• ———Е ———Е ——— ----E----EX. ELECTRIC LINE _____G_____ ____T_____ -T-T-T-T-T-T-T-TEX. TELEPHONE LINE _____LAT _____LAT _____ — ST — _____ RD _____ RD _____ - - - - - - - - - - - **EX. STORM SEWER** ______WS ______WS ______ — — — w— – — w— — EX. WATER LINE ____x____ — — — EX. CURB PROP. CURB

LEGEND

PROP. FDC

BENCHMARKS TBM #1 -PK NAIL ELEVATION = 1018.68TBM #2 PK NAIL ELEVATION = 1018.19TBM #3 — PK NAIL ELEVATION = 1018.46

EX. FIRE HYDRANT PROP. VALVE EX. VALVE PROP. MANHOLE EX. MANHOLE PROP. BOX INLET EX. BOX INLET EX. POWER POLE EX. TREE EX. LIGHT POLE EX. CABLE T.V. LINE PROP. ELECTRIC LINE PROP. GAS LINE EX. GAS LINE PROP. TELEPHONE LINE PROP. SANITARY SEWER PROP. SANITARY LATERAL PROP. STORM SEWER PROP. ROOF DRAIN PROP. WATER LINE PROP. WATER SERVICE EX. FENCE

UTILITY CONTACTS **PLANNING** CITY OF LEE'S SUMMIT DEPARTMENT OF PLANNING & DEVELOPMENT 220 SE GREEN STREET LEE'S SUMMIT, MO 64063 ROBERT G. MCKAY 816-969-1601 robert.mckay@cityofls.net

CITY OF LEE'S SUMMIT DEPARTMENT OF PLANNING & DEVELOPMENT 220 SE GREEN STREET LEE'S SUMMIT, MO 64063 CHRISTINA ALEXANDER 816-969-1607 Christina.alexander@cityofls.net

FIRE DEPARTMENT CITY OF LEE'S SUMMIT FIRE DEPARTMENT 220 SE GREEN STREET LEE'S SUMMIT, MO 64063 JIM EDEN 816-969-1303 jim.eden@cityofls.net

SANITARY SEWER/WATER SERVICE/STORM DRAINAGE/EROSION CONTROL CITY OF LEE'S SUMMIT DEPARTMENT OF PUBLIC WORKS 220 SE GREEN STREET LEE'S SUMMIT, MO 64063 DAVID G LOHE 816-969-1814 david.lohe@cityofls.net

<u>GAS SERVICE</u> MISSOURI GAS ENERGY BOBBIE SAULSBERRY 816-969-2266

bobbie.saulsberry@sug.com ELECTRIC SERVICE KCP & L 1300 SE HAMBLEN ROAD LEE'S SUMMIT, MO 64081 DOUG DAVIN 816-347-4320 doug.davin@kcpl.com

<u>TELEPHONE</u> AT&T HOLLY GRUBER 913-383-4853

hg1753@att.com

Required before Signed and Certificate of Sealed Survey Required Occupancy Requried As-built Type Yes No Horizontal Vertical Yes No Yes Sanitary Service Storm Sewer Storm Water BMP's Water Service Full Site

GENERAL NOTES

1. THE CONSTRUCTION OF THIS PROJECT SHALL BE GOVERNED BY THE MISSOURI DEPARTMENT OF TRANSPORTATION (MODOT) CONSTRUCTION AND MATERIAL SPECIFICATIONS, CURRENT EDITION, THE MODOT STANDARD CONSTRUCTION DRAWINGS, AND THE CITY ENGINEERS AND STANDARD CONSTRUCTION DRAWINGS.

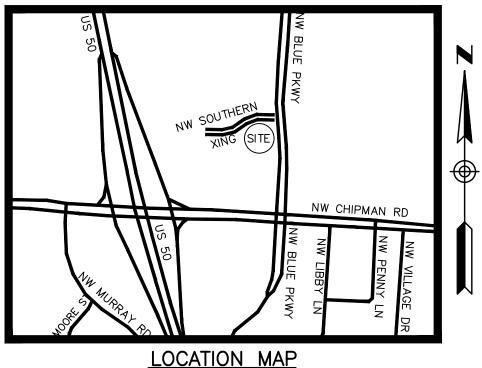
- 2. ALL DISTURBED GREEN AREAS SHALL BE TOP DRESSED AND RE-SEEDED.
- 3. CALL MISSOURI ONE CALL, 811, 48 HOURS PRIOR TO CONSTRUCTION.
- 4. ALL STORM SEWERS SHALL BE HIGH DENSITY POLYETHYLENE (HDPE) SMOOTH LINED PIPE MEETING AASHTO M294 (UNLESS OTHERWISE STATED), TYPE S MAY BE USED.
- 5. EARTHWORK AND SITE PREPARATION SHALL BE AS SPECIFIED IN THE SOILS REPORT.
- 6. ELECTRICAL CONDUIT SHALL BE AS REQUIRED BY THE POWER COMPANY.
- TELEPHONE CONDUIT SHALL BE AS REQUIRED BY THE PHONE COMPANY. 8. GAS SERVICE SHALL BE AS REQUIRED BY THE GAS COMPANY.
- THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS IN THE ENGINEERING AND BUILDING DEPARTMENTS.
- 10. ROOF DRAINS MUST BE CONNECTED DIRECTLY TO THE STORM SEWER.
- 11. THE CONTRACTOR IS RESPONSIBLE FOR ANY ADDITIONAL SILTATION CONTROL MEASURES NECESSARY TO PREVENT SILT FROM LEAVING THE SITE.
- 12. THE CONTRACTOR IS RESPONSIBLE FOR LEGAL REMOVAL OF DEMOLITION MATERIAL AND DEBRIS.
- 13. THE CONTRACTOR IS RESPONSIBLE FOR RETURNING ALL DISTURBED AREAS TO THEIR ORIGINAL
- CONDITION, OR BETTER. 14. ROOF DRAINS, FOUNDATION DRAINS AND OTHER CLEAN WATER CONNECTIONS TO THE SANITARY SEWER SYSTEM ARE PROHIBITED.
- 15. PRICES BID PER FOOT FOR ALL PIPES IS COMPLETE IN PLACE REGARDLESS OF SOIL OR ROCK CONDITIONS.
- 16. TEMPORARY SOIL EROSION AND SEDIMENT CONTROL WILL BE REQUIRED IN ACCORDANCE WITH THE CITY OF LEE'S SUMMIT ENGINEERING DEPARTMENT. 17. THE CONTRACTOR SHALL PROVIDE 48 HOURS NOTICE TO THE CITY ENGINEER AND PUBLIC
- WORKS DEPARTMENT PRIOR TO BEGINNING WORK TO ARRANGE FOR INSPECTION.
- 18. ALL STORM SEWER RUN DISTANCES ARE FROM CENTERLINE TO CENTERLINE OF MANHOLES OR CATCH BASINS. ALL PIPE INVERT ELEVATIONS GIVEN AT MANHOLES ARE AT CENTERLINE OF MANHOLE. ALL STORM SEWER INLETS AND MANHOLES ARE TO HAVE TOP ELEVATIONS. 19. A 12 INCH. MINIMUM VERTICAL CLEARANCE SHALL BE MAINTAINED FROM THE OUTSIDE EDGE OF
- ALL WATER MAIN PIPE TO THE OUTSIDE EDGE OF ALL STORM SEWER PIPE.
- 20. A 4 FOOT MINIMUM HORIZONTAL CLEARANCE SHALL BE MAINTAINED FROM THE OUTSIDE EDGE OF ALL WATER MAIN PIPE TO THE OUTSIDE EDGE OF ALL STORM SEWER PIPE.
- 21. A 10 FOOT MINIMUM HORIZONTAL CLEARANCE SHALL BE MAINTAINED FROM THE OUTSIDE EDGE OF THE WATER MAIN PIPE TO THE OUTSIDE EDGE OF THE SANITARY SEWER PIPE OR FORCE MAIN PIPE.
- 22. AN 18" MINIMUM VERTICAL CLEARANCE SHALL BE MAINTAINED FROM THE OUTSIDE EDGE OF ALL WATER MAIN PIPE TO THE OUTSIDE EDGE OF ALL SANITARY SEWER OR FORCE MAIN PIPE.
- 23. ALL SANITARY SEWERS SHALL CONSIST OF PVC SDR-35 MEETING ASTM D-3034 WITH JOINTS CONFORMING TO ASTM D-3212 UNLESS OTHERWISE NOTED.





SUMMIT FAIR FSU **STORE #2859** SITE PLAN DOCUMENTS

690 NW BLUE PARKWAY CITY OF LEE'S SUMMIT JACKSON COUNTY OF STATE OF MISSOURI



NOT TO SCALE LATITUDE N 38°55'38" (38.9272) LONGITUDE W 94°24'04" (-94.4011)

PREPARED FOR: APPLICANT/OWNER: CHICK-FIL-A, INC. 5200 BUFFINGTON RD. ATLANTA, GEORGIA 30349-2998 CONTACT: JOHN ROMANELLO PHONE: (404) 765-8000 EMAIL: John.Romanello@cfacorp.com

> PREPARED BY: - Design, Inc.

565 White Pond Dr. Akron, OH 44320-1123 Phone 330-836-0228 Fax 330-836-5782 CONTACT: GARY R. ROUSE, P.E. grouse@gbcdesign.com EMAIL:

CONTRACTOR RESPONSIBLE TO FIELD VERIFY LOCATIONS AND ELEVATIONS OF EXISTING UTILITY TIE-INS AND CROSSINGS AS SHOWN ON SITE PLANS (SANITARY, STORM, WATER, GAS, ELECTRIC, PHONE, ETC.) PRIOR TO THE START OF CONSTRUCTION. CONTACT ALLAN WILEY AT GBC DESIGN, INC., 330-836-0228, WITH ANY CONCERNS OR CONFLICTS PRIOR TO THE START OF CONSTRUCTION CONTRACTOR TO VERIFY THE THICKNESS OF ANY OFF-SITE PAVEMENT (ASPHALT AND CONCRETE) AND SIDEWALK SO THE RESTORATION WORK IS INCLUDED IN THE BID.

FLOOD ZONE DESIGNATION: THIS PROPERTY IS LOCATED WITHIN AN AREA HAVING ZONE DESIGNATIONS OF "X" BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, ON FLOOD INSURANCE RATE MAP NO.29095C0417G, WITH A MAP REVISED DATE OF JANUARY 20, 2017 IN CITY OF LEE'S SUMMIT, JACKSON COUNTY IS THE CURRENT FLOOD INSURANCE RATE MAP FOR THE COMMUNITY IN WHICH SAID PROPERTY IS SITUATED.

LAND DESCRIPTION

LOT 28, MINOR PLAT OF SUMMIT FAIR, LOTS 28, 29 AND 30, A SUBDIVISION IN THE CITY OF LEE'S SUMMIT, JACKSON COUNTY, MISSOURI, ACCORDING TO THE RECORDED PLAT THEREOF, RECORDED FEBRUARY 9, 2010, AS DOCUMENT NO.2010E0012640, IN PLAT BOOK 131 AT PAGE 66.



Chick-fil-A 5200 Buffington Road Atlanta, Georgia 30349-2998



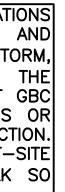
INDEX	
DESCRIPTION S	SHEET NO.
TITLE SHEET	C-000
AS-BUILT SURVEY	C-010
EXISTING CONDITIONS PLAN	C-100
DEMOLITION PLAN	C-110
SITE PLAN	C-200
SITE PLAN DETAIL	C-210
GRADING PLAN	C-300
GRADING PLAN DETAIL	C-301
STORMWATER POLLUTION PREVENTION PLAN (SWP	PP) C-310
SWPPP DETAILS	C-320
CHICK-FIL-A CIVIL CONSTRUCTION SITE DETAILS	C-400
CHICK-FIL-A CIVIL CONSTRUCTION SITE DETAILS	C-401
CHICK-FIL-A CIVIL CONSTRUCTION SITE DETAILS	C-402
CHICK-FIL-A CIVIL CONSTRUCTION SITE DETAILS	C-403
CHICK-FIL-A CIVIL CONSTRUCTION SITE DETAILS	C-404
UTILITY PLAN	PS-100
LANDSCAPING PLANS	
LANDSCAPE PLAN	L-100
LANDSCAPE DETAIL	L-101
LANDSCAPE & MAINTENANCE SPECIFICATIONS	L-102

Ζ \square Ο S \sim Ö ARKW/ MO 64(⊃ ບ ŚШ Δ 5Σ Ш NW S S 690 Lee' SUI FSU# 02859

G

REVISION SCHEDULE NO. DATE





CLIENT INFORMATION SITE ADDRESS PARKING COUNT

GBC DESIGN, INC. 565 WHITE POND DRIVE AKRON, OH 44320

OWNER INFORMATION

THE CHICK-FIL-A INC. PROPERTY PARCEL 51-700-04-20-00-0-000 RECORDED IN DOC. 2012E0023733 LOT 28 OF THE MINOR PLAT OF SUMMIT FAIR, LOTS 28, 29 AND 30, A SUBDIVISION LOCATED IN SECTION 36, TOWNSHIP 48 NORTH, RANGE 32 WEST, AND RECORDED AS DOCUMENT 2010E0012640, CITY OF LEE'S SUMMIT, JACKSON COUNTY, MISSOURI

690 NW BLUE PKWY. LEE'S SUMMIT, MO 64086 REGULAR SPACES:

HANDICAP SPACES: TOTAL SPACES:

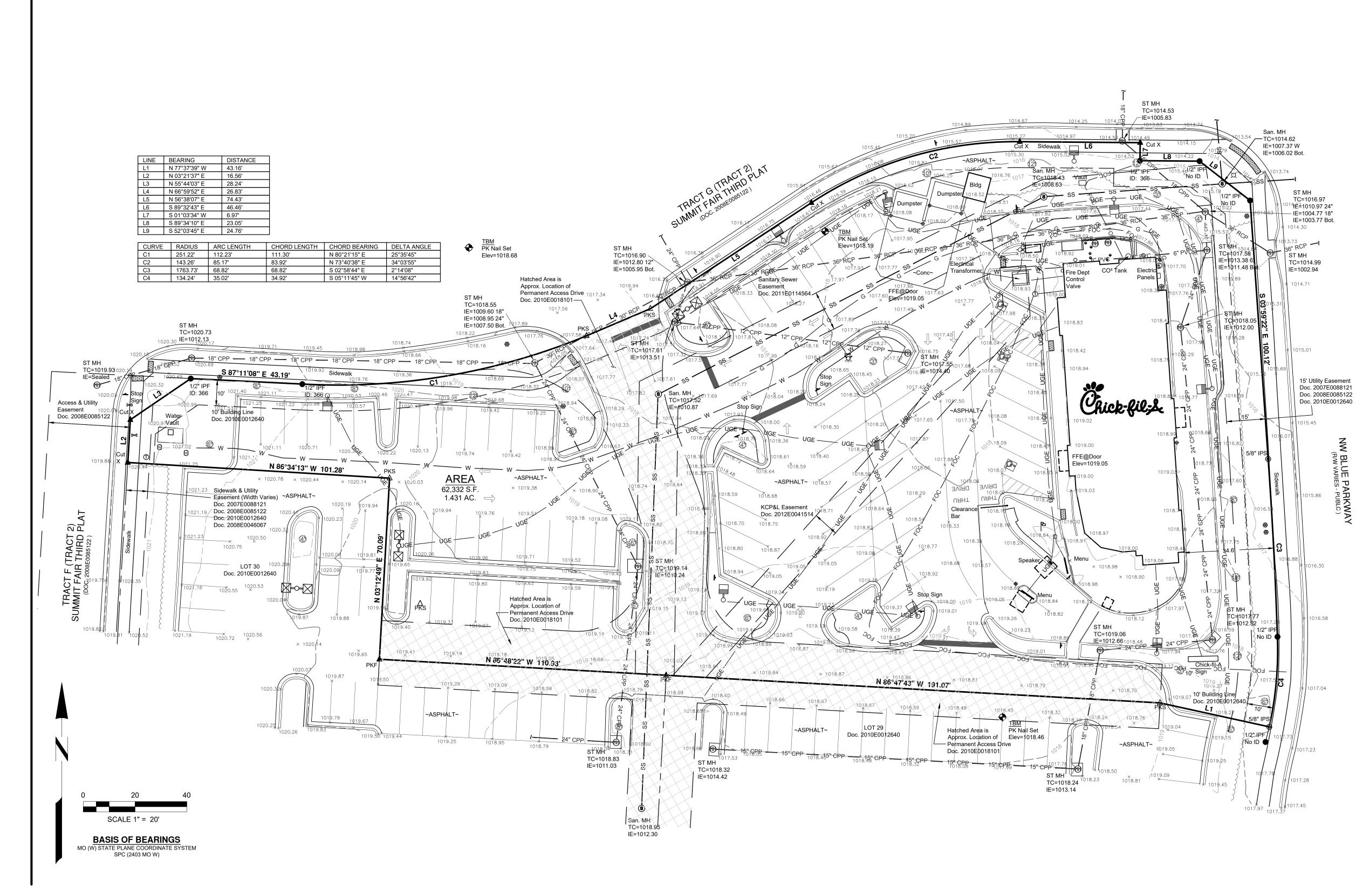
LOCATION MAP NTS W CHIPMAN RD



LOT 28, MINOR PLAT OF SUMMIT FAIR, LOTS 28, 29 AND 30, A SUBDIVISION IN THE CITY OF LEE'S SUMMIT, JACKSON COUNTY, MISSOURI, ACCORDING TO THE RECORDED PLAT THEREOF, RECORDED FEBRUARY 9, 2010, AS DOCUMENT NO. 2010E0012640, IN PLAT BOOK 131 AT PAGE 66.

BOUNDARY NOTE:

THIS SURVEY IS A RETRACEMENT OF THE CHICK-FIL-A INC. PROPERTY (RECORDED IN DOC. 2012E0023733) ALTA/NSPS SURVEY CONDUCTED BY SHERRILL ASSOCIATES, INC. DATED FEBRUARY 27, 2012. EASEMENTS SHOWN HEREON ARE TAKEN FROM SAID ALTA/NSPS SURVEY. A TITLE UPDATE CONDUCTED BY FIDELITY NATIONAL TITLE, WITH A DATE OF MAY 4. 2023, WAS PROVIDED TO THIS SURVEYOR. SAID TITLE UPDATE CONTAINED AN EASEMENT CONVEYANCE IN FAVOR OF KCP&L GREATER MISSOURI OPERATIONS COMPANY, RECORDED ON APRIL 18, 2012 IN INSTRUMENT NO. 2012E0041514.



67

SITE UTILITIES

CITY OF LEE'S SUMMIT (WATER, STORM, SEWER) 22 SE GREEN STREET LEE'S SUMMIT. MO 64063 816-969-1900

MISSOURI GAS ENERGY (NATURAL GAS) PO BOX 412662 KANSAS CITY, MO 64141-2662 816-756-5252

KANSAS CITY POWER & LIGHT (ELECTRICITY) 888-471-5275 AT&T

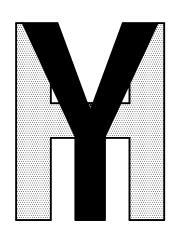
(TELEPHONE) 800-464-7928 TIME WARNER (CABLE TV) 816-358-8833

816-969-1600

COMCAST (CABLE TV) 816-833-3400 PLANNING AND DEVELOPMENT DEPARTMENT 220 SE GREEN STREET

LEE'S SUMMIT, MO 64063

PRELIMINARY, NOT FOR **RECORDING OR** TRANSFER



YOUNG - HOBBS AND ASSOCIATES 1202 CROSSLAND AVE CLARKSVILLE, TN 37040 PHONE 931-645-2524 FAX 931-645-2768

YHA PROJECT #	102-23
DATE (FIELD)	6 / 5/23
DATE (OFFICE)	6 /12/23
CHECKED BY	DRH



Chick-fil-A 5200 Buffington Road Atlanta, Georgia 30349-2998



SURVEY NOTES:

INFORMATION REGARDING THE PRESENCE, SIZE AND LOCATION OF UNDERGROUND UTILITIES IS SHOWN HEREON. THIS INFORMATION HAS BEEN SHOWN BASED ON THE LOCATION ABOVE GROUND APPURTENANCES, AVAILABLE DESIGN PLANS, AND FLAGS AND PAINT PLACED BY THE UNDERGROUND PROTECTION SERVICE. NO CERTIFICATION IS MADE AS TO THE ACCURACY OF THOROUGHNESS OF THE INFORMATION CONCERNING UNDERGROUND UTILITIES AND STRUCTURES SHOWN HEREON. (MISSOURI ONE CALL 1-800-DIG-RITE). THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A PRIVATE UTILITY LOCATE.

CONTACT PROPER AUTHORITIES BEFORE BUILDING NEAR UTILITY LINES. FOR EASEMENT WIDTH AND RESTRICTIONS. UTILITIES ARE APPROXIMATE AND SHOULD BE VERIFIED PRIOR TO ANY CONSTRUCTION.

UNLESS STATED OTHERWISE, ANY MONUMENT REFERRED TO HEREIN AS AN "IRON PIN SET" IS A SET 5/8" DIAMETER REBAR, WITH AN YELLOW PLASTIC CAP STAMPED "YOUNG-HOBBS

THIS SURVEY HAS BEEN PREPARED FOR THE EXCLUSIVE USE OF THE PERSON OR ENTITIES NAMED HERON, NO EXPRESS OR IMPLIED WARRANTIES WITH RESPECT TO THE INFORMATION SHOWN HEREON IS TO BE EXTENDED TO ANY PERSONS OR ENTITIES OTHER THAN THOSE SHOWN HEREON.

LIST OF ENCROACHMENTS: NONE

THIS PROPERTY IS LOCATED WITHIN AN AREA HAVING ZONE DESIGNATIONS OF "X" BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, ON FLOOD INSURANCE RATE MAP NO. 29095C0417G, WITH A MAP REVISED DATE OF JANUARY 20, 2017, IN CITY OF LEE'S SUMMIT, JACKSON COUNTY IS THE CURRENT FLOOD INSURANCE RATE MAP FOR THE COMMUNITY IN WHICH SAID PROPERTY IS SITUATED."

CONTOURS WERE DERIVED FROM RANDOM SHOTS AND CROSS SECTIONS AND ARE SHOWN AT ONE FOOT INTERVALS. ELEVATIONS SHOWN HEREON ARE BASED ON GPS OBSERVATIONS TOGETHER WITH AN OPUS SOLUTION, DATED 6/13/2023 (NAVD88,GEOID18).

I DO HEREBY STATE THAT THIS IS A TRUE, COMPLETE AND CORRECT SURVEY OF THE DESCRIBED REAL PROPERTY SITUATED IN THE COUNTY OF GREENE, MISSOURI AND THAT THIS SURVEY WAS EXECUTED IN ACCORDANCE WITH THE CURRENT MISSOURI MINIMUM STANDARDS FOR PROPERTY SURVEYS (URBAN SURVEY 1:20,000)

LEGEND

LEGEND	
 @	IRON PIN SET (IPS)
	IRON PIN FOUND, AS NOTED
Å	BENCHMARK, AS NOTED
	BOLLARD
4	SIGN, AS NOTED
	SEWER CLEAN OUT
	SEWER MANHOLE
	FIRE HYDRANT
	WATER VALVE
	WATER METER
	ELECTRIC VAULT
ğ ————	TRAFFIC POLE
Ē ———	ELECTRIC METER
	OUTLET (ELECTRIC)
<u>ŏ</u>	ROOF DRAIN
	IRRIGATION VALVE
	GAS METER
₩	GATE POST
Ū ———	TELEPHONE BOX
MB	STORM MANHOLE
~ <u> </u>	PROPERTY LINE
	EASEMENT LINE
	SETBACK LINES
UGE	UNDERGROUND ELECTRIC
X	FENCE LINE
———— G ———	GAS LINE, AS NOTED
——— W ———	WATER LINE, AS NOTED
SS	SANITARY SEWER, AS NOTED
——— FOC ——	UNDERGROUND FIBER OPTIC
ST	STORM SEWER PIPE, AS NOTED
	OVERHANG
	LIGHT POLE
	LIGHT POLE(2-WAY)

 \mathbf{O} Σ SUMMIT **_** ()

4086 فح Δ. -**N BLUE F** SUMMIT, 690 NM

FSU# 2859

REVISION SCHEDULENO.DATE

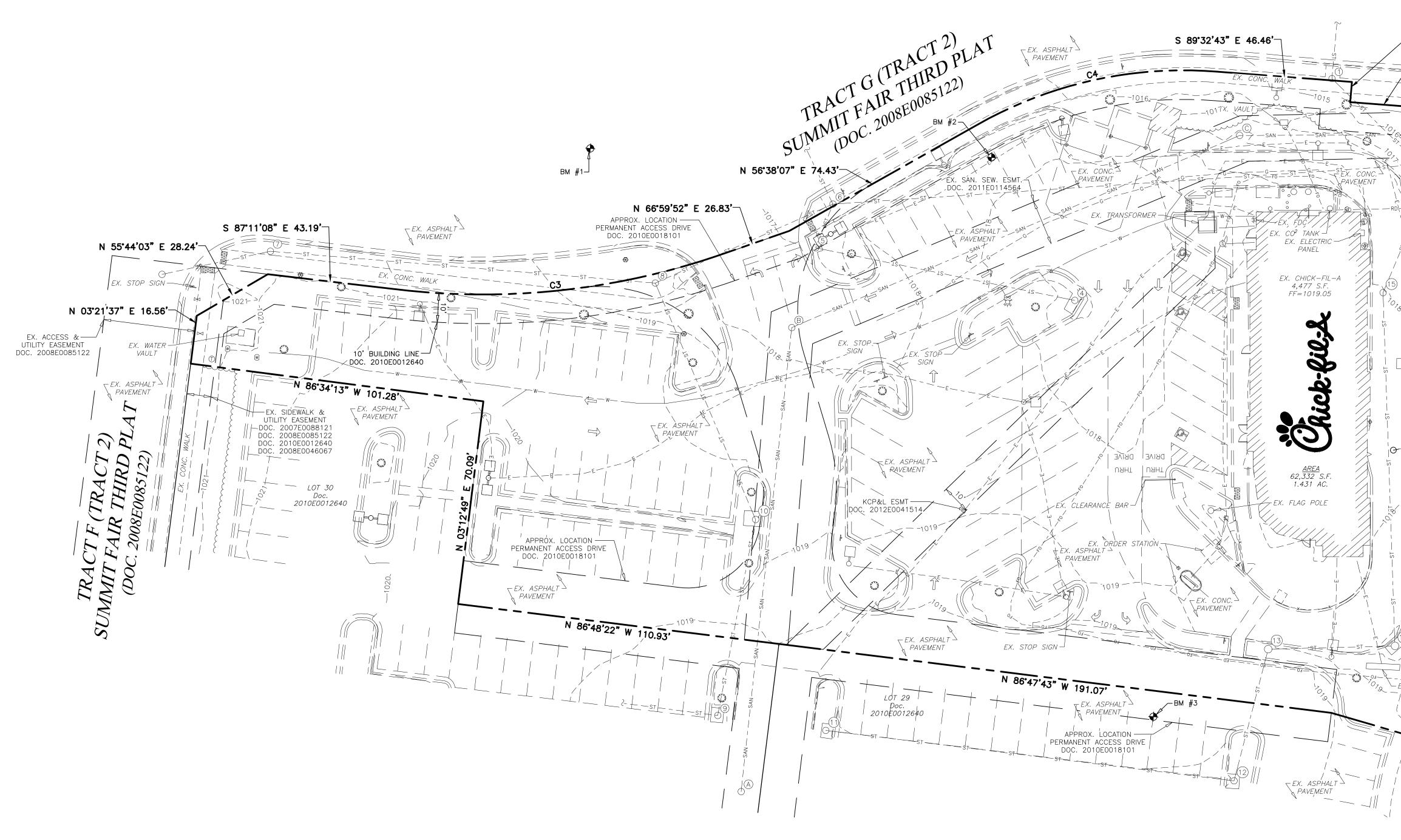
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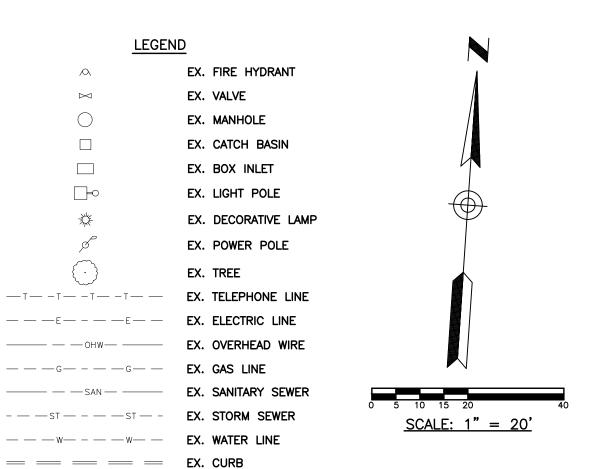
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DATE	<u>6 /13/23</u>
DRAWN BY	KAB/CLH
Information contribution this	loculos and to all dial

authorized project representativ

AS-BUILT SURVEY SHEET 1 OF 1 SHEET NUMBER C-010 CONTRACTOR RESPONSIBLE TO FIELD VERIFY LOCATIONS AND ELEVATIONS OF EXISTING UTILITY TIE-INS AND CROSSINGS AS SHOWN ON SITE PLANS (SANITARY, STORM, WATER, GAS, ELECTRIC, PHONE, ETC.) PRIOR TO THE START OF CONSTRUCTION. CONTACT ALLAN WILEY AT GBC DESIGN, INC., 330-836-0228, WITH ANY CONCERNS OR CONFLICTS PRIOR TO THE START OF CONSTRUCTION. CONTRACTOR TO VERIFY THE THICKNESS OF ANY OFF-SITE PAVEMENT (ASPHALT AND CONCRETE) AND SIDEWALK SO THE RESTORATION WORK IS INCLUDED IN THE BID.

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EXISTING STORM SEWER STRUCTURE SCHEDULE



Chick-fil-A 5200 Buffington Road Atlanta, Georgia 30349-2998

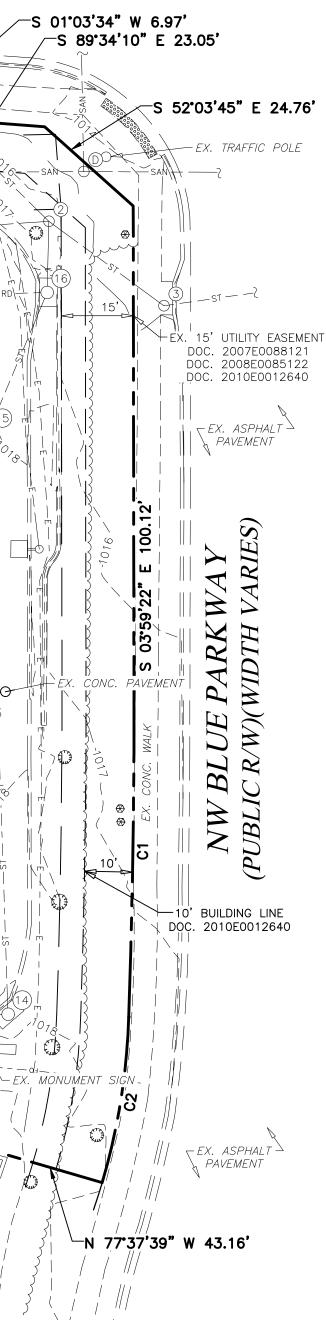




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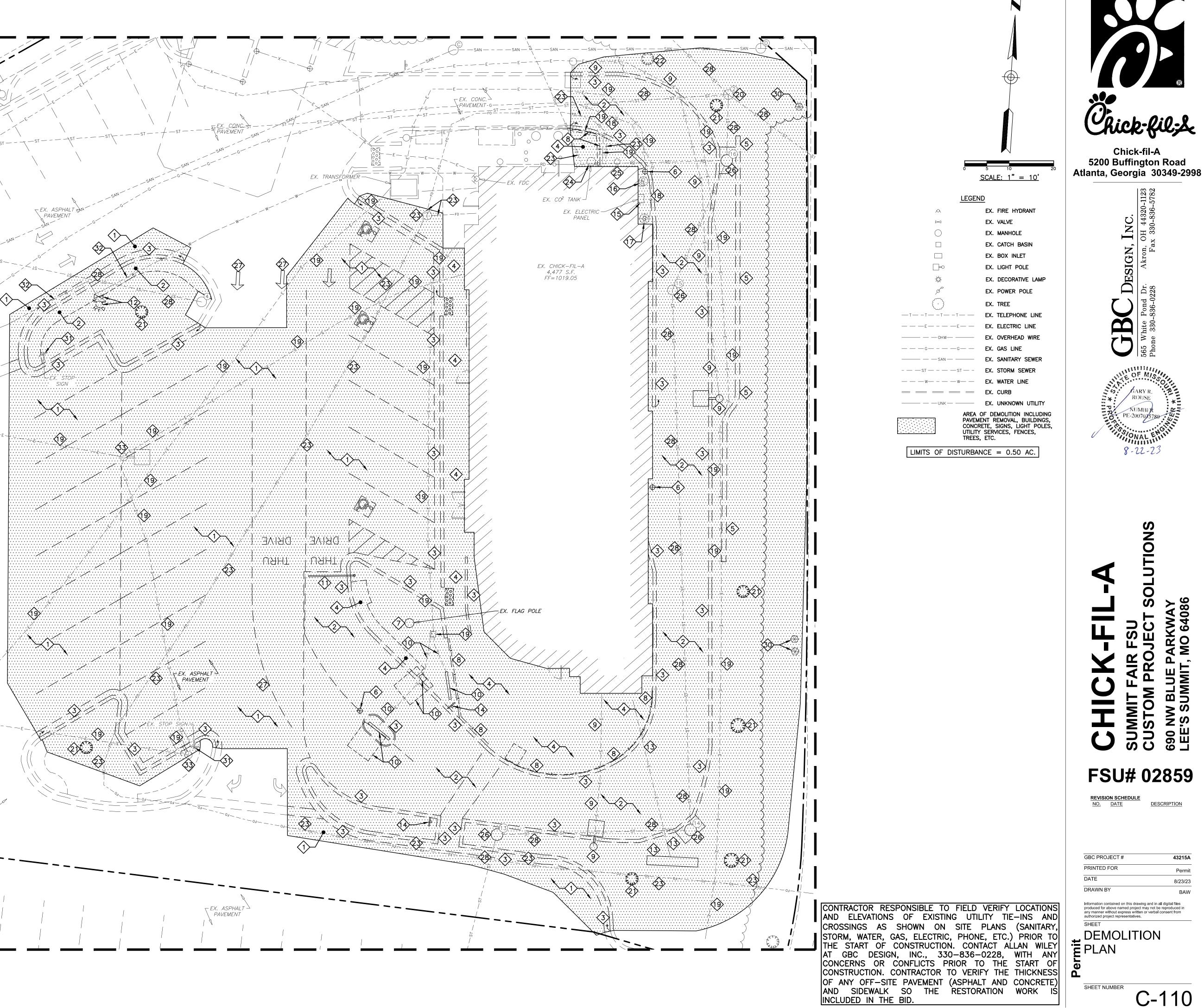


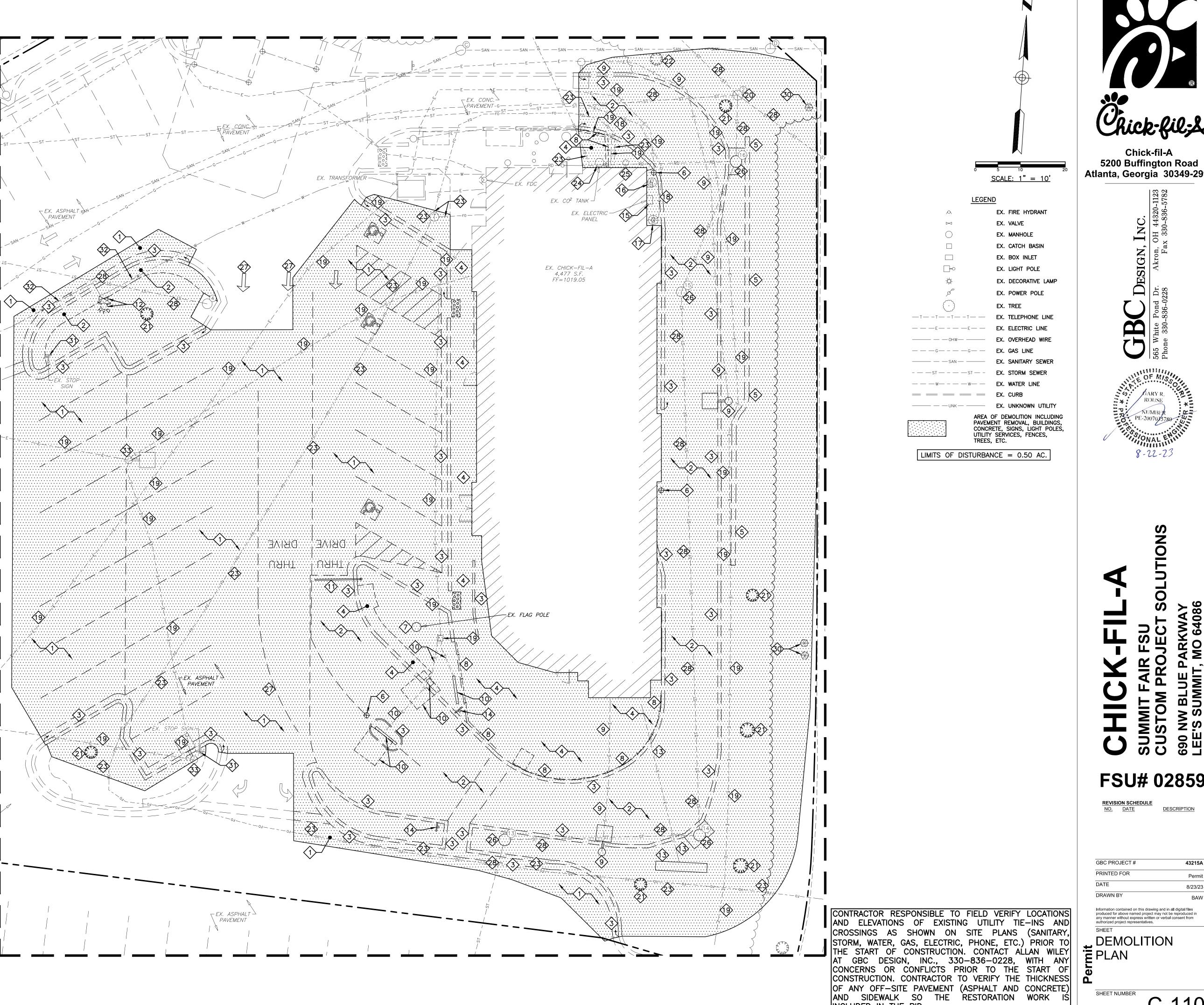


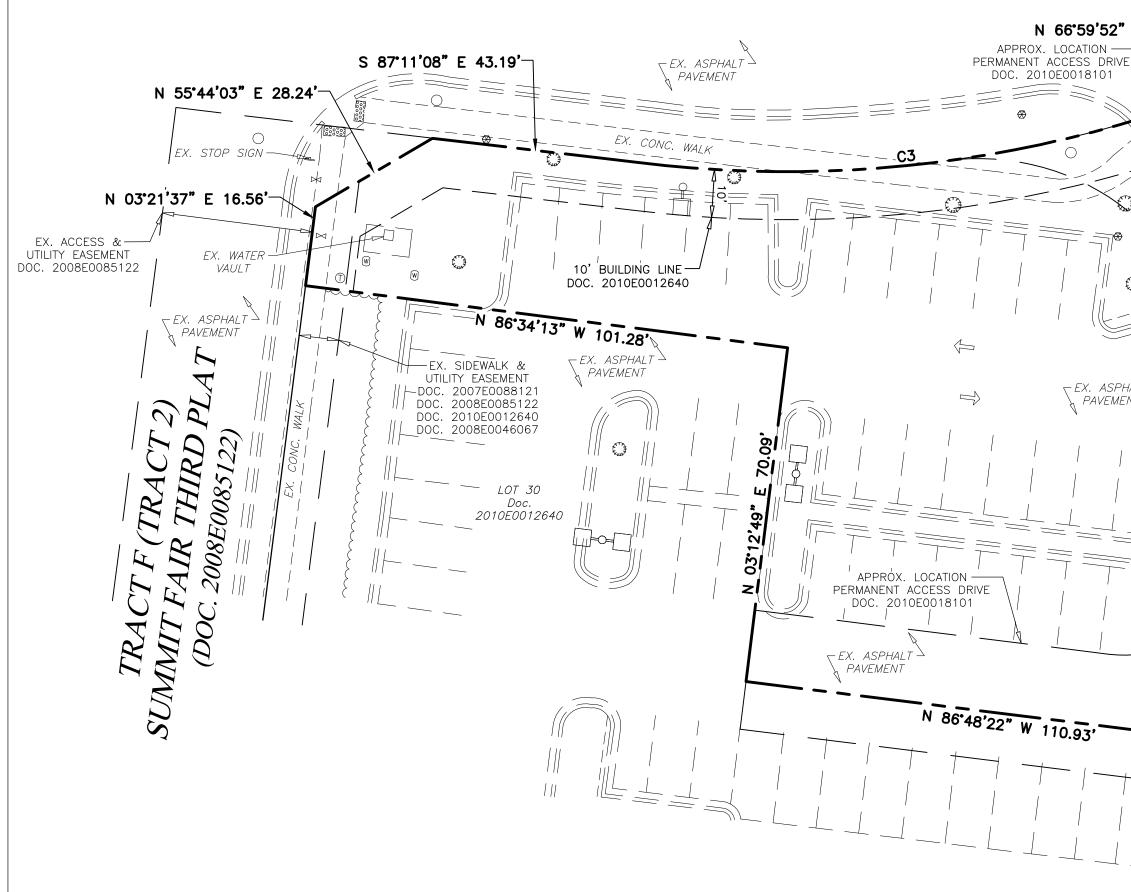
1.	EX. CURB INLET M.H. TOP 1014.53 INV. 1005.83, 18" N INV. 1005.83, 18" SE
2.	EX. STM. M.H. TOP 1016.97 INV. 1004.77, 18" NW INV. 1003.77, 36" SE INV. 1003.77, 36" W INV. 1010.97, 24" S
3.	EX. CURB INLET M.H. TOP 1014.99 INV. 1002.94, 36" NW INV. 1002.94, 36" E
4.	EX. CATCH BASIN TOP 1017.55 INV. 1014.40, 12"W
5.	EX. CURB INLET M.H. TOP 1017.61 INV. 1013.51, 12" E INV. 1013.51, 12" N
6.	EX. CURB INLET M.H. TOP 1016.90 INV. 1012.80, 12" S INV. 1005.95, 36" E INV. 1006.11, 24" NW INV. 1005.95, 30" SW
7.	EX. STM. M.H. TOP 1020.73 INV. 1012.13, 18" W INV. 1012.13, 18" E
8.	EX. STM. M.H. TOP 1018.55 INV. 1009.60, 18" W INV. 1007.50, 30" NE INV. 1008.95, 24" SE
9.	EX. CURB INLET M.H. TOP 1018.83 INV. 1011.03, 24" W INV. 1011.03, 24" N
10.	EX. CURB INLET M.H. TOP 1019.14 INV. 1010.24, 24" S INV. 1010.24, 24" NW
11.	EX. CATCH BASIN TOP 1018.32 INV. 1014.42, 15" E
12.	EX. CURB INLET M.H. TOP 1018.24 INV. 1013.14, 15" W INV. 1013.14, 18" N
13.	EX. CURB INLET M.H. TOP 1019.06 INV. 1012.66, 18" S INV. 1012.66, 24" E
14.	EX. CURB INLET M.H. TOP 1017.77 INV. 1012.32, 24"W INV. 1012.32, 24"N
15.	EX. STM. M.H. TOP 1018.05 INV. 1012.00, 24" S INV. 1012.00, 24" N
16.	EX. CURB INLET M.H. TOP 1017.58 INV. 1011.48, 24"S INV. 1011.48, 24"N INV. 1013.38, 6"W
	<u>STING SANITARY SEWER</u> STRUCTURE SCHEDULE
А.	EX. SAN. M.H. TOP 1018.95 INV. 1012.30, 8" N
В.	EX. SAN. M.H. TOP 1017.52 INV. 1010.87, 8"S INV. 1010.87, 8"NE
С.	EX. SAN. M.H. TOP 1018.43 INV. 1008.63, 8" SW INV. 1008.63, 8" E
D.	EX. SAN. M.H. TOP 1014.62 INV. 1007.37, 8"W INV. 1006.02, 8"E INV. 1006.02, 8"N

DEMOLITION NOTES

- (1) EXISTING ASPHALT PAVEMENT TO BE SAWCUT FULL DEPTH AND REMOVED AS NEEDED FOR NEW CONSTRUCTION
- EXISTING CONCRETE PAVEMENT TO BE SAWCUT AND REMOVED AS NEEDED FOR NEW CONSTRUCTION
- 3 EXISTING CONCRETE CURB TO BE SAWCUT AND REMOVED AS NEEDED FOR NEW CONSTRUCTION
- EXISTING CONCRETE SIDEWALK TO BE SAWCUT AT NEAREST JOINT AND REMOVED AS NEEDED FOR NEW CONSTRUCTION
- 5 EXISTING WALL TO BE REMOVED
- (6) EXISTING BOLLARD TO BE REMOVED
- $\langle 7 \rangle$ EXISTING FLAG POLE TO BE REMOVED
- (8) EXISTING RAILING TO BE REMOVED
- (9) EXISTING LIGHT POLE & ASSOCIATED UTILITIES TO BE RELOCATED
- (1) EXISTING ORDER STATION & ASSOCIATED UTILITIES TO BE REMOVED
- (1) EXISTING CLEARANCE BAR TO BE REMOVED
- $\langle 12 \rangle$ EXISTING HYDRANT ASSEMBLY TO BE RELOCATED
- (3) EXISTING MONUMENT SIGN & ASSOCIATED UTILITIES TO BE RELOCATED
- (14) EXISTING SIGN TO BE REMOVED
- (15) EXISTING UTILITY PANEL TO REMAIN
- (16) EXISTING ELECTRIC METER TO REMAIN
- (↑) EXISTING GAS METER TO REMAIN
- (18) EXISTING GAS SERVICE TO REMAIN
- (19) EXISTING ELECTRIC TO REMAIN
- 2 EXISTING STORM STRUCTURE TO REMAIN. CONTRACTOR TO ADJUST TO PROPOSED CONDITIONS SHOWN ON SHEETS C-300, C-301, AND C-302
- ⟨2⟩ EXISTING TREE TO BE REMOVED
- $\langle 2 \rangle$ EXISTING TREE TO REMAIN
- $\langle 2 \rangle$ EXISTING COMMUNICATIONS TO REMAIN
- $\langle 24 \rangle$ EXISTING CO2 TANK TO REMAIN
- (25) EXISTING DOWNSPOUT TO REMAIN
- EXISTING STORM STRUCTURE TO REMAIN. CONTRACTOR TO MODIFY CURB INLET TO CATCH BASIN FRAME & GRATE AND ADJUSTED TO PROPOSED CONDITIONS SHOWN ON SHEETS C-300, C-301, AND C-302
- EXISTING PAINT STRIPING TO BE BLACKED OUT AS NEEDED FOR NEW LAYOUT
- 28 EXISTING STORM SEWER TO REMAIN
- EXISTING STORM STRUCTURE TO REMAIN. CONTRACTOR TO REPLACE SOLID MANHOLE COVER WITH HEAVY DUTY OPEN GRATE COVER.
- 30 EXISTING IRRIGATION TO REMAIN
- $\langle 3 \rangle$ EXISTING SIGN TO REMAIN
- $\langle 3 \rangle$ existing water line to remain
- 3 EXISTING LIGHT POLE TO REMAIN



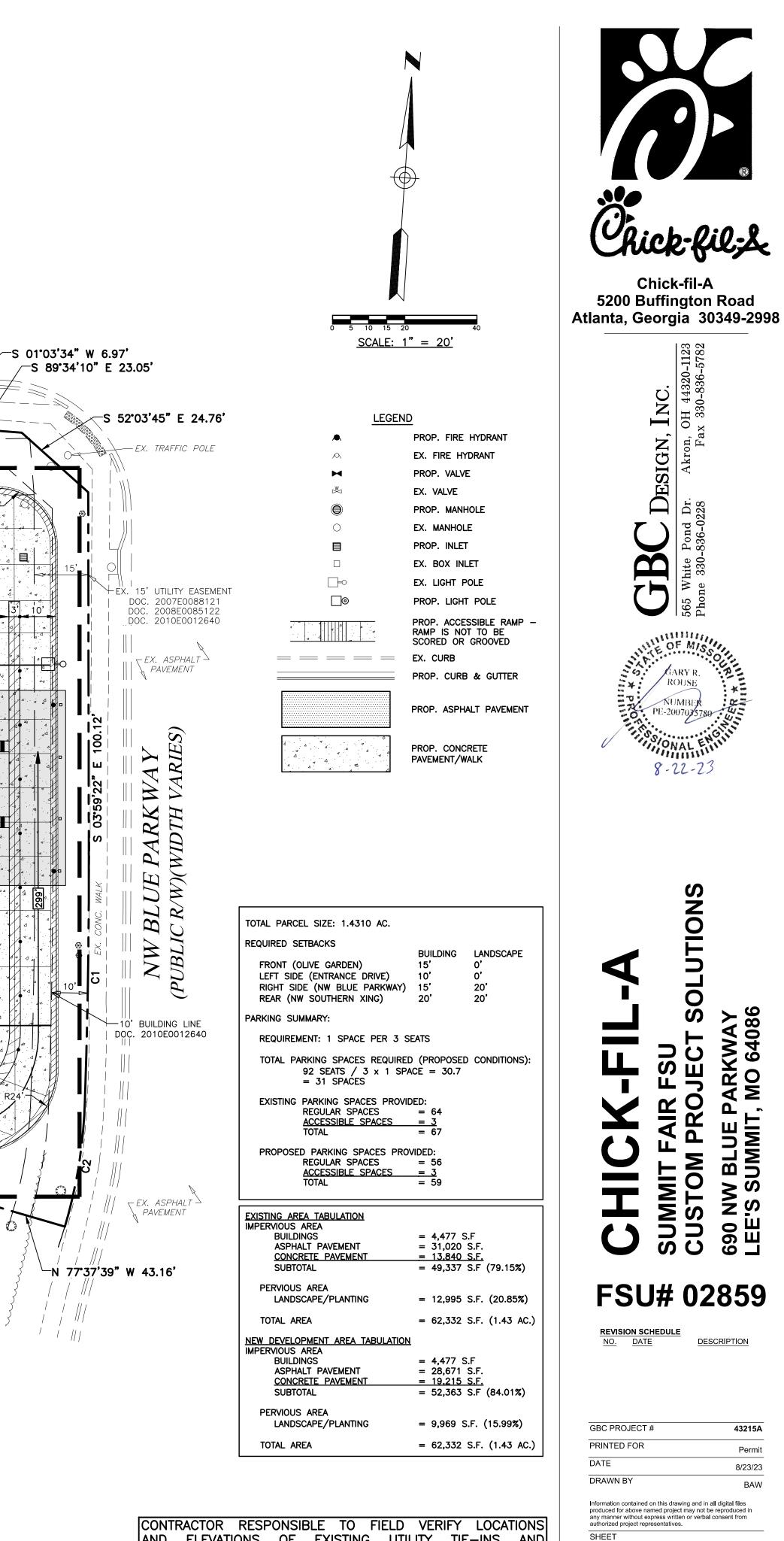




TRACT	$p_{PLAT}^{(2)}$	PAVEMENT	S 89'32'43" E 46.46'	
TRACT G (TRACT TRACT G (TRAIN TRACT FAIR THIR SUMMIT FAIR 2008E0085 (DOC. 2008E0085	122)		EX. CONC.	
2" E 26.83'	EX. SAN. SEW. ESI	MT. 64		
IVE	EX. ASPHALT	EX. TRANSFORM		EX. FDC CO ² TANK EX. ELECTRIC PANEL 2' 10' 3
				EX. CHICK-FIL-A 4,477 S.F. FF=1019.05
EX. STOP SIGN SIGN EX. STOP SIGN SIGN				A SA III
			4 4 4 7 0 4 4 4 4 4 4 4 6.2' 4 4 4 4 4 4 4 4 4 4 4 4 4 4 4 4 4 4 4	
Image: Second	19.2'(EX.) ²	19.2'(EX.) 20.2'		AREA 62,332 S.F. 1.431 AC.
		R2'		
		R2'	R1.1'	R19'
		R18.8 86°47'43" W 191.07'	B'R10'- R61'-	R206' R20' R20' R20' R20' R20' R20' R20' R20
$\begin{array}{c c c c c c c c c c c c c c c c c c c $		APPROX. LOCATION - PERMANENT ACCESS DRIVE DOC. 2010E0018101		
		SEE SITE PLAN SHEET C-210		EX. ASPHALT
)

CURVE TABLE						
CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD LENGTH	CHORD BEARING
C1	68.82'	1763.73'	2•14'08"	34.41'	68.82'	S 02 ° 58'44" E
C2	35.02'	134.24'	14 ° 56'42"	17.61'	34.92'	S 05°11'45" W
C3	112.23'	251.22'	25 ° 35'45"	57.07'	111.30'	N 80°21'15" E
C4	85.17'	143.26'	34 ° 03'55"	43.89'	83.92'	N 73 ° 40'38" E

FLOOD ZONE DESIGNATION: THIS PROPERTY IS LOCATED WITHIN AN AREA HAVING ZONE DESIGNATIONS OF "X" BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, ON FLOOD INSURANCE RATE MAP NO.29095C0417G, WITH A MAP REVISED DATE OF JANUARY 20, 2017, IN CITY OF LEE'S SUMMIT, JACKSON COUNTY IS THE CURRENT FLOOD INSURANCE RATE MAP FOR THE COMMUNITY IN WHICH SAID PROPERTY IS SITUATED.



AND ELEVATIONS OF EXISTING UTILITY TIE-INS AND CROSSINGS AS SHOWN ON SITE PLANS (SANITARY, STORM, WATER, GAS, ELECTRIC, PHONE, ETC.) PRIOR TO THE START OF CONSTRUCTION. CONTACT ALLAN WILEY AT GBC DESIGN, INC., 330-836-0228, WITH ANY CONCERNS OR CONFLICTS PRIOR TO THE START OF CONSTRUCTION. CONTRACTOR TO VERIFY THE THICKNESS OF ANY OFF-SITE PAVEMENT (ASPHALT AND CONCRETE) AND SIDEWALK SO THE RESTORATION WORK IS INCLUDED IN THE BID.

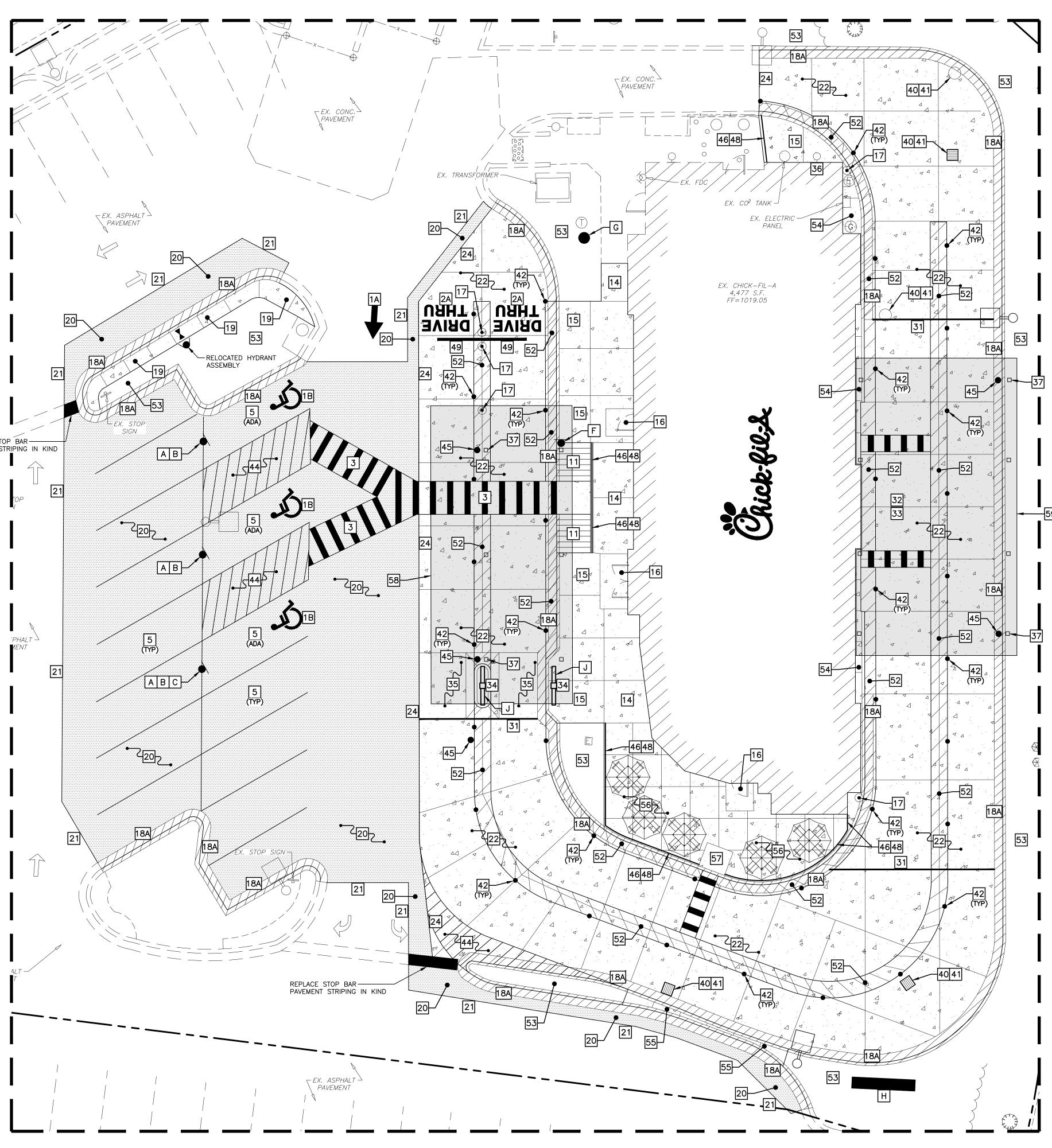
SHEET NUMBER C-200

SITE PLAN

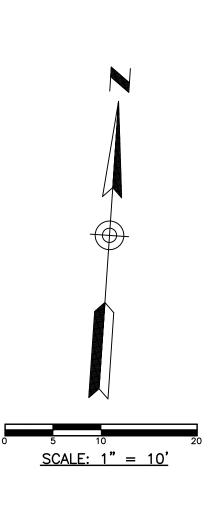
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SITE	AILS 9, 10, 11, & 12 ON SHEET C-402 PLAN DESIGN NOTES & KEY PLAN			
1A	PAINTED DIRECTIONAL ARROW	DETAIL	1A/C-400	1
1B	PAINTED ACCESSIBILITY PARKING SYMBOL	DETAIL	1B/C-400	
2A	PAINTED DRIVE-THRU GRAPHIC	DETAIL	2A/C-400	
2B	PAINTED STOP BAR GRAPHIC		2B/C-400	
3	CROSSWALK MARKING		3/C-400	
4	MULTI-LANE DIRECTIONAL GRAPHICS STANDARD OR ACCESSIBLE PARKING STALL PER CODE	DETAIL	,	
6	SOLID PLASTIC WHEEL STOP		•	
7	BOLLARD MOUNTED SIGN			
8	CURB RAMP W/ SHORT FLARED SIDES (GRASSED AREAS)			
9	CURB RAMP W/ FLARED SIDES (IN SIDEWALK)	DETAIL	9/C-400	
10	RETURNED CURB ACCESSIBLE RAMP		-10/C-400	
11	SIDEWALK ACCESSIBLE RAMP	DETAIL	1/C-401	
12	DETECTABLE WARNING DEVICE		2/C-401	
13	TYPICAL ADA RAMP & HANDRAIL		3/C-401	•
14	CONCRETE SIDEWALK		4/C-401	
15	CONCRETE SIDEWALK W/ CURB & GUTTER		5/C-401	
16	ENTRY DOOR FROST SLAB DETAIL		6/C-401	
17 18	CONCRETE BOLLARD CONCRETE CURB & GUTTER		7/C-401 8/C-401	
10	18A SPILLING CURB & GUTTER			
	18B CATCHING CURB & GUTTER			
	18C DEPRESSED SPILLING CURB & GUTTER			
	18D DEPRESSED CATCHING CURB & GUTTER		_	I
	18E SPILLING GUTTER SECTION AT ACCESSIBLE RAMP	1/////	_	I
	18F CATCHING GUTTER SECTION AT ACCESSIBLE RAMP		_	
	18G MOUNTABLE CURB & GUTTER			P
19	LANDSCAPE & IRRIGATION PROTECTOR		9/C-401	
20	TYPICAL HMAC PAVEMENT SECTION		1/C-402	
21	BUTT JOINT		2/C-402	
22	CONCRETE PAVEMENT DRIVE-THRU LANE		3/C-402	REPLACE STOP PAVEMENT STRI
23	CONCRETE APRON AT TRASH ENCLOSURE		-4/C-402	
24	PAVEMENT EDGE DETAIL (START AND END OF DRIVE–THRU LANES)	DETAIL	5/C-402	1
25	CONCRETE PAVEMENT SECTIONS		6/C-402	
26	TRANSVERSE & LONGITUDINAL CONTRACTION JOINT	DETAIL	7/C-402	
27	TRANSVERSE & LONGITUDINAL DOWELED CONSTRUCTION JOINT	F	8/C-402	
28	CONTRACTION JOINT	DETAIL	9/C-402	
29	KEYED CONSTRUCTION JOINT	DETAIL	10/C-402	
30	LONGITUDINAL BUTT JOINT		11/C-402	
31	EXPANSION JOINT		12/C-402	
32	DRIVE-THRU PLAN - FLUSH WITH FFE		1/C-403	
33	DRIVE-THRU ISOMETRIC	DETAIL	2/C-403	
34	DRIVE-THRU ORDER POINT ISLAND	DETAIL	3/C-403	
35	MENU BOARD LOOP DETECTION SYSTEM	DETAIL	4/C-403	
36	BUILDING DOWNSPOUT CONNECTION (TO SITE DRAINAGE SYSTE	EM) DETAIL	5/C-403	
37	CANOPY DOWNSPOUT CONNECTION (TO SITE DRAINAGE SYSTEM		6/C-403	
· ·		-	-	
38	SCREENED REFUSE ENCLOSURE (REFER TO ARCH PLANS FOR ADDITIONAL DETAILS)	-	-	1
	(REFER TO ARCH PLANS FOR ADDITIONAL DETAILS)		7/C-403	
39		DETAIL	7/C-403	
	(REFER TO ARCH PLANS FOR ADDITIONAL DETAILS) CLEAN—OUT (OUTSIDE OF BUILDING)	DETAIL	-7/C-403 -8/C-403	
39 40 41	(REFER TO ARCH PLANS FOR ADDITIONAL DETAILS) CLEAN-OUT (OUTSIDE OF BUILDING) THICKENED PAVEMENT @ STRUCTURES	DETAIL DETAIL DETAIL DETAIL DETAIL	7/C-403 8/C-403 9/C-403	
39 40	(REFER TO ARCH PLANS FOR ADDITIONAL DETAILS) CLEAN-OUT (OUTSIDE OF BUILDING) THICKENED PAVEMENT @ STRUCTURES STORM STRUCTURE WEEP HOLE DETAILS	DETAIL DETAIL DETAIL DETAIL DETAIL DETAIL	7/C-403 8/C-403 9/C-403 10/C-403	
39 40 41 42	(REFER TO ARCH PLANS FOR ADDITIONAL DETAILS) CLEAN-OUT (OUTSIDE OF BUILDING) THICKENED PAVEMENT @ STRUCTURES STORM STRUCTURE WEEP HOLE DETAILS YELLOW SAFETY POST	DETAIL DETAIL DETAIL DETAIL DETAIL DETAIL	7/C-403 8/C-403 9/C-403 10/C-403 1/C-404	
39 40 41 42 43	(REFER TO ARCH PLANS FOR ADDITIONAL DETAILS) CLEAN-OUT (OUTSIDE OF BUILDING) THICKENED PAVEMENT @ STRUCTURES STORM STRUCTURE WEEP HOLE DETAILS YELLOW SAFETY POST BIKE RACK	DETAIL DETAIL DETAIL DETAIL DETAIL DETAIL DETAIL DETAIL	-7/C-403 8/C-403 9/C-403 10/C-403 1/C-404 2/C-404	
 39 40 41 42 43 44 45 46 	(REFER TO ARCH PLANS FOR ADDITIONAL DETAILS) CLEAN-OUT (OUTSIDE OF BUILDING) THICKENED PAVEMENT @ STRUCTURES STORM STRUCTURE WEEP HOLE DETAILS YELLOW SAFETY POST BIKE RACK PAVEMENT STRIPING AREA	DETAIL DETAIL DETAIL DETAIL DETAIL DETAIL DETAIL DETAIL DETAIL	7/C-403 8/C-403 9/C-403 10/C-403 1/C-404 2/C-404 3/C-404	
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 39 40 41 42 43 44 45 46 47 48 	(REFER TO ARCH PLANS FOR ADDITIONAL DETAILS) CLEAN-OUT (OUTSIDE OF BUILDING) THICKENED PAVEMENT @ STRUCTURES STORM STRUCTURE WEEP HOLE DETAILS YELLOW SAFETY POST BIKE RACK PAVEMENT STRIPING AREA STORM SEWER CLEANOUT THICKENED SLAB EDGE AT RAILING CORE-DRILLS CONCRETE FLUME ALUMINUM HANDRAIL (REFER TO ARCH PLANS)	DETAIL DETAIL DETAIL DETAIL DETAIL DETAIL DETAIL DETAIL DETAIL	7/C-403 8/C-403 9/C-403 10/C-403 1/C-404 2/C-404 3/C-404 4/C-404 5/C-404	
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 39 40 41 42 43 44 45 46 47 48 49 50 51 	(REFER TO ARCH PLANS FOR ADDITIONAL DETAILS) CLEAN-OUT (OUTSIDE OF BUILDING) THICKENED PAVEMENT @ STRUCTURES STORM STRUCTURE WEEP HOLE DETAILS YELLOW SAFETY POST BIKE RACK PAVEMENT STRIPING AREA STORM SEWER CLEANOUT THICKENED SLAB EDGE AT RAILING CORE-DRILLS CONCRETE FLUME ALUMINUM HANDRAIL (REFER TO ARCH PLANS) DRIVE-THRU CLEARANCE BAR (REFER TO SIGNAGE PACKAGE) GREASE TRAP PROPOSED TRANSFORMER	DETAIL DETAIL DETAIL DETAIL DETAIL DETAIL DETAIL DETAIL DETAIL	7/C-403 8/C-403 9/C-403 10/C-403 1/C-404 2/C-404 3/C-404 4/C-404 5/C-404	
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CONTRACTOR	RESPONS	IBLE TO	FIELD	VERIFY
LOCATIONS	AND ELEVAT	IONS OF	EXISTING	UTILITY
TIE-INS AND) CROSSINGS	AS SHOWN	I ON SITE	PLANS
(SANITARY,	STORM, WATE	ER, GAS, E	ELECTRIC,	PHONE,
ETC.) PRIOF	R TO THE	START OF	CONSTR	UCTION.
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	228, WITH AN			
PRIOR TO TH	HE START OF	CONSTRUCT	ION. CONT	RACTOR
TO VERIFY	THE THICK	KNESS OF	ANY O	FF-SITE
PAVEMENT (ASPHALT AND) CONCRETE	E) AND SI	DEWALK
SO THE RES	TORATION WO	<u>RK IS INCLU</u>	<u>JDED IN TI</u>	HE BID.



PROP. FIRE HYDRANT

EX. FIRE HYDRANT

PROP. MANHOLE

PROP. VALVE

EX. MANHOLE

PROP. INLET

EX. BOX INLET

EX. CURB

EX. LIGHT POLE

PROP. LIGHT POLE

PROP. ACCESSIBLE RAMP -RAMP IS NOT TO BE SCORED OR GROOVED

PROP. CURB & GUTTER

PROP. ASPHALT PAVEMENT

PROP. CONCRETE PAVEMENT/WALK

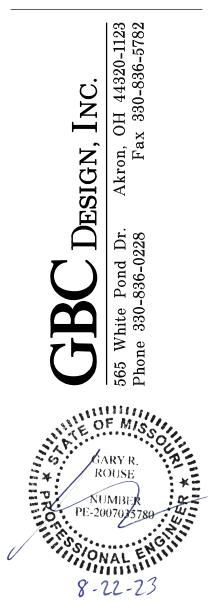
EX. VALVE

LEGEND

__-0



Chick-fil-A 5200 Buffington Road Atlanta, Georgia 30349-2998



ທ Z Ο ARKWAY MO 64086 S 690 NW BLUE F LEE'S SUMMIT, SUMMIT 5 FSU# 02859 **REVISION SCHEDULE**NO.DATE

GBC PROJECT #	43215A
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GRADING & UTILITY NOTES

- LOCATIONS OF ALL EXISTING AND PROPOSED SERVICES ARE APPROXIMATE AND MUST BE CONFIRMED INDEPENDENTLY WITH LOCAL UTILITY COMPANIES PRIOR TO COMMENCEMENT OF ANY CONSTRUCTION OR EXCAVATION. SANITARY SEWER AND ALL OTHER UTILITY SERVICE CONNECTION POINTS SHALL BE CONFIRMED INDEPENDENTLY BY THE CONTRACTOR IN FIELD PRIOR TO THE COMMENCEMENT OF CONSTRUCTION. ALL DISCREPANCIES SHALL BE REPORTED IMMEDIATELY IN WRITING TO THE ENGINEER. CONSTRUCTION SHALL COMMENCE BEGINNING AT THE LOWEST INVERT (POINT OF CONNECTION) AND PROGRESS UP GRADIENT. ALL PROPOSED INTERFACE POINTS (CROSSINGS) WITH EXISTING UNDERGROUND UTILITIES SHALL BE FIELD VERIFIED BY TEST PIT PRIOR TO COMMENCEMENT OF CONSTRUCTION.
- ALL UTILITIES AND SERVICES INCLUDING BUT NOT LIMITED TO GAS, WATER, ELECTRIC, SANITARY AND STORM SEWER, TELEPHONE, CABLE, FIBER OPTIC CABLE, ETC. WITHIN THE LIMITS OF DISTURBANCE SHALL BE VERTICALLY AND HORIZONTALLY LOCATED. THE CONTRACTOR SHALL USE AND COMPLY WITH THE REQUIREMENTS OF THE APPLICABLE UTILITY NOTIFICATION SYSTEM TO LOCATE ALL THE UNDERGROUND UTILITIES. THE CONTRACTOR IS RESPONSIBLE FOR REPAIRS OF DAMAGE TO ANY EXISTING UTILITIES DURING CONSTRUCTION AT NO COST TO THE OWNER.
- IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO REVIEW ALL OF THE DRAWINGS AND SPECIFICATIONS ASSOCIATED WITH THE PROJECT WORK SCOPE PRIOR TO THE INITIATION OF CONSTRUCTION. SHOULD THE CONTRACTOR FIND A CONFLICT WITH THE DOCUMENTS RELATIVE TO THE SPECIFICATIONS OR THE RELATIVE CODES, IT IS THE CONTRACTOR'S RESPONSIBILITY TO NOTIFY THE PROJECT ENGINEER OF RECORD IN WRITING PRIOR TO THE START OF CONSTRUCTION. FAILURE BY THE CONTRACTOR TO NOTIFY THE PROJECT ENGINEER SHALL CONSTITUTE ACCEPTANCE OF FULL RESPONSIBILITY BY THE CONTRACTOR TO COMPLETE THE SCOPE OF WORK AS DEFINED BY THE DRAWINGS AND IN FULL COMPLIANCE WITH LOCAL REGULATIONS AND CODES.
- DEFINE AND LOCATE VERTICALLY AND HORIZONTALLY ALL ACTIVE UTILITY AND/OR SERVICE SYSTEMS THAT ARE TO BE REMOVED. THE CONTRACTOR IS RESPONSIBLE TO PROTECT AND MAINTAIN ALL ACTIVE SYSTEMS THAT ARE NOT BEING REMOVED/RELOCATED DURING SITE ACTIVITY.
- THE CONTRACTOR SHALL FAMILIARIZE THEMSELVES WITH THE APPLICABLE UTILITY SERVICE PROVIDER REQUIREMENTS AND IS RESPONSIBLE FOR ALL COORDINATION REGARDING UTILITY DEMOLITION AS IDENTIFIED OR REQUIRED FOR PROJECT. THE CONTRACTOR SHALL PROVIDE THE OWNER WRITTEN NOTIFICATION THAT THE EXISTING 10. ALL FILL, COMPACTION, AND BACKFILL MATERIALS REQUIRED FOR UTILITY INSTALLATION 18. UTILITIES AND SERVICES HAVE BEEN TERMINATED AND ABANDONED IN ACCORDANCE WITH JURISDICTION AND UTILITY COMPANY REQUIREMENTS.

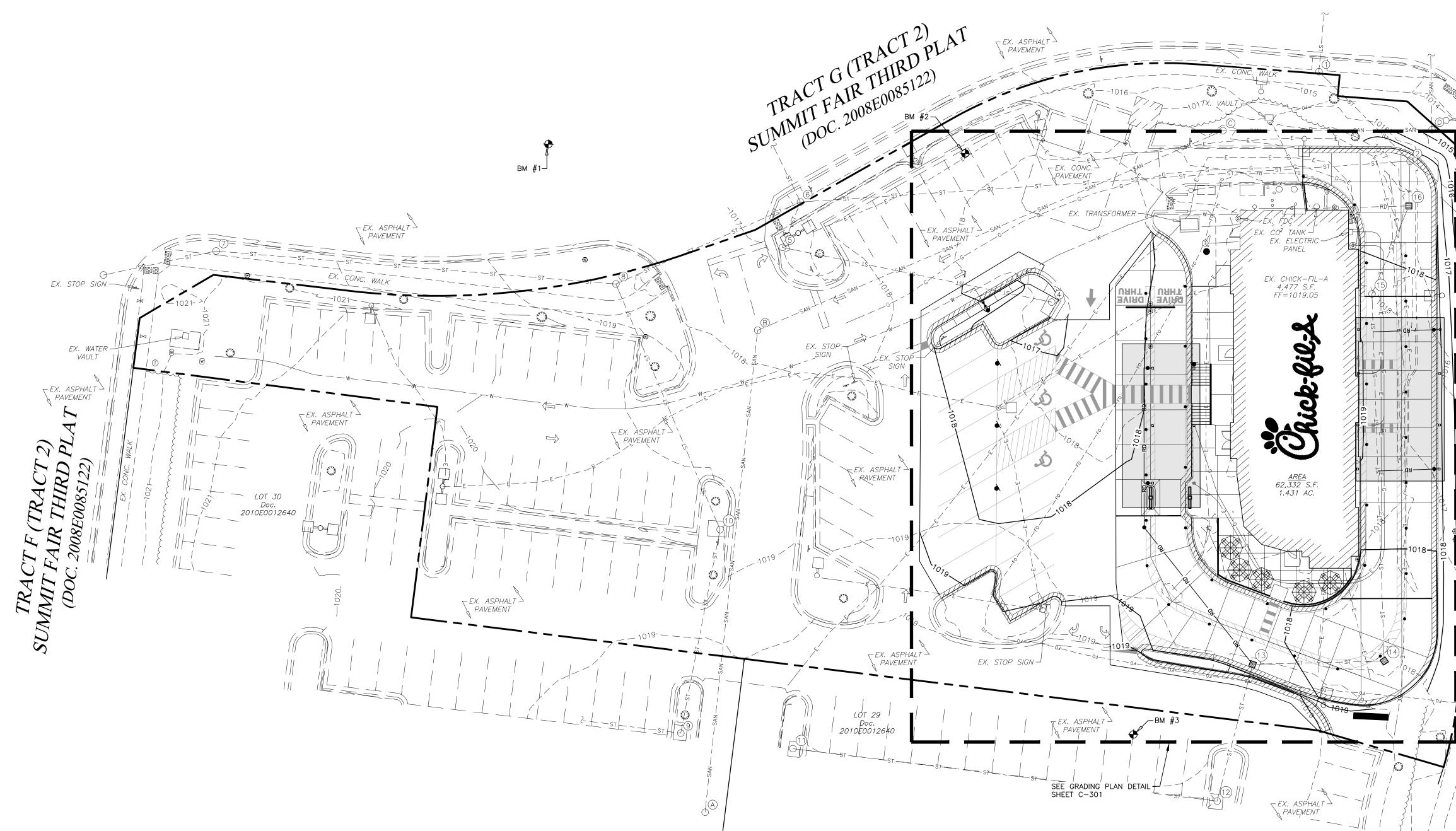
CONTRACTOR IS RESPONSIBLE FOR COORDINATION OF SITE PLAN DOCUMENTS AND 11. ARCHITECTURAL DESIGN FOR EXACT BUILDING UTILITY CONNECTION LOCATIONS, GREASE TRAP REQUIREMENTS/DETAILS, DOOR ACCESS, AND EXTERIOR GRADING. THE UTILITY SERVICE SIZES ARE TO BE DETERMINED BY THE ARCHITECT. THE CONTRACTOR SHALL COORDINATE INSTALLATION OF UTILITIES/SERVICES WITH THE INDIVIDUAL COMPANIES, TO AVOID CONFLICTS AND ENSURE PROPER DEPTHS ARE ACHIEVED. THE JURISDICTION UTILITY REQUIREMENTS SHALL ALSO BE MET. AS WELL AS COORDINATING THE UTILITY TIE-INS/CONNECTIONS PRIOR TO CONNECTING TO THE EXISTING UTILITY/SERVICE. WHERE CONFLICTS EXIST WITH THESE SITE PLANS, ENGINEER IS TO BE NOTIFIED PRIOR TO CONSTRUCTION TO RESOLVE SAME.

WATER SERVICE MATERIALS, BURIAL DEPTH, AND COVER REQUIREMENTS SHALL BE SPECIFIED BY THE LOCAL UTILITY COMPANY. CONTRACTOR'S PRICE FOR WATER SERVICE SHALL INCLUDE ALL FEES AND APPURTENANCES REQUIRED BY THE UTILITY TO PROVIDE A COMPLETE WORKING SERVICE.

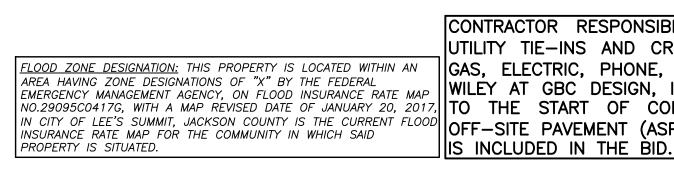
ALL NEW UTILITIES/SERVICES, INCLUDING ELECTRIC, TELEPHONE, CABLE TV, ETC. ARE 14. TO BE INSTALLED UNDERGROUND. ALL NEW UTILITIES/SERVICES SHALL BE INSTALLED IN ACCORDANCE WITH THE UTILITY/SERVICE PROVIDER INSTALLATION SPECIFICATIONS AND STANDARDS

SITE GRADING SHALL BE PERFORMED IN ACCORDANCE WITH THESE PLANS AND SPECIFICATIONS AND THE RECOMMENDATIONS SET FORTH IN THE GEOTECHNICAL REPORT. THE CONTRACTOR SHALL BE RESPONSIBLE FOR REMOVING AND REPLACING WITH SUITABLE MATERIALS AS SPECIFIED IN THE GEOTECHNICAL REPORT. ALL EXCAVATED OR FILLED AREAS SHALL BE COMPACTED AS OUTLINED IN THE GEOTECHNICAL REPORT. MOISTURE CONTENT AT TIME OF PLACEMENT SHALL BE SUBMITTED IN COMPACTION REPORT PREPARED BY A QUALIFIED GEOTECHNICAL ENGINEER. REGISTERED WITH THE STATE WHERE THE WORK IS PERFORMED, VERIFYING THAT ALL FILLED AREAS AND SUBGRADE AREAS WITHIN THE BUILDING PAD AREA AND AREAS TO BE PAVED HAVE BEEN COMPACTED IN ACCORDANCE WITH THESE PLANS AND SPECIFICATIONS AND THE RECOMMENDATIONS SET FORTH IN THE GEOTECHNICAL REPORT. SUBBASE MATERIAL FOR SIDEWALKS, CURB, OR ASPHALT SHALL BE FREE OF ORGANICS AND OTHER UNSUITABLE MATERIALS. SHOULD SUBBASE BE DEEMED UNSUITABLE BY OWNER OR OWNER'S REPRESENTATIVE, SUBBASE IS TO BE REMOVED 17. AND FILLED WITH APPROVED FILL MATERIAL COMPACTED AS DIRECTED BY THE GEOTECHNICAL REPORT.

SHALL BE AS PER THE RECOMMENDATIONS PROVIDED IN THE GEOTECHNICAL REPORT AND SHALL BE COORDINATED WITH THE APPLICABLE UTILITY COMPANY SPECIFICATIONS.



- THE CONTRACTOR SHALL COMPLY TO THE FULLEST EXTENT WITH THE LATEST OSHA STANDARDS AND REGULATIONS, OR ANY OTHER AGENCY HAVING JURISDICTION FOR EXCAVATION AND TRENCHING PROCEDURES. THE CONTRACTOR IS RESPONSIBLE FOR DETERMINING THE "MEANS AND METHODS" REQUIRED TO MEET THE INTENT AND PERFORMANCE CRITERIA OF OSHA, AS WELL AS ANY OTHER ENTITY THAT HAS JURISDICTION FOR EXCAVATION AND/OR TRENCHING PROCEDURES.
- PAVEMENT SHALL BE SAW CUT IN STRAIGHT LINES TO THE FULL DEPTH OF THE 12. EXISTING PAVEMENT. ALL DEBRIS FROM REMOVAL OPERATIONS SHALL BE REMOVED FROM THE SITE AT THE TIME OF EXCAVATION. STOCKPILING OF DEBRIS WILL NOT BE PERMITTED
- 13. THE TOPS OF EXISTING MANHOLES, INLET STRUCTURES, AND SANITARY CLEANOUT TOPS SHALL BE ADJUSTED, IF REQUIRED, TO MATCH PROPOSED GRADES IN ACCORDANCE WITH ALL APPLICABLE STANDARDS.
- THE CONTRACTOR IS RESPONSIBLE FOR VERIFICATION OF EXISTING TOPOGRAPHIC INFORMATION AND UTILITY INVERT ELEVATIONS PRIOR TO COMMENCEMENT OF ANY CONSTRUCTION. CONTRACTOR TO ENSURE 0.75% MINIMUM SLOPE ALONG ALL ISLANDS, GUTTERS, AND CURBS; 1.0% ON ALL CONCRETE SURFACES; AND 1.5% MINIMUM ON ASPHALT, TO PREVENT PONDING. ANY DISCREPANCIES THAT MAY AFFECT THE PUBLIC SAFETY OR PROJECT COST MUST BE IDENTIFIED TO THE ENGINEER IN WRITING IMMEDIATELY. PROCEEDING WITH CONSTRUCTION WITHOUT NOTIFICATION IS DONE SO AT THE CONTRACTOR'S OWN RISK.
- 15. PROPOSED TOP OF CURB ELEVATIONS ARE GENERALLY 6" ABOVE EXISTING LOCAL ASPHALT GRADE UNLESS OTHERWISE NOTED. FIELD ADJUST TO CREATE A MINIMUM OF 0.75% GUTTER GRADE ALONG CURB FACE. ENGINEER TO APPROVE FINAL CURBING CUT SHEETS PRIOR TO INSTALLATION.
- IN CASE OF DISCREPANCIES BETWEEN PLANS OR RELATIVE TO OTHER PLANS, THE SITE PLAN WILL TAKE PRECEDENCE. IMMEDIATELY NOTIFY THE ENGINEER IN WRITING OF ANY CONFLICTS.
- CONTRACTOR SHALL BE REQUIRED TO SECURE ALL NECESSARY PERMITS AND APPROVALS FOR ALL OFF-SITE MATERIAL SOURCES AND DISPOSAL FACILITIES. CONTRACTOR SHALL SUPPLY A COPY OF APPROVALS TO ENGINEER AND OWNER PRIOR TO INITIATING WORK.
- CONDITION OF EXISTING UNDERGROUND STORAGE TO BE DETERMINED PRIOR TO START OF CONSTRUCTION. AS DETERMINED BY INSPECTION OF EXISTING SYSTEM CLEANING MAY BE REQUIRED PRIOR TO START OF CONSTRUCTION. REPORT CONDITION TO PROJECT ENGINEER IN ADDITION TO MODIFICATION TO OUTLET PIPE OTHER ADJUSTMENTS TO SYSTEM MAY BE REQUIRED BASED ON CONDITION OF SYSTEM.



LEGI	END	
*	PROP. FDC	
\sim	EX. FIRE HYDRANT	
M	PROP. VALVE	
×	EX. VALVE	
	PROP. MANHOLE	
0	EX. MANHOLE	
	PROP. INLET	
	EX. GRADE	
×	PROP. TOP OF CURB ELEV.	
00.00	PROP. BOTTOM OF CURB ELEV.	100
00.00	PROP. FINISHED ELEVATION	
00.00	PROP. TOP OF WALL ELEV. PROP. BOTTOM OF WALL ELEV.	
	POSITIVE DRAINAGE	5200
- — — ST — - — — ST —	EX. STORM SEWER	Atlanta, C
ST	- PROP. STORM SEWER	
000	= PROP. CURB & GUTTER SCALE: 1" = 20'	
	- PROP. CONTOURS	
0́00́ (М.Е.)	MEET EXISTING ELEVATION	
	EXISTING STORM SEWER	
	STRUCTURE SCHEDULE	
	1. EX. CURB INLET M.H. TOP 1014.53 INV. 1005.83, 18" N INV. 1005.83, 18" SE	
	2. ЕХ. STM. М.Н.	
	TOP 1016.97 (EX.) TOP 1017.00 (PROP.)	
	INV. 1004.77, 18" NW INV. 1003.77, 36" SE	
EX. TRAFFIC POLE	INV. 1003.77, 36" W INV. 1010.97, 24" S	
	3. EX. CURB INLET M.H. TOP 1014.99	
	INV. 1002.94, 36" NW INV. 1002.94, 36" E	3
	4. EX. CATCH BASIN	
	TOP 1017.55 INV. 1014.40, 12" W	I P
	5. EX. CURB INLET M.H. TOP 1017.61	
	INV. 1013.51, 12" E INV. 1013.51, 12" N	
	6. EX. CURB INLET M.H.	
	TOP 1016.90 INV. 1012.80, 12" S	
$\begin{bmatrix} \bullet \\ \bullet $	INV. 1005.95, 36"E INV. 1006.11, 24"NW	
PAVEMENT	INV. 1005.95, 30" SW	
	7. EX. STM. M.H. TOP 1020.73	
	INV. 1012.13, 18" W INV. 1012.13, 18" E	
	8. EX. STM. M.H. TOP 1018.55	
	INV. 1009.60, 18" W INV. 1007.50, 30" NE	
	INV. 1008.95, 24" SE	
	9. EX. CURB INLET M.H. TOP 1018.83	
	INV. 1011.03, 24" W INV. 1011.03, 24" N	
	10. EX. CURB INLET M.H.	∣∣∎
	TOP 1019.14 INV. 1010.24, 24" S	
	INV. 1010.24, 24" NW 11. EX. CATCH BASIN	
	TOP 1018.32 INV. 1014.42, 15" E	
	12. EX. CURB INLET M.H.	
	TOP 1018.24 INV. 1013.14, 15"W	
	INV. 1013.14, 18" N	
	13. EX. CURB INLET M.H. PROP. CATCH BASIN TOP 1019.06 (EX.)	
	TOP 1018.30 (PROP.)	
	INV. 1012.66, 18" S INV. 1012.66, 24" E	
	14. EX. CURB INLET M.H. PROP. CATCH BASIN	
	TOP 1017.77 (EX.) TOP 1017.59 (PROP.)	
	INV. 1012.32, 24" W INV. 1012.32, 24" N	
	15. EX. STM. M.H.	FS
	TOP 1018.05 (EX.) TOP 1018.46 (PROP.)	FS
	INV. 1012.00, 24" S INV. 1012.00, 24" N	
	16. EX. CURB INLET M.H.	<u>REVISION</u> <u>NO.</u> <u>D</u>
EX. ASPHALT	PROP. CATCH BASIN TOP 1017.58 (EX.) TOP 1017.39 (PROP)	
	TOP 1017.39 (PROP.) INV. 1011.48, 24" S	
	INV. 1011.48, 24" N INV. 1013.38, 6" W	
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CONTRACTOR RESPONSIBLE TO FIELD VERIFY LOCATIONS AND ELEVATIONS OF EXISTING UTILITY TIE-INS AND CROSSINGS AS SHOWN ON SITE PLANS (SANITARY, STORM, WATER, FLOOD ZONE DESIGNATION: THIS PROPERTY IS LOCATED WITHIN AN AREA HAVING ZONE DESIGNATIONS OF "X" BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, ON FLOOD INSURANCE RATE MAP NO.29095C0417G, WITH A MAP REVISED DATE OF JANUARY 20, 2017, IN CITY OF LEE'S SUMMIT, JACKSON COUNTY IS THE CURRENT FLOOD INSURANCE RATE MAP FOR THE COMMUNITY IN WHICH SAID OFF-SITE PAVEMENT (ASPHALT AND CONCRETE) AND SIDEWALK SO THE RESTORATION WORK



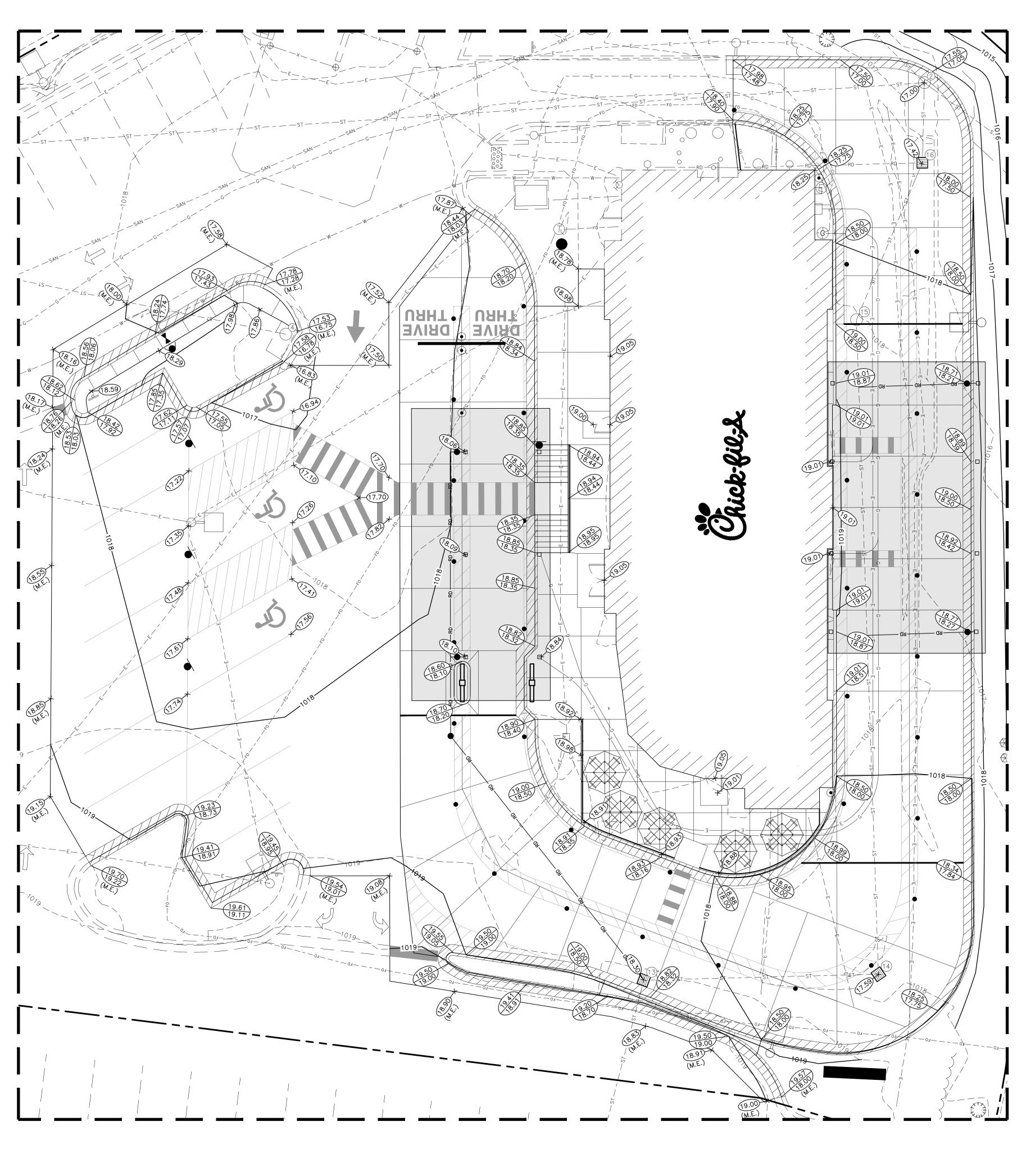
DESIGN, $\mathbf{\alpha}$ GARY R. ROUSF NUMBE

Ο ARKWAY MO 64086 S с С С Ц PRO 690 NW BLUE P LEE'S SUMMIT, SUMMIT F CUSTOM

U# 02859

DATE

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Chick-fil-A 5200 Buffington Road Atlanta, Georgia 30349-2998



SZ 0 ARKWAY MO 64086 S Ċ L 690 NW BLUE F LEE'S SUMMIT, Δ SUMMIT F CUSTOM C FSU# 02859

REVISION SCHEDULENO.DATE

DESCRIPTION



0 5 10	20
<u>SCALE: 1" =</u>	<u> 10'</u>
LEGEND	
*	PROP. FDC
$\langle O_{i}$	EX. FIRE HYDRANT
M	PROP. VALVE
X	EX. VALVE
	PROP. MANHOLE
0	EX. MANHOLE
	PROP. INLET
	EX. INLET
000.00	EX. GRADE
00.00 00.00	PROP. TOP OF CURB ELEV. PROP. BOTTOM OF CURB ELEV.
00.00	PROP. FINISHED ELEVATION
00.00 00.00	PROP. TOP OF WALL ELEV. PROP. BOTTOM OF WALL ELEV.
	POSITIVE DRAINAGE
- — — ST — - — — ST — -	EX. STORM SEWER
ST	PROP. STORM SEWER
\equiv \equiv \equiv \equiv \equiv	EX. CURB
	PROP. CURB & GUTTER
000	PROP. CONTOURS
000	EX. CONTOURS
(M.E.)	MEET EXISTING ELEVATION

CONTRACTOR RESPONSIBLE TO FIELD VERIFY LOCATIONS AND ELEVATIONS OF EXISTING UTILITY TIE-INS AND CROSSINGS AS SHOWN ON SITE PLANS (SANITARY, STORM, WATER, GAS, ELECTRIC, PHONE, ETC.) PRIOR TO THE START OF CONSTRUCTION. CONTACT ALLAN WILEY AT GBC DESIGN, INC., 330–836–0228, WITH ANY CONCERNS OR CONFLICTS PRIOR TO THE START OF CONSTRUCTION. CONTRACTOR TO VERIFY THE THICKNESS OF ANY OFF-SITE PAVEMENT (ASPHALT AND CONCRETE) AND SIDEWALK SO THE RESTORATION WORK IS INCLUDED IN THE BID.

PROJECT DESCRIPTION: THE SITE IS AN EXISTING CHICK-FIL-A RESTAURANT AND IS BEING DISTURBED TO MODIFY THE PARKING LOT AND DRIVE THRU. AREA OF DISTURBANCE IS APPROXIMATELY 0.50 ACRES.

SCHEDULE OF CONSTRUCTION ACTIVITY: THE CONTRACTOR SHALL IMPLEMENT ALL EROSION CONTROL MEASURES PRIOR

TO OTHER CONSTRUCTION ACTIVITY. ALL EROSION CONTROL MEASURES PRIOR TO OTHER CONSTRUCTION ACTIVITY. ALL EROSION CONTROL MEASURES MUST REMAIN FUNCTIONAL UNTIL THE SITE HAS BEEN STABILIZED UNLESS OTHERWISE STATED ON THE PLAN. SEE SEQUENCE OF CONSTRUCTION ACTIVITIES. SHT. C-310 AND SWPPP REPORT.

EROSION CONTROL NOTES:

DIVERSION CHANNELS AND PERIMETER CONTROLS SHALL BE IMPLEMENTED AS A FIRST STEP OF GRADING AND WITHIN 7 DAYS FROM THE START OF GRUBBING AND SHALL CONTINUE TO FUNCTION UNTIL UPLAND AREAS ARE STABILIZED. BMP'S SHOULD BE CLEANED OUT ONCE CAPACITY HAS BEEN REDUCED BY 40 %.

EROSION CONTROL BLANKETS WITH MATTING WILL BE USED ON DITCHES GREATER THAN 1.5% AND ALL OTHER SLOPES GREATER THAN 6 % GRADE. CONTRACTOR IS RESPONSIBLE FOR EROSION CONTROL.

NO SOLID OR LIQUID WASTE SHALL BE DISCHARGED INTO STORM WATER RUNOFF.

ALL EROSION AND SEDIMENT CONTROL PRACTICES MUST MEET THE STANDARDS AND SPECIFICATIONS OF THE CITY OF JOPLIN, MO.

OTHER EROSION AND SEDIMENT CONTROL ITEMS MAY BE NECESSARY DUE TO ENVIRONMENTAL CONDITIONS.

CONTRACTOR IS RESPONSIBLE TO PICK UP/CLEAN UP ANY LITTER, CONSTRUCTION DEBRIS AND/OR CONSTRUCTION CHEMICALS EXPOSED TO STORM WATER PRIOR TO ANTICIPATED STORM EVENTS OR WIND EVENTS AS FORECASTED BY LOCAL WEATHER.

DUST SUPPRESSANTS ARE REQUIRED AS NEEDED.

OFF-SITE VEHICLE TRACKING SEDIMENT SHALL BE MINIMIZED. CONSTRUCTION VEHICLES ARE LIMITED TO THE CONSTRUCTION ACCESS ROAD NOTED ON THE PLAN

REGULAR INSPECTION AND MAINTENANCE WILL BE PROVIDED FOR ALL EROSION AND SEDIMENT CONTROL PRACTICES. PERMANENT RECORDS OF MAINTENANCE AND INSPECTIONS MUST BE KEPT THROUGHOUT THE CONSTRUCTION PERIOD. PROVIDED WILL BE NAME OF INSPECTOR, MAJOR OBSERVATIONS, DATED OF INSPECTION AND CORRECTIVE MEASURES TAKEN.

SILT FENCES ARE TO BE INSTALLED IN FRONT OF STORM INLETS AND FILL AREAS BEFORE STARTING CONSTRUCTION PER MANUFACTURERS RECOMMENDATIONS.

SILT FENCES ARE TO BE CONSTRUCTED ON THE OUTSIDE OF ALL STOCK PILES.

ALL EROSION CONTROL MEASURES TO BE MAINTAINED BY CONTRACTOR UNTIL PROJECT COMPLETION AND THEN REMOVED.

SEDIMENT TO BE REMOVED FROM SILT FENCE AS NECESSARY AND MUST BE REMOVED WHEN DESIGN CAPACITY HAS BEEN REDUCED BY 50%.

ANY DE-WATERING ACTIVITY SHALL INCLUDE A DIRT BAG OR DANDY BAG AT THE END OF PUMPING DISCHARGE LINE PRIOR TO ENTERING INTO THE STORM SEWER.

EXISTING MAX. SLOPE TO OUTFALL = 25.0% EXISTING MIN. SLOPE TO OUTFALL = 1.0%

POST-CONSTRUCTION MAX. SLOPE TO OUTFALL = 33.3% POST-CONSTRUCTION MIN. SLOPE TO OUTFALL = 1.0%

PRE CONSTRUCTION RUNOFF COEFFICIENT = 0.81 POST CONSTRUCTION RUNOFF COEFFICIENT = 0.85

PRE CONSTRUCTION IMPERVIOUS AREA = 49,337 S.F. (79.15%) POST CONSTRUCTION IMPERVIOUS AREA = 52,363 S.F. (84.01%)

RECEIVING WATER:

EXISTING TOPOGRAPHY: CURRENTLY THE SITE IS A CHICK-FIL-A RESTAURANT INSPECT OUTFALLS AND FIX SITE BASED ON THE INSPECTIONS. REVISE SWPPP IF APPROPRIATE.

THERE IS NO INDUSTRIAL/NON-CONSTRUCTION DISCHARGE ASSOCIATED WITH THIS PROJECT.

TEMPORARY SEEDING IS REQUIRED WHEN GRADING OPERATIONS ARE TEMPORARILY HALTED FOR OVER 14 DAYS, AND ON STOCKPILES. PERMANENT SEEDING IS REQUIRED WHEN GRADING OPERATIONS ARE COMPLETED AND/OR CONSTRUCTION OPERATIONS WILL NOT IMPACT THE DISTURBED AREA. SEED AREAS THAT SHOW SIGNS OF EROSION.

OFFSITE ACCUMULATION OF SEDIMENT WILL BE REMOVED, YET IF A STREAM IS REACHED, CONTACT WATER POLLUTION CONTROL FIRST.

NO TOXIC OR HAZARDOUS WASTES SHALL BE DISPOSED INTO STORM DRAINS, SEPTIC TANKS, OR BY BURYING, BURNING, OR MIXING WASTES. IF ANY ITEMS DESCRIBED NEED DISPOSED OF, CONTRACTOR SHALL CONTACT CITY OF JOPLIN TO DETERMINE PREFERRED LOCAL RECYCLE LOCATION.

CONTRACTOR TO KEEP BRICKS, HARDENED CONCRETE, AND SOIL WASTE FREE FROM CONTAMINATION WHICH MAY LEACH CONSTITUENTS TO WATERS OF THE STATE.

ALL CONTAINERS MUST BE COVERED AND LEAK-PROOF.

OPEN BURNING IS NOT ALLOWABLE.

CONTRACTOR TO MAINTAIN A RAIN GUAGE ON SITE OR NEARBY REFERENCE FOR RECORDS. INSPECTORS OF THE SITE MUST HAVE COMPLETED THE WFC FUNDAMENTALS OF EROSION PREVENTION AND SEDIMENT CONTROL (EPSC) COURSE.

REMOVAL OF ALL TEMPORARY EROSION CONTROL DEVICES UPON FINAL STABILIZATION & REMOVAL OF SEDIMENT IN THE DRAIN INLET FILTRATION DEVICES ACCORDING TO STATE AND LOCAL REGULATIONS.

SEQUENCE OF CONSTRUCTION ACTIVITY

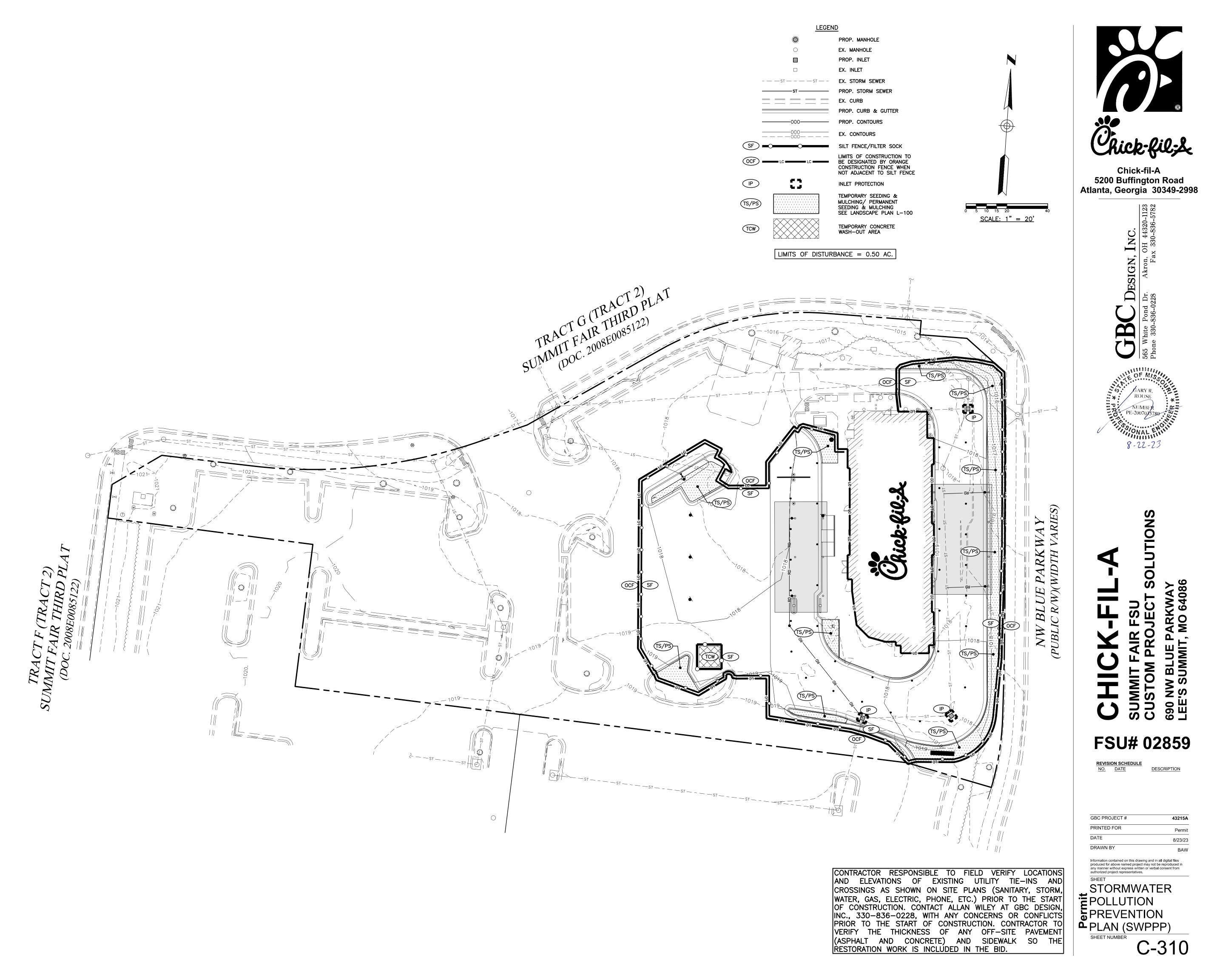
THE CONTRACTOR SHALL IMPLEMENT ALL OF THE FOLLOWING EROSION CONTROL MEASURES, IN THE ORDER STATED, PRIOR TO OTHER CONSTRUCTION ACTIVITY. THE CONTRACTOR IS RESPONSIBLE FOR THE INSTALLATION AND MAINTENANCE OF ALL EROSION CONTROL AND STORM WATER POLLUTION PREVENTION ITEMS. ALL EROSION CONTROL MEASURES MUST REMAIN FUNCTIONAL UNTIL THE SITE HAS BEEN STABILIZED.

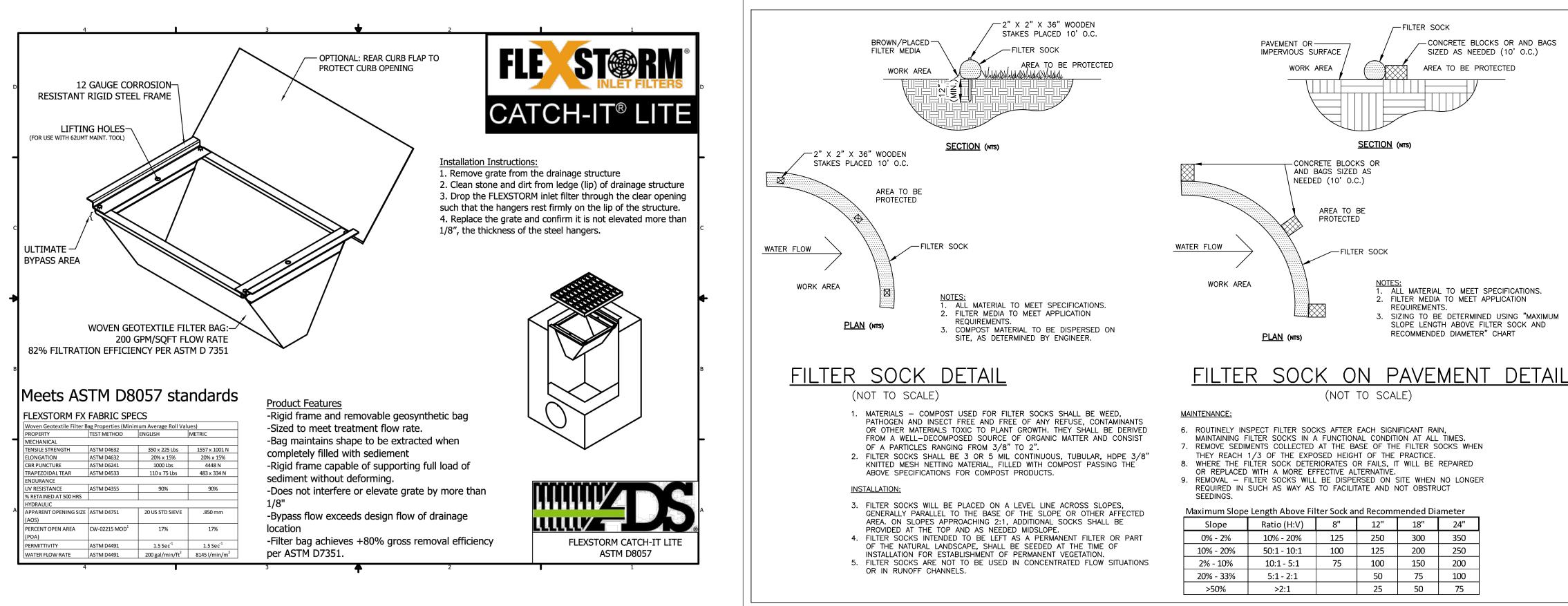
1. BEFORE CONSTRUCTION, EVALUATE, MARK, AND PROTECT IMPORTANT TREES.

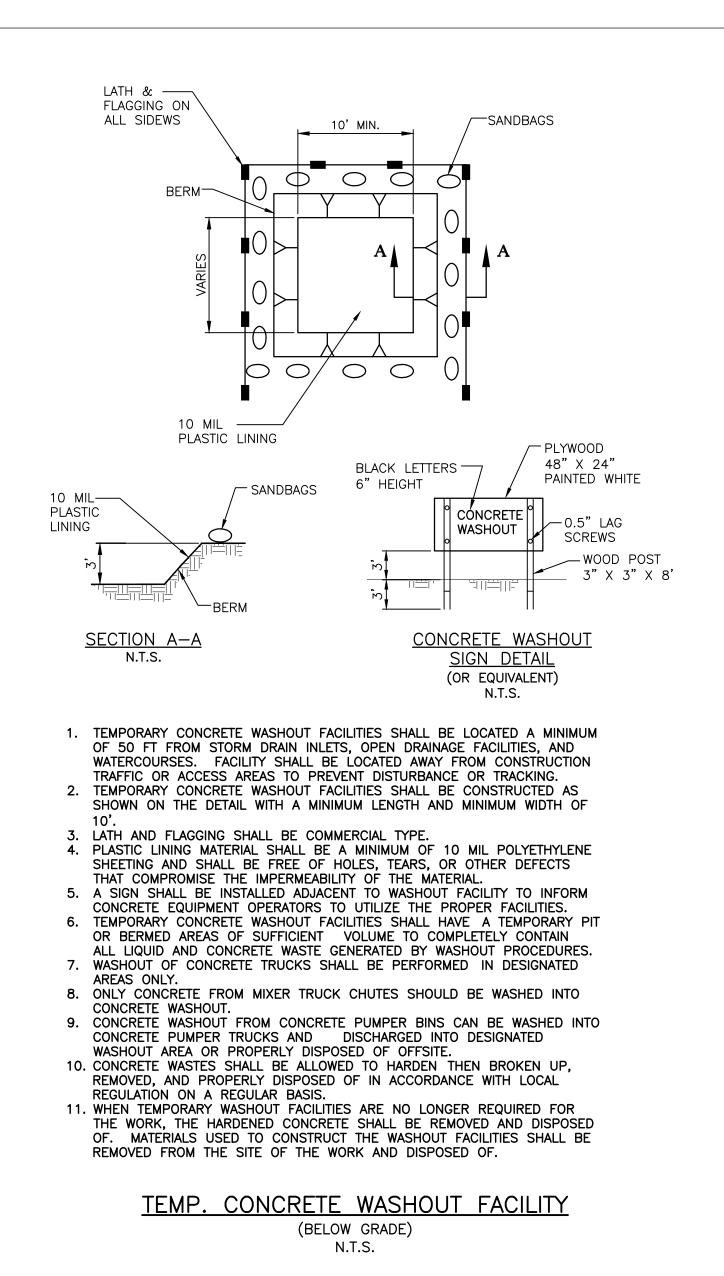
- 2. CLEAR AREAS FOR CONSTRUCTION ENTRANCE AND SILT FENCE. 3. INSTALL CONSTRUCTION ENTRANCE.
- 4. POST SWPPP PLANS ONSITE.
- INSTALL EROSION CONTROL FENCES AND OTHER PERIMETER CONTROLS AROUND CONSTRUCTION AREA BEFORE CONSTRUCTION ACTIVITIES BEGIN.
 INSTALL PROTECTION MEASURES AROUND EXISTING INLETS.
- 7. BEGIN DEMOLITION AND EARTHWORK.
 8. COMPLETE THE CUT AND FILLS ON THE SITE. INSTALL CHECK DAMS OR
- STABILIZE THE SLOPES WITH EROSION CONTROL BLANKETS AS NEEDED. 9. INSTALL STAGING AREAS, MATERIAL STORAGE AREAS, FUEL STATIONS, AND CONCRETE WASHOUT.
- INSTALL INLET FILTER PROTECTION AS INLETS ARE INSTALLED.
 CONTINUE SITE EXCAVATING, BACKFILLING, AND GRADING ACTIVITIES. ANY AREA LEFT DORMANT FOR MORE THAN 15 DAYS MUST BE TEMPORARILY SEEDED.
- 12. FINISH MASS EARTHWORK. 13. COMPLETE ASPHALT PAVING.

MULCH SITE AS NEEDED.

- 14. FINAL GRADE AND FINISH. 15. COMPLETE FINAL SEEDING AND LANDSCAPING AND STABILIZE ALL
- DISTURBED AREAS. 16. MAINTAIN ALL EROSION AND SEDIMENT CONTROL PRACTICES UNTIL ALL
- DISTURBED AREAS ARE PERMANENTLY STABILIZED. 17. REMOVE SEDIMENT FROM STORMWATER MANAGEMENT SYSTEM, SEED AND







- INLET PROTECTION SHALL BE CONSTRUCTED EITHER BEFORE UPSLOPE LAND DISTURBANCE BEGINS OR BEFORE THE STORM DRAIN BECOMES OPERATIONAL.
- EXCAVATED COMPLETELY TO A DEPTH AT LEAST 18 INCHES
- THE WOODEN FRAME SHALL BE CONSTRUCTED OF 2-BY-4-IN. CONSTRUCTION-GRADE LUMBER. 2-BY-4-IN. CONSTRUCTION-GRADE LUMBER. THE 2-BY-4-IN. POSTS SHALL BE DRIVEN 1 FT. INTO THE GROUND AT FOUR CORNERS OF THE INLET AND THE TOP PORTION OF 2-BY-4-IN. FRAME ASSEMBLED USING THE OVERLAP JOINT SHOWN. THE TOP OF THE FRAME SHALL BE AT LEAST 6 INCHES BELOW ADJACENT ROADS IF PONDED WATER WOULD POSE A SAFETY HAZARD TO TRAFFIC.
- 4. WIRE MESH SHALL BE OF SUFFICIENT STRENGTH TO SUPPORT FABRIC WITH WATER FULLY IMPOUNDED AGAINST IT. IT SHALL BE STRETCHED TIGHTLY AROUND THE FRAME AND FASTENED SECURELY TO THE FRAME.

1. SILT FENCE SHALL BE CONSTRUCTED BEFORE UPSLOPE LAND DISTURBANCE BEGINS.

- 2. ALL SILT FENCE SHALL BE PLACED AS CLOSE TO THE CONTOUR AS POSSIBLE SO THAT WATER WILL NOT CONCENTRATE AT LOW POINTS IN THE FENCE AND SO THAT SMALL SWALES OR DEPRESSIONS WHICH MAY CARRY SMALL CONCENTRATED FLOWS TO THE SILT FENCE ARE DISSIPATED ALONG ITS LENGTH
- 3. TO PREVENT WATER PONDED BY THE SILT FENCE FROM FLOWING AROUND THE ENDS, EACH END SHALL BE CONSTRUCTED UPSLOPE SO THAT THE ENDS ARE AT A HIGHER ELEVATION.
- 4. WHERE POSSIBLE, SILT FENCE SHALL BE PLACED ON THE FLATTEST AREA AVAILABLE.
- 5. WHERE POSSIBLE, VEGETATION SHALL BE PRESERVED FOR 5 FT. (OR AS MUCH AS POSSIBLE) UPSLOPE FROM THE SILT FENCE. IF VEGETATION IS REMOVED, IT SHALL BE REESTABLISHED WITHIN 7 DAYS FROM THE INSTALLATION OF THE SILT FENCE.
- 6. THE HEIGHT OF THE SILT FENCE SHALL BE A MIN. OF 16 IN. ABOVE THE ORIGINAL GROUND SURFACE.
- 7. THE SILT FENCE SHALL BE PLACED IN A TRENCH CUT A MIN. OF 6 IN. DEEP. THE TRENCH SHALL BE CUT WITH A TRENCHER. CABLE LAYING MACHINE, OR OTHER SUITABLE DEVICE WHICH WILL ENSURE AN ADEQUATELY UNIFORM TRENCH DEPTH.

FABRIC PROPERTIES	VALUES
GRAB TENSILE STRENGTH	90 LB. MINIMUM
MULLEN BURST STRENGTH	190 PSI MINIMUM
SLURRY FLOW RATE	0.3 GAL./MIN./F ² MAXIMUM
EQUIVALENT OPENING SIZE	40–80
ULTRAVIOLET RADIATION STABILITY	90% MINIMUM

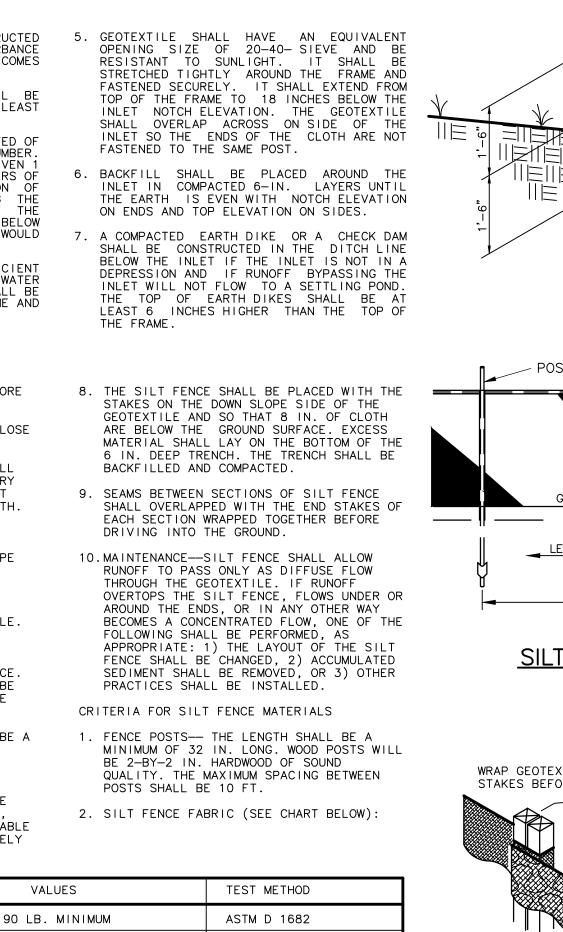
2 × 4 WOOD POSTS-AT 4 CORNERS

Length Above Fil	ter Sock ar	nd Recomn	nended Dia	ameter
Ratio (H:V)	8"	12"	18"	24"
10% - 20%	125	250	300	350
50:1 - 10:1	100	125	200	250
10:1 - 5:1	75	100	150	200
5:1 - 2:1		50	75	100
>2:1		25	50	75
	Ratio (H:V) 10% - 20% 50:1 - 10:1 10:1 - 5:1 5:1 - 2:1	Ratio (H:V) 8" 10% - 20% 125 50:1 - 10:1 100 10:1 - 5:1 75 5:1 - 2:1 75	Ratio (H:V) 8" 12" 10% - 20% 125 250 50:1 - 10:1 100 125 10:1 - 5:1 75 100 5:1 - 2:1 50 50	10% - 20% 125 250 300 50:1 - 10:1 100 125 200 10:1 - 5:1 75 100 150 5:1 - 2:1 50 75 75

2 x 4 WOOD FRAME WITH OVERLAP JOINTS

WIRE MESH STRETCHED TIGHTLY ALL AROUND FRAME AND FASTENED SECURELY TO FRAME.

SILT FENCE

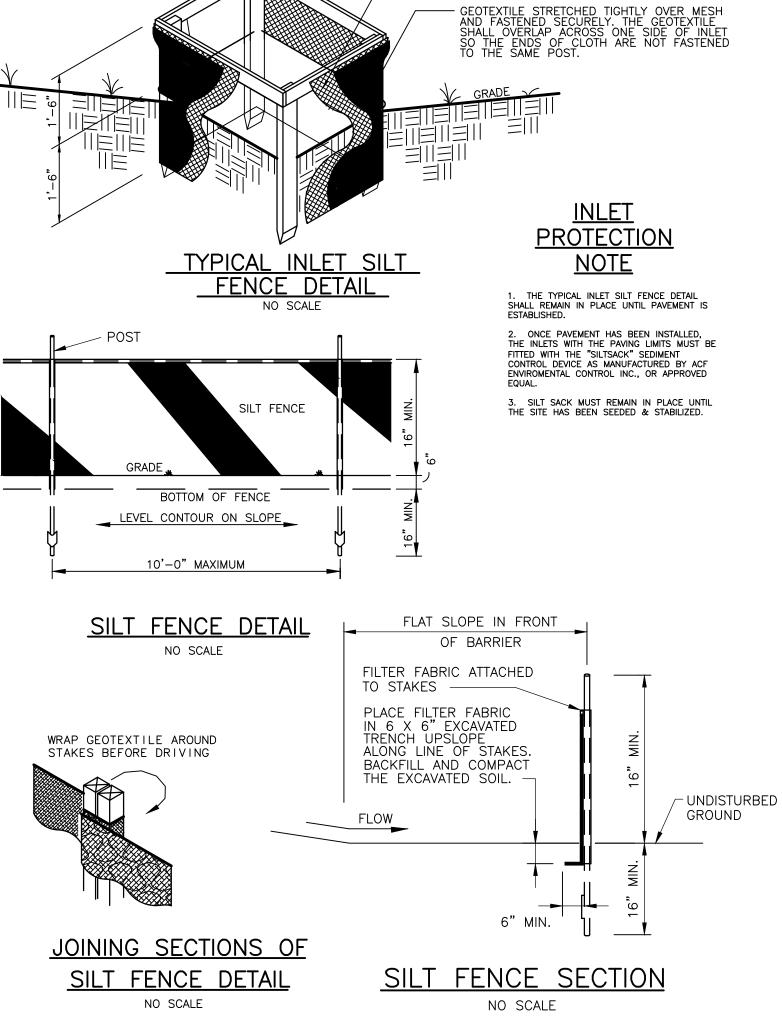


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US STD. SIEVE CW-02215





Chick-fil-5200 Buffington Road Atlanta, Georgia 30349-2998

TEMPORARY SEEDING

TEMPORARY SEEDING SPECIES SELECTION				
SEEDING DATES	SPECIES	LB/1000 FT. ²	PER ACRE	
MARCH 1 TO AUGUST 15	OATS	3	4 BUSHEL	
	TALL FESCUE	1	40 LB.	
	ANNUAL RYEGRASS	1	40 LB.	
	PERENNIAL RYEGRASS	1	40 LB.	
	TALL FESCUE	1	40 LB.	
	ANNUAL RYEGRASS	1	40 LB.	
AUGUST 16 TO NOVEMBER 1	RYE	3	2 BUSHEL	
	TALL FESCUE	1	40 LB.	
	ANNUAL RYEGRASS	1	40 LB.	
	WHEAT	3	2 BUSHEL	
	TALL FESCUE	1	40 LB.	
	ANNUAL RYEGRASS	1	40 LB.	
	PERENNIAL RYEGRASS	1	40 LB.	
	TALL FESCUE	1	40 LB.	
	ANNUAL RYEGRASS	1	40 LB.	
NOVEMBER 1 TO SPRING SEEDING	USE MULCH ONLY, SODDING PRACTICES OR DORMANT SEEDING.			

NOTE: OTHER APPROVED SEED SPECIES MAY BE SUBSTITUTED.

- STRUCTURAL EROSION AND SEDIMENT CONTROL PRACTICES SUCH AS DIVERSIONS AND SEDIMENT TRAPS SHALL BE INSTALLED AND STABILIZED WITH TEMPORARY SEEDING PRIOR TO GRADING THE REST OF THE CONSTRUCTION-SITE.
- 2. TEMPORARY SEED SHALL BE APPLIED BETWEEN CONSTRUCTION OPERATIONS ON SOIL THAT WILL NOT BE GRADED OR REWORKED FOR 14 DAYS OR MORE. THESE IDLE AREAS SHOULD BE SEEDED AS SOON AS POSSIBLE AFTER GRADING OR SHALL BE SEEDED WITHIN 7 DAYS. SEVERAL APPLICATIONS OF TEMPORARY SEEDING ARE NECESSARY ON TYPICAL CONSTRUCTION PROJECTS.
- THE SEEDBED SHALL BE PULVERIZED AND LOOSE TO ENSURE THE SUCCESS OF ESTABLISHING VEGETATION. HOWEVER, TEMPORARY SEEDING SHALL NOT BE POSTPONED IF IDEAL SEEDBED PREPARATION IS NOT POSSIBLE.
- 4. SOIL AMENDMENTS -- APPLICATIONS OF TEMPORARY VEGETATION SHALL ESTABLISHED ADEQUATE STANDS OF VEGETATION WHICH MAY REQUIRE THE USE OF SOIL AMENDMENTS. SOIL TESTS SHOULD BE TAKEN ON THE SITE TO PREDICT THE NEED FOR LIME AND FERTILIZER.
- 5. SEEDING METHOD--SEED SHALL BE APPLIED UNIFORMLY WITH A CYCLONE SEDER, DRILL, CULTIPACKER SEEDER, OR HYDROSEEDER. WHEN FEASIBLE, SEED THAT HAS BEEN BROADCAST SHALL BE COVERED BY RAKING OR DRAGGING AND THEN LIGHTLY TAMPED INTO PLACE USING A ROLLER OR CULTIPACKER. IF HYDROSEEDING IS USED, THE SEED AND FERTILIZER WILL BE MIXED ON-SITE AND THE SEEDING SHALL BE DONE IMMEDIATELY AND WITHOUT INTERRUPTION.

MULCHING TEMPORARY SEEDING

- APPLICATIONS OF TEMPORARY SEEDING SHALL INCLUDE MULCH WHICH SHALL BE APPLIED DURING OR IMMEDIATELY AFTER SEEDING. SEEDINGS MADE DURING OPTIMUM SEEDING DATES AND WITH FAVORABLE SOIL CONDITIONS AND ON VERY FLAT AREAS MAY NOT NEED MULCH TO ACHIEVE ADEQUATE STABILIZATION.
- 2. MATERIALS:

STRAW--IF STRAW IS USED, IT SHALL BE UNROTTED SMALL-GRAIN APPLIED AT 2 TONS/AC. OR 90 LB. / 1,000 SQ. FT. (TWO TO THREE BALES). THE MULCH SHALL BE SPREAD UNIFORMLY BY HAND OR MECHANICALLY SO THE SOIL SURFACE IS COVERED. FOR UNIFORM DISTRIBUTION OF HAND-SPREAD MULCH, DIVIDE AREA INTO APPROXIMATELY 1,000 SQ. FT. SECTIONS AND SPREAD TWO 45 LB. BALES OF STRAW IN EACH SECTION.

HYDROSEEDERS--IF WOOD CELLULOSE FIBER IS USED, IT SHALL BE USED AT 2,000 LB. / AC. OR 46 LB. /1,000 SQ. FT.

OTHER-OTHER ACCEPTABLE MULCHES INCLUDE MULCH MATTINGS APPLIED ACCORDING TO MANUFACTURER'S RECOMMENDATIONS OR WOOD CHIPS APPLIED AT 6 TONS / AC.

3. STRAW MULCH SHALL BE ANCHORED IMMEDIATELY TO MINIMIZE LOSS BY WIND OR WATER. ANCHORING METHODS:

MECHANICAL--A DISK, CRIMPER OR SIMILAR TYPE TOOL SHALL BE SET STRAIGHT TO PUNCH OR ANCHOR THE MULCH MATERIAL INTO THE SOIL. STRAW MECHANICAL ANCHORED SHALL NOT BE FINELY CHOPPED BUT, GENERALLY BE LEFT LONGER THAN 6 IN.

MULCH NETTINGS -- NETTINGS SHALL BE USE ACCORDING TO THE MANUFACTURER'S RECOMMENDATIONS. NETTING MADE BE NECESSARY TO HOLD MULCH IN PLACE IN AREAS OF CONCENTRATED RUNOFF AND ON CRITICAL SLOPES.

ASPHALT EMULSION--ASPHALT SHALL BE APPLIED AS RECOMMENDED BY THE MANUFACTURER OR AT THE RATE OF 160 GAL. / AC.

SYNTHETIC BINDERS -- SYNTHETIC BINDERS SUCH AS ACRYLIC DLR (AGRI-TAC), DCA-70, PETROSET, TERRA-TACK OR EQUAL MAY BE USED AT RATES RECOMMENDED BY THE MANUFACTURER.

WOOD-CELLULOSE FIBRE--WOOD-CELLULOSE FIBER BINDER SHALL BE APPLIED AT A NET DRY WEIGHT OF 750 LB. /AC. THE WOOD-CELLULOSE FIBER SHALL BE MIXED WITH WATER AND THE MIXTURE SHALL CONTAIN A MAXIMUM OF 50 LB. / 100 GAL.



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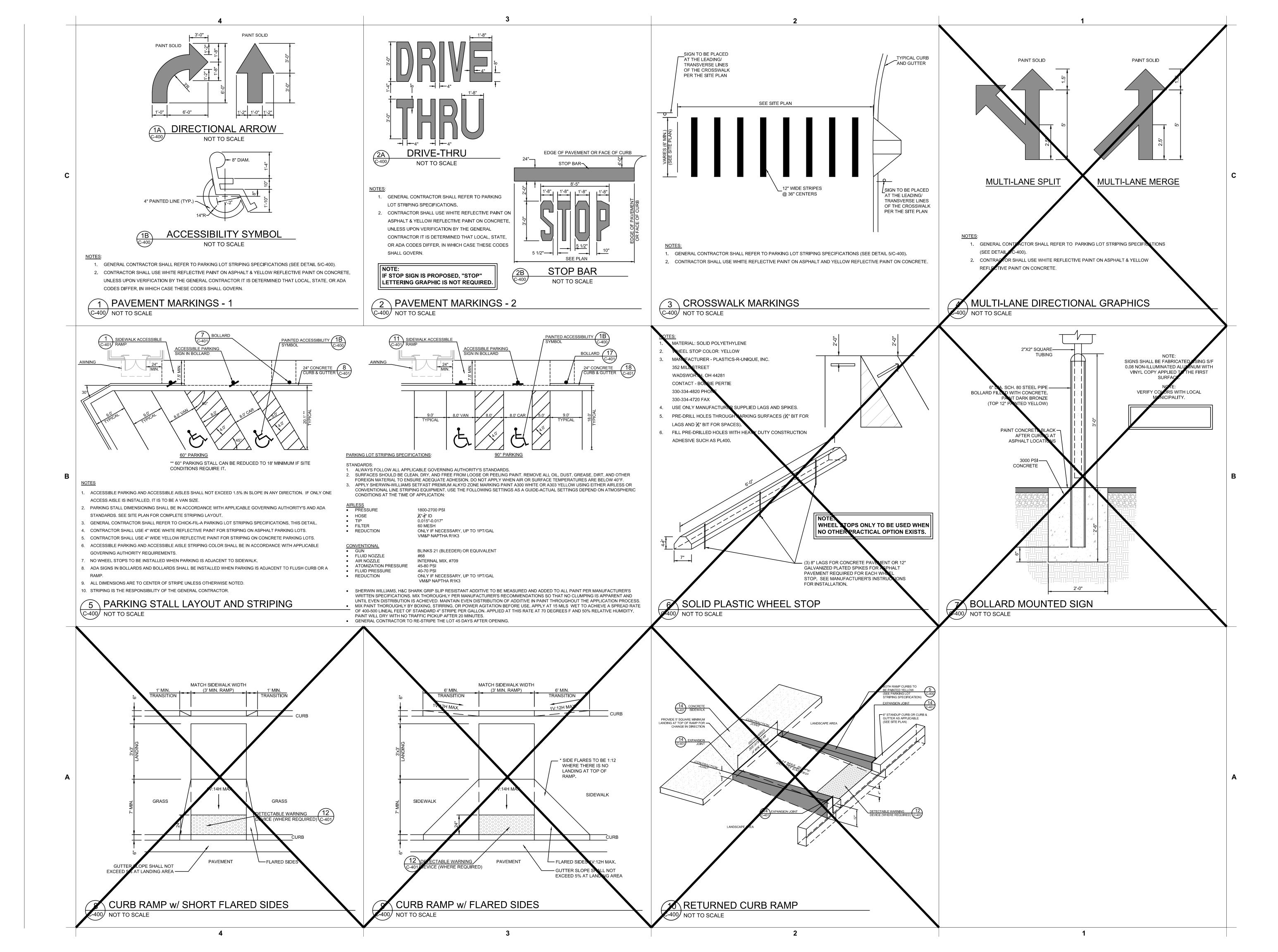
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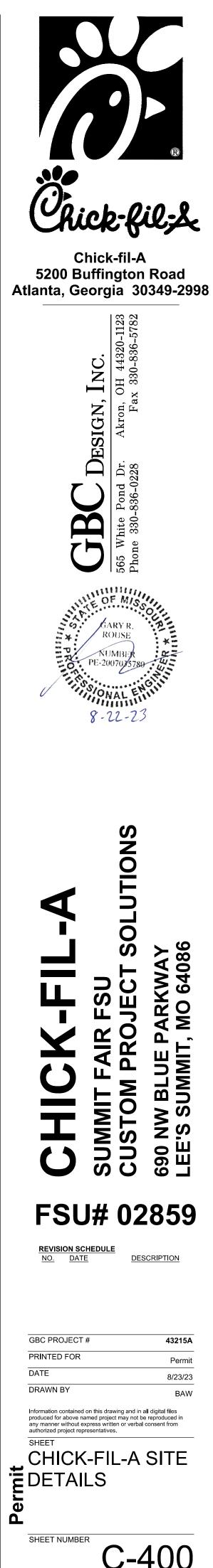
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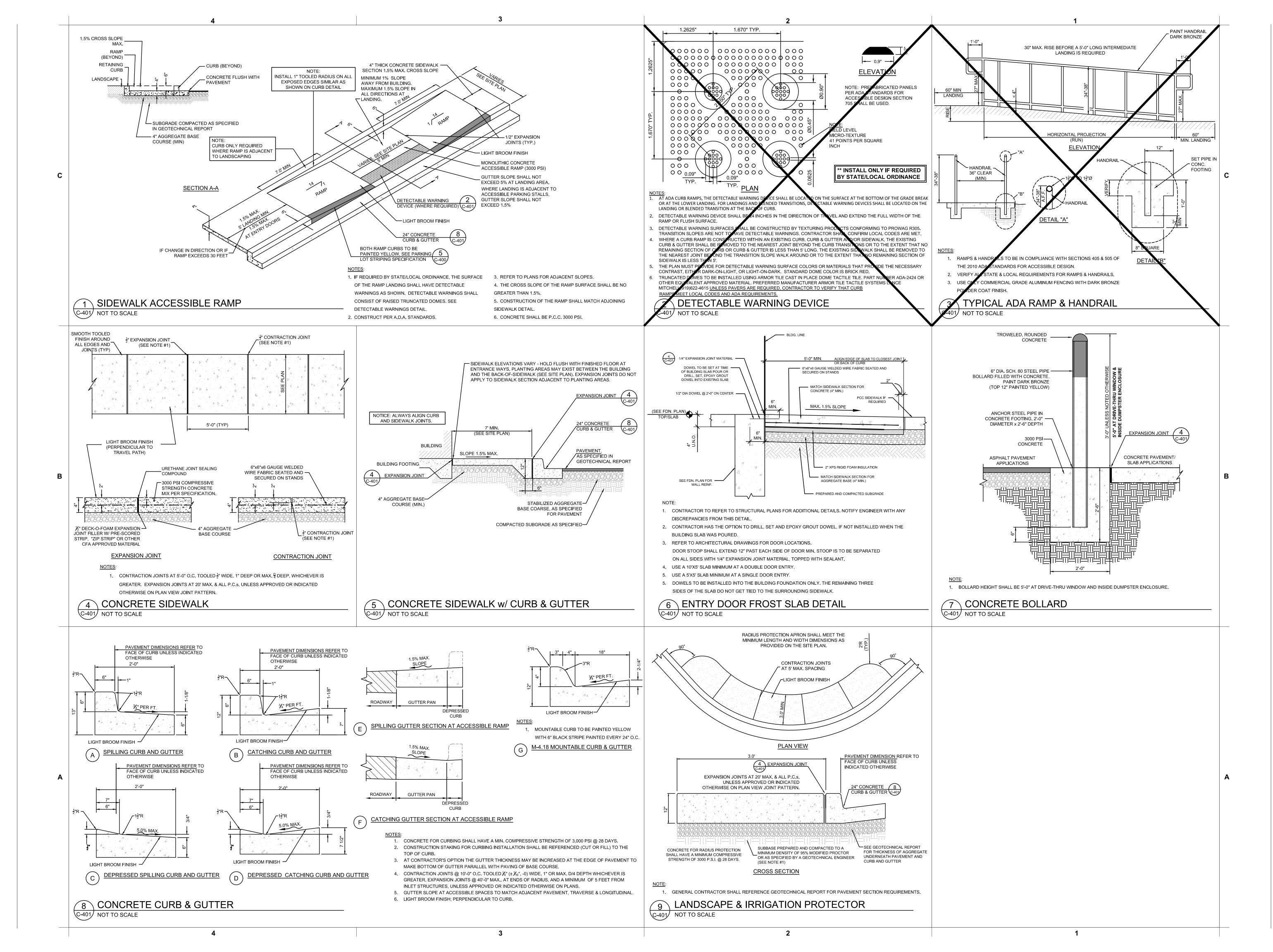
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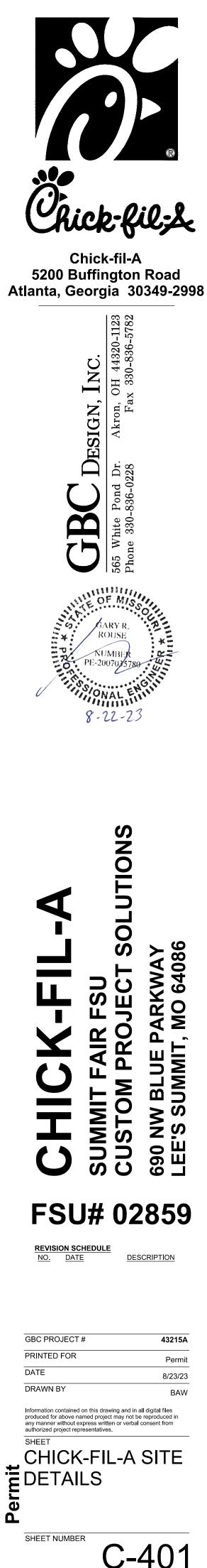
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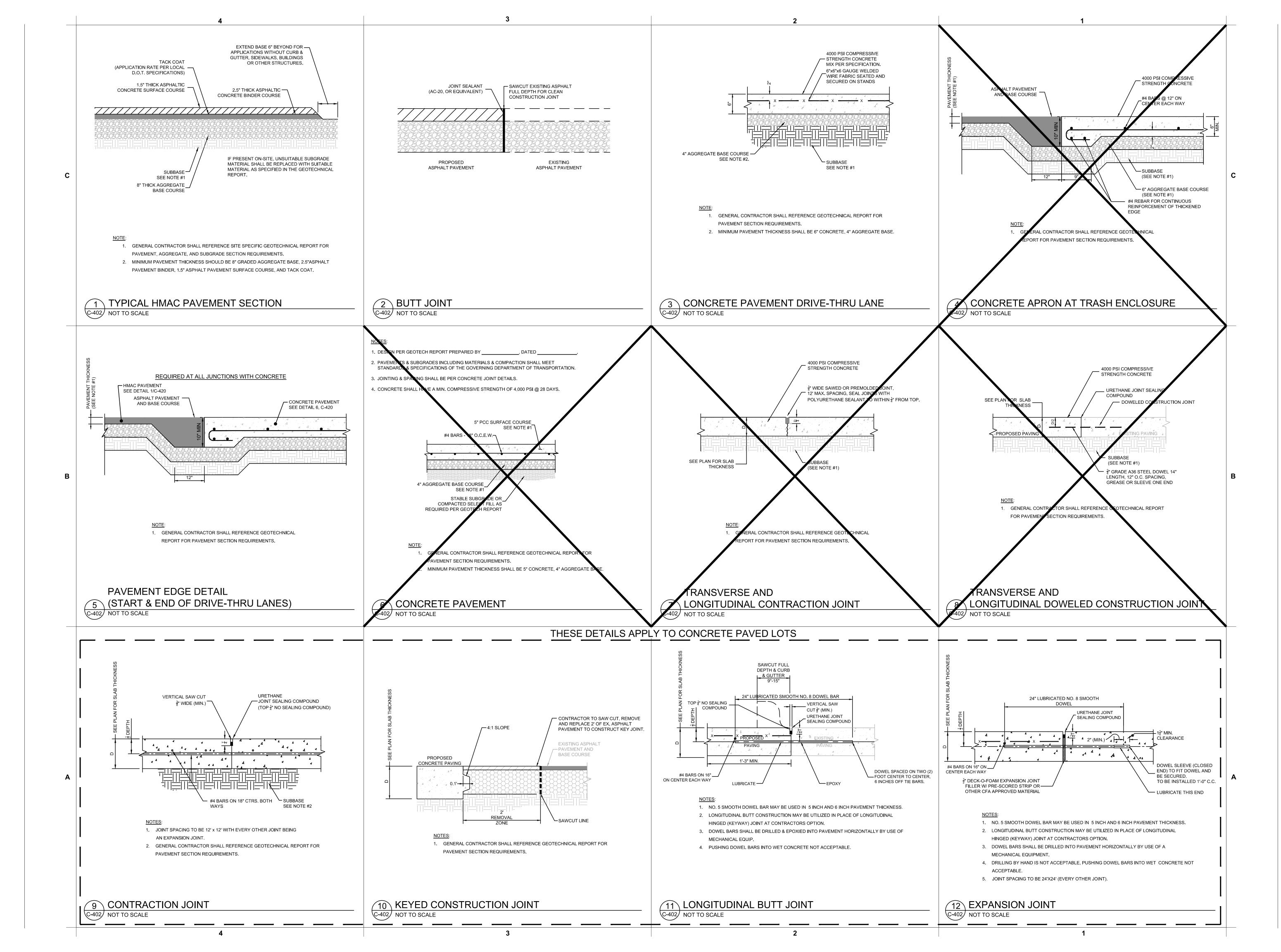
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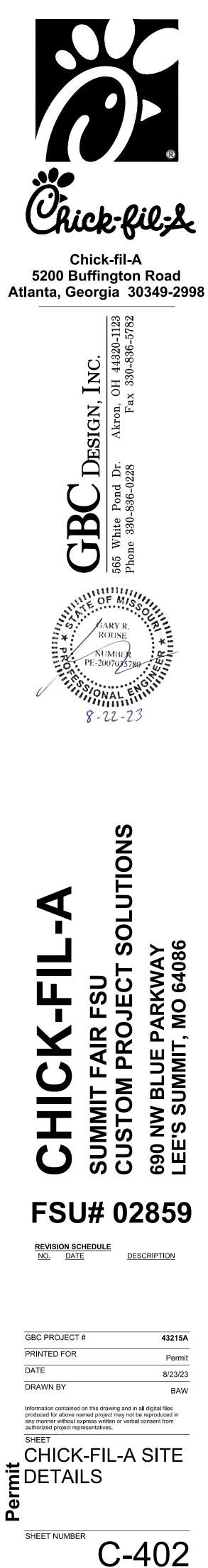


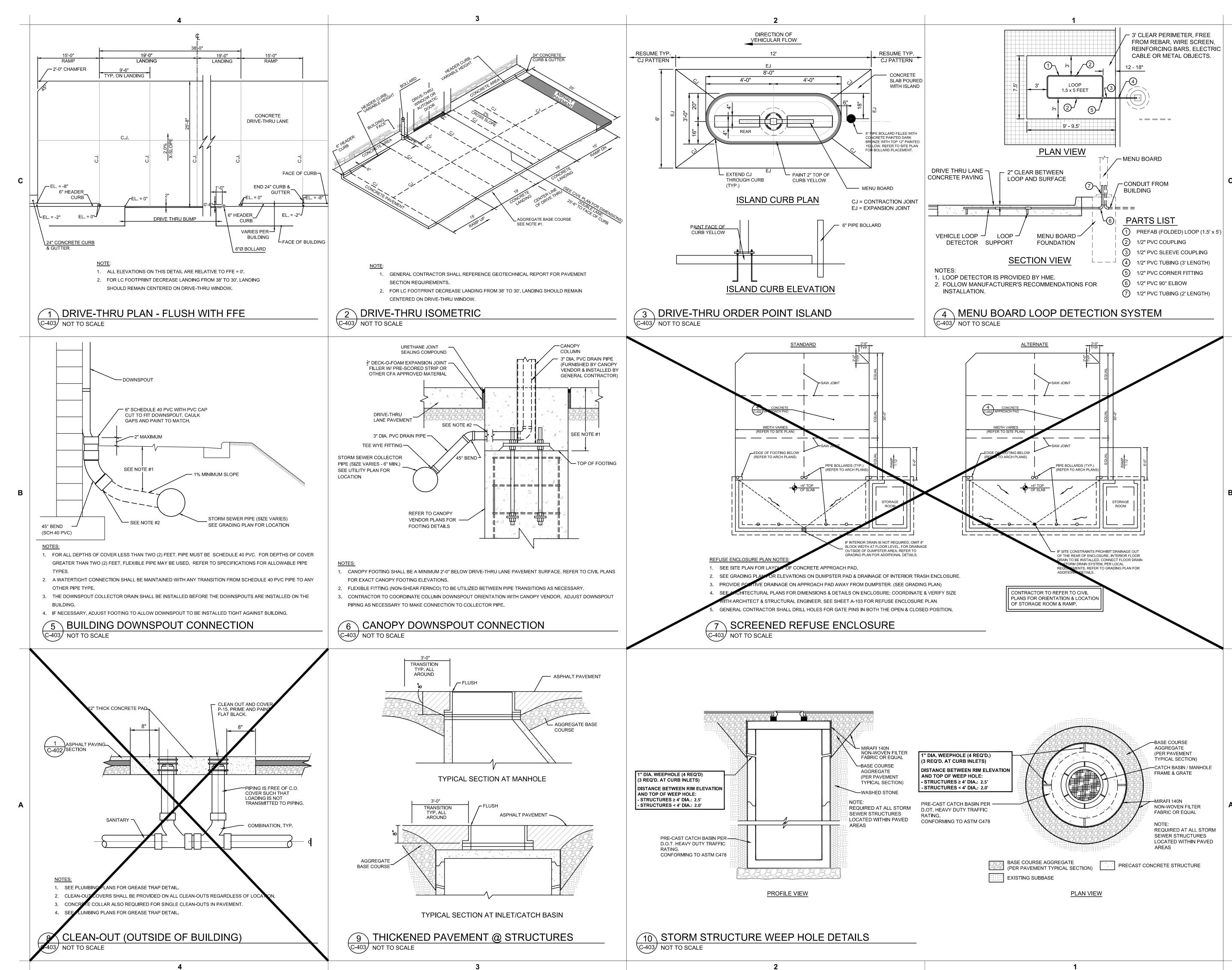


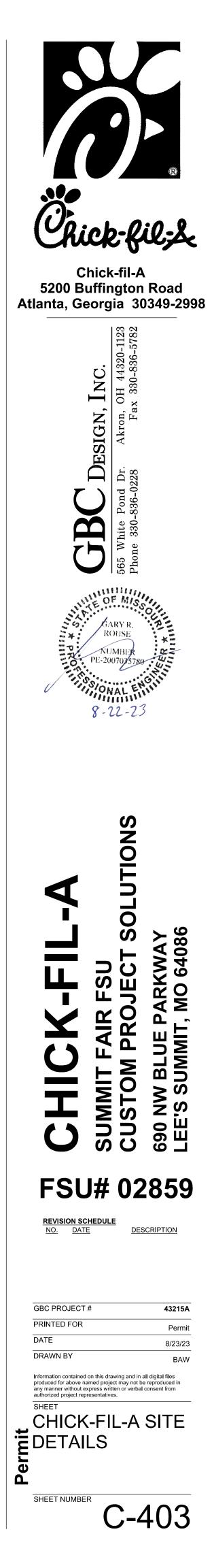


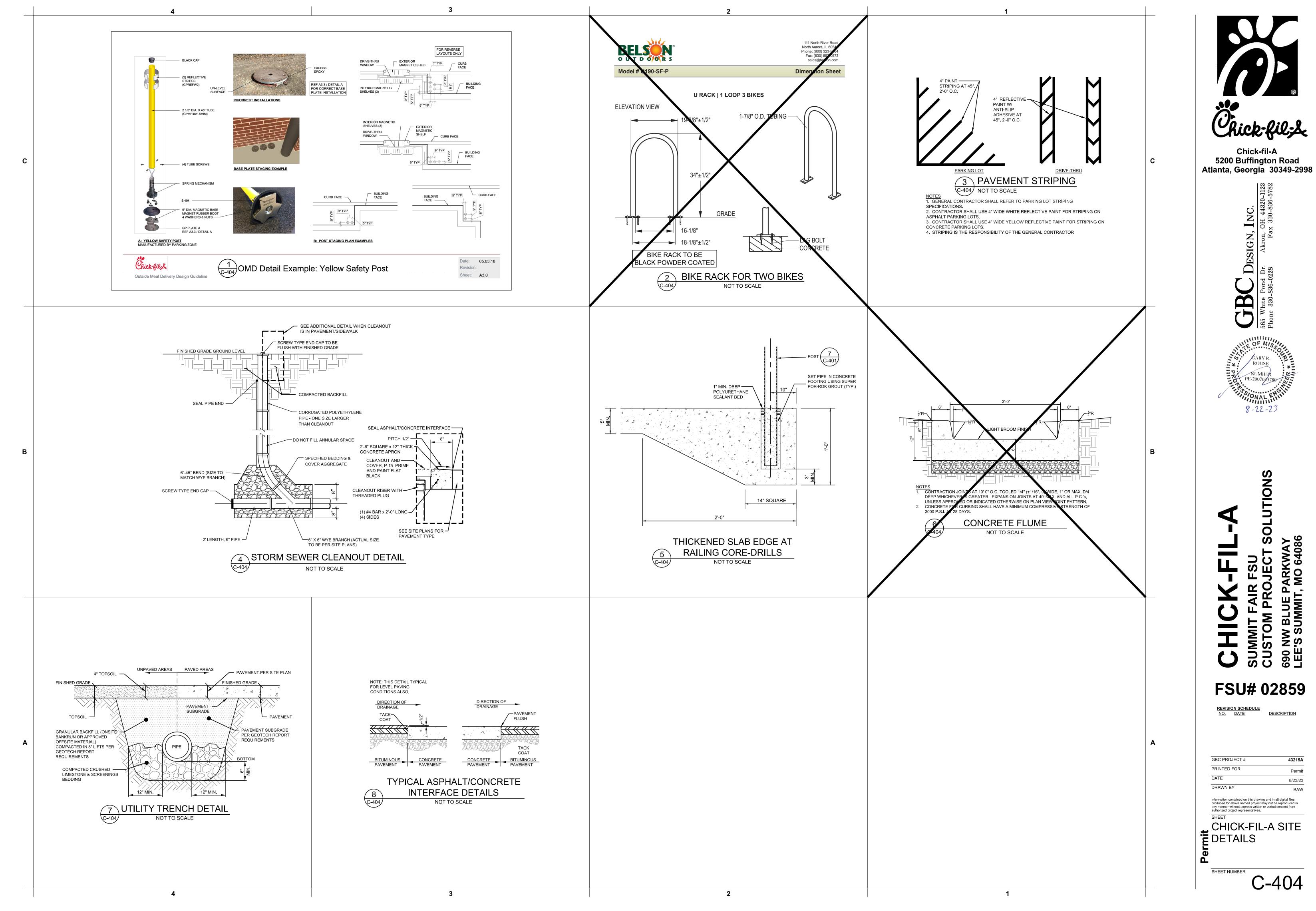












UTILITY LAYOUT NOTES

REQUIRED CLEARANCES.

- 20 INSTALL 6" SCHEDULE 40 PVC ROOF DRAIN PIPE DRAIN INCLUDING ALL NECESSARY FITTINGS. CONNECT TO 6" ROOF DRAIN. SITE CONTRACTOR TO COORDINATE WITH BUILDING AND PLUMBING CONTRACTOR.
- 30 EXISTING UTILITY CROSSING. CONTRACTOR TO VERIFY EXACT ELEVATIONS OF THE EXISTING UTILITY PRIOR TO THE START OF CONSTRUCTION. REPORT ANY
- CONFLICTS WITH PROPOSED UTILITIES TO GBC DESIGN, INC. PRIOR TO THE START OF CONSTRUCTION OF THE PROPOSED UTILITY. CONTRACTOR TO MAINTAIN

32 INSTALL ELECTRIC SERVICE TO CANOPY (REFER TO MEP PLANS). INSTALL TRENCHING AND 2-2" SCHEDULE 40 PVC CONDUITS PER MEP SPECIFICATIONS. SITE CONTRACTOR TO COORDINATE WITH ELECTRICAL CONTRACTOR.

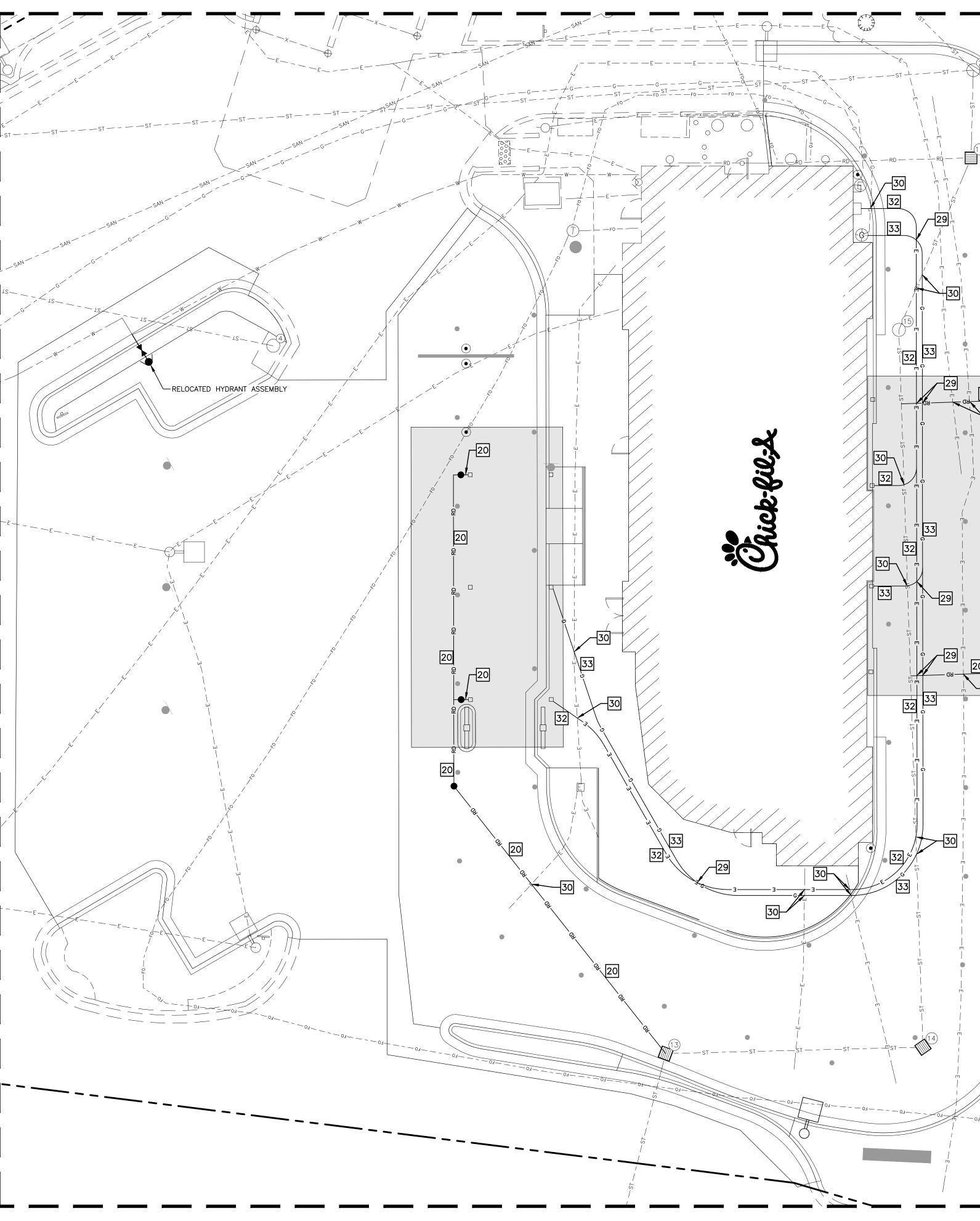
[33] INSTALL GAS SERVICE TO CANOPY (REFER TO MEP PLANS). SITE CONTRACTOR TO COORDINATE WITH BUILDING AND PLUMBING CONTRACTOR.

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- 29 PROPOSED UTILITY CROSSING-CONTRACTOR TO MAINTAIN REQUIRED CLEARANCES.



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EX. FIRE HYDRANT EX. VALVE PROP. MANHOLE EX. MANHOLE PROP. INLET EX. BOX INLET EX. LIGHT POLE PROP. LIGHT POLE EX. UTILITY POLE PROP. UTILITY POLE EX. CURB PROP. CURB & GUTTER PROP. CABLE T.V. LINE PROP. GAS LINE LATERAL VENT EX. SANITARY SEWER (PRIVATE) PROP. STORM SEWER PROP. ROOF DRAIN PROP. FIRE WATER LINE PROP. DOMESTIC WATER LINE ------ PROP. WATER MAIN W — PROP. IRRIGATION SERVICE



Chick-fil-A 5200 Buffington Road Atlanta, Georgia 30349-2998



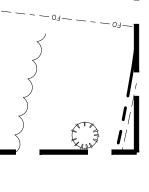
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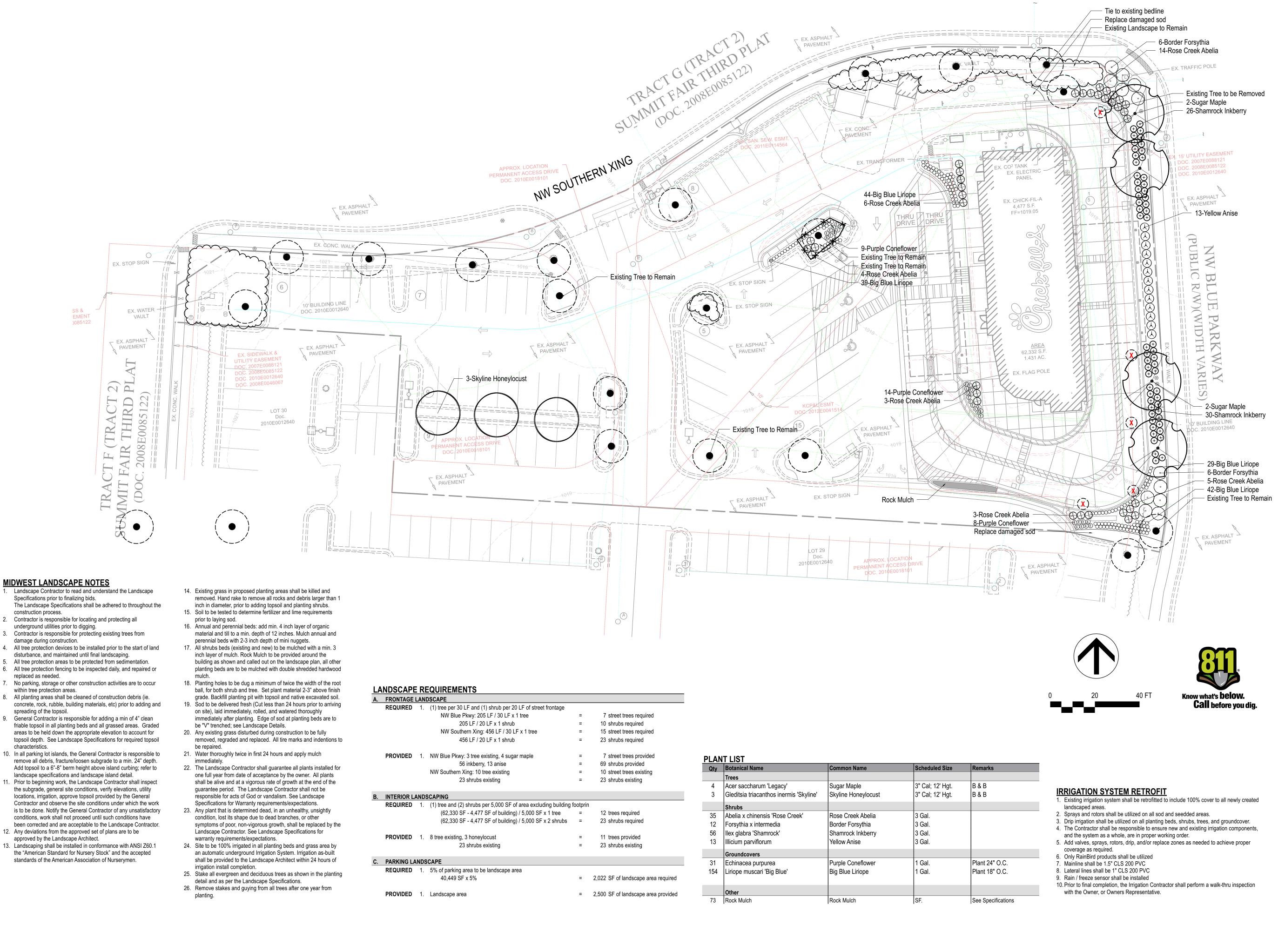
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DESCRIPTION

GBC PROJECT #	43215A
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CONTRACTOR RESPONSIBLE TO FIELD VERIFY LOCATIONS AND ELEVATIONS OF EXISTING UTILITY TIE-INS AND CROSSINGS AS SHOWN ON SITE PLANS (SANITARY, STORM, WATER, GAS, ELECTRIC, PHONE, ETC.) PRIOR TO THE START OF CONSTRUCTION. CONTACT ALLAN WILEY AT GBC DESIGN, INC., 330-836-0228, WITH ANY CONCERNS OR CONFLICTS PRIOR TO THE START OF CONSTRUCTION. CONTRACTOR TO VERIFY THE THICKNESS OF ANY OFF-SITE PAVEMENT (ASPHALT AND CONCRETE) AND SIDEWALK SO THE RESTORATION WORK IS INCLUDED IN THE BID.



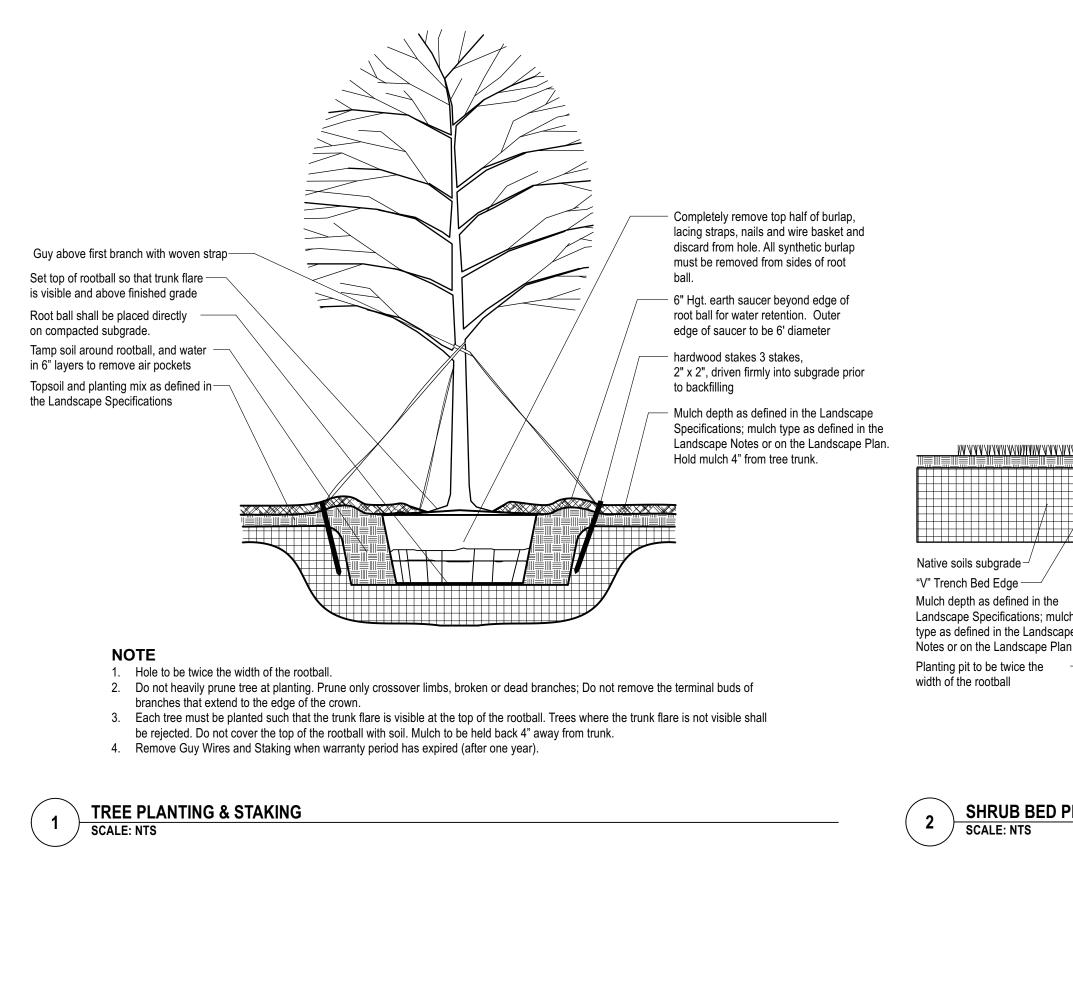
MIDWEST LANDSCAPE NOTES

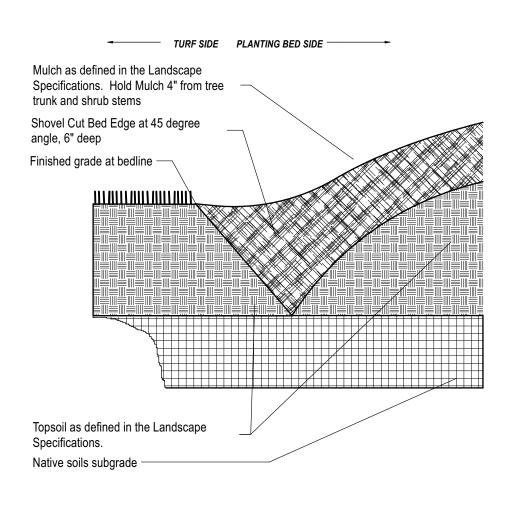
- 1. Landscape Contractor to read and understand the Landscape Specifications prior to finalizing bids. The Landscape Specifications shall be adhered to throughout the
- construction process. 2. Contractor is responsible for locating and protecting all
- underground utilities prior to digging.
- 3. Contractor is responsible for protecting existing trees from damage during construction.
- 4. All tree protection devices to be installed prior to the start of land
- disturbance, and maintained until final landscaping.
- 6. All tree protection fencing to be inspected daily, and repaired or
- replaced as needed. 7. No parking, storage or other construction activities are to occur
- within tree protection areas. 8. All planting areas shall be cleaned of construction debris (ie.
- spreading of the topsoil. 9. General Contractor is responsible for adding a min of 4" clean
- areas to be held down the appropriate elevation to account for topsoil depth. See Landscape Specifications for required topsoil characteristics.
- remove all debris, fracture/loosen subgrade to a min. 24" depth. Add topsoil to a 6"-8" berm height above island curbing; refer to landscape specifications and landscape island detail.
- 11. Prior to beginning work, the Landscape Contractor shall inspect the subgrade, general site conditions, verify elevations, utility locations, irrigation, approve topsoil provided by the General Contractor and observe the site conditions under which the work is to be done. Notify the General Contractor of any unsatisfactory conditions, work shall not proceed until such conditions have been corrected and are acceptable to the Landscape Contractor. 12. Any deviations from the approved set of plans are to be
- approved by the Landscape Architect.
- 13. Landscaping shall be installed in conformance with ANSI Z60.1 the "American Standard for Nursery Stock" and the accepted standards of the American Association of Nurserymen.

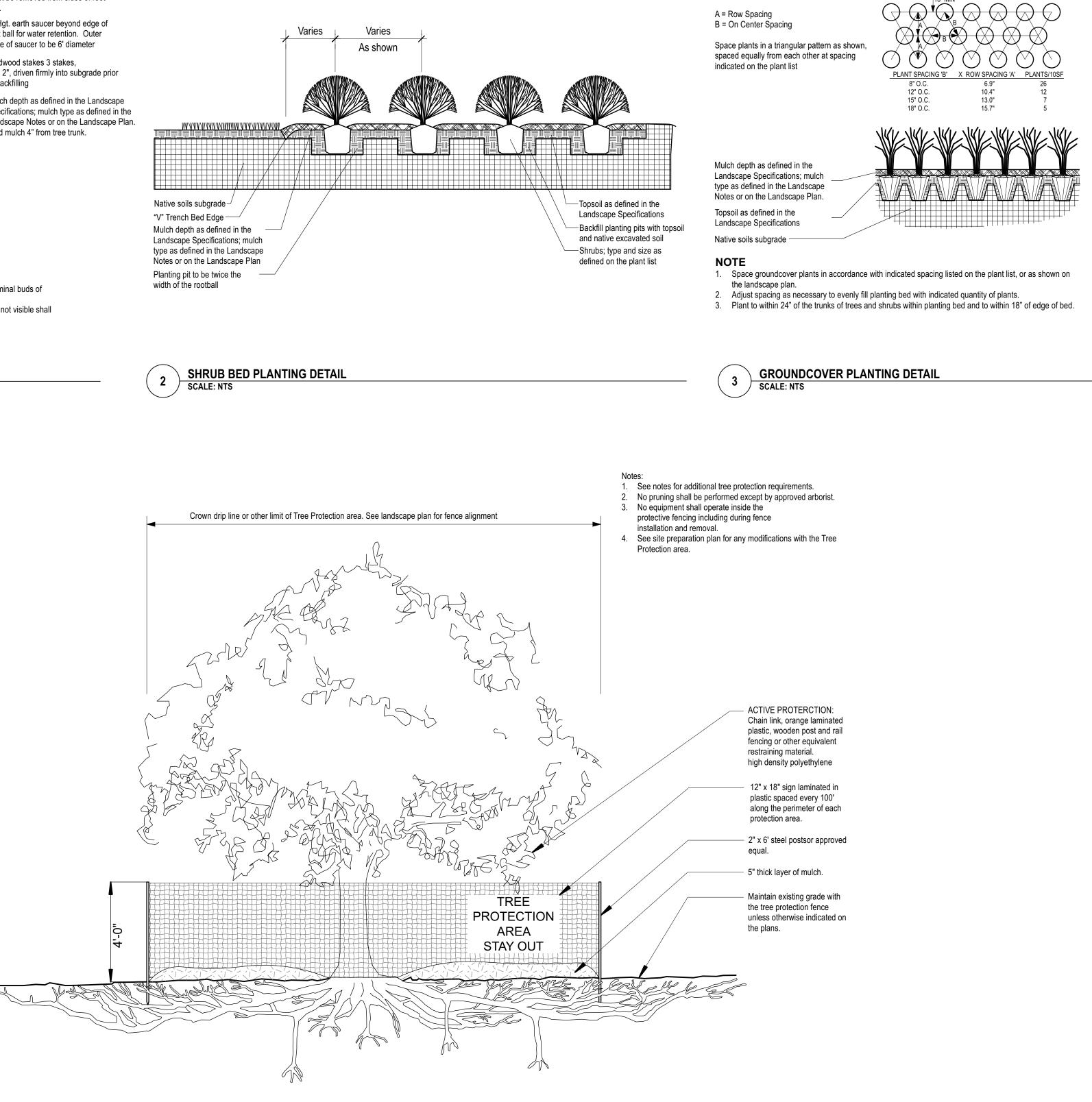
	DSCAPE		
1.	(1) tree per 30 LF and (1) shrub per 20 LF of street frontage		
	NW Blue Pkwy: 205 LF / 30 LF x 1 tree	=	7 street trees required
	205 LF / 20 LF x 1 shrub	=	10 shrubs required
	NW Southern Xing: 456 LF / 30 LF x 1 tree	=	15 street trees required
	456 LF / 20 LF x 1 shrub	=	23 shrubs required
1.	NW Blue Pkwy: 3 tree existing, 4 sugar maple	=	7 street trees provided
	56 inkberry, 13 anise	=	69 shrubs provided
	NW Southern Xing: 10 tree existing	=	10 street trees existing
	23 shrubs existing	=	23 shrubs existing
	SCAPING		
1.	(1) tree and (2) shrubs per 5,000 SF of area excluding building	footprin	
1.	(1) tree and (2) shrubs per 5,000 SF of area excluding building (62,330 SF - 4,477 SF of building) / 5,000 SF x 1 tree	footprin =	12 trees required
1.		•	
1.	(62,330 SF - 4,477 SF of building) / 5,000 SF x 1 tree	=	12 trees required
	(62,330 SF - 4,477 SF of building) / 5,000 SF x 1 tree (62,330 SF - 4,477 SF of building) / 5,000 SF x 2 shrubs	=	12 trees required23 shrubs required
1.	(62,330 SF - 4,477 SF of building) / 5,000 SF x 1 tree (62,330 SF - 4,477 SF of building) / 5,000 SF x 2 shrubs 8 tree existing, 3 honeylocust	=	12 trees required23 shrubs required11 trees provided
1.	(62,330 SF - 4,477 SF of building) / 5,000 SF x 1 tree (62,330 SF - 4,477 SF of building) / 5,000 SF x 2 shrubs 8 tree existing, 3 honeylocust 23 shrubs existing	=	12 trees required23 shrubs required11 trees provided

,				
Qty	Botanical Name	Common Name	Scheduled Size	R
	Trees			
4	Acer saccharum 'Legacy'	Sugar Maple	3" Cal; 12' Hgt.	В
3	Gleditsia triacanthos inermis 'Skyline'	Skyline Honeylocust	3" Cal; 12' Hgt.	В
	Shrubs			
35	Abelia x chinensis 'Rose Creek'	Rose Creek Abelia	3 Gal.	
12	Forsythia x intermedia	Border Forsythia	3 Gal.	
56	llex glabra 'Shamrock'	Shamrock Inkberry	3 Gal.	
13	Illicium parviflorum	Yellow Anise	3 Gal.	
	Groundcovers			
31	Echinacea purpurea	Purple Coneflower	1 Gal.	Р
154	Liriope muscari 'Big Blue'	Big Blue Liriope	1 Gal.	P
	Other			
73	Rock Mulch	Rock Mulch	SF.	S

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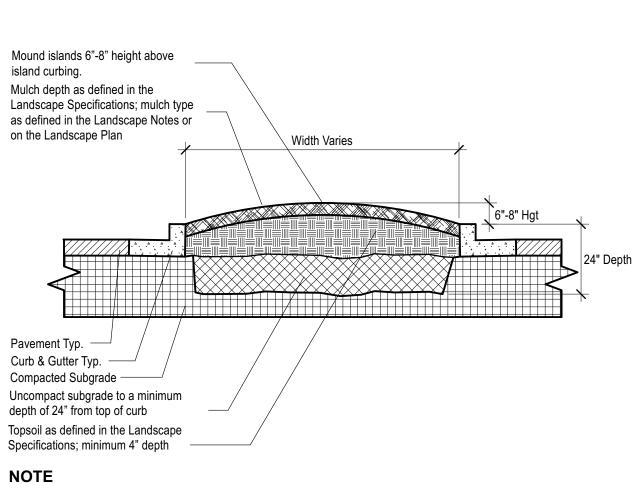








TREE PROTECTION FENCING DETAIL SCALE: NTS



Edge of Bed

- 1. Clean construction debris from within landscape island areas (ie. concrete, rocks, rubble, building materials, ect), prior to installing topsoil and plant material. 2. Fracture/loosen existing subgrade to a minimum 24" depth. Remove and replace any subgrade
- unsuitable for planting. Once subgrade is clean of debris and loosened, add topsoil to a minimum bermed 6"-8" height above island curbing. Island plant material as per the Landscape Plan.
- 4. Install plant material as per tree, shrub and ground cover planting details, and as defined in the Landsacpe Specifications.
- Install mulch or sod as specified on the Landscape Plan, and as defined in the Landscape Specifications.

PARKING ISLAND DETAIL 4 SCALE: NTS



5200 Buffington Road Atlanta, Georgia 30349-2998



Manley Land Design, Inc. 51 Old Canton Street Alpharetta, Georgia 30009 770.442.8171 tel

CHICK-FIL-A	SUMMIT FAIR FSU	CUSTOM PROJECT SOLUTIONS	690 NW BLUE PARKWAY LEE'S SUMMIT, MO 64086	
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LANDSCAPE SPECIFICATIONS

PART 1 - GENERAL

DESCRIPTION

Provide trees, shrubs, ground covers, sod, and annuals/perennials as shown and specified on the landscape plan. The work includes:

- 1. Soil preparation 2. Trees, shrubs, ground covers, and annuals/perennials.
- Planting mixes
- 4. Top Soil, Mulch and Planting accessories. Maintenance.
- 6. Decorative stone.

Related Work: 1. Irrigation System

QUALITY ASSURANCE

Plant names indicated; comply with "Standardized Plant Names" as adopted by the latest edition of the American Joint Committee of Horticultural Nomenclature. Names of varieties not listed conform generally with names accepted by the nursery trade. Provide stock true to botanical name and legibly tagged.

Comply with sizing and grading standards of the latest edition of "American Standard for Nursery Stock". A plant shall be dimensioned as it stands in its natural position.

All plants shall be nursery grown under climatic conditions similar to those in the locality of the project for a minimum of 2 years.

Nursery Stock furnished shall be at least the minimum size indicated. Larger stock is acceptable, at no additional cost, and providing that the larger plants will not be cut back to size indicated. Provide plants indicated by two measurements so that only a maximum of 25% are of the minimum size indicated and 75% are of the maximum size indicated.

Before submitting a bid, the Contractor shall have investigated the sources of supply and be satisfied that they can supply the listed plants in the size, variety and quality as specified. Failure to take this precaution will not relieve the Contractor from their responsibility for furnishing and installing all plant materials in strict accordance with the Contract Documents without additional cost to the Owner. The Landscape Architect shall approve any substitutes of plant material, or changes in plant material size, prior to the Landscape Contractor submitting a bid.

DELIVER, STORAGE AND HANDLING

Take all precautions customary in good trade practice in preparing plants for moving. Workmanship that fails to meet the highest standards will be rejected. Spray deciduous plants in foliage with an approved "Anti-Desiccant" immediately after digging to prevent dehydration. Dig, pack, transport, and handle plants with care to ensure protection against injury. Inspection certificates required by law shall accompany each shipment invoice or order to stock. Protect all plants from drying out. If plants cannot be planted immediately upon delivery, properly protect them with soil, wet peat moss, or in a manner acceptable to the Landscape Architect. Water heeled-in plantings daily. No plant shall be bound with rope or wire in a manner that could damage or break the branches. Cover plants transported on open vehicles with a protective covering to prevent wind burn.

PROJECT CONDITIONS

Protect existing utilities, paving, and other facilities from damage caused by landscape operations.

A complete list of plants, including a schedule of sizes, quantities, and other requirements are shown on the drawings. In the event that quantity discrepancies or material omissions occur in the plant materials list, the planting plans shall govern.

The irrigation system will be installed prior to planting. Locate, protect and maintain the irrigation system during planting operations. Repair irrigation system components damaged during planting operations; at the Contractor's expense. Refer to the irrigation specifications, irrigation plan and irrigation details.

Do not begin landscape accessory work before completion of final grading or surfacing.

WARRANTY

Warrant plant material to remain alive, be healthy and in a vigorous condition for a period of 1 year after completion and final acceptance of entire project.

Replace, in accordance with the drawings and specifications, all plants that are dead or, are in an unhealthy, or unsightly condition, and have lost their natural shape due to dead branches, or other causes due to the Contractor's negligence. The cost of such replacement(s) is at the Contractor's expense. Warrant all replacement plants for 1 year after installation.

Warranty shall not include damage, loss of trees, plants, or ground covers caused by fires, floods, freezing rains, lightning storms, winds over 75 miles per hour, winter kill caused by extreme cold, severe winter conditions not typical of planting area, and/or acts of vandalism or negligence on a part of the Owner.

Remove and immediately replace all plants, found to be unsatisfactory during the initial planting installation.

Maintain and protect plant material, lawns, and irrigation until final acceptance is made.

ACCEPTANCE

Inspection of planted areas will be made by the Owner's representative 1. Planted areas will be accepted provided all requirements, including maintenance, have been complied with and plant materials are alive and in a healthy, vigorous condition.

Upon acceptance, the Contractor shall commence the specified plant maintenance.

CODES, PERMITS AND FEES

Obtain any necessary permits for this Section of Work and pay any fees required for permits.

The entire installation shall fully comply with all local and state laws and ordinances, and with all established codes applicable thereto; also as depicted on the landscape and irrigation construction set.

PART 2 - PRODUCTS

MATERIALS

Plants: Provide typical of their species or variety; with normal, densely developed branches and vigorous, fibrous root systems. Provide only sound, healthy, vigorous plants free from defects, disfiguring knots, sun scald injuries, frost cracks, abrasions of the bark, plant diseases, insect eggs, borers, and all forms of infestation. All plants shall have a fully developed form without voids and open spaces. Plants held on storage will be rejected if they show signs of growth during the storage period.

- 1. Balled and plants wrapped with burlap, to have firm, natural balls of earth of sufficient diameter and depth to encompass the fibrous and feeding root system necessary for full recovery of the plant. Provide ball sizes complying with the latest edition of the "American Standard for Nursery Stock". Cracked or mushroomed balls, or signs of circling roots are not acceptable. 2. Container- grown stock: Grown in a container for sufficient length of time for the root system to
- have developed to hold its soil together, firm and whole. a. No plants shall be loose in the container.
- b. Container stock shall not be pot bound. 3. Plants planted in rows shall be matched in form.
- 4. Plants larger than those specified in the plant list may be used when acceptable to the Landscape Architect.
- a. If the use of larger plants is acceptable, increase the spread of roots or root ball in proportion to the size of the plant.
- 5. The height of the trees, measured from the crown of the roots to the top of the top branch, shall not be less than the minimum size designated in the plant list.
- 6. No pruning wounds shall be present with a diameter of more than 1" and such wounds must show vigorous bark on all edges.
- 7. Evergreen trees shall be branched to the ground or as specified in plant list.
- 8. Shrubs and small plants shall meet the requirements for spread and height indicated in the plant a. The measurements for height shall be taken from the ground level to the height of the top
- of the plant and not the longest branch. b. Single stemmed or thin plants will not be accepted.
- c. Side branches shall be generous, well-twigged, and the plant as a whole well-bushed to the ground
- d. Plants shall be in a moist, vigorous condition, free from dead wood, bruises, or other root or branch injuries.

ACCESSORIES

Topsoil: Shall be Fertile, friable, natural topsoil of loamy character, without admixture of subsoil material, obtained from a well-drained arable site, reasonably free from clay, lumps, coarse sands, stones, roots, sticks, and other foreign materials, with acidity range of between pH 6.0 and 6.8.

Note: All planting areas shall be cleaned of construction debris (ie. Concrete, rubble, stones, building material, etc.) prior to adding and spreading of the top soil.

1. Sod Areas: Spread a minimum 4" laver of top soil and rake smooth. 2. Planting bed areas: Spread a minimum 4" layer of top soil and rake smooth.

- 3. Landscape Islands/Medians: Fracture/loosen existing subgrade to depth. Remove and replace any subgrade unsuitable for planting. clean of debris and loosened, add topsoil to a minimum berm 6"-8" island curbing.
- 4. Annual/Perennial bed areas: Add a minimum of 4" organic matter and t minimum 12" depth.

Mulch: Type selected dependent on region and availability; see landscape pla much to be used. Hold mulch 4" from tree trunks and shrub stems

- 1. Hardwood: (color) dark brown, 6 month old well rotted double shredde hardwood bark mulch not larger than 4" in length and 1/2" in width, free and sawdust. Install minimum depth of 3".
- 2. Pine Straw: Pine straw to be fresh harvest, free of debris, bright in cold wired and tightly bound. Needles to be dry. Install minimum depth of 3" 3. River Rock: (color) light gray to buff to dark brown, washed river rock,
- Install in shrub beds to an even depth of 3". Weed control barrier to be installed under all rock mulch areas. Use caution during installation not to damage plant material.
- 4. Mini Nuggets: Install to a minimum depth of 2"-3" at all locations of annual and perennial beds. Lift the stems and leaves of the annuals and carefully spread the mulch to avoid injuring the plants. Gently brush the mulch off the plants.

Guying/Staking:

- Arbortie: Green (or white) staking and guying material to be flat, woven, polypropylene material, ³/₄" wide 900 lb. break strength. Arbortie shall be fastened to stakes in a manner which permits tree movement and supports the tree.
- 2. Remove Guying/Staking after one year from planting.

Tree Wrap: Tree wraps should be used on young, newly planted thin-barked trees (Cherry, Crabapple, Honey Locust, Linden, Maple, Mountain Ash, Plum) that are most susceptible to sun scald/Sunburn. Standard waterproofed tree wrapping paper, 2-1/2" wide, made of 2 layers of crepe Draft paper weighing not less than 30 lbs. per ream, cemented together with asphalt. Wrap the tree in the fall and leave the wrap in place throughout the winter and early spring. Tree wraps are temporary and no longer needed once trees develop corky bark.

PART 3 – EXECUTION

INSPECTION

Prior to beginning work, the Landscape Contractor shall inspect the subgrade, general site conditions, verify elevations, utility locations, irrigation, approve top soil provided by the Genera Contractor and observe the site conditions under which the work is to be done. Notify the General Contractor of any unsatisfactory conditions, and work shall not proceed until such conditions have been corrected and are acceptable to the Landscape Contractor.

PREPARATION

Planting shall be performed only by experienced workmen familiar with planting procedures under the supervision of a qualified supervisor.

Locate plants as indicated on the plans or as approved in the field after staking by the Landscape Contractor. If obstructions are encountered that are not shown on the drawings, do not proceed with planting operations until alternate plant locations have been selected and approved by the Landscape Architect; spacing of plant material shall be as shown on the landscape plan.

Excavate circular plant pits with vertical sides, except for plants specifically indicated to be planted in beds. Provide shrub pits at least 12" greater than the diameter of the root system and 24" greater for trees. Depth of pit shall accommodate the root system. Provide undisturbed sub grade to hold root ball at nursery grade as shown on the drawings.

INSTALLATION

Set plant material in the planting pit to proper grade and alignment. Set plants upright, plumb, and faced to give the best appearance or relationship to each other or adjacent structure. Set plant material 2" – 3" above the finish grade. No filling will be permitted around trunks or stems. Backfill the pit with topsoil mix and excavated material. Do not use frozen or muddy mixtures for backfilling. Form a ring of soil around the edge of each planting pit to retain water.

After balled and wrapped in burlap plants are set, muddle planting soil mixture around bases of balls and fill all voids.

1. Remove all burlap, ropes, and wires from the top 1/3 of the root ball

Space ground cover plants in accordance with indicated dimensions. Adjust spacing as necessary to evenly fill planting bed with indicated quantity of plants. Plant to within 24" of the trunks of trees and shrubs within planting bed and to within 18" of edge of bed.

Mulchi

1. Mulch tree and shrub planting pits and shrub beds with required mulching material (see landscape plan for mulch type); depth of mulch as noted above. Hold mulch back 4" away from tree trunks and shrub stems. Thoroughly water mulched areas. After watering, rake mulch to provide a uniform finished surface.

Decorative Stone: (where indicated on landscape plan)

1. Install weed control barrier over sub-grade prior to installing stone. Lap 6" on all sides. 2. Place stone without damaging weed barrier. 3. Arrange stones for best appearance and to cover all weed barrier fabric.

Wrapping, guying, staking:

Inspect trees for injury to trunks, evidence of insect infestation, and improper pruning before wrapping

- 2. Wrapping:
- a. Wrap trunks of all young newly planted trees known to have thin bark. Wrap spirally from bottom to top with specified tree wrap and secure in place. b. Overlap $\frac{1}{2}$ the width of the tree wrap strip and cover the trunk from the ground to the
- height of the second branch. c. Secure tree wrap in place with twine wound spirally downward in the opposite
- direction, tied around the tree in at least 3 places in addition to the top and bottom. d. Wrap the trees in the fall and leave the wrap in place throughout the winter and early
- d. Tree wraps are temporary and no longer needed once the trees develop corky bark.
- Staking/Guying: a. Stake/guy all trees immediately after lawn sodding operations and prior to
- acceptance. b. Stake deciduous trees 2" caliper and less. Stake evergreen trees under 7'-0" tall. 1. Stakes are placed in line with prevailing wind direction and driven into
- undisturbed soil. 2. Ties are attached to the tree, usually at the lowest branch.
- c. Guy deciduous trees over 2" caliper. Guy evergreen trees 7'-0" tall and over. 1. Guy wires to be attached to three stakes driven into undisturbed soil, with one
- stake placed in the direction of the prevailing wind.
- 2. Ties are attached to the tree as high as practical.
- 3. The axis of the stake should be at 90 degree angle to the axis on the pull of the

guy wire. 4. Remove all guying and staking after one year from planting.

1. Prune deciduous trees and evergreens only to remove broken or damaged branches.

MAINTENANCE

Representative.

lawns free of insects and disease.

material and remove dead material

weather and season permit

WORKMANSHIP During landscape/irrigation installation operations, all areas shall be kept neat and clean. Precautions shall be taken to avoid damage to existing structures. All work shall be performed

in a safe manner to the operators, the occupants and any pedestrians.

Upon completion of installation operations, all excess materials, equipment, debris and waste material shall be cleaned up and removed from the site; unless provisions have been granted by the owner to use on-site trash receptacles. Sweep parking and walks clean of dirt and debris. Remove all plant tags and other debris from lawns and planting areas.

Any damage to the landscape, the structure, or the irrigation system caused by the landscape contractor shall be repaired by the landscape contractor without charge to the owner.

and not less than twice per week until final acceptance.

Contractor shall provide maintenance until work has been accepted by the Owner's

Maintenance shall include mowing, fertilizing, mulching, pruning, cultivation, weeding, watering,

1. Re-set settled plants to proper grade and position. Restore planting saucer and adjacent

2. repair guy wires and stakes as required. Remove all stakes and guy wires after 1 year.

3. Correct defective work as soon as possible after deficiencies become apparent and

and application of appropriate insecticides and fungicides necessary to maintain plants and

a minimum 24" Once subgrade is " height above	LANDSCAPE MAINTENANCE SPECIFICATIONS
till to a	The Contractor shall provide as a separate bid, maintenance for a period of 1 year after final acceptance of the project landscaping. The Contractor must be able to provide continued maintenance if requested by the Owner or provide the name of a reputable landscape
ans for type of	contractor who can provide maintenance.
ed native e of wood chips	STANDARDS All landscape maintenance services shall be performed by trained personnel using current, acceptable horticultural practices.
or. Bales to be o". 1" – 3" in size.	All work shall be performed in a manner that maintains the original intent of the landscape design.

All chemical applications shall be performed in accordance with current county, state and federal laws, using EPA registered materials and methods of application. These applications shall be performed under the supervision of a Licensed Certified applicator.

APPROVALS

Any work performed in addition to that which is outlined in the contract shall only be done upon written approval by the Owner's Representative (General Manager of the restaurant).

All seasonal color selections shall be approved by the General Manager prior to ordering and installation.

SOIL TESTING

The maintenance contractor shall perform soil tests as needed to identify imbalances or deficiencies causing plant material decline. The owner shall be notified of the recommendation for approval, and the necessary corrections made at an additional cost to the owner.

Acceptable Soil Test Results

		Landscape Trees and Shrubs	;	Turf		
	pH Range	5.0-7.0		6.0-7.0		
	Organic Matter	>1.5%		>2.5%		
	Magnesium (Mg)	100+lbs./acre		100+lbs./acre		
	Phosphorus (P2O5)	150+lbs./acre		150+lbs./acre		
al	Potassium (K2O)	120+lbs./acre		120+lbs./acre		
	Soluble salts/	Not to exceed 900ppm/1.9 mm	hos/cm	Not to exceed 750ppm/0.75 mmhos/cm		
	Conductivity	in soil; not to exceed 1400 ppm mmhos/cm in high organic mix	/2.5	in soil; not to exceed 2000 ppm/2.0 mmhos/cm in high organic mix		
	For unusual soil conditions, the following optional tests are recommended with levels not to exceed:					
		Boron	3 pounds per acre			
		Manganese	50 pounds per acre			
		Potassium (K2O)	450 pounds	per acre		
		Sodium	20 pounds per acre			

WORKMANSHIP

During landscape maintenance operations, all areas shall be kept neat and clean. Precautions shall be taken to avoid damage to existing structures. All work shall be performed in a safe manner to the operators, the occupants and any pedestrians.

Upon completion of maintenance operations, all debris and waste material shall be cleaned up and removed from the site, unless provisions have been granted by the owner to use on-site trash receptacles.

Any damage to the landscape, the structure, or the irrigation system caused by the maintenance contractor, shall be repaired by the maintenance contractor without charge to the owner.

TURF

GENERAL CLEAN UP

Prior to mowing, all trash, sticks, and other unwanted debris shall be removed from lawns, plant beds, and paved areas.

MOWING

Warm season grasses (i.e. Bermuda grass) shall be maintained at a height of 1" to 2" during the growing season.

Cool season grasses, including blue grass, tall fescue, perennial ryegrass, etc., shall be maintained at a height of 2" to 3" in spring and fall. From June through September, mowing height shall be maintained at no less than 3".

The mowing operation includes trimming around all obstacles, raking excessive grass clippings and removing debris from walks, curbs, and parking areas. Caution: Weed eaters should NOT be used around trees because of potential damage to the bark.

EDGING

Edging of all sidewalks, curbs and other paved areas shall be performed once every other mowing. Debris from the edging operations shall be removed and the areas swept clean. Caution shall be used to avoid flying debris.

LIMING & FERTILIZING

A soil test shall be taken to determine whether an application of limestone in late fall is necessary. If limestone is required, the landscape contractor shall specify the rate, obtain approval from the owner and apply it at an additional cost. A unit price for liming of turf shall accompany the bid based on a rate of 50 pounds per 1000 square feet.

Fertilizer shall be applied in areas based on the existing turf species.

LAWN WEED CONTROL: HERBICIDES

Selection and proper use of herbicides shall be the landscape contractor's responsibility. All chemical applications shall be performed under the supervision of a Licensed Certified Applicator. Read the label prior to applying any chemical.

INSECT & DISEASE CONTROL FOR TURF

The contractor shall be responsible for monitoring the site conditions on each visit to determine if any insect pest or disease problems exist. The contractor shall identify the insect pest or disease, as well as the host plant, and then consult the most current edition of the Cooperative Extension Service's "Commercial Insecticide Recommendation for Turf" for control. The licensed applicator shall be familiar with the label provided for the selected product prior to application.

Inspection and treatment to control insect pests shall be included in the contract price.

TREES, SHRUBS, & GROUND COVER

PRUNING

All ornamental trees, shrubs and ground cover shall be pruned when appropriate to remove dead or damaged branches, develop the natural shapes. Do not shear trees or shrubs. If previous maintenance practice has been to shear and ball, then a natural shape will be restored gradually.

Pruning Guidelines:

- 1. Prune those that flower before the end of June immediately after flowering. Flower buds develop during the previous growing season. Fall, winter or spring pruning would reduce the spring flowering display.
- 2. Prune those that flower in summer or autumn in winter or spring before new growth begins, since these plants develop flowers on new growth
- 3. Delay pruning plants grown for ornamental fruits, such as cotoneasters, pyracanthas and viburnums. 4. Hollies and other evergreens may be pruned during winter in order to use their branches
- for seasonal decoration. However, severe pruning of evergreens should be done in early spring only. 5. Broadleaf evergreen shrubs shall be hand-pruned to maintain their natural appearance
- after the new growth hardens off. 6. Hedges or shrubs that require shearing to maintain a formal appearance shall be pruned as required. Dead wood shall be removed from sheared plants before the first
- shearing of the season 7. Conifers shall be pruned, if required, according to their genus.
- A. Yews, junipers, hemlocks, arborvitae, and false-cypress may be pruned after new growth has hardened off in late summer. If severe pruning is necessary, it must be done in early spring.
- B. Firs and spruces may be lightly pruned in late summer, fall, or winter after completing growth. Leave side buds. Never cut central leader.
- C. Pines may be lightly pruned in early June by reducing candles. 8. Groundcover shall be edged and pruned as needed to contain it within its borders.
- 4. Water trees, plants and ground cover beds within the first 24 hours of initial planting.

- 9. Thinning: Remove branches and water sprouts by cutting them back to the origin on parent stems. This method results in a more open plant, without st excessive growth. Thinning is used on crepe myrtle, lilacs, viburnums, smok
- 10. Renewal pruning: Remove oldest branches of shrub at ground, leaving the more vigorous branches. Also remove weak stems. On overgrown plants, the may be best done over a three-year period. Renewal pruning may be used forsythia, deutzia, spiraea, etc.

Plants overhanging passageways and parking areas and damaged plants shall be

Shade trees that cannot be adequately pruned from the ground shall not be include Maintenance Contract. A certified arborist under a separate contract shall perform work

SPRING CLEANUP

Plant beds shall receive a general cleanup before fertilizing and mulching. Cleanup removing debris and trash from beds and cutting back herbaceous perennials left s through winter, e.g. ornamental grasses, Sedum Autumn Joy.

FERTILIZING

For trees, the rate of fertilization depends on the tree species, tree vigor, area availa fertilization, and growth stage of the tree. Mature specimens benefit from fertilization 4 years; younger trees shall be fertilized more often during rapid growth stages.

The current recommendation is based on the rate of 1000 square feet of area under be fertilized. For deciduous trees, 2 to 6 pounds of Nitrogen per 1000 square feet; narrow-leaf evergreens, 1 to 4 pounds of Nitrogen per 1000 square feet; for broadle evergreens, 1 to 3 pounds of Nitrogen per 1000 square feet.

Shrubs and groundcover shall be top-dressed with compost 1" deep, or fertilized or with 10-6-4 analysis fertilizer at the rate of 3 pounds per 100 square feet of bed area Ericaceous material shall be fertilized with an ericaceous fertilizer at the manufactu recommendation rate. If plants are growing poorly, a soil sample should be taken.

MULCHING

Annually, all tree and shrub beds will be prepared and mulched, to a minimum dept quality mulch to match existing. Bed preparation shall include removing all weeds, said bed, edging and cultivating decayed mulch into the soil. Debris from edging is removed from beds where applicable. If deemed necessary, a pre-emergent herbic applied to the soil to inhibit the growth of future weeds.

Organically maintained gardens shall not receive any pre-emergent herbicides. Mu of 4" will be removed from the bed areas. SPECIAL CARE shall be taken in the mu operation not to over-mulch or cover the base of trees and shrubs. This can be detri the health of the plants.

WEEDING

All beds shall be weeded on a continuous basis throughout the growing season to neat appearance at all times.

Pre-emergent (soil-applied) and post-emergent (foliar-applied) herbicides shall be and when applicable and in accordance with the product's label.

INSECT & DISEASE CONTROL: TREES, SHRUBS & GROUNDCOVER

The maintenance contractor shall be responsible for monitoring the landscape site basis. The monitoring frequency shall be monthly except for growing season, which every other week. Trained personnel shall monitor for plant damaging insect activity pathogenic diseases and potential cultural problems in the landscape. The pest or o problem will be identified under the supervision of the contractor.

For plant damaging insects and mites identified in the landscape, the contractor sha and follow the recommendations of the most current edition of the state Cooperativ publication on insect control on landscape plant material.

Plant pathogenic disease problems identified by the contractor that can be resolved or physical removal of damaged plant parts will be performed as part of the contract additional charge, plant pathogenic diseases that can be resolved through properly applications of fungicides shall be made when the owner authorizes it.

If the contractor notes an especially insect-or disease-prone plant species in the lar he/she will suggest replacement with a more pest-resistant cultivar or species that it with the intent of the landscape design.

NOTE: For identification of plant-damaging insects and mites, a reference textbook used is Insects that feed on Trees and Shrubs by Johnson and Lyon, Comstock Pu Associates. For plan pathogenic diseases, two references are suggested: Scouting Controlling Woody Ornamental Diseases in Landscapes and Nurseries, authorized Moorman, published by Penn State College of Agricultural Sciences, and Diseases and Shrubs by Sinclair and Lyon, published by Comstock Publishing Press.

TRASH REMOVAL

The maintenance contractor shall remove trash from all shrub and groundcover bee

LEAF REMOVAL

All fallen leaves shall be removed from the site in November and once in Decembe requested by the owner, the maintenance contractor, at an additional cost to the owner perform supplemental leaf removals.

WINTER CLEAN-UP

The project shall receive a general clean-up once during each of the winter months January, February, and March.

- Clean-up includes:
- Cleaning curbs and parking areas
- Removing all trash and unwanted debris Turning mulch where necessary
- Inspection of grounds

SEASONAL COLOR: PERENNIALS, ANNUALS, AND BULBS

The installation of perennials, annuals, and bulbs, unless specified herein, shall be reviewed with the owner, and, if accepted, installed and billed to the owner.

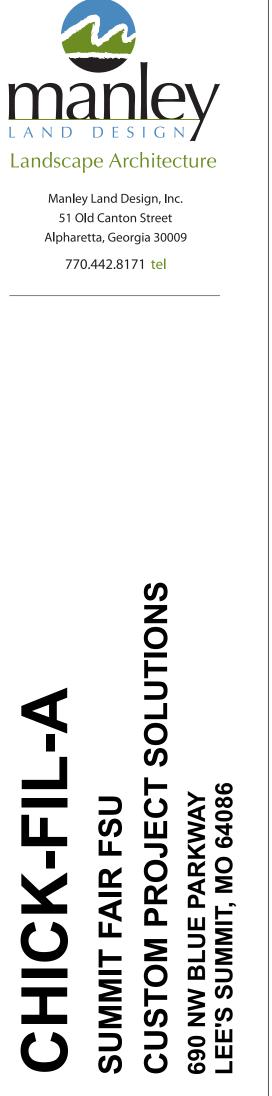
SEASONAL COLOR MAINTENANCE

- Perennialization of Bulbs:
- 1. After flowering, cut off spent flower heads. 2. Allow leaves of daffodils and hyacinths to remain for six weeks after flowers have faded.
- Cut off at base. Allow leaves of other bulbs to yellow naturally and then cut off at base.
- 4. Apply fertilizer after flowering in spring, possibly again in fall. Apply 10-10-10 at the rate of 2 pounds per 1000 square feet, or top-dress with compost 1" deep. Fall fertilization with a bulb fertilizer or mulching with 1" of compost is optional.

Flower Rotation:

- 1. Bulbs: Remove the entire plant and bulb after flowers have faded or at the direction of the owner, and install new plants if included in contract.
- Summer Annuals or Fall Plants
- a. Dead heading: Pinch and remove dead flowers on annuals as necessary. b. Fertilizing Summer Annuals: Fertilize using one or two methods: Apply a slow-release fertilizer in May following manufacturer's recommendations. A booster such as 10-10-10 may be necessary in late summer. Or, apply liquid fertilizations of 20-20-20 water-soluble fertilizers, not to exceed 2 pounds of 20-20-20 per 100
- gallons of water, monthly; or mulch with compost 1" deep. c. Removal: If fall plants are to be installed, summer annuals shall be left in the ground
- until the first killing frost and then removed, unless otherwise directed by the owner.

r point of timulating	Perennials: 1. After initial installation, if a time-released fertilizer has been incorporated during plant	
ke bush,etc.	installation, no more fertilizer need be applied the first growing season.	
younger, nis method	 The following year: a. Fertilize perennials with a slow-release fertilizer or any 50% organic fertilizer, or 	
on abelia,	mulch perennials with compost 1" deep. b. Cut all deciduous perennials flush to the ground by March 1, if this was not done the	
pruned as	previous fall, to allow new growth to develop freely. c. Mulch the perennial bed once in early spring at 1"-2" depth. If soil is bared in late	
	fall, re-mulch lightly after ground is frozen to protect perennials. d. Inspect for insect or disease problems on perennials. Monitor and control slugs on	
ed in the this type of	hostas and ligularias. Powdery mildew on phlox, monardas, and asters can be prevented with properly timed fungicides or use of disease-resistant varieties.	
this type of	e. Weed perennial bed as specified in "WEEDING" above.	
	 Prune branching species to increase density. Cut only the flowering stems after blooming. Do not remove the foliage. 	
o includes standing	3. The following fall cut back deteriorating plant parts unless instructed to retain for winter interest, e.g. Sedum Autumn Joy and ornamental grasses.	
-	4. Long-term Care:a. Divide plants that overcrowd the space provided. Divide according to the species.	Chick-fil:&
lable for	Some need frequent dividing, e.g. asters and yarrow every two years; other rarely, if ever, e.g. peonies, hosta, and astilbe.	Chick-fil-A
on every 3 to	b. For detailed information regarding the care of specific perennials, refer to All About	5200 Buffington Road
	Perennials by Ortho; Perennials: How to Select, Grow and Enjoy by Pamela Harper and Frederick McGouty, Hp Books Publisher; Herbaceous Perennial Plants: A	Atlanta, Georgia 30349-2998
er the tree to for	<i>Treatise on their Identification, Culture and Garden Attributes</i> by Allan Armitage, Stipes Pub LLC.	
eaf		
nce in March	SUMMARY OF MAINTENANCE	
ea. Irer's		
liel S	LAWN MAINTENANCE 1. Soil analysis performed annually to determine pH. If pH does not fall within specified	
	range, adjust according to soil test recommendations. 2. Maintain proper fertility and pH levels of the soil to provide an environment conducive to	manley
th of 3" with cleaning up	turf vitality for cool season grasses 3. Mow warm and cool season on a regular basis and as season and weather dictates.	LAND DESIGN
to be cide may be	Remove no more than the top 1/3 of leaf blade. Clippings on paved and bed areas will	Landscape Architecture
nde may be	be removed.4. Aerate warm season turf areas to maintain high standards of turf appearance.	Landscape / Tenneeture
IIch in excess	Apply pre-emergent to turf in two applications in early February and early April to extend barrier.	Manley Land Design, Inc. 51 Old Canton Street
Ilching rimental to	 Apply post emergent as needed to control weeds. Mechanically edge curbs and walks. 	Alpharetta, Georgia 30009
	8. Apply non-selective herbicide, to mulched bed areas and pavement and remove excess runners to maintain clean defined beds.	770.442.8171 tel
maintain a	TREE, GROUNDCOVER, AND SHRUB BED MAINTENANCE	. <u> </u>
	1. Prune shrubs, trees and groundcover to encourage healthy growth and create a natural appearance.	
used where	2. Mulch to be applied in February/March with a half rate in late summer to top dress.	
	 Apply pre-emergent herbicides in February and April. Manual weed control to maintain clean bed appearance. 	
	 Apply fungicides and insecticides as needed to control insects and disease. Ornamental shrubs, trees and groundcovers to be fertilized three (3) times per year with 	
on a regular h will be	a balanced material (January/February, April/May, and October/November) 7. Edge all mulched beds.	
y, plant cultural	8. Remove all litter and debris.	
	GENERAL MAINTENANCE 1. Remove all man-made debris, blow edges.	
all consult /e Service	 Inspect grounds on a monthly basis and schedule inspection with Unit Operator. 	
d by pruning		
ct. For an / timed		S
ndscape, is consistent		Ĕ
		- 5
that can be		
iblishing g and		
l by Gary s of Trees		- v
ds with each		FSU LECT KWAY 64086
		KAJEC MO 6408
er. If vner shall		FAIR JE PARI MIT, MO
s, i.e.,		DHMIT UNMIT USTOM 0 NW BLL
		CHK SUMMIT CUSTON 690 NW BL



FSU# 02859

REVISION SCHEDULE NO. DATE BY DESCRIPTION

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SHEET NUMBER