

SITE DEVELOPMENT PLANS FOR:

# ELISHA WINN HOUSE SITE IMPROVEMENTS

908 DACULA RD  
DACULA, GA 30019  
LL # 1, DISTRICT 2, ZONE R-100,  
PARCEL #: R2001 158, ZONED: R-100  
CDP2019-00034

### Sheet List Table

Sheet Number	Sheet Title
G-1	COVER
G-2	GENERAL NOTES
G-2.1	GENERAL NOTES
G-3	SITE MAP
V-1	SURVEY
V-2	SURVEY
V-3	SURVEY
V-4	SURVEY
C-0	DEMOLITION PLAN
C-1	SITE PLAN
C-1.1	PARKING SITE PLAN
C-2	GRADING & DRAINAGE PLAN
C-2.1	PARKING GRADING & DRAINAGE PLAN
C-2.2	INLET DRAINAGE BASIN PLAN
C-2.3	SIGHT DISTANCE 1
C-2.4	SIGHT DISTANCE 2
C-2.5	WALL PROFILES
C-2.6	STORM DRAINAGE PROFILES
C-3	UTILITIES PLAN
C-4	ESPC COVER & NOTES
C-4.1	ESPC GENERAL NOTES
C-4.2	ESPC GENERAL NOTES
C-4.3	ESPC INITIAL PLAN
C-4.4	ESPC INTERMEDIATE PLAN A
C-4.4A	ESPC INTERMEDIATE PLAN B
C-4.4B	ESPC INTERMEDIATE PLAN B
C-4.5	ESPC FINAL PLAN
C-4.6	ESPC DETAILS
C-4.7	ESPC DETAILS
C-4.8	ESPC DETAILS
C-4.9	ESPC DETAILS
C-5	PAVING DETAILS
C-5.1	PAVING DETAILS
C-6	CONSTRUCTION DETAILS
C-6.1	CONSTRUCTION DETAILS
C-6.2	CONSTRUCTION DETAILS
C-6.3	CONSTRUCTION DETAILS
C-6.4	CONSTRUCTION DETAILS
C-6.5	CONSTRUCTION DETAILS
C-6.6	ELEVATION SECTIONS
L-0.0	SPECIMEN TREE SURVEY
L-0.1	SPECIMEN TREE CONCEPT PLAN
L-1	LANDSCAPE PLAN
L-2	LANDSCAPE DETAILS
TP-1	TREE PROTECTION PLAN
OSSMS	SEPTIC PLAN

ARCHITECTURAL, STRUCTURAL, & MEP DRAWINGS  
(UNDER SEPARATE COVER)

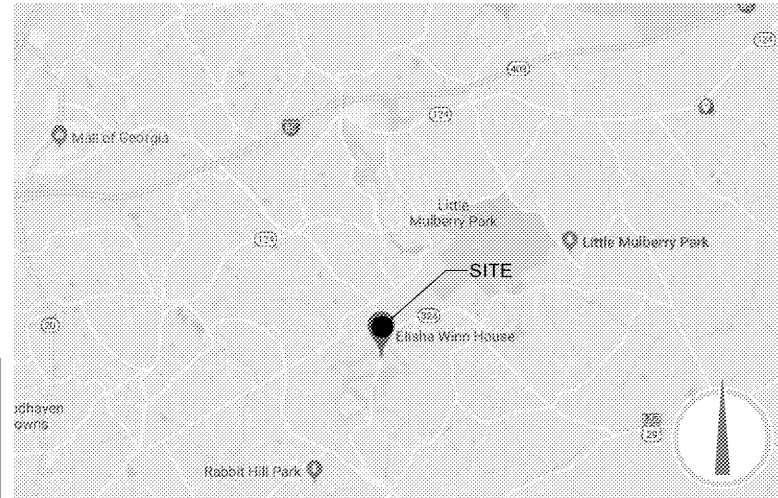
PREPARED BY:



Foresite Group, Inc. w | www.fg-inc.net  
3740 Davinci Ct. o | 770.368.1399  
Suite 100 f | 770.368.1944  
Peachtree Corners, GA 30092

Commercial Development Permit Data				
Please provide the following data on your plan in the listed format:				
General				
Development Type	?			
Zoning	R-100			
Project Data				
Total Area (Acres)	14.58 ACRES			
Limits of Disturbed Area (Acres)	1.38 ACRES			
Parking Spaces				
Existing	New	Total	Minimum	Maximum
0	12	12	0	0
Provided Parking Spaces 12 (7 accessible included)				
Building Data				
Bldg ID	Existing Floor Area (sq ft)	New Floor Area (sq ft)	Added Floor Area (sq ft)	Total Floor Area (sq ft)
Stage	?	?	?	?
Bldg ID	Existing Floor Area (sq ft)	New Floor Area (sq ft)	Added Floor Area (sq ft)	Total Floor Area (sq ft)
Restroom	0	?	?	?
Bldg ID	Existing Floor Area (sq ft)	New Floor Area (sq ft)	Added Floor Area (sq ft)	Total Floor Area (sq ft)
Bldg ID	Existing Floor Area (sq ft)	New Floor Area (sq ft)	Added Floor Area (sq ft)	Total Floor Area (sq ft)
Existing Bldg (No)	New Bldg (No)	Stories (No)	Density (No)	
5	1	1		

Related Cases	
Type Case #	NA
Approval Date	NA
Trees	
Non Buffer Trees Preserved:	Non Buffer Trees Replaced:
Buffer	
Type	Width
Buffer Trees Planted:	
Sanitary Service	Septic
Sw	Sw
Sw	Sw
Sw	Sw

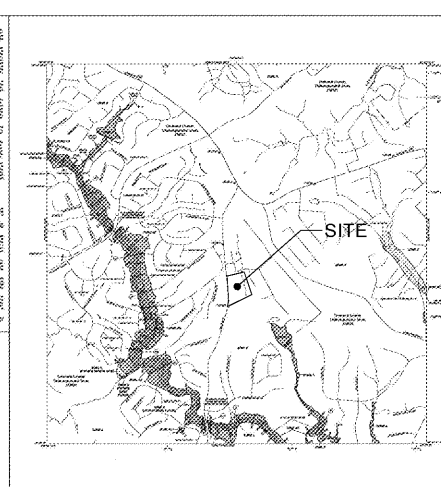


VICINITY MAP  
NOT TO SCALE

TOTAL AREA = 14.58 AC.  
SITE DISTURBED AREA = 1.72 AC.  
TOTAL IMPERVIOUS AREA = 0.89 AC.  
TOTAL NUMBER OF PROPOSED TREES = 2  
TOTAL PERCENTAGE OF TREE CANOPY = 5.29%

NOTIFY GWINNETT COUNTY INSPECTIONS PRIOR TO BEGINNING OF EVERY PHASE OF CONSTRUCTION: 678-518-6000

CONTRACTOR SHALL CALL DEVELOPMENT INSPECTIONS TO SCHEDULE A PRE-CONSTRUCTION MEETING PRIOR TO ISSUANCE OF A DEVELOPMENT PERMIT APPLICATION.



THERE IS NO FLOODPLAIN ON THIS PROPERTY FROM A WATER COURSE WITH A DRAINAGE AREA EXCEEDING 100 ACRES OR FLOODPLAIN PER FIRM PANEL 13135C0048F DATED SEPT. 29TH, 2006.

### PROJECT DIRECTORY

**OWNER / DEVELOPER**  
GWINNETT COUNTY  
75 LANGLEY DRIVE  
LAWRENCEVILLE, GA 30046  
770-822-8864  
REX.SCHUDER@GWINNETTCOUNTY.COM  
CONTACT: MR. REX SCHUDER

**CIVIL ENGINEER / LANDSCAPE ARCHITECT**  
FORESITE GROUP, INC.  
3740 DAVINCI CT., SUITE #100  
PEACHTREE CORNERS, GA 30092  
770-368-1399  
APAPPAS@FG-INC.NET  
CONTACT: MR. ANTHONY PAPPAS

**ARCHITECT**  
LORD, AECK & SARGENT  
1175 PEACHTREE ST NE,  
ATLANTA, GA 30361  
404-253-5606  
CONTACT: MR. RAJIV WANASUNDERA

**MECHANICAL & PLUMBING ENGINEER**  
CROFT  
3400 BLUE SPRING RD, SUITE 200  
KENNESAW, GA 30144  
770-529-7744  
CONTACT: MR. VINCENT L. MAZZEI

**ELECTRICAL ENGINEER**  
WOMACK & ASSOCIATES, LLC  
4250 PERIMETER PARK SOUTH, SUITE 225  
ATLANTA, GA 30341  
770-438-3005  
CONTACT: MR. BILL WOMACK

**SURVEYOR**  
HAYES & JAMES ENGINEERS, PLANNERS & SURVEYORS  
4145 SHACKLEFORD RD, SUITE 300  
NORCROSS, GA 30093  
770-923-1600  
CONTACT: MR. MICHAEL BENTLEY

**GEOTECHNICAL ENGINEER**  
UNITED CONSULTING  
625 HOLCOMB BRIDGE RD  
NORCROSS, GA 30071  
770-582-2791  
CONTACT: MR. JAY PAUL GAPUZAN

**LOCAL ISSUING AUTHORITY**  
GWINNETT COUNTY PLANNING & DEVELOPMENT  
446 WEST CROGAN CT., SUITE 150  
LAWRENCEVILLE, GA 30046

**DEPARTMENT OF TRANSPORTATION**  
GWINNETT COUNTY DOT  
75 LANGLEY DRIVE  
LAWRENCEVILLE, GA 30046  
770-882-7484  
CONTACT: MR. LEWIS COOKSEY

### CERTIFICATION STATEMENT:

"I CERTIFY THAT THE PERMITTEE'S EROSION, SEDIMENTATION, AND POLLUTION CONTROL PLAN PROVIDES FOR AN APPROPRIATE AND COMPREHENSIVE SYSTEM OF BEST MANAGEMENT PRACTICES REQUIRED BY THE GEORGIA WATER QUALITY CONTROL ACT AND THE DOCUMENT "MANUAL FOR EROSION AND SEDIMENT CONTROL IN GEORGIA" (MANUAL) PUBLISHED BY THE STATE SOIL AND WATER CONSERVATION COMMISSION AS OF JANUARY 1 OF THE YEAR IN WHICH THE LAND-DISTURBING ACTIVITY WAS PERMITTED, PROVIDES FOR THE SAMPLING OF THE RECEIVING WATER(S) OR THE SAMPLING OF THE STORM WATER OUTFALLS AND THAT THE DESIGNED SYSTEM OF THE BEST MANAGEMENT PRACTICES AND SAMPLING METHODS IS EXPECTED TO MEET THE REQUIREMENTS CONTAINED IN THE GENERAL NPDES PERMIT NO. GAR 100001. ADDITIONALLY, I CERTIFY UNDER PENALTY OF LAW THAT THIS PLAN WAS PREPARED AFTER A SITE VISIT TO THE LOCATIONS DESCRIBED HEREIN BY MYSELF OR MY AUTHORIZED AGENT, UNDER MY SUPERVISION."

SIGNATURE OF ENGINEER: 000058923  
DATE: 04-09-19  
EXPIRATION: 06/21/2021

CERTIFICATION # 000058923  
EXPIRATION 06/21/2021  
AS USED HEREIN, THE WORD CERTIFY SHALL MEAN AN EXPRESSION OF THE CONSULTANT'S PROFESSIONAL OPINION TO THE BEST OF ITS INFORMATION, KNOWLEDGE, AND BELIEF, AND DOES NOT CONSTITUTE A WARRANTY OR GUARANTEE BY THE CONSULTANT.

CERTIFICATE OF DEVELOPMENT PLANS APPROVAL

EACH SITE PLAN SHALL CARRY THE FOLLOWING CERTIFICATE PRINTED OR STAMPED THEREON:

ALL REQUIREMENTS OF THE GWINNETT COUNTY UNIFIED DEVELOPMENT ORDINANCE (UDO) RELATIVE TO THE PREPARATION AND SUBMISSION OF A DEVELOPMENT PERMIT APPLICATION HAVING BEEN FULFILLED, AND SAID APPLICATION AND ALL SUPPORTING PLANS AND DATA HAVING BEEN REVIEWED AND APPROVED BY ALL AFFECTED COUNTY DEPARTMENTS AS REQUIRED UNDER THEIR RESPECTIVE AND APPLICABLE REGULATIONS, APPROVAL OF THIS SITE PLAN IS HEREBY GRANTED AND ALL OTHER DEVELOPMENT PLANS ASSOCIATED WITH THIS PROJECT SHALL BE SUBJECT TO ALL FURTHER PROVISIONS OF SAID UDO.

DIRECTOR DATE  
DEPARTMENT OF PLANNING AND DEVELOPMENT

THIS CERTIFICATE EXPIRES TWELVE MONTHS FROM THE DATE OF APPROVAL UNLESS A DEVELOPMENT PERMIT IS ISSUED

### UTILITY PROVIDERS

**WATER & SEWER SERVICE PROVIDER**  
GWINNETT COUNTY DEPARTMENT OF WATER RESOURCES  
684 WINDER HIGHWAY  
LAWRENCEVILLE, GA 30045-5012  
678-376-7073  
CONTACT: MS. JEAN EVANS

**ELECTRICAL SERVICE PROVIDER**  
JACKSON EMC  
825 BUFORD DRIVE  
LAWRENCEVILLE, GA 30043  
770-822-8386  
CONTACT: MRS. ELIZABETH ZAYTOR

**GAS SERVICE PROVIDER**  
ATLANTA GAS & LIGHT  
1305 LAKES PKWY, SUITE 129  
LAWRENCEVILLE, GA 30043  
770-311-7561  
CONTACT: MR. MARK DOOLY

### ANTICIPATED ACTIVITY SCHEDULE

ACTIVITY	BEGIN CONSTRUCTION: 05/01/2019 END CONSTRUCTION: 10/01/2019			
	1.0 MTH	2.0 MTH	3.0 MTH	4.0 MTH
1. INSTALL SEDIMENT CONTROLS	█			
2. DEMOLITION	█			
3. CLEARING, GRUBBING, & GRADING	█			
4. GRASS TEMP.	█			
5. BUILDING CONSTRUCTION		█		
6. MAINTAIN EROSION CONTROL	█	█	█	█
7. PAVING			█	
8. FINAL LANDSCAPING				█
9. DISPOSITION OF TEMP. SEDIMENT CONTROLS				█

CONTRACTOR SHALL NOTIFY ENGINEER IMMEDIATELY UPON COMPLETION OF INITIAL EROSION BMP'S AS SHOWN ON SHEET C-4 IN ORDER FOR ENGINEER TO SCHEDULE THE INITIAL 7 DAY EROSION CONTROL INSPECTION. THE CONTRACTOR SHALL VERIFY THAT ALL EXISTING INITIAL BMP'S ARE INSTALLED PROPERLY. ALL COMPENSATION FOR DESIGN ENGINEER'S REINSPECTION TO VERIFY THAT THE INITIAL BMP'S ARE PROPERLY INSTALLED WILL BE THE RESPONSIBILITY OF THE CONTRACTOR.

GWINNETT COUNTY STAMP AREA (4" X 4")  
PROJECT # CDP2019-00035

ENGINEER:  
**FORESITE group**  
Foresite Group, Inc. w | www.fg-inc.net  
3740 Davinci Ct. o | 770.368.1399  
Suite 100 f | 770.368.1944  
Peachtree Corners, GA 30092

DEVELOPER:  
**GWINNETT COUNTY - GEORGIA**  
ESTABLISHED 1828  
75 LANGLEY DR.  
LAWRENCEVILLE, GEORGIA 30046  
770-822-8864  
CONTACT: MR. REX SCHUDER

PROJECT:  
**ELISHA WINN HOUSE**  
SITE IMPROVEMENTS  
908 DACULA RD  
DACULA, GA 30019  
LL # 1, DISTRICT 2, ZONE R-100  
PARCEL #R2001 158

SEAL:  
**GEORGIA REGISTERED PROFESSIONAL ENGINEER**  
No. 038646  
LUISSA C. MAZZEI  
4/08/19  
GEORGIA LEVEL II CERTIFIED PROFESSIONAL # 000058923  
EXPIRATION DATED: 06/21/2021

REVISIONS	DATE
△ GWINNETT CO. RESUBMITTAL	03/20/2019
△ GWINNETT CO. RESUBMITTAL	03/25/2019

PROJECT MANAGER: AWP  
DRAWING BY: SSH  
JURISDICTION: GWINNETT COUNTY  
DATE: 08/10/2018  
SCALE: AS SHOWN  
TITLE:

COVER  
SHEET NUMBER: **G-1**  
COMMENTS: RELEASED FOR CONSTRUCTION  
JOB/FILE NUMBER: 223.082