMBURSEMENT FOR EXPENSES FROM THE OWNERS OF THE PROPERTY/IES OF THE LANDS THAT GENERATED THE CONDITIONS.

PLAN LEGEND :

- = JUNCTION BOX (JB)
- = STORM PIPE - SEE PROFILES ON SHEET C350 AND PIPE BEDDING DETAIL ON SHEET C703.
- = EXISTING CONTOURS
- = PROPOSED CONTOURS
- = PROPOSED LIGHT POLE
- = TOP OF PAVING/GUTTER
- = GRADE BREAK
- = FLOW ARROW
- = SPOT ELEVATION
- = TREE PROTECTION FENCE
- = RETAINING WALL
- = 20 FT STORMWATER ACCESS/MAINTENANCE EASEMENT

DATE: 6/21/24	DESIGN: EAM	CHECK: RVA	DATE: 7/8/24	DATE: 5/6/24	DATE: 7/8/24	DATE: 7/8/24	DATE: 7/8/24
SITE DEVELOPMENT PLANS FOR B2 CONTRACTING WORLD HEADQUARTERS			LAND LOTS 73 AND 74 OF THE 5TH DISTRICT, CITY OF NEWNAN, COWETA COUNTY, GEORGIA				
DRAWING NO. C300			DRAWING NO. C300				



STORMLINE A
VERT 1"=10'
HORZ 1"=50'

Storm Sewer Tabulation

Station	Line	Len (ft)	Drng Area (ac)		Rnoff coeff (C)	Area x C		Tc (min)	Rain (in/hr)	Total flow (cfs)	Cap full (cfs)	Vel (ft/s)	Pipe		Invert Elev (ft)		HGL Elev (ft)		Grnd / Rim Elev (ft)		Line ID	
			Incr	Total		Incr	Total						Dn	Up	Dn	Up	Dn	Up	Dn	Up		
4	3	101.503	0.50	0.50	0.60	0.30	0.30	5.0	5.0	6.2	2.47	10.53	3.33	18	1.00	876.36	877.38	877.10	877.98	882.84	881.86	A5-A4
3	2	165.737	0.50	1.00	0.60	0.30	0.60	5.0	6.2	7.9	4.73	10.51	5.23	18	1.00	874.60	876.26	875.31	877.10	880.63	882.84	A4-A3
2	1	68.411	0.58	1.58	0.70	0.41	1.01	5.0	7.2	7.6	7.65	30.60	10.03	18	8.49	867.79	873.60	868.30	874.67	872.67	880.63	A3-A2
1	End	67.950	0.00	1.58	0.00	0.00	1.01	0.0	7.5	7.5	7.59	33.22	5.18	18	10.01	856.00	862.80	857.28	863.87	858.21	872.67	A2-A1

Project File: B2.stm
Number of lines: 4
Run Date: 6/27/2024

NOTES: Intensity = 102.61 / (Inlet time + 16.50) ^ 0.82; Return period = Yrs. 25 ; c = cir e = ellip b = box

25 YR PIPE CHART
SCALE: N.T.S.

Storm Sewer Tabulation

Station	Line	Len (ft)	Drng Area (ac)		Rnoff coeff (C)	Area x C		Tc (min)	Rain (in/hr)	Total flow (cfs)	Cap full (cfs)	Vel (ft/s)	Pipe		Invert Elev (ft)		HGL Elev (ft)		Grnd / Rim Elev (ft)		Line ID	
			Incr	Total		Incr	Total						Dn	Up	Dn	Up	Dn	Up	Dn	Up		
4	3	101.503	0.50	0.50	0.60	0.30	0.30	5.0	5.0	5.7	1.71	10.53	3.07	18	1.00	876.36	877.38	876.94	877.87	882.84	881.86	A5-A4
3	2	165.737	0.50	1.00	0.60	0.30	0.60	5.0	6.8	5.3	3.15	10.51	4.64	18	1.00	874.60	876.26	875.16	876.94	880.63	882.84	A4-A3
2	1	68.411	0.58	1.58	0.70	0.41	1.01	5.0	8.2	4.9	4.97	30.60	8.75	18	8.49	867.79	873.60	868.20	874.46	872.67	880.63	A3-A2
1	End	67.950	0.00	1.58	0.00	0.00	1.01	0.0	8.6	4.9	4.90	33.22	4.02	18	10.01	856.00	862.80	857.18	863.65	858.21	872.67	A2-A1

Project File: B2.stm
Number of lines: 4
Run Date: 6/27/2024

NOTES: Intensity = 69.87 / (inlet time + 13.10) ^ 0.87; Return period = Yrs. 2 ; c = cir e = ellip b = box

2 YR PIPE CHART
SCALE: N.T.S.

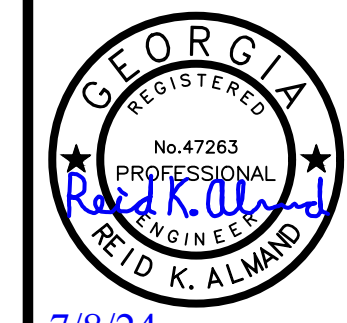

Storm Sewer Tabulation

Station	Line	Len (ft)	Drng Area (ac)		Rnoff coeff (C)	Area x C		Tc (min)	Rain (in/hr)	Total flow (cfs)	Cap full (cfs)	Vel (ft/s)	Pipe		Invert Elev (ft)		HGL Elev (ft)		Grnd / Rim Elev (ft)		Line ID	
			Incr	Total		Incr	Total						Dn	Up	Dn	Up	Dn	Up	Dn	Up		
4	3	101.503	0.50	0.50	0.60	0.30	0.30	5.0	5.0	9.8	2.95	10.53	3.49	18	1.00	876.36	877.38	877.18	878.03	882.84	881.86	A5-A4
3	2	165.737	0.50	1.00	0.60	0.30	0.60	5.0	6.0	9.5	5.69	10.51	5.54	18	1.00	874.60	876.26	875.39	877.18	880.63	882.84	A4-A3
2	1	68.411	0.58	1.58	0.70	0.41	1.01	5.0	6.9	9.2	9.28	30.60	10.71	18	8.49	867.79	873.60	868.36	874.78	872.67	880.63	A3-A2
1	End	67.950	0.00	1.58	0.00	0.00	1.01	0.0	7.1	9.2	9.21	33.22	5.88	18	10.01	856.00	862.80	857.34	863.97	858.21	872.67	A2-A1

Project File: B2.stm
Number of lines: 4
Run Date: 6/27/2024

NOTES: Intensity = 127.16 / (inlet time + 17.80) ^ 0.82; Return period = Yrs. 100 ; c = cir e = ellip b = box

100 YR PIPE CHART
SCALE: N.T.S.

DATE: 6/21/24	DRAWN BY: EAM	CHECK BY: RKA	SCALE: 1" = 50'		DATE: 7/8/24	DATE: 5/6/24	DATE: Apr
STORM PIPE PROFILES							
SITE DEVELOPMENT PLANS FOR B2 CONTRACTING WORLD HEADQUARTERS							
LAND LOTS 73 AND 74 OF THE 5TH DISTRICT, CITY OF NEWMAN, COWETA COUNTY, GEORGIA							
							
							
DRAWING NO. C350							



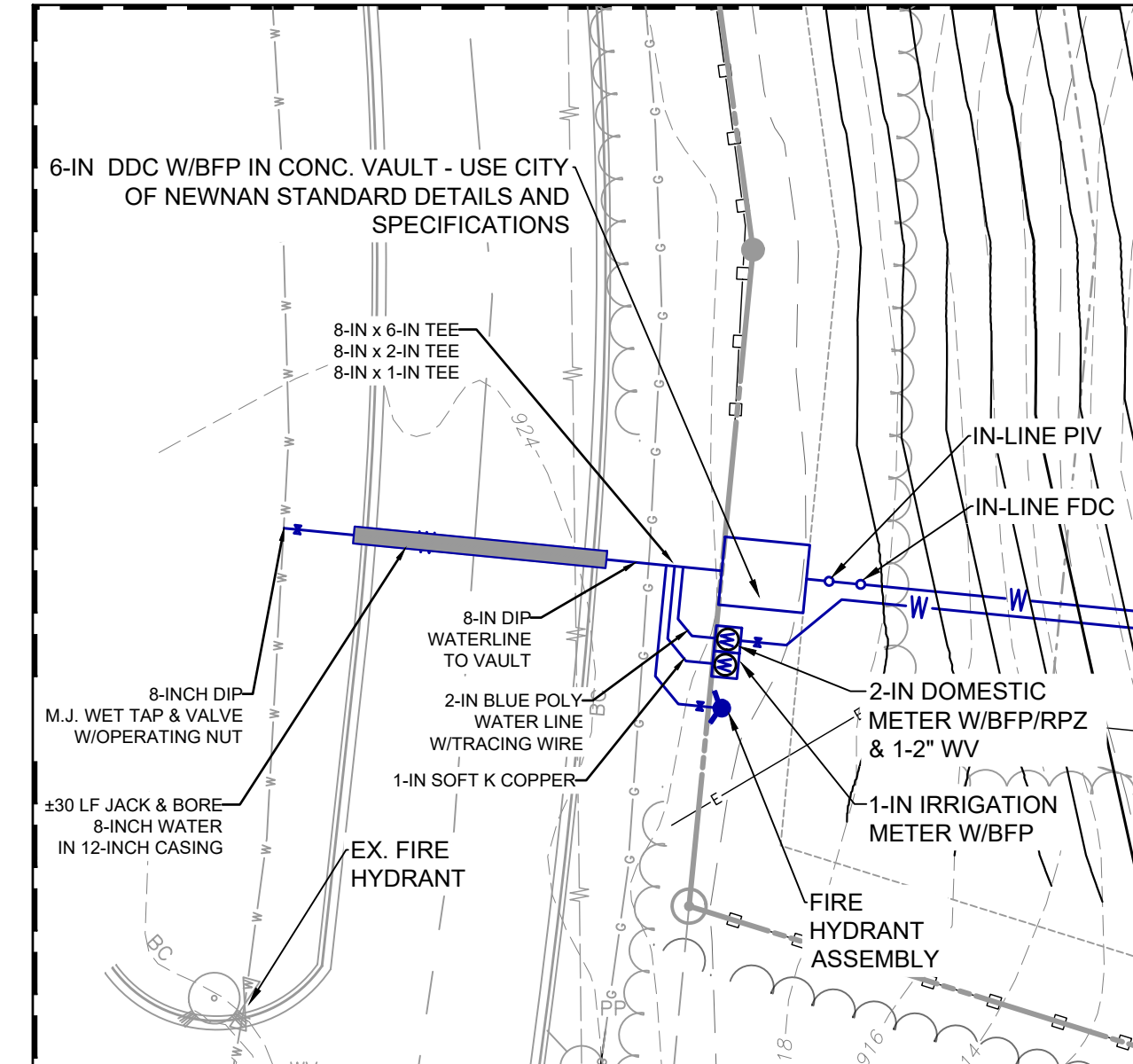
MAIN 131 LLC
 PARCEL #N57A 027
 PB 48 - PG 258
 ZONED: IHV

NOTE:
 THE AVERAGE DISTANCE FROM THE
 PROPERTY LINE TO WAHOO CREEK IS
 APPROXIMATELY 215 FT

LAYDOWN YARD
 1.71 ACRES
 (74,493 SF)

TWO-STORY
 OFFICE/SHOP
 F.F.E. = 884.0

TRANSFORMER
 PAD



WATER CONNECTIONS INSET
 SCALE: 1" = 20'

UTILITY PLAN NOTES:

- SEE SHEET C001 FOR ADDITIONAL UTILITY PLAN NOTES.
- EXISTING UTILITY LOCATIONS SHOWN ARE GENERALLY SCHEMATIC IN NATURE AND MAY NOT ACCURATELY REFLECT THE SIZE AND LOCATION OF EACH PARTICULAR UTILITY.
- CONTRACTOR SHALL FIELD VERIFY LOCATION OF ALL EXISTING UTILITIES PRIOR TO BEGINNING CONSTRUCTION.
- ALL EXISTING UTILITIES MAY NOT BE SHOWN ON THESE DRAWINGS. IT IS THE CONTRACTORS RESPONSIBILITY TO COORDINATE HIS OPERATIONS WITH ALL UTILITIES WHICH MAY BE IN CONFLICT WITH HIS WORK.
- THE CONTRACTOR MUST MAINTAIN AND PROTECT ALL SUCH UTILITIES, OR RELOCATE UTILITIES AS NEEDED.
- ALL ON-SITE WATER AND SEWER FACILITIES ARE INTENDED TO BE OWNED, OPERATED, AND MAINTAINED BY THE OWNER.
- WATER AND SEWER SERVICES SHALL HAVE MINIMUM 10 FT SEPARATION.
- WATER AND SEWER SERVICE PROVIDED BY NEWNAN UTILITIES.
- INTERIOR FIRE PROTECTION SPRINKLERS REQUIRED. SEE PLUMBING PLANS FOR DETAILS.
- ALL SEWER CLEANOUTS IN CONCRETE, PAVED, ECT. AREAS SHALL HAVE HEAVY CLEANOUT BOX
- ALL SEWER CLEANOUTS IN GRASSED OR LANDSCAPED AREAS SHALL HAVE IRRIGATION BOX.
- WATER/SEWER DETAILS ON SHEET C-702 AND C-703
- CONTRACTOR RESPONSIBLE FOR SECONDARY TO TRANSFORMER
- CONTRACTOR RESPONSIBLE FOR ANY COST DUE TO UNFORSEEN CONDITIONS (I.E. ROCK) IN ADDITION TO INSTALLING ELECTRICAL SERVICES.
- SITE LIGHTING TO BE PROVIDED VIA BUILDING MOUNTED WALL PACKS.
- LOCATION OF ELECTRICAL ROUTE FROM HILLWOOD CIRCLE TO TRANSFORMER, AS SHOWN. CONTRACTOR TO COORDINATE WITH NEWNAN UTILITIES.

UTILITY PLAN LEGEND:

- = WATER METER - SEE DETAIL ON SHEET C706
- = GATE VALVE
- = WATERLINE
- = FIRE HYDRANT ASSEMBLY - SEE DETAIL ON SHEET C706
- = DENOTES FITTING
- = SANITARY SEWER LINE
- = SANITARY SEWER MANHOLE - SEE DETAILS ON SHEET C705
- = SEWER CLEANOUT - SEE DETAIL ON SHEET C705
- = THRUST BLOCK - SEE DETAIL ON SHEET C706
- = TRANSFORMER
- = FEED THRU
- = 10 FT POWER EASEMENT
- = LIGHT POLE

Check by:	RVA
Drawn by:	EAM
Date:	6/21/24
Scale:	1" = 30'
Rev.	Description
1.	ISSUED FOR PERMITTING
2.	ISSUED FOR REVIEW
3.	DATE
4.	DATE
5.	DATE
6.	DATE
7.	DATE
8.	DATE
9.	DATE
10.	DATE

UTILITY PLAN

SITE DEVELOPMENT PLANS FOR B2 CONTRACTING WORLD HEADQUARTERS

LAND LOTS 73 AND 74 OF THE 5TH DISTRICT, CITY OF NEWNAN, COWETA COUNTY, GEORGIA

7/8/24

HIGHLAND LAND PLANNING

201 PROJECT PARK SUITE A, PEACHTREE CITY, GEORGIA 30229
 COA No. 150200561 | Lic. 66620204

DRAWING NO. C400



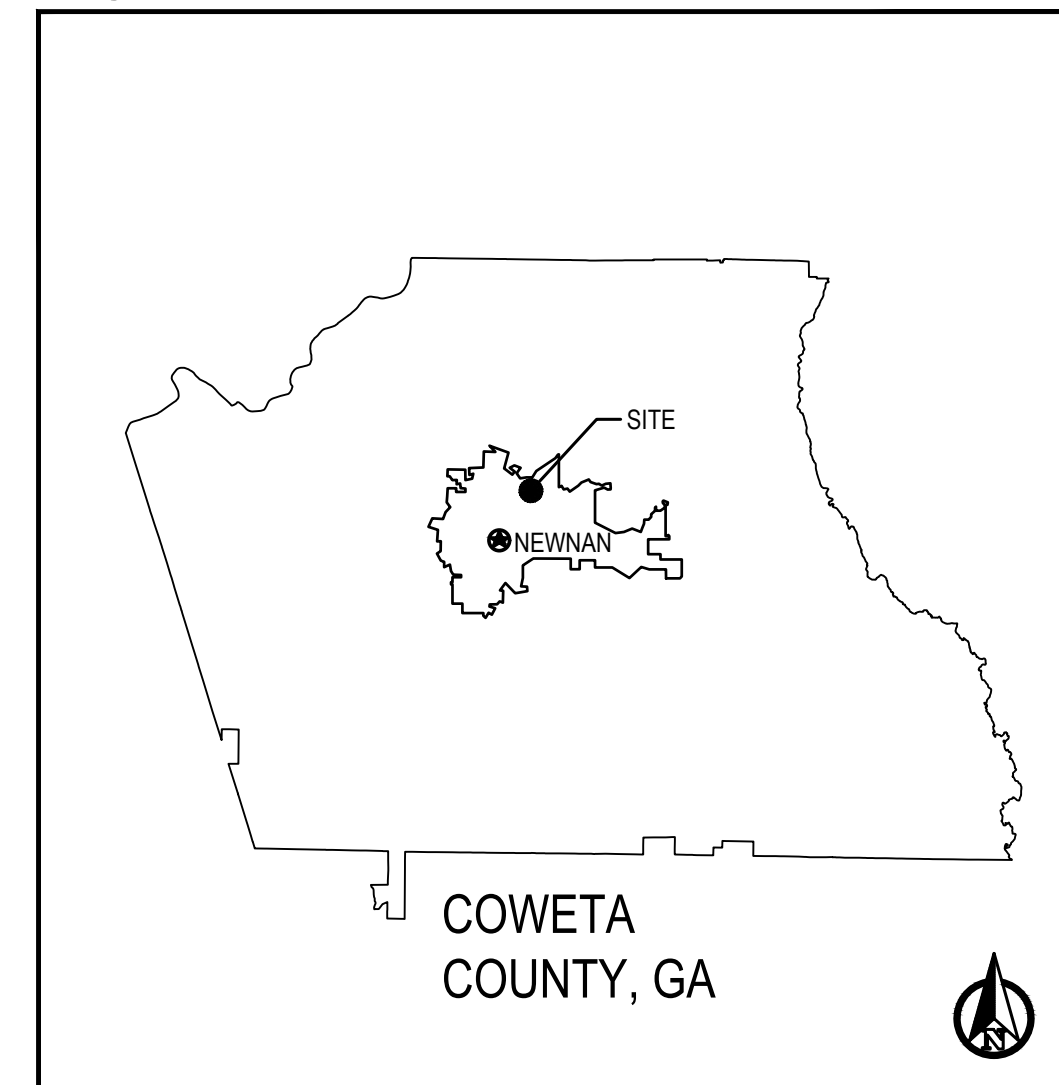
GENERAL NOTES:

- OWNER/DEVELOPER - PRIMARY PERMITEE: **B2 CONTRACTING**
180 WALTER WAY #110
FAYETTEVILLE, GA 30214
CONTACT: BRANDON HARP
EMAIL: BHARP@B2CONTRACTING.COM
PHONE: (770) 789-2123
- ENGINEER - QUALIFIED PROFESSIONAL:
HIGHLAND LAND PLANNING
201 PROSPECT PARK, SUITE A
PEACHTREE CITY, GA 30269
CONTACT: REID K ALMAND, P.E.
PHONE: REID.ALMAND@HIGHLANDL.P.
PHONE: (770) 631-0499
- SURVEYOR:
W. S. BODKIN SURVEYING, LLC
315 CAASTLEWOOD RD
TYRONE, GA 30290
CONTACT: SCOTT BODKIN, R.L.S.
PHONE: (770) 312-5500

EROSION, SEDIMENTATION AND POLLUTION CONTROL NOTES:

- 24-HOUR CONTACT: BRANDON HARP, (770) 789-2123 (EMAIL: BHARP@B2CONTRACTING.COM) **#4**
- DISTURBED AREA: 4.8 AC.; TOTAL SITE AREA: 8.31 +/- AC.; TOTAL IMPERVIOUS AREA: 0.76 AC. **#6**
- THE ESCAPE OF SEDIMENT FROM THE SITE SHALL BE PREVENTED BY THE INSTALLATION OF EROSION AND SEDIMENT CONTROL MEASURES AND PRACTICES PRIOR TO LAND DISTURBING ACTIVITIES. **#19**
- EROSION CONTROL MEASURES MUST BE MAINTAINED AT ALL TIMES. IF FULL IMPLEMENTATION OF THE APPROVED PLAN DOES NOT PROVIDE FOR EFFECTIVE EROSION CONTROL, ADDITIONAL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE IMPLEMENTED TO CONTROL OR TREAT THE SEDIMENT SOURCE. **#20**
- ALL EROSION CONTROL MEASURES ARE TO CONFORM TO THE STANDARDS SET FORTH IN THE "MANUAL FOR EROSION AND SEDIMENT CONTROL IN GEORGIA" LATEST EDITION.
- EROSION CONTROL DEVICES SHALL BE INSTALLED BEFORE GROUND DISTURBANCE OCCURS. THE LOCATION OF SOME OF THE EROSION CONTROL DEVICES MAY HAVE TO BE ALTERED FROM SHOWN ON THE APPROVED PLANS. IF DRAINAGE PATTERNS DURING CONSTRUCTION ARE DIFFERENT FROM THE FINAL PROPOSED DRAINAGE PATTERNS, IT IS THE CONTRACTOR'S RESPONSIBILITY TO ACCOMPLISH EROSION CONTROL FOR ALL DRAINAGE PATTERNS CREATED AT VARIOUS STAGES DURING CONSTRUCTION. ANY DIFFICULTY IN CONTROLLING EROSION DURING ANY PHASE OF CONSTRUCTION SHALL BE REPORTED TO THE DEVELOPER IMMEDIATELY!
- ANY DISTURBED AREA LEFT EXPOSED FOR A PERIOD GREATER THAN 14 DAYS SHALL BE STABILIZED WITH MULCH OR TEMPORARY SEEDING. **#21**
- SEDIMENT CONTROL MEASURES MUST BE INSTALLED BEFORE CLEARING AND GRADING BEGINS.
- INSPECTIONS BY QUALIFIED PERSONNEL PROVIDED BY PRIMARY PERMITEE AND THE ASSOCIATED RECORDS SHALL BE KEPT ON SITE IN COMPLIANCE WITH NPDES PERMIT NUMBER GAR 100001.
- THE DESIGN PROFESSIONAL WHO PREPARED THE ES&PC PLAN IS TO INSPECT THE INSTALLATION OF THE INITIAL SEDIMENT STORAGE REQUIREMENTS AND PERIMETER CONTROL BMPs WITHIN 7 DAYS AFTER INSTALLATION. **#14**
- NON-EXEMPT ACTIVITIES SHALL NOT BE CONDUCTED WITHIN THE 25 OR 50-FOOT UNDISTURBED STREAM BUFFERS AS MEASURED FROM THE POINT OF WRESTED VEGETATION OR WITHIN 25-FEET OF THE COASTAL MARSHLAND BUFFER AS MEASURED BY THE JURISDICTIONAL DETERMINATION LINE WITHOUT FIRST ACQUIRING THE NECESSARY VARIANCES AND PERMITS. **#15**
- AMENDMENTS / REVISIONS TO THE ES&PC PLAN WHICH HAVE A SIGNIFICANT EFFECT ON BMPs WITH A HYDRAULIC COMPONENT MUST BE CERTIFIED BY THE DESIGN PROFESSIONAL. **#17**
- THE PRIMARY PERMITEE IS REQUIRED TO KEEP THE ES&PC PLAN UP-TO-DATE.
- STATE WATERS ARE LOCATED ON OR WITHIN 200 FEET OF THE PROJECTS BOUNDARIES.
- WASTE MATERIALS SHALL NOT BE DISCHARGED TO STATE WATERS EXCEPT AS AUTHORIZED BY A SECTION 404 PERMIT. **#18**
- THE ES&PC PLAN IS IN COMPLIANCE WITH ALL CURRENT WASTE DISPOSAL, SANITARY SEWER, AND/OR SEPTIC TANK REGULATIONS.
- EROSION CONTROL MATTING, S₆, IS REQUIRED ON ALL SLOPES 3:1 OR STEEPER.
- GAB SHOULD BE PLACED IN PARKING LOT AREA AND DRIVEWAY AREAS AS SOON AS POSSIBLE FOR CONSTRUCTION TRAFFIC, WORKERS PARKING AND STAGING AREAS.
- NO ALTERNATIVE BMPs WERE USED IN THE DESIGN OF THE ES&PC PLAN. **#39**
- MAINTENANCE OF ALL SOIL EROSION AND SEDIMENT CONTROL MEASURES AND PRACTICES, WHETHER TEMPORARY OR PERMANENT SHALL AT ALL TIMES BE THE RESPONSIBILITY OF THE PROPERTY OWNER.

VICINITY MAP



Engineer Certification **#12** **#13** **#14**

"I certify under penalty of law that this plan was prepared after a site visit to the location described herein by myself or my authorized agent, under my supervision.

"I certify that the permittee's Erosion, Sedimentation and Pollution Control Plan provides for an appropriate and comprehensive system of best management practices required by the Georgia Water Quality Control Act and the document "Manual for Erosion and Sediment Control in Georgia," (published by the Georgia Soil and Water Conservation Commission as of January 1 of the year in which the land-disturbing activity was permitted, provides for the sampling of the receiving water(s) or the sampling of the storm water outfalls and that the designed system of best management practices and sampling methods is expected to meet the requirements contained in the General NPDES Permit No. GAR 100001."

Design professional of record shall inspect the site within 7 days of the construction start. The primary permittee shall notify the design professional of the construction start date prior to that start date.

REID K ALMAND, P.E. P.E. #: 47263 GSWCC#: 79754

#29

SITWORK ACTIVITY SCHEDULE
(ANTICIPATED START DATE - MAY 2024)

ITEM	MONTH					
	1	3	9	12	15	18
TREE PROTECTION	[Shaded]					
CLEARING/DEMO	[Shaded]					
INSTALL SEDIMENT STORAGE BMP'S (SEDIMENT PONDS)	[Shaded]					
GRADING/DRAINAGE	[Shaded]					
PAVING			[Shaded]		[Shaded]	
TEMP. GRASSING	[Shaded]					
PERM. GRASSING					[Shaded]	[Shaded]
MAINTENANCE OF ES & PC BMP'S	[Shaded]	[Shaded]	[Shaded]	[Shaded]	[Shaded]	[Shaded]
EROS. CONT.	[Shaded]	[Shaded]	[Shaded]	[Shaded]	[Shaded]	[Shaded]
LANDSCAPING						[Shaded]

EROSION, SEDIMENTATION AND POLLUTION CONTROL PLANS FOR B2 CONTRACTING WORLD HEADQUARTERS

LAND LOT 73 & 74 OF THE 5th DISTRICT, CITY OF NEWNAN, COWETA COUNTY, GEORGIA
PARCEL ID NUMBER: N57A 001A

#7
GPS LOCATION OF THE CONSTRUCTION EXIT
LAT: 33.3974668°
LONG: -084.7820601°

SITE LOCATION MAP (N.T.S.) **#10**



PREPARED FOR:



#2 REID K ALMAND, P.E.
GA PE #47263
GSWCC LEVEL II #79754



Rev.	Description	Date
1.	ISSUED FOR PERMITTING	7/8/24
2.	ISSUED FOR REVIEW	5/6/24

Check by: RKA
Drawn by: EAM
Date: 6/21/24

EROSION CONTROL COVER

#8

SITE DEVELOPMENT PLANS FOR B2 CONTRACTING WORLD HEADQUARTERS
LAND LOTS 73 AND 74 OF THE 5TH DISTRICT, CITY OF NEWNAN, COWETA COUNTY, GEORGIA



HIGHLAND LAND PLANNING
201 PROSPECT PARK, SUITE A, PEACHTREE CITY, GEORGIA 30229
CONTACT: REID K ALMAND, P.E. (770) 631-0499

DRAWING NO. C500

EROSION, SEDIMENTATION & POLLUTION CONTROL PLAN CHECKLIST
STAND ALONE CONSTRUCTION PROJECTS

SWCD: West Georgia
Project Name: B2 Contracting World Headquarters Address: 141 Hillwood Circle
Local Issuing Authority: City of Newnan Date on Plans: 5/5/24
Name & Email of person filling out checklist: Reid K. Almand, reid.almand@highlandllp.us

TO BE SHOWN ON ES&PC PLAN

- 1 The applicable Erosion, Sedimentation and Pollution Control Plan Checklist established by the Commission as of January 1 of the year in which the land-disturbing activity was permitted. (The completed Checklist must be submitted with the ES&PC Plan or the Plan will not be reviewed)
2 Level II certification number issued by the Commission, signature and seal of the certified design professional. (Signature, seal and Level II number must be on each sheet pertaining to ES&PC plan or the Plan will not be reviewed)
3 Limits of disturbance shall be no greater than 50 acres at any one time without prior written authorization from the GAEPD District Office. If GAEPD approves the request to disturb 50 acres or more at any one time, the Plan must include at least 4 of the BMPs listed in Appendix 1 of this checklist and the GAEPD approval letter.
4 The name and phone number of the 24-hour contact responsible for erosion, sedimentation and pollution controls.
5 Provide the name, address, email address, and phone number of primary permittee.
6 Note total and disturbed acreages of the project or phase under construction.
7 Provide the GPS location of the construction exit for the site. Give the Latitude and Longitude in decimal degrees.
8 Initial date of the Plan and the dates of any revisions made to the Plan including the entity who requested the revisions.
9 Description of the nature of construction activity and existing site conditions.
10 Provide vicinity map showing site's relation to surrounding areas. Include designation of specific phase, if necessary.
11 Identify the project receiving waters and describe all sensitive adjacent areas including streams, lakes, residential areas, wetlands, marshlands, etc. which may be affected.
12 Design professional's certification statement and signature that the site was visited prior to development of the ES&PC Plan as stated on Part IV page 19 of the permit.
13 Design professional's certification statement and signature that the permittee's ES&PC Plan provides for an appropriate and comprehensive system of BMPs and sampling to meet permit requirements as stated on Part IV page 19 of the permit.
14 Clearly note the statement that "The design professional who prepared the ES&PC Plan is to inspect the installation of the initial sediment storage requirements and perimeter control BMPs within 7 days after installation." in accordance with Part IV.A.5 page 25 of the permit.
15 Clearly note the statement that "Non-exempt activities shall not be conducted within the 25 or 50-foot undisturbed stream buffers as measured from the point of wretted vegetation or within 25-feet of the coastal marshland buffer as measured from the Jurisdictional Determination Line without first acquiring the necessary variances and permits."
16 Provide a description of any buffer encroachments and indicate whether a buffer variance is required.
17 Clearly note the statement that "Amendments/revisions to the ES&PC Plan which have a significant effect on BMPs with a hydraulic component must be certified by the design professional."
18 Clearly note the statement that "Waste materials shall not be discharged to waters of the State, except as authorized by a Section 404 permit."
19 Clearly note statement that "The escape of sediment from the site shall be prevented by the installation of erosion and sediment control measures and practices prior to land disturbing activities."
20 Clearly note statement that "Erosion control measures will be maintained at all times. If full implementation of the approved Plan does not provide for effective erosion control, additional erosion and sediment control measures shall be implemented to control or treat the sediment source."
21 Clearly note the statement "Any disturbed area left exposed for a period greater than 14 days shall be stabilized with mulch or temporary seeding."
22 Any construction activity which discharges storm water into an Impaired Stream Segment, or within 1 linear mile upstream of and within the same watershed as, any portion of a Biotra Impaired Stream Segment must comply with Part III. C. of the permit. Include the completed Appendix 1 listing all the BMPs that will be used for those areas of the site which discharge to the Impaired Stream Segment.
23 If a TMDL Implementation Plan for sediment has been finalized for the Impaired Stream Segment (identified in Item 22 above) at least six months prior to submittal of NOI, the ES&PC Plan must address any site-specific conditions or requirements included in the TMDL Implementation Plan.
24 BMPs for concrete washdown of tools, concrete mixer chutes, hoppers and the rear of the vehicles. Washout of the drum at the construction site is prohibited.
25 Provide BMPs for the remediation of all petroleum spills and leaks.
26 Description of the measures that will be installed during the construction process to control pollutants in storm water that will occur after construction operations have been completed.
27 Description of practices to provide cover for building materials and building products on site.

- 28 Description of the practices that will be used to reduce the pollutants in storm water discharges.
29 Description and chart or timeline of the intended sequence of major activities which disturb soils for the major portions of the site (i.e., initial perimeter and sediment storage BMPs, clearing and grubbing activities, excavation activities, utility activities, temporary and final stabilization).
30 Provide complete requirements of Inspections and record keeping by the primary permittee.
31 Provide complete requirements of Sampling Frequency and Reporting of sampling results.
32 Provide complete details for Retention of Records as per Part IV.F. of the permit.
33 Description of analytical methods to be used to collect and analyze the samples from each location.
34 Appendix B rationale for NTU values at all outfall sampling points where applicable.
35 Delineate all sampling locations, perennial and intermittent streams and other water bodies into which storm water is discharged.
36 A description of appropriate controls and measures that will be implemented at the construction site including: (1) initial sediment storage requirements and perimeter control BMPs, (2) intermediate grading and drainage BMPs, and (3) final BMPs. For construction sites where there will be no mass grading and the initial perimeter control BMPs, intermediate grading and drainage BMPs, and final BMPs are the same, the Plan may combine all of the BMPs into a single phase.
37 Graphic scale and North arrow.
38 Existing and proposed contour lines with contour lines drawn at an interval in accordance with the following:
39 Use of alternative BMPs whose performance has been documented to be equivalent to or superior to conventional BMPs as certified by a Design Professional (unless disapproved by GAEPD or the Georgia Soil and Water Conservation Commission). Please refer to the Alternative BMP Guidance Document found at www.gaswcc.georgia.gov
40 Use of alternative BMP for application to the Equivalent BMP List. Please refer to Appendix A-2 of the Manual for Erosion & Sediment Control in Georgia 2016 Edition.
41 Delineation of the applicable 25-foot or 50-foot undisturbed buffers adjacent to state waters and any additional buffers required by the Local Issuing Authority. Clearly note and delineate all areas of impact.
42 Delineation of on-site wetlands and all state waters located on and within 200 feet of the project site.
43 Delineation and acreage of contributing drainage basins on the project site.
44 Provide hydrology study and maps of drainage basins for both the pre- and post-developed conditions.
45 An estimate of the runoff coefficient or peak discharge flow of the site prior to and after construction activities are completed.
46 Storm-drain pipe and weir velocities with appropriate outlet protection to accommodate discharges without erosion. Identify/Delineate all storm water discharge points.
47 Soil series for the project site and their delineation.
48 The limits of disturbance for each phase of construction.
49 Provide a minimum of 67 cubic yards of sediment storage per acre drained using a temporary sediment basin, retrofitted detention pond, and/or excavated inlet-sediment traps for each common drainage location. Sediment storage volume must be in place prior to and during all land disturbance activities until final stabilization of the site has been achieved. A written justification explaining the decision to use equivalent controls when a sediment basin is not attainable must be included in the Plan for each common drainage location in which a sediment basin is not provided. A written justification as to why 67 cubic yards of storage is not attainable must also be given. Worksheets from the Manual included for structural BMPs and all calculations used by the storage design professional to obtain the required sediment when using equivalent controls. When discharging from sediment basins and impoundments, permittees are required to utilize outlet structures that withdraw water from the surface, unless infeasible. If outlet structures that withdraw water from the surface are not feasible, a written justification explaining this decision must be included in the Plan.
50 Location of Best Management Practices that are consistent with and no less stringent than the Manual for Erosion and Sediment Control in Georgia. Use uniform coding symbols from the Manual, Chapter 6, with legend.
51 Provide detailed drawings for all structural practices. Specifications must, at a minimum, meet the guidelines set forth in the Manual for Erosion and Sediment Control in Georgia.
52 Provide vegetative plan, noting all temporary and permanent vegetative practices. Include species, planting dates and seeding, fertilizer, lime and mulching rates. Vegetative plan shall be site specific for appropriate time of the year that seeding will take place and for the appropriate geographic region of Georgia.

* If using this checklist for a project that is less than 1 acre and not part of a common development but within 200 ft of a perennial stream, the * checklist items would be N/A.

Effective January 1, 2024

APPENDIX 1
THE ES&PC PLAN MUST INCLUDE AT LEAST FOUR (4) OF THE FOLLOWING BMPs FOR THOSE AREAS OF THE SITE WHICH DISCHARGE TO AN IMPAIRED STREAM SEGMENT AND FOR SITES WHICH EPD HAS APPROVED IN WRITING A REQUEST TO DISTURB 50 ACRES OR MORE AT ANY ONE TIME.
The four items chosen must be appropriate for the site conditions.

- a During construction activities, double the width of the 25-foot undisturbed vegetated buffer along all State waters requiring a buffer and the 50-foot undisturbed vegetated buffer along all State waters classified as "trout streams" requiring a buffer. During construction activities, EPD will not grant variances to any such buffers that are increased in width.
b Increase all temporary sediment basins and retrofitted storm water management basins to provide sediment storage of at least 3600 cubic feet (134 cubic yards) per acre drained.
c Use baffles in all temporary sediment basins and retrofitted storm water management basins to at least double the conventional flow path length to the outlet structure.
d A large sign (minimum 4 feet x 8 feet) must be posted on site by the actual start date of construction. The sign must be visible from a public roadway. The sign must identify the following: (1) construction site, (2) the permittee(s), (3) the contact person(s) and telephone number(s), and (4) the permittee-hosted website where the Plan can be viewed must be provided on the submitted NOI. The sign must remain on site and the Plan must be available on the provided website until a NOT has been submitted.
e Use flocculants or coagulants and/or mulch to stabilize areas left disturbed for more than seven (7) calendar days in accordance with Part III, D.1, of the current NPDES Permits.
f Conduct turbidity sampling after every rain event of 0.5 inch or greater within any 24-hour period, recognizing the exceptions specified in Part IV.D.6.d. of the current NPDES Permits.
g Comply with the applicable end-of-pipe turbidity effluent limit, without the "BMP defense" as provided for in O.C.G.A. 12-7-6 (a)(1).
h Reduce the total planned site disturbance to less than 50% impervious surfaces (excluding any State-mandated buffer areas from such calculations). All calculations must be included on the Plan.
i Limit the amount of disturbed area at any one time to no greater than 25 acres or 50% of the total planned site, whichever is less. All calculations must be included on the Plan.
j Use "Dirt It" techniques available on the EPD website to model and manage construction storm water runoff (including sheet flow). All calculations must be included on the Plan. (https://epd.georgia.gov/erosion-and-sedimentation)
k Add appropriate organic soil amendments (e.g., compost) and conduct pre- and post-construction soil sampling to a depth of six (6) inches to document improved levels of soil carbon after final stabilization of the construction site.
l Use mulch filter berms, in addition to a silt fence, on the site perimeter wherever construction storm water (including sheet flow) may be discharged. Mulch filter berms cannot be placed in waterways or areas of concentrated flow.
m Use appropriate erosion control slope stabilization instead of concrete in all construction storm water ditches and storm drainages designed for a 25-year, 24-hour rainfall event.
n Use flocculants or coagulants under a passive dosing method (e.g., flocculant blocks) within construction storm water ditches and storm drainages that feed into temporary sediment basins and retrofitted management basins.
o Install sod for a minimum 20-foot width (in lieu of seeding) after final grade has been achieved, along the site perimeter wherever storm water (including sheet flow) may be discharged.
p Conduct soil tests to identify and to implement site-specific fertilizer needs.
q Certified personnel for primary permittees shall conduct inspections at least twice every seven (7) calendar days and within 24 hours of the end of the storm that is 0.5 inches rainfall or greater in accordance with Part IV.D.4.a.(3)(a) - (c); secondary permittees, Part IV.D.4.b.(3)(a) - (c); and tertiary permittees Part IV.D.4.c.(3)(a) - (c).
r Apply the appropriate compost blankets (minimum depth 1.5 inches) to protect soil surfaces until vegetation is established during the final stabilization phase of the construction activity.
s Use alternative BMPs whose performance has been documented to be superior to conventional BMPs as certified by a Design Professional (unless disapproved by EPD or the Georgia Soil and Water Conservation Commission). (If using this item please refer to the Alternative BMP guidance document found at www.gaswcc.georgia.gov)
t Limit the total planned site disturbance to less than 15% impervious surfaces (excluding any state mandated buffer areas from such calculations). All calculations must be included in the Plan.
u Conduct inspections during the intermediate grading and drainage BMP phase and during the final BMP phase of the project by the design professional who prepared the Plan in accordance with Part IV.A.5 of the permit.
v Install Post Construction BMPs (e.g., runoff reduction BMPs) which remove 80% TSS as outlined in the Georgia Stormwater Management Manual known as the Blue Book or an equivalent or more stringent design manual.

* This requirement is different for infrastructure projects: Certified personnel for primary permittees shall conduct inspections at least once every seven (7) calendar days and within 24 hours of the end of the storm that is 0.5 inches rainfall or greater in accordance with Part IV.D.4.a.(3)(a) - (c) of the permit

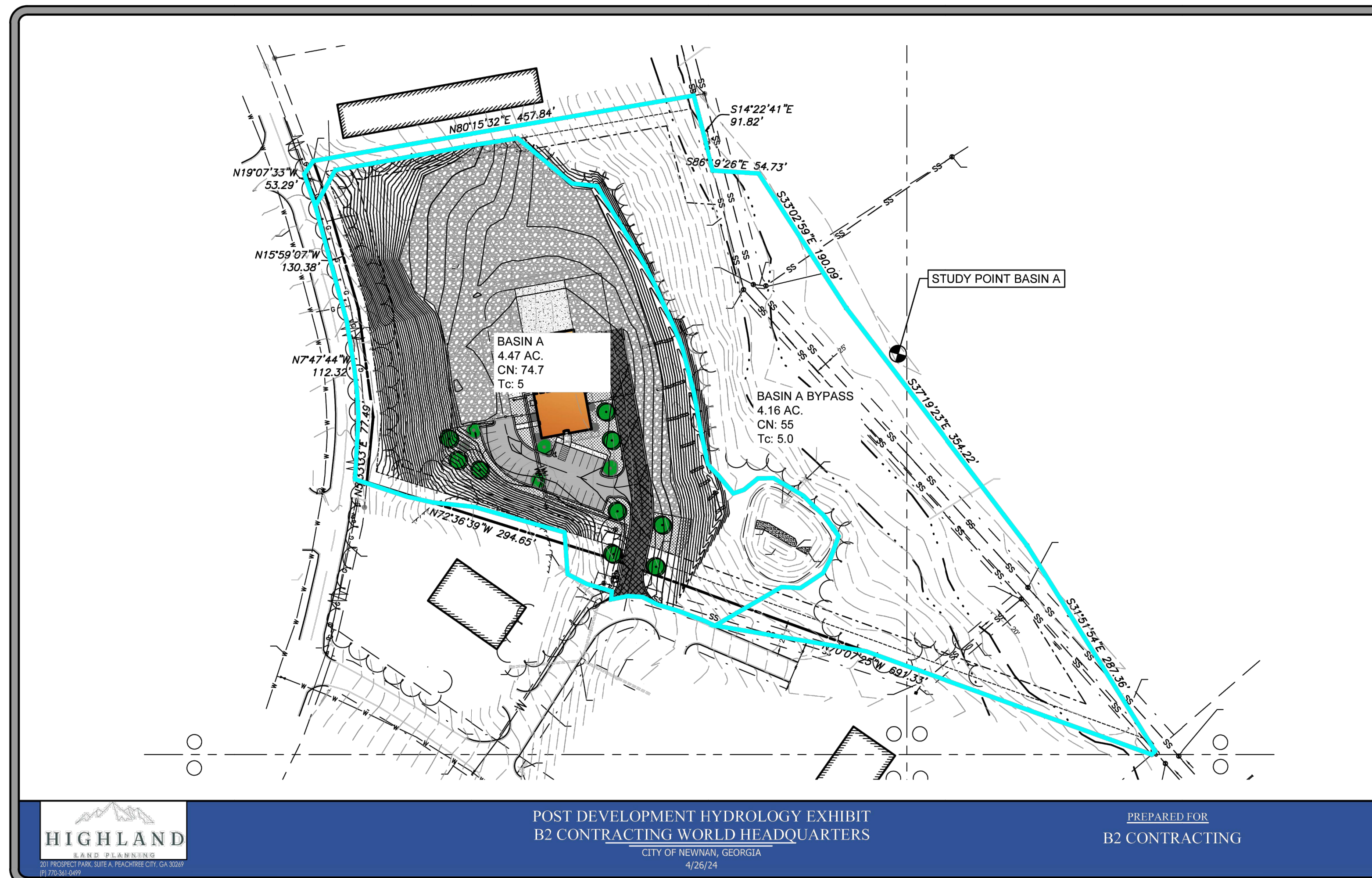
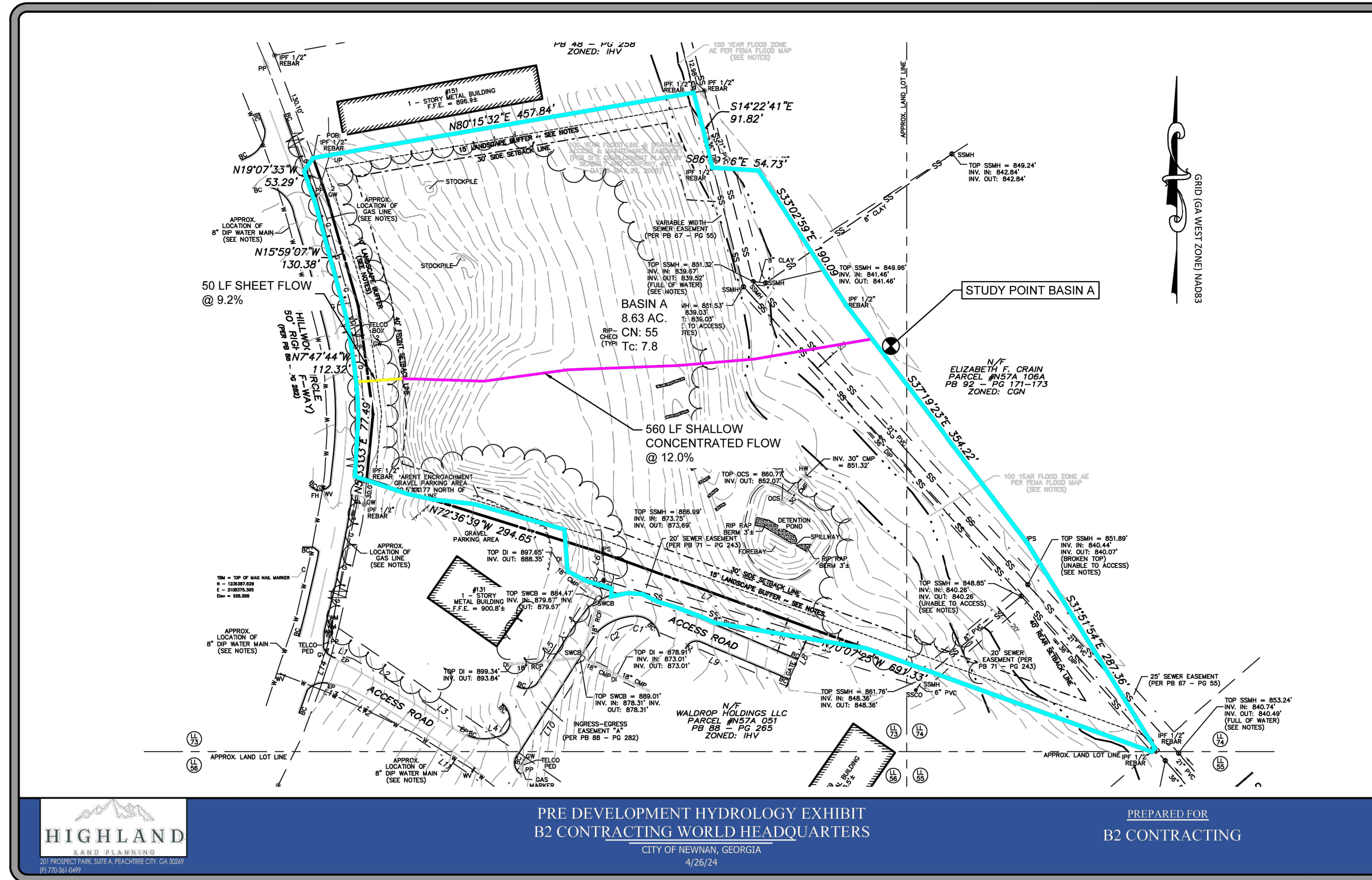
Effective January 1, 2024

Table with 3 columns: Map Scale, Ground Slope, Contour Intervals, ft.
1 inch = 100ft or larger scale, Flat 0 - 2%, Rolling 2 - 8%, Steep 8% +, 0.5 or 1, 1 or 2, 2.5 or 10

REID K ALMAND, P.E.
GA PE #47263
GSWCC LEVEL II #79754



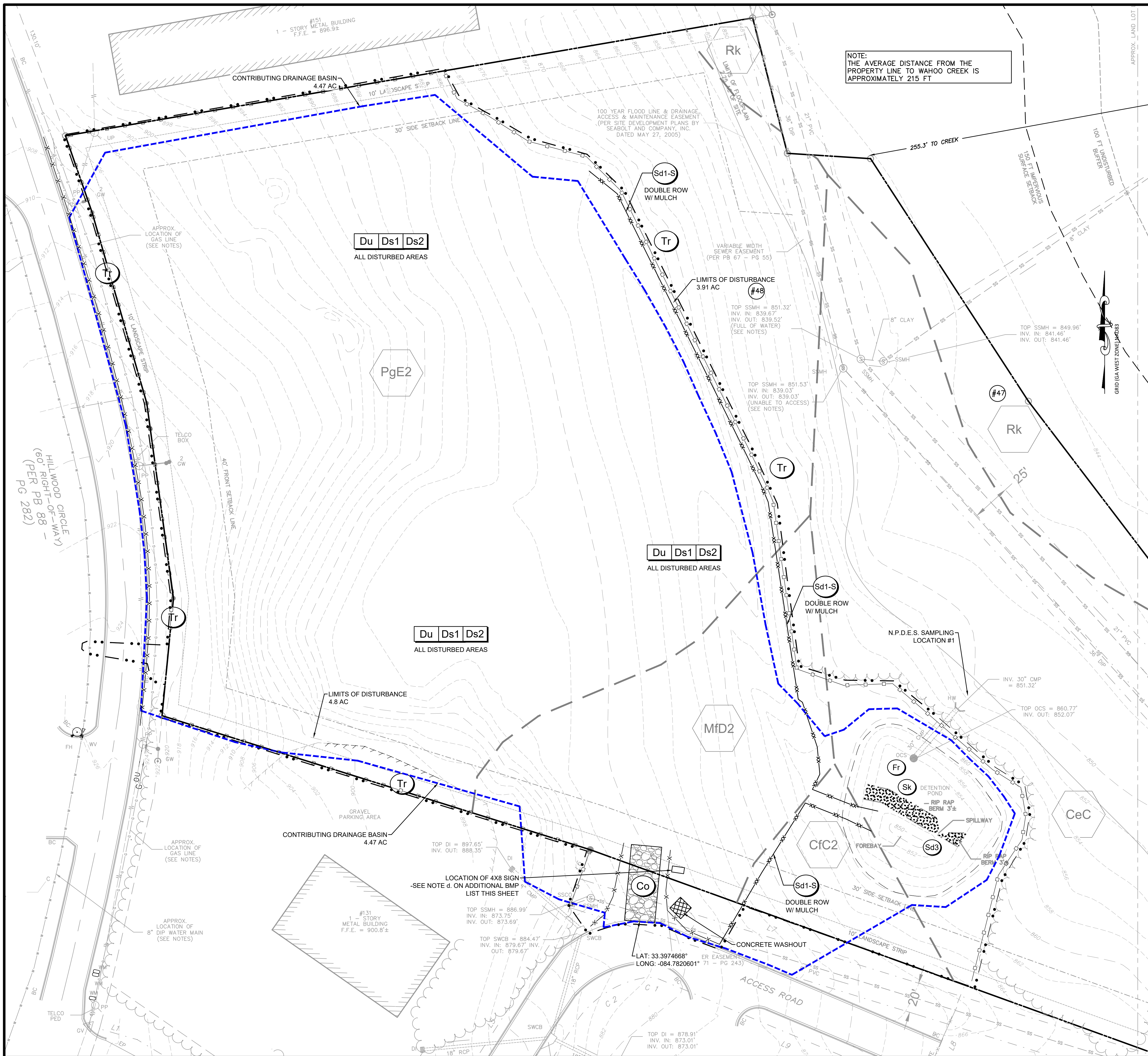
Vertical sidebar containing: Date: 6/21/24, Check By: RKA, Date: 7/8/24, Issued For: PERMITTING, Date: 5/6/24, Issued For: REVIEW, Rev. Description, N.P.D.E.S. CHECKLIST, SITE DEVELOPMENT PLANS FOR B2 CONTRACTING WORLD HEADQUARTERS, LAND LOTS 73 AND 74 OF THE 5TH DISTRICT, CITY OF NEWNAN, COWETA COUNTY, GEORGIA, GEORGIA REGISTERED PROFESSIONAL LAND PLANNING REID K. ALMAND No. 47263, 7/8/24, HIGHLAND LAND PLANNING 201 PROJECT PARK SITE A REACHES CITY, GEORGIA 30207, COA No. 16-000001-1 (06/16/2024), DRAWING NO. C502



REID K ALMAND, P.E.
 GA PE #47263
 GSWCC LEVEL II #79754



SITE DEVELOPMENT PLANS FOR B2 CONTRACTING WORLD HEADQUARTERS LAND LOTS 73 AND 74 OF THE 5TH DISTRICT, CITY OF NEWMAN, COWETA COUNTY, GEORGIA	Check By: RKA Date: 6/21/24	Drawn By: EAM
	DRAINAGE BASINS	
	201 PROJECT PARK SITE A, REACHREE CITY, GEORGIA 30227 COA No. 18-0000001-1 (P) 6/6/2024	
	DRAWING NO. C503	
1. ISSUED FOR PERMITTING 2. ISSUED FOR REVIEW	Rev. Description Date	Date 7/8/24 RKA



NOTE:
THE AVERAGE DISTANCE FROM THE
PROPERTY LINE TO WAHOO CREEK IS
APPROXIMATELY 215 FT

#50 STRUCTURAL PRACTICES

CODE	PRACTICE	DETAIL	MAP SYMBOL	DESCRIPTION
Sd1	SEDIMENT BARRIER			A barrier to prevent sediment from leaving the construction site. It may be sandbags, bales of straw or hay, brush, logs and poles, gravel, or a silt fence.
Sd3	TEMPORARY SEDIMENT BASIN			A basin created by excavation or a dam across a waterway. The surface water runoff is temporarily stored allowing the bulk of the sediment to drop out.
Cd	CHECKDAM			A small temporary barrier or dam constructed across a swale, drainage ditch or area of concentrated flow.
Co	CONSTRUCTION EXIT			A crushed stone pad located at the construction site exit to provide a place for removing mud from tires thereby protecting public streets.

VEGETATIVE PRACTICES

CODE	PRACTICE	DETAIL	MAP SYMBOL	DESCRIPTION
Du	DUST CONTROL ON DISTURBED AREAS			Controlling surface and air movement of dust on construction site, roadways and similar sites.
Ds1	DISTURBED AREA STABILIZATION (WITH MULCHING ONLY)			Establishing temporary protection for disturbed areas where seedlings may not have a suitable growing season to produce an erosion retarding cover.
Ds2	DISTURBED AREA STABILIZATION (WITH TEMP SEEDING)			Establishing a temporary vegetative cover with fast growing seedlings on disturbed areas.

ADDITIONAL BMPs TO BE USED FOR SITES THAT DISCHARGE TO AN IMPAIRED STREAM SEGMENT:

- d. a large sign (minimum 4 feet x 8 feet) must be posted on site by the actual start date of construction. the sign must be visible from a public roadway, the sign must identify the following: (1) construction site, (2) the permittee(s), (3) the contact person(s) and telephone number(s), and (4) the permittee-hosted website where the plan can be viewed must be provided on the submitted noi. the sign must remain on site and the plan must be available on the provided website until a not has been submitted.
- h. Reduce the total planned site disturbance to less than 50% impervious surfaces (excluding any State-mandated buffer areas from such calculations). All calculations must be included on the Plan.
Disturbed Area: 4.8 acres
Impervious Area (including gravel @ 85%): 1.93 acres
Percent of Impervious: 40%
- i. Use mulch filter berms, in addition to a silt fence, on the site perimeter wherever construction storm water (including sheet flow) may be discharged. Mulch filter berms cannot be placed in waterways or areas of concentrated flow.
- v. Install Post Construction BMPs (e.g., runoff reduction BMPs) which remove 80% TSS as outlined in the Georgia Stormwater Management Manual known as the Blue Book or an equivalent or more stringent design manual.
- The stormwater management facility is a Wet Extended Detention Pond and is sized to remove 80% TSS

INITIAL PHASE EROSION AND SEDIMENT CONTROL:

- THE PERIMETER SILT FENCE AND INLET SEDIMENT TRAPS SD2-A AND SD2-B, SHALL BE INSTALLED PRIOR TO THE COMMENCEMENT OF LAND DISTURBING ACTIVITIES.
- ALL AREAS OF DISTURBANCE WILL RECEIVE TEMPORARY GRASSING IF LEFT IDLE.
- DUST CONTROL WILL BE UTILIZED AS NECESSARY.
- SILT FENCE AND SEDIMENT TRAPS WILL BE CLEANED OUT OR EXCAVATED ONE ONE-THIRD OF THE STORAGE DEPTH IS OBTAINED.

PRE Developed Basin A

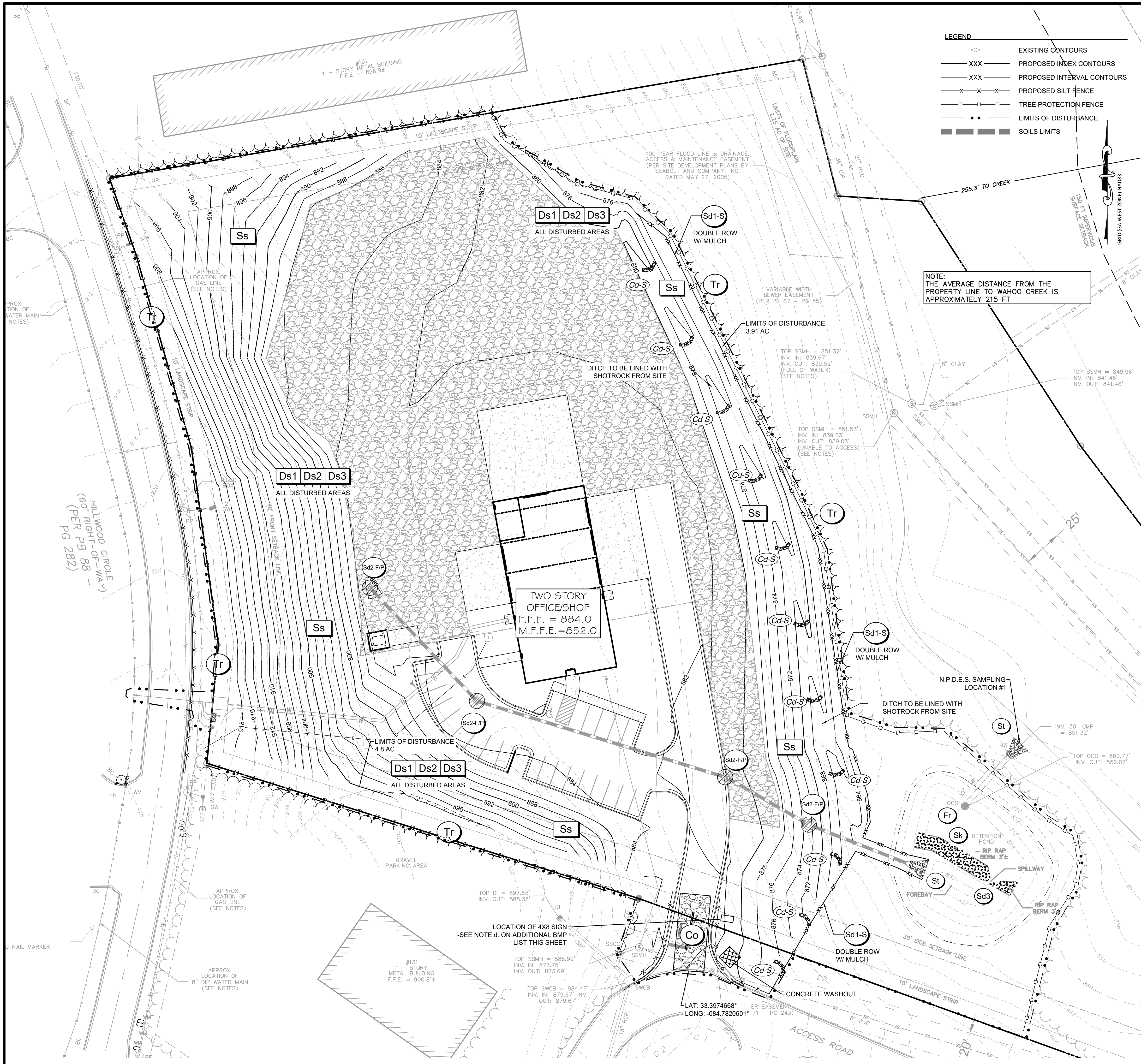
Land Cover	HSG	CN	Area (acre)	AxCN
Wooded	B	55	8.63	474.65
			55.00	8.63

LEGEND

- EXISTING CONTOURS
- PROPOSED INDEX CONTOURS
- PROPOSED INTERVAL CONTOURS
- PROPOSED SILT FENCE
- TREE PROTECTION FENCE
- LIMITS OF DISTURBANCE
- SOILS LIMITS

#2 REID K ALMAND, P.E.
GA PE #47263
GSWCC LEVEL II #79754

DATE: 6/21/24	DESIGN BY: EAM	CHECK BY: RKA	DATE: 7/8/24	ISSUED FOR PERMITTING	DATE: 7/8/24	DATE: 7/8/24	DATE: 7/8/24
<p>INITIAL PHASE EROSION AND SEDIMENTATION CONTROL PLAN</p>				<p>SITE DEVELOPMENT PLANS FOR B2 CONTRACTING WORLD HEADQUARTERS</p>			
<p>LAND LOTS 73 AND 74 OF THE 5TH DISTRICT, CITY OF NEWMAN, COWETA COUNTY, GEORGIA</p>				<p>REID K. ALMAND, P.E. No. 47263 PROFESSIONAL ENGINEER STATE OF GEORGIA</p>			
<p>201 PROJECT PARK SITE A REACHES CITY, GEORGIA 30227 COWETA COUNTY PERMITTING # 16620224</p>				<p>HIGHLAND LAND PLANNING</p>			
<p>DRAWING NO. C510</p>				<p>GEORGIA811 www.Georgia811.com</p>			



LEGEND

- XXX --- EXISTING CONTOURS
- XXX --- PROPOSED INDEX CONTOURS
- XXX --- PROPOSED INTERVAL CONTOURS
- X - X - X - PROPOSED SILT FENCE
- □ □ □ TREE PROTECTION FENCE
- ○ --- LIMITS OF DISTURBANCE
- ■ --- SOILS LIMITS

#50 STRUCTURAL PRACTICES

CODE	PRACTICE	DETAIL	MAP SYMBOL	DESCRIPTION
Sd1	SEDIMENT BARRIER			A barrier to prevent sediment from leaving the construction site. It may be sandbags, bales of straw or hay, brush, logs and poles, gravel, or a silt fence.
Sd3	TEMPORARY SEDIMENT BASIN			A basin created by excavation or a dam across a waterway. The surface water runoff is temporarily stored allowing the bulk of the sediment to drop out.
Cd	CHECKDAM			A small temporary barrier or dam constructed across a swale, drainage ditch or area of concentrated flow.
Co	CONSTRUCTION EXIT			A crushed stone pad located at the construction site exit to provide a place for removing mud from tires thereby protecting public streets.

VEGETATIVE PRACTICES

CODE	PRACTICE	DETAIL	MAP SYMBOL	DESCRIPTION
Du	DUST CONTROL ON DISTURBED AREAS			Controlling surface and air movement of dust on construction site, roadways and similar sites.
Ds2	DISTURBED AREA STABILIZATION (WITH TEMP. SEEDING)			Establishing a temporary vegetative cover with fast growing seedlings on disturbed areas.
Ds3	DISTURBED AREA STABILIZATION (WITH PERM SEEDING)			Establishing a permanent vegetative cover such as trees, shrubs, vines, grasses, or legumes on disturbed areas.
Su	SURFACE ROUGHENING			A rough soil surface with horizontal depressions on a contour or slopes left in a roughened condition after grading.
Ss	SLOPE STABILIZATION			A protective covering used to prevent erosion and establish temporary or permanent vegetation on steep slopes, shore lines, or channels.

ADDITIONAL BMPs TO BE USED FOR SITES THAT DISCHARGE TO AN IMPAIRED STREAM SEGMENT:

- d. a large sign (minimum 4 feet x 8 feet) must be posted on site by the actual start date of construction. The sign must be visible from a public roadway. The sign must identify the following: (1) construction site, (2) the permittee(s), (3) the contact person(s) and telephone number(s), and (4) the permittee-hosted website where the plan can be viewed must be provided on the submitted noi. The sign must remain on site and the plan must be available on the provided website until a not has been submitted.
- h. Reduce the total planned site disturbance to less than 50% impervious surfaces (excluding any State-mandated buffer areas from such calculations). All calculations must be included on the Plan.
Disturbed Area: 4.8 acres
Impervious Area (including gravel @ 85%): 1.93 acres
Percent of Impervious: 40%
- i. Use mulch filter berms, in addition to a silt fence, on the site perimeter wherever construction storm water (including sheet flow) may be discharged. Mulch filter berms cannot be placed in waterways or areas of concentrated flow.
- v. Install Post Construction BMPs (e.g., runoff reduction BMPs) which remove 80% TSS as outlined in the Georgia Stormwater Management Manual known as the Blue Book or an equivalent or more stringent design manual.
- The stormwater management facility is a Wet Extended Detention Pond and is sized to remove 80% TSS

INTERMEDIATE PHASE EROSION AND SEDIMENT CONTROL:

- INTERMEDIATE PHASE WILL BEGIN ONCE THE PROJECT MOVES INTO FULL LAND DISTURBANCE.
- EXCAVATED SEDIMENT TRAPS (Sd2'S) WILL BE IMPLEMENTED AROUND THE STRUCTURES AS SHOWN HEREIN.
- CONCRETE WASHOUT WILL OCCUR ONLY IN THE AREA SPECIFIED.
- ALL AREAS OF DISTURBANCE WILL RECEIVE TEMPORARY GRASSING IF LEFT IDLE.
- DUST CONTROL WILL BE UTILIZED AS NECESSARY.
- SILT FENCE AND SEDIMENT TRAPS WILL BE CLEANED OUT OR EXCAVATED ONCE ONE-THIRD OF THE STORAGE DEPTH IS OBTAINED.

PRE Developed Basin A

Land Cover	HSG	CN	Area (acre)	AxCN
Wooded	B	55	8.63	474.65
			55.00	8.63

POST Developed Basin A1

Land Cover	HSG	CN	Area (acre)	AxCN
Impervious Areas	B	98	0.76	74.48
Open Space	B	61	2.33	142.13
Gravel	B	85	1.38	117.30
			74.70	4.47

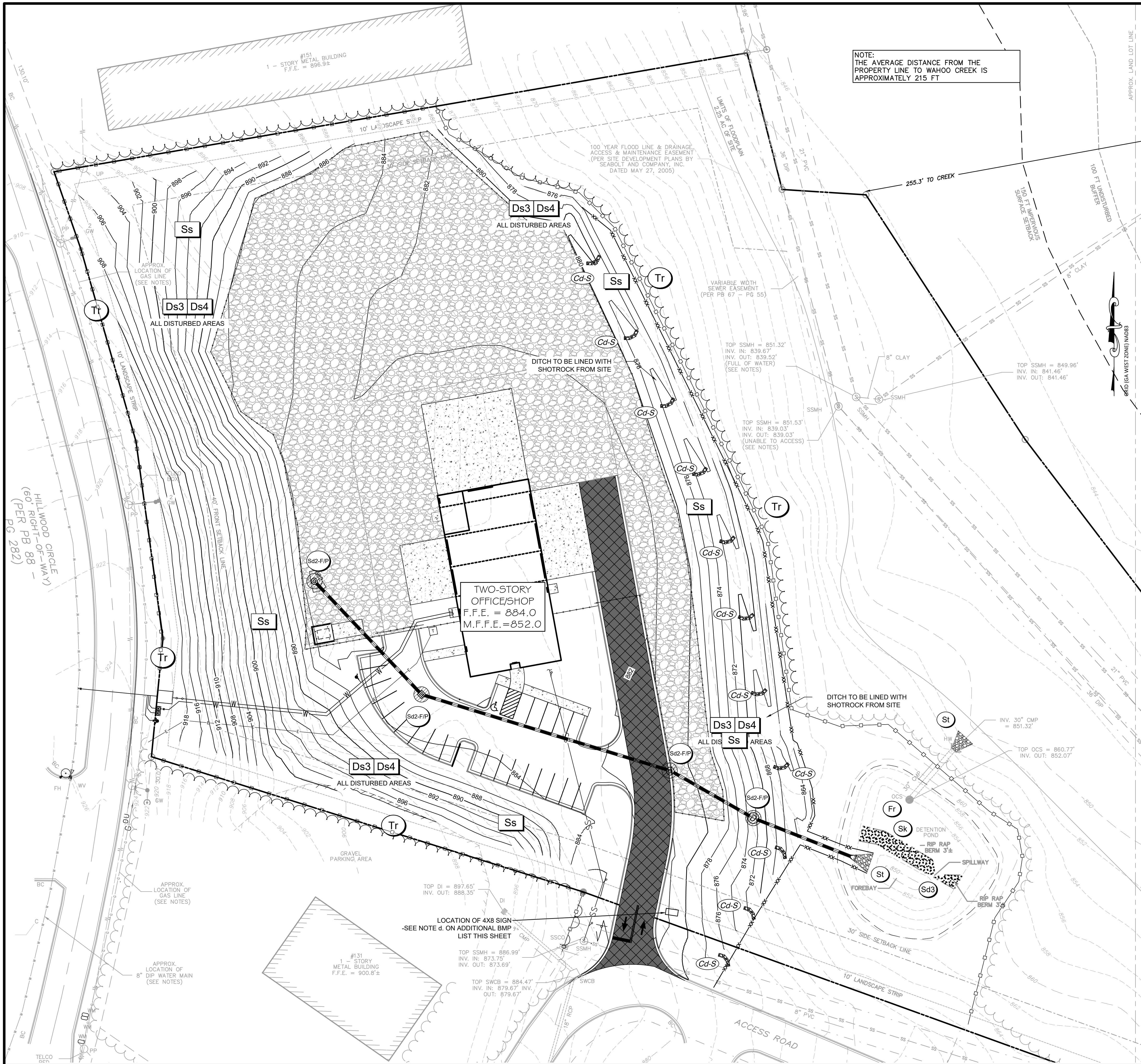
POST Developed Basin A2

Land Cover	HSG	CN	Area (acre)	AxCN
Wooded Areas	B	55	4.16	228.80
			55.00	4.16

#2 REID K ALMAND, P.E.
GA PE #47263
GSWCC LEVEL II #79754



INTERMEDIATE PHASE EROSION AND SEDIMENTATION CONTROL PLAN
 SITE DEVELOPMENT PLANS FOR B2 CONTRACTING WORLD HEADQUARTERS
 LAND LOTS 73 AND 74 OF THE 5TH DISTRICT, CITY OF NEWMAN, COWETA COUNTY, GEORGIA
 No. 47263 PROFESSIONAL ENGINEER REID K. ALMAND
 7/8/24
 201 PROJECT PARK SITE A REACHES CITY, GEORGIA 30227
 COA No. E1000051 | Exp. 06/30/2024
 DRAWING NO. C520



NOTE:
THE AVERAGE DISTANCE FROM THE
PROPERTY LINE TO WAHOO CREEK IS
APPROXIMATELY 215 FT

VEGETATIVE PRACTICES

CODE	PRACTICE	DETAIL	MAP SYMBOL	DESCRIPTION
Ds3	DISTURBED AREA STABILIZATION (WITH PERM SEEDING)	[Symbol]	Ds3	Establishing a permanent vegetative cover such as trees, shrubs, vines, grasses, or legumes on disturbed areas.
Ds4	DISTURBED AREA STABILIZATION (SOODING)	[Symbol]	Ds4	A permanent vegetative cover using sods on highly errodible or critically errodible lands.
Ss	SLOPE STABILIZATION	[Symbol]	Ss	A protective covering used to prevent erosion and establish temporary or permanent vegetation on steep slopes, shore lines, or channels.

ADDITIONAL BMPs TO BE USED FOR SITES THAT DISCHARGE TO AN IMPAIRED STREAM SEGMENT:

- d. a large sign (minimum 4 feet x 8 feet) must be posted on site by the actual start date of construction. the sign must be visible from a public roadway, the sign must identify the following: (1) construction site, (2) the permittee(s), (3) the contact person(s) and telephone number(s), and (4) the permittee-hosted website where the plan can be viewed must be provided on the submitted noi. the sign must remain on site and the plan must be available on the provided website until a not has been submitted.
- h. Reduce the total planned site disturbance to less than 50% impervious surfaces (excluding any State-mandated buffer areas from such calculations). All calculations must be included on the Plan.
Disturbed Area: 4.8 acres
Impervious Area (including gravel @ 85%): 1.93 acres
Percent of Impervious: 40%
- i. Use mulch filter berms, in addition to a silt fence, on the site perimeter wherever construction storm water (including sheet flow) may be discharged. Mulch filter berms cannot be placed in waterways or areas of concentrated flow.
- v. Install Post Construction BMPs (e.g., runoff reduction BMPs) which remove 80% TSS as outlined in the Georgia Stormwater Management Manual known as the Blue Book or an equivalent or more stringent design manual.
- The stormwater management facility is a Wet Extended Detention Pond and is sized to remove 80% TSS

FINAL PHASE EROSION AND SEDIMENT CONTROL:

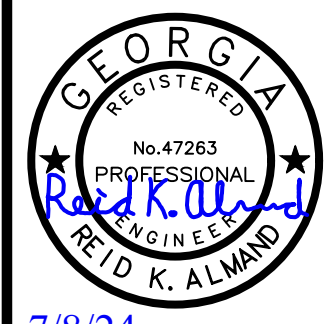
- THE FINAL PHASE OCCURS ONCE THE SITE IS PAVED AND FULLY STABILIZED WITH PERMANENT GRASSING.
- ONCE SITE IS FULLY STABILIZED, ALL SEDIMENT TRAPS WILL BE REMOVED.
- PARKING AREAS TO BE SWEEPED AND ALL CONSTRUCTION DEBRIS TO BE COLLECTED AND DISPOSED OF.
- STORM SYSTEM TO BE FLUSHED/OR VACUUMED PRIOR TO TURN-OVER.
- LIMITS OF Ds4 (SOD) TO BE PROVIDED ON THE LANDSCAPE PLAN.

LEGEND

---XXX---	EXISTING CONTOURS
---XXX---	PROPOSED INDEX CONTOURS
---XXX---	PROPOSED INTERVAL CONTOURS
-X-X-X-	PROPOSED SILT FENCE
□	TREE PROTECTION FENCE
●●●	LIMITS OF DISTURBANCE
■	SOILS LIMITS

#2 REID K ALMAND, P.E.
GA PE #47263
GSWCC LEVEL II #79754



Date: 6/21/24 Drawn by: EAM Check by: RKA	Scale: 1" = 30' 0' 15' 30'	1. ISSUED FOR PERMITTING 2. ISSUED FOR REVIEW 7/8/24 9/6/24 RKA Date	FINAL PHASE EROSION AND SEDIMENTATION CONTROL PLAN SITE DEVELOPMENT PLANS FOR B2 CONTRACTING WORLD HEADQUARTERS LAND LOTS 73 AND 74 OF THE 5TH DISTRICT, CITY OF NEWMAN, COWETA COUNTY, GEORGIA  7/8/24 HIGHLAND LAND PLANNING 201 PROJECT PARK SITE # PEACHTREE CITY, GEORGIA 30228 COA No. 18020551 Exp. 06/30/2024
DRAWING NO. C530			

Ds1 MULCHING SPECIFICATIONS:

MULCH OR TEMPORARY GRASSING SHALL BE APPLIED TO ALL EXPOSED AREAS WITHIN 14 DAYS OF DISTURBANCE...

SITE PREPARATION

- 1. GRADE TO PERMIT THE USE OF EQUIPMENT FOR APPLYING AND ANCHORING MULCH. 2. INSTALL NEEDED EROSION CONTROL MEASURES...

APPLYING MULCH

- WHEN MULCH IS USED WITHOUT SEEDING, MULCH SHALL BE APPLIED TO PROVIDE FULL COVERAGE OF THE EXPOSED AREA. 1. DRY STRAW OR HAY MULCH...

ANCHORING MULCH

- 1. STRAW OR HAY MULCH CAN BE PRESSED INTO THE SOIL WITH A DISK HARROW WITH THE DISK SET STRAIGHT OR WITH A SPECIAL "PACKER DISK". 2. NETTING OF THE APPROPRIATE SIZE SHALL BE USED TO ANCHOR WOOD WASTE...

Ds2 TEMPORARY SEEDING SPECIFICATIONS:

A. GRADING AND SHAPING

- 1. EXCESSIVE WATER RUNOFF MUST BE CONTROLLED BY PLANNED AND INSTALLED EROSION CONTROL PRACTICES SUCH AS CLOSED DRAINS, DITCHES, DIKES, DIVERSIONS, SEDIMENT BASINS, AND OTHERS.

B. SEEDBED PREPARATION

- 1. WHEN A HYDRAULIC SEEDER IS USED, SEEDBED PREPARATION IS NOT REQUIRED. 2. WHEN USING CONVENTIONAL OR HAND-SEEDING, SEEDBED PREPARATION IS NOT REQUIRED IF THE SOIL MATERIAL IS LOOSE AND NOT SEALED BY RAINFALL.

C. LIME AND FERTILIZER

- 1. AGRICULTURAL LIME IS NOT REQUIRED. 2. ON REASONABLY FERTILE SOILS OR SOIL MATERIAL, FERTILIZER IS NOT REQUIRED. 3. ON SOILS OF VERY LOW FERTILITY, USE 500 TO 700 POUNDS 10-10-10 FERTILIZER...

D. SEEDING

- 1. SELECT A GRASS OR GRASS-LEGUME MIXTURE SUITABLE TO THE AREA AND SEASON OF THE YEAR. 2. APPLY SEED UNIFORMLY BY HAND, CYCLONE SEEDER, DRILL, CULTIPACKER-SEEDER, OR HYDRAULIC SEEDER...

E. MULCHING

- TEMPORARY VEGETATION CAN, IN MOST CASES, BE ESTABLISHED WITHOUT THE USE OF MULCH. MULCH WITHOUT SEEDING SHOULD BE CONSIDERED FOR SHORT TERM PROTECTION.

F. IRRIGATION

- IF WATER IS APPLIED, IT MUST BE AT A RATE NOT CAUSING RUNOFF AND EROSION. THOROUGHLY WET THE SOIL TO A DEPTH THAT WILL INSURE GERMINATION OF THE SEED.

* REVISED 7/01 PER 5TH EDITION OF MANUAL FOR EROSION & SEDIMENT CONTROL IN GEORGIA.

Ds3 PERMANENT SEEDING SPECIFICATIONS:

A. GRADING AND SHAPING

- 1. GRADING AND SHAPING IS NOT NORMALLY REQUIRED WHERE HYDRAULIC SEEDING AND FERTILIZING EQUIPMENT IS TO BE USED. VERTICAL BANKS SHALL BE SLOPED TO ENABLE PLANT ESTABLISHMENTS.

B. SEEDBED PREPARATION

- 1. SEEDBED PREPARATION MAY NOT BE REQUIRED WHERE HYDRAULIC SEEDING AND FERTILIZING EQUIPMENT IS TO BE USED. 2. WHEN CONVENTIONAL SEEDING IS TO BE USED, SEEDBED PREPARATION WILL BE DONE AS FOLLOWS: A. BROADCAST PLANTING

C. LIME AND FERTILIZER - RATES AND ANALYSIS

- 1. WHERE PERMANENT VEGETATION IS TO BE ESTABLISHED, AGRICULTURAL LIME SHALL BE APPLIED AS INDICATED BY SOIL TEST OR AT THE RATE OF 1 TO 2 TONS PER ACRE. 2. LIME SPREAD BY CONVENTIONAL EQUIPMENT WILL BE "GROUND LIMESTONE".

D. LIME AND FERTILIZER - APPLICATION

- 1. WHEN HYDRAULIC SEEDING EQUIPMENT IS USED: A. THE INITIAL FERTILIZER WILL BE MIXED WITH SEED, INOCULANT (IF NEEDED) AND WOOD CELLULOSE OR WOOD PULP FIBER MULCH AND APPLIED IN A SLURRY.

* REVISED 7/01 PER 5TH EDITION OF MANUAL FOR EROSION & SEDIMENT CONTROL IN GEORGIA.

Ds2 DISTURBED AREA STABILIZATION (WITH TEMPORARY SEEDINGS)

Table with columns for Species, Broadcast Rates, Resource Area, Planting Rates by Resource Area, and Remarks. Rows include Millet, Pearl and Ryegrass.

Ds3 DISTURBED AREA STABILIZATION (WITH PERMANENT SEEDINGS)

Table with columns for Species, Broadcast Rates, Resource Area, Planting Rates by Resource Area, and Remarks. Rows include Bermuda, Common and Lespedeza.

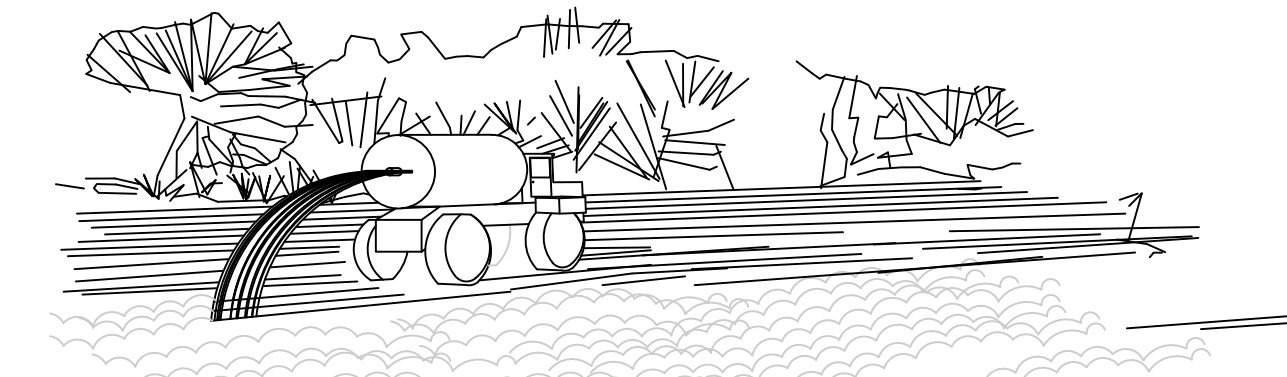
Ds1 Ds2 Ds3 DISTURBED AREA STABILIZATION WITH MULCHING, TEMPORARY SEEDINGS AND PERMANENT SEEDINGS

SCALE: NTS DATE: 1/24/04

PERMANENT METHODS: PERMANENT VEGETATION - REFER TO Ds3 (DISTURBED AREA STABILIZATION WITH PERMANENT VEGETATION)

TEMPORARY METHODS:

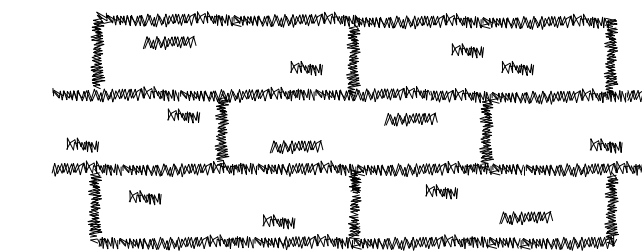
- MULCHES - REFER TO Ds1 (DISTURBED AREA STABILIZATION) VEGETATIVE COVER - REFER TO Ds2 (DISTURBED AREA STABILIZATION WITH TEMPORARY SEEDING)



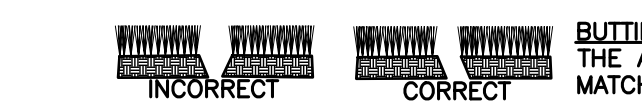
DUST CONTROL

N.T.S.

Du



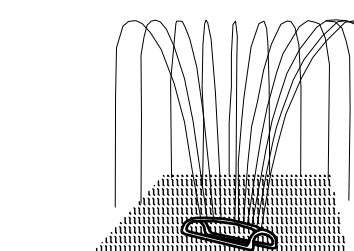
LAY SOD IN A STAGGERED PATTERN. BUT THE STRIPS TIGHTLY AGAINST EACH OTHER. DO NOT LEAVE SPACES AND DO NOT OVERLAP.



BUILDING - ANGLED ENDS CAUSED BY THE AUTOMATIC SOD CUTTER MUST BE MATCHED CORRECTLY.



ROLL SOD IMMEDIATELY TO ACHIEVE FIRM CONTACT WITH THE SOIL.

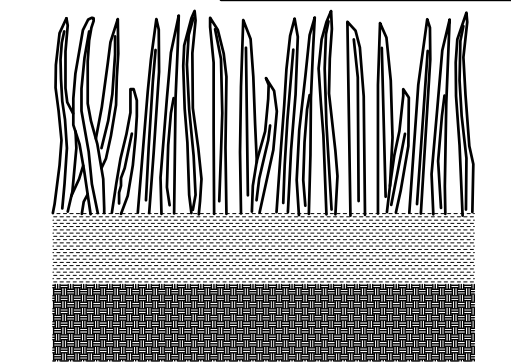


WATER TO A DEPTH OF 4" AS NEEDED. WATER WELL AS SOON AS THE SOD IS LAID.



NOW WHEN THE SOD IS ESTABLISHED - IN 2-3 WEEKS. SET THE MOWER HIGH (2"-3").

APPEARANCE OF GOOD SOD



SHOOTS OR GRASS BLADES. GRASS SHOULD BE GREEN AND HEALTHY. MOWED AT A 2"-3" CUTTING HEIGHT.

THATCH - GRASS CLIPPINGS AND DEAD LEAVES, UP TO 1/2" THICK. ROOT ZONE - SOIL AND ROOTS. SHOULD BE 1/2"-3/4" THICK, WITH DENSE ROOT MAT FOR STRENGTH.

FERTILIZER REQUIREMENTS FOR SOD table with columns for Species, Planting Year, Fertilizer Rate, and Nitrogen Top Dressing Rate.

MAINTENANCE: RE-SOD AREAS WHERE AN ADEQUATE STAND OF SOD IS NOT OBTAINED. NEW SOD SHOULD BE MOWED SPARINGLY. GRASS HEIGHT SHOULD NOT BE CUT LESS THAN 2"-3" OR AS SPECIFIED.

Ds4

SODDING SCALE: NTS DATE: 1/24/04

#52

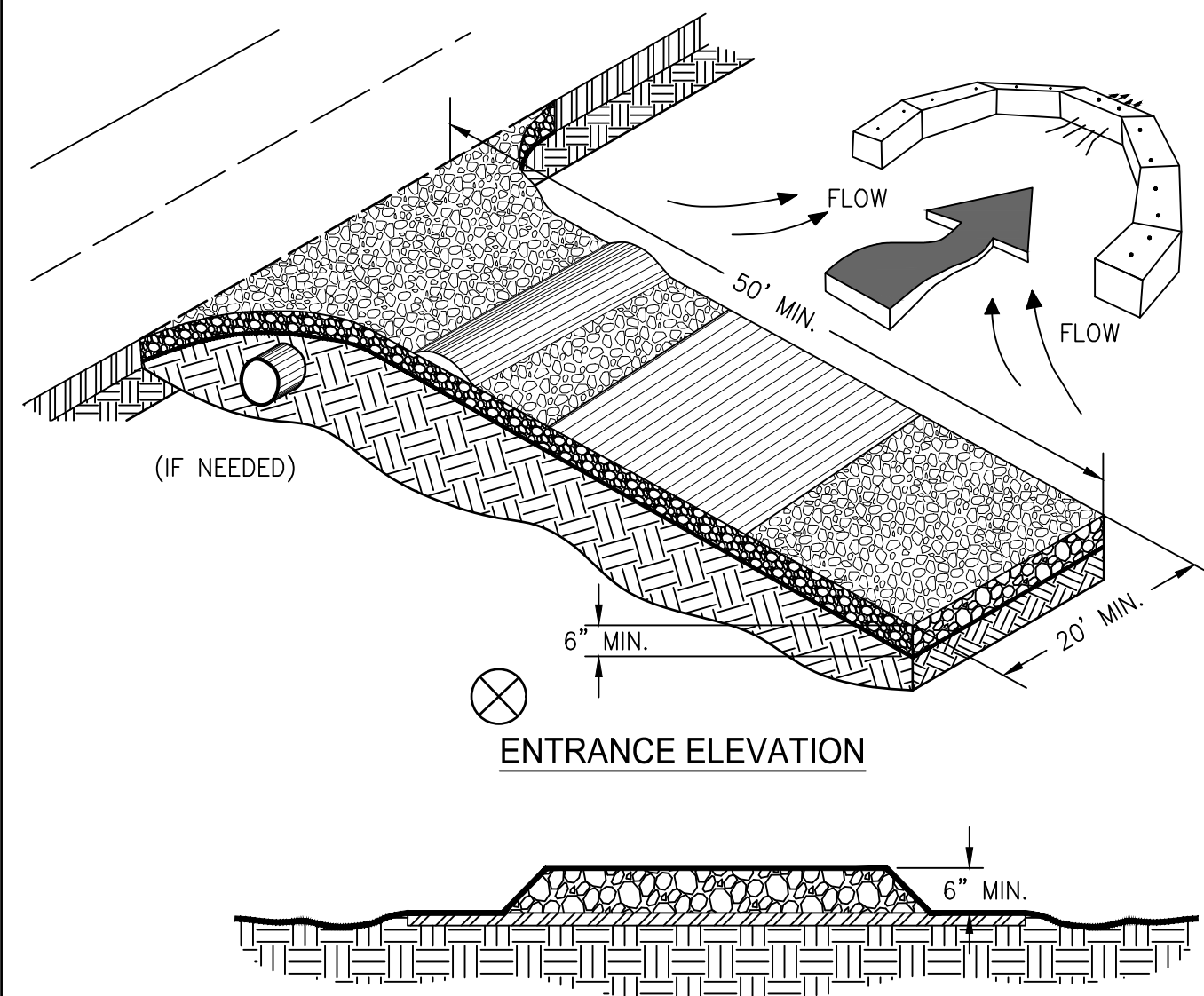
REID K ALMAND, P.E. GA PE #47263 GSWCC LEVEL II #79754



Right margin containing site development plans for B2 Contracting World Headquarters, professional seal of Reid K. Almand, drawing title, and other administrative information.

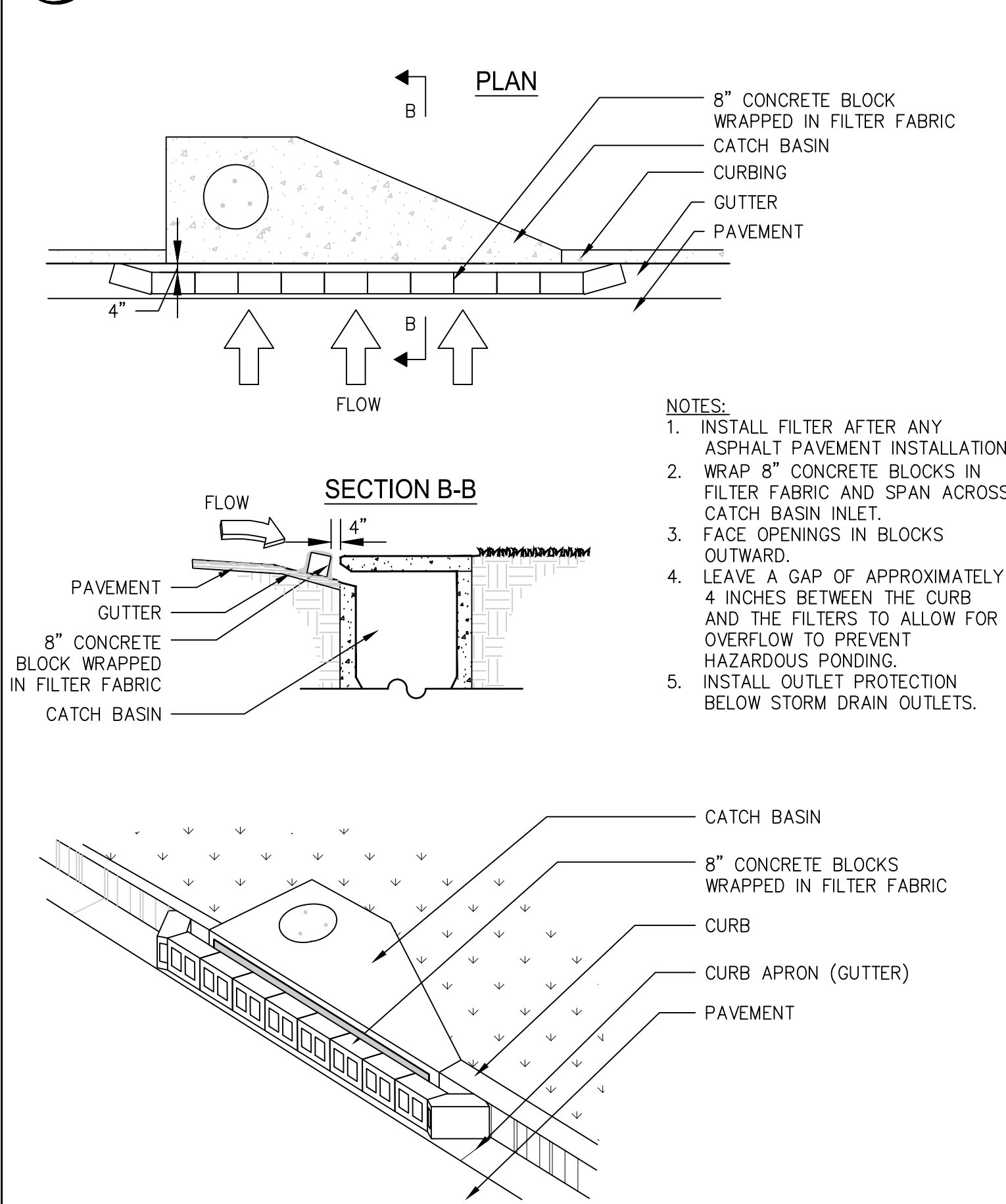
Co CRUSHED STONE CONSTRUCTION EXIT

EXIT DIAGRAM

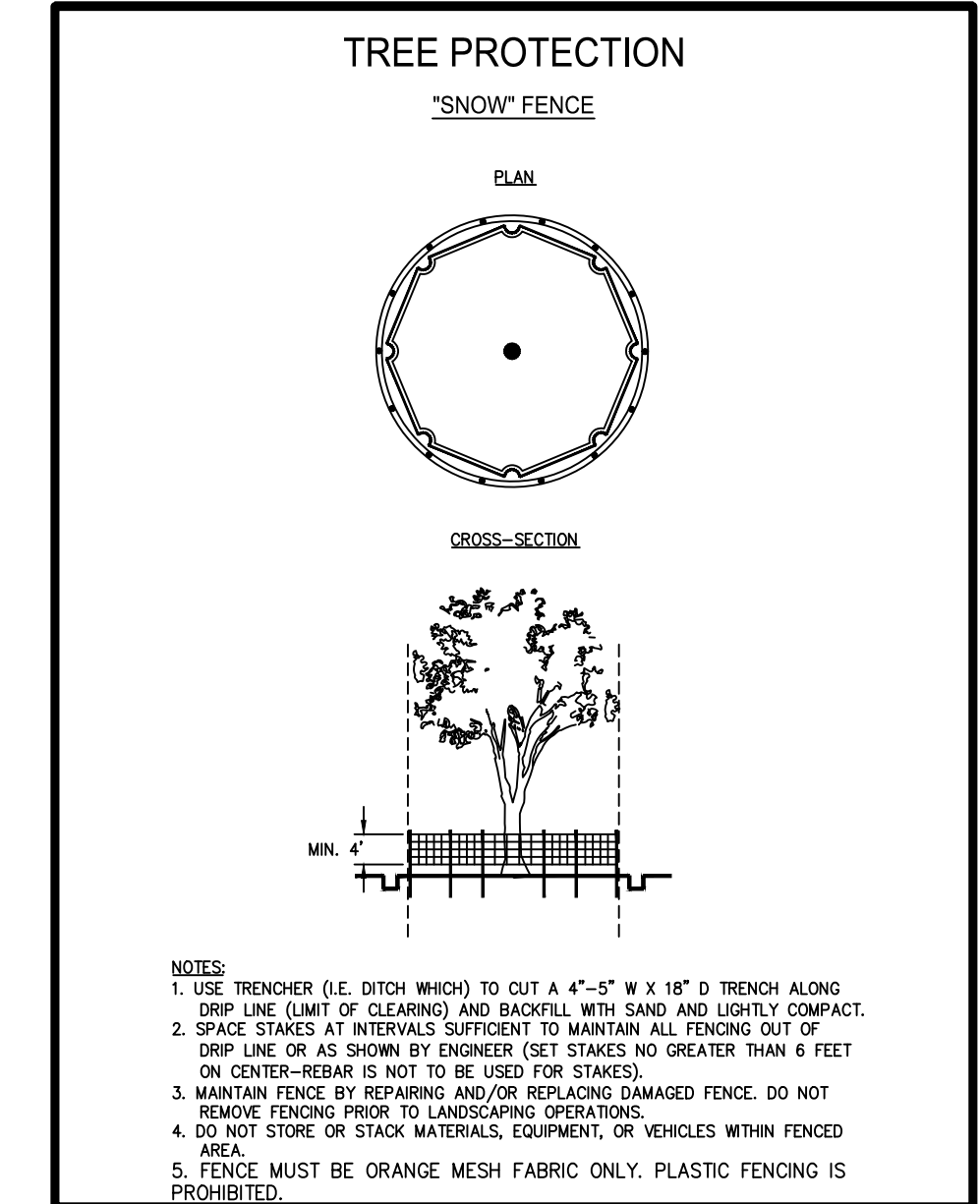
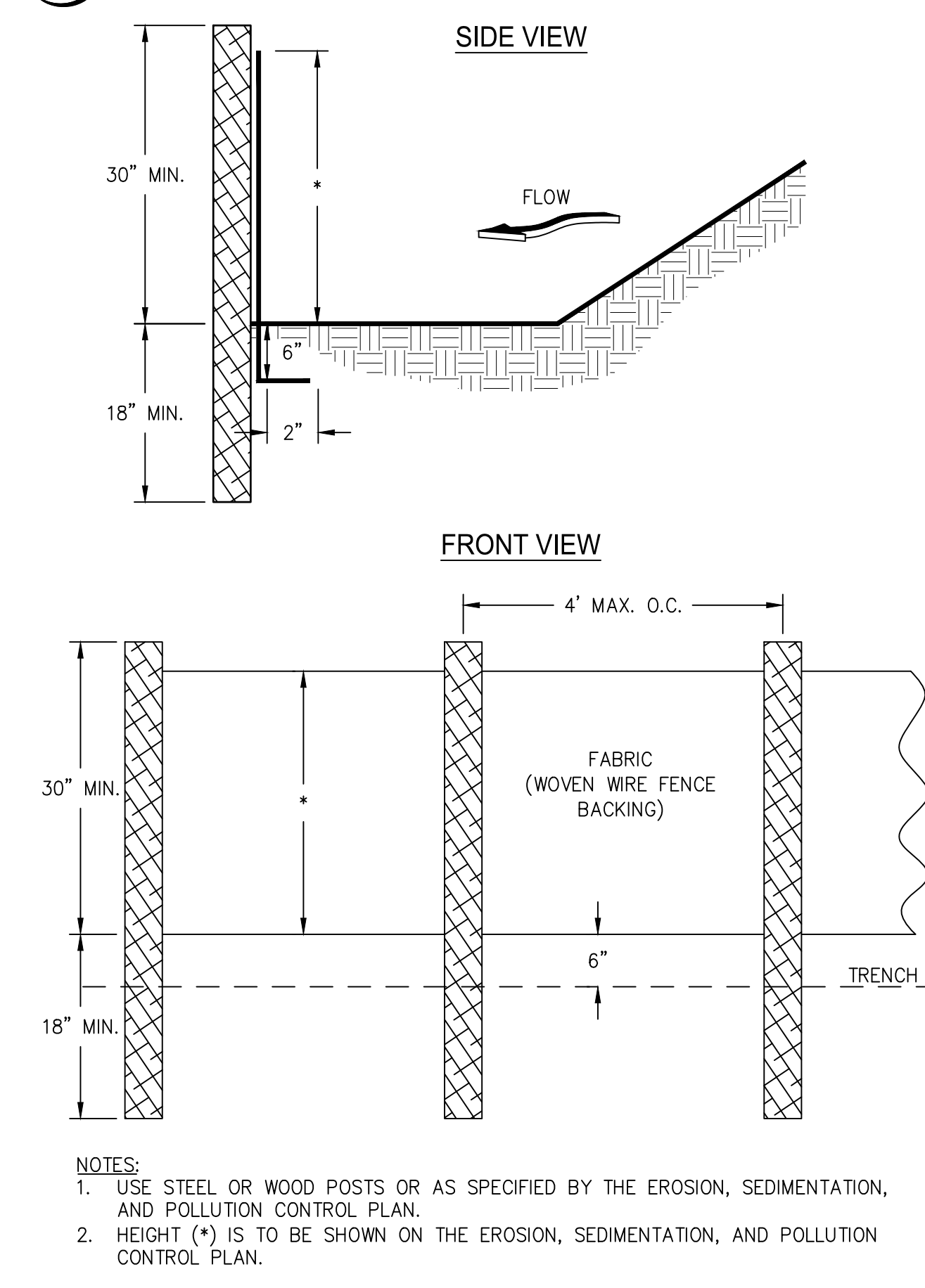


- NOTES:**
1. AVOID LOCATING ON STEEP SLOPES OR AT CURVES ON PUBLIC ROADS.
 2. REMOVE ALL VEGETATION AND OTHER UNSUITABLE MATERIAL FROM THE FOUNDATION AREA, GRADE, AND CROWN FOR POSITIVE DRAINAGE.
 3. AGGREGATE SIZE SHALL BE IN ACCORDANCE WITH NATIONAL STONE ASSOCIATION R-2 (1.5"-3.5" STONE).
 4. GRAVEL PAD SHALL HAVE A MINIMUM THICKNESS OF 6".
 5. PAD WIDTH SHALL BE EQUAL FULL WIDTH AT ALL POINTS OF VEHICULAR EGRESS, BUT NO LESS THAN 20'.
 6. A DIVERSION RIDGE SHOULD BE CONSTRUCTED WHEN GRADE TOWARD PAVED AREA IS GREATER THAN 2%.
 7. INSTALL PIPE UNDER THE ENTRANCE IF NEEDED TO MAINTAIN DRAINAGE DITCHES.
 8. WHEN WASHING IS REQUIRED, IT SHOULD BE DONE ON AN AREA STABILIZED WITH CRUSHED STONE THAT DRAINS INTO AN APPROVED SEDIMENT TRAP OR SEDIMENT BASIN (DIVERT ALL SURFACE RUNOFF AND DRAINAGE FROM THE ENTRANCE TO A SEDIMENT CONTROL DEVICE).
 9. WASHRACKS AND/OR TIRE WASHERS MAY BE REQUIRED DEPENDING ON SCALE AND CIRCUMSTANCE. IF NECESSARY, WASHRACK DESIGN MAY CONSIST OF ANY MATERIAL SUITABLE FOR TRUCK TRAFFIC THAT REMOVE MUD AND DIRT.
 10. MAINTAIN AREA IN A WAY THAT PREVENTS TRACKING AND/OR FLOW OF MUD ONTO PUBLIC RIGHTS-OF-WAYS. THIS MAY REQUIRE TOP DRESSING, REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT.

Sd2-P CURB INLET FILTER "PIGS IN BLANKET"

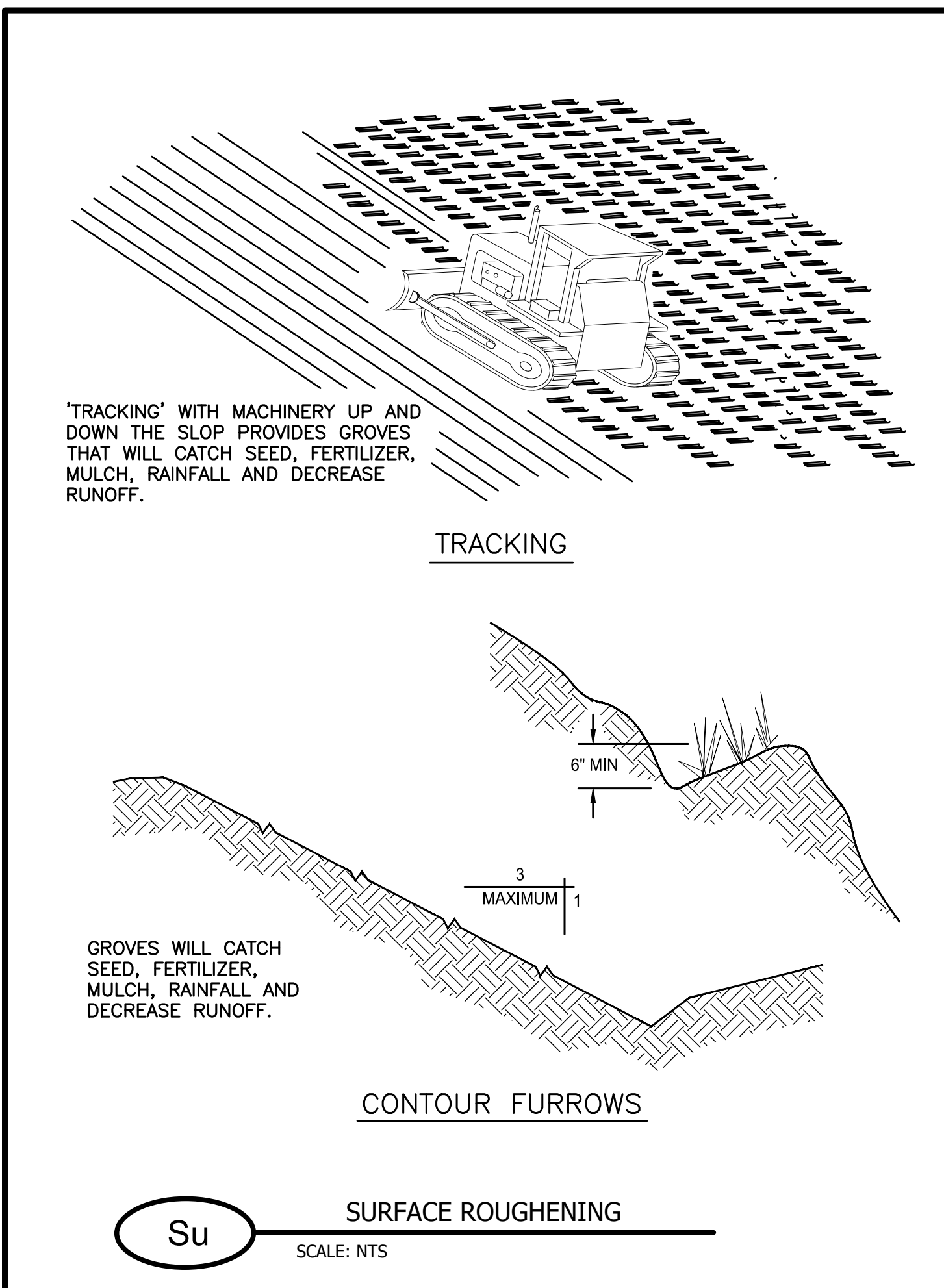
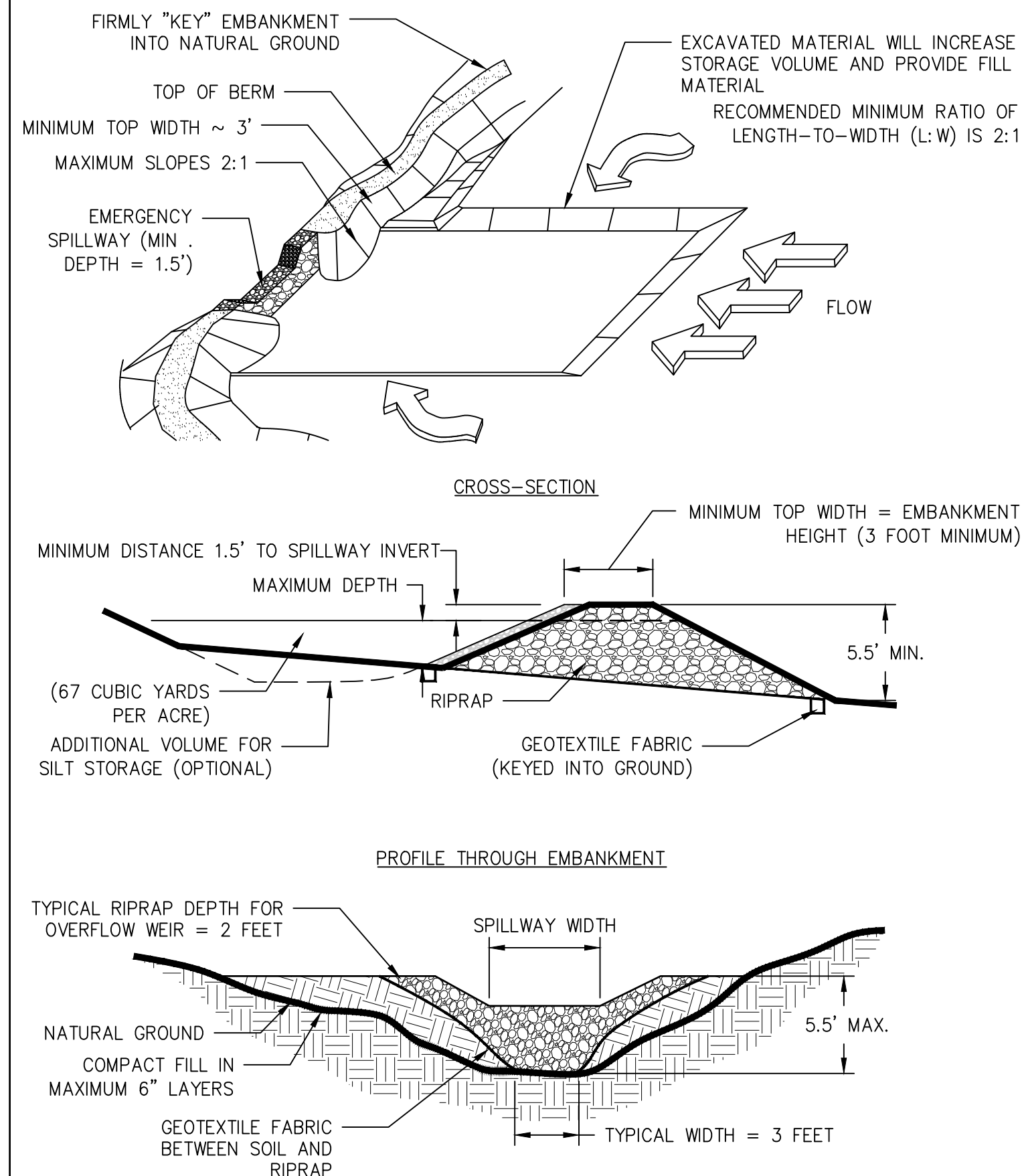


Sd1-S SILT FENCE - TYPE SENSITIVE

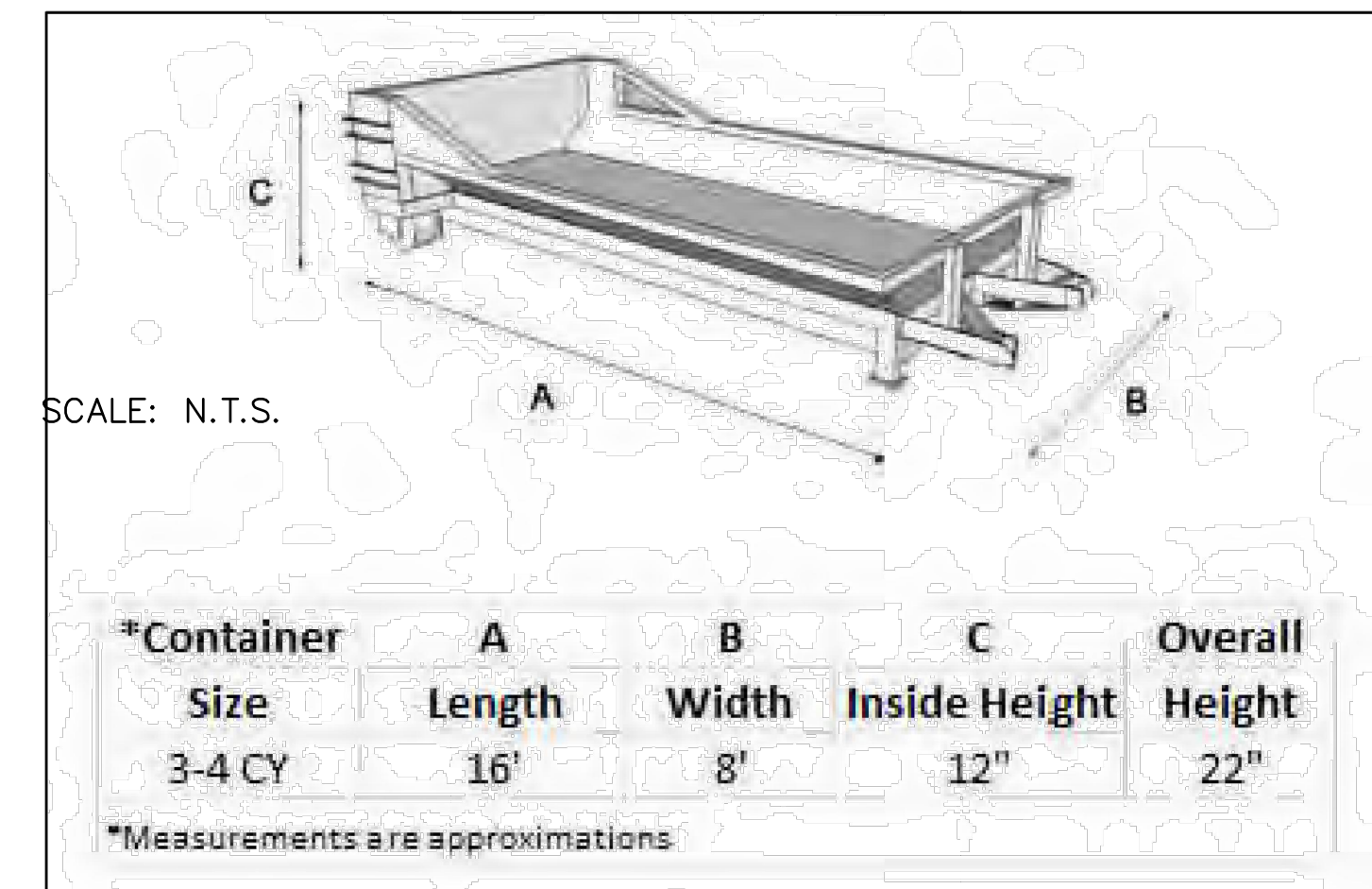


Sd4-C TEMPORARY SEDIMENT TRAP

COURTESY OF CITY OF KNOXVILLE BMP EROSION AND SEDIMENT ROCK OUTLET



- TREE PROTECTION NOTES:**
1. CONTACT THE PLANNING DEPARTMENT AT (770) 254-2354 TO ARRANGE A PRE-CONSTRUCTION CONFERENCE WITH THE CITY LANDSCAPE ARCHITECT PRIOR TO ANY LAND DISTURBANCE.
 2. ALL TREE PROTECTION MEASURES SHALL BE INSTALLED AND INSPECTED PRIOR TO THE START OF ANY LAND DISTURBANCE AND MAINTAINED UNTIL FINAL LANDSCAPING IS INSTALLED. CALL THE PLANNING DEPARTMENT AT (770) 254-2354 FOR AN INSPECTION BY THE CITY LANDSCAPE ARCHITECT.
 3. NO PARKING, STORAGE, OR ANY OTHER CONSTRUCTION ACTIVITIES ARE TO OCCUR WITHIN TREE PROTECTION AREAS.
 4. A MAINTENANCE INSPECTION OF TREES WILL BE PERFORMED AFTER TWO FULL GROWING SEASONS FROM THE DATE OF THE FINAL CONSTRUCTION INSPECTION. PROJECT OWNERS AT THE TIME OF THE MAINTENANCE INSPECTION ARE RESPONSIBLE FOR ORDINANCE COMPLIANCE.

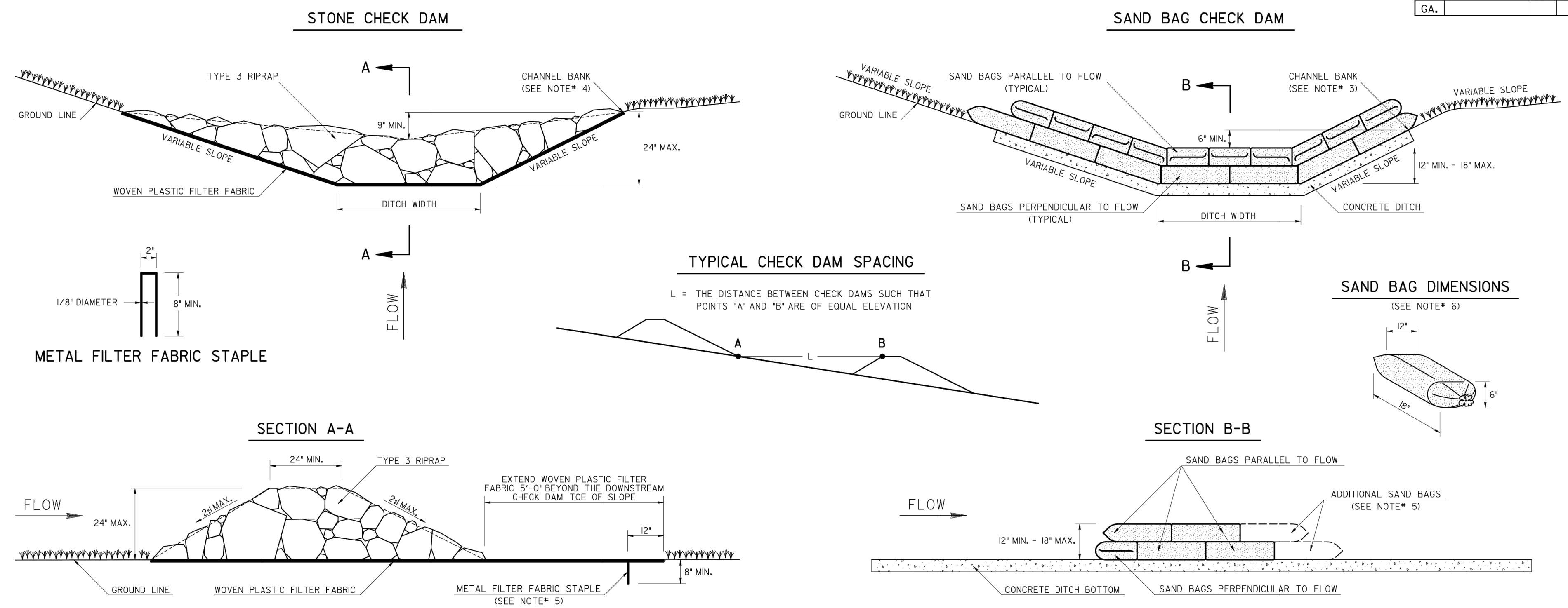


CONCRETE WASH OUT AREA DETAIL

REID K ALMAND, P.E.
GA PE #47263
GSWCC LEVEL II #79754



Check by: RVA	Date: 6/21/24	Drawn by: EAM	Design by: RVA
#51			
EROSION DETAILS			
SITE DEVELOPMENT PLANS FOR B2 CONTRACTING WORLD HEADQUARTERS			
LAND LOTS 73 AND 74 OF THE 5TH DISTRICT, CITY OF NEWMAN, COWETA COUNTY, GEORGIA			
7/8/24			
DRAWING NO. C601			



- STONE CHECK DAM GENERAL NOTES:**
- STONE CHECK DAMS SHALL NOT BE INSTALLED IN THE CLEAR ZONE OF UNPROTECTED ACTIVE TRAFFIC.
 - APPROPRIATE CONVENTIONAL OR APPROVED ALTERNATIVE BMPs SHALL BE PROVIDED DOWNSTREAM OF STONE CHECK DAMS AT THE DISCHARGE POINT FOR FLOWS GREATER THAN 2.0-CUBIC FEET PER SECOND.
 - STONE CHECK DAMS SHALL NOT BE PLACED WITHIN FLOWING STATE WATERS.
 - THE CENTER OF THE STONE CHECK DAM SHALL BE AT LEAST 9-INCHES LOWER THAN THE OUTER EDGES OF THE STONE CHECK DAM. THE HEIGHT AT THE CENTER OF THE STONE CHECK DAM MAY BE INCREASED TO A MAXIMUM OF 24-INCHES IF A MINIMUM OF 9-INCHES OF FREEBOARD IS STILL PROVIDED AT THE CHANNEL BANK.
 - ANCHOR THE WOVEN PLASTIC FILTER FABRIC TO THE GROUND SURFACE WITH METAL FILTER FABRIC STAPLES 12-INCHES FROM THE EDGE AND NO GREATER THAN 12-INCHES APART.
 - REMOVE SEDIMENT WHEN IT REACHES ONE-HALF THE HEIGHT OF THE STONE CHECK DAM. WOVEN PLASTIC FILTER FABRIC SHALL BE REPLACED WHEN DAMAGED OR DETERIORATED.
 - PROVIDE PERMANENT CHANNEL PROTECTION AS SHOWN AND/OR NOTED IN THE PLANS AFTER STONE CHECK DAM IS REMOVED.

- SAND BAG CHECK DAM GENERAL NOTES:**
- SAND BAG CHECK DAMS ARE ONLY USED FOR TEMPORARY VELOCITY CONTROL IN CONCRETE LINED DITCHES AND SHALL NOT BE INSTALLED IN THE CLEAR ZONE OF UNPROTECTED ACTIVE TRAFFIC.
 - APPROPRIATE CONVENTIONAL OR APPROVED ALTERNATIVE BMPs SHALL BE PROVIDED UPSTREAM AND/OR DOWNSTREAM OF CONCRETE DITCHES.
 - THE CENTER OF THE SAND BAG CHECK DAM SHALL BE AT LEAST 6-INCHES LOWER THAN THE OUTER EDGES OF THE SAND BAG CHECK DAM AT THE GROUND LINE. THE HEIGHT AT THE CENTER OF THE SAND BAG CHECK DAM SHALL BE A MINIMUM OF 12-INCHES AND A MAXIMUM OF 18-INCHES.
 - INSTALL SAND BAGS TIGHTLY ABUTTING EACH OTHER AND STACK IN A RUNNING BOND PATTERN. FOLD ANY FLAPS AWAY FROM WATER FLOW.
 - IF ADDITIONAL SAND BAGS ARE WARRANTED FOR STABILITY, INSTALL AS SHOWN AND DIRECTED BY THE ENGINEER AT NO ADDITIONAL COST.
 - SAND BAG SIZES MAY VARY. ASSUME A FILLED SAND BAG HAS APPROXIMATE DIMENSIONS OF 12"Wx6"Hx18"L.
 - REMOVE SEDIMENT WHEN IT REACHES ONE-HALF THE HEIGHT OF THE SAND BAG CHECK DAM. SAND BAGS SHALL BE REPLACED WHEN DAMAGED OR DETERIORATED AT NO ADDITIONAL COST TO THE DEPARTMENT.

NOTES:
SEE STANDARD SPECIFICATION 163, AND SUPPLEMENTS THERETO FOR THE CONSTRUCTION AND REMOVAL OF STONE CHECK DAMS AND SAND BAG CHECK DAMS. SEE STANDARD SPECIFICATIONS 66, AND SUPPLEMENTS THERETO FOR THE MAINTENANCE OF STONE CHECK DAMS AND SAND BAG CHECK DAMS.

PAY ITEMS:
163-0527 CONSTRUCT AND REMOVE RIPRAP CHECK DAMS, STONE PLAIN RIPRAP/SAND BAGS (EA)
165-0041 MAINTENANCE OF CHECK DAMS - ALL TYPES (LF)

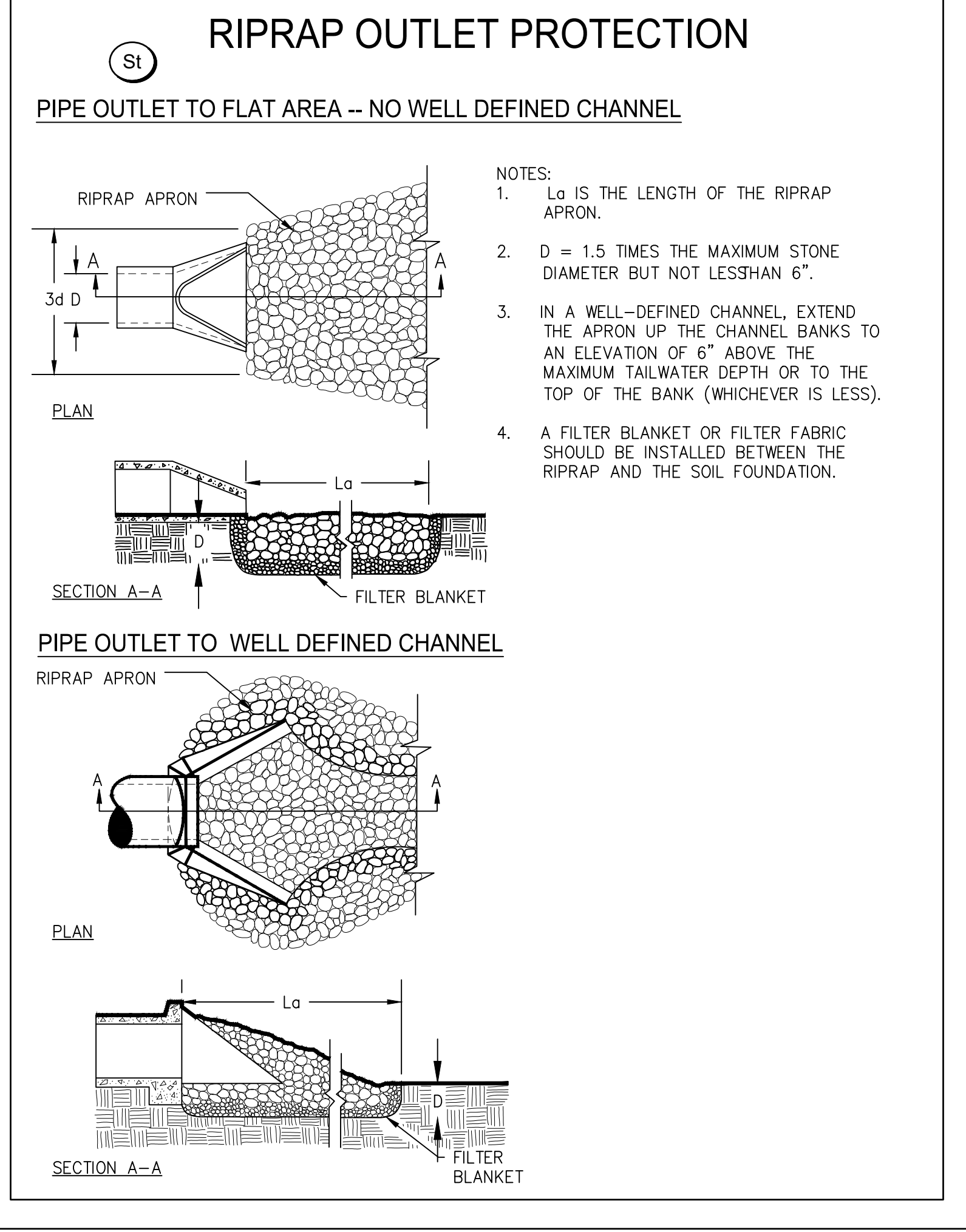
DEPARTMENT OF TRANSPORTATION
STATE OF GEORGIA

CONSTRUCTION DETAILS
STONE RIPRAP & SAND BAG
TEMPORARY CHECK DAMS

NO SCALE 11-28-2018

DESIGNED DLE
DRAWN DLE
TRACED
CHECKED

NUMBER
D-56



- NOTES:**
- L_a IS THE LENGTH OF THE RIPRAP APRON.
 - $D = 1.5$ TIMES THE MAXIMUM STONE DIAMETER BUT NOT LESS THAN 6".
 - IN A WELL-DEFINED CHANNEL, EXTEND THE APRON UP THE CHANNEL BANKS TO AN ELEVATION OF 6" ABOVE THE MAXIMUM TAILWATER DEPTH OR TO THE TOP OF THE BANK (WHICHEVER IS LESS).
 - A FILTER BLANKET OR FILTER FABRIC SHOULD BE INSTALLED BETWEEN THE RIPRAP AND THE SOIL FOUNDATION.

#49

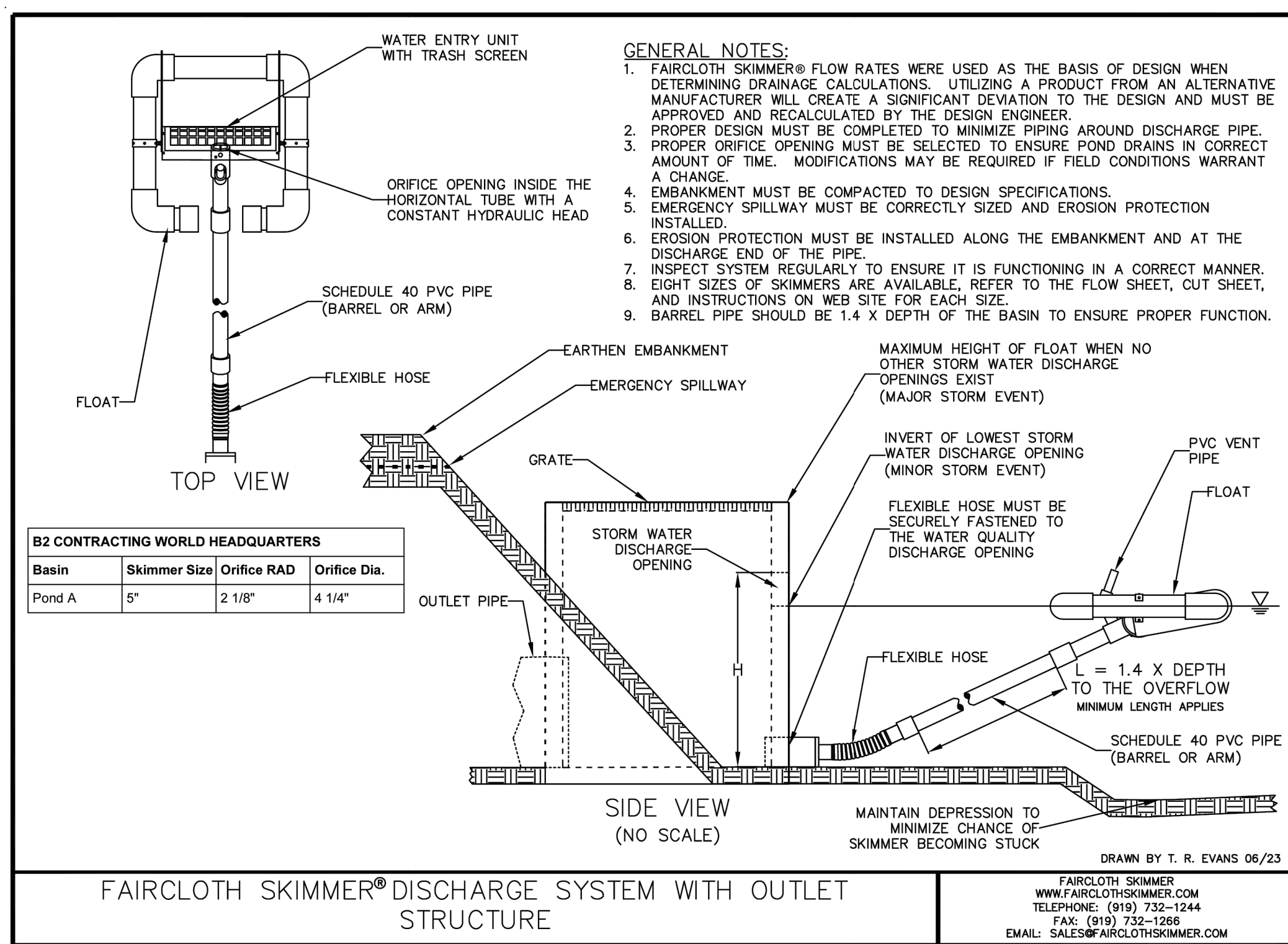
STRUCTURE STATION	PIPE DIA (FT)	Q_{25} (CFS)	V_{25} (FPS)	WATER DEPTH IN PIPE (FT)	EST. TAIL-WATER DEPTH (FT)	PAD LENGTH L_a (FT)	RIP-RAP				STONE TYPE	
							PAD WIDTH AT OUTLET W_1 (FT)	PAD WIDTH AT DOWN-STREAM W_2 (FT)	AVG STONE DIA d_{50} (FT)	MAX STONE DIA (FT)		STONE DEPTH (FT)
HW A1	1.5	35.2	11.5	1.6	1.25	25	4.5	11.5	0.6	1	1.5	GA DOT III
OUTFALL	2.5	4.9	1	1.0	0	16	7.5	18.5	0.5	1	1.5	GA DOT III

SEDIMENT STORAGE

Storage Calculations

- Required stormwater storage = **2,519** cy 68,000 cf
(as determined by local ordinance)
- Required sediment storage = **262** cy
(67 cy / ac * 3.91 ac drainage area)
- Total required storage = **2,519** + **262** = **2,780** cy
- Available storage = **44,712** cy
- Is the available storage greater than the total required storage?
X yes no
- If "no", the sediment storage capacity of the pond must be increased.
Choose the method to be used:
Raise the invert of the outlet structure _____ inches
Undercut the pond _____ feet
Other _____
- Clean-out elevation = **853.07** feet 1.5 feet (depth)
(Elevation corresponding to 22 cy / ac * 3.91 ac disturbed area)
(Volume corresponding to to above 86.02 cy)
- Is the length - width ratio 2:1 or greater?
105 length (feet) **X** yes no
96 width (feet)
1.1 ratio (length / width)
- If "no", the length of flow must be increased.
Choose the method to be used:
Baffles (Type of baffle: _____)
Other _____

LMAND, P.E.
7263
LEVEL II #79754



SITE DEVELOPMENT PLANS FOR B2 CONTRACTING WORLD HEADQUARTERS

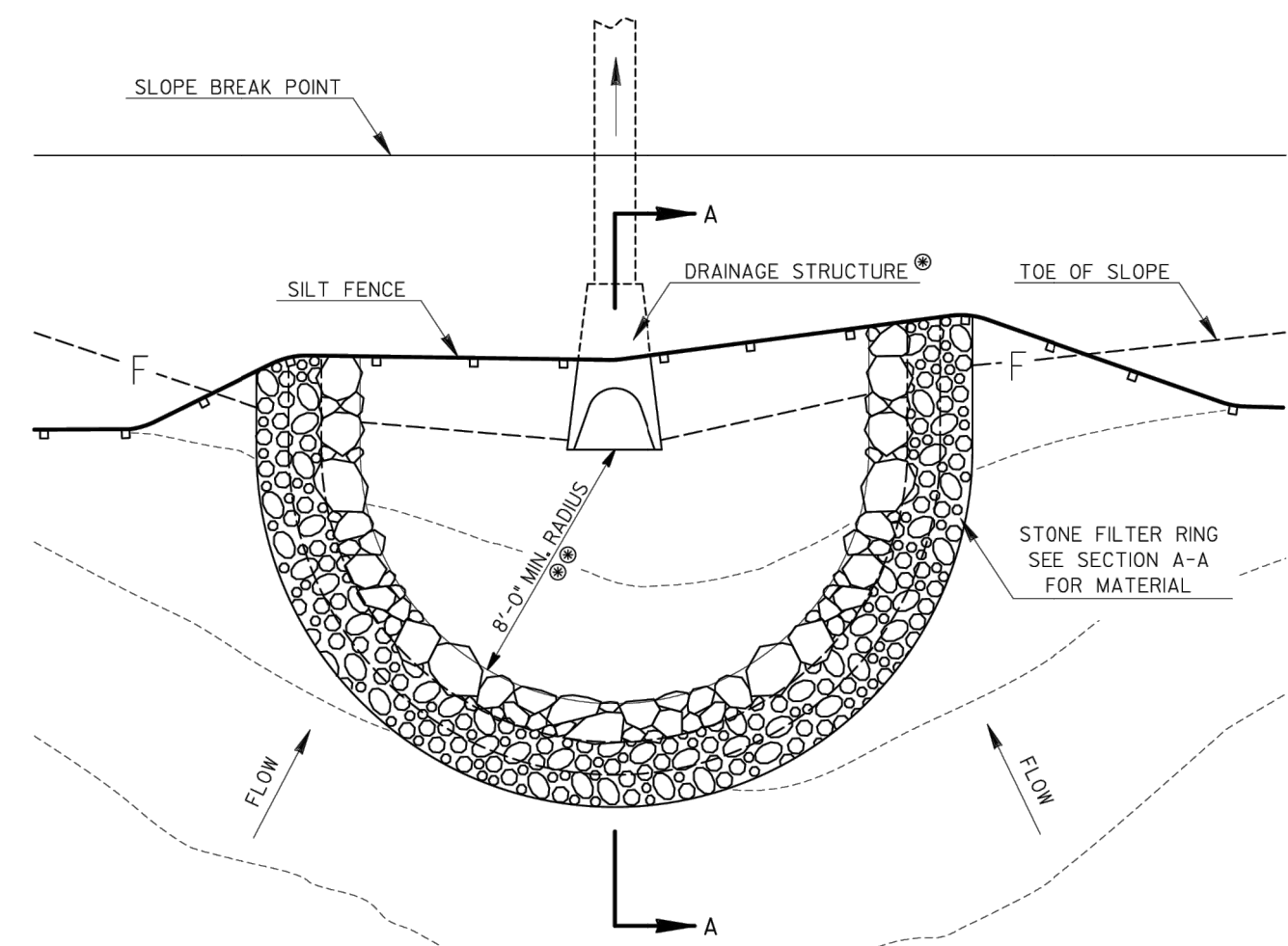
LAND LOTS 73 AND 74 OF THE 5TH DISTRICT, CITY OF NEWNAN, COWETA COUNTY, GEORGIA

GEORGIA REGISTERED PROFESSIONAL ENGINEER
No. 47263
FRANK K. ALMAND
7/8/24

HIGHLAND LAND PLANNING
201 PROSPECT PARK, SUITE A, PEACHTREE CITY, GEORGIA 30229
(770) 776-6311
C.O.A. No. 17-000002-1 Exp. 06/30/2024

DRAWING NO. C602

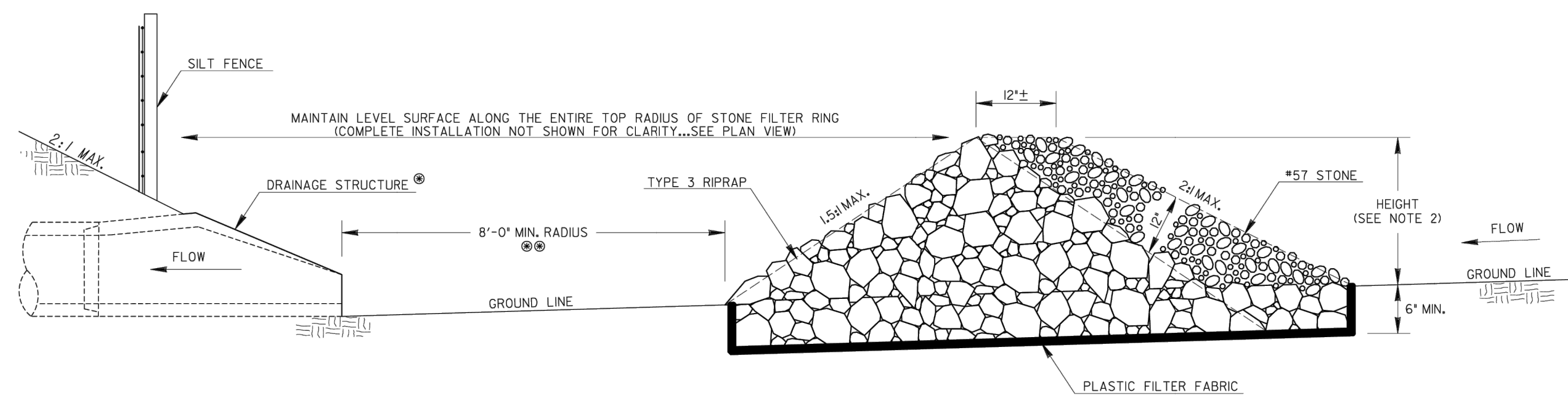
ROADWAY DRAINAGE STRUCTURE INLET



PLAN VIEW

⊙ A FLARED END ROADWAY DRAINAGE STRUCTURE IS SHOWN. HOWEVER, OTHER ROADWAY DRAINAGE STRUCTURES OR A DETENTION POND'S OUTLET STRUCTURE MAY APPLY. AN APPROPRIATE RETROFIT BMP IS PREFERRED IN CONJUNCTION WITH THE STONE FILTER RING. SEE GENERAL NOTE 1 FOR ADDITIONAL INFORMATION.

⊙⊙ THE PREFERRED MINIMUM RADIUS OF THE STONE FILTER RING IS 8 FEET. THE RADIUS MAY BE REDUCED TO A MINIMUM OF 4 FEET FROM THE DRAINAGE STRUCTURE IF A RETROFIT BMP IS NOT PROVIDED. SEE GENERAL NOTE 1 FOR ADDITIONAL REQUIREMENTS.



SECTION A-A

GENERAL NOTES:

- A STONE FILTER RING MAY BE PLACED ON ROADWAY DRAINAGE STRUCTURE INLETS, SUCH AS FLARED END SECTIONS, TO STORE SEDIMENT IN LOW AREAS WITHIN THE PROJECT. IN CONJUNCTION WITH THE STONE FILTER RING, A RETROFIT BMP APPROPRIATE FOR ROADWAY DRAINAGE STRUCTURE INLETS IS PREFERRED. IF A RETROFIT BMP IS NOT PROVIDED, OTHER SEDIMENT CONTROL BMPs SHALL BE PROVIDED DOWNSTREAM OF THE STONE FILTER RING PRIOR TO LEAVING THE PROJECT AREA. THE STONE FILTER RING SHALL BE 8 FEET TO 10 FEET UPSTREAM OF THE RETROFIT BMP. THE STONE FILTER RING IS NOT INTENDED TO SUBSTANTIALLY IMPOUND WATER, ADVERSELY IMPACTING AREAS OUTSIDE OF THE PROJECT.

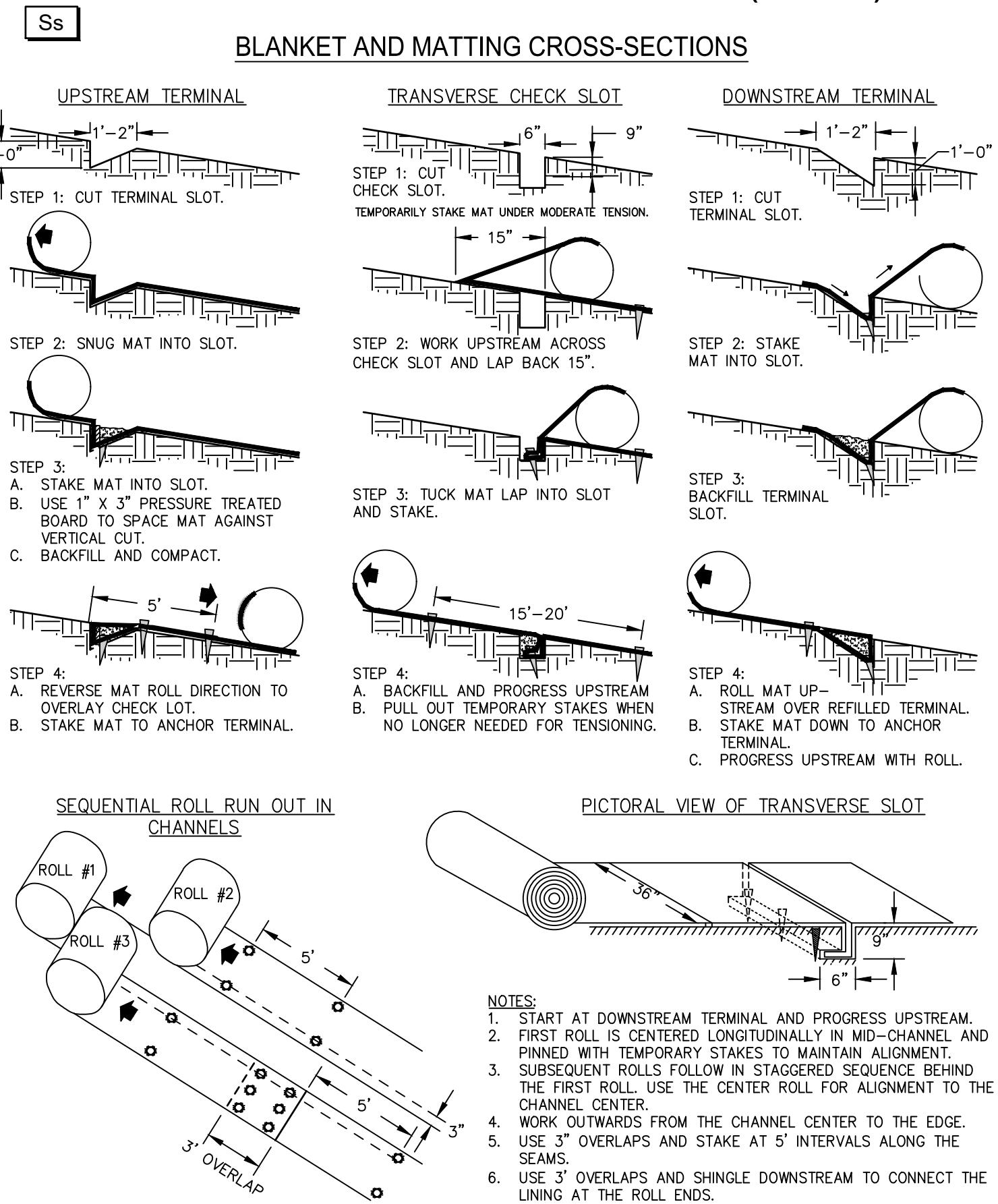
A STONE FILTER RING MAY ALSO BE USED IN CONJUNCTION WITH A RETROFIT BMP USED ON A DETENTION POND'S PERMANENT OUTLET STRUCTURE TO PROVIDE ADDITIONAL SEDIMENT FILTERING. THE STONE FILTER RING SHALL BE INSTALLED 8 FEET TO 10 FEET UPSTREAM OF THE POND'S RETROFIT BMP.

STONE FILTER RINGS ARE NOT RECOMMENDED WITHIN ROADWAY DRAINAGE DITCHES. STONE FILTER RINGS SHALL NOT BE PLACED WITHIN STATE WATERS.
- THE HEIGHT OF THE STONE FILTER RING SHALL BE A MINIMUM OF 24 INCHES WITH A MAXIMUM HEIGHT OF 48 INCHES. MAINTAIN A LEVEL SURFACE ALONG THE ENTIRE TOP RADIUS OF THE STONE FILTER RING.
- REFER TO THE EROSION, SEDIMENTATION AND POLLUTION CONTROL PLAN (ESPCP) FOR THE LOCATION OF STONE FILTER RINGS. THE INSTALLATION OF SILT FENCE AND RETROFITS ARE INDEPENDENT OF THE STONE FILTER RING AND WILL BE PAID FOR SEPARATELY AS APPLICABLE TO THE ESPCP.
- SEE STANDARD SPECIFICATION 163, AND SUPPLEMENTS THERETO FOR THE CONSTRUCTION AND REMOVAL OF STONE FILTER RINGS. SEE STANDARD SPECIFICATION 165, AND SUPPLEMENTS THERETO FOR THE MAINTENANCE OF STONE FILTER RINGS.

PAY ITEMS:
163-0542 CONSTRUCT & REMOVE STONE FILTER RING (EA)
165-0111 MAINTENANCE OF STONE FILTER RING (EA)

DATE	DEPARTMENT OF TRANSPORTATION STATE OF GEORGIA
REGION	CONSTRUCTION DETAIL STONE FILTER RING
NO SCALE	JULY 2018
DESIGNED - DLS	NUMBER
DRAWN - DLS	D-46
CHECKED	
REVISED	

TYPICAL INSTALLATION GUIDELINES FOR ROLLED EROSION CONTROL PRODUCTS (RECP)



DATE	REV.	DESCRIPTION
7/8/24	1.	ISSUED FOR PERMITTING
8/6/24	2.	ISSUED FOR REVIEW

DATE	CHECK BY	DESIGN BY	NO.
8/21/24	RVA	EAM	51

EROSION DETAILS

SITE DEVELOPMENT PLANS FOR B2 CONTRACTING WORLD HEADQUARTERS

LAND LOTS 73 AND 74 OF THE 5TH DISTRICT, CITY OF NEWMAN, COWETA COUNTY, GEORGIA



7/8/24

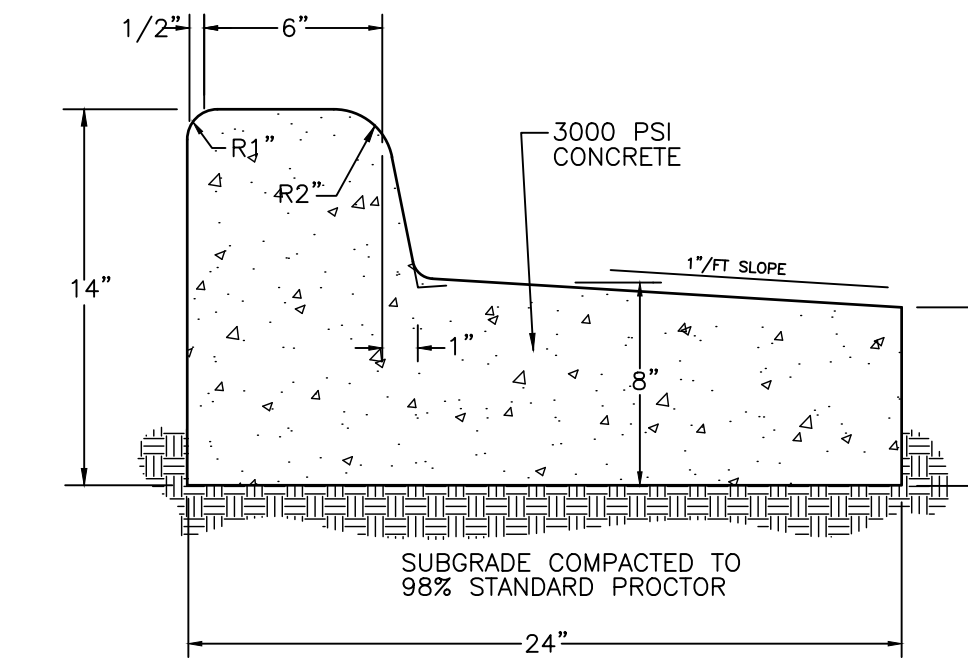
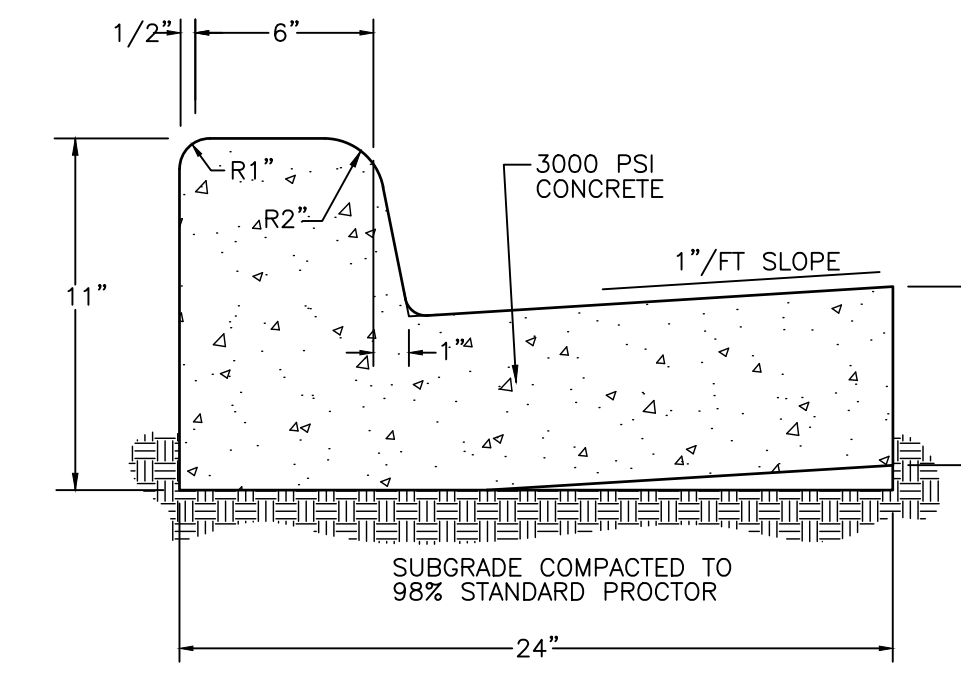
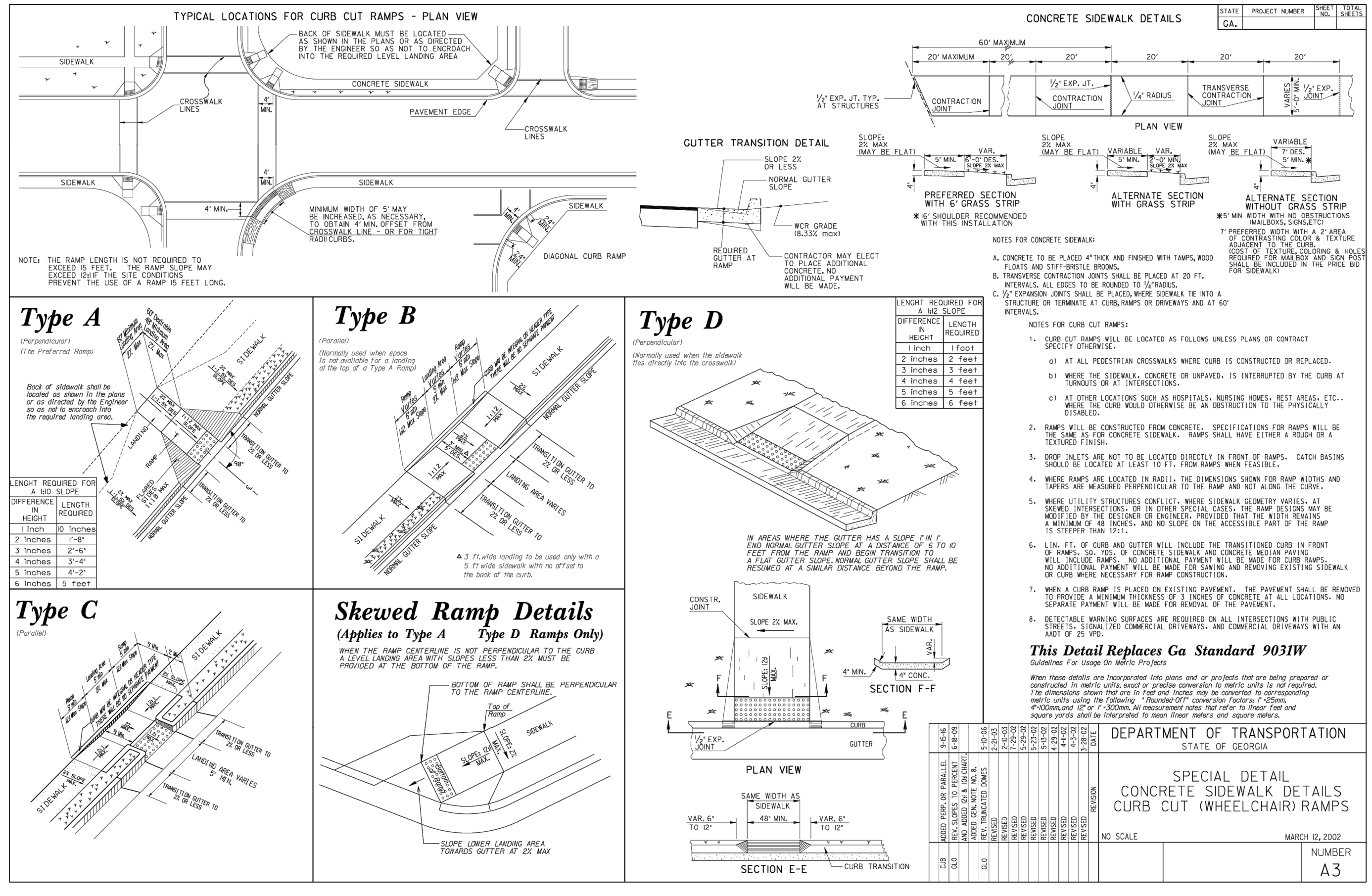
HIGHLAND LAND PLANNING

201 PROJECT PARK SUITE A, PEACHTREE CITY, GEORGIA 30229
TEL: 770.331.6697 FAX: 770.331.6698
COWETA COUNTY REG. # 06290204

REID K ALMAND, P.E.
GA PE #47263
GSWCC LEVEL II #79754



DRAWING NO. C603

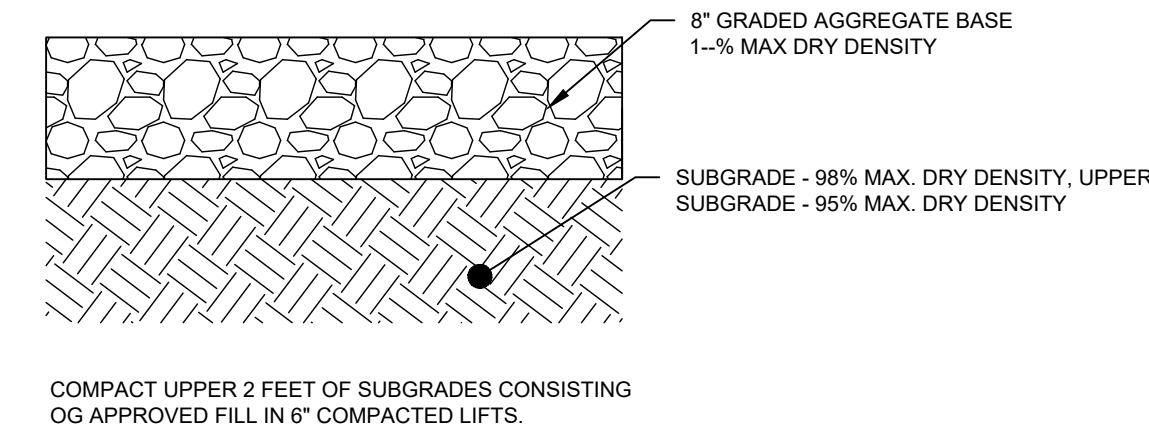


- NOTES:**
- 1/2" PREFORMED EXPANSION JOINTS REQUIRED AT ALL STRUCTURES & CURB RETURNS.
 - MAXIMUM DISTANCE BETWEEN EXPANSION JOINTS = 40.0'.
 - DISTANCE BETWEEN DUMMY JOINTS = 20'.
 - CONCRETE STRENGTH = 3000 PSI, SLUMP = 2", FINISH SHALL BE SMOOTHED & EVENED WITH A WOODEN FLOAT.
 - OTHER CURB & GUTTER SECTIONS WILL BE EVALUATED AS APPROPRIATE BY THE ENGINEER.

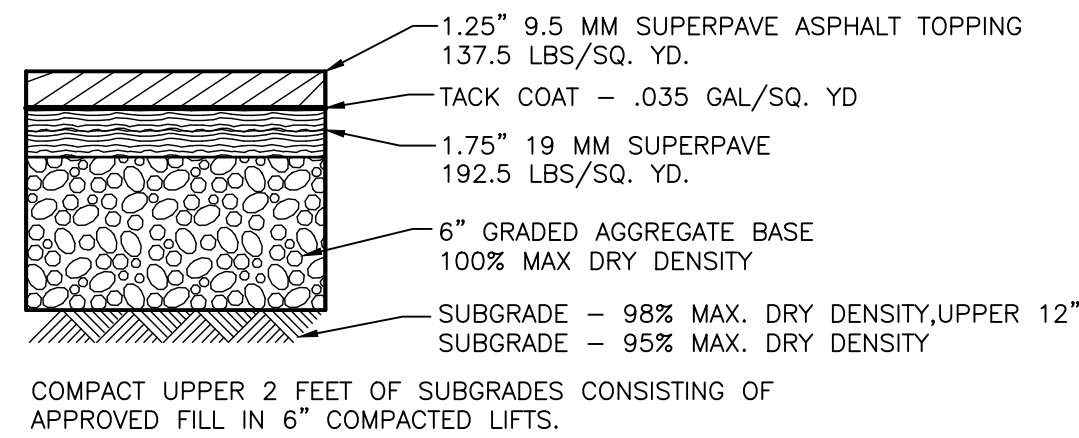
- NOTES:**
- 1/2" PREFORMED EXPANSION JOINTS REQUIRED AT ALL STRUCTURES & CURB RETURNS.
 - MAXIMUM DISTANCE BETWEEN EXPANSION JOINTS = 40.0'.
 - DISTANCE BETWEEN DUMMY JOINTS = 20'.
 - CONCRETE STRENGTH = 3000 PSI, SLUMP = 2", FINISH SHALL BE SMOOTHED & EVENED WITH A WOODEN FLOAT.
 - OTHER CURB & GUTTER SECTIONS WILL BE EVALUATED AS APPROPRIATE BY THE ENGINEER.

STANDARD 24" CURB & GUTTER DETAIL
SCALE: N.T.S.

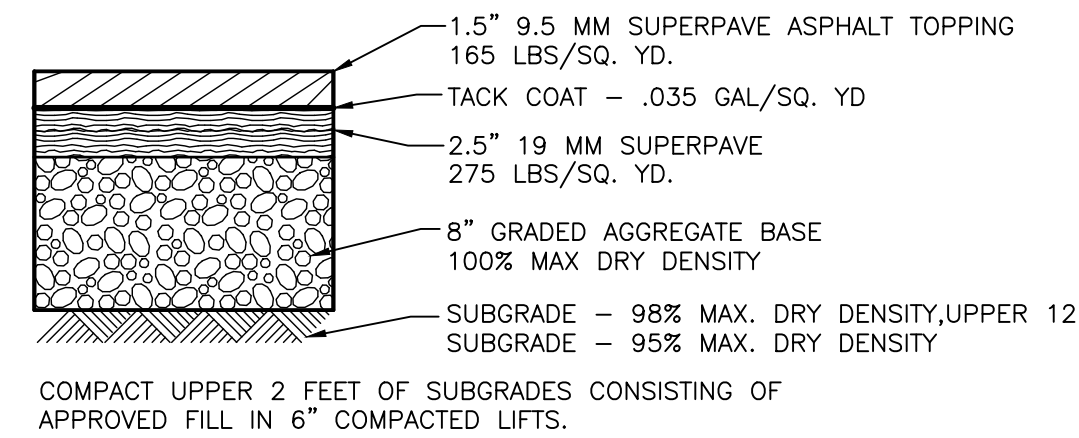
SPILLING 24" CURB & GUTTER DETAIL
SCALE: N.T.S.



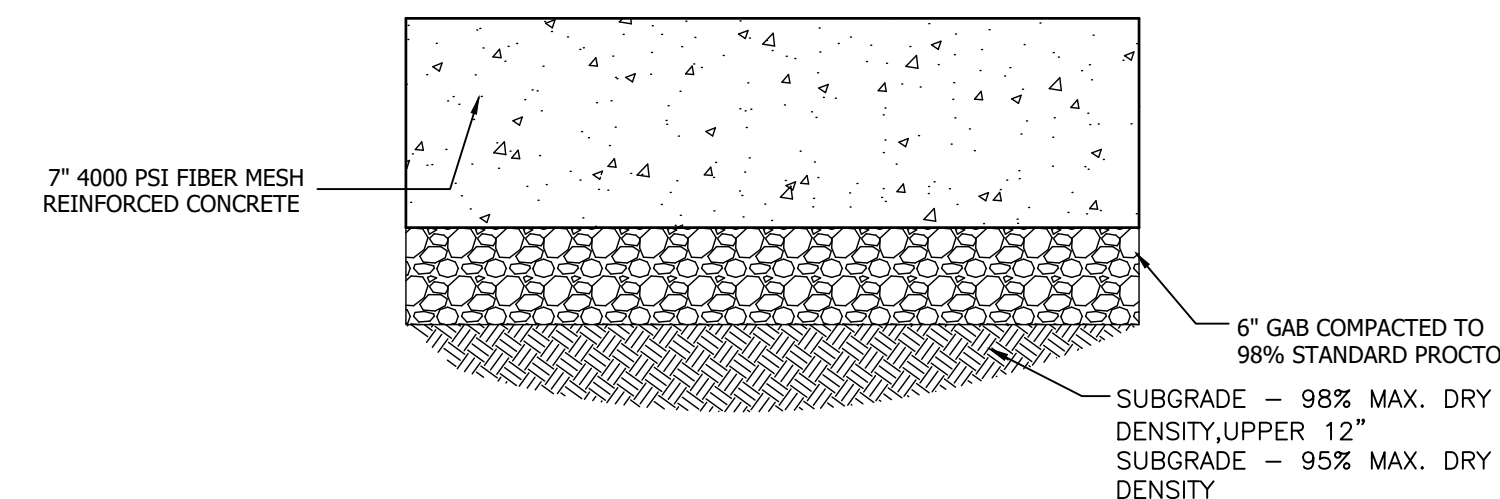
GAB PAVEMENT SECTION
SCALE: N.T.S.



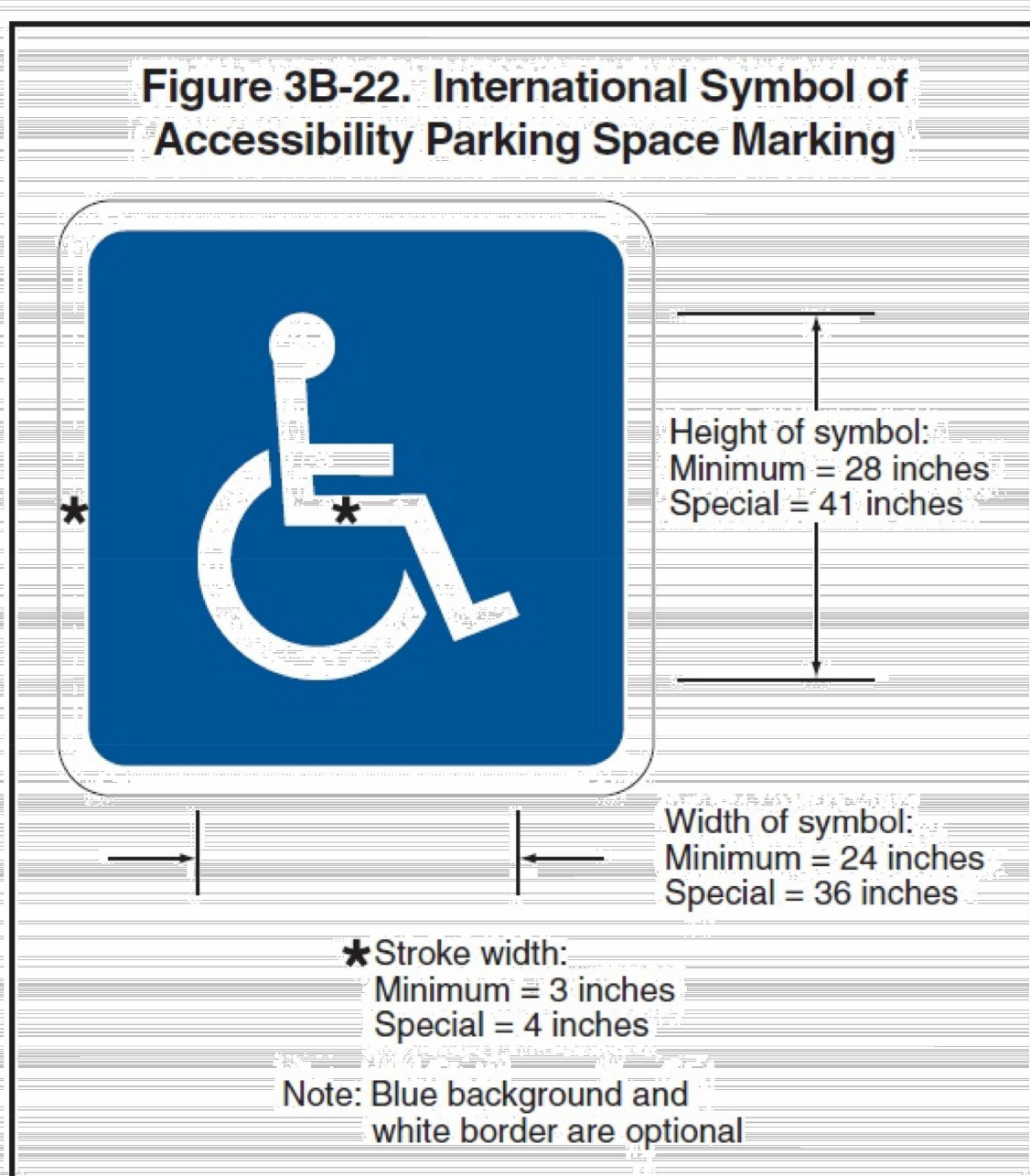
LIGHT-DUTY PAVEMENT SECTION
SCALE: N.T.S.



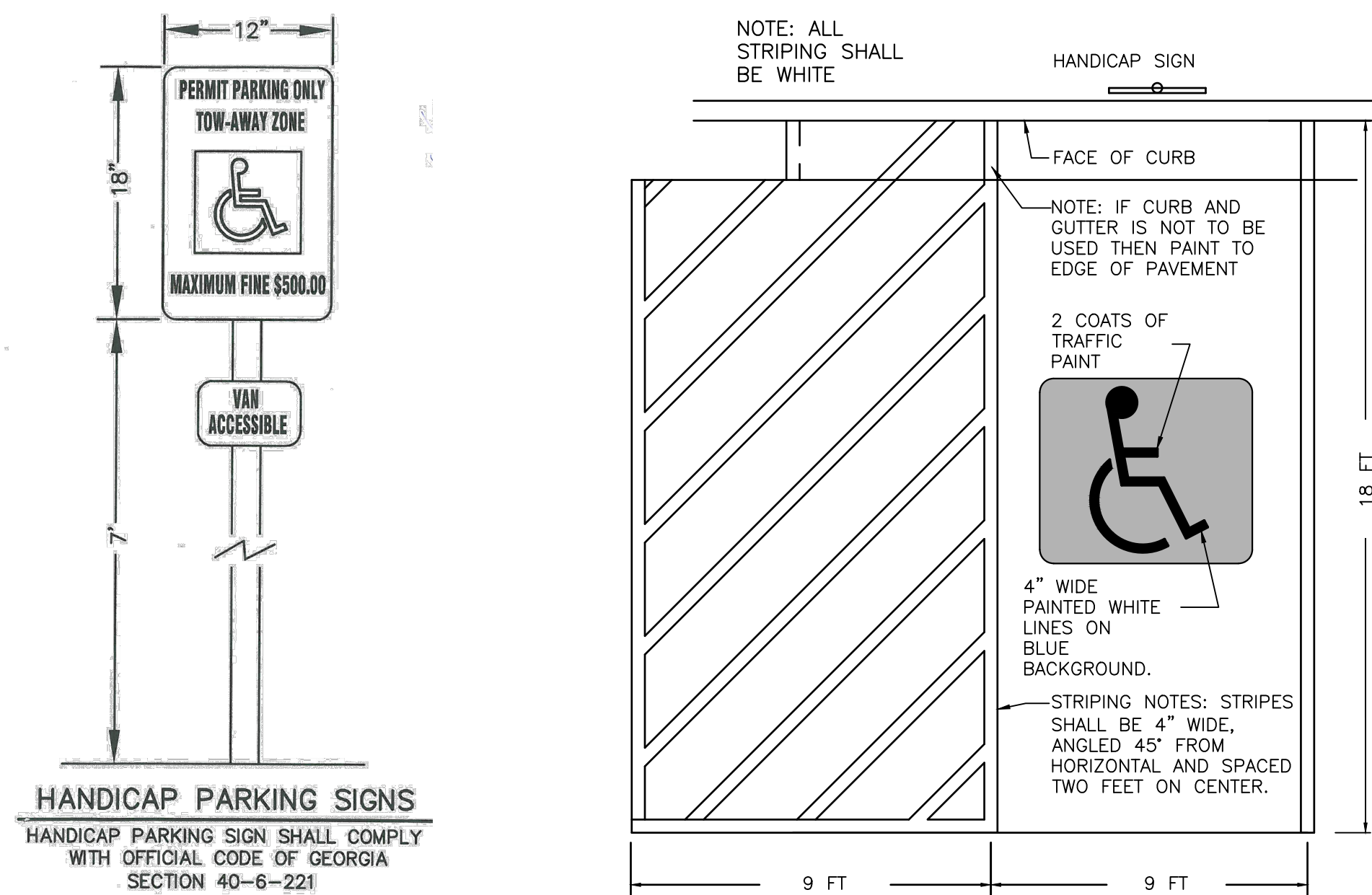
HEAVY-DUTY PAVEMENT SECTION (ON-SITE)
SCALE: N.T.S.



CONCRETE PAVING DETAIL
SCALE: N.T.S.

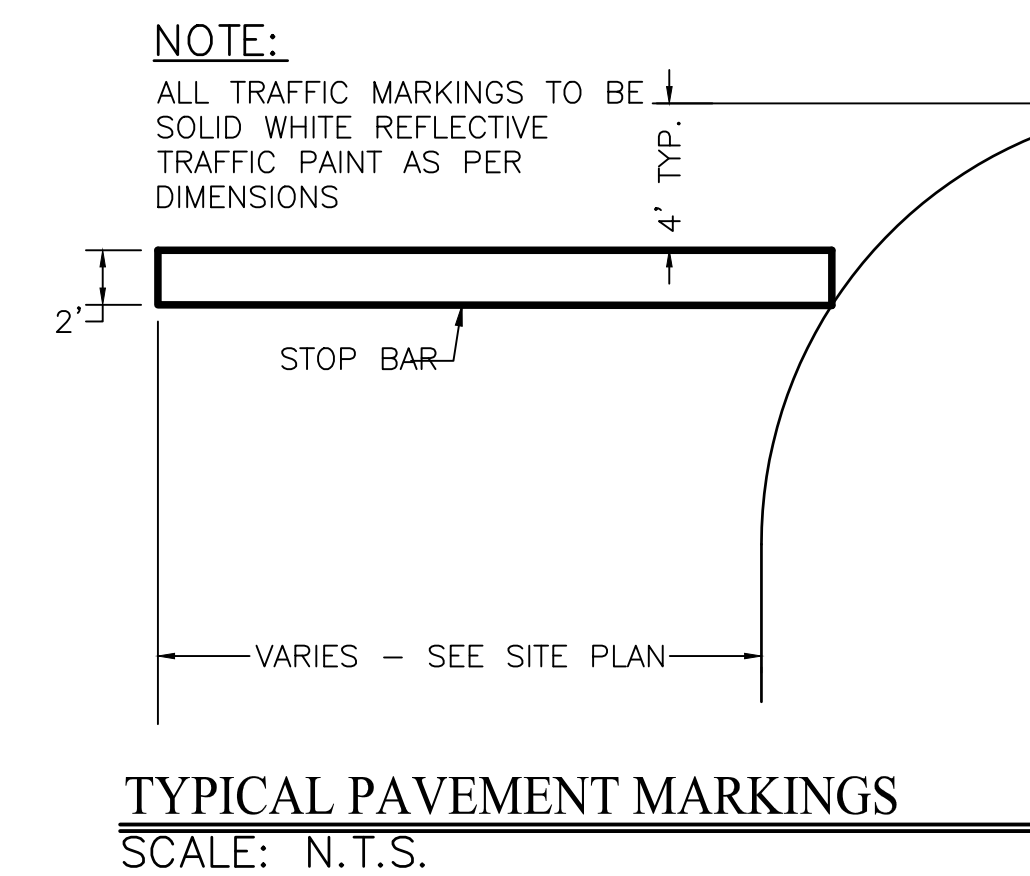
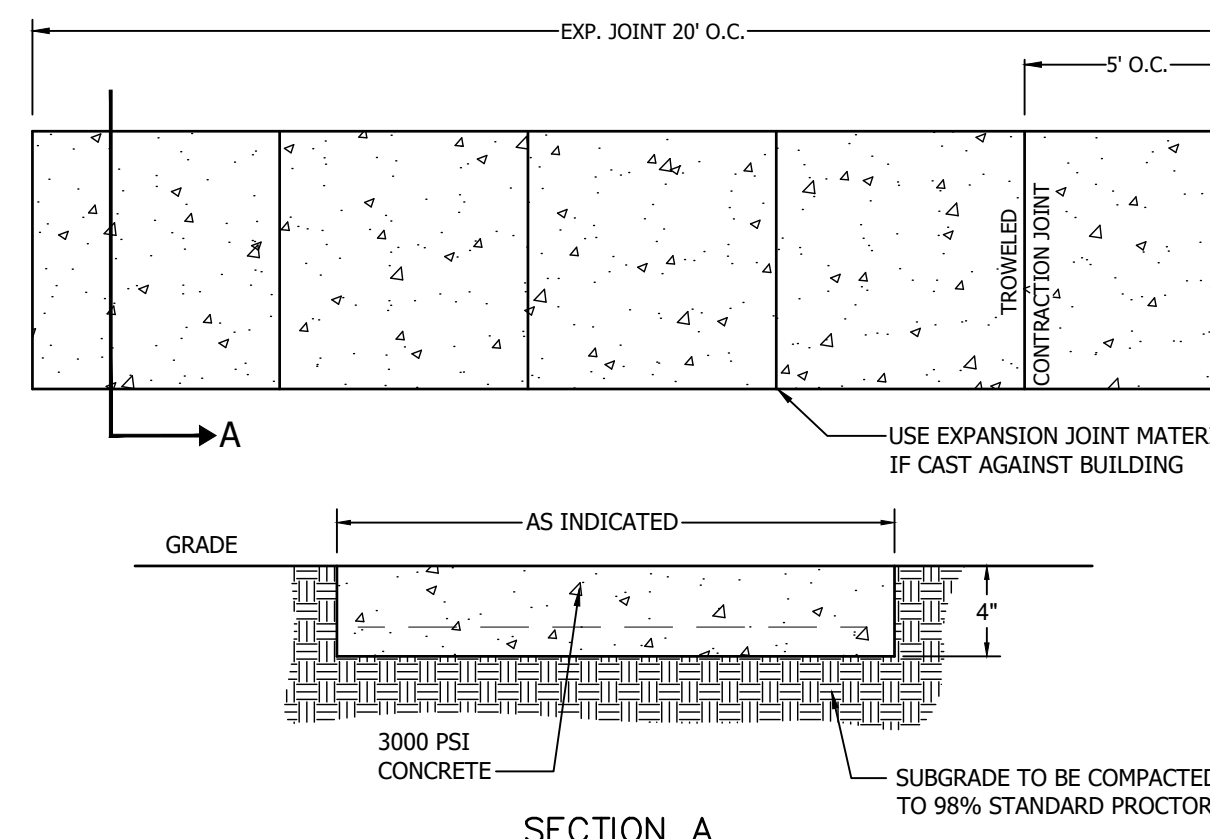


HANDICAP PAVEMENT MARKING DETAIL
SCALE: N.T.S.



HANDICAP SIGN DETAIL
SCALE: N.T.S.

HANDICAP STRIPING DETAIL
SCALE: N.T.S.



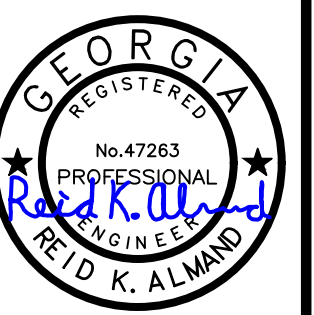
TYPICAL PAVEMENT MARKINGS
SCALE: N.T.S.

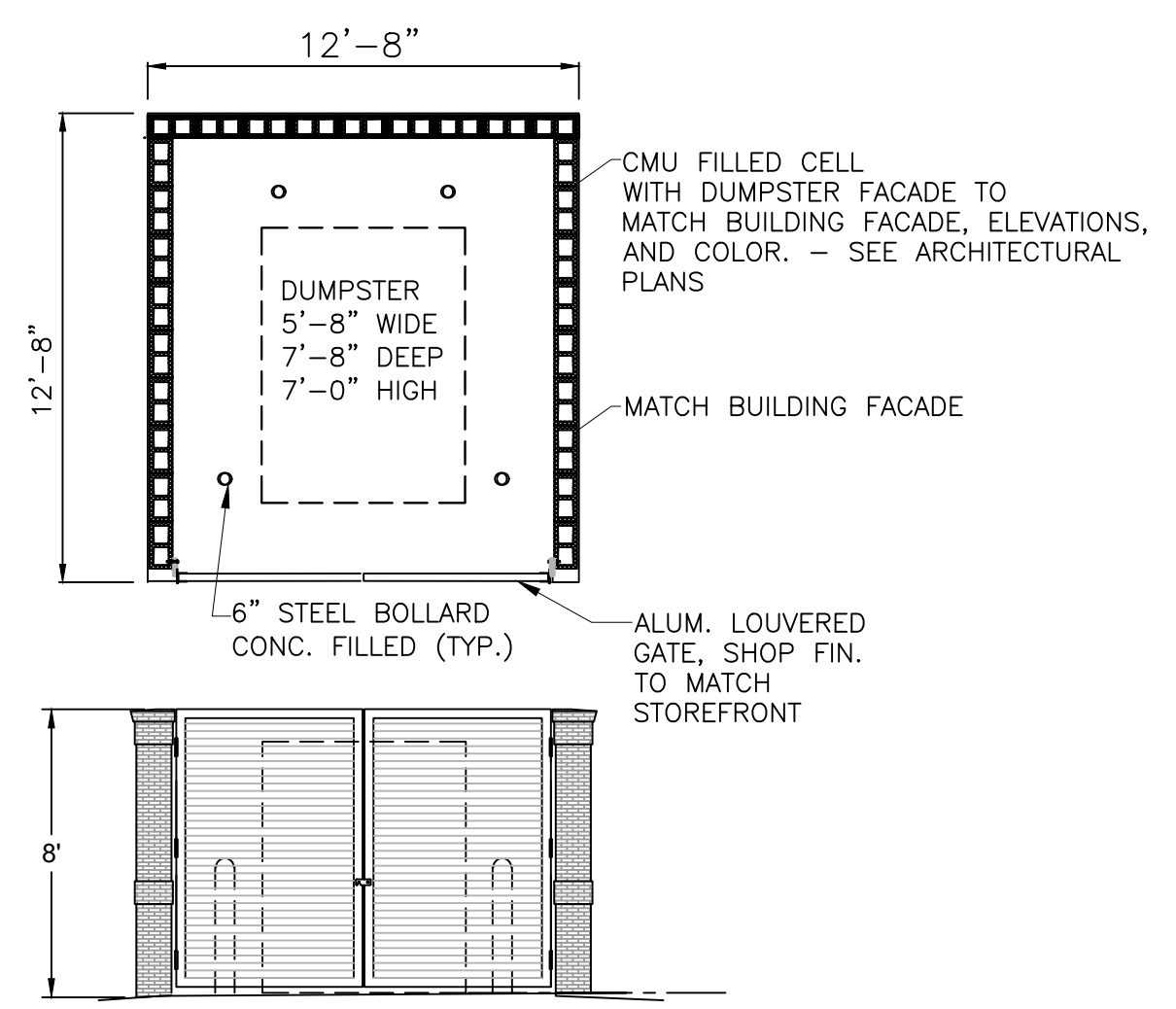
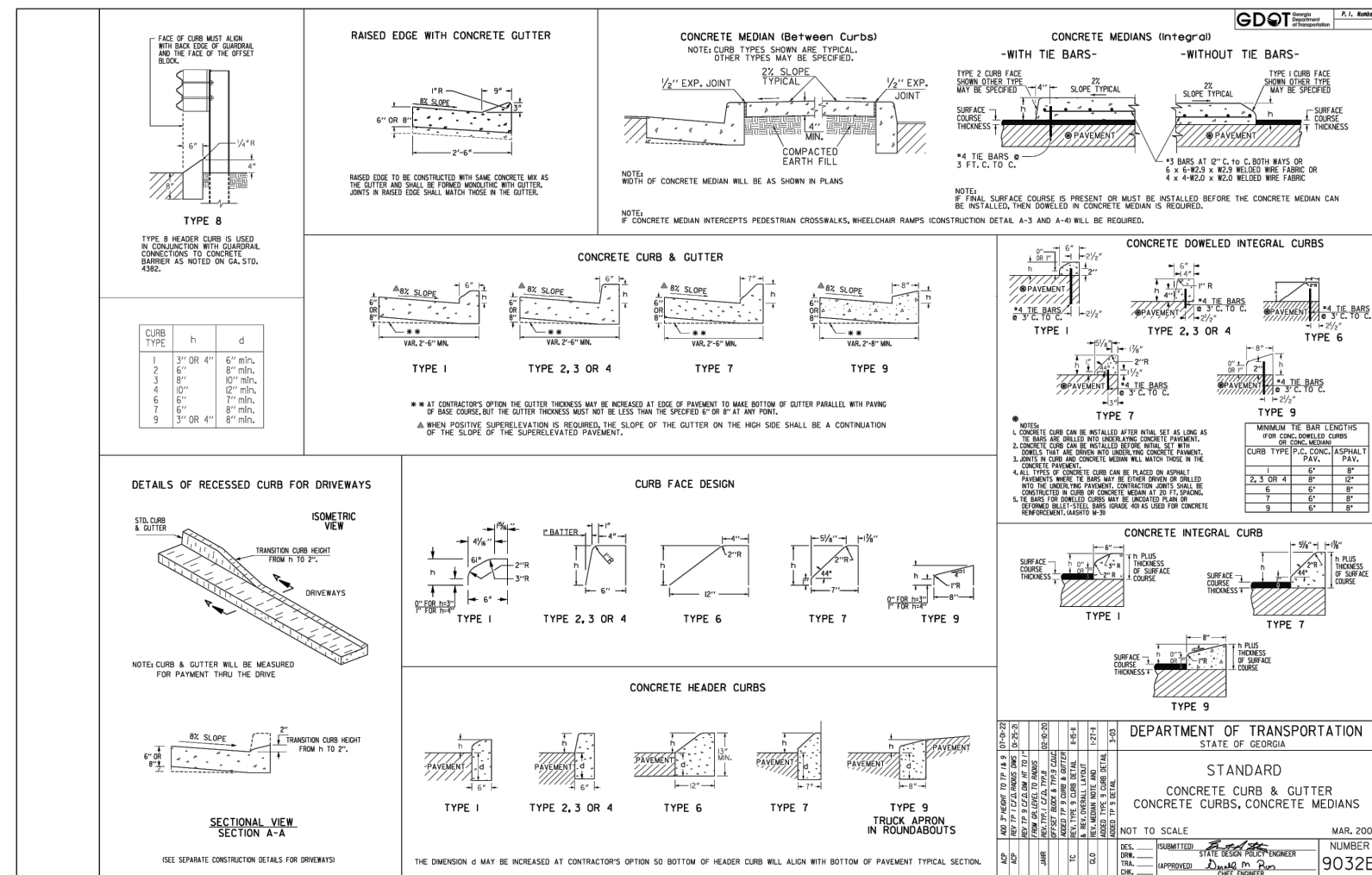
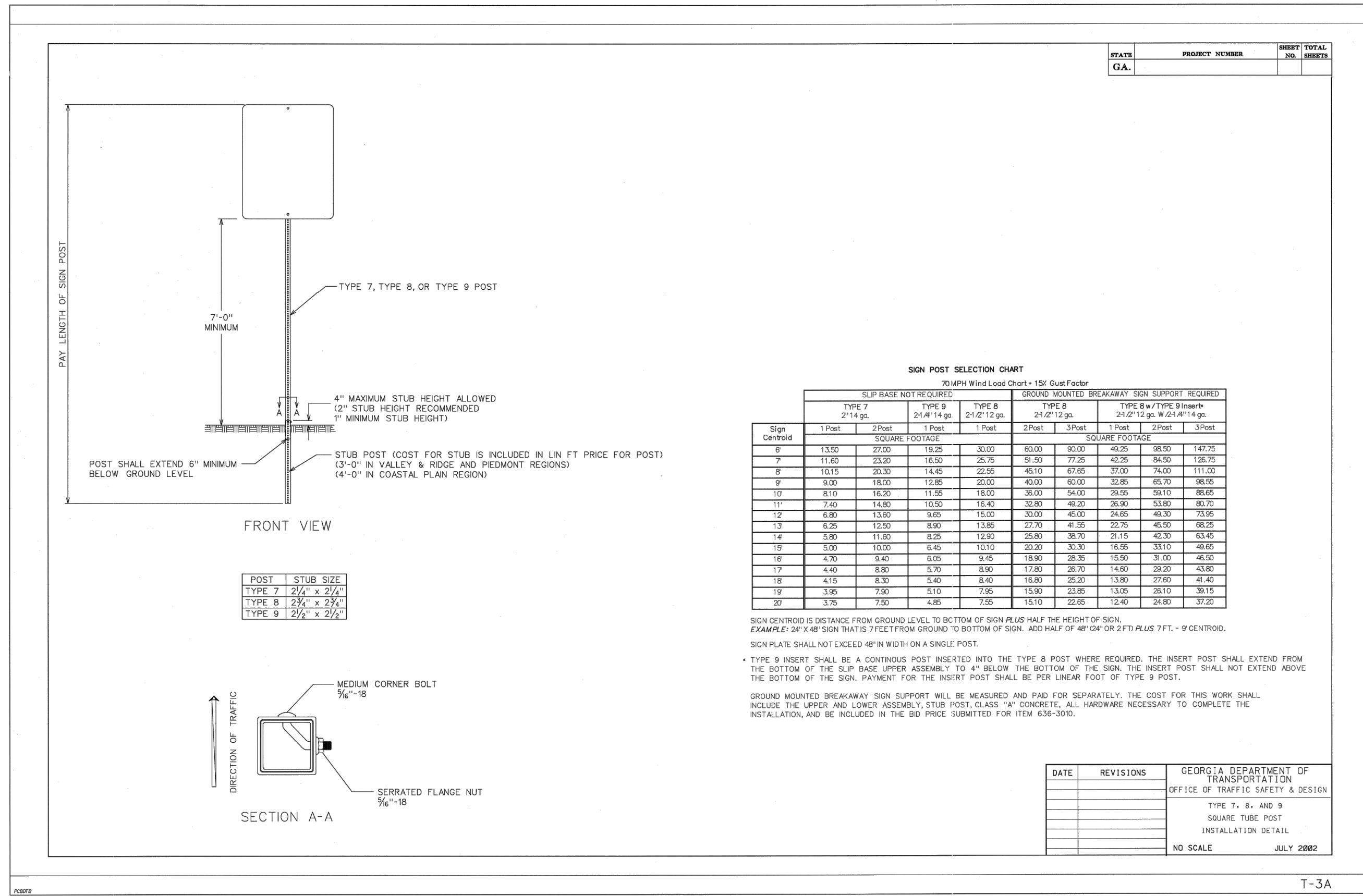
Rev.	Description	Date
1.	ISSUED FOR REVIEW	5/6/24
2.	ISSUED FOR PERMITTING	7/8/24
		Apr

CONSTRUCTION DETAILS

SITE DEVELOPMENT PLANS FOR B2 CONTRACTING WORLD HEADQUARTERS

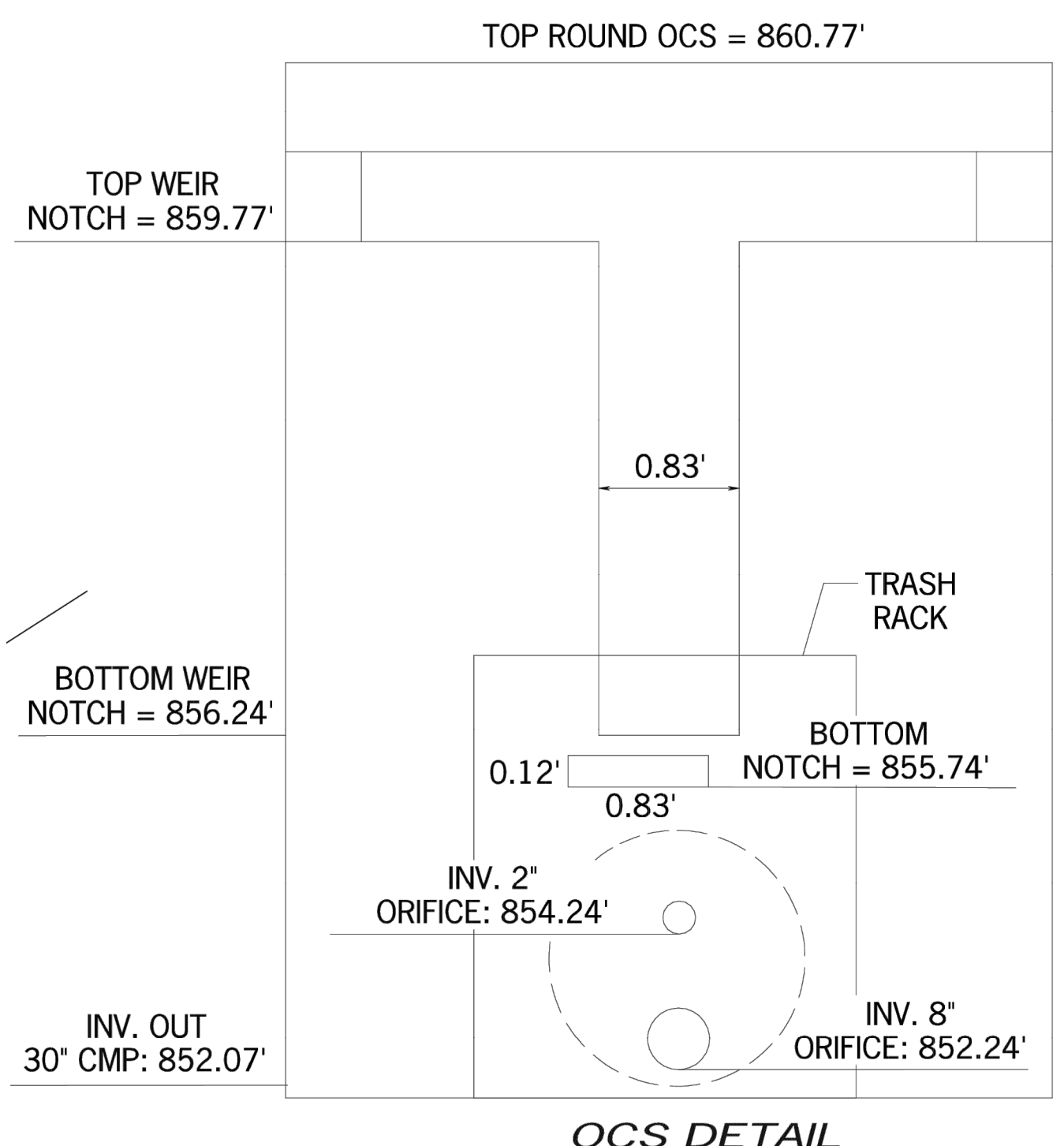
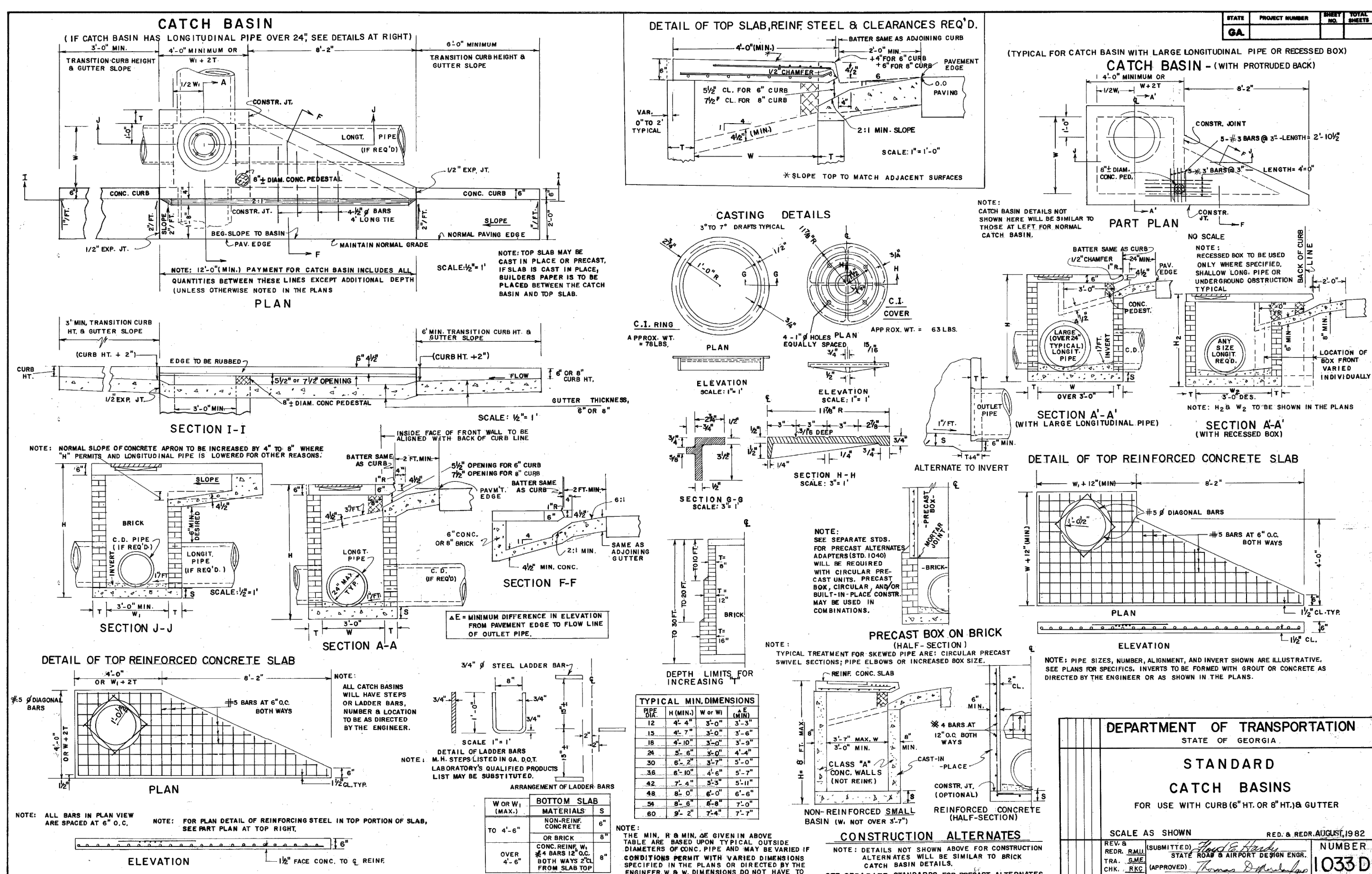
LAND LOTS 73 AND 74 OF THE 5TH DISTRICT, CITY OF NEWMAN, COWETA COUNTY, GEORGIA





NOTE: DUMPSTERS TO BE SET ON 8" THICK CONCRETE PAD AT DIMENSIONS DETAILED ABOVE. 4,000 PSI FIBER REINFORCED CONCRETE SHOULD BE USED. SLAB SHALL INCLUDE 12" TURN DOWN FOOTINGS AT WALL LOCATIONS.

DUMPSTER ENCLOSURE DETAIL
 SCALE: N.T.S.



STATE PROJECT NUMBER SHEET TOTAL
 GA. 1033 D

DATE: 6/21/24
 DRAWN BY: EAM
 CHECK BY: RKA

CONSTRUCTION DETAILS

SITE DEVELOPMENT PLANS FOR B2 CONTRACTING WORLD HEADQUARTERS
 LAND LOTS 73 AND 74 OF THE 5TH DISTRICT, CITY OF NEWMAN, COWETA COUNTY, GEORGIA

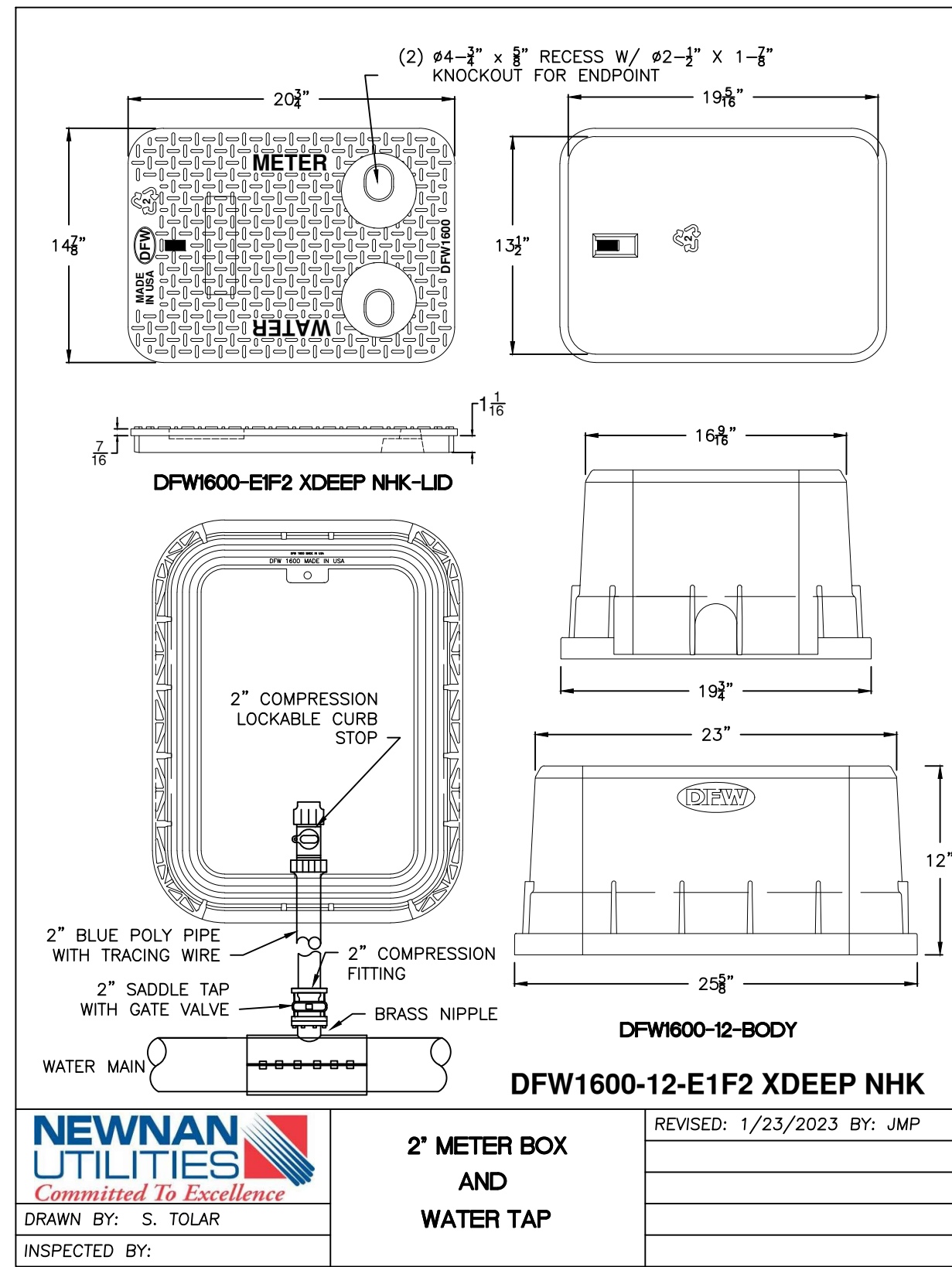
GEORGIA REGISTERED PROFESSIONAL ENGINEER
 No. 47263
 R. K. ALMANN
 7/8/24

HIGHLAND LAND PLANNING
 201 PROSPECT PARK, SUITE A, PEACHTREE CITY, GEORGIA 30092
 CO. NO. 180888881, EXP. 06/30/2024

DRAWING NO. C701

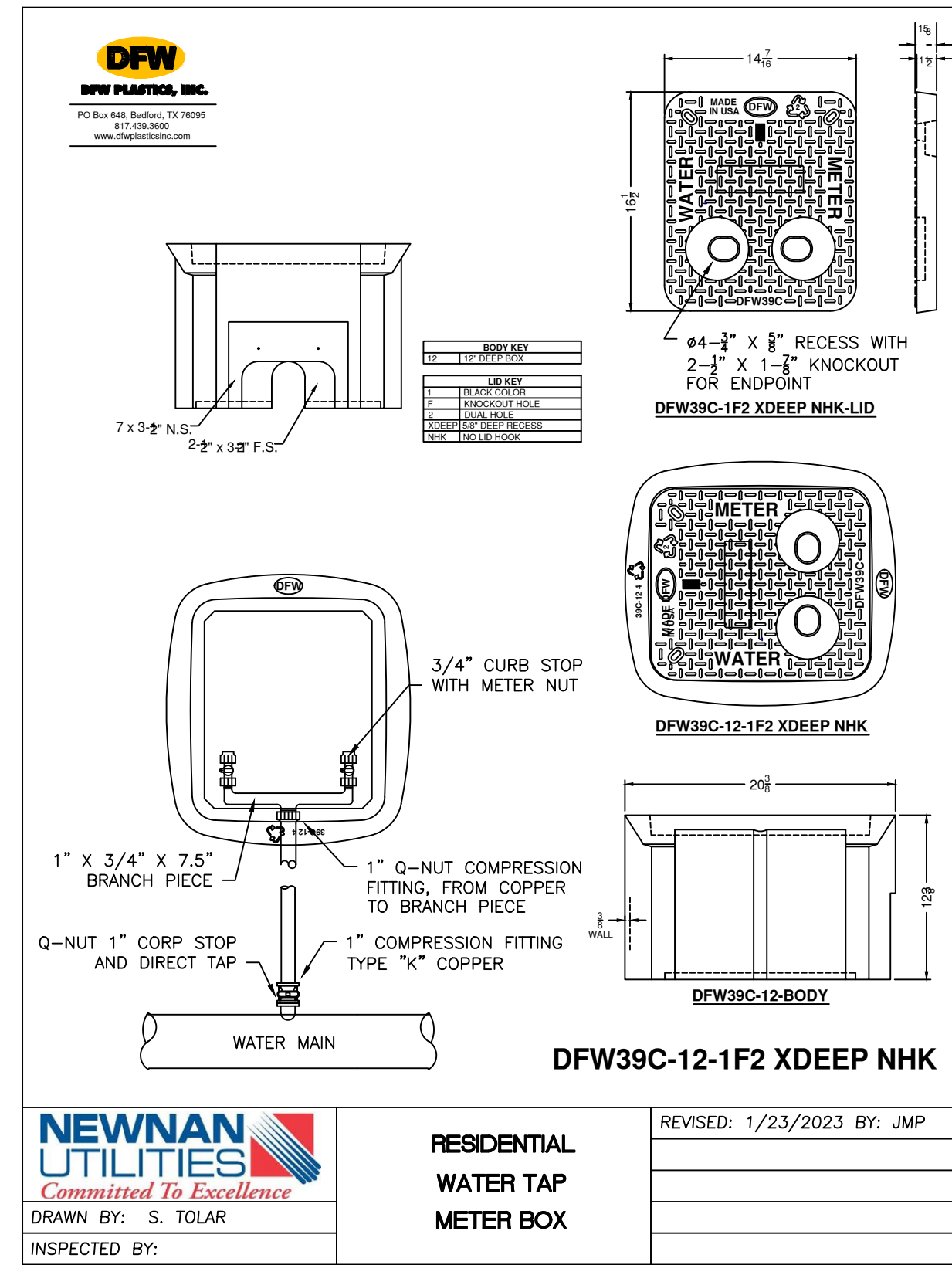
DATE: 7/8/24
 REV. 1: ISSUED FOR PERMITTING
 REV. 2: ISSUED FOR REVIEW
 REV. 3: ISSUED FOR REVIEW





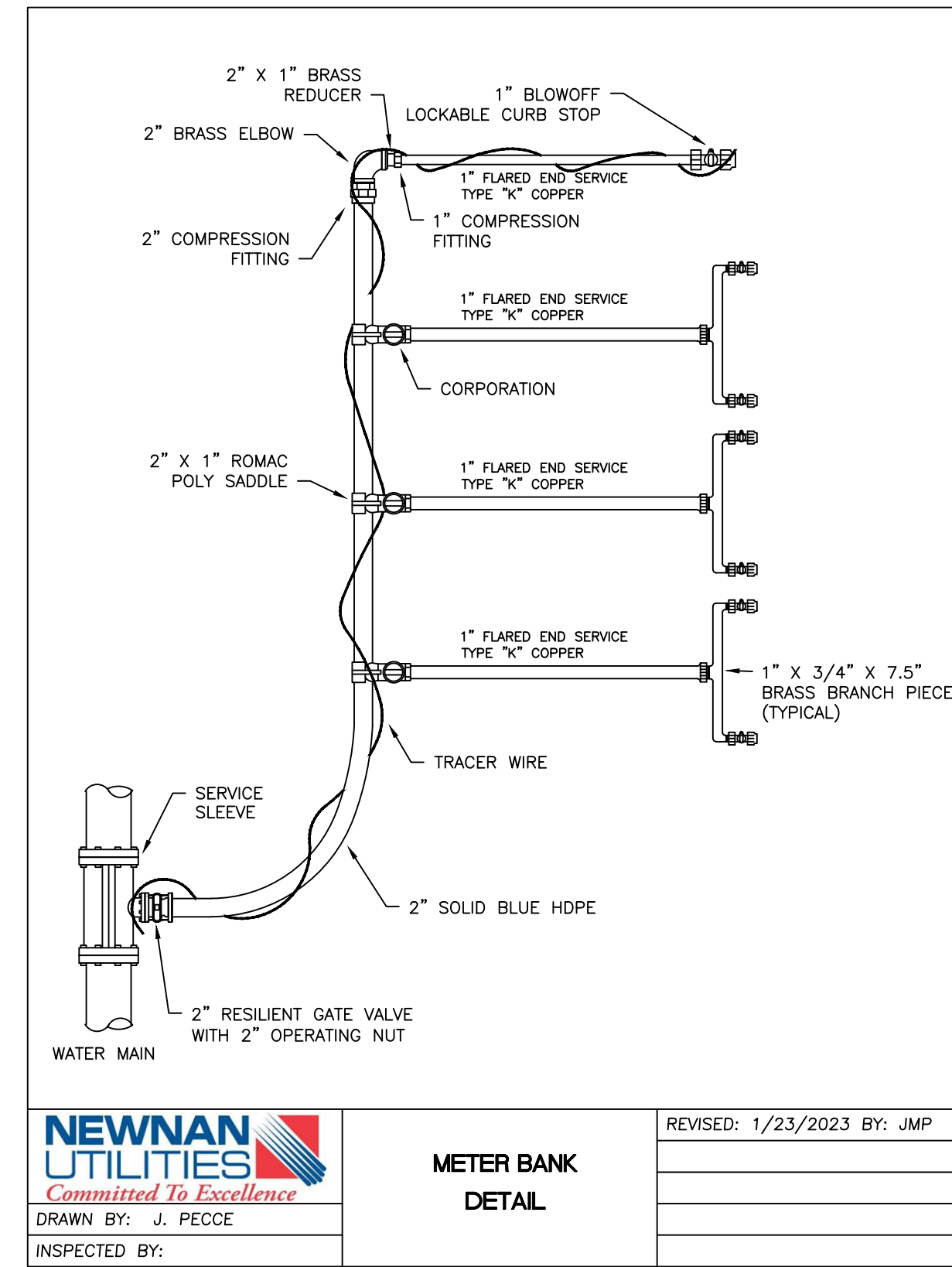
 NEWMAN UTILITIES <i>Committed To Excellence</i> DRAWN BY: S. TOLAR INSPECTED BY:	2" METER BOX AND WATER TAP	REVISED: 1/23/2023 BY: JMP

W-002



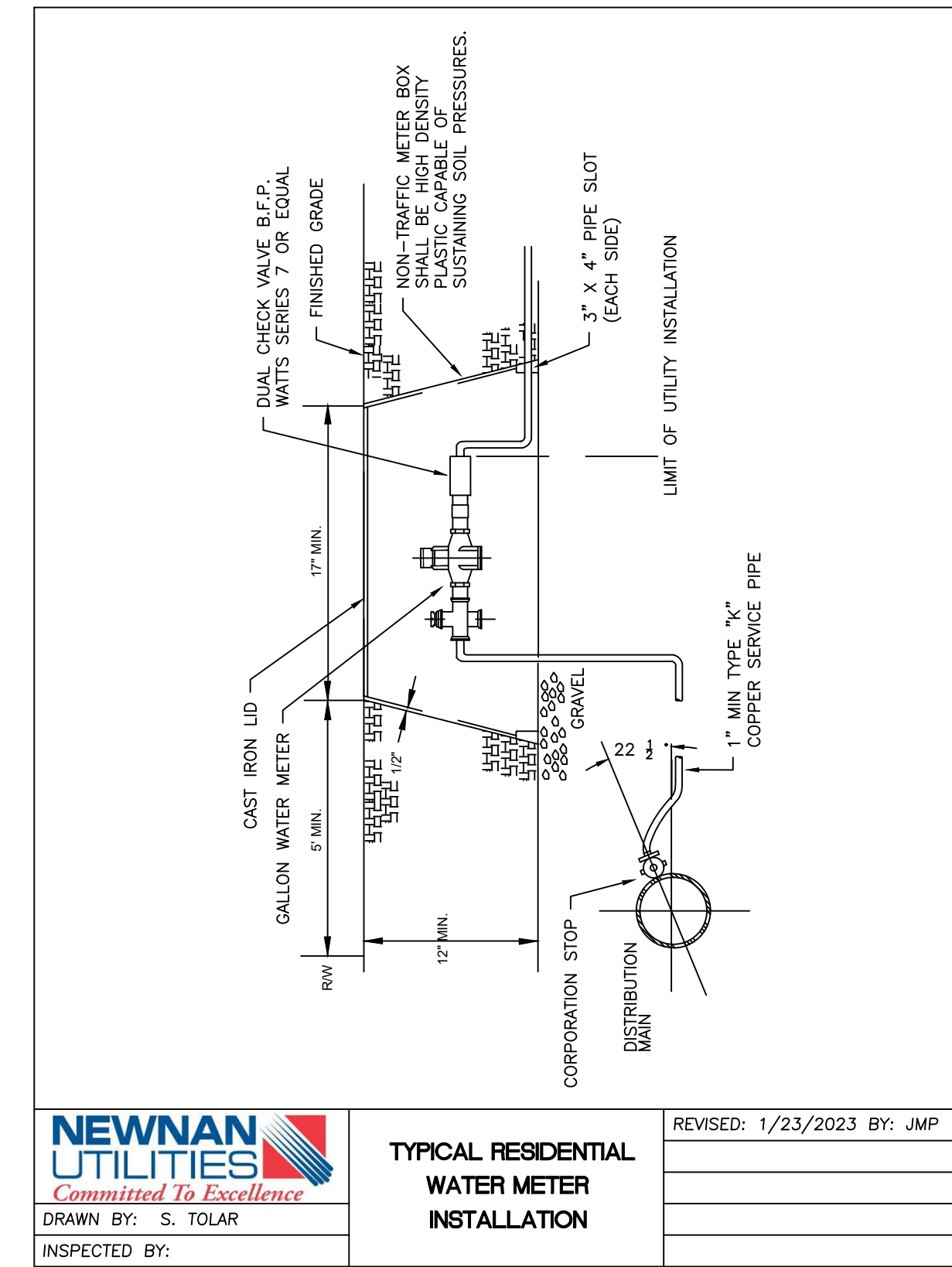
 NEWMAN UTILITIES <i>Committed To Excellence</i> DRAWN BY: S. TOLAR INSPECTED BY:	RESIDENTIAL WATER TAP METER BOX	REVISED: 1/23/2023 BY: JMP

W-003



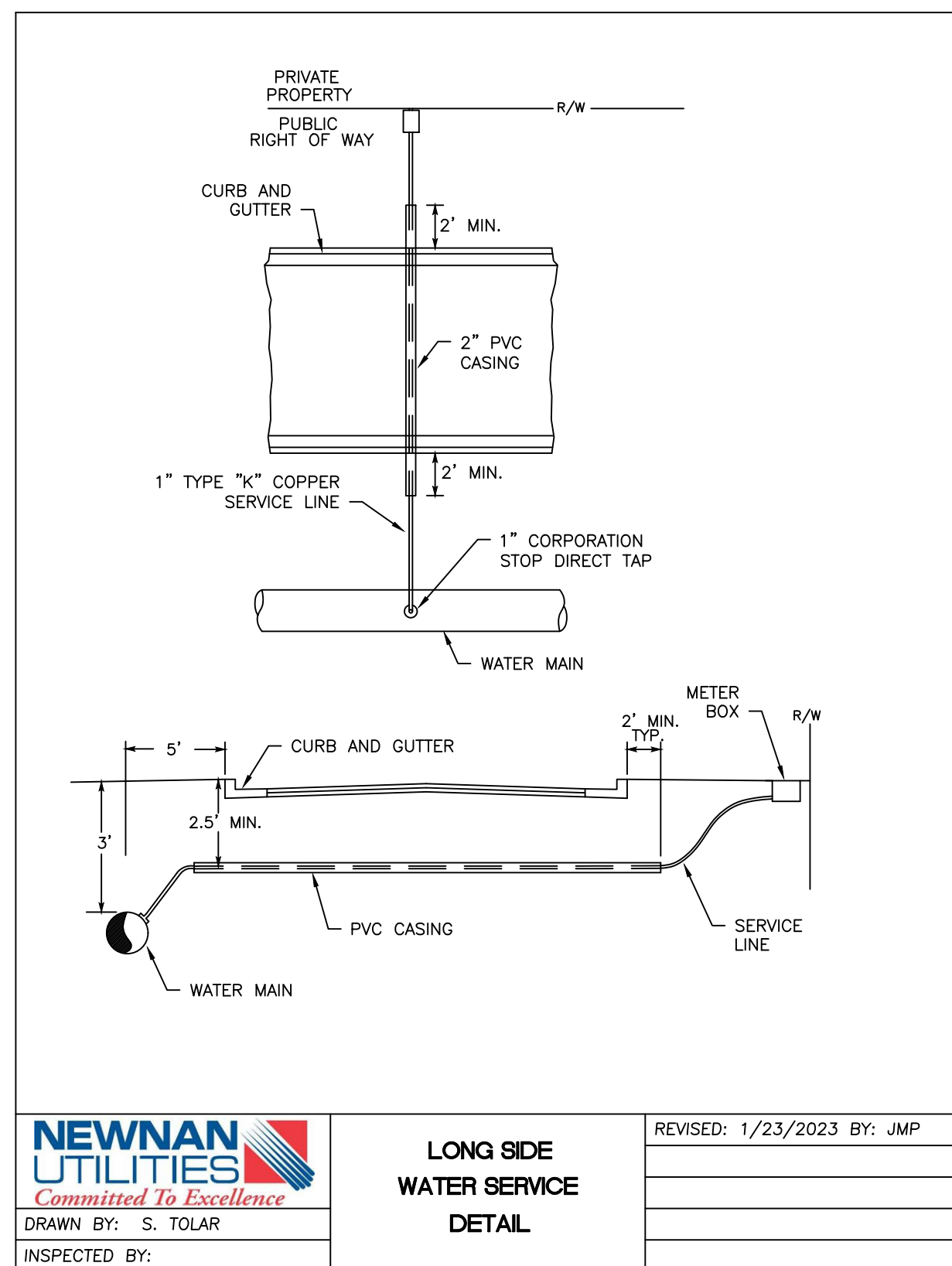
 NEWMAN UTILITIES <i>Committed To Excellence</i> DRAWN BY: J. PECCE INSPECTED BY:	METER BANK DETAIL	REVISED: 1/23/2023 BY: JMP

W-004



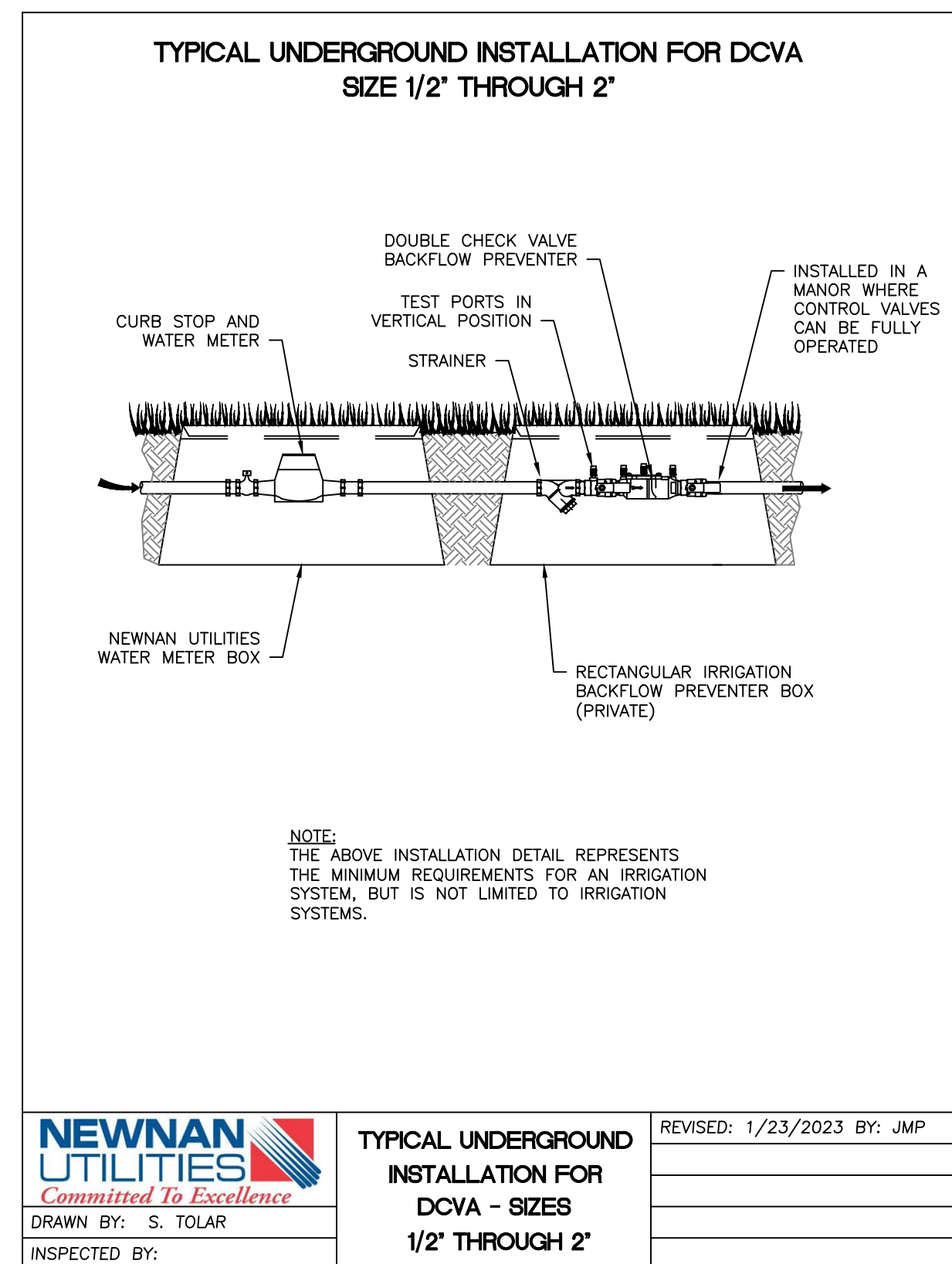
 NEWMAN UTILITIES <i>Committed To Excellence</i> DRAWN BY: S. TOLAR INSPECTED BY:	TYPICAL RESIDENTIAL WATER METER INSTALLATION	REVISED: 1/23/2023 BY: JMP

W-005



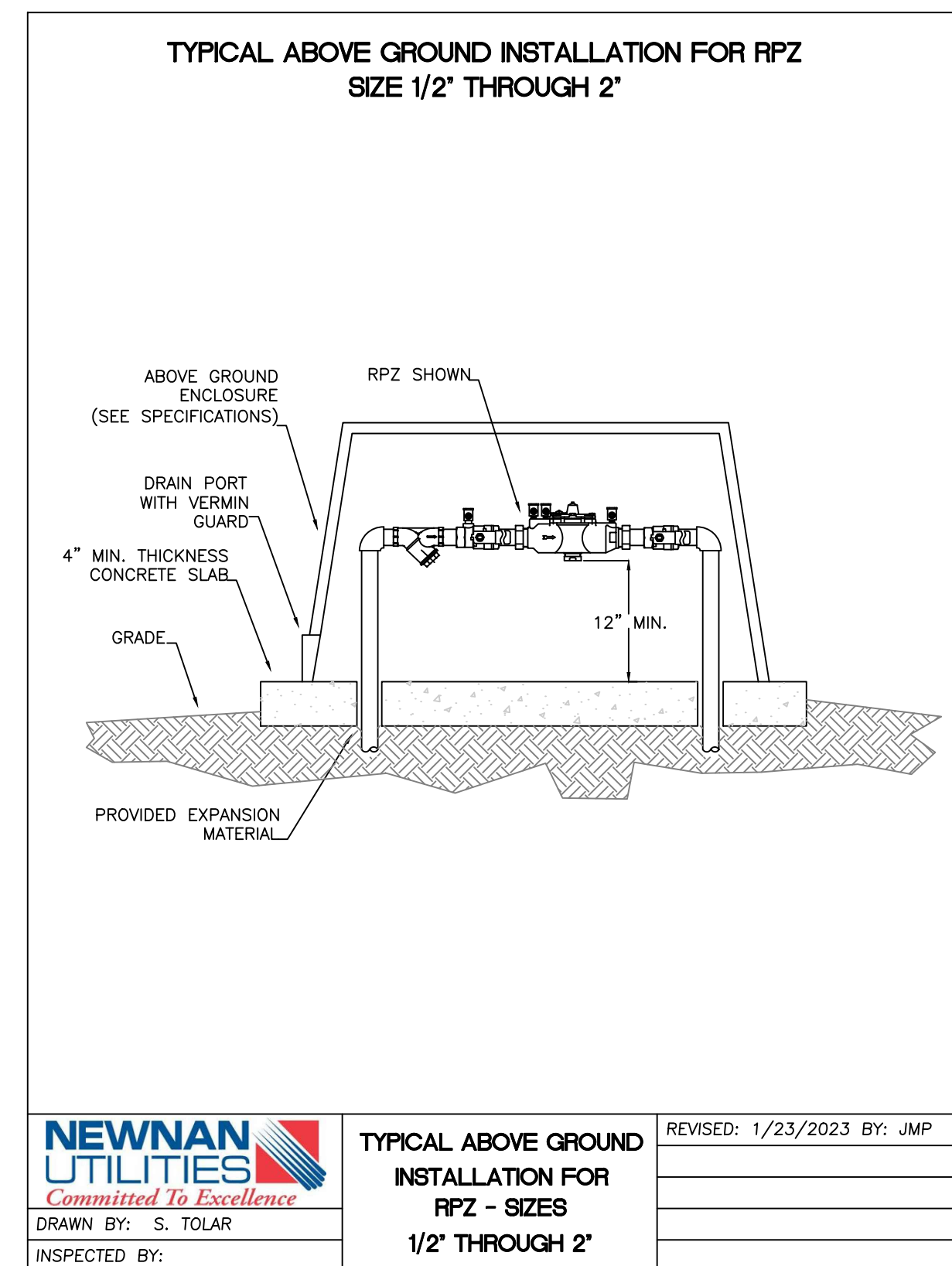
 NEWMAN UTILITIES <i>Committed To Excellence</i> DRAWN BY: S. TOLAR INSPECTED BY:	LONG SIDE WATER SERVICE DETAIL	REVISED: 1/23/2023 BY: JMP

W-010



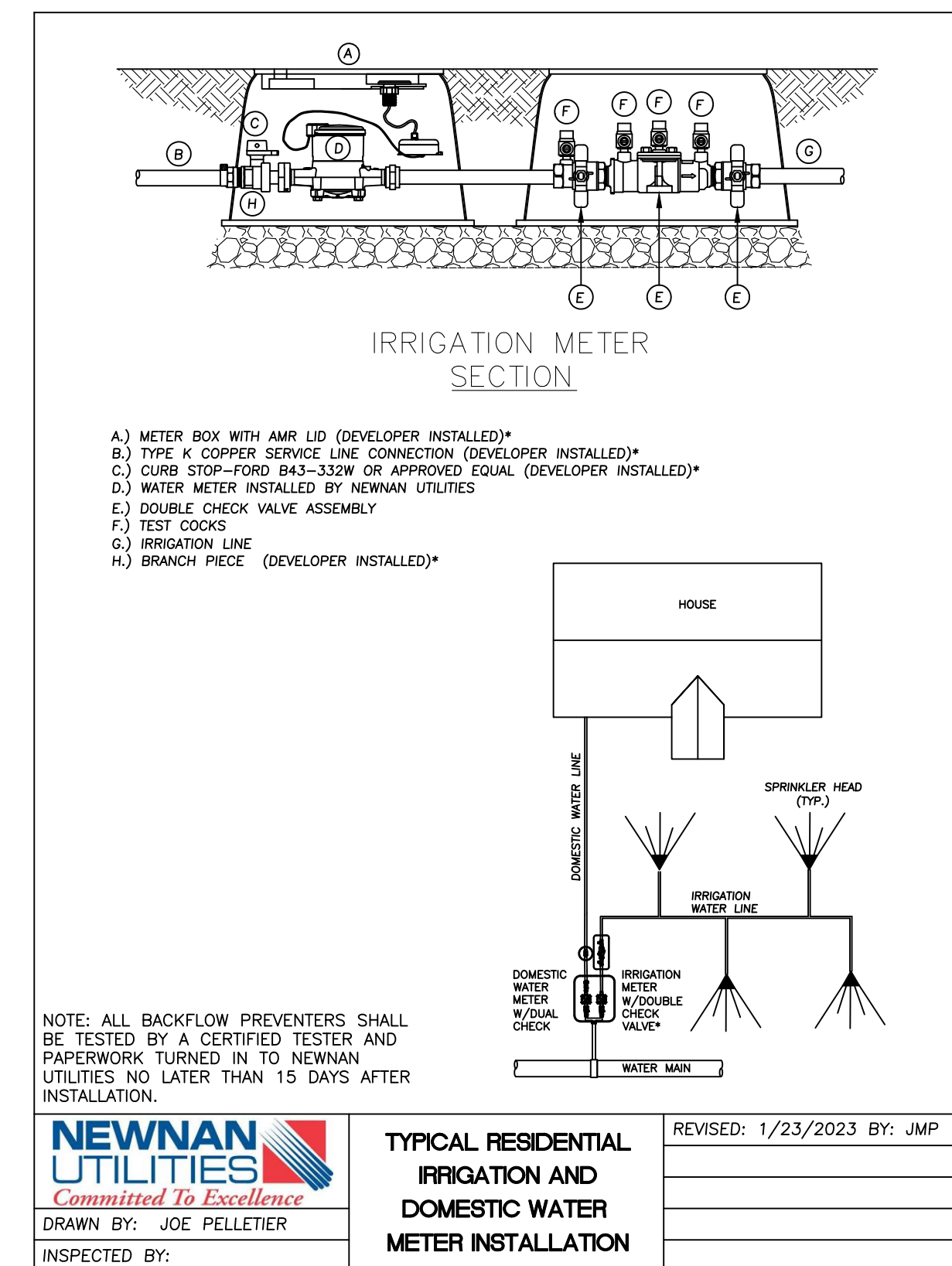
 NEWMAN UTILITIES <i>Committed To Excellence</i> DRAWN BY: S. TOLAR INSPECTED BY:	TYPICAL UNDERGROUND INSTALLATION FOR DCVA - SIZES 1/2" THROUGH 2"	REVISED: 1/23/2023 BY: JMP

BF-001



 NEWMAN UTILITIES <i>Committed To Excellence</i> DRAWN BY: S. TOLAR INSPECTED BY:	TYPICAL ABOVE GROUND INSTALLATION FOR RPZ - SIZES 1/2" THROUGH 2"	REVISED: 1/23/2023 BY: JMP

BF-002



 NEWMAN UTILITIES <i>Committed To Excellence</i> DRAWN BY: JOE PELLETIER INSPECTED BY:	TYPICAL RESIDENTIAL IRRIGATION AND DOMESTIC WATER METER INSTALLATION	REVISED: 1/23/2023 BY: JMP

BF-007

Rev.	Description	Date
1.	ISSUED FOR PERMITTING	7/8/24
2.	ISSUED FOR REVIEW	5/6/24

Check By:	RKA
Drawn By:	EAM
Date:	6/21/24

CONSTRUCTION DETAILS

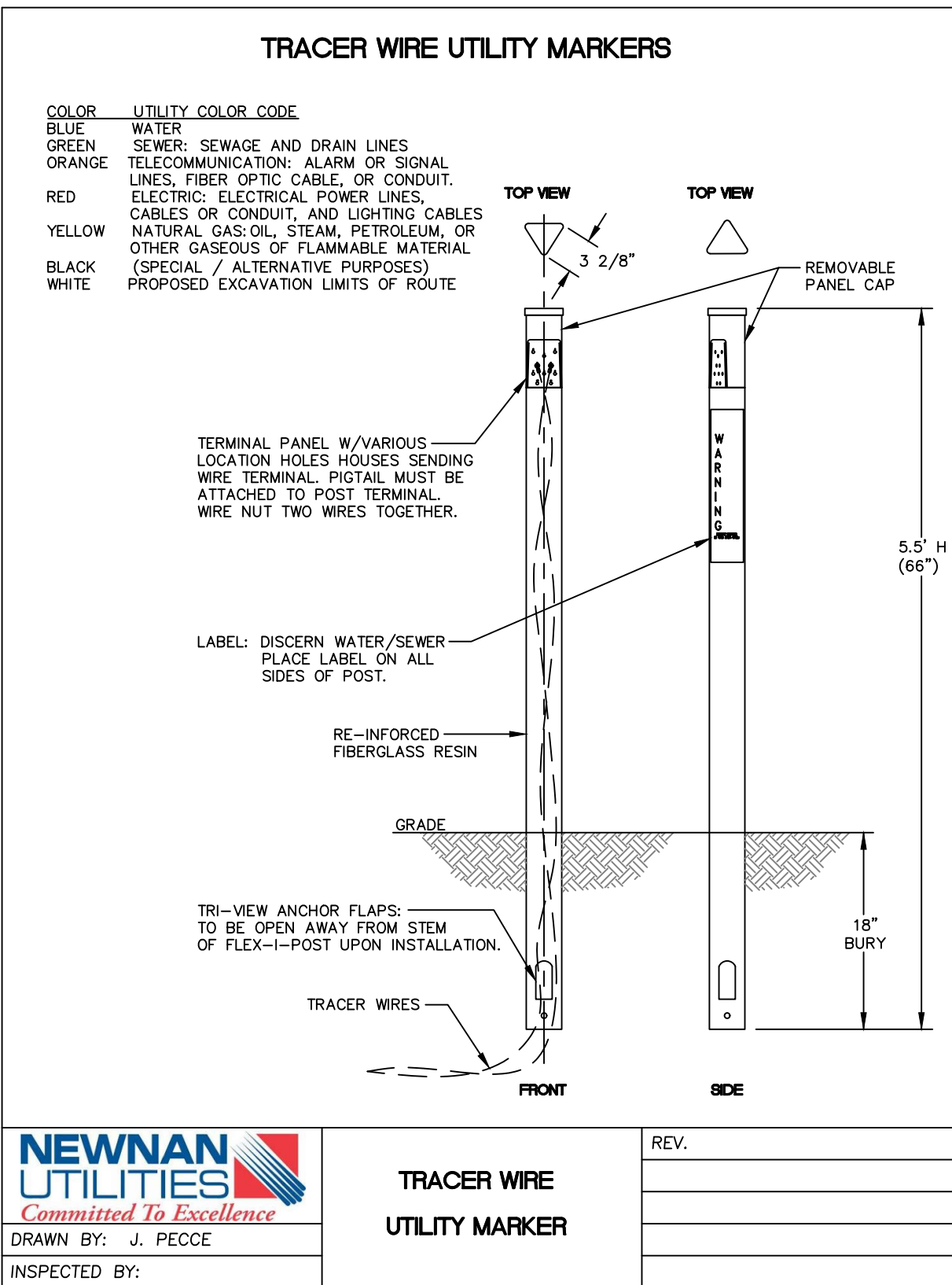
SITE DEVELOPMENT PLANS FOR B2 CONTRACTING WORLD HEADQUARTERS

LAND LOTS 73 AND 74 OF THE 5TH DISTRICT, CITY OF NEWMAN, COWETA COUNTY, GEORGIA

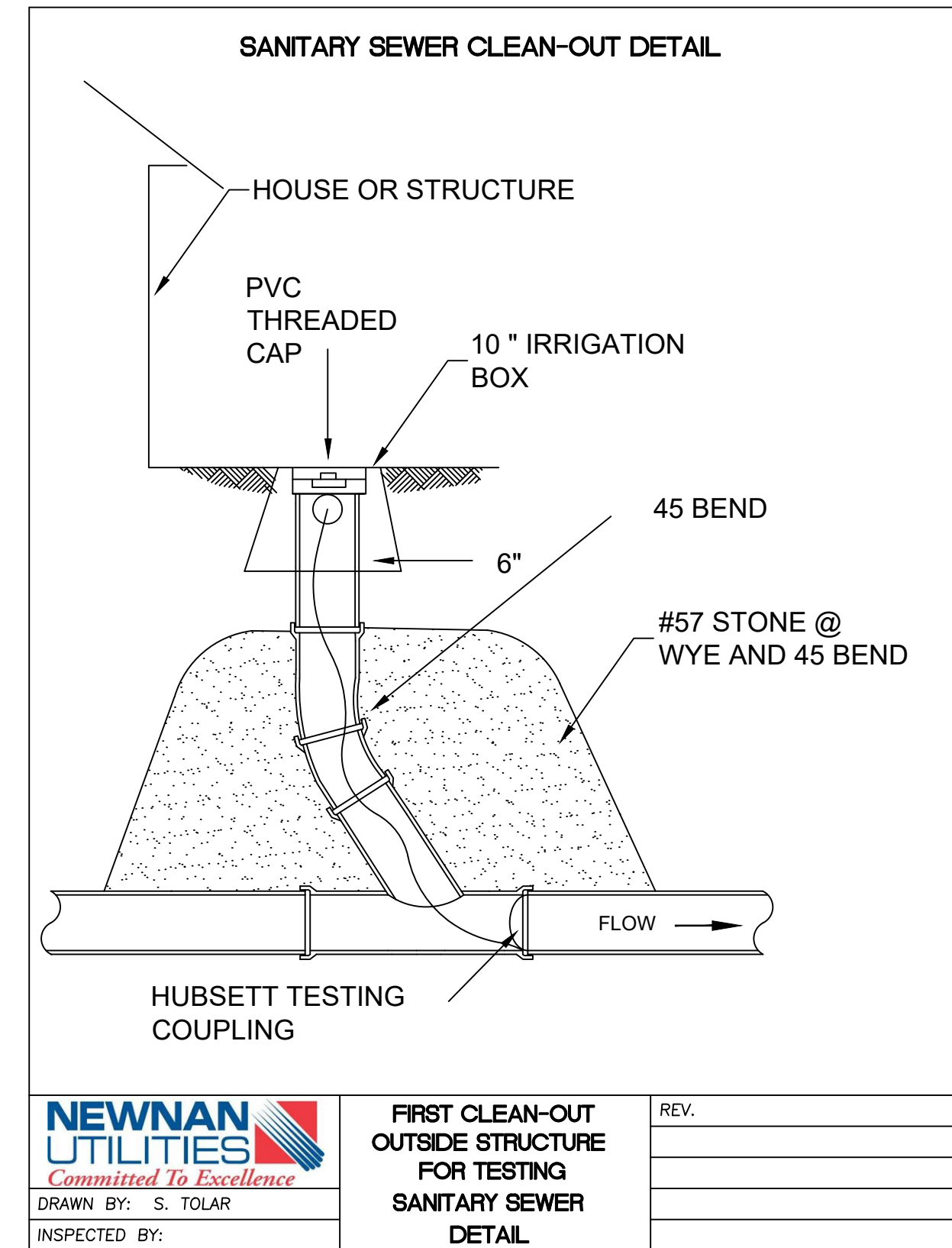
7/8/24
 GEORGIA REGISTERED PROFESSIONAL ENGINEER
 No. 47263
 K. ALMANN
 HIGHLAND LAND PLANNING
 201 PROJECT PARK, SUITE A, PEACHTREE CITY, GEORGIA 30092
 COA No. 1602020011, Exp. 04/02/2024

DRAWING NO. C702

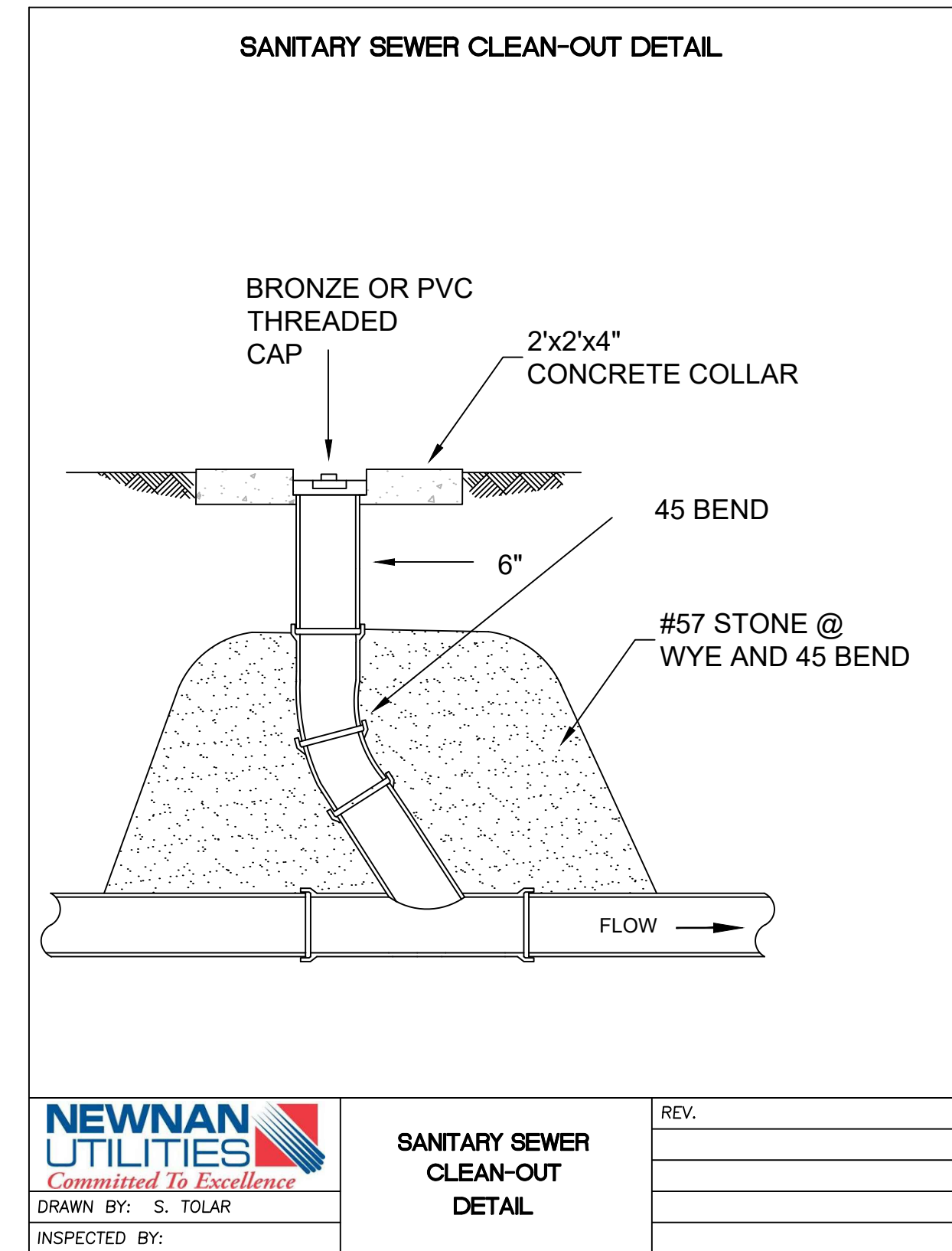




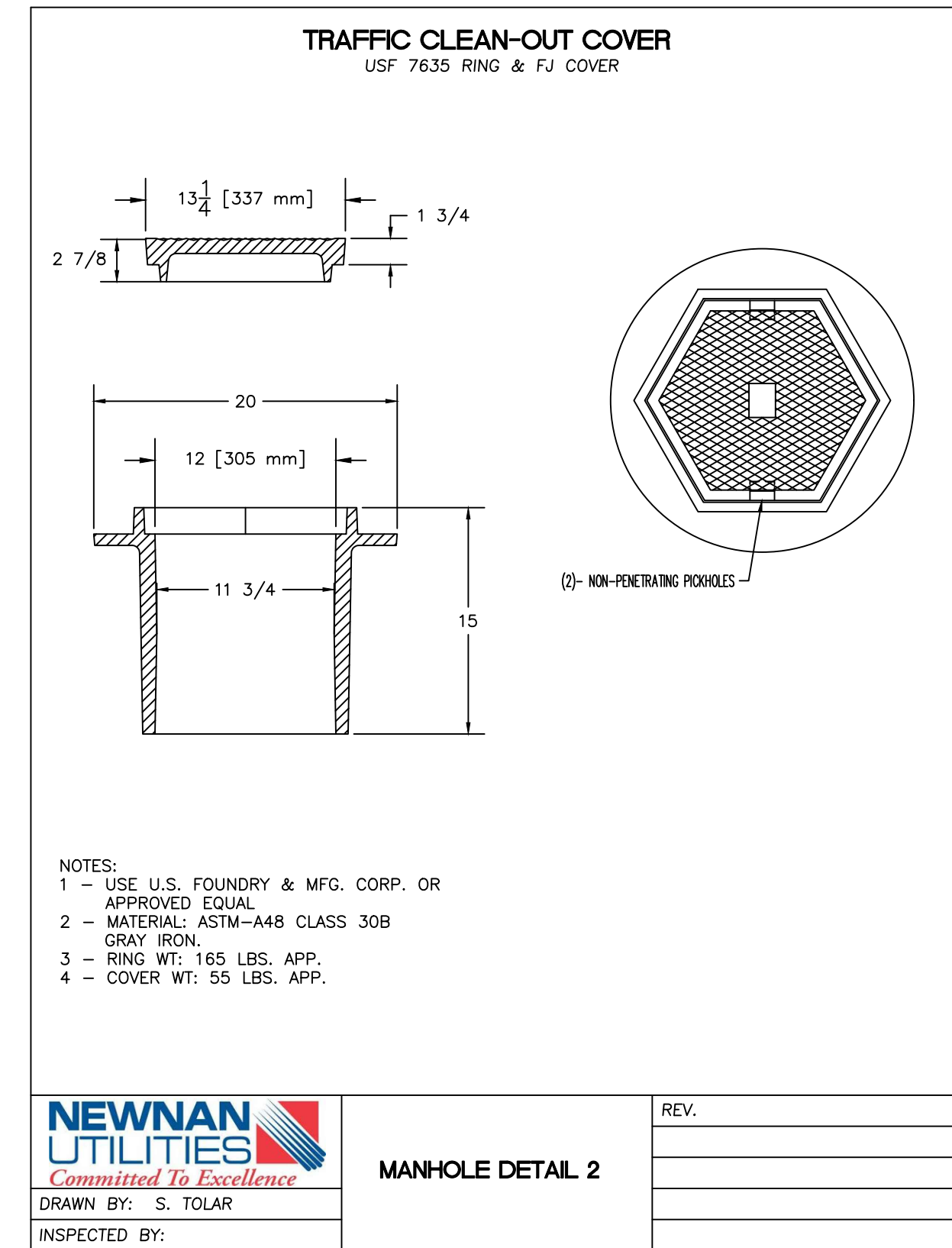
S-005



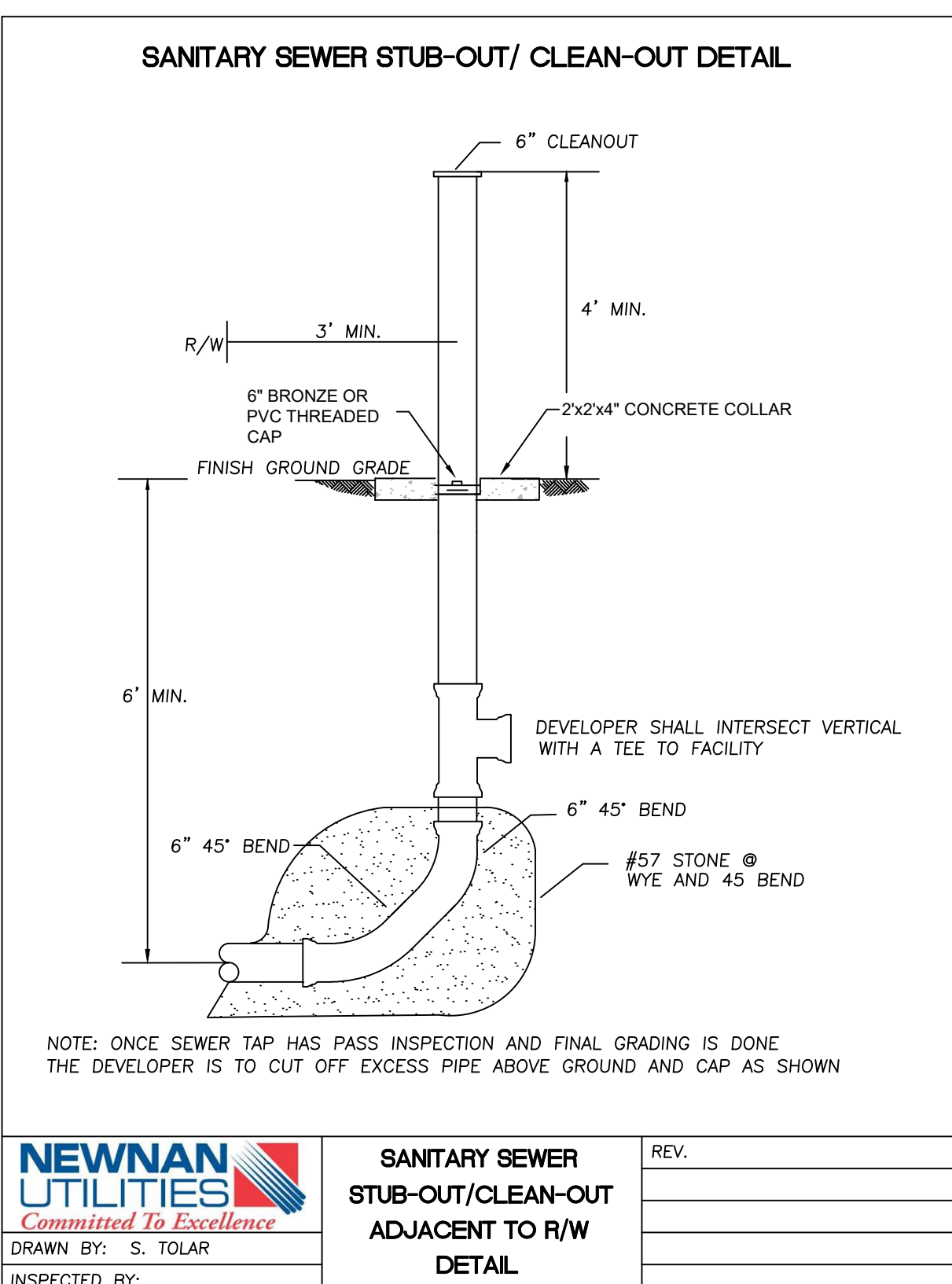
S-005



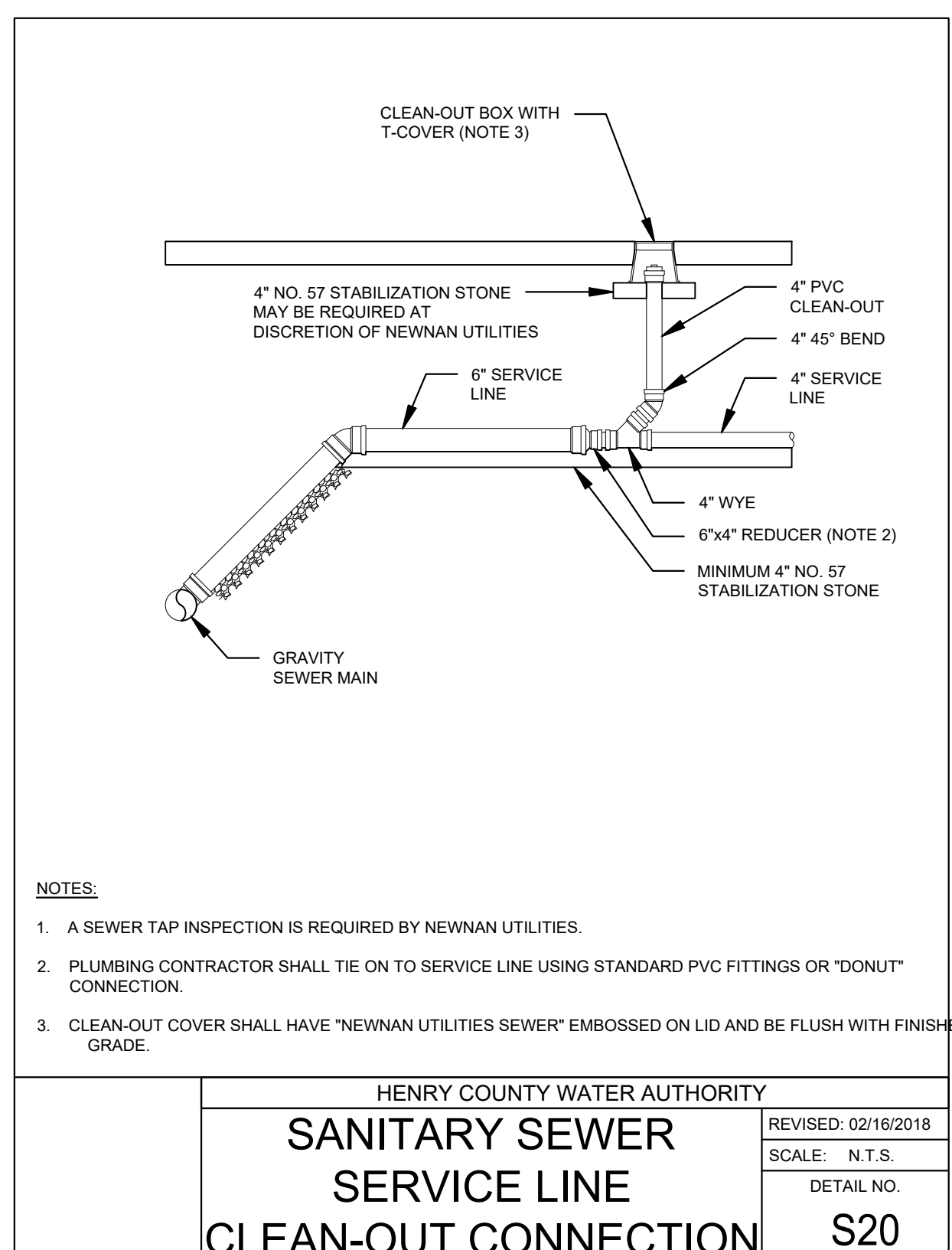
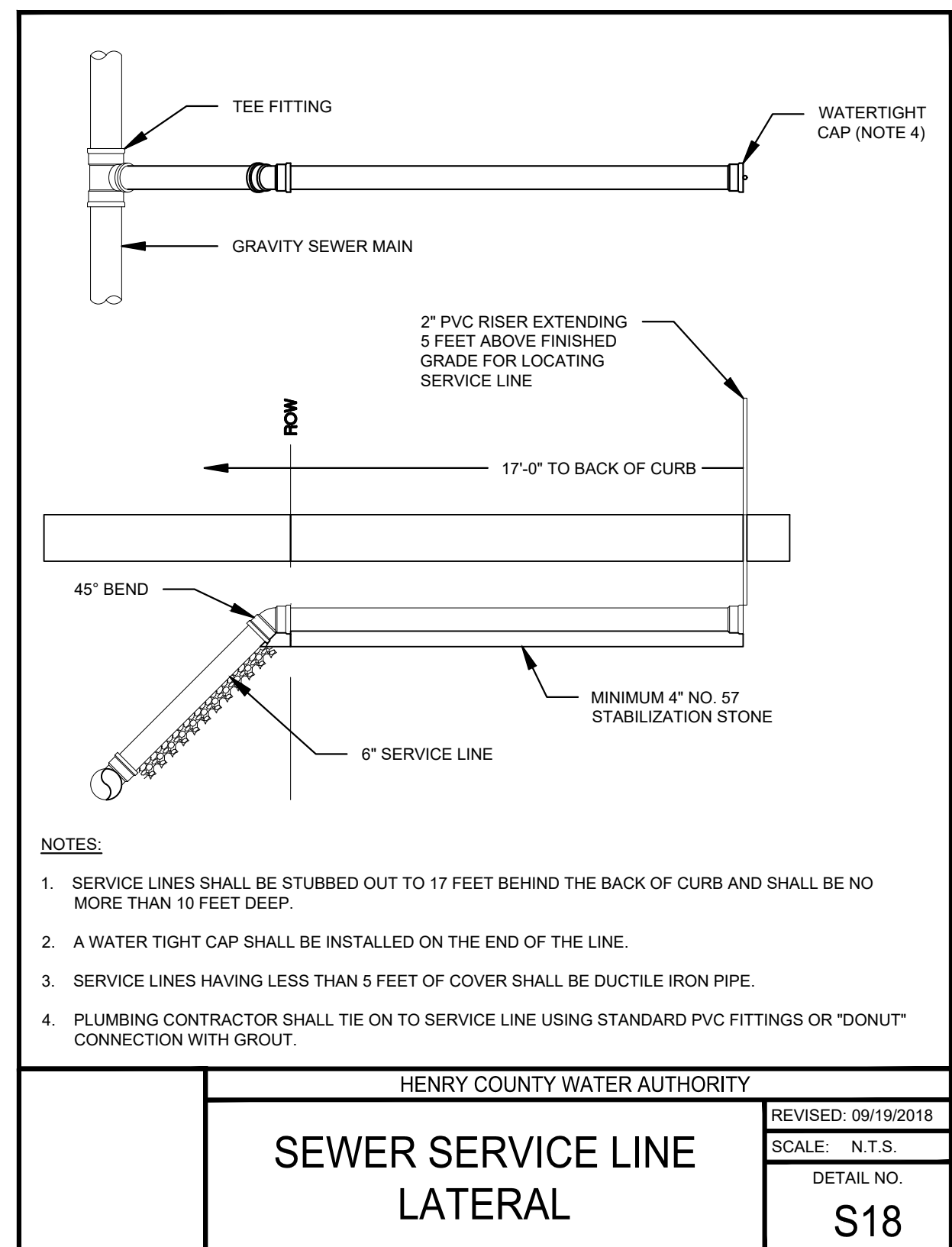
S-001



S-007



S-002



Rev.	Description	Date
1.	ISSUED FOR PERMITTING	7/8/24
2.	ISSUED FOR REVIEW	5/6/24

Check By:	RKA
Drawn By:	EAM
Date:	6/21/24

CONSTRUCTION DETAILS

SITE DEVELOPMENT PLANS FOR B2 CONTRACTING WORLD HEADQUARTERS
 LAND LOTS 72 AND 74 OF THE 5TH DISTRICT, CITY OF NEWMAN, COWETA COUNTY, GEORGIA



HIGHLAND LAND PLANNING
 201 PROJECT PARK, SUITE A, PEACHTREE CITY, GEORGIA 30029
 COA No. 000000001 | Lic. 06/02/2024

DRAWING NO. C703



GENERAL NOTES

- NEWNAN UTILITIES REQUEST THAT THE PROPERTY OWNER/ DEVELOPER AND ENGINEER DISCUSS SERVICES NEEDED PRIOR TO PLAN SUBMITTAL.
- NEWNAN UTILITIES REQUIRES THAT ALL NEWNAN UTILITIES STANDARD DETAILS AND NOTES ARE INCLUDED IN THE CONSTRUCTION PLANS. THESE DETAILS AND NOTES SHALL NOT BE ALTERED IN ANYWAY.
- NEWNAN UTILITIES REQUIRES THAT (4) FOUR SETS OF CONSTRUCTION PLANS AND (1) ONE DIGITAL SITE PLAN IN DWG OR DXF FORMAT FOR REVIEW.
- THRUST BLOCKING OR APPROVED RESTRAINT SYSTEMS SHALL BE INSTALLED AS REQUIRED FOR ALL PRESSURE PIPE INSTALLATIONS.
- ALL WATER AND SEWER DESIGNS MUST BE APPROVED AND STAMPED BY A PROFESSIONAL ENGINEER REGISTERED IN THE STATE OF GEORGIA. DRAWINGS MUST INCLUDE BUT ARE NOT LIMITED TO SEWER PLAN AND PROFILES, MANHOLES, TAPS, WATER METERS, VALVES.
- ALL MATERIALS SHALL BE NEW AND MANUFACTURERS APPROVED BY THE COMMISSION.
- THE DEVELOPER SHALL NOTIFY NEWNAN UTILITIES A MINIMUM OF 48 HOUR PRIOR TO ANY WORK ON, OR ADJACENT TO, NEWNAN UTILITIES WATER AND SEWER SYSTEM. PHONE NUMBER (770) 683-0994.
- THE DEVELOPER SHALL VERIFY AND BE PREPARED TO PROVIDE PROOF THAT NO WATER AND SEWER SYSTEM INFRASTRUCTURE IS PLACED UPON OR IN CLOSE PROXIMITY OF AN ABANDONED LAND FILL SITE OR ANY OTHER SITE USED FOR WASTE DISPOSAL.
- THE PROPERTY DEVELOPER OR CONTRACTOR SHALL PROVIDE A 1 YEAR WARRANTY, FROM THE DATE OF ACCEPTANCE, FOR ALL WATER AND SEWER INFRASTRUCTURE. DATE OF ACCEPTANCE STARTS WHEN ADEQUATE AS-BUILTS HAVE BEEN ACCEPTED AND CONTRACTOR'S AFFIDAVIT FOR CONTRIBUTED ASSET FORM HAS BEEN PROPERLY COMPLETED AND SUBMITTED TO NEWNAN UTILITIES.
- IT IS THE CONTRACTORS RESPONSIBILITY TO VERIFY ALL UTILITY LOCATIONS PRIOR TO START OF WORK. ANY DAMAGE TO EXISTING UTILITIES BY THE CONTRACTOR SHALL BE CORRECTED AT NO COST TO THE UTILITY OWNER.
- NO SYSTEM SHALL BE ACCEPTED, NOR SHALL THE WARRANTY PERIOD BEGIN UNTIL ASBUILTS ARE RECEIVED ON AN ACCEPTABLE MEDIA BOTH PAPER AND ELECTRONIC (TIFF IMAGE OR DXF), AND APPROVED.
- NO WATER METERS SHALL BE INSTALLED UNTIL SYSTEM IS ACCEPTED.
- ALL SUBDIVISION ROADS SHALL HAVE A 5' UTILITY EASEMENT ON EACH SIDE OUTSIDE OF THE RIGHT-OF-WAY.
- DEVELOPER MUST RESUBMIT PLANS IF CONSTRUCTION HAS NOT BEGAN WITHIN 6 MONTHS OF NEWNAN UTILITIES ACCEPTANCE OF PLANS.
- THE UTILITY CONTRACTOR SHALL MAINTAIN A CURRENT UTILITIES CONTRACTORS LICENSE.

WATER SYSTEM NOTES


- ALL WATER DISTRIBUTION PIPING SHALL BE A MINIMUM OF 4 INCH DIAMETER, CLASS 50, CEMENT AND ASPHALTIC LINED AND ASPHALTIC COATED AS PER AWWA C104, C110, C115, C151, AND C153 DUCTILE IRON PIPE.
- ALL SERVICE LINES LESS THAN 2 INCHES SHALL BE TYPE "K" SOFT ANNEALED COPPER FROM THE CORPORATION STOP TO THE WATER METER. ALL 2" SERVICE LINES SHALL BE HIGH DENSITY (BLUE) POLYETHYLENE PIPE.
- ALL SERVICE TAPS LESS THAN 2 INCHES SHALL BE DIRECT TAP TO THE MAIN; TAP SADDLES ARE NOT ALLOWED.
- ALL CORPORATION STOPS AND CURB STOPS SHALL BE MUELLER COMPRESSION FITTINGS OR EQUAL.
- ALL FIRE HYDRANTS SHALL BE 5 1/4" AMERICAN DARLING B-62-B.
- ALL NEW WATER LINE INSTALLATIONS SHALL BE LEAK AND PRESSURE TESTED AS PER AWWA C600, IN THE PRESENCE OF A NEWNAN UTILITIES REPRESENTATIVE AND CERTIFIED IN WRITING BY THE INSTALLER PRIOR TO ACCEPTANCE.
- THE INTRODUCTION OF POTABLE WATER INTO AN UNDISINFECTED LINE MUST BE ACCOMPLISHED THROUGH AN APPROVED BACK FLOW PREVENTION DEVICE. AT NO TIME SHALL INSTALLERS ALLOW CROSS-CONNECTION BETWEEN POTABLE WATER SYSTEMS AND NON-POTABLE SYSTEMS.
- ALL NEW LINES SHALL BE DISINFECTED AS PER AWWA C601 AND CERTIFIED IN WRITING BY THE INSTALLER PRIOR TO ACCEPTANCE.
- ALL WATER SYSTEM IMPROVEMENTS WILL COMPLY WITH "THE MINIMUM STANDARDS FOR PUBLIC WATER SYSTEMS", MAY 2000 EDITION.
- ALL WATER SYSTEM PIPING SHALL BE BURIED A MIN. OF FOUR FEET DEEP
- VALVES SHALL BE AWWA RESILANT GATE GATE VALVES WITH NRS, 2" OPERATING NUT AND OPENING TO THE LEFT BY AMERICAN DARLING OR APPROVED EQUAL.
- VALVE BOXES WILL BE CAST IRON HEAVY TRAFFIC GRADE WITH ADJUSTABLE TOP, ALONG WITH 17 INCH (ROUND OR SQUARE) CONCRETE VALVE BOX PAD AND CONCRETE VALVE MARKER POST.
- ALL METER BOXES USED OUTSIDE CONCRETE AREAS SHALL BE TYPE MSBC1416-12, MID-STATES PLASTICS OR EQUAL AS SHOWN IN THE DETAILS.
- ALL METER BOXES USED IN CONCRETE AREAS SHALL BE C.I. RECTANGULAR METER BOX OR EQUAL AS SHOWN IN THE DETAILS.
- NO FIELD CHANGES OR DEVIATIONS SHALL BE MADE WITHOUT PRIOR APPROVAL OF THE ENGINEER AND NEWNAN UTILITIES.
- ANY COMMERCIAL AND/OR RESIDENTIAL APPLICATION REQUIRING FIRE FLOW PROTECTION SYSTEM, SHALL BE DESIGNED BY A PROFESSIONAL ENGINEER AND REQUIRES A SEPERATE SERVICE TAP OFF OF MAIN.
- THE WATER SYSTEM MUST BE DESIGN TO MAINTAIN A MINIMUM PRESSURE OF 20 PSI AT EACH SERVICE CONNECTION AND AT ALL POINTS IN THE DISTRIBUTION SYSTEM UNDER ALL CONDITIONS OF FLOW. THE NORMAL WORKING PRESSURE IN THE DISTRIBUTION SYSTEM SHOULD BE APPROXIMATELY 60 PSI AND NOT LESS THAN 35 PSI.

CONT WATER SYSTEM NOTES

- THE WATER SYSTEM SHALL BE DESIGNED TO MAINTAIN MINIMUM FIRE FLOW PROTECTION AS WELL AS, MAINTAIN MINIMUM PRESSURE IN THE SYSTEM.
- VALVES ARE TO BE PLACE AT ALL INTERSECTIONS OF WATER MAINS. VALVES SHOULD BE LOCATED AT NOT MORE THAN 500 FOOT-INTERVALS IN COMMERCIAL DISTRICTS AND AT NOT MORE THAN ONE BLOCK OR 800-FOOT INTERVALS IN OTHER DISTRICTS. WHERE SYSTEMS SERVE WIDELY SCATTERED CUSTOMERS, THE VALVE SPACING SHOULD NOT EXCEED 4000 FEET.
- AT HIGH POINTS IN WATER MAINS WHERE AIR CAN ACCUMULATE, PROVISIONS SHALL BE MADE TO REMOVE THE AIR BY MEANS OF HYDRANTS OR AIR RELIEF VALVES. AUTOMATIC AIR RELIEF VALVES SHALL NOT BE USED IN AREAS WHERE FLOODING OF MANHOLE OR CHAMBER MAY OCCUR.
- THE INSTALLATION OF DUCTILE IRON PIPE WITH RESTRAINED PUSH-ON JOINTS AND ENCASED IN CONCRETE, MAY BE CONSIDERED WITH PRIOR APPROVAL OF THE DIVISION, OTHERWISE, WHEN CROSSING WATER COURSES WHICH ARE GREATER THAN 15 FEET IN WIDTH, ONLY PIPES OF SPECIAL CONTRUCTION, HAVING FLEXIBLE, WATERTIGHT JOINTS SHALL BE INSTALLED.
- VALVES SHALL BE PROVIDED AT BOTH ENDS OF WATER CROSSINGS SO THAT THE SECTION CAN BE ISOLATED FOR TESTING OR REPAIR (VALVES SHALL BE ACCESSIBLE AND NOT SUBJECT TO FLOODING); THE VALVE CLOSEST TO THE SUPPLY SOURCE SHALL BE IN A MANHOLE.
- SAMPLING TAPS SHALL BE INSTALLED AT EACH END OF THE CROSSING, AND PERMANENT TAPS SHALL BE MADE FOR TESTING AND DETERMINING LEAKS.
- SOLVENT-CEMENTED JOINTS ARE NOT ALLOWED FOR BURIED PIPES.
- WATER MAINS SHALL BE LAID AT LEAST TEN (10) FEET HORIZONTALLY FROM ANY EXISTING OR PROPOSED SANITARY SEWER, STORM SEWER OR SEWER MANHOLE. THE DISTANCE SHALL BE MEASURE EDGE TO EDGE.
- WHENEVER A STATE ROUTE OR HEAVILY TRAVELED OFF-SYSTEM ROAD OR A RAIL-ROAD IS CROSSED, THE AGENCY THAT HAS JURISDICTION OVER THE ROAD OR THE RAIL-ROAD MUST BE NOTIFIED, PRIOR TO INSTALLATION OF THE MAINS. AT THE CROSSING, A STEEL CASING WITH SUFFICIENT DIAMETER BE JACKED AND BORRED TO ACCOMMODATE THE CARRIER PIPE. ANY FREE BORING AT LOW TRAFFIC CITY STREETS AND COUNTY ROADS MUST CONFORM TO THE APPLICABLE LOCAL AND/OR STATE REQUIREMENTS.
- 2" WATER LINES SHALL NOT EXTEND NO GREATER THAN 1000 FEET FROM MAIN. IF 2" INCH WATER LINE IS NOT LOOP BACK INTO MAIN THAN NO GREATER THAN 20 RESIDENT CAN BE ATTACHED ON 2 INCH SERVICE. IF 2" WATER LINE IS LOOPED THAN NO MORE THAN 40 RESIDENTS CAN BE ATTACHED.
- ALL RESIDENTUAL LOTS, UNITS(APARTMENTS), AND TOWNHOME SHALL BE INDIVIDUALLY METER.
- EACH INDIVIDUAL BUSINESS SHALL BE SEPERATELY METERED.
- WHEN WATER MAIN IS ATTACHED TO BRIDGE BY PIPE SUPPORTS, THE PIPE SUPPORTS SHALL BE PLACE 2 FT. ON EACH SIDE OF EVERY PIPE JOINT.

SEWER SYSTEM


- ALL GRAVITY SEWER COLLECTION PIPING SHALL BE A MINIMUM OF 8 INCH DIAMETER, SDR 26 PVC OR CLASS 350 SEWER COATED DIP (PROTECTO 401 LINING OR EQUAL IMPROVED BY NEWNAN UTILITIES).
- SIX INCH TAPS SHALL BE MADE IN THE LINE OR MANHOLE. ALL TAPS LARGER THAN 6 INCHES WILL BE MADE AT MANHOLES.
- LINES SHALL BE RUN STRAIGHT, AND ON A CONSTANT GRADE BETWEEN MANHOLES WITH CONTROL BY A LASER SIGHTING OR SIMILAR DEVICE.
- GENERALLY GRAVITY LINES SHALL BE INSTALLED UPHILL WITH THE BELLS POINTED UPHILL.
- THE INSTALLER SHALL USE ONLY APPROVED PIPE LUBRICANT FOR PIPE MAKE UP. THE USE OF PETROLEUM BASED LUBRICANT SHALL NOT BE ALLOWED.
- MANHOLES SHALL BE PRECAST REINFORCED CONCRETE MANUFACTURED IN ACCORDANCE WITH ASTM C478 WITH A MINIMUM CONCRETE COMPRESSIVE STRENGTH OF 4000 PSI.
- MANHOLE BOTTOM SHALL BE A MINIMUM OF 6" THICK AND WALLS SHALL BE A MINIMUM OF 5" INCHES THICK.
- THE MINIMUM NOMINAL INSIDE DIAMETER OF A MANHOLE SHALL BE 4 FEET. THE ECCENTRIC TOP SECTION SHALL REDUCE TO 2 FEET NOMINAL INSIDE DIAMETER.
- ALL MANHOLES SHALL HAVE PLASTIC COATED STEEL STEPS AT 12 INCH 16 INCH CENTERS EITHER CAST IN PLACE OR DRILLED AND EPOXIED.
- ALL SANITARY SEWER LINES BURIED GREATER THAN 15 FEET OR LESS THAN 4 FEET SHALL BE DUCTILE IRON.
- ALL SEWER MAINS SHALL BE SUBJECTED TO A LOW-PRESSURE AIR TEST AND A DEFLECTION TEST. ALLOWABLE DEFLECTION SHALL BE NO GREATER THAN 3% OF THE UNDEFLECTED DIAMETER.
- ALL SEWER MAINS SHALL BE CAMERA VIDEO TAPED, AND JETTED AT END OF WARRANTY.
- ALL SEWER TAPS SHALL BE 6" SDR-26 FITTINGS
- ALL SEWER TAPS CLEAN-OUTS SHALL BE LOCATED 3 FEET OUTSIDE THE RIGHT-OF-WAY.
- ALL SANITARY SEWER MANHOLES LOCATED IN NON TRAFFIC AREAS, SHALL BE PRECASTOR APPROVED EQUAL, AND BE A MIN. OF 24" ABOVE THE ADJACENT GRADE.
- BOLT DOWN MANHOLE COVER AS REQUESTED BY NEWNAN UTILITIES.
- ASBUILT DRAWINGS SHALL INCLUDE ACCURATE DISTANCE FROM UPSTREAM OR DOWNSTREAM MANHOLE TO ALL SEWER TAPS. ALSO VIDEO TAPE OF SEWER MAIN WITH DISTANCE TO TRAP WILL BE SUBMITTED WITH ASBUILTS.
- ALL SEWER CLEAN-OUTS WITH CAPS LOCATED IN TRAFFIC AREAS SHALL HAVE U.S. FOUNDARY & MFG COVER USF 7635 RING AND FG COVER OR APPROVED EQUAL. THIS INCLUDES COMMERCIAL AND RESIDENTIAL DRIVEWAYS AND PARKING LOTS.
- ALL SEWER CLEAN-OUTS WITH CAPS LOCATED IN GRASSED OR LANDSCAPED AREAS SHALL BE COVERED BY NDS PRO SERIES 10" ROUND VALVE BOX OR APPROVED EQUAL.
- ALL SEWER LATERIALS MUST HAVE TRACING WIRE OR LOCATABLE DITCH TAPE FROM THE SEWER MAIN TO SEWER CLEANOUT LOCATED AT EASEMENT LINE.



Drawn By: S. Tolar
Inspected By:

GENERAL NOTES


Rev.



Drawn By: S. Tolar
Inspected By:

WATER SYSTEM NOTES


Rev.



Drawn By: S. Tolar
Inspected By:

WATER SYSTEM NOTES CONT

Rev.



Drawn By: S. Tolar
Inspected By:

SEWER SYSTEM

Rev.

N-001

N-002

N-003

N-004

Date	Drawn By:	Checked By:	Rev.	Description
7/8/24	EAM	RKA	1.	ISSUED FOR PERMITTING
5/6/24			2.	ISSUED FOR REVIEW

CONSTRUCTION DETAILS

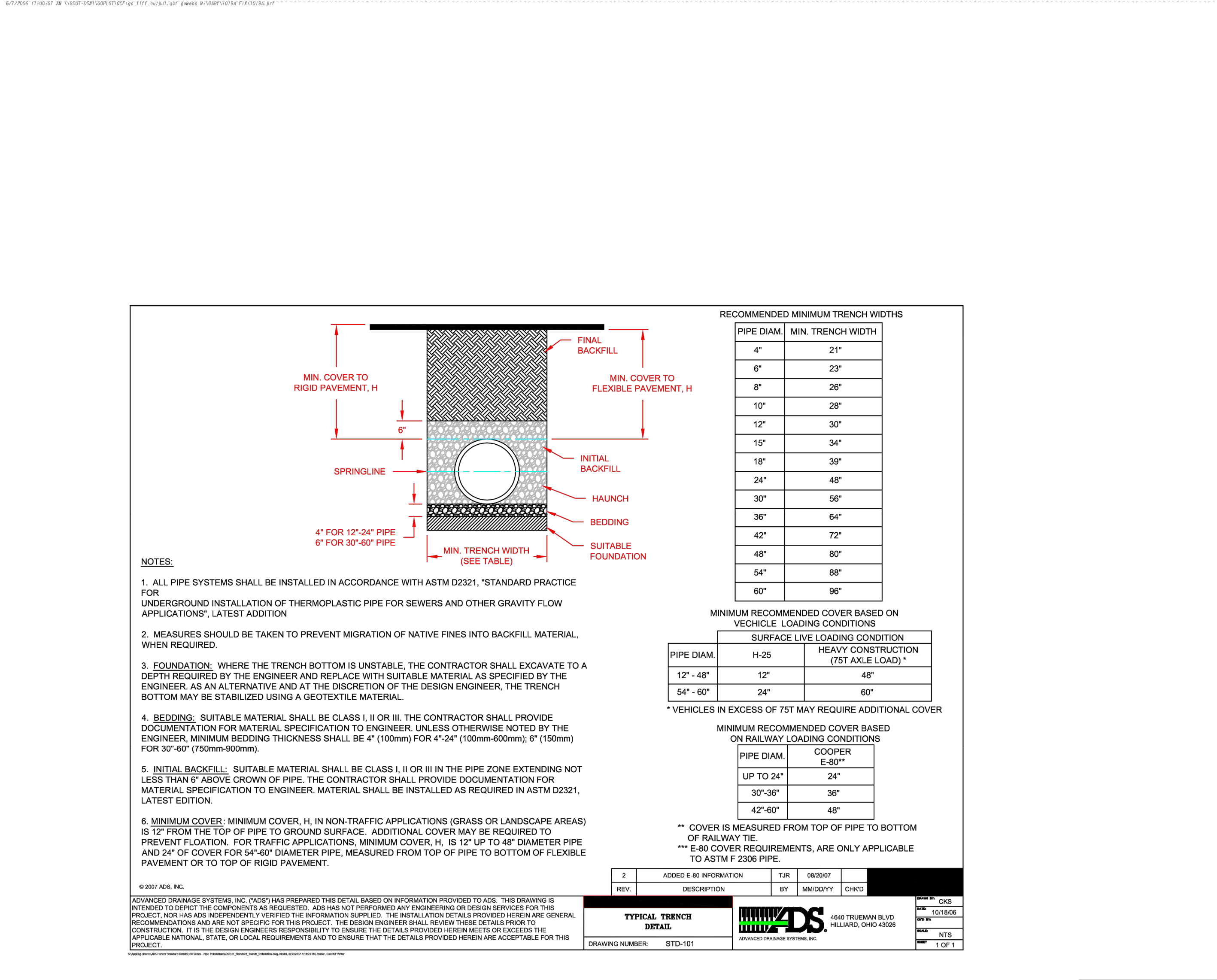
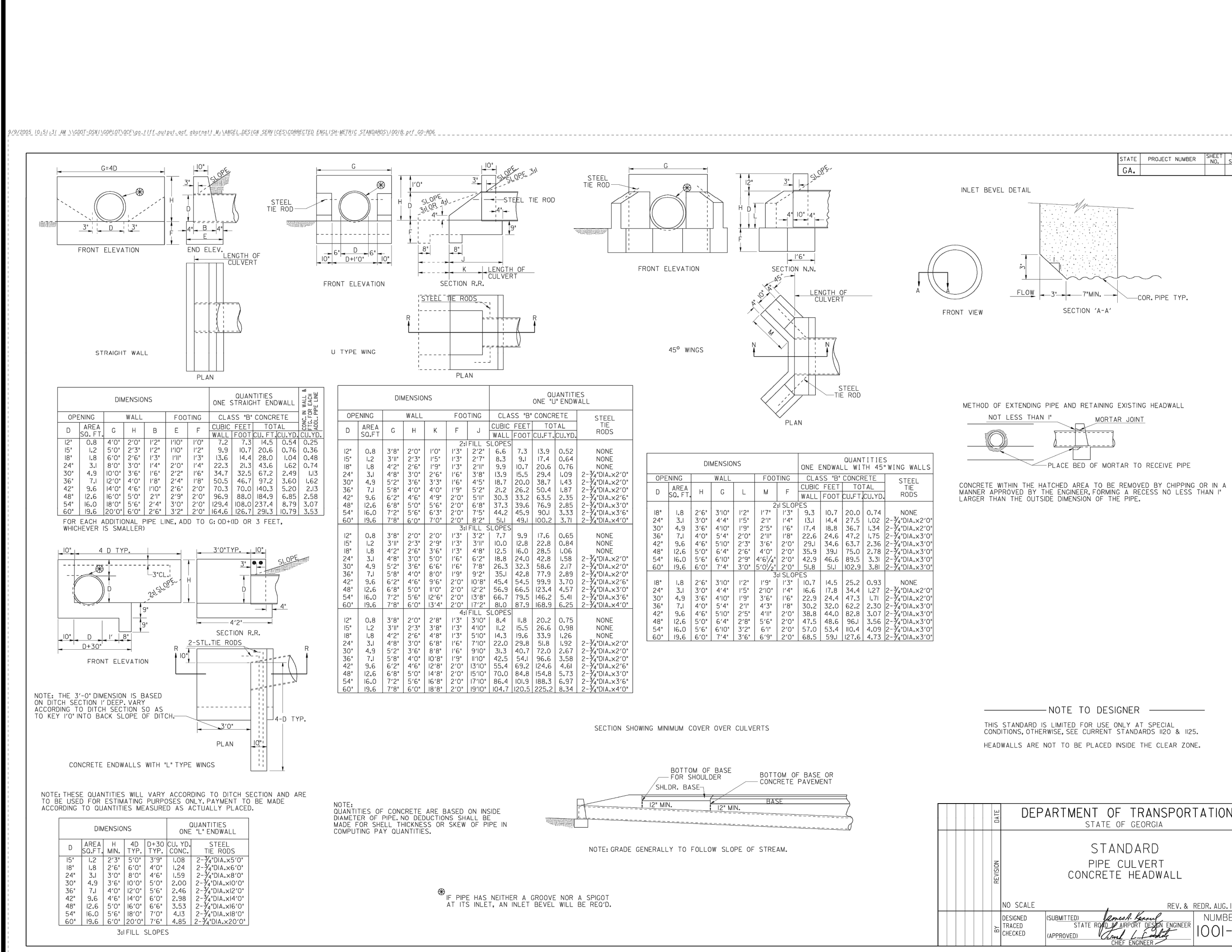
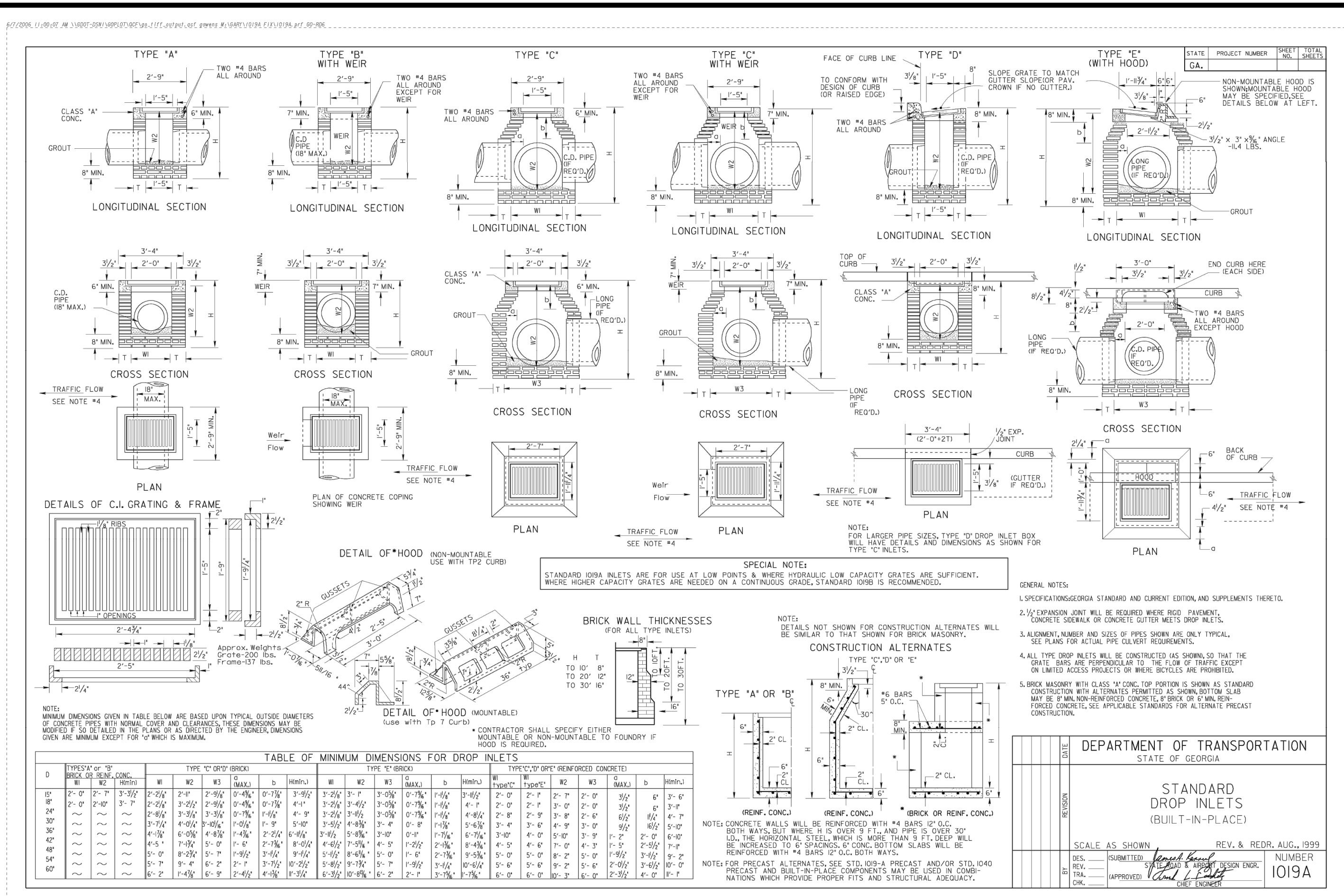
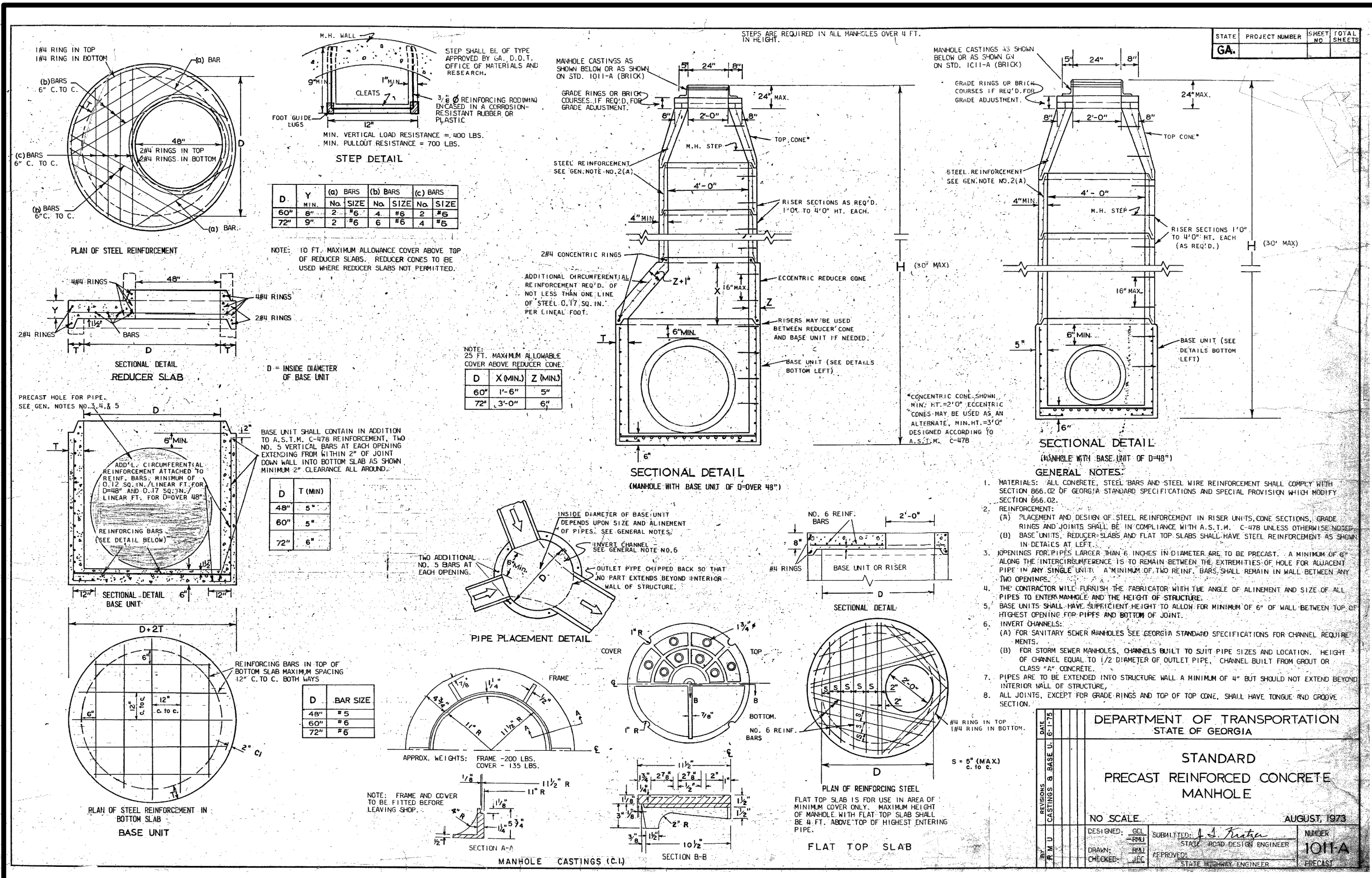
SITE DEVELOPMENT PLANS
FOR
**B2 CONTRACTING
WORLD HEADQUARTERS**
LAND LOTS 73 AND 74 OF THE 5TH DISTRICT, CITY OF NEWNAN, COWETA COUNTY, GEORGIA



HIGHLAND
LAND PLANNING
201 PROJECT PARK, SUITE A, PEACHTREE CITY, GEORGIA 30269
COA No. 012020201 | 678.242.0224



DRAWING NO.
C704



SITE DEVELOPMENT PLANS FOR B2 CONTRACTING WORLD HEADQUARTERS
 LAND LOTS 73 AND 74 OF THE 5TH DISTRICT, CITY OF NEWMAN, COWETA COUNTY, GEORGIA
 PROJECT NUMBER: 1019A
 SHEET NO.: 1019A-1
 DATE: 8/20/2019
 DRAWN BY: EAM
 CHECKED BY: RKA
 ISSUED FOR PERMITTING: 7/8/24
 ISSUED FOR REVIEW: 5/6/24
 REV. Description
 1. ISSUED FOR PERMITTING
 2. ISSUED FOR REVIEW

GEORGIA REGISTERED PROFESSIONAL ENGINEER
 No. 47263
 B. K. ALVAREZ
 7/8/24

HIGHLAND LAND PLANNING
 201 PROJECT PARK, SUITE A, PEACHTREE CITY, GEORGIA 30092
 (770) 262-1099
 CO. No. 100000001.1 Exp. 06/30/2024

DRAWING NO. C705

NOTE:
THE AVERAGE DISTANCE FROM THE
PROPERTY LINE TO WAHOO CREEK IS
APPROXIMATELY 215 FT

SITE DENSITY CALCULATIONS
TOTAL SITE AREA: 8.31 ACRES
FLOODPLAIN 2.25 AC
total site area less floodplain: 6.06 ac
REQUIRED SDF = 6.06 X 8 = 48.48 SDF
REQUIRED RDF = 49.5
PLANTED RDF = 49.5

REQUIRED SITE TREES
REQUIRED 3" CAL : 6.06 AC X 5 = 30 TREES
PROVIDED 3" CAL = 30 TREES
REQUIRED FLOWERING 2" TREES : 6.06 AC X 8 = 48 TR
PROVIDED FLOWERING 2" TREES = 49 TREES
EVERGREEN SHRUBS 6.06 X 40 = 242 SHRUBS
PROVIDED EVERGREEN SHRUBS : 383 SHRUBS
DECIDUOUS SHRUBS: 6.06 X 8 = 48 SHRUBS
PROVIDED DECIDUOUS SHRUBS : 118 SHRUBS

SPECIMEN TREE NOTE
NO SPECIMEN TREES ON SITE.

SYMBOL	CODE	QTY	SDU	BOTANICAL NAME	COMMON NAME	SIZE	CONTAINER	REMARKS
TREES								
⊗	RM	9	9 X 0.6 = 5.4	Acer rubrum	October Glory Maple	3" Cal.	B&B	
⊗	BR	9	9 X 0.5 = 4.5	Betula nigra	River Birch	2" Cal.	B&B	
⊗	CA	1	1 X 0.5 = 0.5	Carpinus caroliniana	American Hornbeam	2" Cal.	B&B	MIN 8' HT
⊗	CC	16	16 X 0.5 = 8	Cercis canadensis	Eastern Redbud	2" Cal.	B&B	MIN 8' HT
⊗	KD	11	11 X 0.5 = 5.5	Cornus kousa 'Dwarf Pink'	Dwarf Pink Kousa Dogwood	2" Cal.	B&B	MAX HT. 15'
⊗	GB	6	6 X 0.5 = 3	Ginkgo biloba	Ginkgo Tree	2" Cal.	B&B	Male. MIN 8-10' HT
⊗	LM	10	10 X 0.5 = 5	Lagerstroemia x 'Muskegee'	Crape Myrtle Muskegee	2" Cal.	B&B	MULTI TRUNK MIN 6-8' HT
⊗	NG	1	1 X 0.6 = 0.6	Nyssa sylvatica 'Green Gable' TM	Black Gum	3" Cal.	B&B	MIN 8-10' HT
⊗	PV	10	10 X 0.5 = 5	Pinus virginiana	Virginia Pine	2" Cal.	B&B	
⊗	OC	10	10 X 0.6 = 6	Quercus coccinea	Scarlet Oak	3" Cal.	B&B	MIN 12-14' HT
⊗	NUT	6	6 X 0.6 = 3.6	Quercus nuttallii	Nuttall Oak	3" Cal.	B&B	MIN 10-12' HT
⊗	UP2	4	4 X 0.6 = 2.4	Ulmus parvifolia	Loebark Elm	3" Cal.	B&B	MIN 12-14' HT
	RDU	49.5						
SHRUBS								
⊗	AR	29		Abelia x chinensis 'Rose Creek'	Rose Creek Abelia	3 gal.	Pot	
⊗	AE	70		Azalea Encore TM	Encore Azalea	3 gal.	Pot	
⊗	CYP	36		Chamaecyparis pisifera 'Golden Map'	Golden Map	3 gal.	Pot	
⊗	DE	104		Distylium x 'Vintage Jade'	Vintage Jade Distylium	3 gal.	Pot	
⊗	GO	17		Gardenia jasminoides 'Leetwa' TM	ScentAmazing Gardenia	3 gal.		
⊗	IN	64		Ilex vomitoria 'Nana'	Dwarf Yaupon Holly	3 gal.	Pot	
⊗	IL	6		Itea virginica 'Little Henry' TM	Virginia Sweetspire	3 gal.	Pot	
⊗	LC	47		Loropetalum chinense 'Crimson Fire'	Crimson Fire Loropetalum	3 gal.	Pot	
⊗	MC	21		MUHLBERGIA CAPILLARIS	PINK MUHLY GRASS	3 GAL.	POT	
⊗	NP	44		Nandina domestica 'Firepower'	Firepower Nandina	3 gal.	Pot	
⊗	KR	62		Rosa x 'Pink Knockout'	Pink Knockout Rose	3 gal.	Pot	
GROUND COVERS								
⊗	CT2	31871		Cynodon dactylon 'Tif 419'	Tif 419 Bermuda Grass	sod		

- TREE PROTECTION NOTES:**
- CONTACT THE PLANNING DEPARTMENT AT 770-254-2354 TO ARRANGE A PRECONSTRUCTION CONFERENCE WITH THE CITY LANDSCAPE ARCHITECT PRIOR TO ANY LAND DISTURBANCE.
 - ALL TREE PROTECTION MEASURES SHALL BE INSTALLED AND INSPECTED PRIOR TO THE START OF ANY LAND DISTURBANCE AND MAINTAINED UNTIL FINAL LANDSCAPING IS INSTALLED. CALL THE PLANNING DEPARTMENT AT 770-254-2354 FOR AN INSPECTION BY THE CITY LANDSCAPE ARCHITECT.
 - NO PARKING, STORAGE, OR ANY OTHER CONSTRUCTION ACTIVITIES ARE TO OCCUR WITHIN TREE PROTECTION AREAS.
 - TREES, WHICH ARE USED TO MEET THE TREE DENSITY REQUIREMENTS, SHALL BE FULLY MAINTAINED IN PERPETUITY. IT IS THE RESPONSIBILITY OF THE PROPERTY OWNER TO MAINTAIN TREE HEALTH AND VIGOR. THE PROPERTY OWNER SHALL, AT ALL TIMES, MAINTAIN THE REQUIRED TREE DENSITY. FAILURE TO MAINTAIN THE REQUIRED TREE DENSITY FACTOR AT ANY TIME DURING THE LIFE OF THE PROJECT SHALL BE A VIOLATION OF THE LANDSCAPE ORDINANCE. TREES WHICH HAVE BEEN USED TO MEET THE TREE DENSITY REQUIREMENTS SHALL NOT BE REMOVED AT ANY TIME WITHOUT WRITTEN APPROVAL, IN THE FORM OF A TREE REMOVAL PERMIT, BY THE CITY LANDSCAPE ARCHITECT. UNAUTHORIZED REMOVAL OF SUCH TREES WILL RESULT IN REPLACEMENT OF LIKE SIZE AND SPECIES.

SITE DENSITY CALCULATIONS
TOTAL SITE AREA: 8.31 ACRES
FLOODPLAIN 2.25 AC
total site area less floodplain: 6.06 ac
REQUIRED SDF = 6.06 X 8 = 48.48 SDF
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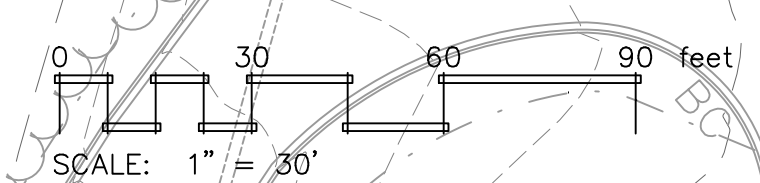
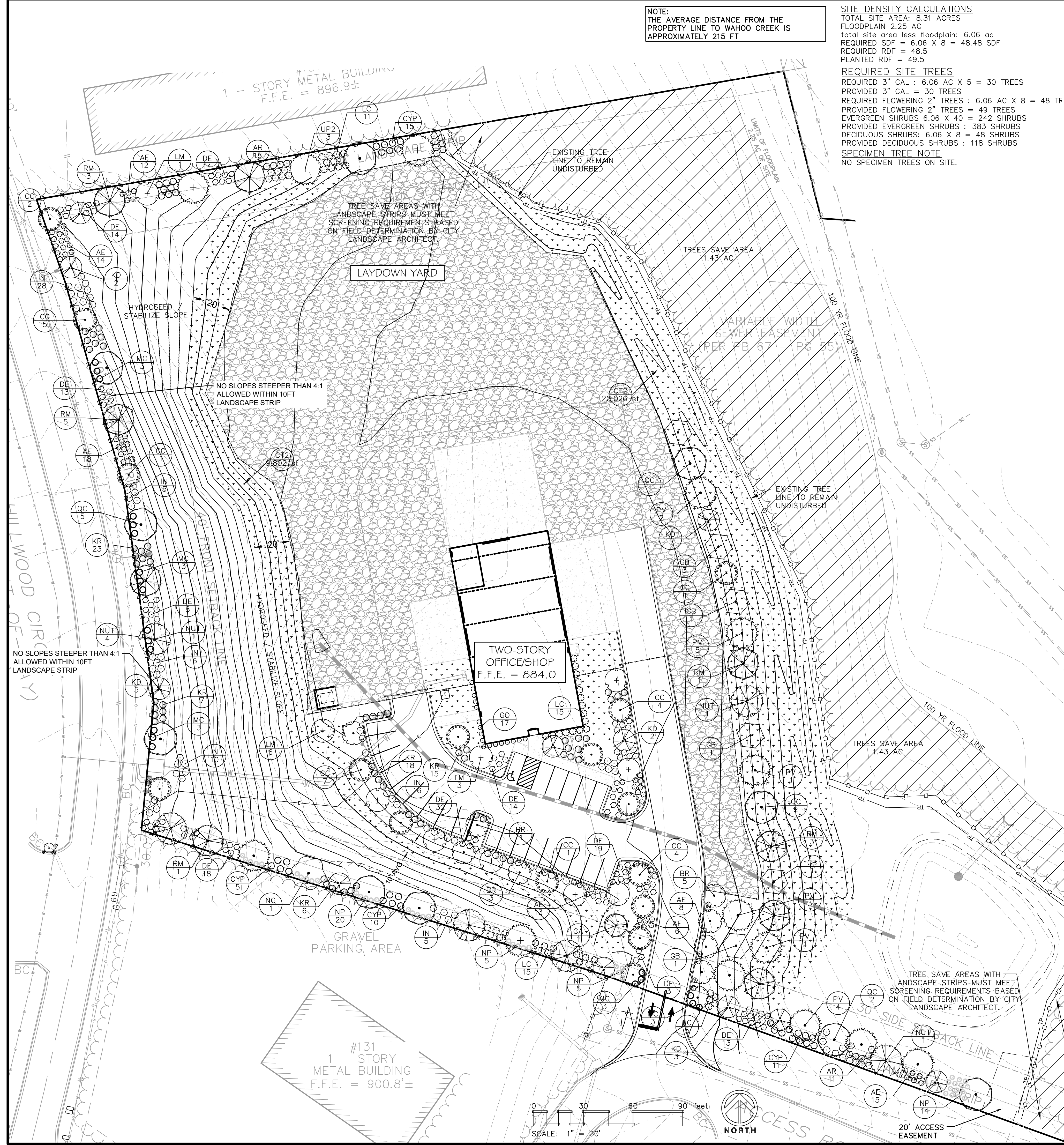
SPECIMEN TREE NOTE
NO SPECIMEN TREES ON SITE.

PERIPHERAL PARKING LOT CALCULATIONS
REQUIRED TREES IN 10' LANDSCAPE STRIP -
1 UNDERSTORY TREE PER 20 LF
190 LF / 20 = 10 UNDERSTORY TREES
PLANTED UNDERSTORY TREES = 15 UNDERSTORY TREES
1 SHRUB 20 LF
190 LF / 20 = 10 SHRUBS REQUIRED
PLANTED SHRUBS = 48 SHRUBS

LANDSCAPE STRIP CALCULATIONS
REQUIRED - 1 TREE PER 35 LF OF LANDSCAPE STRIP
10 SHRUBS PER 35 LF OF LANDSCAPE STRIP
LANDSCAPE STRIP TO BE PLANTED 1,160 LF
33 TREES REQUIRED
42 TREES PROVIDED
330 SHRUBS REQUIRED
330 SHRUBS PROVIDED

- LANDSCAPE NOTES**
- ALL PLANT BEDS TO BE PINESTRAW 2-3" THICK
 - ALL DISTURBED AREAS TO BE SOD, MULCH OR SEED AND STRA
 - SOD ALONG ELLEN SIMS TO CURB LINE.

- LANDSCAPE NOTES:**
- WHERE LANDSCAPING AREAS ADJOIN GRASSED RIGHT-OF-WAY, SUCH AREAS SHALL BE CONSIDERED PART OF THE LANDSCAPED AREA FOR PURPOSES OF MAINTENANCE. AS OF COMPLETION OF THE SITE IMPROVEMENTS, THE PROPERTY OWNER SHALL HAVE AN IMPLIED EASEMENT ON RIGHTS-OF-WAY EXTENDING FROM THE SITE TO THE ROAD PAVEMENT IN ORDER TO COMPLETE THE REQUIRED MAINTENANCE.
 - IF THE LANDSCAPE DESIGN OR PLANT MATERIAL ARE CHANGED IN ANY WAY FROM THE CITY OF NEWMAN'S APPROVED PLAN, TWO SETS OF REVISED PLANS SHALL BE SUBMITTED TO THE LANDSCAPE ARCHITECT FOR APPROVAL PRIOR TO ANY LANDSCAPE INSTALLATION. FAILURE TO DO SO WILL RESULT IN AN APPROVED AS BUILT BEING SUBMITTED PRIOR TO THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY.
 - TREES, WHICH ARE USED TO MEET THE TREE DENSITY REQUIREMENTS, SHALL BE FULLY MAINTAINED IN PERPETUITY. IT IS THE RESPONSIBILITY OF THE PROPERTY OWNER TO MAINTAIN TREE HEALTH AND VIGOR. THE PROPERTY OWNER SHALL, AT ALL TIMES, MAINTAIN THE REQUIRED TREE DENSITY. FAILURE TO MAINTAIN THE REQUIRED TREE DENSITY FACTOR AT ANY TIME DURING THE LIFE OF THE PROJECT SHALL BE A VIOLATION OF THE LANDSCAPE ORDINANCE. TREES WHICH HAVE BEEN USED TO MEET THE TREE DENSITY REQUIREMENTS SHALL NOT BE REMOVED AT ANY TIME WITHOUT WRITTEN APPROVAL, IN THE FORM OF A TREE REMOVAL PERMIT, BY THE CITY LANDSCAPE ARCHITECT. UNAUTHORIZED REMOVAL OF SUCH TREES WILL RESULT IN REPLACEMENT OF LIKE SIZE



DATE: 6/21/24
 DRAWN BY: EAM
 CHECK BY: RKA
 1. ISSUED FOR PERMITTING
 2. ISSUED FOR REVIEW
 Rev. Description
 Date
 7/8/24
 RKA
 5/6/24
 RKA
 Date
 Apr

LANDSCAPE PLAN
 SITE DEVELOPMENT PLANS FOR B2 CONTRACTING WORLD HEADQUARTERS
 LAND LOTS 73 AND 74 OF THE 5TH DISTRICT, CITY OF NEWMAN, COWETA COUNTY, GEORGIA
 201 PROJECT PARK SITE ARCHITECTURE CITY, GEORGIA 30067
 CONTACT: PHOENIX | 404.440.8888
 7/10/2024
 GEORGIA REGISTERED LANDSCAPE ARCHITECT
 WAREN R. EWELL
 DRAWING NO. L100

MINI SPECIFIC TREE PROTECTION NOTES:

- CONTACT THE PLANNING DEPARTMENT AT 770-254-2354 TO ARRANGE A PRECONSTRUCTION CONFERENCE WITH THE CITY LANDSCAPE ARCHITECT PRIOR TO ANY LAND DISTURBANCE.
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NOTE:
THE AVERAGE DISTANCE FROM THE PROPERTY LINE TO WAHOO CREEK IS APPROXIMATELY 215 FT

LANDSCAPE NOTES:

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- IF THE LANDSCAPE DESIGN OR PLAN MATERIAL ARE CHANGED IN ANY WAY FROM THE CITY OF NEWNAN'S APPROVED PLAN, TWO SETS OF REVISED PLANS SHALL BE SUBMITTED TO THE LANDSCAPE ARCHITECT FOR APPROVAL PRIOR TO ANY LANDSCAPE INSTALLATION. FAILURE TO DO SO WILL RESULT IN AN APPROVED AS BUILT BEING SUBMITTED PRIOR TO THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY.
- TREES WHICH ARE USED TO MEET THE TREE DENSITY REQUIREMENTS, SHALL BE FULLY MAINTAINED IN PERPETUITY. IT IS THE RESPONSIBILITY OF THE PROPERTY OWNER TO MAINTAIN TREE HEALTH AND VIGOR. THE PROPERTY OWNER SHALL, AT ALL TIMES, MAINTAIN THE REQUIRED TREE DENSITY. FAILURE TO MAINTAIN THE REQUIRED TREE DENSITY FACTOR AT ANY TIME DURING THE LIFE OF THE PROJECT SHALL BE A VIOLATION OF THE LANDSCAPE ORDINANCE. TREES WHICH HAVE BEEN USED TO MEET THE TREE DENSITY REQUIREMENTS SHALL NOT BE REMOVED AT ANY TIME WITHOUT WRITTEN APPROVAL, IN THE FORM OF A TREE REMOVAL PERMIT, BY THE CITY LANDSCAPE ARCHITECT. UNAUTHORIZED REMOVAL OF SUCH TREES WILL RESULT IN REPLACEMENT OF LIKE SIZE AND SPECIES.

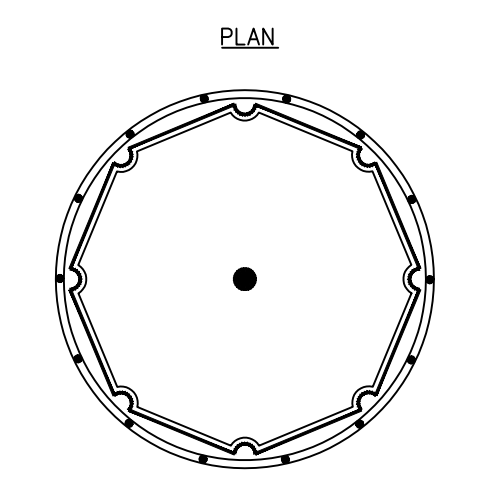
SITE DENSITY CALCULATIONS
TOTAL SITE AREA: 8.31 ACRES
FLOODPLAIN 2.25 AC
total site area less floodplain: 6.06 ac
REQUIRED SDF = 6.06 X 8 = 48.48 SDF
REQUIRED RDF = 48.5
PLANTED RDF = 49.5

REQUIRED SITE TREES
REQUIRED 3" CAL : 6.06 AC X 5 = 30 TREES
PROVIDED 3" CAL = 30 TREES
REQUIRED FLOWERING 2" TREES : 6.06 AC X 8 = 48 TR
PROVIDED FLOWERING 2" TREES = 49 TREES
EVERGREEN SHRUBS 6.06 X 40 = 242 SHRUBS
PROVIDED EVERGREEN SHRUBS : 383 SHRUBS
DECIDUOUS SHRUBS: 6.06 X 8 = 48 SHRUBS
PROVIDED DECIDUOUS SHRUBS : 118 SHRUBS

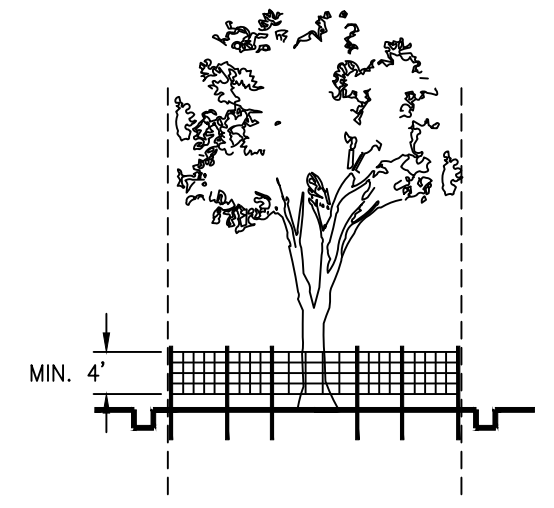
SPECIMEN TREE NOTE
NO SPECIMEN TREES ON SITE.

TREE PROTECTION

"SNOW" FENCE



CROSS-SECTION



NOTES:

- USE TRENCHER (I.E. DITCH WHICH) TO CUT A 4"-5" W X 18" D TRENCH ALONG DRIP LINE (LIMIT OF CLEARING) AND BACKFILL WITH SAND AND LIGHTLY COMPACT.
- SPACE STAKES AT INTERVALS SUFFICIENT TO MAINTAIN ALL FENCING OUT OF DRIP LINE OR AS SHOWN BY ENGINEER (SET STAKES NO GREATER THAN 6 FEET ON CENTER-REBAR IS NOT TO BE USED FOR STAKES).
- MAINTAIN FENCE BY REPAIRING AND/OR REPLACING DAMAGED FENCE. DO NOT REMOVE FENCING PRIOR TO LANDSCAPING OPERATIONS.
- DO NOT STORE OR STACK MATERIALS, EQUIPMENT, OR VEHICLES WITHIN FENCED AREA.
- FENCE MUST BE ORANGE MESH FABRIC ONLY. PLASTIC FENCING IS PROHIBITED.

PERIPHERAL PARKING LOT CALCULATIONS
REQUIRED TREES IN 10' LANDSCAPE STRIP -
1 UNDERSTORY TREE PER 20 LF
190 LF / 20 = 10 UNDERSTORY TREES
PLANTED UNDERSTORY TREES = 15 UNDERSTORY TREES
1 SHRUB 20 LF
190 LF / 20 = 10 SHRUBS REQUIRED
PLANTED SHRUBS = 48 SHRUBS

LANDSCAPE STRIP CALCULATIONS
REQUIRED - 1 TREE PER 35 LF OF LANDSCAPE STRIP
10 SHRUBS PER 35 LF OF LANDSCAPE STRIP
LANDSCAPE STRIP TO BE PLANTED 1,160 LF
33 TREES REQUIRED
42 TREES PROVIDED
330 SHRUBS REQUIRED
330 SHRUBS PROVIDED

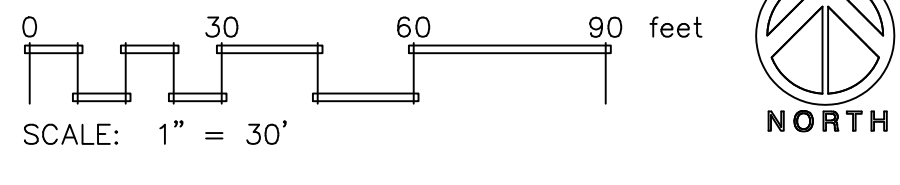
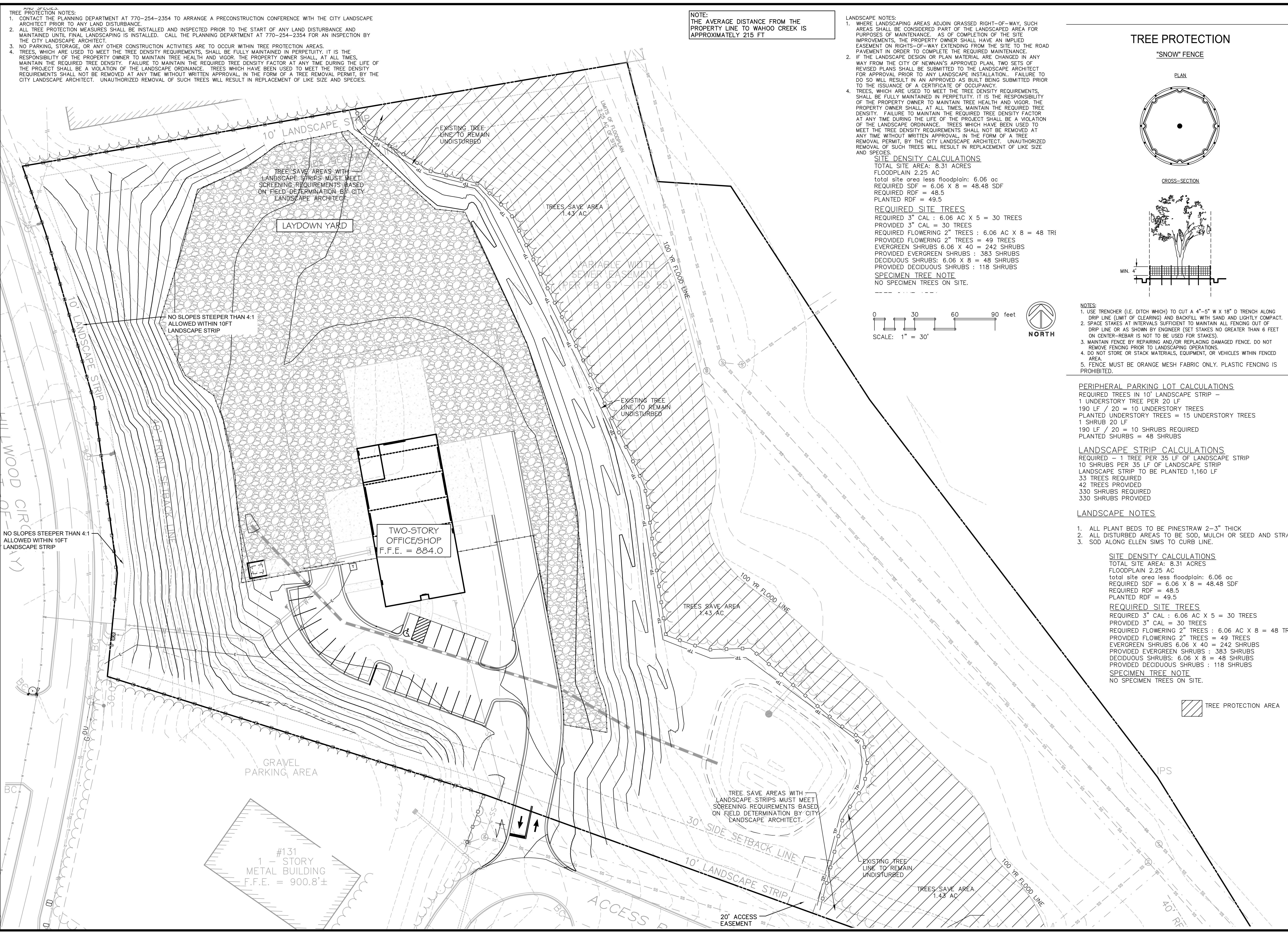
LANDSCAPE NOTES

- ALL PLANT BEDS TO BE PINESTRAW 2-3" THICK
- ALL DISTURBED AREAS TO BE SOD, MULCH OR SEED AND STR
- SOD ALONG ELLEN SIMS TO CURB LINE.

SITE DENSITY CALCULATIONS
TOTAL SITE AREA: 8.31 ACRES
FLOODPLAIN 2.25 AC
total site area less floodplain: 6.06 ac
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DECIDUOUS SHRUBS: 6.06 X 8 = 48 SHRUBS
PROVIDED DECIDUOUS SHRUBS : 118 SHRUBS

SPECIMEN TREE NOTE
NO SPECIMEN TREES ON SITE.



DATE: 6/21/24	DESIGN BY: EAM	CHECK BY: RVA	NO. 788	DATE: 7/10/2024
TREE PROTECTION PLAN			NO. 788	DATE: 7/10/2024
SITE DEVELOPMENT PLANS FOR B2 CONTRACTING WORLD HEADQUARTERS			NO. 788	DATE: 7/10/2024
LAND LOTS 72 AND 74 OF THE 5TH DISTRICT, CITY OF NEWNAN, COWETA COUNTY, GEORGIA			NO. 788	DATE: 7/10/2024
DRAWING NO. T100			NO. 788	DATE: 7/10/2024