

IT IS UNDERSTOOD THAT THE APPROVAL OF A LAND DISTURBANCE PERMIT, IN ITSELF, DOES NOT CONSTITUTE VESTING OF ZONING. IN ORDER FOR ZONING TO BE VESTED BY VIRTUE OF THE ISSUANCE OF A LAND DISTURBANCE PERMIT, IT IS NECESSARY THAT SUBSTANTIAL PROGRESS SHALL HAVE BEEN MADE TOWARD THE COMPLETION OF DESIGNATED PHASE OF THE PROJECT, AS DEPICTED ON THE SITE PLAN APPROVED AS CONDITION OF THE REZONING. SUBSTANTIAL PROGRESS IS DEFINED AS WHEN, IN THE OPINION OF THE DIRECTOR OF THE DEVELOPMENT SERVICES DEPARTMENT, ADHERENCE TO THE CONSTRUCTION SCHEDULE PREVIOUSLY APPROVED INDICATES A MINIMUM OF FIFTY PERCENT (50%) OF THE PUBLIC IMPROVEMENTS SPECIFIED FOR ONE PHASE HAS BEEN ACHIEVED. BY ACCEPTANCE OF THIS LAND DISTURBANCE PERMIT, THE APPLICANT ACKNOWLEDGES AND ACCEPTS THE CONSTRUCTION SCHEDULE INCORPORATED HEREIN.

DEVELOPER SHALL NETWORK GRAVITY PIPE LINE THROUGH SITE TO SERVE UPSTREAM PROPERTY OWNERS. THIS WILL BE AT THE DEVELOPER'S EXPENSE. ALSO, PROPOSED DEPTHS IN EXCESS OF 24" SHALL BE PRE-APPROVED BY THE PROJECT ENGINEERING SECTION OF PUBLIC WORKS.

THE APPROVAL OF THESE PLANS AND THE ISSUANCE OF THIS LAND DISTURBANCE PERMIT DOES NOT IN ANY WAY SUGGEST THAT ALL OTHER REQUIREMENTS FOR THE LEGAL OR APPROPRIATE OPERATIONS FOR THIS ACTIVITY, WHICH MAY REQUIRE ADDITIONAL PERMITTING, HAVE BEEN MET. THE ONUS IS ON THE OWNER/DEVELOPER/BUILDER TO DISCOVER WHAT ADDITIONAL PERMITTING OR APPROVALS MAY BE NECESSARY TO OPERATE FROM THIS POINT IN AN APPROPRIATE AND LEGAL MANNER. PLAN APPROVAL OR PERMIT ISSUANCE STANDARDS OR OTHER PERMITS WHICH MAY BE REQUIRED FOR THIS PROJECT.

WATER PROVIDED BY CITY OF ATLANTA

SANITARY SEWER TO BE GRAVITY FLOW.

NO EXISTING G.I.S. MONUMENTS WILL BE DISTURBED BY THIS PROJECT.

NO RESTAURANT OR FOOD PREPARATION AREAS ARE PROPOSED FOR THIS PROJECT.

SERVICES REQUESTED TO CITY OF ATLANTA

DOMESTIC & FIRE WATER SUPPLY SERVICE

WATER SERVICE REQUEST LIST

DESCRIPTION	QUANTITY
8" FIRE METER	1
3" DOMESTIC METER	1

NOTE:

PROPOSED BUILDING TO BE FULLY SPRINKLERED WITH ALARM.

DUMPSTER TO BE 8 CY IN VOLUME, PICKED UP TWICE PER WEEK.

# CONSTRUCTION PLANS

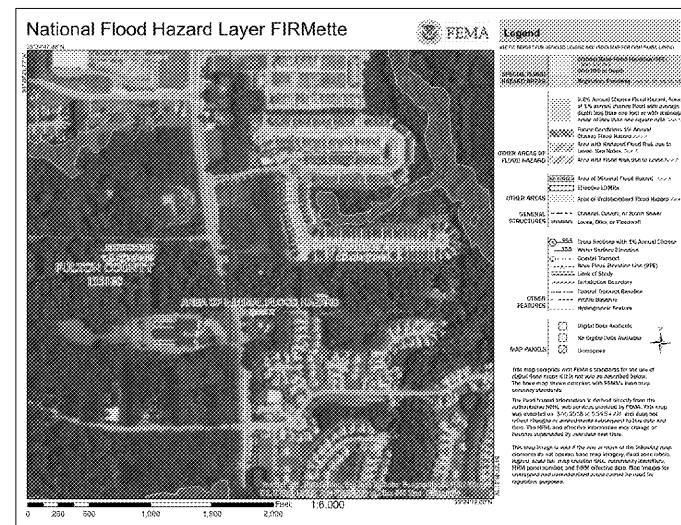
FOR:

## RENEWED MEDICAL 0 OLD NATIONAL HWY, SOUTH FULTON CITY, FULTON COUNTY, GA 30082

### LAND LOT 132, 133, DISTRICT 13TH, SOUTH FULTON CITY, FULTON COUNTY, GEORGIA

DATE: APRIL 09, 2020.

Sheet Number	Sheet Title
C-1.0	COVER
C-2.0	NOTES & DETAILS
C-2.1	DETAILS
C-2.2	DETAILS
C-2.3	DETAILS
C-2.4	DETAILS
C-2.5	DETAILS
C-2.6	DEMOLITION PLAN
C-3.0	EXISTING CONDITIONS
C-4.0	SITE PLAN
C-5.0	GRADING & DRAINAGE
C-5.1	GRADING & DRAINAGE 10 SCALE
C-6.0	UTILITY PLAN
C-7.0	STORM PROFILES
C-7.1	SEWER PROFILES
C-8.0	ES&PC PHASE I
C-8.1	ES&PC PHASE II
C-8.2	ES&PC PHASE III
C-9.0	ES&PC - NOTES & DETAILS
C-9.1	ES&PC DETAILS
C-9.2	ES&PC DETAILS
C-9.3	ES&PC DETAILS
C-9.4	ES&PC DETAILS
C-10.0	INTERSECTION PLAN
C-10.1	INTERSECTION PLAN - G&D
C-10.2	INTERSECTION PLAN - UTILITY
C-10.3	INTERSECTION PLAN - LOS
C-11.0	TREE PLANT NOTES
C-11.1	TREE PLAN
C-11.2	TREE PLAN ENLARGEMENTS
C-11.3	TREE PLAN DETAILS
C-12.0	BOUNDARY SURVEY



TOTAL SITE AREA = 4.950 AC  
TOTAL DISTURBED AREA = 2.78 AC  
TOTAL IMPERVIOUS AREA = 66,211 SF

0.19 AC GDOT ROADWORK  
2.59 AC DISTURBED ON SITE

**OWNER/DEVELOPER:**

RENEWED MEDICAL CONCEPTS LLC  
719 WEST LANIER AVE  
FAYETTEVILLE, GA 30214  
PHONE: (678) 472-3734  
CONTACT: PAUL MCKOY

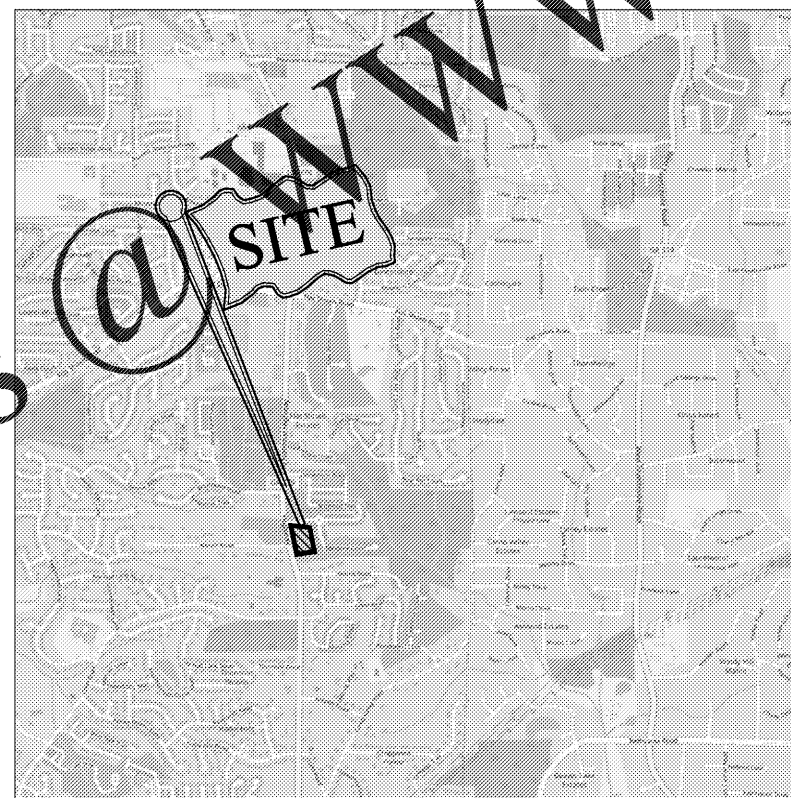
**ENGINEER:**

URBAN ENGINEERS, INC  
1904 MONROE DRIVE, STE. 150  
ATLANTA, GEORGIA 30324  
PHONE NO: (404) 873-5874  
CONTACT: DANIEL R. WINTERMEYER, P.E.

TAX PARCEL ID: 13 0132 LL0120

PROPERTY ZONED: O&I

THIS SITE IS NOT LOCATED WITHIN THE CHATTAHOOCHEE RIVER CORRIDOR



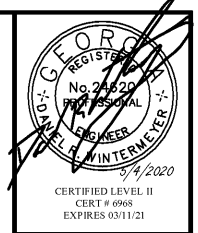
### LOCATION MAP

**PROJECT SUMMARY**  
PROPOSED DEVELOPMENT IS THE CONSTRUCTION OF A MEDICAL OFFICE WITH AN AUTO PARKING LOT.

24 HR CONTACT  
NAME: PAUL MCKOY  
PH: (678) 472-3734



ALL EROSION AND SEDIMENT CONTROLS SHALL BE INSTALLED PRIOR TO CONSTRUCTION.  
ALL TREE PROTECTION MEASURES SHALL BE INSTALLED PRIOR TO CONSTRUCTION.



**Urban Engineers, Inc.**  
1904 MONROE DRIVE, N.E., SUITE 150  
ATLANTA, GEORGIA 30324  
PHONE: (404) 873-5874  
www.urbanengineers.net



DATE	DESCRIPTION
04/15/2020	1 SUBMITTAL SET

**COVER**  
RENEWED MEDICAL  
OLD NATIONAL HIGHWAY  
SOUTH FULTON, GA

PROJECT No. 21802-4  
LAND LOT(S) 132, 133  
DISTRICT 13TH  
COUNTY FULTON  
SCALE N.T.S.  
DATE 04/09/2020

DRAWING NO. C-1.0