

WATER NOTES

1. ALL WATER SERVICE AND FIRE SERVICE CONSTRUCTION SHALL CONFORM TO GWINNETT COUNTY STANDARDS.
2. THE CONTRACTOR IS RESPONSIBLE FOR ALL PERMITS, FEES AND THE COORDINATION FOR WATER TAPS, METERS, BACKFLOW PREVENTERS AND APPURTENANCES.
3. CONTRACTOR IS RESPONSIBLE FOR ALL INSPECTIONS.

SIDEWALK NOTES

1. SIDEWALKS SHALL BE LOCATED AT LEAST 2 FEET FROM BACK OF CURB, BRIDGES EXCEPTED. THE AREA BETWEEN THE CURB AND SIDEWALK SHALL CONSIST OF GRASS OR LANDSCAPING. WHERE NO CURB EXISTS OR, IF ROAD IMPROVEMENTS ARE PROPOSED BY THE COUNTY, SIDEWALKS, INCLUDING APPROPRIATE DRAINAGE FACILITIES, SHALL BE CONSTRUCTED IN A LOCATION ACCEPTABLE TO THE DOT.
2. INTERSECTION RADIUS CURB RAMP SHALL BE PROVIDED AT STREET INTERSECTIONS. STRAIGHT RAMPS MAY BE PROVIDED AT INTERSECTIONS OF CURBED DRIVEWAYS AND AT STREETS WITHOUT SIDEWALKS.
3. SIDEWALKS SHALL BE INSTALLED ON ADJUTING STREETS PRIOR TO ISSUANCE OF A CERTIFICATE OF OCCUPANCY.

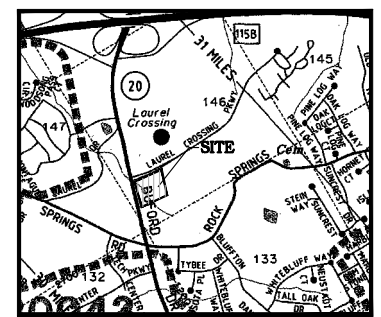
NOTE: LAYOUT OF ALL SITE CONSTRUCTION SHALL BE PERFORMED BY AN EXPERIENCED GEORGIA REGISTERED LAND SURVEYOR.

CONC. CURB & GUTTER

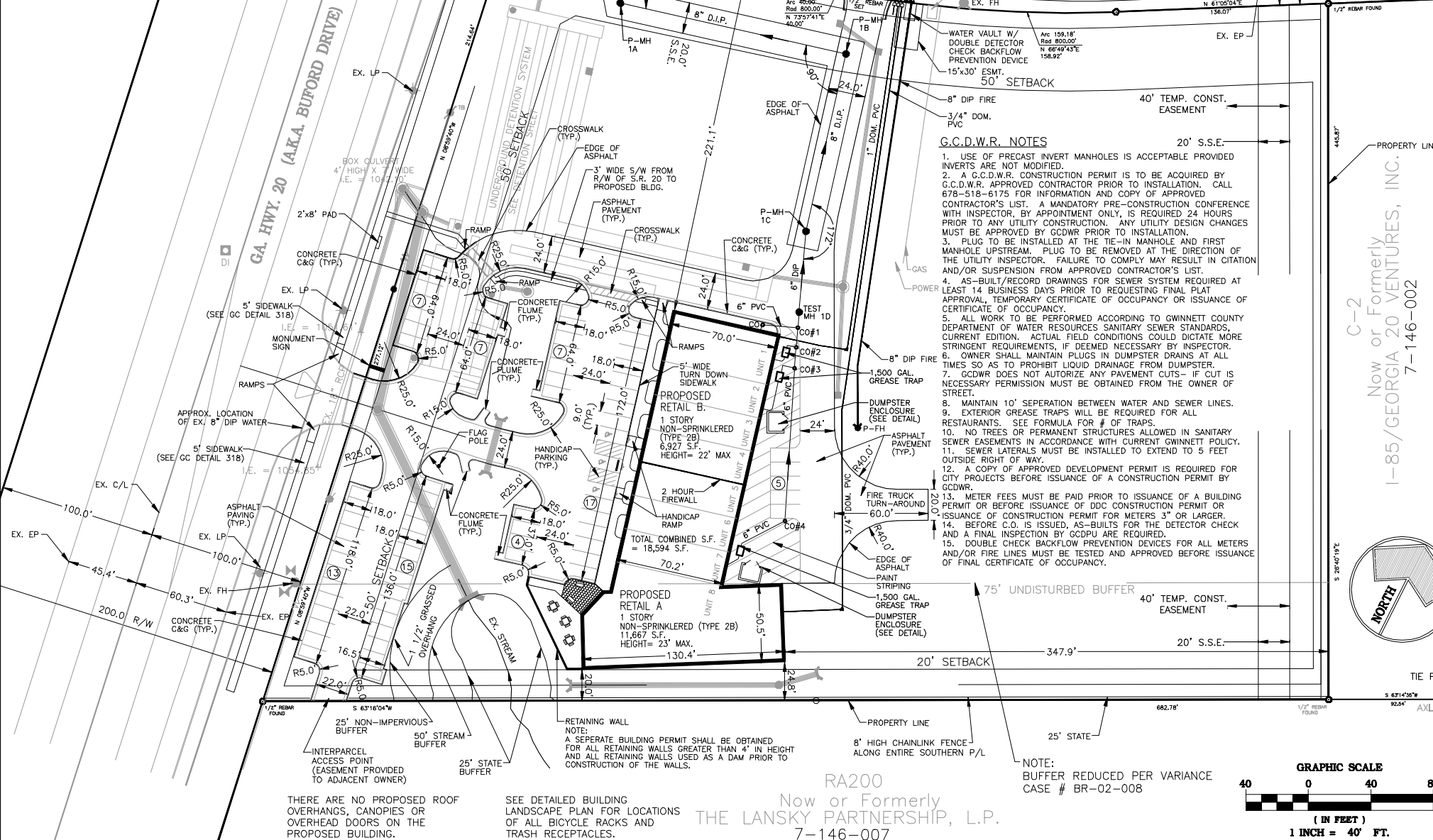
3000 P.S.I. CONC. @ 28 DAYS
1/2" EXPANSION JOINTS SHALL BE PROVIDED AT ALL STRUCTURES AND RADIUS POINTS & AT INTERVALS NOT TO EXCEED 50' IN THE REMAINDER OF THE CURB & GUTTER.

GENERAL NOTES:

1. PRIOR TO STARTING CONSTRUCTION, THE CONTRACTOR SHALL BE RESPONSIBLE TO MAKE SURE THAT ALL REQUIRED PERMITS AND APPROVALS HAVE BEEN OBTAINED.
2. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THESE PLANS AND SPECIFICATIONS AND THE REQUIREMENTS AND STANDARDS OF THE LOCAL GOVERNING AUTHORITY.
3. SITE GRADING SHALL BE PERFORMED IN ACCORDANCE WITH THESE PLANS AND ANY RECOMMENDATIONS BY A QUALIFIED REGISTERED GEOTECHNICAL ENGINEER.
4. THE LOCATIONS OF UNDERGROUND FACILITIES SHOWN ON THIS PLAN ARE BASED ON FIELD SURVEYS AND LOCAL UTILITY COMPANY RECORDS. IT SHALL BE THE CONTRACTOR'S FULL RESPONSIBILITY TO CONTACT THE VARIOUS UTILITY COMPANIES TO LOCATE THEIR FACILITIES PRIOR TO STARTING CONSTRUCTION.
5. ALL DIMENSIONS AND GRADES SHOWN ON THE PLANS SHALL BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION.
6. ALL DIMENSIONS ARE TO BACK OF CURB UNLESS OTHERWISE NOTED.
7. SITE AREA = 6.38 ACRES
DISTURBED AREA = 5.14 ACRES
8. BOUNDARY & TOPOGRAPHIC INFORMATION TAKEN FROM FIELD INFO PREPARED BY VENABLE & ASSOCIATES, INC. DATED APRIL 26, 2005.
9. PROPERTY IS ZONED C-2 PER CASE NO. RZ 92-148 DATED 6/24/97 (POD 'A').
10. ZONING REQUIREMENTS TAKEN FROM PRELIMINARY PLAN FOR I-85/GEORGIA 20 VENTURES, INC., ETAL. PREPARED BY PRECISION PLANNING, INC., DATED 3/26/99.
11. BOUNDARY BOUNDARY SURVEY FOR JOHN BAILEY, BY PRECISION PLANNING, INC., DATED 4/14/99 AND LAST REVISED 11/20/99.
12. GWINNETT COUNTY NOTES:



VICINITY MAP N.T.S. Taken from Aero Surveys of Ga., Inc.

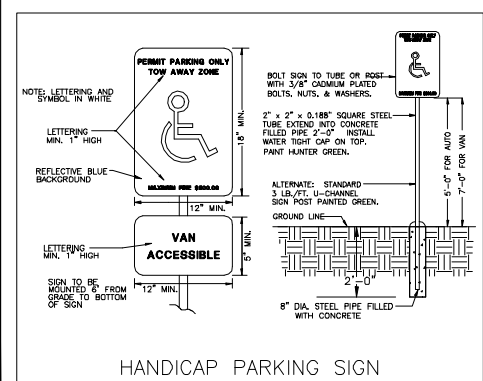


G.C.D.W.R. NOTES

1. USE OF PRECAST INVERT MANHOLES IS ACCEPTABLE PROVIDED INVERTS ARE NOT MODIFIED.
2. A G.C.D.W.R. CONSTRUCTION PERMIT IS TO BE ACQUIRED BY G.C.D.W.R. APPROVED CONTRACTOR PRIOR TO INSTALLATION. CALL 678-518-6175 FOR INFORMATION AND COPY OF APPROVED CONTRACTOR'S LIST. A MANDATORY PRE-CONSTRUCTION CONFERENCE WITH INSPECTOR, BY APPOINTMENT ONLY, IS REQUIRED 24 HOURS PRIOR TO ANY UTILITY CONSTRUCTION. ANY UTILITY DESIGN CHANGES MUST BE APPROVED BY GCDWR PRIOR TO INSTALLATION.
3. PLUG TO BE INSTALLED AT THE TIE-IN MANHOLE AND FIRST MANHOLE UPSTREAM. PLUG TO BE REMOVED AT THE DIRECTION OF THE UTILITY INSPECTOR. FAILURE TO COMPLY MAY RESULT IN CITATION AND/OR SUSPENSION FROM APPROVED CONTRACTOR'S LIST.
4. AS-BUILT/RECORD DRAWINGS FOR SEWER SYSTEM REQUIRED AT APPROVAL. TEMPORARY CERTIFICATE OF OCCUPANCY OR ISSUANCE OF CERTIFICATE OF OCCUPANCY.
5. ALL WORK TO BE PERFORMED ACCORDING TO GWINNETT COUNTY DEPARTMENT OF WATER RESOURCES SEWER STANDARDS, CURRENT EDITION. ACTUAL FIELD CONDITIONS MAY DICTATE MORE STRINGENT REQUIREMENTS, IF DEEMED NECESSARY BY INSPECTOR.
6. OWNER SHALL MAINTAIN PLUGS IN DUMPSTER DRAINS AT ALL TIMES SO AS TO PROHIBIT LIQUID DRAINAGE FROM DUMPSTER.
7. GCDWR DOES NOT AUTHORIZE ANY PAVEMENT CUTS - IF CUT IS NECESSARY PERMISSION MUST BE OBTAINED FROM THE OWNER OF STREET.
8. MAINTAIN 10' SEPARATION BETWEEN WATER AND SEWER LINES.
9. EXTERIOR GREASE TRAPS WILL BE REQUIRED FOR ALL RESTAURANTS. SEE FORMULA FOR # OF TRAPS.
10. NO TREES OR PERMANENT STRUCTURES ALLOWED IN SANITARY SEWER EASEMENTS IN ACCORDANCE WITH CURRENT GWINNETT POLICY.
11. SEWER LATERALS MUST BE INSTALLED TO EXTEND TO 5 FEET OUTSIDE RIGHT OF WAY.
12. A COPY OF APPROVED DEVELOPMENT PERMIT IS REQUIRED FOR CITY PROJECTS BEFORE ISSUANCE OF A CONSTRUCTION PERMIT BY GCDWR.
13. METER FEES MUST BE PAID PRIOR TO ISSUANCE OF A BUILDING PERMIT OR BEFORE ISSUANCE OF DDC CONSTRUCTION PERMIT OR ISSUANCE OF CONSTRUCTION PERMIT FOR METERS 3" OR LARGER.
14. BEFORE C.O. IS ISSUED, AS-BUILTS FOR THE DETECTOR CHECK AND A FINAL INSPECTION BY GCDWR ARE REQUIRED.
15. DOUBLE CHECK BACKFLOW PREVENTION DEVICES FOR ALL METERS AND/OR FIRE LINES MUST BE TESTED AND APPROVED BEFORE ISSUANCE OF FINAL CERTIFICATE OF OCCUPANCY.

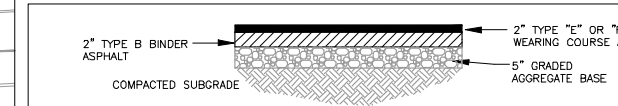
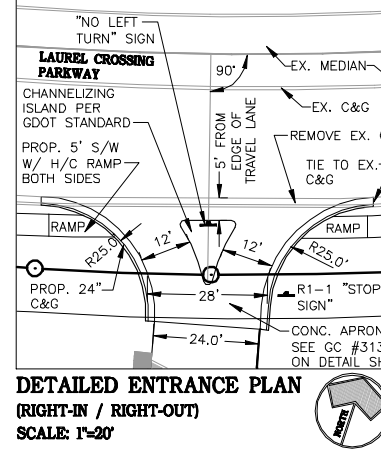
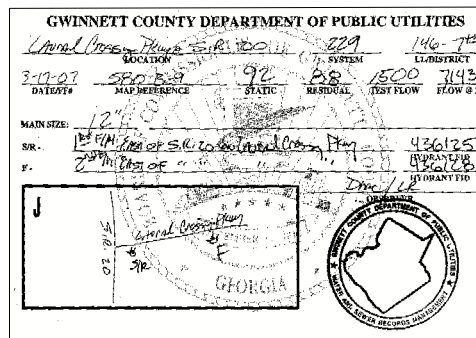
GWINNETT DOT NOTE:

1. GWINNETT COUNTY DOT IS NOT ON THE ONE-CALL SYSTEM. CALL (770) 822-7474 WHEN LOCATING UTILITIES FOR CONSTRUCTION.



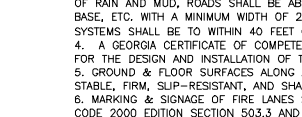
PRESSURE / FLOW TEST RESULTS

LOCATION: LAUREL CROSSING PARKWAY @ GA HWY 20
DATE: 3/17/07
STATIC PRESSURE: 92
RESIDUAL PRESSURE: 88
TEST FLOW: 1500



GREASE TRAP CALCS FOR MORE THAN BOOKS

	UNIT "1"	UNIT "2"	UNIT "3"
Approx. SF	2210	1540	1540
Approx. Kitchen Area/Storage	750	300	300
Bathrooms/Hallway	200	125	125
Lobby	180	180	180
USEABLE AREA	1110	955	955
S = # of Seats (1 per 16SF)	74	84	84
GS = Gallons	26	26	26
HR (11am to 10pm) = Hrs of Operation	11	11	11
LF = Loading Factor (hwy type)	1	1	1
GREASE TRAPS REQUIRED (1 per 1800)	1	1	1



**CIVIL ENGINEERING
LANDSCAPE ARCHITECTURE
SITE PLANNING**

DAY DESIGN GROUP, Inc.
P.O. BOX 848
BUFORD, GA 30515
(770) 271-4676
www.daydesigngroup.com

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**MORE THAN BOOKS
PROPOSED RETAIL CENTER**

2815 BUFORD DRIVE
LOCATED IN
GWINNETT COUNTY, GEORGIA

LAND LOT 146 - 7TH DISTRICT - PARCEL 031

REVISIONS	PER COUNTY COMMENTS	DATE	DESCRIPTION
4	7/13/07		
3	6/19/07		
2	6/5/07		
1	5/1/07		

CHECKED BY: BHD/GMD
DATE: 04/10/07
DRAWN BY: JAM/BHD
JOB NO.: 05-123

SHEET 2 OF 12

IF YOU CALL IN GEORGIA ...
CALL US FIRST
1 800 282-7411
(770) 923-4344
(METRO ATLANTA ONLY)
UTILITIES PROTECTION CENTER
IT'S THE LAW