CITY OF PORT WENTWORTH

PLANNING COMMISSION

APRIL 10, 2023

Council Meeting Room	Regular Meeting	3:30 PM

7224 GA HIGHWAY 21
PORT WENTWORTH, GA 31407

1. CALL MEETING TO ORDER

2. PRAYER AND PLEDGE OF ALLEGIANCE

3. ROLL CALL - SECRETARY

4. APPROVAL OF AGENDA

5. ADOPTION OF MINUTES

A. Planning Commission - Regular Meeting - Mar 13, 2023 3:30 PM

6. ZONING MAP AMENDMENTS (REZONING)

7. ZONING TEXT AMENDMENTS (ORDINANCES)

8. SITE PLAN/SUBDIVISION APPROVAL

A. Subdivision Application submitted by Jessica Vick, Roberts Civil Engineering, LLC., on behalf of Landmark 24 Homes of Savannah, LLC., for PIN # 7-0906-01-031(Miller Park Circle) located in a P-R-M (Planned Residential Multifamily) Zoning District for a Final Plat of a Major Subdivision (Rice Creek Tract C-1 Phase V) for the purpose of Single-Family Homes

- Public Hearing
- Action

B. Site Plan Review Application submitted by Claret Communities, LLC., for PIN # 7-0976-02-027 (Highway 30) for a Specific Development Site Plan to allow a Multi-family Development (Noble Vines Phase 2) in a P-RIP (Planned Residential Institutional) Zoning District

- Public Hearing
- Action

9. NEW BUSINESS

10. ADJOURNMENT

CITY OF PORT WENTWORTH

PLANNING COMMISSION

MARCH 13, 2023

Council Meeting Room | **Regular Meeting** | **3:30 PM**

7224 GA HIGHWAY 21
PORT WENTWORTH, GA 31407

1. CALL MEETING TO ORDER

Chairman Stewart called the meeting to order.

2. PRAYER AND PLEDGE OF ALLEGIANCE

Commissioner Register led the Prayer and Pledge of Allegiance.

3. ROLL CALL - SECRETARY

Attendee Name	Title	Status	Arrived
Lance Moore	Planning Commissioner	Present	
Omar Senati-Martinez	Planning Commissioner	Present	
Abby Brown	Planning Commissioner	Present	
Jason Stewart	Chairman	Present	
John Holland	Planning Commissioner	Present	
Christopher Gray	Planning Commissioner	Absent	
Nishant Randerwala	Planning Commissioner	Absent	
Charlene Middleton	Planning Commissioner	Present	
Sean Register	Planning Commissioner	Present	
Brian Harvey	Director of Development Services	Present	
Melanie Ellis	Building Inspector	Present	

4. APPROVAL OF AGENDA

1. Approval of Agenda

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	Sean Register, Planning Commissioner
SECONDER:	Abby Brown, Planning Commissioner
AYES:	Moore, Senati-Martinez, Brown, Holland, Middleton, Register
ABSENT:	Gray, Randerwala

5. ADOPTION OF MINUTES

A. Planning Commission - Regular Meeting - Feb 13, 2023 3:30 PM

Minutes Acceptance: Minutes of Mar 13, 2023 3:30 PM (ADOPTION OF MINUTES)

RESULT:	**ACCEPTED [UNANIMOUS]**
MOVER:	Omar Senati-Martinez, Planning Commissioner
SECONDER:	John Holland, Planning Commissioner
AYES:	Moore, Senati-Martinez, Brown, Holland, Middleton, Register
ABSENT:	Gray, Randerwala

6. ZONING MAP AMENDMENTS (REZONING)

7. ZONING TEXT AMENDMENTS (ORDINANCES)

A. Zoning Ordinance Restatement, City of Port Wentworth Code of Ordinances, Appendix B, Zoning, including the amended official Zoning Map, which is referenced in Section 2.30 A

David Jirousek and Paul LeBlanc with Horizon Planning Group gave a presentation of the zoning ordinance rewrite.

Public Hearing:
- Avril Roy-Smith - Roseberry Cir - Spoke in favor of the ordinance.
- LaRay Benton - Saussy Rd - had the following comments : asked that the comparison table in the presentation for old zoning classifications to the new classifications in the new ordnance, explain to the public what the tax payers appeal rights are, and that the rezoning of the property should be have its separate location in the ordnance.
- Vince Thompson - Old Highway 21 - said the ordnance will not work if the City Council does not abide by it.

After the public hearing was closed, Commissioner Holland made a motion to approve. Commissioner Middleton seconded the motion to approve. The vote to approve was unanimous.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	John Holland, Planning Commissioner
SECONDER:	Charlene Middleton, Planning Commissioner
AYES:	Moore, Senati-Martinez, Brown, Holland, Middleton, Register
ABSENT:	Gray, Randerwala

8. SITE PLAN/SUBDIVISION APPROVAL

A. Site Plan Review Application submitted by Guy Davidson, Rice Creek Landing LLC for PIN # 7-0906-01-018 and 7-0906-01-012 (Highway 21) for a General Development Site Plan to allow a multi-family development (Rice Creek Apartments) in a P-R-M (Planned Multifamily Residential) Zoning District

Robert McCorkle was present on behalf of the applicant. Mr. McCorkle gave a brief presentation and offered to answer any questions the commission may have.

Public Hearing:
-Avril Roy-Smith - Roseberry Cir - stated the dog park should not be located behind the adjacent property owners homes due to the noise and smell that may come from the dog park.
- Vince Thompson - Old Highway 21 - spoke about stormwater concerns

After the public hearing was closed, Commissioner Senati-Martinez asked about the entrance off highway 21. Chairman Stewart asked Mr. Harvey if this project complies with the zoning ordnance, and Mr. Harvey stated yes. Commissioner Brown made a motion to approve the application with the condition that the Dog Park location be changed to not interfere with neighbors and the Highway 21 exit is required. Commissioner Moore seconded the motion. The vote was unanimous.

Minutes Acceptance: Minutes of Mar 13, 2023 3:30 PM (ADOPTION OF MINUTES)

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	Abby Brown, Planning Commissioner
SECONDER:	Lance Moore, Planning Commissioner
AYES:	Moore, Senati-Martinez, Brown, Holland, Middleton, Register
ABSENT:	Gray, Randerwala

B. Site Plan Review Application submitted by Third Lake Development, LLC., on behalf of Bald Eagle Partners for PIN # 7-0906-04-091 (Rice Hope Rd) for a Specific Development Site Plan to allow a Multifamily Development (The Cottages at Rice Hope Plantation) in a M-P-O (Master Plan Overlay) Zoning District

Ray Pittman was present on behalf of the applicant. Mr. Pittman gave a brief presentation and offered to answer any questions the commission may have.

Public Hearing:
- Avril Roy-Smith - Roseberry Cir - stated traffic concerns and concerns that there is too many multi-family developments.
- Vince Thompson - Old Highway 21 - spoke about drainage problems

After the public hearing was closed, Chairman Stewart asked Mr. Harvey if this project complies with the zoning ordnance, and Mr. Harvey stated yes. Commissioner Holland made a motion to approve the application. Commissioner Brown seconded the motion. The vote was unanimous.

RESULT:	**APPROVED [UNANIMOUS]**
MOVER:	John Holland, Planning Commissioner
SECONDER:	Abby Brown, Planning Commissioner
AYES:	Moore, Senati-Martinez, Brown, Holland, Middleton, Register
ABSENT:	Gray, Randerwala

9. NEW BUSINESS

10. ADJOURNMENT

A. Adjournment

RESULT:	**ADOPTED [UNANIMOUS]**
MOVER:	John Holland, Planning Commissioner
SECONDER:	Omar Senati-Martinez, Planning Commissioner
AYES:	Moore, Senati-Martinez, Brown, Holland, Middleton, Register
ABSENT:	Gray, Randerwala

Minutes Acceptance: Minutes of Mar 13, 2023 3:30 PM (ADOPTION OF MINUTES)

_____
Chairman

The foregoing minutes are true and correct and approved by me on this _____ day of _____, 2023.

_____

Secretary

Minutes Acceptance: Minutes of Mar 13, 2023 3:30 PM (ADOPTION OF MINUTES)

Planning Commission
305 South Coastal Highway
Port Wentworth, GA 31407

SUBMITTED

Meeting: 04/10/23 03:30 PM
Department: Development Services
Category: Planning/Zoning Item
Prepared By: Stephanie Cook
Department Head: Brian Harvey

AGENDA ITEM (ID # 2815)

DOC ID: 2815

Subdivision Application submitted by Jessica Vick, Roberts Civil Engineering, LLC., on behalf of Landmark 24 Homes of Savannah, LLC., for PIN # 7-0906-01-031(Miller Park Circle) located in a P-R-M (Planned Residential Multifamily) Zoning District for a Final Plat of a Major Subdivision (Rice Creek Tract C-1 Phase V) for the purpose of Single-Family Homes

Issue/Item: Subdivision Application submitted by Jessica Vick, Roberts Civil Engineering, LLC., on behalf of Landmark 24 Homes of Savannah, LLC., for PIN # 7-0906-01-031(Miller Park Circle) located in a P-R-M (Planned Residential Multifamily)Zoning District for a Final Plat of a Major Subdivision (Rice Creek Tract C-1 Phase V) for the purpose of Single-Family Homes

Background: This is the Final Plat Submittal for Rice Creek Tract C-1 Phase V. Phase V includes thirty-two (32) single-family lots on approximately 6.94 acres. The lots will be accessed off of Marsh Salt Lane and Sea Oats Drive. Phase V is served by City water and sanitary sewer utilities.

Facts and Findings: The construction of this phase complies with the City of Port Wentworth Development Standards, and all requirements of the Subdivision Ordinances have been met.

Funding: N/A

Recommendation: The Planning Commission will hear this application on Monday,April 10, 2023 at 3:30 P.M.

ATTACHMENTS:

- RICE CREEK PH V 7-0906-01-031 FINAL PLAT 2023-Application (PDF)
- RICE CREEK PH V 7-0906-01-031 FINAL PLAT 2023-Timeline (DOCX)
- RICE CREEK PH V 7-0906-01-031 FINAL PLAT 2023-Final Plat Rev2 (PDF)
- RICE CREEK PH V 7-0906-01-031 FINAL PLAT 2023-EPD Approval Letter (PDF)

DocuSign Envelope ID: ED35DF93-DF9D-4377-BF69-85FF6FDBDDBC

SUBDIVISION APPLICATION FORM FOR THE CITY OF PORT WENTWORTH

RECEIVED
FEB 13 2023
BY: SCook

Application Form Required

This application form is to accompany **all** subdivisions submitted for Port Wentworth Planning Commission review and is to be filled out in its **entirety**. Plats/subdivisions not accompanied by this application will not be accepted for processing. All subdivisions with their completed applications must be received by the City of Port Wentworth at least 20 business days prior to the Planning Commission meeting at which they are to be considered. Revisions to a subdivision under review by the Port Wentworth Planning Commission must be received 10 business days prior to the Port Wentworth Planning Commission at which each subdivision is scheduled to be heard.

Subdivision Name: ~~Rice Creek Phase V~~ Rice Creek Tract C-1 Phase V

Location: 0 Miller Park Circle, Port Wentworth, GA 31407

Number of Lots: 32 Number of Acres: 5.86

PIN #: 70906 01031 Current Zoning: PUD-M

Type of Subdivision: (Check applicable blanks from each column)

A.
- ____ Sketch Plan
- ____ Master Plan
- ____ Preliminary Plat
- ✓ Final Plat
- ____ Revision to a Recorded Plat

B.
- ✓ Major Subdivision (4 or more lots or a new road)
- ____ Minor Subdivision (3 or less lots & no new road)

Purpose of Subdivision:

- ✓ Single-Family
- ____ Multi-Family
- ____ Retail
- ____ Other Business
- ____ Industrial
- ____ Institutional
- ____ Other
- ____ Sign

Variances: (List all variances being requested)

None

Attachment: RICE CREEK PH V 7-0906-01-031 FINAL PLAT 2023-Application (2815 : Subdivision Application Rice Creek Tract C-1 Ph V Final

DocuSign Envelope ID: ED35DF93-DF9D-4377-BF69-85FF6FDBDDBC

Georgia DOT Review

In all applications in which property being subdivided lies along a State Highway or access is needed from a State Highway, all applicants are required to submit a plat to the Georgia Department of Transportation for review. The subdivision application will not be considered by the Port Wentworth Planning Commission until the Georgia Department of Transportation has commented on the subdivision. The comments must accompany the application.

Previous Submittal

Has this tract of land being proposed for subdividing been submitted to the Port Wentworth Planning Commission under a different subdivision name?

Yes _____ No ✓

If yes, what name? _____

Date Submitted: _____ PWPC File No: _____

Number of Required Prints

All submittals, regardless of type, shall include fifteen (15) prints. **Final Plats must include a copy of the plat scanned to a CD along with the fifteen (15) printed copies. Stamp must be in contrasting ink.**

Statements as to Covenants/Deed Restrictions: (Check One)

_____ A copy of all existing deed restrictions or subdivision covenants applicable to this property are attached.

✓ There are no added restrictions or subdivision covenants on this property.

Contact Person (s): (Type or Print Legibly)

Engineer/Surveyor: Roberts Civil Engineering - Jessica Vick, P.E.

Address: 6001 Chatham Center Dr., Suite 255 Savannah, GA Zip Code: 31405

Phone #: 912-298-7006 Fax #: _____

Owner: Landmark 24 Homes of Savannah, LLC - Cole Chenowith

Address: 2702 Whatley Ave, Savannah, GA Zip Code: 31404

Phone #: 912-925-3440 Fax #: _____

Date of Submittal: 02/08/2023

Attachment: RICE CREEK PH V 7-0906-01-031 FINAL PLAT 2023-Application (2815 : Subdivision Application Rice Creek Tract C-1 Ph V Final

DocuSign Envelope ID: ED35DF93-DF9D-4377-BF69-85FF6FDBDDBC

Please list all property owners that are adjacent to the parcel to be subdivided including those across the public right-of-way:

Please see the attached list

Certifications

1. I hereby certify that this proposed subdivision/plan does not violate any covenants or deed restrictions currently in effect for the property being subdivided.

2. I hereby certify that all taxes applicable to this property have been paid and that there are no delinquent taxes outstanding.

3. I hereby certify that I am the owner of the property being proposed for subdivision.

4. I hereby certify that all the information pertained in this application is true and correct.

DocuSigned by:
Cole Chenowith
134762830A304D3...
Signature of Owner

Comments: Place any pertinent comments you wish to make in the following space:

Submit this form along with the proposed subdivision and any accompanying information to:

CITY OF PORT WENTWORTH
7306 HIGHWAY 21, SUITE 301
PORT WENTWORTH, GEORGIA 31407

Attachment: RICE CREEK PH V 7-0906-01-031 FINAL PLAT 2023-Application (2815 : Subdivision Application Rice Creek Tract C-1 Ph V Final

CITY OF PORT WENTWORTH
(912) 964-4379

REC#: 00389256 2/15/2023 1:56 PM
OPER: KS TERM: 055
REF#: 001338

TRAN: 112.0000 BLDG PERMIT
230083 1,921.00CR
LANDMARK 24 HOMES OF SAVANNAH
7-0906-01-031
I-SUBDIV 1,921.00CR

TENDERED: 1,921.00 CHECK
APPLIED: 1,921.00-

CHANGE: 0.00

WWW.CITYOFPORTWENTWORTH.COM

CITY OF PORT WENTWORTH
(912) 964-4379

REC#: 00389258 2/15/2023 1:58 PM
OPER: KS TERM: 055
REF#: 1406

TRAN: 112.0000 BLDG PERMIT
230083 50.00CR
LANDMARK 24 HOMES OF SAVANNAH
7-0906-01-031
I-SUBDIV 50.00CR

TENDERED: 50.00 CHECK
APPLIED: 50.00-

CHANGE: 0.00

WWW.CITYOFPORTWENTWORTH.COM

Attachment: RICE CREEK PH V 7-0906-01-031 FINAL PLAT 2023-Application (2815 : Subdivision Application Rice Creek Tract C-1 Ph V Final

Adjacent Property Owners Within 250 Feet of the Project Property Lines

OWNER NAME	ADDRESS	PIN #
RICE CREEK INVESTORS NO 2 LLC	15 Marsh Salt Ln, PORT WENTWORTH, GA	70906C16008
RICE CREEK INVESTORS NO 2 LLC	17 Marsh Salt Ln, PORT WENTWORTH, GA	70906C16009
RICE CREEK INVESTORS NO 2 LLC	38 Marsh Salt Ln, PORT WENTWORTH, GA	70906C16030
RICE CREEK INVESTORS NO 2 LLC	40 Marsh Salt Ln, PORT WENTWORTH, GA	70906C16031
RICE CREEK INVESTORS NO 2 LLC	42 Marsh Salt Ln, PORT WENTWORTH, GA	70906C16032
RICE CREEK INVESTORS NO 2 LLC	44 Marsh Salt Ln, PORT WENTWORTH, GA	70906C16033
RICE CREEK INVESTORS NO 2 LLC	46 Marsh Salt Ln, PORT WENTWORTH, GA	70906C16034
RICE CREEK INVESTORS NO 2 LLC	48 Marsh Salt Ln, PORT WENTWORTH, GA	70906C16035
DONNA EDWARDS, TRUSTEE, OR HER SUCCESSOR	87 BURNT OAK RD, PORT WENTWORTH, GA	70906C11031
KELLY BEULAH M.	92 BURNT OAK RD, PORT WENTWORTH, GA	70906C11051
RICE CREEK INVESTORS NO 2 LLC	94 BURNT OAK RD, PORT WENTWORTH, GA	70906C11050
HYMAN BRUCE MARTIN HYMAN NATALIE JEAN	96 BURNT OAK RD, PORT WENTWORTH, GA	70906C11049
FAMBLE WARREN & HUNTER TERADESHIA M	98 BURNT OAK RD, PORT WENTWORTH, GA	70906C11048
GARDENHIRE CANTON	100 BURNT OAK RD, PORT WENTWORTH, GA	70906C11047
PHILADELPHIA DENESHEA DANIELLE	102 BURNT OAK RD, PORT WENTWORTH, GA	70906C11046
BLUNT, SR BERNARD E. & BLUNT CYNTHIA B.	104 BURNT OAK RD, PORT WENTWORTH, GA	70906C11045
READY JAMECIA	106 BURNT OAK RD, PORT WENTWORTH, GA	70906C11044
PATTEN ZACHARY AARON & PATTEN CRYSTAL MICHELLE	108 BURNT OAK RD, PORT WENTWORTH, GA	70906C11043
JOHNSON JORDAN CHRISTOPHER & JOHNSON SARA EMILY	4 CORONEDO LANE, PORT WENTWORTH, GA	70906C11024
STARLING KENDRIC R.	6 CORONEDO LANE, PORT WENTWORTH, GA	70906C11025
BOPP JAMIE L & JAMIE LYNN *	7 CORONEDO LANE, PORT WENTWORTH, GA	70906C10014
DIXON VERONICA L	8 CORONEDO LANE, PORT WENTWORTH, GA	70906C11026
BOSTICK & BING ANTONIO & WHITNEY*	9 CORONEDO LANE, PORT WENTWORTH, GA	70906C10015
WARE PHILLIP	10 CORONEDO LANE, PORT WENTWORTH, GA	70906C11027
CAMPFIELD SAM II	11 CORONEDO LANE, PORT WENTWORTH, GA	70906C10016
LANDON JARVIS J	12 CORONEDO LANE, PORT WENTWORTH, GA	70906C11028
HERNDON JOHN HERNDON ANNA D.	13 CORONEDO LANE, PORT WENTWORTH, GA	70906C10017
TART JONATHAN LORENZO & FLOR M*	15 CORONEDO LANE, PORT WENTWORTH, GA	70906C10018

Attachment: RICE CREEK PH V 7-0906-01-031 FINAL PLAT 2023-Application (2815 : Subdivision Application Rice Creek Tract C-1 Ph V Final

RENE RONALD & RENE MARIE CLAUDE	89 BURNT OAK RD, PORT WENTWORTH, GA	70906C11032
RAMOS JOSE E. & ALICEA-SOTO EDGARDO J.	91 BURNT OAK RD, PORT WENTWORTH, GA	70906C11033
ANCRUM DERRICK T.	93 BURNT OAK RD, PORT WENTWORTH, GA	70906C11034
GRAVES JENNIFER A.	95 BURNT OAK RD, PORT WENTWORTH, GA	70906C11035
COOPER DOMONICK L.	97 BURNT OAK RD, PORT WENTWORTH, GA	70906C11036
BRYANT JAMORI R.	99 BURNT OAK RD, PORT WENTWORTH, GA	70906C11037
GRACE AUNDRELL	101 BURNT OAK RD, PORT WENTWORTH, GA	70906C11038
SHELLMAN FELICIA	103 BURNT OAK RD, PORT WENTWORTH, GA	70906C11039
RICHEY LOREAL TIERA	105 BURNT OAK RD, PORT WENTWORTH, GA	70906C11040
LOPEZ JOMAR ACEVEDO	107 BURNT OAK RD, PORT WENTWORTH, GA	70906C11041
HUBERT KRISTEN NICOLE* & HUBERT DANIEL P.	109 BURNT OAK RD, PORT WENTWORTH, GA	70906C11042
RICE CREEK INVESTORS NO 7 LLC	0 Miller Park Circle, Port Wentworth, GA 31407	70906 01031
ROBERTS-SMITH LOUKISHA M	15 HERITAGE RD, Port Wentworth, GA 31407	70906C15015
BRISBON LASHAWN F	10 HERITAGE RD, Port Wentworth, GA 31407	70906C10004
BROWN GLORIA G	12 HERITAGE RD, Port Wentworth, GA 31407	70906C10003
BURNETT CYNTHIA R	14 HERITAGE RD, Port Wentworth, GA 31407	70906C10002
DAVIS CONSWEULO	16 HERITAGE RD, Port Wentworth, GA 31407	70906C10001
WALLACE & WALLACE-MILSON KENNETH & PHYLL	121 MILLER PARK CIR, PORT WENTWORTH, GA 31407	70906C09003
SAMS DARNIKI AISHA & JAMES	123 MILLER PARK CIR, PORT WENTWORTH, GA 31407	70906C09004
BAILEY DOUGLAS W. & BURGOA MELANIE F.	125 MILLER PARK CIR, PORT WENTWORTH, GA 31407	70906C09005
SCOTT DENISE PINCKNEY	127 MILLER PARK CIR, PORT WENTWORTH, GA 31407	70906C09006
BING PHILLIP REID	129 MILLER PARK CIR, PORT WENTWORTH, GA 31407	70906C09007

Attachment: RICE CREEK PH V 7-0906-01-031 FINAL PLAT 2023-Application (2815 : Subdivision Application Rice Creek Tract C-1 Ph V Final

Attachment: RICE CREEK PH V 7-0906-01-031 FINAL PLAT 2023-Timeline (2815 : Subdivision Application Rice Creek Tract C-1 Ph V Final Plat

Project Timeline

Project Number: 230083

Project Name: RICE CREEK PH V 7-0906-01-031 FINAL PLAT 2023

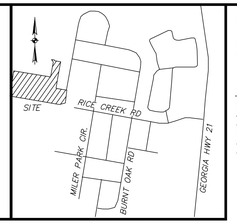
Applicant / Engineer: Roberts Civil Engineering

Owner: Landmark 24 Homes of Savannah

City Review Engineer: City Staff – Omar Senati

- 02/13/2023 – Application received: Incomplete(sc)
- 02/14/2023 – Email sent to Jessica Vick with missing items-(3) sets of Final Plat Plans & $50 admin fee not included with application. (sc)
- 02/14/2023 – Email from Kennon Strowd acknowledging Plans & check to be delivered. (sc)
- 2/15/2023 – received plans and check [S.C.]
- 2/14/2023 – sent email to Omar that we needed plans reviewed. [S.C.]
- 2/22/2023 – sent email to Omar about when will review plans [M.E.]
- 3/1/2023 – sent email to Omar about when will review plans [M.E.]
- 3/13/2023 – Omar reviewed plans. [M.E.]
- 3/14/2023 – sent letter to Applicant for review notes. Picked up by Roberts Civil Engineering. [M.E.]
- 3/22/2023 – received resubmittal. Reviewed for completeness. [M.E.]
- 3/24/2023 – sent email to Savannah Kelly, Roberts Civil, stating we needed the original signed maintenance bonds and that this application would be scheduled for the April agendas. [M.E].
- 3/24/2023 – Public Hearing notice letters mailed [M.E.]
- 3/26/2023 – Public Hearing notice published in the Savannah Morning News. [M.E.]

THIS BLOCK IS RESERVED FOR THE CLERK OF SUPERIOR COURT

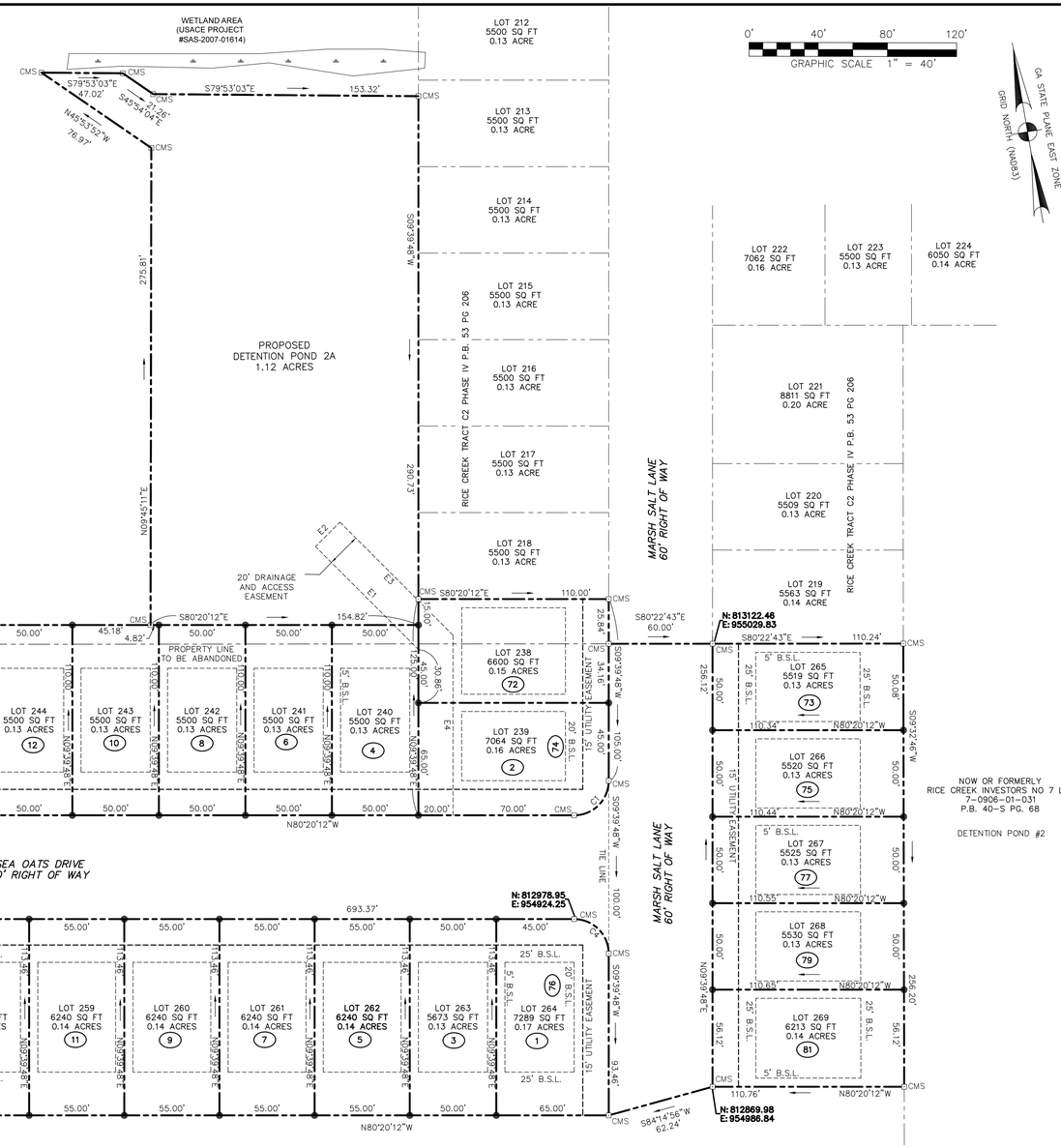


VICINITY MAP
NOT TO SCALE

EQUIPMENT USED: TOTAL STATION
ANGULAR ERROR = 9" PER POINT
ADJUSTED BY: COMPASS RULE
PLAT CLOSURE = 1/264,207
FIELD CLOSURE = 1/27,397

REFERENCES

1. P.R.B. 34–P PG 73
2. S.M.B. 40–S PG 68
3. P.R.B. 46–P PG 42
4. P.B. 50 PG 137
5. P.B. 51 PG 569
6. P.B. 53 PG 206



LEGEND

IRF	1/2" IRON ROD FOUND
XF	X FOUND IN CONCRETE
IRS	5/8" IRON ROD SET
B.S.L.	BUILDING SETBACK LINE
CMS	CONCRETE MONUMENT SET
( )	ADDRESS

SETBACKS

FRONT SETBACK : 25'
SIDE SETBACK : 5'
REAR SETBACK : 25'

SURVEYOR'S NOTES

1. ALL COORDINATES AND BEARINGS ARE BASED ON GEORGIA STATE PLANE COORDINATE SYSTEM, NAD 83, EAST ZONE.
2. ACCORDING TO THE FLOOD INSURANCE RATE MAP AS PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, THIS PROPERTY LIES IN ZONE X, NOT WITHIN A 100 YEAR FLOOD HAZARD AREA. SEE COMMUNITY PANEL NO. 13051C0030G, DATED 08/16/2018.
3. THIS PROPERTY IS SUBJECT TO ANY AND ALL EASEMENTS, COVENANTS, OR RESTRICTIONS EITHER RECORDED OR UNRECORDED.
4. THIS PROPERTY IS SERVED BY CITY OF PORT WENTWORTH WATER AND SEWER SYSTEMS.
5. THE PUBLIC RECORDS REFERENCED WERE USED FOR THE ESTABLISHMENT OF THE BOUNDARY OF THIS PROPERTY. THEY ARE NOT AND DO NOT CONSTITUTE A TITLE SEARCH.
6. THE PARENT TRACT TAX PARCEL NUMBERS OF THIS PROPERTY IS 7–0906–01–031 & 7–0906–01–032
7. THE CERTIFICATION, AS SHOWN HEREON, IS PURELY A STATEMENT OF PROFESSIONAL OPINION BASED ON KNOWLEDGE, INFORMATION AND BELIEF, AND BASED ON EXISTING FIELD EVIDENCE AND AVAILABLE DOCUMENTS. THE CERTIFICATION IS NOT AN EXPRESSED OR IMPLIED WARRANTY OR GUARANTEE.
8. THIS SUBDIVISION CONTAINS A TOTAL AREA OF 6.94 ACRES

LOT AREA	4.44 ACRES
RIGHT–OF–WAY AREA	1.38 ACRES
POND AREA	1.12 ACRES

9. SUBDIVISION SHOWN IN THIS FINAL PLAT IS IN FLOOD ZONE X. THERE ARE NO FLOOD LINES WITHIN THIS PROJECT THAT CAN BE SHOWN.

EASEMENT LINE TABLE		
LINE	BEARING	DISTANCE
E1	N35°20'12"W	84.15'
E2	N54°39'48"E	20.00'
E3	S35°20'12"E	82.43'
E4	S09°39'48"W	104.14'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	20.00'	31.42'	28.28'	S54°39'48"W	90°00'00"
C2	20.00'	31.42'	28.28'	N35°20'12"W	90°00'00"
C3	20.00'	31.42'	28.28'	N54°39'48"E	90°00'00"
C4	20.00'	31.42'	28.28'	S35°20'12"E	90°00'00"

SURVEYOR'S CERTIFICATION

AS REQUIRED BY SUBSECTION (d) OF O.C.G.A. SECTION 15–6–67, THIS PLAT HAS BEEN PREPARED BY A LAND SURVEYOR AND APPROVED BY ALL APPLICABLE LOCAL JURISDICTIONS FOR RECORDING AS EVIDENCED BY APPROVAL CERTIFICATES, SIGNATURES, STAMPS, OR STATEMENTS HEREON. SUCH APPROVALS OR AFFIRMATIONS SHOULD BE CONFIRMED WITH THE APPROPRIATE GOVERNMENTAL BODIES BY ANY PURCHASER OR USER OF THIS PLAT AS TO INTENDED USE OF ANY PARCEL. FURTHERMORE, THE UNDERSIGNED LAND SURVEYOR CERTIFIES THAT THIS PLAT COMPLIES WITH THE MINIMUM TECHNICAL STANDARDS FOR PROPERTY SURVEYS IN GEORGIA AS SET FORTH IN THE RULES AND REGULATIONS OF THE GEORGIA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND AS SET FORTH IN O.C.G.A. SECTION 15–6–67.

JAMES CRAIG BREWER GA PLS# 3022 — DATE

GEORGIA REGISTERED No. 3022 PROFESSIONAL LAND SURVEYOR JAMES CRAIG BREWER

THE FOLLOWING GOVERNMENTAL BODIES HAVE APPROVED THIS PLAT FOR FILING:

APPROVED BY MAYOR AND CITY COUNCIL, PORT WENTWORTH

MAYOR — DATE

COUNCILMAN — DATE

COUNCILMAN — DATE

COUNCILMAN — DATE

COUNCILMAN — DATE

COUNCILMAN — DATE

COUNCILMAN — DATE

COUNCILMAN — DATE

ALL STREETS, RIGHT–OF–WAY, EASEMENTS AND ANY SITES FOR PUBLIC USE AS NOTED ON THIS PLAT ARE HEREBY DEDICATED TO THE CITY OF PORT WENTWORTH FOR THE USE INTENDED. UCH DEDICATIONS ARE MORE SPECIFICALLY DESCRIBED IN THE DEED THAT ACCOMPANIES THIS PLAT.

OWNER OR ATTORNEY AS AGENT — DATE

RICE CREEK ROAD 60'
PUBLIC RIGHT OF WAY

BREWER LANDSURVEYING
604 U.S. Highway 80 W
Pooler, GA 31322
info@brewersurvey.com
Phone (912) 856-2205
www.BrewerSurvey.com
LSF # 1095

RICE CREEK - TRACT C-1 - PHASE V

A SUBDIVISION PLAT OF
8TH G.M. DISTRICT, CITY OF PORT WENTWORTH, CHATHAM COUNTY, GEORGIA

PREPARED FOR:
ROBERTS CIVIL ENGINEERING, INC.

PROJECT #:	210267
FIELD DATE:	05/10/2021
DRAWING DATE:	3/16/2023
LAST REVISED:	3/21/2023
DRAWN BY:	SCH
SCALE:	1"=40'
SHEET: 1 OF 1	

Attachment: RICE CREEK PH V 7-0906-01-031 FINAL PLAT 2023-Final Plat Rev2 (2815 : Subdivision Application Rice Creek Tract C-1 Ph V Final Plat April 2023)

GEORGIA
DEPARTMENT OF NATURAL RESOURCES
ENVIRONMENTAL PROTECTION DIVISION

Richard E. Dunn, Director

Watershed Protection Branch
Coastal District Office
400 Commerce Center Drive
Brunswick, Georgia 31523-8251
Phone: 912-264-7284; Fax: (912) 262-3160

December 22, 2021

Rice Creek Investors #7
c/o Cole Chenowith
chenowith@landmark24.com

Re: Proposed Land Disturbing Activity
Rice Creek Phase 5
Chatham County, Georgia
File: SW-025-04-159

Dear Mr. Chenowith:

In accordance with the General NPDES Permit No. GAR100003 for Storm Water Discharges Associated with Construction Activities for Common Developments, issued by the Georgia Environmental Protection Division (EPD) in August 2018, this Project has been reviewed for deficiencies in the identification of waters of the state and potential encroachment of land disturbing activities within 25 foot immediately adjacent and upland of the identifiable point from which the State mandated buffer is measured.

Based upon this review, the EPD has determined the following:

(1) The project does **not** have deficiencies in the identification of waters of the state.

(2) The project will **not** require a buffer variance from the EPD.

However, the EPD reserves the right to change this determination if information that conflicts with the original submittal is obtained during a later site inspection.

Additionally, in accordance with the General NPDES Permit No. GAR100003, each Erosion, Sedimentation and Pollution Control Plan (ESPCP) submittal shall include a completed and applicable ESPCP Checklist established by the Georgia Soil and Water Conservation as of January 1 of the year in which the land-disturbing activity was permitted.

Attachment: RICE CREEK PH V 7-0906-01-031 FINAL PLAT 2023-EPD Approval Letter (2815 : Subdivision Application Rice Creek Tract C-1 Ph V

A deficient ESPCP is a violation of the NPDES Permit. If violations occur on the proposed project site and enforcement actions become necessary, a deficient ESPCP may increase the fines incurred. The applicable Checklist as well as a guidance document are available on the Georgia EPD website @ http://epd.georgia.gov.

Based upon this review, EPD has determined the following:

(1) The ESPCP for this Project does **not** have deficiencies.

If additional information is required, please contact me at 912-230-4880.

Sincerely,

Shannon K. Winsness
Environmental Specialist

cc: Robert Civil Engineering
c/o Jessica Vick
jvick@robertscivilengineering.com

Alice Vick
EPD Coastal District Office
400 Commerce Center Drive
Brunswick, GA 31523-8251

File: SW-025-04-159

Attachment: RICE CREEK PH V 7-0906-01-031 FINAL PLAT 2023-EPD Approval Letter (2815 : Subdivision Application Rice Creek Tract C-1 Ph V

Planning Commission
305 South Coastal Highway
Port Wentworth, GA 31407

SUBMITTED

Meeting: 04/10/23 03:30 PM
Department: Development Services
Category: Planning/Zoning Item
Prepared By: Stephanie Cook
Department Head: Brian Harvey

AGENDA ITEM (ID # 2814)

DOC ID: 2814

Site Plan Review Application submitted by Claret Communities, LLC., for PIN # 7-0976-02-027 (Highway 30) for a Specific Development Site Plan to allow a Multi-family Development (Noble Vines Phase 2) in a P-RIP (Planned Residential Institutional) Zoning District

Issue/Item: Site Plan Review Application submitted by Claret Communities, LLC., for PIN # 7-0976-02-027 (Highway 30) for a Specific Development Site Plan to allow a Multi-family Development (Noble Vines Phase 2) in a P-RIP (Planned Residential Institutional) Zoning District

Background: The subject property is currently vacant woodland. There are no buildings or structures on the subject property. A general development plan for this property was approved during the June 23, 2022 City Council meeting.

Facts and Findings: This is specific site development plan for Phase 2 of the Noble Vines development. The site plan consist of 60 Townhome Buildings and amenity building. The main entrance for the development will be on GA Highway 30. The site plan also includes associated parking, utilities, drainage and infrastructure improvements. This application received Engineer Concurrence by the City Engineer's TR Long Engineering on February 21, 2023.

Funding: N/A

Recommendation: The Planning Commission will hear this application on Monday, April 10, 2023 at 3:30 PM.

ATTACHMENTS:

- Site Plan Review Noble Vines Ph 2 2023 - Application (PDF)
- Site Plan Review Noble Vines Ph 2 2023 - Timeline (DOCX)
- Site Plan Review Noble Vines Ph 2 2023 - Concurrence Letter TR Long 2.21.23 (PDF)
- Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (PDF)
- Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (PDF)

Project # 220474

City of Port Wentworth
▪7224 Highway 21 ▪ Port Wentworth ▪ Georgia ▪ 31407 ▪ 912-999-2084

Site Plan Review Application

Site Plan Application is required for all new construction in a "P" or "MPO" zone as defined in the Zoning Ordinance of the City of Port Wentworth.

RECEIVED
SEP 01 2022
BY: KS

Site Plan Type (*Check One*): ☐ General / Concept ☒ Specific Development

Site Plan Address: Hwy 30, Port Wentworth, GA 31407

PIN #(s): 7-0976-02-027

Zoning: P-RIP Estimated Cost of Construction: $

Type of Construction: Multifamily Residential

Applicant's Name: Claret Communities, LLC

Mailing Address: 5553 Peachtree Road, Suite 170
Chamblee, GA 30341

Phone #: 404-308-5507 Email: mruskin@claretcommunities.com

Owner's Name (If Different form Applicant): Claret Communities, LLC

Mailing Address: 5553 Peachtree Road, Suite 170
Chamblee, GA 30341

Phone #: 404-308-5507 Email: mruskin@claretcommunities.com

I hereby acknowledge that the above information is true and correct.

Applicant's Signature — Lee N. Terry, Managing Member — Date: 8-12-2022

Owner's Signature (If Different form Applicant) — Date

Please see page 2 for required submittal checklist

Updated 4/28/2020

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Application (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph

City of Port Wentworth
▪7224 Highway 21 ▪ Port Wentworth ▪ Georgia ▪ 31407 ▪ 912-999-2084

Site Plan Review Application Submittal Checklist

Documentation below is required for a complete submittal.

- ☒ Signed and Completed Application
- ☒ 3 Full size sets of site plan civil drawings or concept plan (depending on type of site plan)
- ☒ 15 half size (11" X 17") sets of site plan civil drawings or concept plan (depending on type of site plan)
- ☒ 2 copies of hydrology reports (if applicable)
- ☒ Names, mailing address, and PIN number of all property owners within 250 feet of all property lines
- ☒ 1 8 ½" X 11" of site plan civil drawings or concept plan (depending on type of site plan)
- ☒ PDF of entire submittal (either flash drive or CD)
- ☒ Other Engineering details or reports may be required once submittal has been received
- ☒ Site plan review fee check
  - ~~No Land Disturbance- $206.00 Site Plan Fee + $50.00 Admin Fee = Total $256.00~~
  - With Land Disturbance - $836.00 Site Plan Fee + $50.00 Admin Fee = Total $886.00

Additional Fee Statement: If engineer review cost to the City exceeds the site plan review fee that is paid at the time of initial application submittal, you may be required to pay additional review cost.

I have read and agree to the above additional fee statement

Applicant's Signature

Lee N. Terry
Managing Member

8-16-2022
Date

Updated 4/28/2020

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Application (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph

Noble Vines – Phase 2
City of Port Wentworth

Concept Plan Project Narrative
J – 28896.0003
November 2021

Claret Communities, LLC (applicant) proposes the development of Noble Vines Phase 2, a ±11.7 acre townhome development in the City of Port Wentworth. The proposed site is located on Parcel A of the included plat, with Phase 1 of the project consisting of ±21.3 acres. The parcel is approximately half a mile southwest of GA Highway 21 on Piedmont Avenue. The Property PIN number is 7-0976-02-027.

Noble Vines Phase 2 consists of 60 townhomes. The project is zoned Residential-Industrial (P-RIP). On-site elevations range from approximately 17.3– 25.0, NAVD 88. The property lies in flood zone X as shown on the Chatham County Flood Insurance Rate Map (FIRM) panel 13051C0030G, effective date August 16, 2018. The site is wooded with a mixture of hardwoods and planted pines. Soils on site are predominately hydrologic soil group C/D, with minor area of B/D type soil as well. There is an isolated pocket of wetlands to the northeast as shown on the approved Jurisdictional Determination.

Access to the Noble Vines Phase 2 will be from an access drive west of Newport Boulevard, directly across from the Stop N Store access. The anticipated site improvements include roadway, parking areas, townhomes, an access point along Piedmont Avenue, an amenity area, and associated infrastructure to accommodate the development.

Existing water and sewer service is available along Piedmont Avenue and Berrien Road and will be provided by the City of Port Wentworth. Connections to the existing water and sewer systems will be extended to service the proposed site. Gas service shall be provided by Atlanta Gas Light Company, with electric and communications services provided by Georgia Power Company and Hotwire Communications, respectively. Fire protection will be provided by the Port Wentworth Fire Department.

The majority of the existing stormwater runoff flow will be captured by inlets and is piped to the interconnected proposed ponds. One of the proposed ponds will outfall through the crossing pipes under Highway 30 into the Newport drainage system. Newport discharges to Black Creek and continues southeast approximately 21,500 feet and ultimately discharges to the Savannah River.

Sedimentation and Erosion Control measures will be installed prior to and concurrent with construction. Sedimentation and Erosion Control devices will conform to the latest Georgia manual for erosion and sediment control in Georgia. Permanent grassing will be established to provide final stabilization for the area.

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Application (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph

THOMAS & HUTTON

Port Wentworth – Claret Communities

Properties within 250' of 7-0976-02-027

1. PIN #: 7-0976C-01-004

   Owner(s) Name: R&R Property Ventures, LLC

   Mailing Address: 9710 Stirling Road, Unit 104, Hollywood, FL 33024-8018

2. PIN #: 7-0976-02-038

   Owner(s) Name: Varnedoe, Sam L

   Mailing Address: PO Box 2379, Tybee Island, GA 31328-2379

3. PIN #: 7-0976-02-045

   Owner(s) Name: Graham, Kevin and Graham, Bryan

   Mailing Address: 601 E 7th Street, Vidalia, GA 30474-5316

4. PIN #: 7-0976-02-046

   Owner(s) Name: Graham, Rosetta Foreman

   Mailing Address: 601 E 7th Street, Vidalia, GA 30474-5316

5. PIN #: 7-0976-02-005

   Owner(s) Name: Williams, Alvin

   Mailing Address: PO Box 786, Savannah, GA 31402-0786

6. PIN #: 7-0976-02-008

   Owner(s) Name: Mucha, Zachary D

   Mailing Address: 188 Jamestown Dr., Rincoln, GA 31326-5649

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Application (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph

THOMAS & HUTTON

7. PIN #: 7-0976-02-035

   Owner(s) Name: Varnedoe, Sam L

   Mailing Address: PO Box 2379, Tybee Island, GA 31328-2379

8. PIN #: 7-0976A-01-001

   Owner(s) Name: Benton, Georgia W

   Mailing Address:120 E 31st Street, Savannah, GA 31401-7303

9. PIN #: 7-0976A-01-002

   Owner(s) Name: McCall, Flossie

   Mailing Address: 7412 GA Highway 21, Port Wentworth, GA 31407-9717

10. PIN #: 7-0976A-01-003

    Owner(s) Name: Rovolis, William

    Mailing Address: PO Box 15054, Savannah, GA 31416-1754

11. PIN #: 7-0976A-01-026

    Owner(s) Name: Eason, Freddie Allen

    Mailing Address: 665 Sam Smart Rd, Clyo, GA 31303-2827

12. PIN #: 7-0976A-01-027

    Owner(s) Name: City of Port Wentworth

    Mailing Address: 304 S Coastal Highway, Port Wentworth, GA 31407-2010

13. PIN #: 7-0976A-01-006

    Owner(s) Name: Steele, Glenn A and Steele, Anthony

    Mailing Address: 207 Stephanie Ave, Rincoln, GA 31326-9666

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Application (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph

THOMAS & HUTTON

14. PIN #: 7-0976A-01-007

    Owner(s) Name: Steele, Glenn A and Steele, Anthony

    Mailing Address: 207 Stephanie Ave, Rincoln, GA 31326-9666

15. PIN #: 7-0976-02-028

    Owner(s) Name: City of Port Wentworth

    Mailing Address: 305 S Coastal Highway, Port Wentworth, GA 31407-2001

16. PIN #: 7-0976B-01-003

    Owner(s) Name: Steele, Elnora Sweet and Steele, Will

    Mailing Address: 52 Leon Village Dr, Savannah, GA 31408-2704

17. PIN #: 7-0976B-01-014

    Owner(s) Name: Price, Shirley

    Mailing Address: 522 W Victory Drive, Savannah GA 31405-1724

18. PIN #: 7-0976-02-034

    Owner(s) Name: Brady-Hohnerlein, Colleen Lynette

    Mailing Address: 13 Putters Pl, Savannah, GA 31419-6067

19. PIN #: 7-0976-02-033

    Owner(s) Name: Floyd, James Hugh

    Mailing Address: 744 Omaha Dr, Norcross, GA 30093-4922

20. PIN #: 7-0976-02-026

    Owner(s) Name: Paderewski, Jules B

    Mailing Address: PO Box 9087, Savannah, GA 31412-9087

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Application (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph

THOMAS & HUTTON

21. PIN #: 7-0976-02-025

    Owner(s) Name: Coopers Hill, LLC

    Mailing Address: Port Wentworth, GA 31407

22. PIN #: 7-0976-02-024

    Owner(s) Name: City of Port Wentworth

    Mailing Address: 305 S Coastal Highway, Port Wentworth, GA 31407-2001

23. PIN #: 7-0976-02-023

    Owner(s) Name: Paderewski, Jules B

    Mailing Address: PO Box 9087, Savannah, GA 31412-9087

24. PIN #: 7-0978-05-011

    Owner(s) Name: Stop N Store, LLC

    Mailing Address: 9100 White Bluff Road, Unit 502, Savannah, GA 31406-4672

25. PIN #: 7-0976C-01-003

    Owner(s) Name: Works Inez Keller

    Mailing Address: 390 N Orange Ave, Unit 1285, Orlando, FL 32801-1674

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Application (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph

DEPARTMENT OF THE ARMY
U.S. ARMY CORPS OF ENGINEERS, SAVANNAH DISTRICT
100 W. OGLETHORPE AVENUE
SAVANNAH, GEORGIA 31401-3604

JUNE 28 2017

Regulatory Branch
SAS-2016-00851

Mr. Iraj Shambayati
S & I Cleaning, Inc.
554 Suncrest Boulevard
Savannah, Georgia 31410

Dear Mr. Shambayati:

I refer to a letter dated September, 2016, submitted on your behalf by Ms. Elaine Ceccacci of Environmental Services, Inc., requesting our verification of a delineation of aquatic resources for your site located adjacent to State Route 30 west of State Route 21 in Chatham County, Georgia (Latitude 32.1983, Longitude -81.2056). This project has been assigned number SAS-2016-00851 and it is important that you refer to this number in all communication concerning this matter.

The enclosed exhibit entitled, "Wetlands Plat Heritage Point", dated March 10, 2017, identifies the delineation limits of all aquatic resources within the review area. The wetlands were delineated in accordance with criteria contained in the 1987 "Corps of Engineers Wetland Delineation Manual," as amended by the most recent regional supplements to the manual. This delineation will remain valid for a period of 5 years unless new information warrants revision prior to that date.

Please be advised, aquatic resources that are under the jurisdiction of Section 404 of the Clean Water Act (33 United States Code § 1344) and/or Section 10 of the Rivers and Harbors Act of 1899 (33 U.S.C. 403) may require a permit for the placement of dredged or fill material or mechanized land clearing of those aquatic resources may require prior Department of the Army authorization pursuant to Section 404.

If you intend to sell property that is part of a project that requires Department of the Army Authorization, it may be subject to the Interstate Land Sales Full Disclosure Act. The Property Report required by Housing and Urban Development Regulation must state whether, or not a permit for the development has been applied for, issued or denied by the U.S. Army Corps of Engineers (Part 320.3(h) of Title 33 of the Code of Federal Regulations).

This communication does not convey any property rights, either in real estate or material, or any exclusive privileges. It does not authorize any injury to property, invasion of rights, or any infringement of federal, state or local laws, or regulations. It

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Application (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph

does not obviate your requirement to obtain state or local assent required by law for the development of this property. If the information you have submitted, and on which the U.S. Army Corps of Engineers has based its determination is later found to be in error, this decision may be revoked.

A copy of this letter is being provided to the following parties: Ms. Elaine Ceccaci, Environmental Services, Inc., 101 B Estus Drive, Savannah, Georgia 31404.

Thank you in advance for completing our on-line Customer Survey Form located at http://corpsmapu.usace.army.mil/cm_apex/f?p=regulatory_survey. We value your comments and appreciate your taking the time to complete a survey each time you have interaction with our office.

If you have any questions, please call me, at (912) 652-5893.

Sincerely,

William M. Rutlin
Chief, Coastal Plain Field Office

Enclosures

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Application (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph

Reference

1. Plat recorded at Subdivision Map Book 28-S, Pg. 21

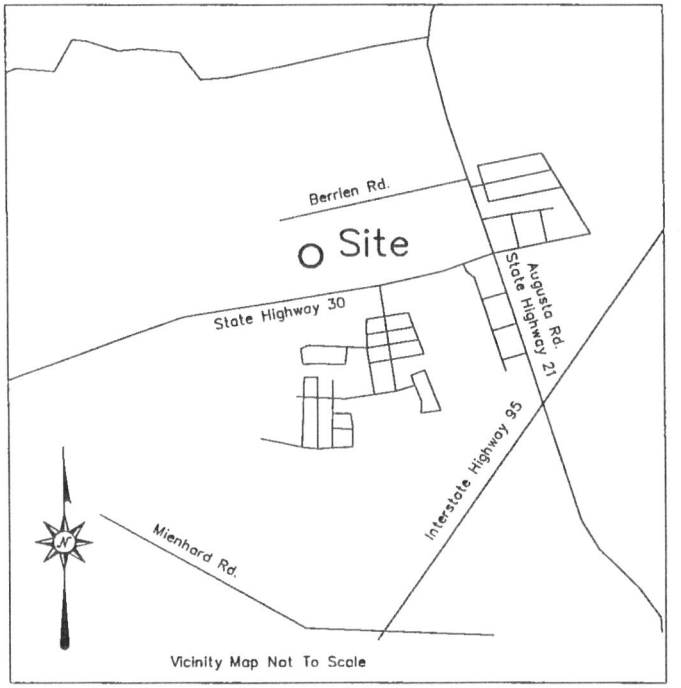
Property Information

Current Zoning: P-RIP

Tax Assessor's Property Identification Number: 7-0976-02-027

Total Study Area: 33.0 Ac.

See Sheet 2 Of 4 For Study Area Map
See Sheet 3 Of 4 For Wetland Area No. 1
See Sheet 4 Of 4 For Wetland Area No. 2



Vicinity Map Not To Scale

GEORGIA REGISTERED No. 2510 PROFESSIONAL LAND SURVEYOR DALE E. YAWN

To the best of my knowledge and belief, this plat has been prepared in conformity with the Technical Standards for Property Surveys in Georgia as set forth in Chapter 180-7 of the Rules of the Georgia Board of Registration for Professional Engineers and Land Surveyors and as set forth in the Georgia Plat Act, O.C.G.A. 15-6-67

Yawn Land Surveys, LLC
Dale E. Yawn, R.L.S.
24 Island Creek Lane
Savannah, Ga. 31410
912-897-6307
yawn2510@bellsouth.net
LSF #000907

Surveyor's Notes

1. This is not a boundary survey of the property. The boundary line information as shown has been taken from a plat of record. (See Reference). The boundary line of this property is the study area limits line. Boundary/Study Area acreage taken from plat of record.

2. The bearings and coordinates as shown on this drawing are based on the Georgia State Plane Coordinate System, East Zone, NAD83. A Topcon GR3 dual frequency GPS receiver using differential corrections obtained from the EGPS RTK network was used to position control points used in the survey.

3. The wetlands areas as shown were delineated by Environmental Services, Inc. in October, 2016.

Total Study Area:	33.00 Acres
Wetlands Area 1:	0.27 Acre
Wetlands Area 2:	1.56 Acre
Total Wetlands:	1.83 Acre
Total Uplands:	31.17 Acre

Wetlands Plat
Heritage Point
Parcel A of a Subdivision of the Gregg Howze Tract

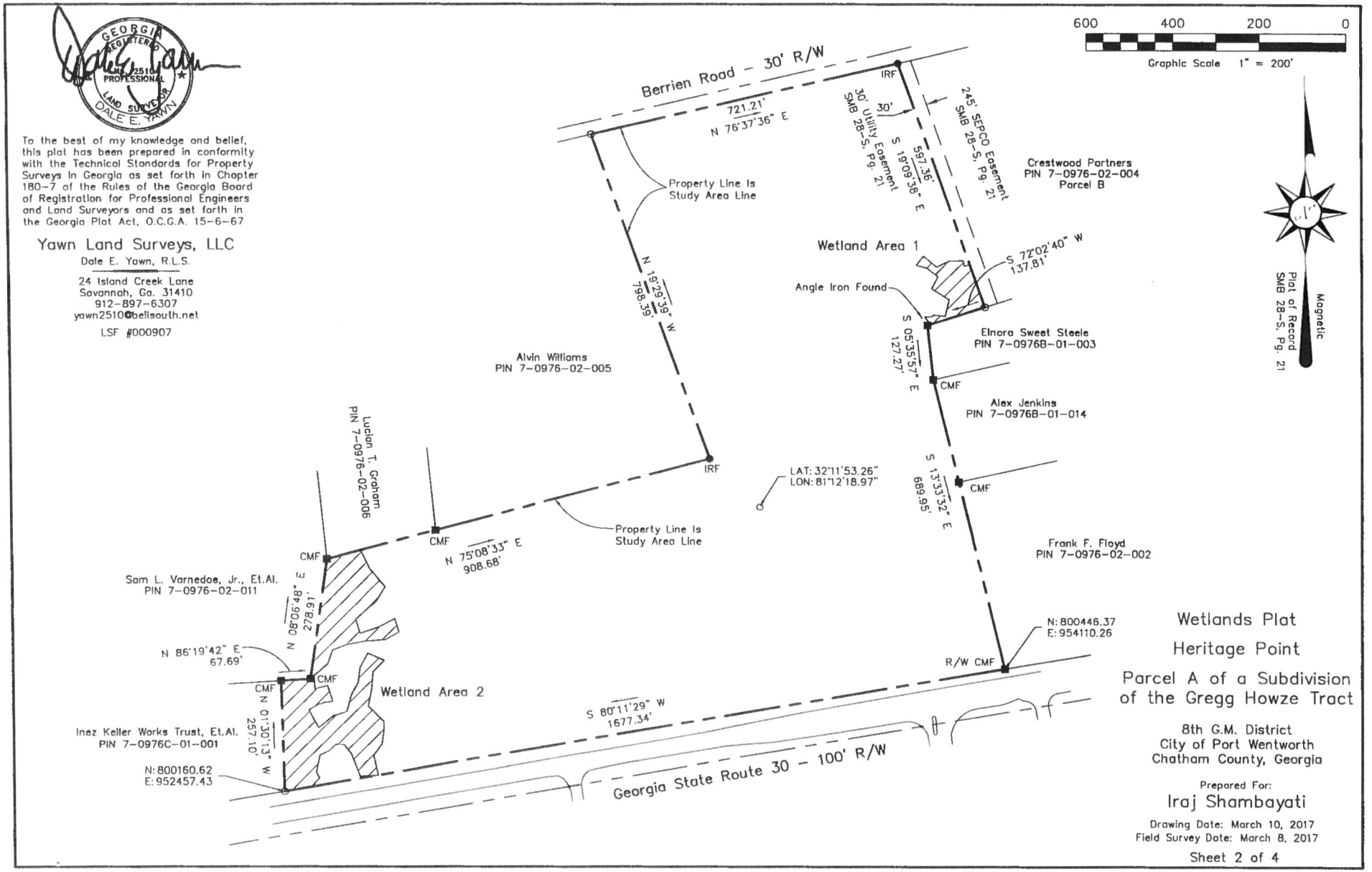
8th G.M. District
City of Port Wentworth
Chatham County, Georgia

Prepared For:
Iraj Shambayati

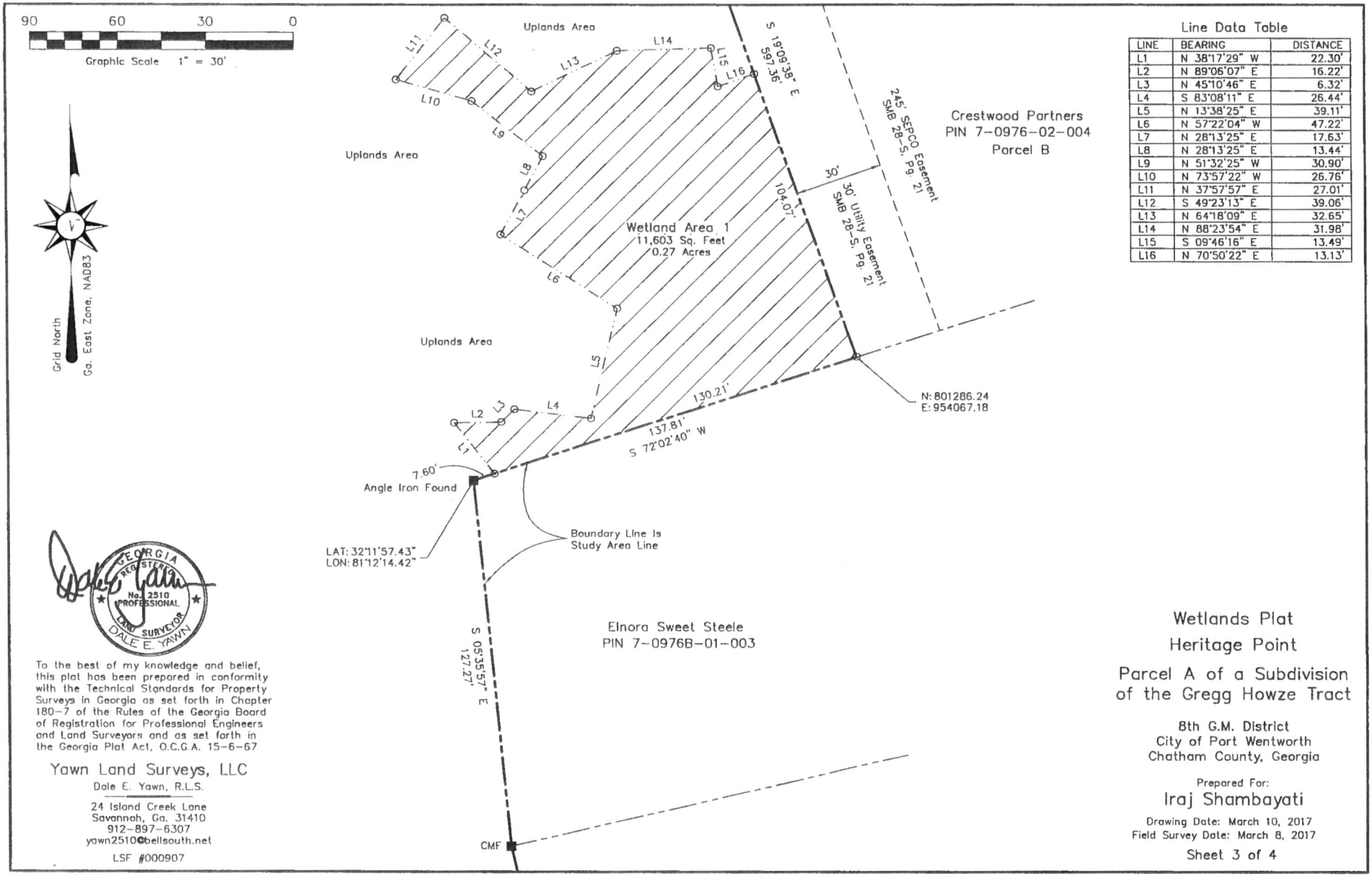
Drawing Date: March 10, 2017
Field Survey Date: March 8, 2017

Sheet 1 of 4

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Application (2814 : Site Plan Review Application



Attachment: Site Plan Review Noble Vines Ph 2 2023 - Application (2814 : Site Plan Review Application



Line Data Table

LINE	BEARING	DISTANCE
L1	N 38°17'29" W	22.30'
L2	N 89°06'07" E	16.22'
L3	N 45°10'46" E	6.32'
L4	S 83°08'11" E	26.44'
L5	N 13°38'25" E	39.11'
L6	N 57°22'04" W	47.22'
L7	N 28°13'25" E	17.63'
L8	N 28°13'25" E	13.44'
L9	N 51°32'25" W	30.90'
L10	N 73°57'22" W	26.76'
L11	N 37°57'57" E	27.01'
L12	S 49°23'13" E	39.06'
L13	N 64°18'09" E	32.65'
L14	N 88°23'54" E	31.98'
L15	S 09°46'16" E	13.49'
L16	N 70°50'22" E	13.13'

GEORGIA REGISTERED No. 2510 PROFESSIONAL LAND SURVEYOR DALE E. YAWN

To the best of my knowledge and belief, this plat has been prepared in conformity with the Technical Standards for Property Surveys in Georgia as set forth in Chapter 180-7 of the Rules of the Georgia Board of Registration for Professional Engineers and Land Surveyors and as set forth in the Georgia Plat Act, O.C.G.A. 15-6-67

Yawn Land Surveys, LLC
Dale E. Yawn, R.L.S.
24 Island Creek Lane
Savannah, Ga. 31410
912-897-6307
yawn2510@bellsouth.net
LSF #000907

Wetlands Plat
Heritage Point
Parcel A of a Subdivision of the Gregg Howze Tract

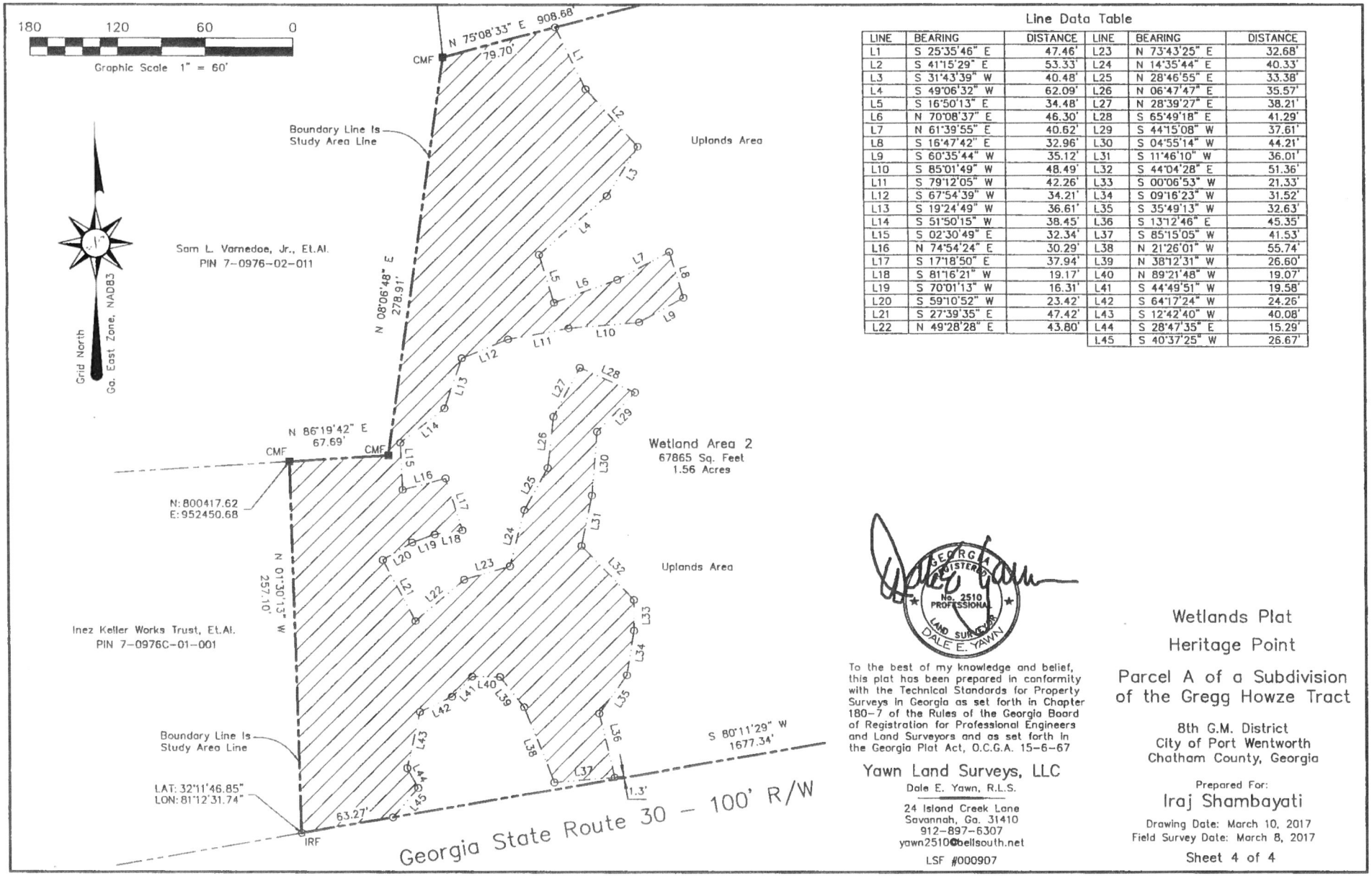
8th G.M. District
City of Port Wentworth
Chatham County, Georgia

Prepared For:
Iraj Shambayati

Drawing Date: March 10, 2017
Field Survey Date: March 8, 2017

Sheet 3 of 4

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Application (2814 : Site Plan Review Application



Line Data Table

LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE
L1	S 25°35'46" E	47.46'	L23	N 73°43'25" E	32.68'
L2	S 41°15'29" E	53.33'	L24	N 14°35'44" E	40.33'
L3	S 31°43'39" W	40.48'	L25	N 28°46'55" E	33.38'
L4	S 49°06'32" W	62.09'	L26	N 06°47'47" E	35.57'
L5	S 16°50'13" E	34.48'	L27	N 28°39'27" E	38.21'
L6	N 70°08'37" E	46.30'	L28	S 65°49'18" E	41.29'
L7	N 61°39'55" E	40.62'	L29	S 44°15'08" W	37.61'
L8	S 16°47'42" E	32.96'	L30	S 04°55'14" W	44.21'
L9	S 60°35'44" W	35.12'	L31	S 11°46'10" W	36.01'
L10	S 85°01'49" W	48.49'	L32	S 44°04'28" E	51.36'
L11	S 79°12'05" W	42.26'	L33	S 00°06'53" W	21.33'
L12	S 67°54'39" W	34.21'	L34	S 09°16'23" W	31.52'
L13	S 19°24'49" W	36.61'	L35	S 35°49'13" W	32.63'
L14	S 51°50'15" W	38.45'	L36	S 13°12'46" E	45.35'
L15	S 02°30'49" E	32.34'	L37	S 85°15'05" W	41.53'
L16	N 74°54'24" E	30.29'	L38	N 21°26'01" W	55.74'
L17	S 17°18'50" E	37.94'	L39	N 38°12'31" W	26.60'
L18	S 81°16'21" W	19.17'	L40	N 89°21'48" W	19.07'
L19	S 70°01'13" W	16.31'	L41	S 44°49'51" W	19.58'
L20	S 59°10'52" W	23.42'	L42	S 64°17'24" W	24.26'
L21	S 27°39'35" E	47.42'	L43	S 12°42'40" W	40.08'
L22	N 49°28'28" E	43.80'	L44	S 28°47'35" E	15.29'
			L45	S 40°37'25" W	26.67'

GEORGIA REGISTERED No. 2510 PROFESSIONAL LAND SURVEYOR DALE E. YAWN

To the best of my knowledge and belief, this plat has been prepared in conformity with the Technical Standards for Property Surveys in Georgia as set forth in Chapter 180-7 of the Rules of the Georgia Board of Registration for Professional Engineers and Land Surveyors and as set forth in the Georgia Plat Act, O.C.G.A. 15-6-67

Yawn Land Surveys, LLC
Dale E. Yawn, R.L.S.
24 Island Creek Lane
Savannah, Ga. 31410
912-897-6307
yawn2510@bellsouth.net
LSF #000907

Wetlands Plat
Heritage Point
Parcel A of a Subdivision of the Gregg Howze Tract

8th G.M. District
City of Port Wentworth
Chatham County, Georgia

Prepared For:
Iraj Shambayati

Drawing Date: March 10, 2017
Field Survey Date: March 8, 2017

Sheet 4 of 4

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Application (2814 : Site Plan Review Application

3.4.3 Exhibit 1 - Water Distribution System Check List

Typical Water System Plan shall include:	Check Off
1) Layout and legend	✓
2) Water System analysis and design (include calculations)	✓
3) Show waterline easement (if applicable)	✓
4) Pipe separated distances called out at utility crossings	✓
5) Isolation Valves	✓
6) Valves 8" and larger placed in manholes	✓
7) Meters sized and located on plans	✓
8) All service connections shown	✓
9) Existing and proposed fire hydrants shown	✓
10) Fire Flow Demand (Exhibit 2)	To be provided upon receiving more information
▪ Calculate water need based upon ISO Guidelines	
▪ Show maintenance responsibility for fire line and appurtenances in owner/client agreement (Exhibit 3)	
▪ Show Backflow Detector Check Assembly	
▪ If no fire system is proposed, please indicate on the plans	
11) Irrigation System	
▪ Calculate water need based upon system design	✓
▪ Show size and location of backflow preventor and water meter	✓
▪ If no irrigation system is proposed, please indicate on the plans	✓
12) Attach certification that water lines are not in, nor do they serve, structures built upon solid waste landfills	To be provided upon receipt
13) City of Port Wentworth specifications and details used	✓
14) Proposed water/sewer agreement attached	To be provided upon receipt
15) Georgia Registered Professional Engineer stamp & signature	✓

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Application (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph

3.5.3 Exhibit 1 - Wastewater Collection System Check List

Typical Wastewater System Plan shall include:	Check Off
1) Layout and legend	✓
2) Exhibit 2 completed (load data)	✓
3) For effluents with process water, comply with the City's Pretreatment Ordinance.	N/A
4) Show sewer easement (if applicable)	N/A
5) Manholes numbered and placed at 350' (max.) spacing	✓
6) Manholes placed at line directional changes	✓
7) Manhole frame and invert elevations shown	✓
8) Invert elevations shown for all pipe inside manholes	✓
9) Minimum gradient of 0.4% used for 8" pipes	✓
10) Maximum height of 2' between invert of pipes and invert of discharge manholes	✓
11) Minimum angle of 90 degrees for influent lines	✓
12) All sanitary sewers profiled	✓
13) Oil/grease traps and details provided for service station and food service preparers	N/A
14) Grading, paving, drainage, erosion control plans attached	✓
15) Attach certification that water and/or sewer lines are not in, nor do they serve, structures built upon solid waste landfills	To be provided upon receipt
16) For pump station design:	
a. Attach design calculations with pump curves	✓
b. City of Port Wentworth pump station design standards used to prepare drawings, details and specifications	✓
17) City of Port Wentworth sewer specifications and details used	✓
18) Proposed water/sewer agreement attached	To be provided upon receipt
19) Georgia Registered Professional Engineer stamp and signature	✓

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Application (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph

3.5.4 Exhibit 2 Equivalent Residential Unit (ERU) Calculations

The following is designed to compute the total number of equivalent residential units (ERU's), as well as, total water and sewer fees.

PROJECT NOBLE VINES PHASE 2 **DATE** 08/09/22

LOCATION HWY 30, PORT WENTWORTH, GA

RESIDENTIAL USE: EQUIVALENT RESIDENTIAL UNITS (ERU)			
Total Number of Single Family Homes	____ @ 300 gpd	=	____ GP
Total Number of One Bedroom Apartments	____ @ 150 gpd	=	____ GP
Total Number of Two Bedroom Apartments	____ @ 200 gpd	=	____ GP
Total Number of Three Bedroom Apartments	60 @ 300 gpd	=	18,000 GP
(4 or more units per parcel)	TOTAL GPD 18,000		
	Divide by 300 gpd (1 ERU)		
	= TOTAL ERU's 60		

COMMERCIAL USE: GALLONS PER DAY (GPD)			
Offices	30 gallons/200 sq. ft.	=	____ GPD
Department Store/Retail	5 gallons/100 sq. ft.	=	____ GPD
Restaurant, Less Than 24 hr Operation	25 gallons/seat	=	____ GPD
Restaurant, 24 hr Operation	50 gallons/seat	=	____ GPD
Hotel/Motel	100 gallons per room	=	____ GPD
Schools/Day, Restrooms, gym &	25 gallons/person	=	____ GPD
Self Service Laundry	200 gallons/machine	=	____ GPD
Commercial Laundry	1000 gallons/machine	=	____ GPD
Physician's Office	100 gallons/exam room	=	____ GPD
Dental Office	150 gallons/chair	=	____ GPD
Clinic	150 gallons/exam room	=	____ GPD
Nursing Home	100 gallons/resident	=	____ GPD
Barber Shop/Beauty Parlor	100 gallons/chair	=	____ GPD
Banks	30 gallons/200 sq.ft.	=	____ GPD
Grocery Store	5 gallons/100 sq.ft.	=	____ GPD
Warehouse	10 gallons/1000 sq.ft.	=	____ GPD
Other		=	
	TOTAL GPD ____		
	= TOTAL ERU's ____		

Calculated by: NIKHIL DUGGIRALA Date: 08/09/22

For determination of sewer tap fees reference Port Wentworth Code of Ordinance Article III Section 21-63

For determination of water tap fees reference Port Wentworth Code of Ordinance Article I Section 21-11

For determination of fire protection tap fees reference Port Wentworth Code of Ordinance Article I Section 21-11

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Application (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph

ESTD 1946
75H
THOMAS & HUTTON

50 PARK OF COMMERCE WAY
SAVANNAH, GA 31405 | 912.234.5300
THOMASANDHUTTON.COM

September 1, 2022

Ms. Melanie Ellis
City of Port Wentworth
7224 GA Highway 21
Port Wentworth, GA 31407

Re: Noble Vines Phase 2
Specific Development Plan Submittal
J–28896.0003

Dear Ms. Ellis:

On behalf of our client, Claret Communities, LLC, please accept the following documents in support of the Specific Development Plan Submittal.

1. Site Plan Application
2. One (1) copy of the Project Narrative
3. One (1) copy of Nearby Property Information
4. One (1) copy of Recorded Plat
5. One (1) copy of Army Corp of Engineers Wetland JD
6. Three (3) full sized copies of site plan civil drawings
7. Fifteen (15) half–sized (11"x17") copies of site plan civil drawings
8. One (1) 8.5" x 11" copy of overall site plan
9. Two (2) copies of stormwater report
10. One (1) copy of the water report
11. One (1) copy of the pump station design considerations
12. $886.00 check for site plan review fee

An electronic copy of the above documents has been e–mailed to your office.

We appreciate your time in reviewing this project. Please feel free to contact our office with any questions.

Sincerely,

THOMAS & HUTTON

Nathan B. Long, PE

NBL/dc
Enclosures

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Application (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph

CITY OF PORT WENTWORTH
(912) 964-4379

REC#: 00368446 9/07/2022 9:55 AM
OPER: KS TERM: 055
REF#: 1052

TRAN: 112.0000 BLDG PERMIT
220474 886.00CR
CLARET COMMUNITIES, LLC
7-0976-02-027
DEV-SPR 886.00CR

TENDERED: 886.00 CHECK
APPLIED: 886.00-

CHANGE: 0.00

WWW.CITYOFPORTWENTWORTH.COM

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Application (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Timeline (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2

Project Timeline

Project Number: 220474

Project Name: Noble Vines Ph II

Applicant / Engineer: CLARET COMMUNITIES, LLC

Owner: CLARET COMMUNITIES, LLC

City Review Engineer: TR Long Engineering

- 09.01.22-APPLICATION RECEIVED-INCOMPLETE (NO JUMP DRIVE)
- 09.06.22-PDF SUBMITTAL LINK RECEIVED
- 09.06.22-COMPLETE APPLICATION
- 09.06.22- sent submittal to TR Long for review.
- 10.03.22 – sent email to TR Long for review update.
- 10.21.22 – received EPD review letter. Forwarded to TR Long
- 11.21.22 – received 1st review letter from TR Long. Forwarded to Kathryn Oppenheimer (T&H)
- 12.13.22 – received resubmittal from T&H. Forwarded to TR Long. [ME]
- 02.21.23 – Received concurrence letter from TR Long. Forwarded to T&H and let them know they would be put on the next available meeting date pending advertising requirements.
- 03.15.23 – Oliver Lee requested a meeting to run through the project approvals and what else is needed for ground breaking. Meeting set for 03.28.23 at 11:00 am.
- 03.20.23 – Email sent to Michael Lerque requesting layout of the final unit numbers. Address already assigned.
- 03.24.23 – Public Hearing notice letters mailed [M.E.]
- 03.26.23 – Public Hearing Notice published in the Savannah Morning News [ME]

114 North Commerce Street
Hinesville, Georgia 31313
(912) 368-5664 Office
(912) 368-7206 Fax

TR LONG ENGINEERING, P.C.

1000 Towne Center Blvd.
Suite 304
Pooler, Georgia 31322
(912) 355-1046

February 21, 2023

Mr. Brian Harvey
City of Port Wentworth
7224 Georgia Highway 21
Port Wentworth, Georgia 31407

Re: Site Development Plans of Noble Vines Phase 2
Port Wentworth. Georgia

Dear Mr. Harvey:

T. R. Long Engineering, P.C. has reviewed the revisions to the construction plans for the above referenced project. These plans were prepared by Thomas & Hutton dated 8/12/2021 and revised 12/13/2022. The proposed plans generally meet the intent of the ordinances and guidelines governing construction in Port Wentworth.

Concurrence with the site plan by T. R. Long Engineering, P.C. and Port Wentworth does not relieve the owner/developer, designer, engineer, and contractor nor their representatives from their individual or collective responsibilities to comply with provisions of Local, State, and Federal regulations and/or ordinances. T. R. Long Engineering, P.C. and Port Wentworth's review of the submitted documents for completeness and general compliance with codes, ordinances and/or standards. No design liability can be assumed or assigned to T. R. Long Engineering, P.C. or Port Wentworth. All design liability remains with the professional engineer who signed and sealed those documents. Additionally, concurrence with the submitted documents and their intent is not to be construed as a check of every item submitted and does not prevent Port Wentworth from requiring corrections and/or addressing of omissions in the submitted documents and/or construction.

Should you have any questions, comments or need additional information please contact us.

Sincerely,

Trent R. Long, P.E.

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Concurrence Letter TR Long 2.21.23 (2814 : Site Plan Review Application (Specific) 7-

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SITE DEVELOPMENT PLANS

OF

NOBLE VINES

PHASE 2

PORT WENTWORTH, GEORGIA

PREPARED FOR:

CLARET COMMUNITIES

5553 PEACHTREE ROAD, SUITE 170
CHAMBLEE, GA 30341

TM# 7-0976-02-027

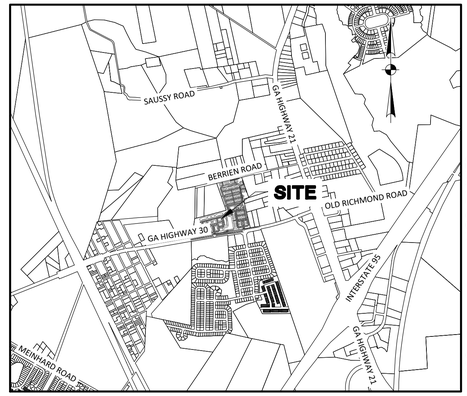
AUGUST 12, 2021
REVISED: DECEMBER 13, 2022

J-28896.0003

PREPARED BY:

THOMAS & HUTTON

GEORGIA REGISTERED No. 031274 PROFESSIONAL ENGINEER JONATHAN B. LONG



VICINITY MAP
SCALE: 1" = 2000'

NOBLE VINES
PHASE 2

J-28896.0003
12/13/22

Sheet List Table	
Sheet Number	Sheet Title
CO	COVER SHEET
G1.1	GENERAL NOTES
G2.1	EXISTING CONDITIONS PLAN
AR1.1	ACCESSIBLE ROUTE PLAN
C1.1	STRIPING,SIGNAGE AND LAYOUT PLAN
C2.1	WATER AND SEWER PLAN
C2.2	SEWER PROFILES
C2.3	WATER AND SEWER DETAILS
C2.4	WATER AND SEWER DETAILS
C2.5	WATER AND SEWER DETAILS
C3.1	DRAINAGE PLAN
C4.1	PAVING AND GRADING PLAN
C5.1	DRAINAGE PROFILES
C5.2	DRAINAGE PROFILES
C5.3	ROAD PROFILES
C5.4	ROAD PROFILES
C5.5	PAVING,GRADING AND DRAINAGE DETAILS
C5.6	PAVING,GRADING AND DRAINAGE DETAILS
C5.7	PAVING,GRADING AND DRAINAGE DETAILS
C5.8	PAVING,GRADING AND DRAINAGE DETAILS
EC1.1	EROSION CONTROL NOTES
EC1.2	EROSION CONTROL NOTES
EC1.3	EROSION CONTROL NOTES
EC2.1	ES & PC PLAN - INITIAL PHASE
EC3.1	ES & PC PLAN - INTERMEDIATE PHASE
EC4.1	ES & PC PLAN - FINAL PHASE
EC5.1	ES & PC DETAILS
EC5.2	ES & PC DETAILS
EC5.3	ES & PC DETAILS

SITE DATA TABLE	
ZONING	P-RIP
PROPOSED SITE USE	MULTIFAMILY
SITE AREA	33.0 AC
DISTURBED AREA	9.8 AC
ALLOWED DENSITY	18 UNITS/AC
PROPOSED DENSITY	60 UNITS (6.1 UNITS/AC)
MAXIMUM IMPERVIOUS COVER	---
PROPOSED IMPERVIOUS COVER	44.1%(5.26 AC)
MAXIMUM BUILDING HEIGHT ALLOWED	---
PROPOSED BUILDING HEIGHT	---
REQUIRED PARKING SPACES	120 SPACES (TOWNHOMES)
PROPOSED PARKING SPACES	30 SURFACE PARKING SPACES 60 DRIVEWAY PARKING SPACES 60 GARAGE PARKING SPACES 150 TOTAL PARKING SPACES
IMPERVIOUS SURFACES (TOTAL)	5.26 AC
POND	0 AC
BUILDINGS	2.75 AC
STREETS/PARKING	2.02 AC
SIDEWALKS	0.49 AC
PERVIOUS SURFACE	6.66 AC

NOTE: AREAS LISTED ABOVE ARE APPROXIMATE AND WILL NOT BE FINALIZED UNTIL A PLAT IS RECORDED.

REVISION HISTORY			
REV. NO.	REVISION	BY	DATE

SUBMITTAL HISTORY	
CITY OF PORT WENTWORTH	12/13/22
CITY OF PORT WENTWORTH, GEORGIA ENVIRONMENTAL PROTECTION DIVISION, GEORGIA EPD WASTEWATER REGULATORY PROGRAM AND GEORGIA EPD WATER PROTECTION BRANCH	9/01/22
SUBMITTED TO	DATE

811 Know what's below. Call before you dig.

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405
p.912.234.5300
www.thomasandhutton.com

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

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WATER LEGEND

DESCRIPTION	EXISTING	PROPOSED
WATER MAIN	10"W	10"W
SINGLE SERVICE LATERAL		
DOUBLE SERVICE LATERAL		
VALVE AND BOX		
FIRE HYDRANT W/VALVE & BOX		
POST HYDRANT		
REDUCER		
BACKFLOW PREVENTOR		
CROSS		
TEE		
90° BEND - HORIZONTAL		
45° BEND - HORIZONTAL		
22-½° BEND - HORIZONTAL		
11-¼° BEND - HORIZONTAL		
BEND - VERTICAL		
CAP		

SEWER LEGEND

DESCRIPTION	EXISTING	PROPOSED
GRAVITY PIPE	SS	
SINGLE SERVICE LATERAL		
DOUBLE SERVICE LATERAL		
MANHOLE		
CLEANOUT		
FORCEMAIN	10"FM 10"FM	10"FM 10"FM
VALVE AND BOX		
FLUSH HYDRANT		
REDUCER		
BACKFLOW PREVENTOR		
CROSS		
TEE		
90° BEND - HORIZONTAL		
45° BEND - HORIZONTAL		
22-½° BEND - HORIZONTAL		
11-¼° BEND - HORIZONTAL		
BEND - VERTICAL		
PLUG \ CAP		

ABBREVIATIONS

HDPE	HIGH DENSITY POLYETHYLENE		JB	JUNCTION BOX		SDMH	STORM DRAINAGE MANHOLE
BOT	BOTTOM		LF	LINEAR FEET		SF	SQUARE FEET
CI	CURB INLET		MAX	MAXIMUM		SS	SANITARY SEWER
CPP	CORRUGATED PLASTIC PIPE		MIN	MINIMUM		TC	TOP OF CURB
DIP	DUCTILE IRON PIPE		MH	MANHOLE		TG	TOP OF GUTTER
EL	ELEVATION		OC	ON CENTER		TP	TOP OF PAVEMENT
FG	FINISH GRADE		PC	POINT OF CURVE		TW	TOP OF WALK
FH	FIRE HYDRANT		PH	POST HYDRANT		TYP	TYPICAL
FM	FORCE MAIN (SANITARY SEWER)		PT	POINT OF TANGENT		W	WATER
FP	FINISH PAD		PVC	POLYVINYL CHLORIDE		W/	WITH
FR	FRAME		RCP	REINFORCED CONCRETE PIPE		WV	WATER VALVE
GI	GRATE INLET		RJP	RESTRAINED JOINT PIPE		YI	YARD INLET
GV	GATE VALVE		R/W	RIGHT-OF-WAY			
INV	INVERT ELEVATION		SD	STORM DRAINAGE			

OTHER UTILITIES LEGEND

DESCRIPTION	EXISTING
NATURAL GAS	UGG UGG
TELEPHONE	OHT OHT
UNDERGROUND TELEPHONE	UTL UTL
ELECTRICITY	OHP OHP
UNDERGROUND ELECTRICITY	UGP UGP

DRAINAGE LEGEND

DESCRIPTION	EXISTING	PROPOSED
PIPE		
DITCH		
CURB INLET		
GRATE INLET		
JUNCTION BOX		
OUTLET STRUCTURE		

GENERAL NOTES

1. ALL TOPOGRAPHIC INFORMATION IS BASED ON SURVEY FIELD DATA PROVIDED BY THOMAS AND HUTTON. ELEVATIONS ARE BASED UPON NAVD 88 VERTICAL DATUM. ELEVATIONS WERE ESTABLISHED USING 5" TOTAL STATION. THE HORIZONTAL DATUM USED IS GEORGIA STATE PLANE COORDINATE SYSTEM, EAST ZONE, NAD 83. SEE EXISTING CONDITIONS PLAN FOR ADDITIONAL INFORMATION. CONTACT ENGINEER IMMEDIATELY IF FIELD ELEVATIONS VARY FROM EXISTING GROUND ELEVATIONS DISPLAYED. VERIFY CHANGES IN ELEVATIONS RESULTING FROM CONTRACTOR CLEARING AND STRIPPING.
2. HORIZONTAL AND VERTICAL CONTROL SHOWN IN THESE PLANS ARE TO BE USED FOR ALL LAYOUT AND RECORD DATA FOR THIS PROJECT. IF DISCREPANCIES ARE FOUND CONTACT THOMAS AND HUTTON BEFORE PROCEEDING. IT IS THE CONTRACTOR'S RESPONSIBILITY TO ESTABLISH SUPPLEMENTAL CONTROL WITHIN THE PROJECT AS NEEDED.
3. CONTRACTOR SHALL VERIFY THE SIZE AND LOCATION OF ALL EXISTING UTILITIES PRIOR TO BEGINNING CONSTRUCTION. CONTACT ENGINEER IMMEDIATELY WITH ANY DISCREPANCIES.
4. THE EXISTING UNDERGROUND UTILITIES SHOWN HEREON ARE BASED UPON AVAILABLE INFORMATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING THE EXACT LOCATION OF ALL UTILITIES. IF UTILITIES OTHER THAN THOSE SHOWN ARE ENCOUNTERED DURING CONSTRUCTION , THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY AND TAKE STEPS TO PROTECT THE LINE(S) AND ENSURE CONTINUED SERVICE. DAMAGE CAUSED TO EXISTING UTILITIES BY THE CONTRACTOR SHALL BE REPAIRED BY THE CONTRACTOR. ADDITIONALLY, THE CONTRACTOR SHALL CONFIRM THE CONNECTION POINTS OF NEW UTILITIES TO EXISTING UTILITIES PRIOR TO BEGINNING NEW CONSTRUCTION.
5. PIPE, FITTINGS, VALVES AND OTHER ACCESSORIES SHALL, UNLESS OTHERWISE DIRECTED, BE UNLOADED AT THE POINT OF DELIVERY, AND STORED WHERE THEY WILL BE PROTECTED AND WILL NOT BE HAZARDOUS TO TRAFFIC. THEY SHALL AT ALL TIMES BE HANDLED WITH CARE TO AVOID DAMAGE. THE INTERIOR OF ALL PIPE, FITTINGS AND OTHER ACCESSORIES SHALL BE KEPT FREE FROM DIRT AND FOREIGN MATTER AT ALL TIMES.
6. ANY DEFECTIVE, DAMAGED OR UNSOUND PIPE SHALL BE REJECTED. ALL FOREIGN MATTER OR DIRT SHALL BE REMOVED FROM THE INSIDE OF THE PIPE BEFORE IT IS LOWERED INTO ITS POSITION IN THE TRENCH AND SHALL BE KEPT CLEAN BY ACCEPTABLE MEANS DURING AND AFTER LAYING. CARE SHALL BE TAKEN TO PREVENT DIRT FROM ENTERING THE JOINT SPACE. AT TIMES WHEN PIPE LAYING IS NOT IN PROGRESS, THE OPEN ENDS OF THE PIPE SHALL BE CLOSED BY ACCEPTABLE MEANS AND NO TRENCH WATER SHALL BE PERMITTED TO ENTER THE PIPE.
7. CONTRACTOR SHALL MAINTAIN MIN. COVER OVER THE WATER PIPE BARREL OF 3'-0" UNLESS OTHERWISE INDICATED.
8. CLEAN THE INTERIORS OF ALL PIPE BY BRUSHING, SWABBING OR WASHING OUT OF ALL DIRT BEFORE LAYING.
9. ALL UTILITY POLES ADJACENT TO PROPOSED CONSTRUCTION MUST BE SECURED PRIOR TO ANY ADJACENT DISTURBANCE AND THE CONSTRUCTION PROCEDURE MUST BE ACCEPTABLE TO THE UTILITY COMPANY.
10. CONTRACTOR SHALL CONTACT ALL UTILITY COMPANIES BEFORE WORK COMMENCES, EVEN IF UTILITY IS NOT SHOWN ON THE PLANS. CONTRACTOR SHALL VERIFY UTILITY WITHIN THE PROJECT LIMITS AND NOTIFY THE ENGINEER OF CONFLICTS OR VARIANCES TO THE PLANS PRIOR TO BEGINNING WORK OR PURCHASE OF MATERIALS.
11. ALL WATER AND SEWER MATERIAL, PROCEDURE AND INSTALLATION SHALL BE IN CONFORMANCE WITH THE CITY OF PORT WENTWORTH DEVELOPMENT POLICY AND PROCEDURE MANUAL TECHNICAL SPECIFICATION AND DETAILS, LATEST VERSIONS, CITY OF PORT WENTWORTH DOCUMENTS SHALL TAKE PRECEDENCE OVER THOMAS AND HUTTON DOCUMENTS FOR ANY DISCREPANCIES FOUND.
12. CONTRACTOR TO COORDINATE WITH UTILITY COMPANIES FOR THE RELOCATION OF EXISTING UTILITIES. UTILITIES NEEDING TO BE REMOVED OR RELOCATED SHALL BE COORDINATED WITH THE AFFECTED UTILITY COMPANY. ADEQUATE TIME SHALL BE PROVIDED FOR RELOCATION, AND CLOSE COORDINATION WITH THE UTILITY COMPANY IS NECESSARY TO PROVIDE A SMOOTH TRANSITION IN UTILITY SERVICE. THE CONTRACTOR SHALL COORDINATE WITH THE UTILITY COMPANY CONCERNING PORTIONS OF THE WORK WHICH MAY BE PERFORMED BY THE UTILITY COMPANY'S FORCES AND ANY FEES WHICH ARE TO THE PAID TO THE UTILITY COMPANY FOR THEIR SERVICES. THE CONTRACTOR IS RESPONSIBLE FOR PAYING ALL FEES AND CHARGES.
13. ALL STORM DRAIN PIPE JOINTS SHALL BE WRAPPED WITH FILTER FABRIC.
14. SHOULD PIPE, FITTINGS, AND OTHER MATERIALS BE NEEDED IN ADDITION TO THAT SHOWN ON THE DRAWINGS BECAUSE PIPELINE WAS NOT INSTALLED TO THE ALIGNMENT AND PROFILE SHOWN, THEN THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING THOSE NECESSARY MATERIALS AND PROVIDING THE EQUIPMENT AND LABOR TO INSTALL THEM TO MEET THE DESIGN INTENT AT NO ADDITIONAL COST TO THE OWNER.
15. THE DATA, TOGETHER WITH ALL OTHER INFORMATION SHOWN ON THESE PLANS OR IN ANY WAY INDICATED THEREBY, WHETHER BY DRAWINGS OR NOTES, OR IN ANY OTHER MANNER, ARE BASED UPON FIELD INVESTIGATIONS AND ARE BELIEVED TO BE INDICATIVE OF ACTUAL CONDITIONS. HOWEVER, THE SAME ARE SHOWN AS INFORMATION ONLY, ARE NOT GUARANTEED, AND DO NOT BIND THOMAS & HUTTON.
16. THE CONTRACTOR SHALL NOTIFY THE OWNER AND THE ENGINEER 48 HOURS IN ADVANCE OF ALL REQUIRED TESTS AND INSPECTIONS.
17. CONTRACTOR IS TO VERIFY ACCURACY OF ANY TEMPORARY BENCHMARKS SHOWN PRIOR TO UTILIZING THEM FOR CONSTRUCTION.
18. IF WORK IS SUSPENDED OR DELAYED FOR 14 DAYS, THE CONTRACTOR SHALL TEMPORARILY STABILIZE THE DISTURBED AREA AT NO ADDITIONAL COST TO THE OWNER.
19. CONTRACTOR SHALL COMMUNICATE WITH OWNER PRIOR TO DISPOSAL OF DEMOLITION MATERIALS AND STORE ITEMS IN LOCATION SPECIFIED BY THE OWNER OR REMOVE ITEMS FROM SITE REQUESTED BY OWNER.
20. CONTRACTOR SHALL COORDINATE WITH THE CITY OF PORT WENTWORTH PRIOR WATER AND SEWER MAIN CONNECTIONS.
21. ALL CONSTRUCTION MATERIALS AND WORKMANSHIP SHALL BE IN ACCORDANCE WITH THE CONSTRUCTION PLANS AND TECHNICAL SPECIFICATIONS.
22. THE CONTRACTOR SHALL INSTALL ANY BARRICADES PRIOR TO BEGINNING CONSTRUCTION.
23. ANY DAMAGE TO EXISTING PAVEMENT MUST BE REPAIRED AT CONTRACTORS EXPENSE AND TO THE SATISFACTION OF CITY OF PORT WENTHWORTH AND THE PROJECT ENGINEER.
24. A COMPLETE SET OF PERMITTED DRAWINGS AND SPECIFICATIONS MUST BE MAINTAINED ON SITE AT ALL TIMES THAT THE CONTRACTOR IS PERFORMING WORK. THESE DRAWINGS SHALL BE MADE AVAILABLE UPON REQUEST.
25. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL CONSTRUCTION PERMITS NECESSARY FROM OTHER RESPONSIBLE AGENCIES PRIOR TO COMMENCEMENT OF CONSTRUCTION.
26. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IF UNSUITABLE MATERIAL IS DISCOVERED PRIOR TO BEGINNING ANY REMOVAL OPERATION. CONTRACTOR SHALL REFER TO THE REPORT OF GEOTECHNICAL EXPLORATION AND EVALUATION, DATED JULY 30, 2021 PREPARED BY TERRACON CONSULTANTS, INC FOR GUIDANCE THROUGHOUT CONSTRUCTION. CONTACT ENGINEER TO OBTAIN A COPY OF THIS EVALUATION PRIOR TO PROVIDING A BID OR BEGINNING WORK.
27. IT IS THE OBLIGATION OF THE CONTRACTOR TO MAKE THEIR OWN INTERPRETATION OF ALL SURFACE AND SUBSURFACE DATA AVAILABLE AS TO THE NATURE AND EXTENT OF THE MATERIALS TO BE EXCAVATED, WASTED, GRADED AND COMPACTED. THE INFORMATION SHOWN ON THESE PLANS IN NO WAY GUARANTEES THE AMOUNT OR NATURE OF THE MATERIAL TO BE ENCOUNTERED.
28. CONTRACTOR WILL BE REQUIRED TO ADJUST ALL MANHOLE FRAMES AND UTILITY APPURTENANCES TO MATCH FINAL GRADE AT NO ADDITIONAL COST.
29. ALL EROSION AND SEDIMENT CONTROL DEVICES SHALL BE CONSTRUCTED SIMULTANEOUSLY WITH THE DISTURBANCE OF THE LAND AND SHALL REMAIN FUNCTIONAL UNTIL THE CONTRIBUTING DISTURBED AREAS ARE STABILIZED. SILT BARRIERS WILL BE INSTALLED AS NECESSARY TO PREVENT EXCESSIVE SEDIMENTATION OF DOWNSTREAM AREAS.
30. CONTRACTOR SHALL GRADE AREAS TO DRAIN FOR POSITIVE FLOW PRIOR TO FINAL ACCEPTANCE.
31. CONTROL OF THE WATER FLOWING THROUGH THE EXISTING DRAINAGE PATTERNS DURING THE CONSTRUCTION PERIOD SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. THE EXISTING DRAINAGE CONVEYANCE SHALL BE MAINTAINED THROUGHOUT THE CONSTRUCTION PERIOD. ALL PENALTIES, CLAIMS AND FEES IMPOSED ON OWNER AS A RESULT OF DAMAGES CAUSED BY ACTIONS OF THE CONTRACTOR, IT'S EMPLOYEES OR SUBCONTRACTORS SHALL BE BORNE IN FULL BY THE CONTRACTOR.
32. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PHASING OF CONSTRUCTION AND THE COORDINATION,SEQUENCING AND SUPERVISION OF CONSTRUCTION ACTIVITIES. ANY AND ALL COST ASSOCIATED WITH PROJECT PHASING WILL BE BORNE IN FULL BY THE CONTRACTOR.
33. ALL TRAFFIC CONTROL SIGNS AND PAVEMENT MARKINGS SHALL BE IN ACCORDANCE WITH THE MANUAL ON "UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS" CURRENT EDITION.
34. ACCESS TO THE PROJECT IS LIMITED TO THOSE LOCATIONS WHERE STABILIZED CONSTRUCTION ENTRANCES HAVE BEEN INDICATED IN THE PLANS.
35. ALL DRAINAGE WILL BE MADE FUNCTIONAL DAILY AS WORK PROGRESSES.
36. EXISTING ROADWAYS WILL BE CLEANED UP AND RESTORED DAILY. COMPLETE ROAD CLOSURE IS NOT PERMITTED AT ANY TIME DURING THE CONSTRUCTION PERIOD. TRAFFIC SHALL BE REROUTED TO MAINTAIN FLOW DURING CONSTRUCTION OPERATIONS. COORDINATE WITH THE OWNER, ENGINEER AND GDOT IF ROADWAY ACCESS CANNOT BE MAINTAINED PRIOR TO PROCEEDING WITH BLOCKAGE.
37. NEW PAVEMENT TO BE FLUSH WITH EDGE OF EXISTING PAVEMENT.
38. ALL STORM DRAIN PIPE INVERTS IN AND OUT ARE THE SAME AS THE BOX INVERT UNLESS OTHERWISE NOTED ON THE PLAN SHEETS AND/OR PROFILES.
39. CONTRACTOR SHALL BE RESPONSIBLE FOR ALL UNDERGROUND UTILITIES AND SHALL COORDINATE ALL WORK WITH THE OWNER AND UTILITY COMPANIES.
40. CONTRACTOR SHALL CLEAN CLEAN STORM SEWER SYSTEM OF ALL DEBRIS AND REMOVE ALL EROSION CONTROL DEVICES UPON COMPLETION OF CONSTRUCTION AND PRIOR TO FINAL PAYMENT.
41. ANY BARRICADES, LIGHTS, SIGNS AND OTHER TRAFFIC CONTROL DEVICES REQUIRED BY THE CITY OF PORT WENTWORTH AND GDOT FOR THE THE PROTECTION AND SAFETY OF THE PUBLIC SHALL BE PROVIDED AND MAINTAINED THROUGHOUT CONSTRUCTION OF HIGHWAY 30.
42. CONTRACTOR WILL BE REQUIRED TO DEWATER POND AS NECESSARY TO INSTALL DRAINAGE UTILITIES.
43. 4" - 8" WATER PIPE SHALL BE PVC C900 DRIB AND WATER SERVICE LINES SHALL BE SDR 9 HDPE PIPE.
44. CONTRACTOR SHALL COORDINATE WITH DRY UTILITY PROVIDERS TO ENSURE NECESSARY CONDUITS ARE INSTALLED PRIOR TO CONSTRUCTION.

GENERAL INFORMATION

COUNTY CHATHAM
TOWN PORT WENTWORTH
ZONING P-RIP

CLIENT:
CLARET COMMUNITIES, LLC
CONTACT: MR. LEE TERRY
5553 PEACHTREE ROAD, SUITE 170
CHAMBLEE, GA 30341
(404) 795-8301

ENGINEER:
THOMAS & HUTTON
50 PARK OF COMMERCE WAY
SAVANNAH, GA 31405
(912) 234-5300

GEOTECHNICAL CONSULTANT:
TERRACON CONSULTANTS, INC
2201 ROWLAND AVE,
SAVANNAH GA 31404

SURVEYOR:
THOMAS AND HUTTON
50 PARK OF COMMERCE
PO BOX 2727, SAVANNAH GA 31405

ELECTRIC:
GEORGIA POWER
3100 KILOWATT DRIVE
SAVANNAH, GA 31402
(912) 944-3572

WATER/SEWER:
CITY OF PORT WENTWORTH
CONTACT: BRIAN HARVEY
305 SOUTH COASTAL HIGHWAY
PORT WENTWORTH, GA. 31407
(912) 210-2643

TELEPHONE & CABLE:
HOTWIRE COMMUNICATIONS
CONTACT: CRAIG CHASON
4600 HIGHLANDS PARKWAY
SMYRNA, GA 30082
(770) 401-9205

CABLE (ALTERNATIVE)
COMCAST
CONTACT: KEITH CONNER
145 PARK OF COMMERCE DR.
SAVANNAH, GA 31405
(912) 253-7117

GAS COMPANY:
ATLANTA GAS LIGHT COMPANY
CONTACT: JOSEPH WHITE
1668 CHATHAM PARKWAY
SAVANNAH, GA. 31405
(912) 239-6508

PREPARED FOR:
CLARET COMMUNITIES
5553 PEACHTREE ROAD, SUITE 170
CHAMBLEE, GA 30341

GEORGIA REGISTERED 021332 PROFESSIONAL ENGINEER BRIAN B. LEWIS

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA
NOBLE VINES
GENERAL NOTES

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	1" = 1'

G1.1

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

GRAPHIC SCALE

30 0 15 30 60 120

(IN FEET)
1 inch = 30 ft.

N/F
KEVIN & BRYAN GR
PIN: 7-0976-02-

PROPOSED CLEARING LIMITS

LOD

25' SETBACK

30' SETBACK

3"x3" CMF

1/2" REBAR FOUND

WATER MAIN STUB-OUT FROM NOBLE VINES PHASE I

PHASE I LIMITS

MATCH LINE THIS SHEET

EXISTING POND
TOB: 21.5
NWL: 17.5
BOT: 11.5
25-YR: 19.60
100-YR: 20.14

PROPOSED CLEARING LIMITS

PHASE I LIMITS

PROPOSED CLEARING LIMITS

ROAD

EXISTING SEWER MANHOLE (PHASE I)

PHASE I PUMP STATION

MATCH LINE THIS SHEET

PROPOSED CLEARING LIMITS

PROPOSED CLEARING LIMITS

PROPOSED CLEARING LIMITS

PROPOSED CLEARING LIMITS

GEORGIA
REGISTERED
01/31/23
No. 23274
PROFESSIONAL ENGINEER
JONATHAN B. LOCKE

NO.	REVISIONS	BY	DATE

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50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
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CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA

NOBLE VINES

EXISTING CONDITIONS PLAN

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
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APPROVED:	NBL
SCALE:	1" = 30'

G2.1

Z:\28896_28896.0003\ENGINEER\DRAWINGS\CONSTRUCTION PLANS\28896.0003 - EX CIVIL.DWG - Dec 15, 2022 - 9:56 AM

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

NOTES:

1. ACCESSIBLE ROUTE - EXTERIOR:
MINIMUM CLEAR WIDTH IS 3'. IF ACCESSIBLE ROUTE HAS LESS THAN 5' CLEAR WIDTH, THEN PASSING SPACES AT LEAST 5'X5' SHALL BE LOCATED EVERY 200' OR LESS (INTERSECTING SIDEWALKS MEET THIS REQUIREMENT). LONGITUDINAL (RUNNING) SLOPE MAY NOT EXCEED 5% UNLESS RAMP IS INSTALLED (RAMPS MAY NOT EXCEED 8.33%). CROSS SLOPE MAY NOT EXCEED 2%. GAPS IN ROUTE MAY NOT EXCEED 1/2" IN WIDTH.

2. FINISHED SURFACE HEIGHT DIFFERENCE REQUIREMENTS:
   A. 0 TO 1/4" : NO REQUIREMENTS
   B. 1/4" TO 1/2" : BEVEL WITH 1:2 SLOPE
   C. LARGER THAN 1/2" : CONFORM TO REQUIREMENTS FOR RAMP

3. RAMPS:
- MAX RAMP SLOPE 8.33% (1:12).
- RAMPS STEEPER THAN 8.33% ARE NOT ACCEPTABLE.
- MAX RISE FOR ANY RAMP RUN IS 30" (AT 8.33% SLOPE, MAXIMUM RUN OF RAMP IS 30').
- MAX CROSS SLOPE OF RAMP 2% (1:50)

A. LANDINGS:
- RAMPS SHALL HAVE LEVEL LANDINGS AT BOTTOM AND TOP OF EACH RAMP.
- LANDING SHALL BE AT LEAST AS WIDE AS RAMP LEADING TO IT.
- LANDING LENGTH SHALL BE MINIMUM 5' CLEAR.
- IF RAMPS CHANGE DIRECTION AT LANDING, MINIMUM LANDING SIZE SHALL BE 5'X5'.
- ALL LANDINGS ARE TO BE NO MORE THAN 2% SLOPE IN ANY DIRECTION.

B. HANDRAILS:
- HANDRAILS REQUIRED ON BOTH SIDES (MIN. 36" CLEAR BETWEEN HANDRAILS) WHEN RAMP RISE IS GREATER THAN 6".
- PROVIDE MINIMUM 12" LONG HANDRAIL EXTENSIONS AT TOP AND BOTTOM LANDINGS.
- PROVIDE MINIMUM 2" HIGH EDGE PROTECTION OR RAIL WITH LESS THAN 4" CLEAR TO RAMP IF RAMP HAS DROP-OFFS.
- ROUTES BETWEEN BUILDINGS WITH ONLY DWELLING UNITS DO NOT HAVE TO HAVE HANDRAILS.
- STAIRS NOT ALLOWED AS PART OF ACCESSIBLE ROUTE BUT IF ADJACENT TO ROUTE OR PART OF TENANT SPACE MUST MEET REQUIREMENTS FOR STAIR RAILS.

4. CURB AND SIDEWALK RAMPS:
- MAX SLOPE OF CURB RAMP 8.33%.
- MAX SLOPE OF SIDE FLARES 10%.
- MAX SLOPE OF ADJOINING GUTTERS, ROAD SURFACE, OR ACCESSIBLE ROUTE 5%.
- MIN WIDTH 36" (NOT INCLUDING SIDE FLARES).
- DETECTABLE WARNING IS REQUIRED ON CURB RAMPS IN PUBLIC RIGHTS OF WAY, AND SHALL BE 24" MINIMUM IN THE DIRECTION OF TRAVEL AND EXTEND THE FULL WIDTH OF THE CURB RAMP OR FLUSH SURFACE. DETECTABLE WARNINGS SHALL BE LOCATED SO THE EDGE NEAREST THE CURB LINE IS 6" TO 8" FROM THE CURB LINE.

5. PAVEMENT MARKINGS:
AS REQUIRED BY LOCAL JURISDICTIONAL AUTHORITY (RECOMMENDED CROSSWALK MARKING TO DESIGNATE ACCESSIBLE PEDESTRIAN ROUTE)

6. PARKING SPACES
- MINIMUM 8' WIDE ACCESSIBLE PARKING SPACE
- MINIMUM 5' WIDE ACCESS AISLE AT STANDARD SPACES
- MINIMUM 8' WIDE ACCESS AISLE AT VAN ACCESSIBLE SPACES
- MAXIMUM 2% (1:50) SLOPE IN ANY DIRECTION

7. SIGNAGE
ACCESSIBLE PARKING SPACES SHALL BE DESIGNATED AS RESERVED BY A SIGN SHOWING THE SYMBOL OF ACCESSIBILITY. VAN ACCESSIBLE SPACES SHALL HAVE AN ADDITIONAL SIGN "VAN-ACCESSIBLE" MOUNTED BELOW THE SYMBOL. SUCH SIGNS SHALL BE LOCATED SO THEY CANNOT BE OBSCURED BY A VEHICLE PARKED IN THE SPACE (60" ABOVE GRADE UNLESS OTHER HEIGHT REQUIRED BY LOCAL JURISDICTION).

8. ACCESSIBLE ROUTES
- MUST COMPLY WITH ADA, THE FAIR HOUSING ACT AND ICC/ANSI A117.1-2017.

LEGEND

ACCESSIBLE ROUTE

*NOTE: SEE ARCHITECTURAL PLANS FOR ACCESSIBLE ROUTES WITHIN BUILDINGS

1/2" REBAR FOUND

ROAD ONE

ROAD ONE

ROAD ONE

ROAD SEVEN

ROAD SEVEN

ROAD TWO

ROAD TWO

ROAD THREE

ROAD EIGHT

MAIN ENTRANCE

ROAD FIVE

ROAD SIX

ROAD FIVE

ROAD TWO

30' SETBACK

30' SETBACK

EXISTING POND
TOB: 21.5
NWL: 17.5
BOT: 11.5
25-YR: 19.60
100-YR: 20.14

GRAPHIC SCALE

30 0 30 60 120

(IN FEET)
1 inch = 30 ft.

GEORGIA
REGISTERED
01/31/22
PROFESSIONAL
ENGINEER
NATHAN B. LOVE

NO.	REVISIONS	BY	DATE

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CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA

NOBLE VINES

ACCESSIBLE ROUTE PLAN

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	1" = 30'

AR1.1

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

GRAPHIC SCALE

30 0 15 30 60 120

(IN FEET)
1 inch = 30 ft.

N/F
KEVIN & BRYAN GRAY
PIN: 7-0976-02-027

1/2" REBAR FOUND

WILD S17

WILD S24

WILD S27

3"x3" CMF

25' SETBACK

N: 800,719.29
E: 952,732.32

N: 800,747.67
E: 952,841.69

N: 800,751.40
E: 952,892.72

N: 800,697.74
E: 952,685.91

N: 800,710.77
E: 952,905.34

N: 800,656.10
E: 952,694.65

N: 800,692.37
E: 952,887.38

N: 800,648.76
E: 952,719.28

N: 800,764.40
E: 952,914.12

N: 800,789.53
E: 952,995.07

N: 800,701.48
E: 952,930.44

N: 800,724.68
E: 953,011.89

N: 800,790.80
E: 953,015.88

N: 800,815.94
E: 953,096.83

N: 800,727.88
E: 953,032.21

N: 800,751.08
E: 953,113.66

N: 800,810.89
E: 953,122.03

N: 800,832.45
E: 953,168.43

N: 800,860.83
E: 953,277.81

N: 800,769.25
E: 953,130.76

N: 800,791.91
E: 953,155.39

N: 800,805.53
E: 953,323.49

N: 800,864.55
E: 953,328.84

N: 800,823.92
E: 953,341.45

SEE SHEET C7.3 FOR DRIVEWAY DETAIL

18" ROLL-OVER CURB AND GUTTER (TYP.)

18" ROLLOVER CURB & GUTTER (TYP.)

24" THERMOPLASTIC WHITE STOP BAR (TYP.)

TYPE A RAMP

TYPE B RAMP

PC: 6+13.39

PT: 6+66.29

PC: 7+56.68

PT: 8+25.34

L1 L2 L3 L4 L5 L6 L7 L8 L9 L10 L11 L12

C1 C2 C3 C4 C5

20'R

15'R

9'ST

24'

8'

3@22'(66')

2@22'(44')

9@22'(198')

N: 800,591.70
E: 952,790.40

N: 800,603.11
E: 952,856.42

N: 800,520.02
E: 952,872.82

N: 800,508.95
E: 952,808.77

N: 800,487.16
E: 952,803.47

N: 800,498.58
E: 952,874.49

N: 800,404.42
E: 952,826.84

N: 800,415.49
E: 952,890.89

N: 800,334.88
E: 952,835.75

N: 800,351.27
E: 952,918.84

N: 800,268.86
E: 952,847.17

N: 800,287.22
E: 952,929.92

PC: 3+27.16

PEDESTRIAN CROSSWALK(TYP.)

N: 800,468.79
E: 952,734.98

N: 800,459.57
E: 952,693.45

N: 800,449.37
E: 952,751.83

N: 800,408.41
E: 952,692.95

N: 800,297.06
E: 952,712.20

N: 800,278.24
E: 952,781.41

N: 800,254.30
E: 952,772.06

N: 800,249.04
E: 952,729.84

3+56.78

30' SETBACK

PT: 3+74.29

N: 800,467.87
E: 952,964.37

N: 800,473.05
E: 953,006.10

N: 800,456.00
E: 953,025.37

N: 800,414.70
E: 952,964.52

N: 800,387.45
E: 952,971.26

N: 800,346.27
E: 953,028.02

N: 800,337.14
E: 952,986.97

N: 800,501.16
E: 953,166.80

N: 800,492.03
E: 953,185.76

N: 800,469.60
E: 953,113.40

N: 800,423.53
E: 953,189.36

N: 800,370.43
E: 953,189.40

N: 800,382.23
E: 953,128.50

N: 800,365.25
E: 953,147.68

N: 800,734.59
E: 953,411.01

N: 800,729.33
E: 953,368.79

N: 800,705.38
E: 953,359.44

N: 800,686.57
E: 953,428.66

N: 800,575.22
E: 953,447.91

N: 800,534.25
E: 953,389.02

N: 800,524.06
E: 953,447.41

N: 800,514.84
E: 953,405.87

EXISTING POND
TOB: 21.5
NWL: 17.5
BOT: 11.5
25-YR: 19.60
100-YR: 20.14

PT: 1+75.19

PC: 1+28.06

5' SIDEWALK (TYP.)

N: 800,416.38
E: 953,249.93

N: 800,432.77
E: 953,333.01

N: 800,350.36
E: 953,261.34

N: 800,368.72
E: 953,344.09

PT: 6+46.89

PC: 5+99.76

LINE TABLE

LINE	BEARING	LENGTH
L1	N 75°27'17" E	613.39'
L2	N 45°08'27" E	97.87'
L3	S 9°48'31" E	356.78'
L4	S 9°48'31" E	327.16'
L5	N 80°11'29" E	225.48'
L6	N 9°48'31" W	350.82'
L7	N 80°11'29" E	285.48'
L8	N 9°48'31" W	297.22'
L9	N 80°11'29" E	128.06'
L10	N 9°48'31" W	255.47'
L11	N 80°11'29" E	142.43'
L12	N 80°11'29" E	158.06'

CURVE TABLE

CURVE	RADIUS	LENGTH	CHORD	CHD BEARING	DELTA
C1	100.00'	52.91'	52.29'	N 60°17'52" E	30°18'51"
C2	100.00'	61.17'	60.23'	N 62°39'58" E	35°03'02"
C3	30.00'	47.12'	42.43'	S 54°48'31" E	90°00'00"
C4	30.00'	47.12'	42.43'	N 35°11'29" E	90°00'00"
C5	30.00'	47.12'	42.43'	N 35°11'29" E	90°00'00"

LEGEND

- HEAVY DUTY PAVEMENT
- REGULAR DUTY PAVEMENT
- SIDEWALK
- VEHICULAR CONCRETE

GEORGIA
REGISTERED
22202
PROFESSIONAL ENGINEER
NOAH B. LOWRY

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
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CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA

NOBLE VINES

STRIPING, SIGNAGE AND LAYOUT PLAN

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	1" = 30'

C1.1

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GRAPHIC SCALE

30 0 15 30 60 120

(IN FEET)
1 inch = 30 ft.

NOTES:
1. VALVES 8" AND LARGER SHALL BE IN MANHOLES.
2. ALL RE-USE WATER MAINS SHALL BE PURPLE PIPE FOR IRRIGATION. THE CONTRACTOR SHALL INSTALL THE RE-USE WATER MAINS TO MEET CITY OF PORT WENTWORTH SPECS.
3. RE-USE WATER MAINS SHALL BE SERVICED BY IRRIGATION METER LOCATED IN PHASE I.

N/F
KEVIN & BRYAN GR
PIN: 7-0976-02-

1/2" REBAR FOUND

3"x3" CMF

25' SETBACK

REMOVE EXITING PLUG AND CONNECT TO EXISTING 10" MAIN

10" X 8" REDUCER

8" 45° BEND

8" GV

8" 11.25° BEND

8" PVC - C900 - DR 18

8" 11.25° BEND

8" X 8" TEE W/8" GV

8" 22.5° BEND

TOWNHOME WATER METER BANK SEE DETAIL W16

FH ASSEMBLY

POST INDICATOR VALVE, DOUBLE CHECK VALVE, AND ALL FIRE APPURTENACES TO BE DESIGNED AND INSTALLED BY LICENSED FIRE CONTRACTOR.

8" X 2" TEE W/ 2" GV

8" X 8" TEE W/ 8" GV

8" PVC - C900 - DR 18

8" X 8" TEE W/ (2) 8" GV

8" 45° BEND

8" 45° BEND

ROAD ONE

8"W

240 LF 8" PVC - SDR 26 @ 0.40%

MH #1
FR: 21.53
INV. IN: 9.06 (SW)
INV. OUT: 8.96 (E)

MH #2
FR: 21.89
INV. IN: 9.65 (W)
INV. IN: 9.65 (S)
INV. OUT: 9.55 (NE)

8" 22.5° BEND

220 LF 8" PVC - SDR 26 @ 0.40%

MH #3
DROP MH
FR: 21.56
INV. IN: 10.71 (W)
INV. IN: 10.71 (S)
INV. OUT: 10.61 (E)

MH #4
FR: 21.73
INV. IN: 11.69 (W)
INV. IN: 11.69 (SW)
INV. OUT: 11.59 (E)

158 LF 8" PVC - SDR 26 @ 0.40%

MH #5
FR: 21.75
INV. IN: 12.42 (S)
INV. OUT: 12.32 (E)

34 LF 8" PVC - SDR 26 @ 0.40%

MH #13
FR: 21.62
INV. IN: 11.92 (S)
INV. OUT: 11.82 (NE)

235 LF 8" PVC - SDR 26 @ 0.40%

95 LF 8" PVC - SDR 26 @ 0.40%

MH #11
FR: 21.98
INV. IN: 11.19 (S)

91 LF 8" PVC - SDR 26 @ 0.40%

MH #10
FR: 21.64
INV. OUT: 13.03 (E)

143 LF 8" PVC - SDR 26 @ 0.40%

MH #7
FR: 21.66
INV. IN: 10.32 (S)
INV. IN: 12.67 (W)
INV. OUT: 10.22 (N)

140 LF 8" PVC - SDR 26 @ 0.40%

MH #9
FR: 21.96
INV. OUT: 11.40 (E)

MH #8
DROP MH
FR: 22.09
INV. IN: 10.98 (W)
INV. OUT: 10.88 (N)

104 LF 8" PVC - SDR 26 @ 0.40%

ROAD TWO

ROAD THREE

ROAD SEVEN

ROAD EIGHT

ROAD SIX

ROAD FIVE

MAIN ENTRANCE

296 LF 8" PVC - SDR 26 @ 0.40%

MH #14
FR: 21.75
INV. IN: 12.98 (W)
INV. OUT: 12.88 (N)

MH #15
FR: 21.59
INV. OUT: 13.35 (E)

93 LF 8" PVC - SDR 26 @ 0.40%

MH #6
FR: 21.86
INV. OUT: 13.61 (N)

MH #12
FR: 21.64
INV. OUT: 12.03 (N)

210 LF 8" PVC - SDR 26 @ 0.40%

71 LF 8" PVC - SDR 26 @ 0.40%

4" SINGLE SEWER SERVICE LATERAL (TYP.)

8" X 8" TEE W/(2)8" GV

8" X 8" TEE W/(2) 8" GV

8" 45° BEND

8" 22.5° BEND

30' SETBACK

EXISTING POND
TOB: 21.5
NWL: 17.5
BOT: 11.5
25-YR: 19.60
100-YR: 20.14

MATCH LINE THIS SHEET

MATCH LINE THIS SHEET

MAP 511 19 14

MAP 533

MAP 517 9 19 5 15

WILD 524

WILD 527

WILD 517

GUM 514 16

3+56.78

GEORGIA REGISTERED JEREMY B. HUTTON 031289 PROFESSIONAL ENGINEER

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

NO.	REVISIONS	BY	DATE

CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA

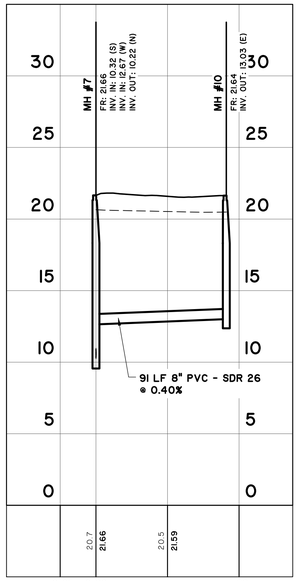
NOBLE VINES

WATER AND SEWER PLAN

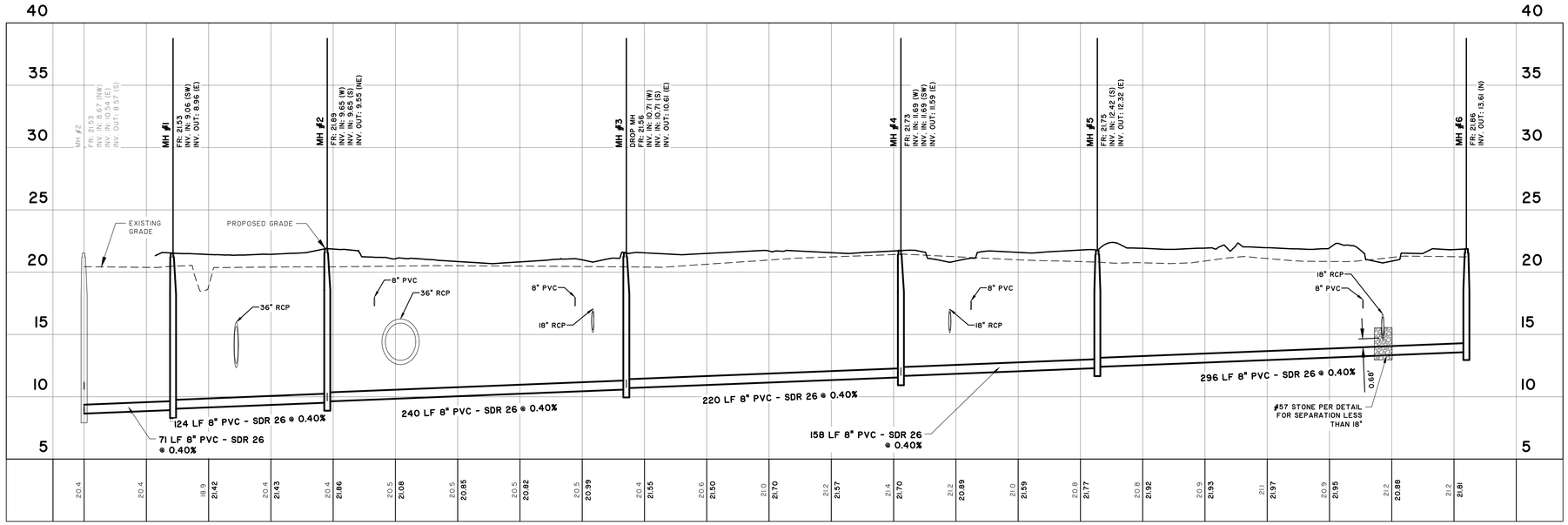
JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	1" = 30'

C2.1

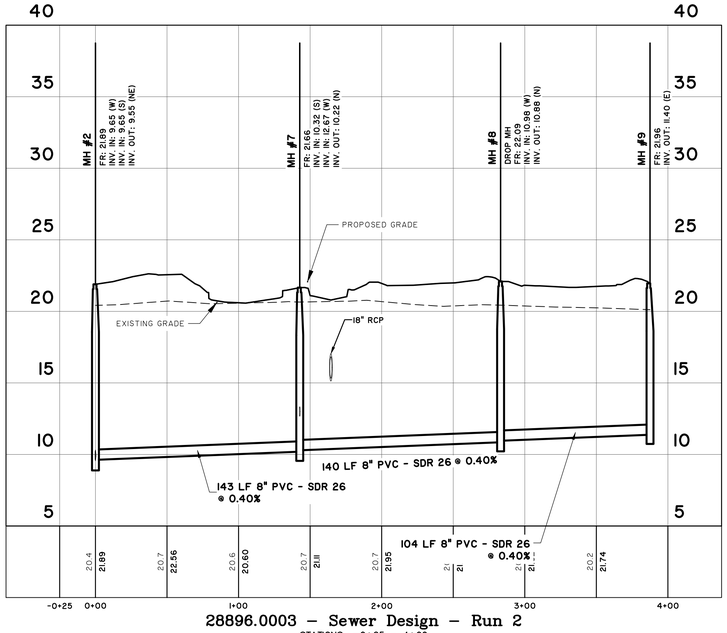
Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)



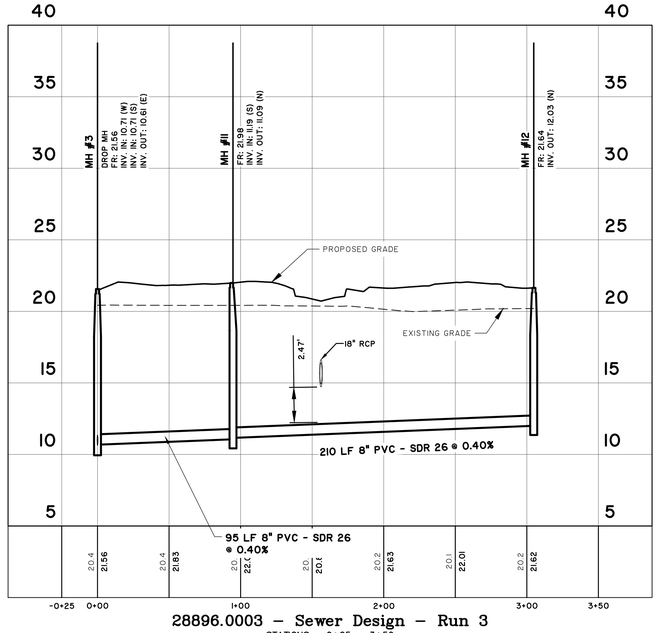
28896.0003 – Sewer Design – Run 5
STATIONS: −0+25 – 1+00
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'



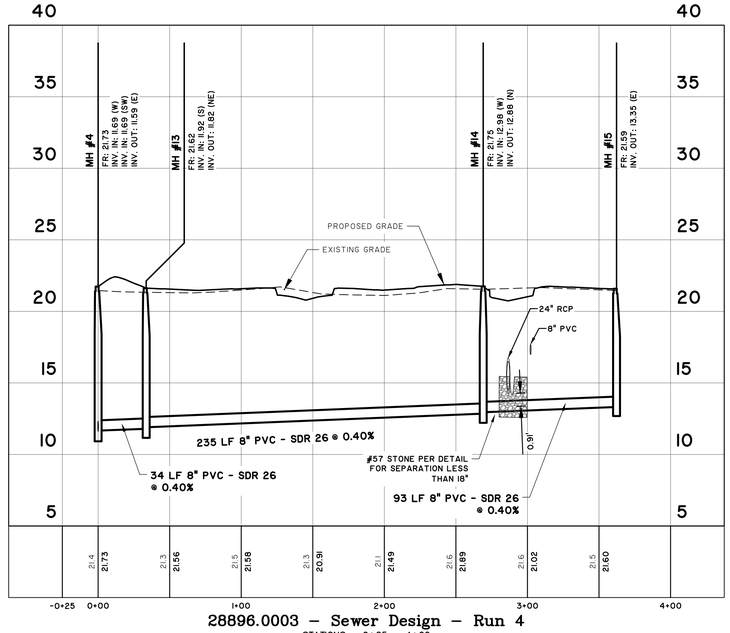
28896.0003 – Sewer Design – Run 1
STATIONS: −0+25 – 11+50
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'



28896.0003 – Sewer Design – Run 2
STATIONS: −0+25 – 4+00
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'



28896.0003 – Sewer Design – Run 3
STATIONS: −0+25 – 3+50
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'



28896.0003 – Sewer Design – Run 4
STATIONS: −0+25 – 4+00
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'

GEORGIA
REGISTERED
JASON T. DUTTON
29122
PROFESSIONAL ENGINEER
12/13/22

NO.	REVISIONS	BY	DATE

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Savannah, GA 31405 • 912.234.5300
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CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA

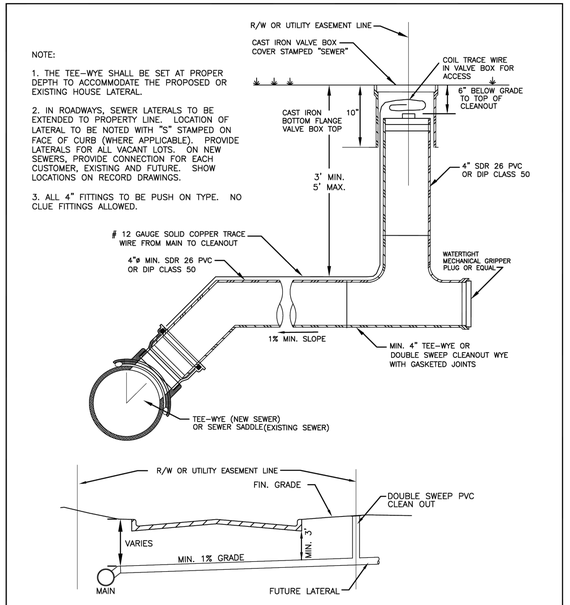
NOBLE VINES

SEWER PROFILES

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	1" = 50'

C2.2

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)



NOTE:

1. THE TEE-WYE SHALL BE SET AT PROPER DEPTH TO ACCOMMODATE THE PROPOSED OR EXISTING HOUSE LATERAL.

2. IN ROADWAYS, SEWER LATERALS TO BE EXTENDED TO PROPERTY LINE. LOCATION OF LATERAL TO BE NOTED WITH "S" STAMPED ON FACE OF CURB (WHERE APPLICABLE). PROVIDE LATERALS FOR ALL VACANT LOTS. ON NEW SEWERS, PROVIDE CONNECTION FOR EACH CUSTOMER, EXISTING AND FUTURE. SHOW LOCATIONS ON RECORD DRAWINGS.

3. ALL 4" FITTINGS TO BE PUSH ON TYPE. NO CLUE FITTINGS ALLOWED.

SANITARY SEWER SERVICE CONNECTION

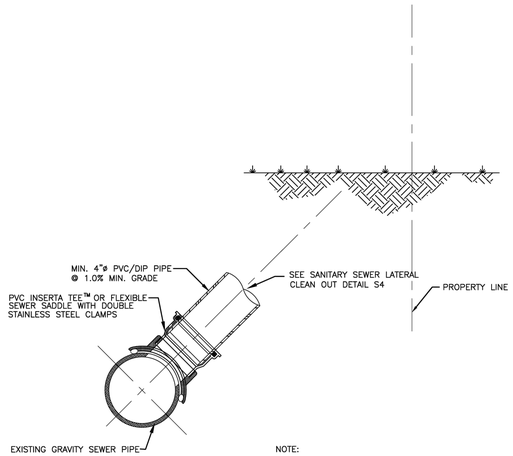
City of Port Wentworth

TECHNICAL DETAILS

S-4

PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007



NOTE:

CONTRACTOR SHALL NOTIFY CITY OF PORT WENTWORTH WASTEWATER CONVEYANCE DEPARTMENT 24 HOURS PRIOR TO CONNECTION TO EXISTING GRAVITY SEWER PIPE. ALL CONNECTIONS TO THE EXISTING GRAVITY SEWER PIPE MUST BE INSPECTED BY THE CONVEYANCE DEPARTMENT PRIOR TO BACK FILLING.

SEWER SERVICE CONNECT TO EXT. PIPE

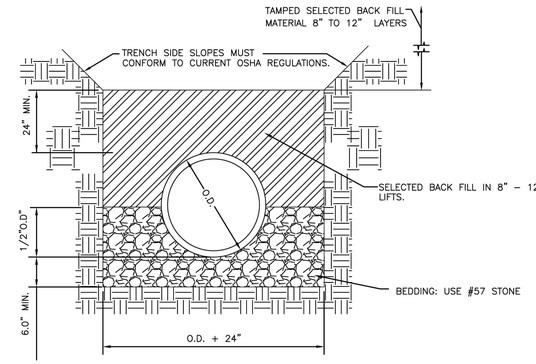
City of Port Wentworth

TECHNICAL DETAILS

S-5

PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007



PIPE BEDDING

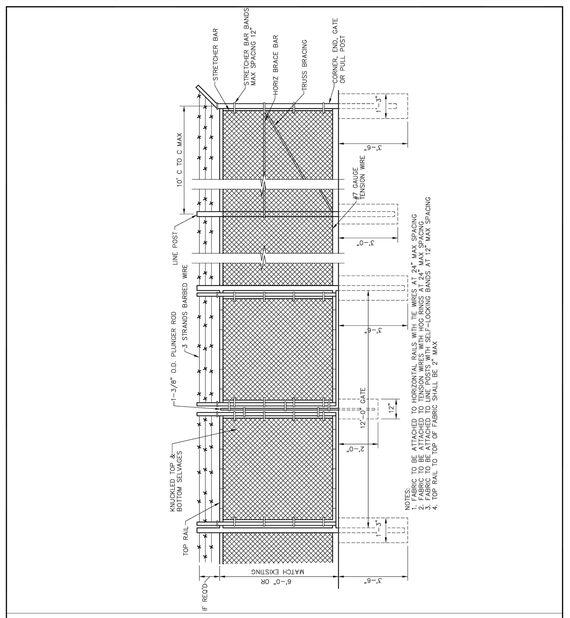
City of Port Wentworth

TECHNICAL DETAILS

S-8

PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007



CHAIN LINK FENCE & GATE

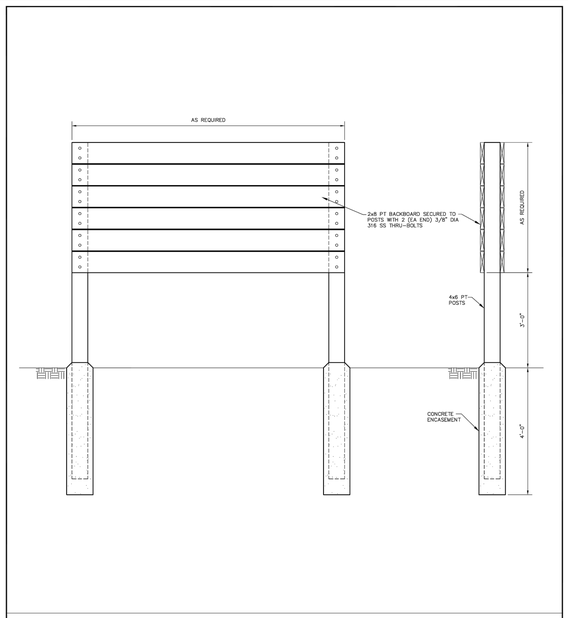
City of Port Wentworth

TECHNICAL DETAILS

S-13

PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007



CONTROL PANEL BACKBOARD

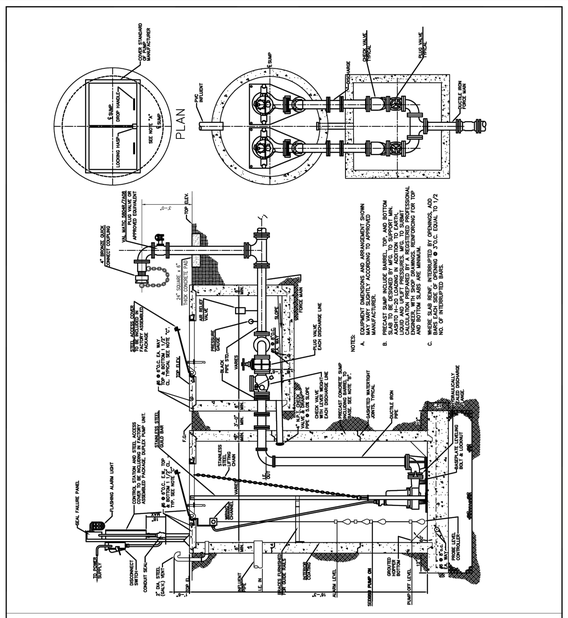
City of Port Wentworth

TECHNICAL DETAILS

S-11

PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007



SANITARY SEWER LIFT STATION

City of Port Wentworth

TECHNICAL DETAILS

S-10

PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007

GEORGIA REGISTERED ENGINEER 031024 PROFESSIONAL ENGINEER JONATHAN B. DUTTON

NO.	REVISIONS	BY	DATE

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CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA

NOBLE VINES

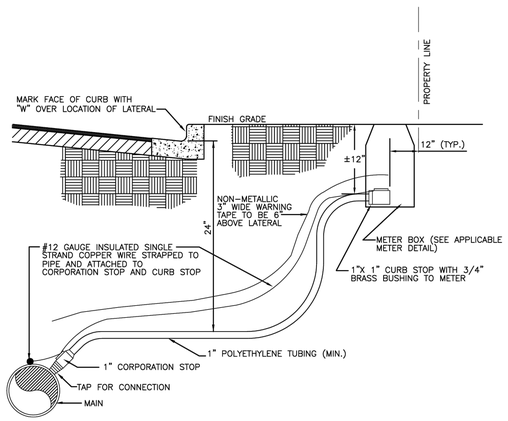
WATER AND SEWER DETAILS

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	1" = 1'

C2.3

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

Z:\J-28896.0003\ENGINEERING\DRAWINGS\CONSTRUCTION PLANS\28896.0003 - #1 SP.DWG - Dec 15, 2022 - 9:27 AM



NOTE:
ALL FITTINGS IN LATERAL SHALL BE COMPRESSION TYPE.

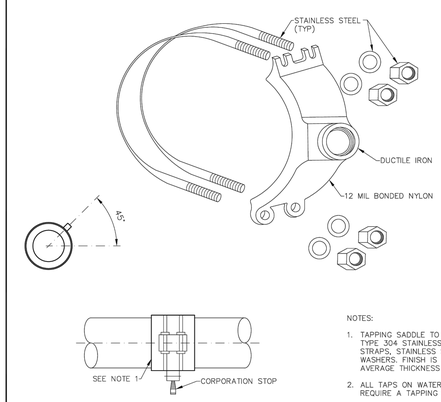
WATER SERVICE LATERAL

City of Port Wentworth
TECHNICAL DETAILS

W-1

PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007



NOTES:

1. TAPPING SADDLE TO BE DUCTILE IRON WITH TYPE 304 STAINLESS STEEL FORGED DOUBLE STRAPS, STAINLESS STEEL BOLTS, NUTS AND WASHERS. FINISH IS FUSION-BONDED NYLON TO AVERAGE THICKNESS OF 12 MILS.
2. ALL TAPS ON WATER MAIN WILL REQUIRE A TAPPING SADDLE.

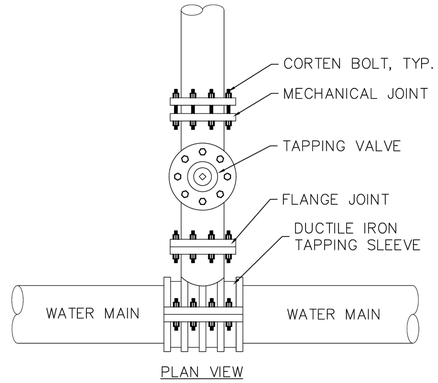
1" AND 2" TAPPING SADDLE

City of Port Wentworth
TECHNICAL DETAILS

W-2

PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007



PLAN VIEW

NOTE:
1. THE TAPPING SLEEVE AND VALVE MUST BE INSTALLED IN A MANHOLE. SEE DETAIL W-14 FOR THE MANHOLE DETAIL.

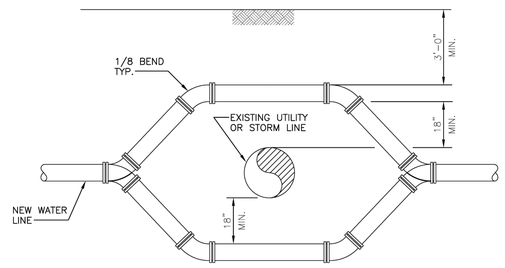
STANDARD TAPPING SLEEVE

City of Port Wentworth
TECHNICAL DETAILS

W-5

PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007



NOTES:

1. WATER LINE SHALL BE INSTALLED ABOVE SANITARY OR STORM LINE IF POSSIBLE.
2. STRAIGHT RUN OF WATER LINE DIRECTLY ABOVE OR BELOW EXISTING UTILITY LINE MUST BE 10' MINIMUM WITH NO JOINT.
3. IF WATER LINE IS INSTALLED BELOW SANITARY LINE WATER LINE SHALL BE DUCTILE IRON PIPE.
4. JOINTS SHALL BE RESTRAINED IN ACCORDANCE WITH CITY OF PORT WENTWORTH STANDARD DETAILS.

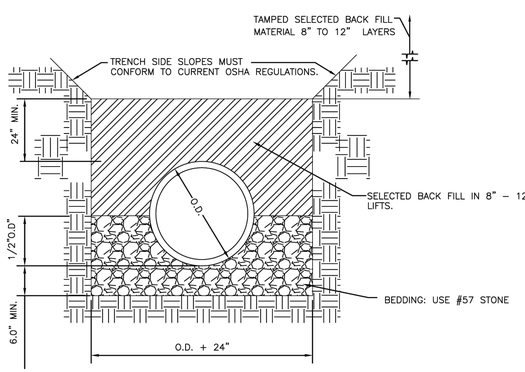
STANDARD UTILITY CROSSING

City of Port Wentworth
TECHNICAL DETAILS

W-6

PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007



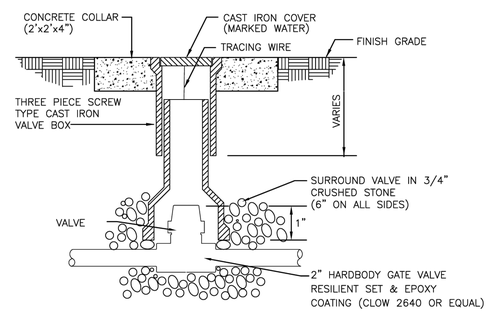
PIPE BEDDING

City of Port Wentworth
TECHNICAL DETAILS

W-8

PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007



NOTE:

1. THIS DETAIL APPLIES TO VALVES.
2. IN UNPAVED AREAS, SET TOP OF CONC. COLLAR 1" ABOVE FINISHED GRADE. IN PAVED AREAS SET TOP OF BOX FLUSH W/ PAVEMENT. NO CONC. COLLAR REQUIRED.
3. VALVE BOX SHALL NOT REST ON THE VALVE

2" WATER VALVE

City of Port Wentworth
TECHNICAL DETAILS

W-18

PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007

GEORGIA REGISTERED 18702 PROFESSIONAL ENGINEER NOBLE T. VINES

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
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Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA

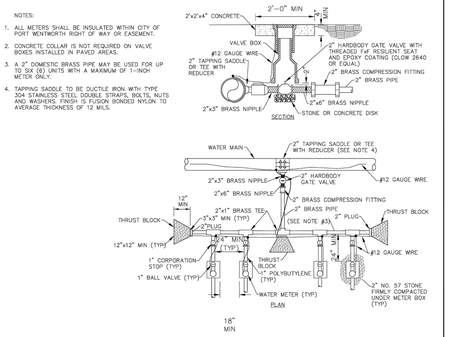
NOBLE VINES

WATER AND SEWER DETAILS

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	1" = 1'

C2.4

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)



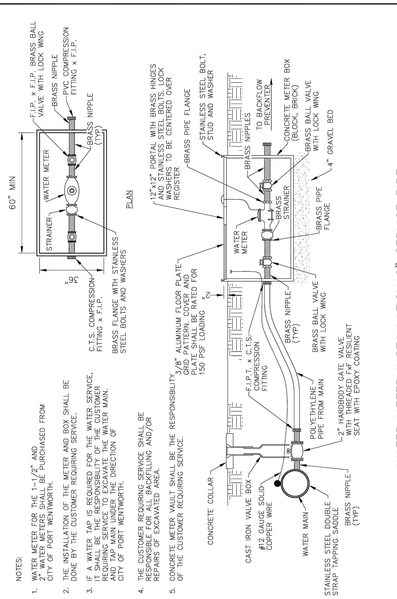
MULTIPLE WATER METER INSTALLATION

City of Port Wentworth
TECHNICAL DETAILS

W–16

PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007



WATER METER INSTALLATION 2" SERVICE PIPE
1–1/2" METER & 2" METER

WATER METER INSTALLATION 2" SERVICE PIPE

City of Port Wentworth
TECHNICAL DETAILS

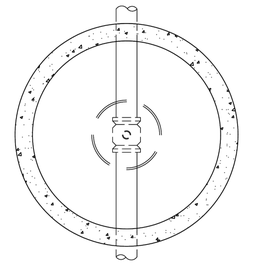
W–19

PREPARED BY SAUSSY ENGINEERING, LLC.

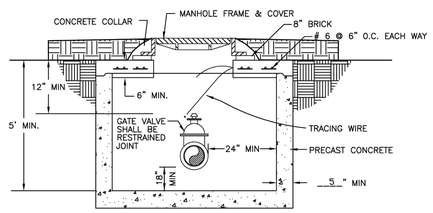
SCALE: N.T.S.
DATED: FEBRUARY 2007

NOTES:

1. MANHOLE FRAME AND COVER SHALL BE NEENAH FOUNDRY CO, CATALOG NO. R-1668, TYPE C, LABELED "WATER".
2. THE BOTTOM OF THE MANHOLE FRAME SHALL NOT BE MORE THAN 12" ABOVE THE TOP OF THE MANHOLE STRUCTURE.
3. PRECAST CONCENTRIC CONE RISERS MAY BE USED WHERE REQUIRED FOR DEPTH.
4. THE MANHOLE FRAME AND COVER MUST BE CENTERED OVER THE VALVE.



PLAN



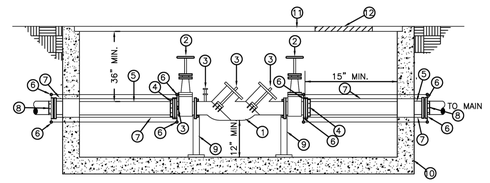
VALVE MANHOLE FOR 8" & GREATER GATE VALVE

City of Port Wentworth
TECHNICAL DETAILS

W–14

PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007



MATERIALS		
ITEM	QUAN.	DESCRIPTION
1	1	DOUBLE CHECK VALVE ASSEMBLY
2	2	NON-RISING RESILIENT SEAT GATE VALVES
3	4	TEST COCKS
4	2	COMPANION FLANGE
5		DUCTILE IRON PIPE, CUT TO FIT
6	8	CARBON STEEL EYE BOLTS
7		3/4 GALV. ALL THREAD ROD
8		MEGA LUG OR EQUIVALENT FOR DUCTILE PIPE
9	2	2" SCH. 40 GALV. PIPE STAND & BASE BOLTED TO FLANGE
10		PIT–CEMENT BLOCK, POURED CONCRETE, OR PREFABRICATED BOX PER CITY SPECS.
11		3/8 ALUM. FLOOR PLATE / HATCH COVER W/FLUSH HANDLE
12		2" X 2" MIN. HATCH

NOTE:

1. FOR FINAL APPROVAL, ASSEMBLY MUST BE CENTERED IN ENCLOSURE (IF APPLICABLE), UNDER NO CONDITION WILL ANY CONNECTION BE ALLOWED BETWEEN THE SERVICE METER AND A BACKFLOW PREVENTER USED FOR SYSTEM CONTAINMENT. BACKFLOW PREVENTER SHALL ALWAYS BE INSTALLED DOWNSTREAM OF METER.
2. IF A PRESSURE MONITOR IS TO BE INSTALLED, ADD A TEE, VALVE, FITTINGS, AND MOUNT ON SUPPLY SIDE PRIOR TO BACKFLOW PREVENTER DEVICE; UNDER NO CIRCUMSTANCE, SHALL TEST PORTS BE MODIFIED OR UTILIZED FOR THIS OR OTHER APPLICATION, OTHER THAN BACKFLOW DEVICE TESTING.

TYPICAL BELOW GRADE INSTALLATION
(3", 4", 6", 8", & 10" SIZES)

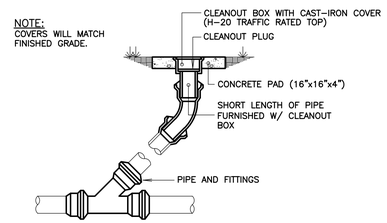
DOMESTIC DOUBLE CHECK VALVE ASSEMBLY (B)

City of Port Wentworth
TECHNICAL DETAILS

W–21

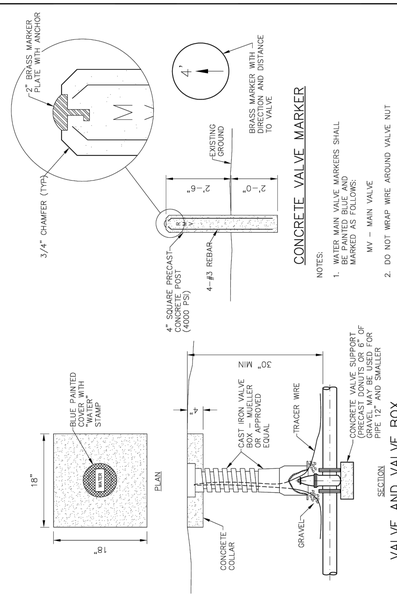
PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007



CLEANOUT DETAIL

NOT TO SCALE



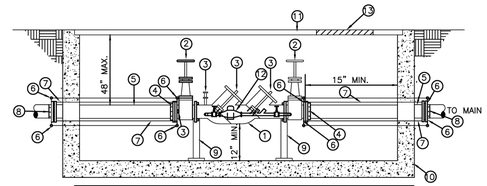
WATER VALVE 4" OR 6"

City of Port Wentworth
TECHNICAL DETAILS

W–36

PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007



MATERIALS		
ITEM	QUAN.	DESCRIPTION
1	1	DOUBLE DETECTOR CHECK VALVE ASSEMBLY
2	2	OS&Y RESILIENT SEAT GATE VALVES
3	4	TEST COCKS
4	2	COMPANION FLANGE (UNION SHALL BE USED FOR 2")
5		DUCTILE IRON PIPE, CUT TO FIT
6	8	CARBON STEEL EYE BOLTS
7		3/4 GALV. ALL THREAD ROD
8		MEGA LUG OR EQUIVALENT FOR DUCTILE PIPE
9	2	2" SCH. 40 GALV. PIPE STAND & BASE BOLTED TO FLANGE
10		PIT–CEMENT BLOCK, POURED CONCRETE, OR PREFABRICATED BOX PER CITY SPECS.
11		3/8 ALUMINUM FLOOR PLATE / HATCH COVER
12	1	3/4 CUBIC FT. BYPASS METER
13		2' X 2' MIN. HATCH

NOTES:

1. FOR FINAL APPROVAL, ASSEMBLY MUST BE CENTERED IN ENCLOSURE (IF APPLICABLE), UNDER NO CONDITION WILL ANY CONNECTION BE ALLOWED BETWEEN THE SERVICE METER AND A BACKFLOW PREVENTER USED FOR THE SYSTEM CONTAINMENT. BACKFLOW PREVENTER SHALL ALWAYS BE INSTALLED DOWNSTREAM OF METER.
2. IF A PRESSURE MONITOR IS TO BE INSTALLED, ADD A TEE, VALVE, FITTINGS, AND MOUNT ON SUPPLY SIDE PRIOR TO BACKFLOW PREVENTER; UNDER NO CIRCUMSTANCE SHALL TEST PORTS BE MODIFIED OR UTILIZED FOR THIS OR OTHER APPLICATION, OTHER THAN BACKFLOW DEVICE TESTING.
3. IF ADDITIONAL SIAMESE CONNECTION IS REQUIRED FOR FIRE SERVICE, SEE DETAIL SHEET STD. FIRE SERVICE SYSTEM FOR BUILDINGS.

TYPICAL BELOW GRADE INSTALLATION
(2", 3", 4", 6", 8", & 10" SIZES)

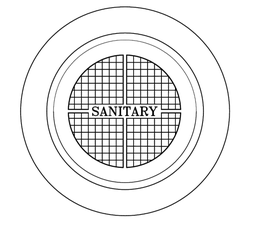
FIRE SYTEM DOUBLE DETECTOR CHECK VALVE

City of Port Wentworth
TECHNICAL DETAILS

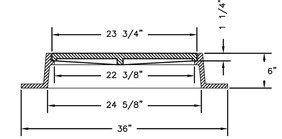
W–22

PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007



PLAN



SECTION

NOTE:

MANHOLE RING & COVER SHALL BE HEAVY DUTY RATED EQUAL TO U. S. FOUNDRY CO. USF 195-ORS. TOTAL WEIGHT 325# TYPE "C" LID TO HAVE MACHINED BEARING SURFACES. LID TO BE LETTERED 2 1/2" –3" LETTER HEIGHT "SANITARY" (NON VENTED). MANHOLE RING SHALL INCLUDE A WATERTIGHT GASKET. STACKING CLEATS ON THE BOTTOM OF THE COVER SHALL NOT BE ALLOWED.

MANHOLE RING & COVER

City of Port Wentworth
TECHNICAL DETAILS

S–2

PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007

GEORGIA REGISTERED 18028 PROFESSIONAL ENGINEER BRIAN B. LEONARD

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON

50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA

NOBLE VINES

WATER AND SEWER DETAILS

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	1" = 1'

C2.5

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Noble Vines Ph 2 APRIL 2023)

GRAPHIC SCALE

30 0 15 30 60 120

(IN FEET)
1 inch = 30 ft.

N/F
KEVIN & BRYAN GR
PIN: 7-0976-02-

YI #41
FR: 20.06
INV. OUT: 15.00 (E)

YI #40
FR: 19.80
INV. IN: 14.38 (W)
INV. OUT: 14.38 (E)

YI #39
FR: 19.77
INV. IN: 13.74 (W)
INV. OUT: 13.74 (E)

YI #38
FR: 19.77
INV. IN: 13.01 (W)
INV. OUT: 13.01 (SE)

205 LF 18" RCP @ 0.30%
214 LF 18" RCP @ 0.30%
244 LF 24" RCP @ 0.30%
85 LF 24" RCP @ 0.30%
25' SETBACK

GI #31
FR: 20.50
INV. IN: 14.00 (W)
INV. OUT: 14.00 (E)
71 LF 18" RCP @ 0.30%
75 LF 18" RCP @ 0.30%
GI #33
FR: 20.50
INV. OUT: 14.44 (E)
136 LF 24" RCP @ 0.30%
75 LF 30" RCP @ 0.30%
GI #30
FR: 20.50
INV. IN: 13.60 (W)
INV. OUT: 13.60 (E)
SMH #29
FR: 20.90
INV. IN: 13.37 (W)
INV. IN: 15.31 (S)
INV. OUT: 13.37 (E)
GI #28
FR: 20.50
INV. IN: 13.13 (W)
INV. OUT: 13.13 (E)
GI #37
FR: 20.50
INV. IN: 12.75 (NW)
INV. OUT: 12.75 (SE)
66 LF 36" RCP @ 0.38%
211 LF 36" RCP @ 0.30%
INV.: 12.50

ROAD ONE
ROAD TWO
ROAD THREE
ROAD FOUR
ROAD FIVE
ROAD SIX
ROAD SEVEN
ROAD EIGHT
MAIN ENTRANCE

SMH #32
FR: 20.88
INV. IN: 15.27 (S)
INV. IN: 14.23 (W)
INV. OUT: 14.23 (E)
75 LF 18" RCP @ 0.30%
GI #34
FR: 20.50
INV. OUT: 15.50 (N)
GI #11
FR: 20.50
INV. OUT: 15.50 (S)
112 LF 18" RCP @ 0.30%
150 LF 18" RCP @ 0.30%
GI #22
FR: 20.50
INV. OUT: 15.50 (E)
62 LF 18" RCP @ 0.30%
GI #21
FR: 20.50
INV. IN: 15.05 (W)
INV. OUT: 15.05 (E)
79 LF 36" RCP @ 0.30%
64 LF 18" RCP @ 0.30%
GI #35
FR: 20.50
INV. OUT: 15.50 (N)
79 LF 18" RCP @ 0.30%
GI #26
FR: 20.50
INV. OUT: 15.50 (E)
GI #27
FR: 20.50
INV. OUT: 15.50 (S)
67 LF 18" RCP @ 0.30%
SMH #25
FR: 20.90
INV. IN: 15.30 (N)
INV. IN: 15.26 (W)
INV. OUT: 15.26 (S)
75 LF 18" RCP @ 0.30%
GI #24
FR: 20.50
INV. IN: 15.04 (N)
INV. OUT: 15.04 (S)
66 LF 24" RCP @ 0.30%
SMH #16
FR: 20.98
INV. IN: 14.12 (W)
INV. IN: 14.84 (N)
INV. OUT: 12.69 (S)
44 LF 42" RCP @ 0.44%
INV.: 12.50
INV.: 12.50

SMH #20
FR: 20.81
INV. IN: 14.86 (W)
INV. OUT: 14.86 (S)
48 LF 18" RCP @ 0.30%
GI #19
FR: 20.50
INV. IN: 14.72 (N)
INV. OUT: 14.72 (S)
48 LF 18" RCP @ 0.30%
GI #17
FR: 20.50
INV. IN: 14.35 (W)
INV. OUT: 14.35 (E)
75 LF 24" RCP @ 0.30%
77 LF 30" RCP @ 0.30%
SMH #18
FR: 20.88
INV. IN: 14.58 (N)
INV. IN: 15.36 (S)
INV. OUT: 14.58 (E)
47 LF 18" RCP @ 0.30%
GI #23
FR: 20.50
INV. OUT: 15.50 (N)
111 LF 42" RCP @ 0.71%

GI #10
FR: 20.50
INV. IN: 15.16 (N)
INV. OUT: 15.16 (S)
57 LF 18" RCP @ 0.30%
SMH #9
FR: 20.86
INV. IN: 14.99 (N)
INV. IN: 15.33 (S)
INV. OUT: 14.99 (E)
58 LF 18" RCP @ 0.30%
GI #12
FR: 20.50
INV. OUT: 15.50 (N)
71 LF 18" RCP @ 0.30%
71 LF 18" RCP @ 0.30%
GI #8
FR: 20.50
INV. IN: 14.78 (W)
INV. OUT: 14.78 (E)
GI #13
FR: 20.50
INV. OUT: 15.50 (S)
53 LF 18" RCP @ 0.30%
SMH #7
FR: 20.86
INV. IN: 15.34 (N)
INV. IN: 14.56 (W)
INV. OUT: 14.56 (S)
53 LF 24" RCP @ 0.30%
GI #6
FR: 20.50
INV. IN: 14.41 (N)
INV. OUT: 14.41 (SE)
47 LF 24" RCP @ 0.30%
HI #15
HD: 20.80
INV. OUT: 15.50 (E)
12 LF 18" RCP @ 0.30%
HI #14
HD: 20.80
INV. IN: 15.46 (W)
INV. OUT: 15.46 (S)
103 LF 18" RCP @ 1.42%
SMH #3
FR: 22.32
INV. IN: 13.83 (W)
INV. IN: 14.00 (N)
INV. OUT: 13.83 (E)
SMH #5
FR: 20.88
INV. IN: 14.26 (NW)
INV. OUT: 14.26 (E)
63 LF 30" RCP @ 0.30%
GI #4
FR: 20.50
INV. IN: 14.08 (W)
INV. OUT: 14.08 (E)
81 LF 30" RCP @ 0.30%
69 LF 36" RCP @ 0.30%
GI #2
FR: 20.50
INV. IN: 13.63 (W)
INV. OUT: 13.63 (E)
114 LF 36" RCP @ 0.70%
YI #1
FR: 19.87
INV. IN: 13.29 (W)
INV. OUT: 13.29 (NE)

EXISTING POND
TOB: 21.5
NWL: 17.5
BOT: 11.5
25-YR: 19.60
100-YR: 20.14

30' SETBACK
50' SETBACK

1/2" REBAR FOUND
3"x3" CMF

GEORGIA REGISTERED LANDSCAPE ARCHITECT 001008 BRIAN B. LEWIS

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA

NOBLE VINES

DRAINAGE PLAN

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	1" = 30'

C3.1

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

GEORGIA REGISTERED 18032 PROFESSIONAL ENGINEER NATHAN B. CLINTON

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
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Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA

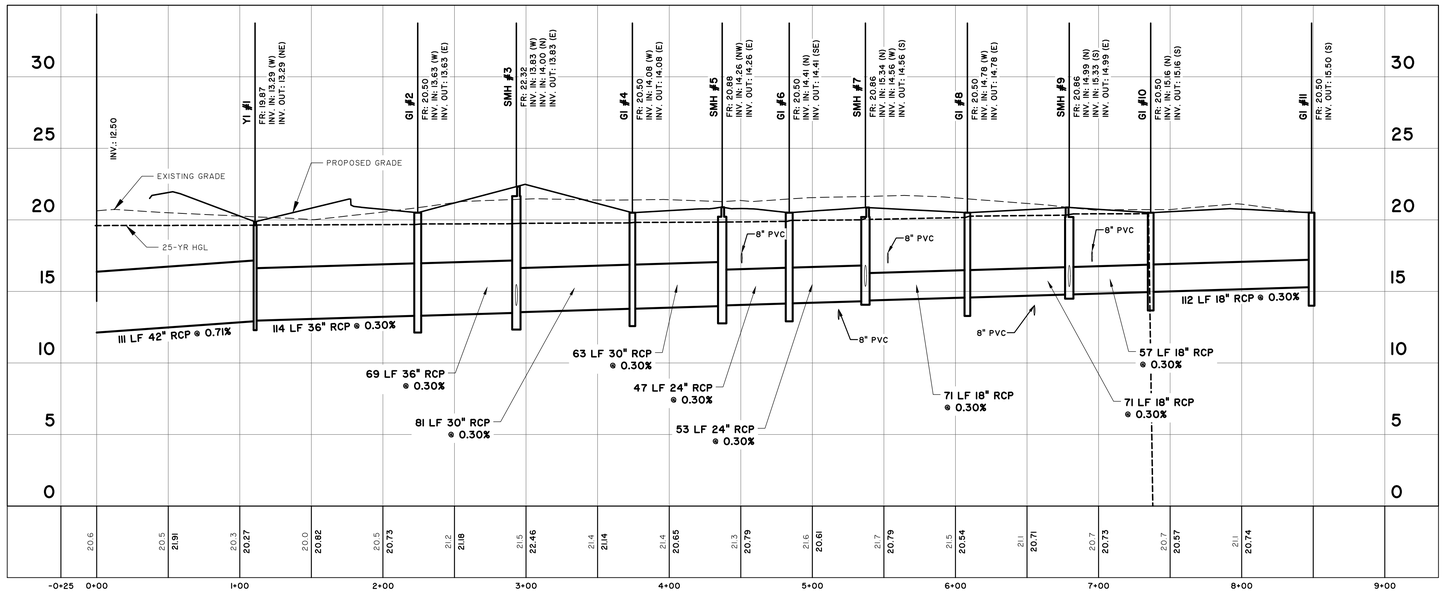
NOBLE VINES

PAVING AND GRADING PLAN

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	1" = 30'

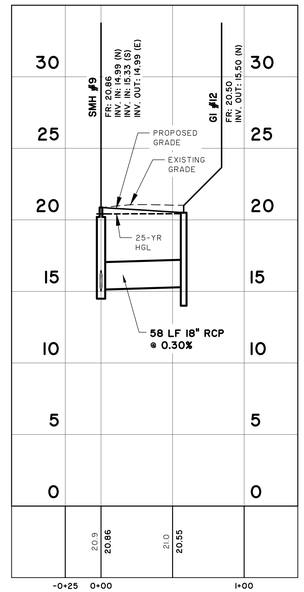
C4.1

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Noble Vines Ph 2 APRIL 2023)



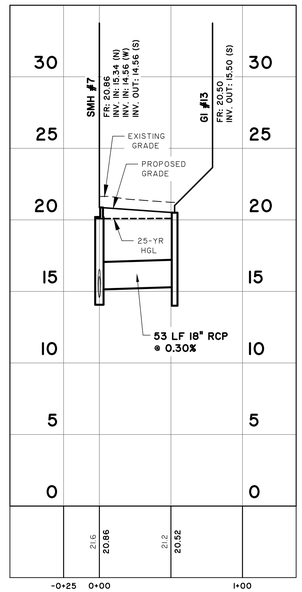
28896.0003 Drainage Design – Run 1

STATIONS: –0+25 – 9+00
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'



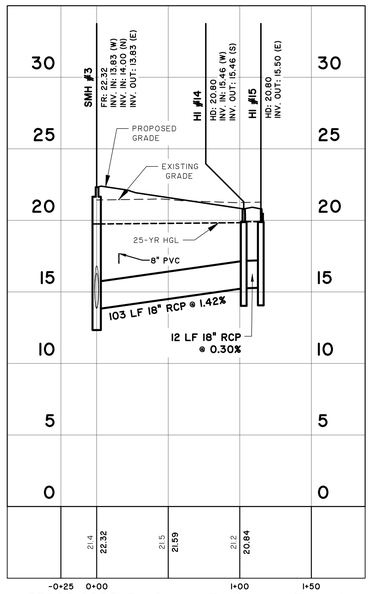
28896.0003 Drainage Design – Run 2

STATIONS: –0+25 – 1+00
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'



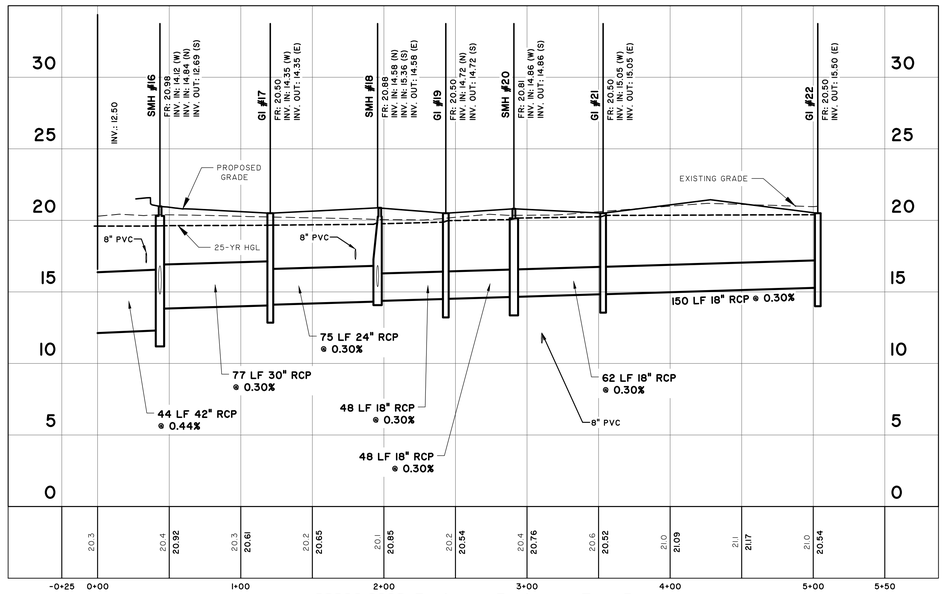
28896.0003 Drainage Design – Run 3

STATIONS: –0+25 – 1+00
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'



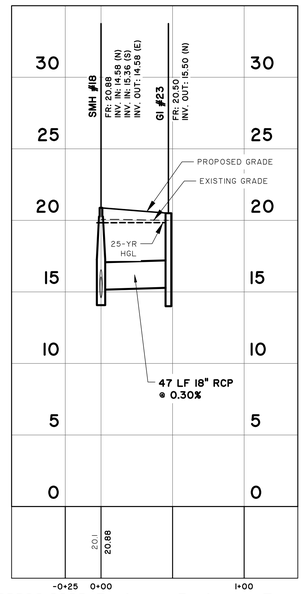
28896.0003 Drainage Design – Run 4

STATIONS: –0+25 – 1+50
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'



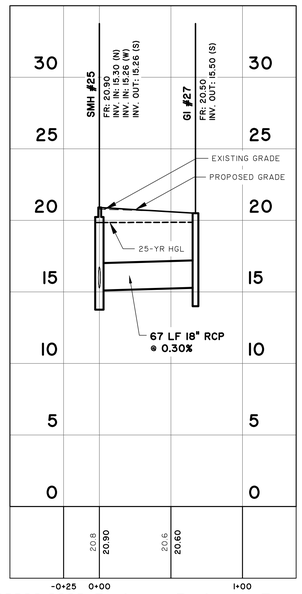
28896.0003 Drainage Design – Run 5

STATIONS: –0+25 – 5+50
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'



28896.0003 Drainage Design – Run 6

STATIONS: –0+25 – 1+00
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'



28896.0003 Drainage Design – Run 8

STATIONS: –0+25 – 1+00
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'

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NO.	REVISIONS	BY	DATE

CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA

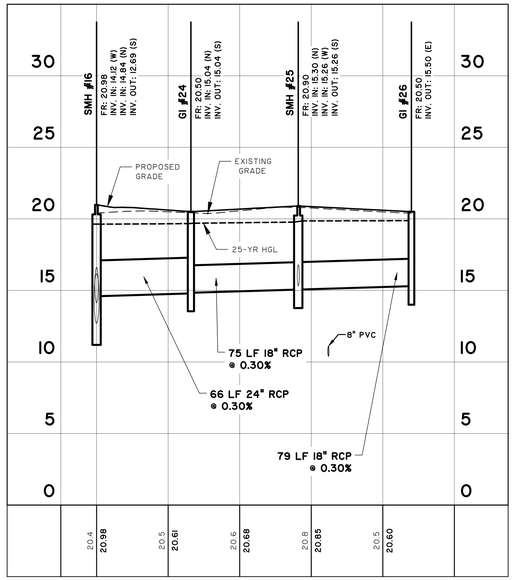
NOBLE VINES

DRAINAGE PROFILES

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	1" = 50'

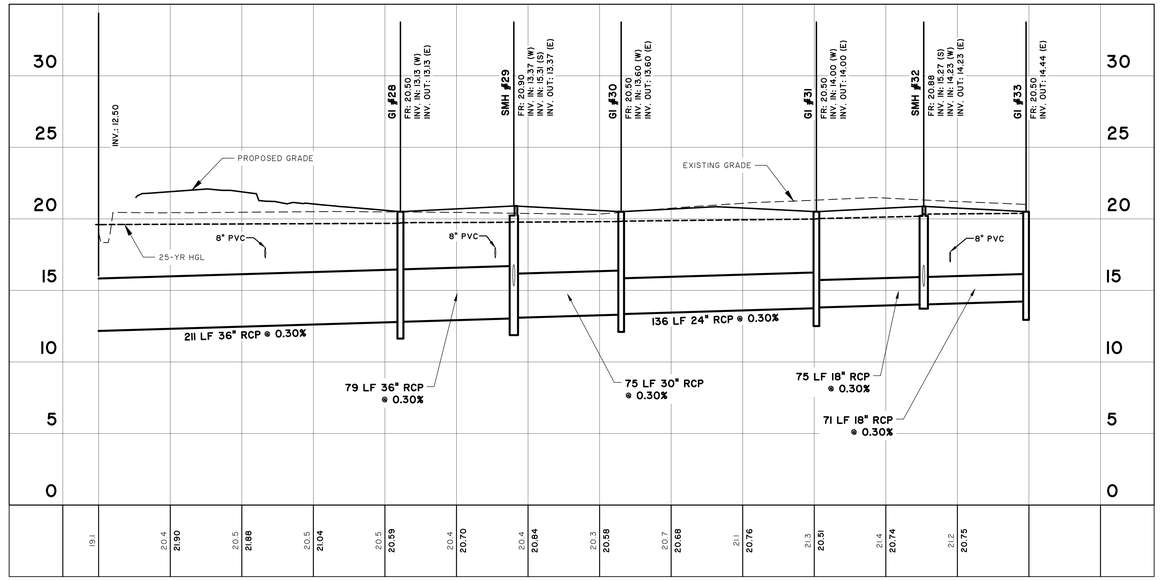
C5.1

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Noble Vines Ph 2 APRIL 2023)
Packet Pg. 50



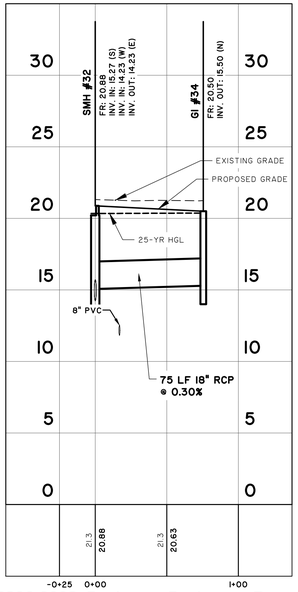
28896.0003 Drainage Design – Run 7

STATIONS: -0+25 – 2+50
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'



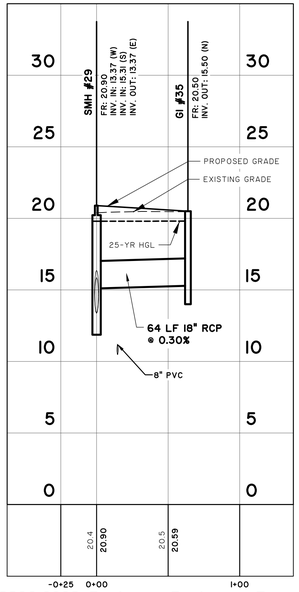
28896.0003 Drainage Design – Run 9

STATIONS: -0+25 – 7+00
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'



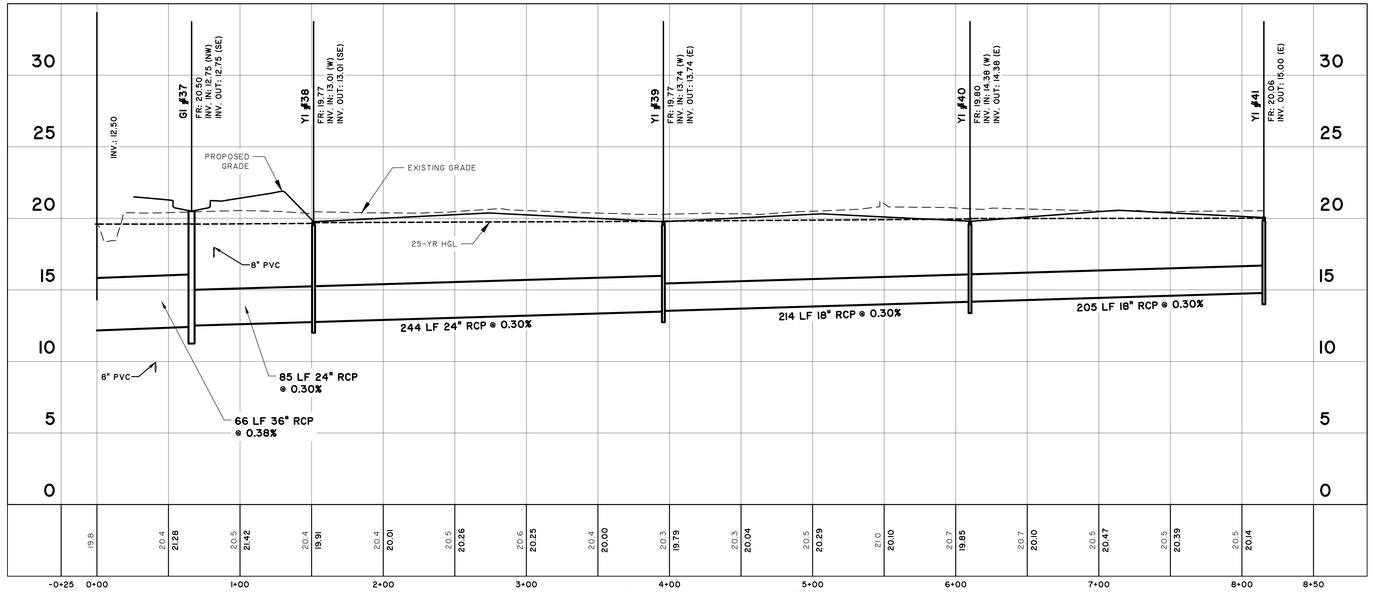
28896.0003 Drainage Design – Run 10

STATIONS: -0+25 – 1+00
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'



28896.0003 Drainage Design – Run 11

STATIONS: -0+25 – 1+00
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'



28896.0003 Drainage Design – Run 12

STATIONS: -0+25 – 8+50
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'

GEORGIA
REGISTERED
10/02/22
No. 032774
PROFESSIONAL ENGINEER
JOHN T. DEVEREAUX

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
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Savannah, GA 31405 • 912.234.5300
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CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA

NOBLE VINES

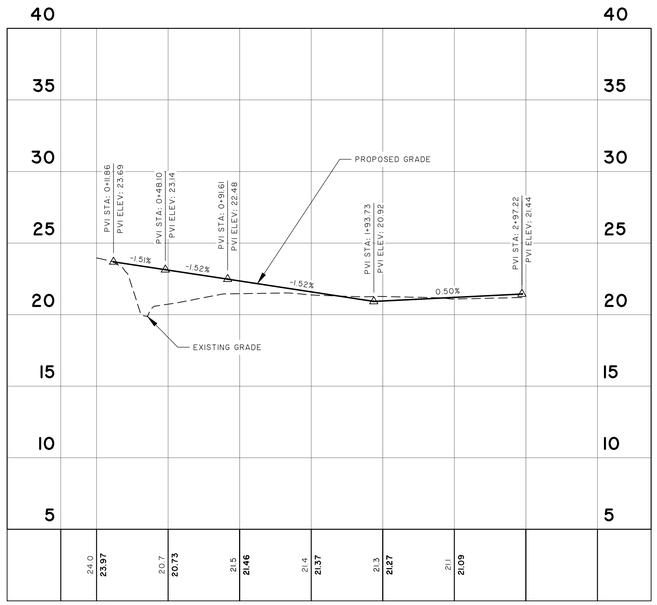
DRAINAGE PROFILES

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	1" = 50'

C5.2

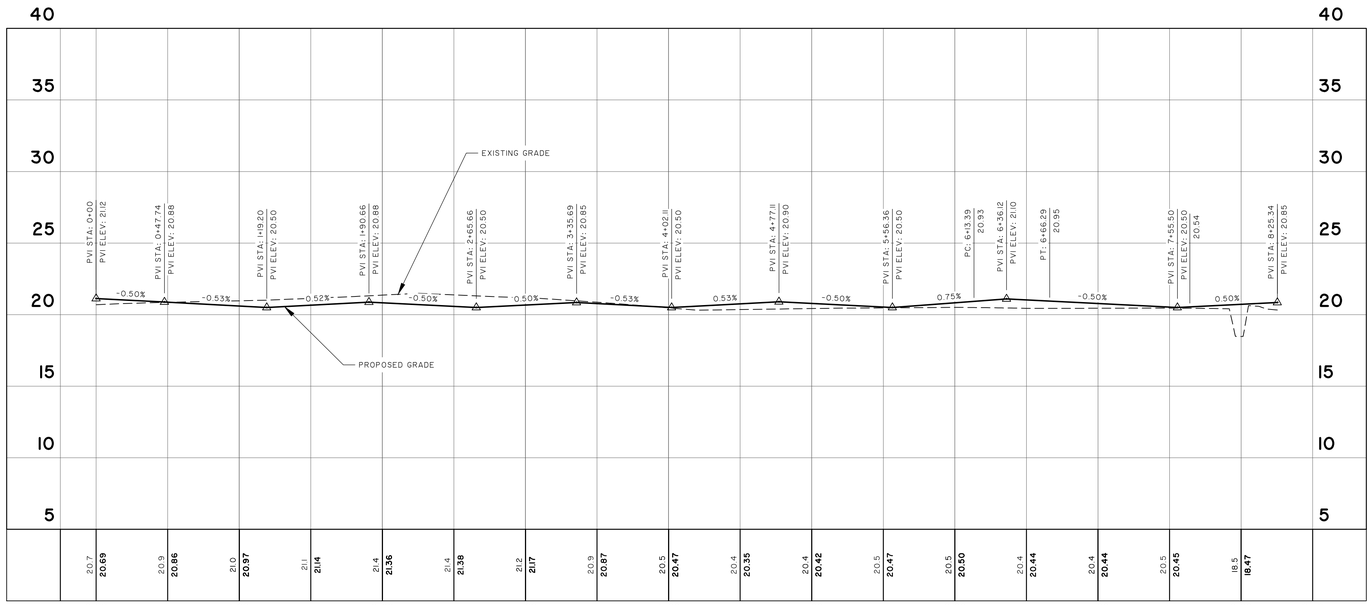
Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

Z:\28896\28896.0003\ENGINEERING\DRAINAGE\CONSTRUCTION PLANS\28896.0003_DP-PLN.DWG - Dec 14, 2022 - 8:31 AM



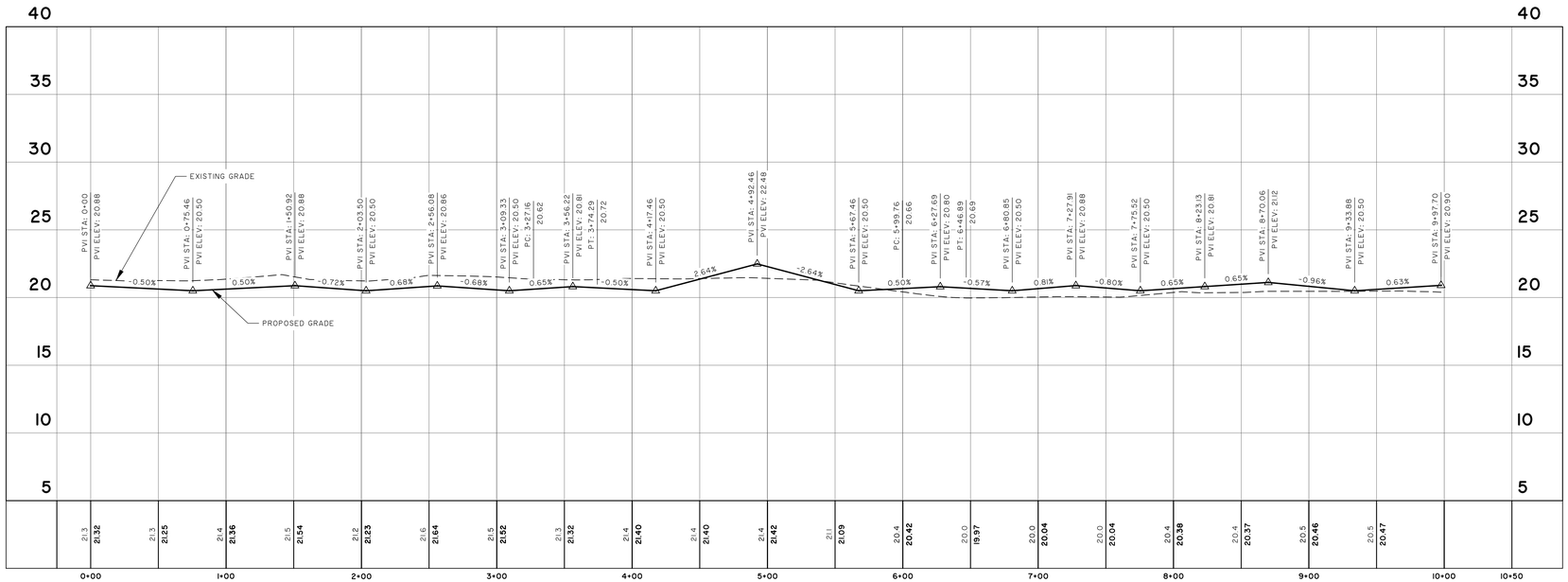
MAIN ENTRANCE

STATIONS: −0+25 – 3+50
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'



ROAD ONE

STATIONS: −0+25 – 8+50
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'



ROAD TWO

STATIONS: −0+25 – 10+50
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'

GEORGIA REGISTERED 07/2022 NO. 33174 PROFESSIONAL ENGINEER CRAIG B. TAYLOR

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
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CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA

NOBLE VINES

ROAD PROFILES

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	1" = 50'

C5.3

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

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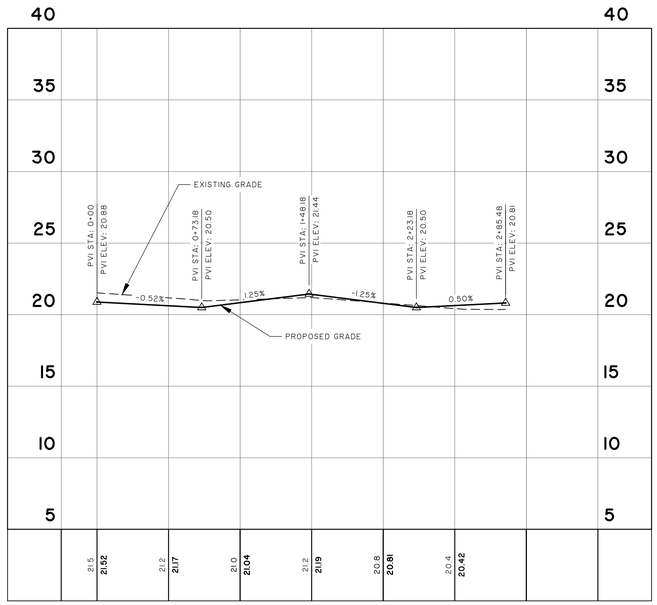
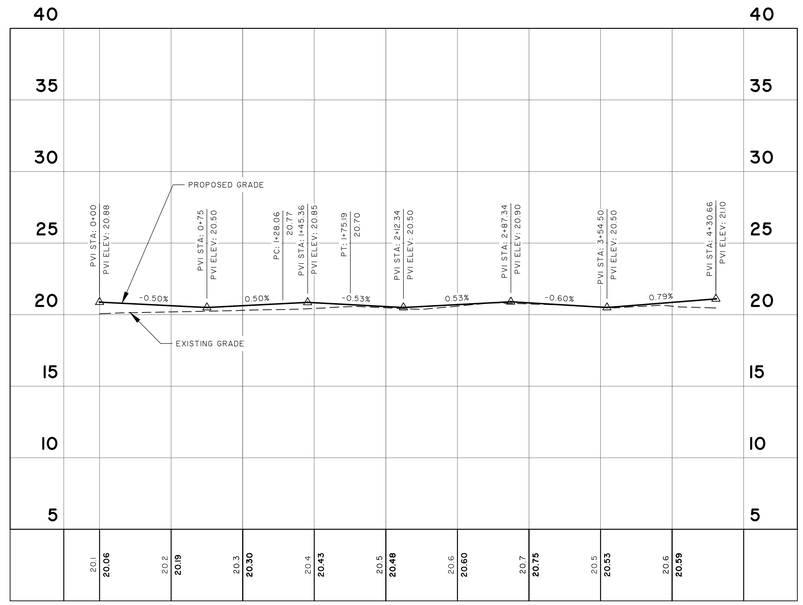
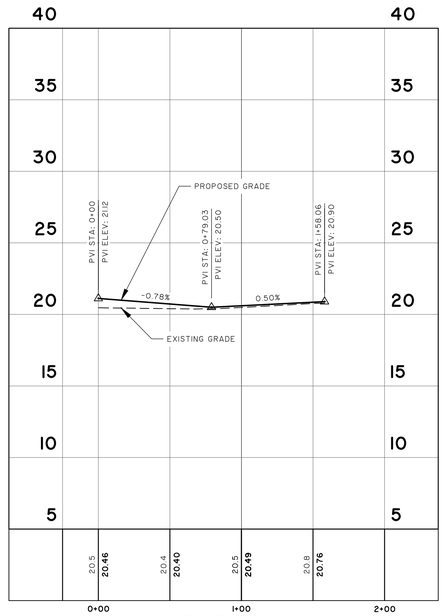


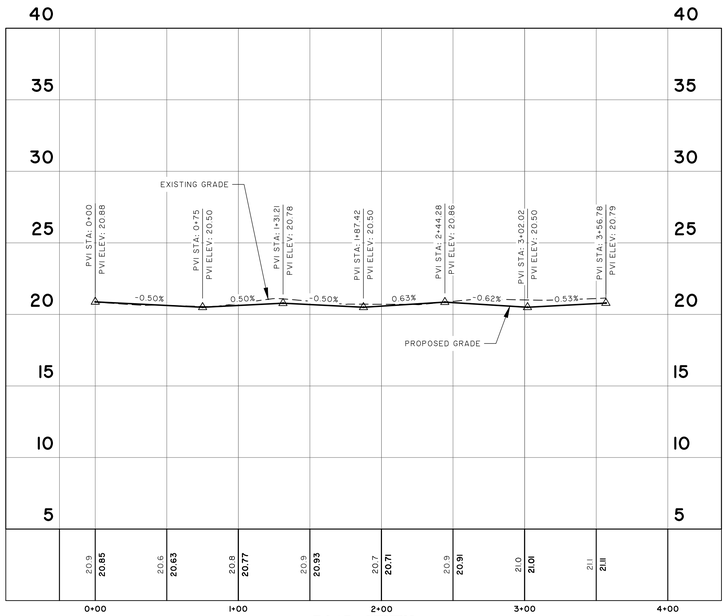
ROAD THREE
STATIONS: −0+25 – 3+50
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'



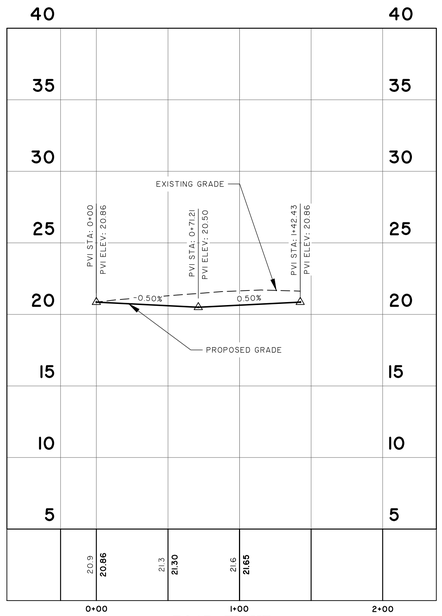
ROAD FIVE
STATIONS: −0+25 – 4+50
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'



ROAD SIX
STATIONS: −0+25 – 2+00
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'



ROAD SEVEN
STATIONS: −0+25 – 4+00
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'



ROAD EIGHT
STATIONS: −0+25 – 2+00
SCALE: HORZ.: 1" = 50'
VERT.: 1" = 5'

GEORGIA REGISTERED JOHN T. DEVEAU 31724 PROFESSIONAL ENGINEER

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA

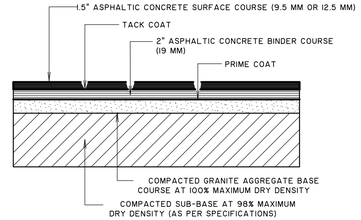
NOBLE VINES

ROAD PROFILES

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	1" = 50'

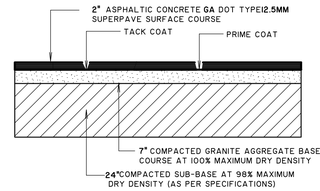
C5.4

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)



HEAVY DUTY PAVEMENT SECTION

NOT TO SCALE



REGULAR DUTY PAVEMENT SECTION

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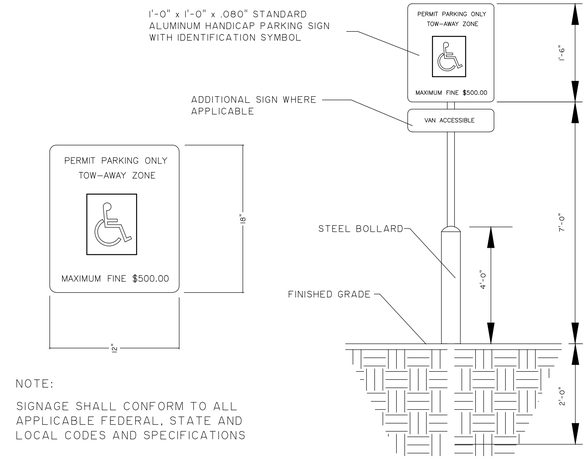
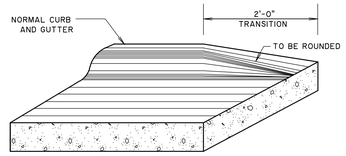


NOTE:

SIGNAGE SHALL CONFORM TO ALL APPLICABLE FEDERAL, STATE AND LOCAL CODES AND SPECIFICATIONS

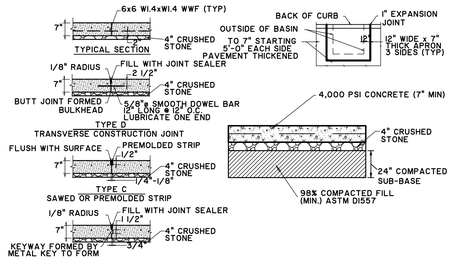
ACCESSIBLE PARKING SIGN DETAIL

NOT TO SCALE



FEATHERING OF CURB AND GUTTER DETAIL

NOT TO SCALE



1. ALL CATCH BASINS SHALL BE SEPARATED FROM THE PAVEMENT AND CURB BY BOXING OUT AROUND BASIN AS SHOWN ABOVE. EXPANSION JOINT MATERIAL SHALL PASS COMPLETELY THROUGH CURB AND SLAB. MANHOLE CASTINGS WITHIN THE PAVEMENT SHALL BE BOXED IN LIKE MANNER EXCEPT WHEN TELESCOPING TYPE CASTINGS ARE USED.

2. WHEN A JOINT FALLS WITHIN 5' OF OR CONTACTS BASINS, MANHOLES, OR OTHER STRUCTURES, SHORTEN ONE OR MORE PANELS EITHER SIDE OF OPENING TO PERMIT JOINT TO FALL ON ROUND STRUCTURES AND AT OR BETWEEN CORNERS OF RECTANGULAR STRUCTURES.

3. ALL TRANSVERSE JOINTS MUST EXTEND THROUGH CURBS AND MUST BE CONTINUOUS ACROSS PAVEMENT, EXCEPT TIED TRANSVERSE CONSTRUCTION JOINTS. EXPANSION JOINTS WILL NOT BE REQUIRED EXCEPT AT STRUCTURES OR AS SHOWN ON THE PLANS.

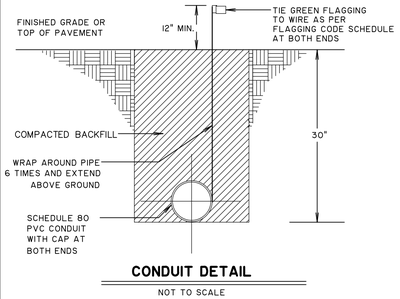
4. ALL SOFT AND YIELDING MATERIAL AND OTHER PORTIONS OF THE SUBGRADE WHICH WILL NOT COMPACT READILY WHEN ROLLED OR TAMPED SHALL BE REMOVED AS DIRECTED AND REPLACED WITH SUITABLE MATERIAL PLACED AND COMPACTED. THE SUBGRADE SHALL BE THOROUGHLY COMPACTED WITH SUITABLE EQUIPMENT SO AS TO HAVE UNIFORM DENSITY AT MOISTURE CONTENTS OF NOT LESS THAN STANDARD OPTIMUM (AASHTO T98). ALL SEWER TRENCHES AND STRUCTURE EXCAVATIONS SHALL BE BACKFILLED TO NATURAL OR FINISHED GRADE AS SOON AS CONDITIONS PERMIT. ALL BACKFILL SHALL BE COMPACTED WITH MECHANICAL TAMPERS IN LAYERS OF NOT OVER 8" LOOSE MATERIAL. IN ORDER TO PREVENT DIFFERENTIAL HEAVE, THE BACKFILL MATERIAL SHALL BE THE SAME MATERIAL AS THE SUBGRADE ADJACENT TO THE TRENCH.

5. THE MINIMUM CEMENT CONTENT SHALL NOT BE LESS THAN 6.0 SACKS (94 lb. PER SACK) PER CU. YD. OF CONCRETE. THE MAXIMUM SIZE AGGREGATE SHALL NOT EXCEED 1/4 OF THE SLAB THICKNESS. THE MAXIMUM SLUMP SHALL NOT EXCEED 3". ALL CONCRETE SHALL BE AIR ENTRAINED IN ACCORDANCE WITH THE FOLLOWING TABLE:

MAX. SIZE OF COARSE AGGREGATE, INCHES	AIR CONTENT, PER CENT BY VOLUME
1-1/2", 1	5 ± 1
3/8", 1/2	7-1/2 ± 1

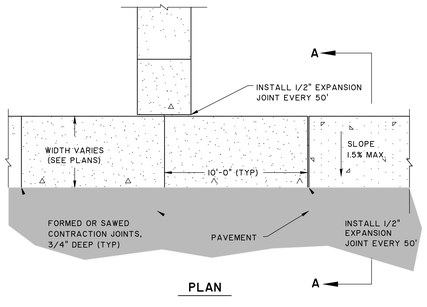
CONCRETE PAVEMENT DETAILS

NOT TO SCALE

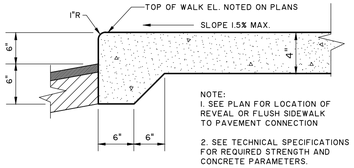


CONDUIT DETAIL

NOT TO SCALE



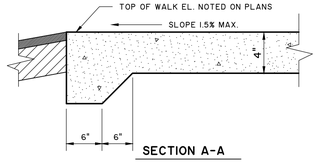
PLAN



SECTION A-A

SIDEWALK AND WALKWAY DETAILS WITH REVEAL

NOT TO SCALE

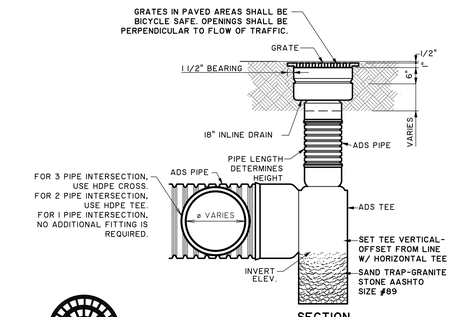


SECTION A-A

SIDEWALK AND WALKWAY DETAILS WITH NO REVEAL

NOT TO SCALE

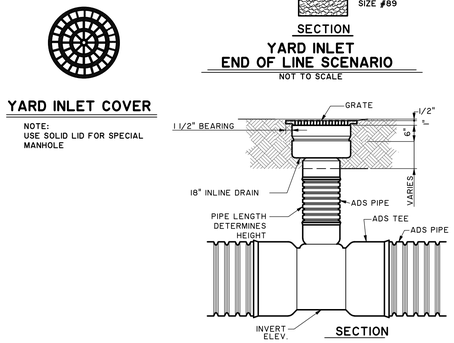
NOTE: SEE PLANS FOR SIDEWALK TO PAVEMENT TRANSITIONS : REVEAL / NO REVEAL



SECTION

YARD INLET END OF LINE SCENARIO

NOT TO SCALE



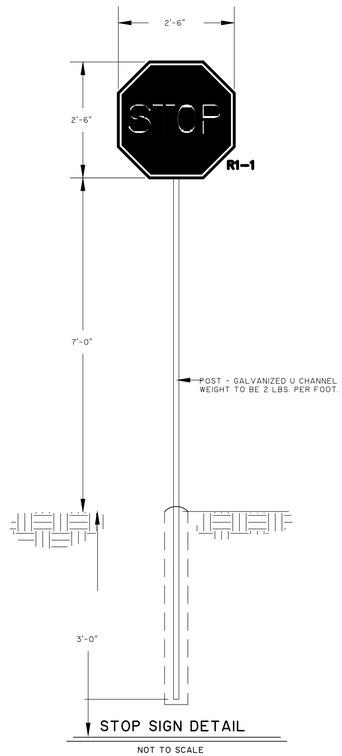
SECTION

YARD INLET

NOT TO SCALE

YARD INLET COVER

NOTE:
USE SOLID LID FOR SPECIAL MANHOLE



STOP SIGN DETAIL

NOT TO SCALE

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA

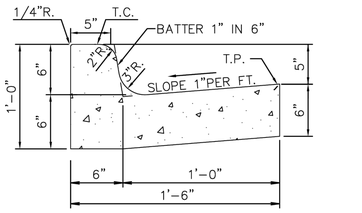
NOBLE VINES

PAVING,GRADING AND DRAINAGE DETAILS

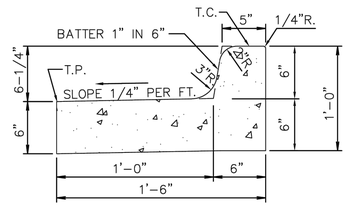
JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	1" = 1'

C5.5

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)



NORMAL GUTTER



PITCHED GUTTER

NOTE: COMPACT SUBGRADE TO 98% (ASTM D698-00ael)

18" CURB & GUTTER

City of Port Wentworth
TECHNICAL DETAILS

P-3

PREPARED BY SAUSSY ENGINEERING, LLC.

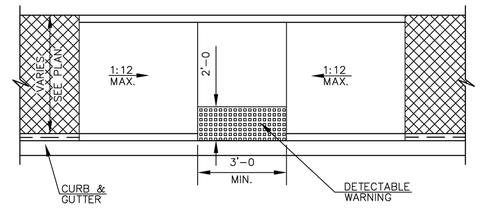
SCALE: N.T.S.
DATED: FEBRUARY 2007

DETECTABLE WARNINGS ON WALKING SURFACE OF HANDICAP RAMP

DETECTABLE WARNINGS SHALL CONSIST OF RAISED TRUNCATED DOMES WITH A DIAMETER OF NOMINAL 0.9 IN (23mm). A HEIGHT OF NOMINAL 0.2 IN (5mm) AND A CENTER-TO-CENTER SPACING OF NOMINAL 2.35 IN (60mm) AND SHALL CONTRAST VISUALLY WITH ADJOINING SURFACES, EITHER LIGHT-ON-DARK, OR DARK-ON-LIGHT.

THE MATERIAL USED TO PROVIDE CONTRAST SHALL BE INTEGRAL PART OF THE WALKING SURFACE. DETECTABLE WARNINGS USED ON SURFACES SHALL DIFFER FROM ADJOINING WALKING SURFACES IN RESILIENCY OR SOUND-ON-CANE CONTACT.

SURFACES SHALL MEET THE ADA ACCESSIBILITY GUIDELINES SECTION 4.29.2.



PAVEMENT

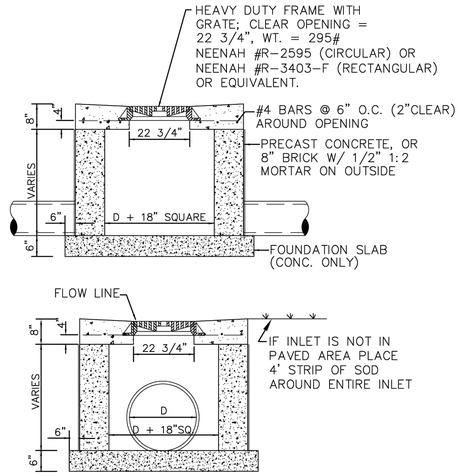
HANDICAP RAMP TYPE "B"

City of Port Wentworth
TECHNICAL DETAILS

P-5

PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007



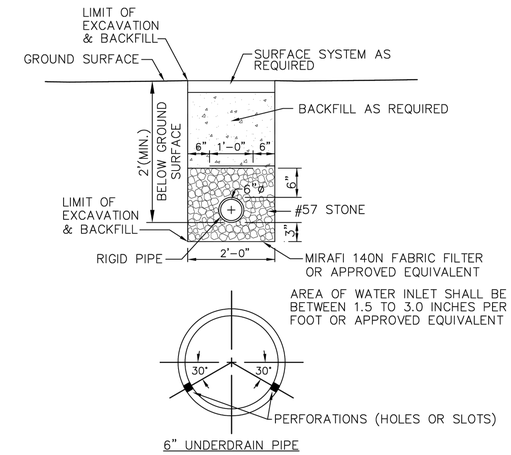
GRATE INLET

City of Port Wentworth
TECHNICAL DETAILS

SD-8

PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007



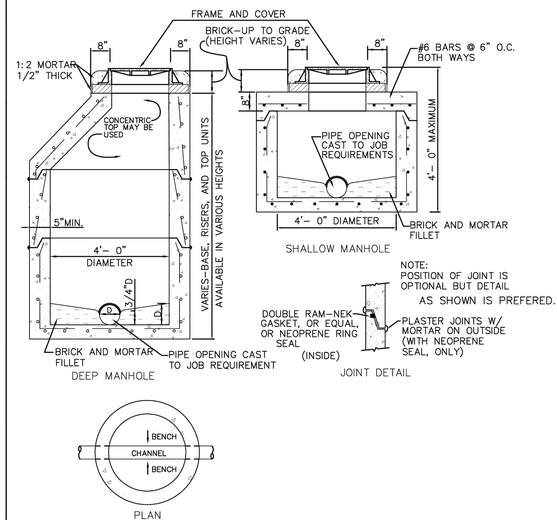
6" UNDERDRAIN PIPE

City of Port Wentworth
TECHNICAL DETAILS

SD-10

PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007



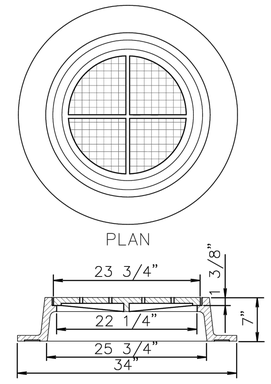
PRECAST STORM MANHOLE

City of Port Wentworth
TECHNICAL DETAILS

SD-12

PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007



NOTE:

MANHOLE RIM & COVER SIMILAR TO NEENAH FOUNDRY CO. R-1412-A4. TOTAL WEIGHT 310#. TYPE "C" LID TO HAVE MACHINED BEARING SURFACES. LID TO BE LETTERED "STORM",

STORM MANHOLE RING & COVER

City of Port Wentworth
TECHNICAL DETAILS

SD-14

PREPARED BY SAUSSY ENGINEERING, LLC.

SCALE: N.T.S.
DATED: FEBRUARY 2007

GEORGIA
REGISTERED
JONATHAN B. LEWIS
PROFESSIONAL ENGINEER
No. 23574
12/13/2022

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA

NOBLE VINES

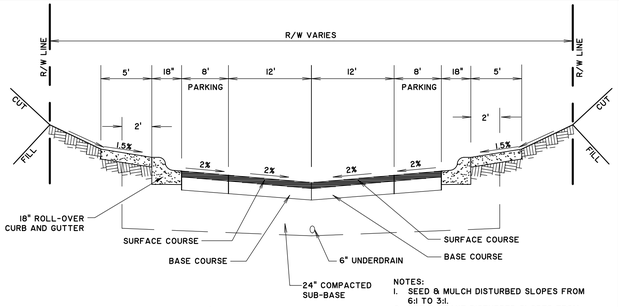
PAVING,GRADING AND DRAINAGE DETAILS

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	

C5.6

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

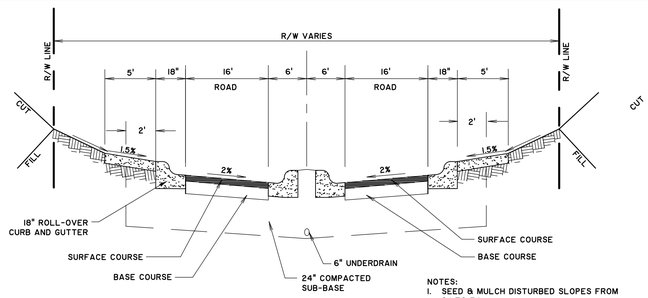
J:\28896\28896.0003\DRAWING\DRAWING\CONSTRUCTION PLANS\28896.0003 - PSD-07.DWG Dec 15, 2022 - 9:56 AM



NOTES:
1. SEED & MULCH DISTURBED SLOPES FROM 6:1 TO 3:1.
2. SOD & STAKE DISTURBED SLOPES FROM 3:1 TO 2:1.
3. REFER TO PLANS FOR LOCATION OF SIDEWALK, AS MAY BE APPLICABLE.
4. REFER TO PAVEMENT SECTION DETAILS.

24' INVERTED CROWN W/ PARKING ON 2 SIDES

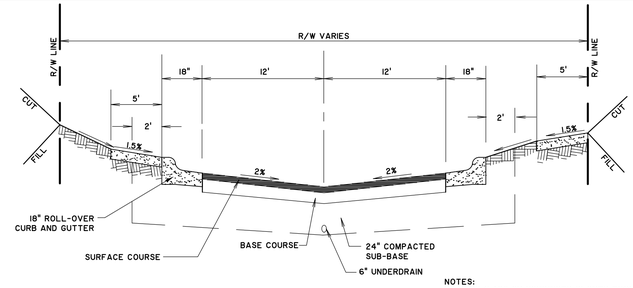
NOT TO SCALE



NOTES:
1. SEED & MULCH DISTURBED SLOPES FROM 6:1 TO 3:1.
2. SOD & STAKE DISTURBED SLOPES FROM 3:1 TO 2:1.
3. REFER TO PLANS FOR LOCATION OF SIDEWALK, AS MAY BE APPLICABLE.
4. REFER TO PAVEMENT SECTION DETAILS.

16' DIVIDED ENTRANCE

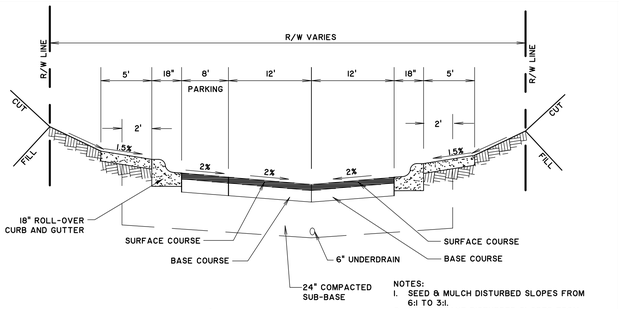
NOT TO SCALE



NOTES:
1. SEED & MULCH DISTURBED SLOPES FROM 6:1 TO 3:1.
2. SOD & STAKE DISTURBED SLOPES FROM 3:1 TO 2:1.
3. REFER TO PLANS FOR LOCATION OF SIDEWALK, AS MAY BE APPLICABLE.
4. REFER TO PAVEMENT SECTION DETAILS.

24' INVERTED CROWN

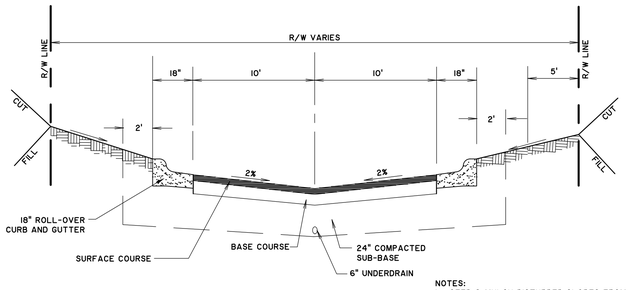
NOT TO SCALE



NOTES:
1. SEED & MULCH DISTURBED SLOPES FROM 6:1 TO 3:1.
2. SOD & STAKE DISTURBED SLOPES FROM 3:1 TO 2:1.
3. REFER TO PLANS FOR LOCATION OF SIDEWALK, AS MAY BE APPLICABLE.
4. REFER TO PAVEMENT SECTION DETAILS.

24' INVERTED CROWN W/ PARKING ON 1 SIDE

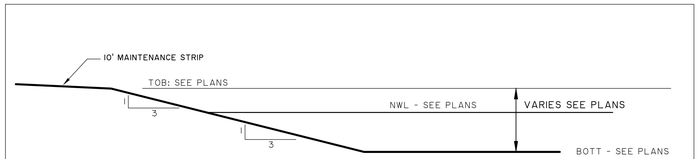
NOT TO SCALE



NOTES:
1. SEED & MULCH DISTURBED SLOPES FROM 6:1 TO 3:1.
2. SOD & STAKE DISTURBED SLOPES FROM 3:1 TO 2:1.
3. REFER TO PLANS FOR LOCATION OF SIDEWALK, AS MAY BE APPLICABLE.
4. REFER TO PAVEMENT SECTION DETAILS.

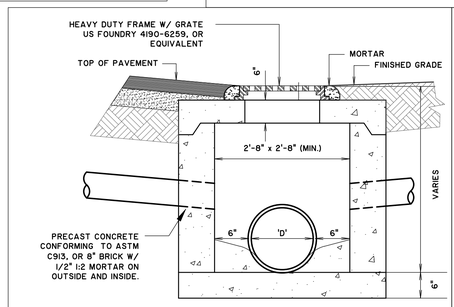
STANDARD CURB 20' INVERTED CROWN

NOT TO SCALE

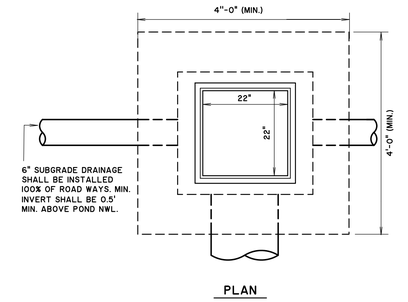


POND BANK DETAIL

NOT TO SCALE



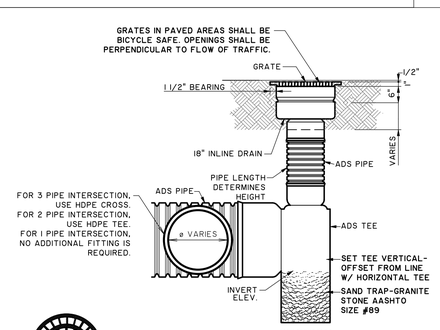
SECTION



PLAN

STANDARD INLET - GRATE TYPE

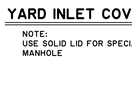
NOT TO SCALE



SECTION

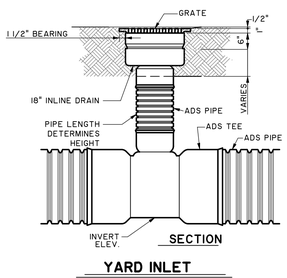
YARD INLET END OF LINE SCENARIO

NOT TO SCALE



YARD INLET COVER

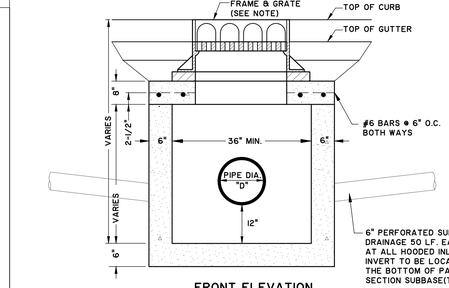
NOTE:
USE SOLID LID FOR SPECIAL MANHOLE



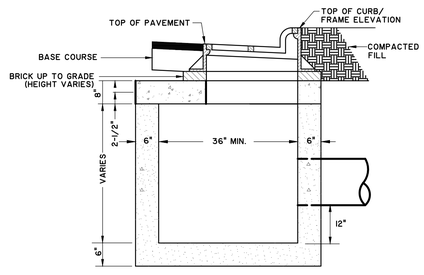
SECTION

YARD INLET

NOT TO SCALE



FRONT ELEVATION



SIDE ELEVATION

NOTE:
1. FOR 18" CURB AND GUTTER, USE EAST JORDAN IRON WORKS 7205 FRAME AND GRATE OR EQUIVALENT.
2. STEPS TO BE INSTALLED IF DEPTH IS GREATER THAN 4 FEET.

HOODED INLET

NOT TO SCALE

GEORGIA REGISTERED JUDSON T. NUNNALLY 32274 PROFESSIONAL ENGINEER

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON

50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA

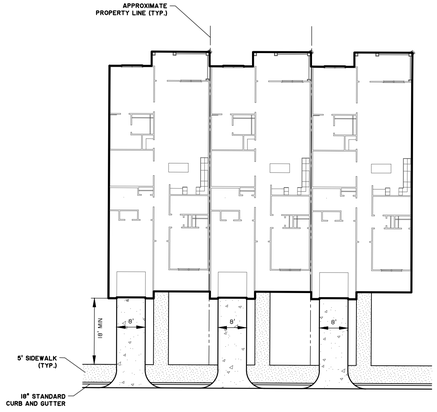
NOBLE VINES

PAVING,GRADING AND DRAINAGE DETAILS

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	1" = 1'

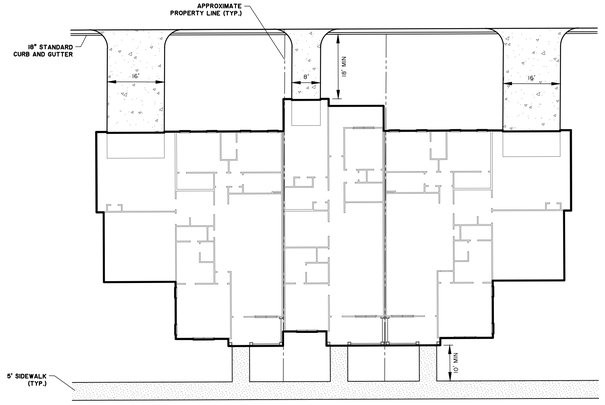
C5.7

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)



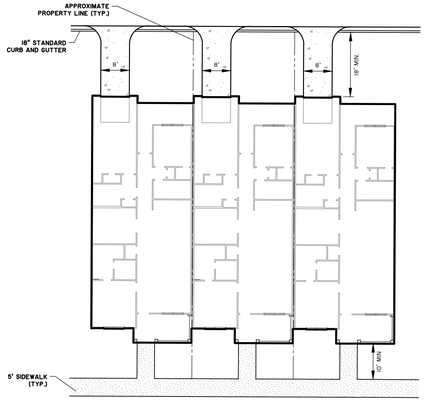
TYPICAL DRIVEWAY DETAIL - 3PLEX FRONT LOADED

NOT TO SCALE



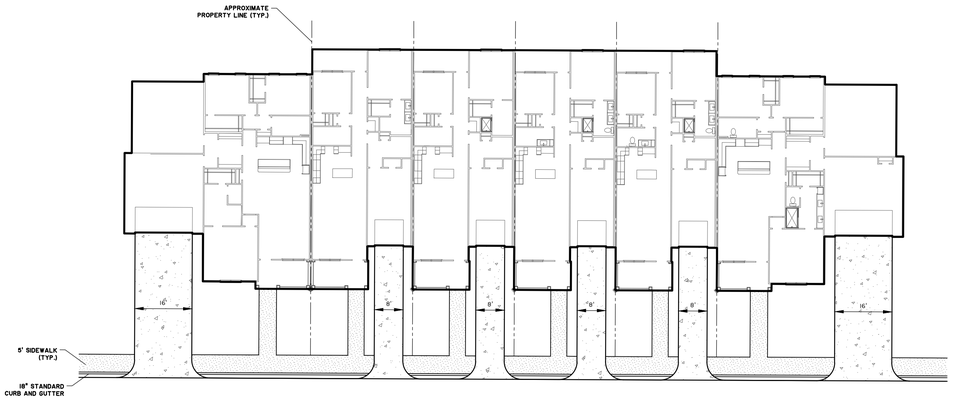
TYPICAL DRIVEWAY DETAIL - 3PLEX REAR LOADED

NOT TO SCALE



TYPICAL DRIVEWAY DETAIL - 3PLEX REAR LOADED

NOT TO SCALE



TYPICAL DRIVEWAY DETAIL - 6PLEX FRONT LOADED

NOT TO SCALE

GEORGIA
REGISTERED
ENGINEER
20201
NEAL B. TRAN
PROFESSIONAL

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
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CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA

NOBLE VINES

PAVING,GRADING AND DRAINAGE DETAILS

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	1" = 1'

C5.8

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

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

SWCD: COASTAL
PROJECT NAME: NOBLE VINES - PHASE 2
CITY/COUNTY: CITY OF PORT WENTWORTH / CHATHAM COUNTY

ADDRESS: BERRIEN RD, PORT WENTWORTH, GA 31407
DATE ON PLANS: 08/12/22
REVISED DATE:
NAME/EMAIL OF PERSON FILLING OUT CHECKLIST: NATHAN LONG / LONG.N@TANDH.COM

ATTACHED | YES — 1. THE APPLICABLE EROSION, SEDIMENTATION AND POLLUTION CONTROL PLAN CHECKLIST ESTABLISHED BY THE COMMISSION AS OF JANUARY 1 OF THE YEAR IN WHICH THE LAND-DISTURBING ACTIVITY WAS PERMITTED. (THE COMPLETED CHECKLIST MUST BE SUBMITTED WITH THE ES&PC PLAN OR THE PLAN WILL NOT BE REVIEWED.) (PERMIT IV.D.1 PG 26)

PLEASE FIND THE CURRENT STAND ALONE EROSION, SEDIMENTATION AND POLLUTION CONTROL CHECKLIST ATTACHED WITH THIS PLAN.

ALL | YES — 2. LEVEL II CERTIFICATION NUMBER ISSUED BY THE COMMISSION, SIGNATURE AND SEAL OF THE CERTIFIED DESIGN PROFESSIONAL. (SIGNATURE, SEAL AND LEVEL II NUMBER MUST BE ON EACH SHEET PERTAINING TO ES&PC PLAN OR THE PLAN WILL NOT BE REVIEWED)

PLEASE FIND ON EACH SHEET OF THIS PLAN THE GSWCC LEVEL II CERTIFICATION NUMBER, SIGNATURE AND SEAL FOR MR. NATHAN B. LONG, P.E.

ECIJ | YES — EC2J-4.2 — 3. LIMIT OF DISTURBANCE SHALL BE NO GREATER THAN 50 ACRES AT ANY ONE TIME WITHOUT PRIOR WRITTEN AUTHORIZATION FROM THE EPD DISTRICT OFFICE. IF EPD APPROVES THE REQUEST TO DISTURB 50 ACRES OR MORE AT ANY ONE TIME, THE PLAN MUST INCLUDE AT LEAST 4 OF THE BMPs LISTED IN APPENDIX I OF THIS CHECK LIST. (A COPY OF THE THE WRITTEN APPROVAL BY EPD MUST BE ATTACHED TO THE PLAN FOR THE PLAN TO BE REVIEWED. (PERMIT IV.D3 PG 27)

AREA OF DISTURBANCE DOES NOT EXCEED 50 ACRES.

ECIJ | YES — 4. THE NAME AND PHONE NUMBER OF 24-HOUR LOCAL CONTACT RESPONSIBLE FOR EROSION, SEDIMENTATION AND POLLUTION CONTROLS. (PERMIT II.B.1.c PG 12)

NATHAN B. LONG
(912) 721 - 4181

ECIJ | YES — 5. PROVIDE NAME, ADDRESS, EMAIL ADDRESS AND PHONE NUMBER OF PRIMARY PERMITTEE. (PERMIT II.B.1 b PG 12)

CLARET COMMUNITIES, LLC
5553 PEACHTREE ROAD, SUITE 170
CHAMBLEE, GA 30341
MR. LEE TERRY
(404) 795-8301; LTERRY@CLARETCOMMUNITIES.COM

ECIJ | YES — 6. NOTE TOTAL AND DISTURBED ACREAGE OF THE PROJECT OR PHASE UNDER CONSTRUCTION. (PERMIT IV.D.2 c PG 27)

TOTAL PARCEL ACREAGE IS APPROXIMATELY 33.0 ACRES.
TOTAL DISTURBED ACREAGE FOR THE PROJECT IS 9.8 ACRES.

ECIJ | YES — 7. PROVIDE THE GPS LOCATION OF THE CONSTRUCTION EXIT FOR THE SITE. GIVE THE LATITUDE AND LONGITUDE IN DECIMAL DEGREES. PERMIT II.B.1 a PG 12

CONSTRUCTION EXIT IS LOCATED AT:
LAT: N32.19664 ; LONG: W81.20672

ALL | YES — 8. INITIAL DATE OF THE PLAN AND THE DATES OF ANY REVISIONS MADE TO THE PLAN INCLUDING THE ENTITY WHO REQUESTED THE REVISIONS.

PLEASE FIND THE INITIAL DATE OF THE PLAN AND ALL REVISIONS ON THE COVER SHEET AS WELL AS EACH SHEET OF THE PLAN.

ECIJ | YES — 9. DESCRIPTION OF THE NATURE OF CONSTRUCTION ACTIVITY. (PERMIT IV.D.2 a PG 27)

THE SITE IS WAS PREVIOUSLY VACANT. CONSTRUCTION ACTIVITY AT THE SITE WILL INVOLVE, GRADING, UTILITY INSTALLATION, PAVING AND CONSTRUCTION OF A TOWNHOME COMMUNITY WITH AN AMENITY AREA.

COVER | YES — 10. PROVIDE VICINITY MAP SHOWING SITE'S RELATION TO SURROUNDING AREAS. INCLUDE DESIGNATION OF SPECIFIC PHASE, IF NECESSARY. (PERMIT IV.D.2 e PG 27)

VICINITY MAP SHOWN ON THE COVER SHEET OF THE PLANS

ECIJ,ECI.3 | YES — 11. IDENTIFY THE PROJECT RECEIVING WATERS AND DESCRIBE ALL SENSITIVE ADJACENT AREAS INCLUDING STREAMS, LAKES, RESIDENTIAL AREAS, WETLANDS, MARSHLANDS, ETC. WHICH MAY BE AFFECTED. (PERMIT IV.D.2.f PG 27)

THE PROJECT DISCHARGES TO EXISTING CULVERT PIPES UNDER HIGHWAY 30. THE EVENTUAL RECEIVING WATER IS THE SAVANNAH RIVER.

ECIJ | YES — 12. DESIGN PROFESSIONAL'S CERTIFICATION STATEMENT AND SIGNATURE THAT THE SITE WAS VISITED PRIOR TO DEVELOPMENT OF THE ES&PC PLAN AS STATED ON PART IV PAGE 19 OF THE PERMIT.

I CERTIFY UNDER PENALTY OF LAW THAT THIS PLAN WAS PREPARED AFTER A SITE VISIT TO THE LOCATIONS DESCRIBED HEREIN BY MYSELF OR AUTHORIZED AGENT UNDER MY SUPERVISION.

NATHAN B. LONG, PE
GSWCC LEVEL II DESIGN PROFESSIONAL
CERTIFICATION #00000024602
EXPIRATION DATE: 11/29/21

ECIJ | YES — 13. DESIGN PROFESSIONAL'S CERTIFICATION STATEMENT AND SIGNATURE THAT THE PERMITTEE'S ES&PC PLAN PROVIDES FOR AN APPROPRIATE AND COMPREHENSIVE SYSTEM OF BMP'S AND SAMPLING TO MEET PERMIT REQUIREMENTS AS STATED ON PART IV PAGE 19 OF THE PERMIT.

I CERTIFY THAT THE PERMITEE'S EROSION, SEDIMENTATION & 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 GEORGIA SOIL AND WATER CONSERVATION COMMISSION AS OF JANUARY 1 OF THE YEAR IN WHICH THE LAND-DISTURBING ACTIVITY WAS PERMITTED, PROVIDES FOR THE SAMPLING OF THE RECEIVING WATER(S) OR THE SAMPLING OF THE STORM WATER OUTFALLS AND THAT THE DESIGNED SYSTEM OF BEST MANAGEMENT PRACTICES AND SAMPLING METHODS IS EXPECTED TO MEET THE REQUIREMENTS CONTAINED IN THE GENERAL NPDES PERMIT NO. GAR 100001.

NATHAN B. LONG, PE
GSWCC LEVEL II DESIGN PROFESSIONAL
CERTIFICATION #00000024602
EXPIRATION DATE: 11/29/21

ECIJ | YES — 14. CLEARLY NOTE THE STATEMENT THAT "THE DESIGN PROFESSIONAL WHO PREPARED THE ES&PC PLAN IS TO INSPECT THE INSTALLATION OF THE INITIAL SEDIMENT STORAGE REQUIREMENTS AND PERIMETER CONTROL BMP'S WITHIN 7 DAYS AFTER INSTALLATION, IN ACCORDANCE WITH PART IV.A.5 PAGE 25 OF THE PERMIT.

THE DESIGN PROFESSIONAL WHO PREPARED THE ES&PC PLAN IS TO INSPECT THE INSTALLATION OF THE INITIAL SEDIMENT STORAGE REQUIREMENTS AND PERIMETER CONTROL BMP'S WITHIN 7 DAYS AFTER INSTALLATION.

DESIGN PROFESSIONAL 7-DAY VISIT CERTIFICATION

DESIGN PROFESSIONAL WHO PREPARED THE ES&PC PLAN IS TO INSPECT THE INSTALLATION OF THE INITIAL SEDIMENT STORAGE REQUIREMENTS AND PERIMETER CONTROL BMPs WITHIN 7 DAYS AFTER INSTALLATION.

DATE OF INSPECTION: _____

I CERTIFY THE SITE WAS _____ WITH THE ES&PC PLAN ON THE DATE OF INSPECTION.

GSWCC LEVEL II DESIGN PROFESSIONAL **CERTIFICATION #**

INSPECTION REVEALED THE FOLLOWING DISCREPANCIES FROM THE ES&PC PLAN

THESE DEFICIENCIES MUST BE ADDRESSED IMMEDIATELY AND A RE-INSPECTION SCHEDULED. WORK SHALL NOT PROCEED ON THE SITE UNTIL DESIGN PROFESSIONAL CERTIFICATION IS OBTAINED.

ECIJ | YES — 15. CLEARLY NOTE THE STATEMENT THAT "NON-EXEMPT ACTIVITIES SHALL NOT BE CONDUCTED WITHIN THE 25 OR 50-FOOT UNDISTURBED STREAM BUFFERS AS MEASURED FROM THE POINT OF WRESTED VEGETATION OR WITHIN 25-FEET OF THE COASTAL MARSHLAND BUFFER AS MEASURED FROM THE JURISDICTIONAL DETERMINATION LINE WITHOUT FIRST ACQUIRING THE NECESSARY VARIANCES AND PERMITS." (PART IV.(i)-(iv) PG 19-24 OF THE PERMIT).

NON-EXEMPT ACTIVITIES SHALL NOT BE CONDUCTED WITHIN THE 25 OR 50 FOOT UNDISTURBED STREAM BUFFERS AS MEASURED FROM THE POINT OF WRESTED VEGETATION OR WITHIN 25-FEET OF THE COASTAL MARSHLAND BUFFER AS MEASURED FROM THE JURISDICTIONAL DETERMINATION LINE WITHOUT FIRST ACQUIRING THE NECESSARY VARIANCES AND PERMITS.

ECIJ | YES — 16. PROVIDE A DESCRIPTION OF ANY BUFFER ENCROACHMENTS AND INDICATE WHETHER A BUFFER VARIANCE IS REQUIRED.

NO BUFFER ENCROACHMENTS. NO VARIANCE REQUIRED.

ECIJ | YES — 17. CLEARLY NOTE THE STATEMENT THAT "AMENDMENTS/REVISIONS TO THE ES&PC PLAN WHICH HAVE A SIGNIFICANT EFFECT ON BMP'S WITH A HYDRAULIC COMPONENT MUST BE CERTIFIED BY THE DESIGN PROFESSIONAL.", (PART IV.C PG 26 OF PERMIT).

AMENDMENTS/REVISIONS TO THE ES&PC PLAN WHICH HAVE A SIGNIFICANT EFFECT ON BMP'S WITH A HYDRAULIC COMPONENT MUST BE CERTIFIED BY THE DESIGN PROFESSIONAL.

ECIJ | YES — 18. CLEARLY NOTE THE STATEMENT THAT "WASTE MATERIALS SHALL NOT BE DISCHARGED TO WATERS OF THE STATE, EXCEPT AS AUTHORIZED BY A SECTION 404 PERMIT. (PERMIT IV.D.3.c(1) PG 30).

WASTE MATERIALS SHALL NOT BE DISCHARGED TO WATERS OF THE STATE, EXCEPT AS AUTHORIZED BY A SECTION 404 PERMIT.

ECIJ | YES — 19. CLEARLY NOTE THE STATEMENT THAT "THE ESCAPE OF SEDIMENT FROM THE SITE SHALL BE PREVENTED BY THE INSTALLATION OF EROSION AND SEDIMENT CONTROL MEASURES AND PRACTICES PRIOR TO LAND DISTURBING ACTIVITIES."

THE ESCAPE OF SEDIMENT FROM THE SITE SHALL BE PREVENTED BY THE INSTALLATION OF EROSION AND SEDIMENT CONTROL MEASURES AND PRACTICES PRIOR TO LAND DISTURBING ACTIVITIES.

ECIJ | YES — 20. CLEARLY NOTE THE STATEMENT THAT "EROSION CONTROL MEASURES WILL BE MAINTAINED AT ALL TIMES. IF FULL IMPLEMENTATION OF THE APPROVED PLAN DOES NOT PROVIDE FOR EFFECTIVE EROSION CONTROL, ADDITIONAL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE IMPLEMENTED TO CONTROL OR TREAT THE SEDIMENT SOURCE."

EROSION CONTROL MEASURES WILL BE MAINTAINED AT ALL TIMES. IF FULL IMPLEMENTATION OF THE APPROVED PLAN DOES NOT PROVIDE FOR EFFECTIVE EROSION CONTROL, ADDITIONAL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE IMPLEMENTED TO CONTROL OR TREAT THE SEDIMENT SOURCE.

ECIJ | YES — 21. CLEARLY NOTE THE STATEMENT "ANY DISTURBED AREA LEFT EXPOSED FOR A PERIOD GREATER THAN 14 DAYS SHALL BE STABILIZED WITH MULCH OR TEMPORARY SEEDING." (PERMIT IV.D.3.a.(1) PG 28).

ANY DISTURBED AREA LEFT EXPOSED FOR A PERIOD GREATER THAN 14 DAYS SHALL BE STABILIZED WITH MULCH OR TEMPORARY SEEDING.

ECIJ | YES — 22. ANY CONSTRUCTION ACTIVITY WHICH DISCHARGES STORM WATER INTO AN IMPAIRED STREAM SEGMENT, OR WITHIN 1 LINEAR MILE UPSTREAM OF AND WITHIN THE SAME WATERSHED AS, ANY PORTION OF AN 8IOTA IMPAIRED STREAM SEGMENT MUST COMPLY WITH PART III.C. OF THE PERMIT. INCLUDE THE COMPLETED APPENDIX I LISTING ALL THE BMP'S THAT WILL BE USED FOR THOSE AREAS OF THE SITE WHICH DISCHARGE TO THE IMPAIRED STREAM SEGMENT. (PART III.C.2.A - V. PG 19-21)

THE SITE IS LOCATED MORE THAN 1 LINEAR MILE UPSTREAM OF THE NEAREST IMPAIRED STREAM SEGMENT.

ECIJ | YES — 23. IF A TMDL IMPLEMENTATION PLAN FOR SEDIMENT HAS BEEN FINALIZED FOR THE IMPAIRED STREAM SEGMENT (IDENTIFIED IN ITEM 22 ABOVE) AT LEAST SIX MONTHS PRIOR TO SUBMITTAL OF NOI, THE ES&PC PLAN MUST ADDRESS ANY SITE-SPECIFIC CONDITIONS OR REQUIREMENTS INCLUDED IN THE TMDL IMPLEMENTATION PLAN. (PERMIT III.C.1 PG 15)

THE SITE IS LOCATED MORE THAN 1 LINEAR MILE UPSTREAM OF THE NEAREST IMPAIRED STREAM SEGMENT.

PLAN | YES — 24. BMP'S FOR CONCRETE WASHDOWN OF TOOLS, CONCRETE MIXER CHUTES, HOPPERS AND THE REAR OF THE VEHICLES. WASHOUT OF THE DRUM AT THE CONSTRUCTION SITE IS PROHIBITED. (PERMIT IV.D.3.c(6) PG 31).

THERE SHALL BE CONCRETE WASHDOWN OF TOOLS, CONCRETE MIXER CHUTES, HOPPERS AND THE REARS OF THE VEHICLES.

ECIJ | YES — 25. PROVIDE BMP'S FOR THE REMEDIATION OF ALL PETROLEUM SPILLS AND LEAKS, (PERMIT IV.D.3.c.(5) PG 31).

PETROLEUM BASED PRODUCTS- CONTAINERS FOR PRODUCTS SUCH AS FUELS, LUBRICANTS AND TARS WILL BE INSPECTED DAILY FOR LEAKS AND SPILLS. THIS INCLUDES ON-SITE VEHICLE AND MACHINERY INSPECTIONS AND REGULAR PREVENTATIVE MAINTENANCE FOR SUCH EQUIPMENT. EQUIPMENT MAINTENANCE AREAS WILL BE LOCATED AWAY FROM STATE WATER, NATURAL DRAINS AND STORM WATER DRAINAGE INLETS. IN ADDITION, TEMPORARY FUELING TANKS SHALL HAVE A SECONDARY CONTAINMENT LINER TO PREVENT/MINIMIZE SITE CONTAMINATION. DISCHARGE OF OILS, FUELS AND LUBRICANTS IS PROHIBITED. PROPER DISPOSAL METHODS WILL INCLUDE COLLECTION IN A SUITABLE CONTAINER AND DISPOSAL AS REQUIRED BY LOCAL AND STATE REGULATIONS. HAVE EQUIPMENT TO CONTAIN AND CLEAN UP PETROLEUM SPILLS IN FUEL STORAGE AREAS OR ON MAINTENANCE AND FUELING VEHICLES. STORE IN COVERED AREAS PROTECTED WITH DIKES. REGULARLY INSPECT FOR CRACKS OR LEAKAGE IN CONTAINERS/TANKS.

SPILL CLEANUP AND CONTROL PRACTICES

- **LOCAL, STATE AND MANUFACTURER'S RECOMMENDED METHODS FOR SPILL CLEANUP WILL BE CLEARLY POSTED AND PROCEDURES WILL BE MADE AVAILABLE TO SITE PERSONNEL.**
- **MATERIALS AND EQUIPMENT NECESSARY FOR SPILL CLEANUP WILL BE KEPT IN THE MATERIAL STORAGE AREAS. TYPICAL MATERIALS AND EQUIPMENT INCLUDES, BUT IS NOT LIMITED TO, BROOMS, DUSTPANS, MOPS, RAGS, GLOVES, GOGGLES, CAT LITTER, SAND, SAWDUST, AND PROPERLY LABELED PLASTIC AND MEAL WASTE CONTAINERS.**
- **SPILL PREVENTION PRACTICES AND PROCEDURES WILL BE REVIEWED AFTER A SPILL AND ADJUSTED AS NECESSARY TO PREVENT FUTURE SPILLS.**
- **FOR SPILLS THAT IMPACT SURFACE WATER (LEAVE A SHEEN ON SURFACE WATER), THE NATIONAL RESPONSE CENTER (NRC) WILL BE CONTACTED WITHIN 24 HOURS AT 1-800-424-8802.**
- **FOR SPILLS OF AN UNKNOWN AMOUNT, THE NATIONAL CENTER (NRC) WILL BE CONTACTED WITHIN 24 HOURS**
- **FOR SPILLS GREATER THAN 25 GALLONS AND NO SURFACE WATER IMPACTS, THE GEORGIA EPD WILL BE CONTACTED WITHIN 24 HOURS.**
- **FOR SPILLS LESS THAN 25 GALLONS AND NO SURFACE WATER IMPACTS, THE SPILL WILL BE CLEANED UP AND LOCAL AGENCIES WILL BE CONTACTED AS REQUIRED.**

THE CONTRACTOR SHALL NOTIFY THE LICENSED PROFESSIONAL WHO PREPARED THIS PLAN IF MORE THAN 1320 GALLONS OF PETROLEUM IS STORED ONSITE (THIS INCLUDES CAPACITIES OF EQUIPMENT) OR IF ANY ONE PIECE OF EQUIPMENT HAS A CAPACITY GREATER THAN 660 GALLONS. THE CONTRACTOR WILL NEED A SPILL PREVENTION CONTAINMENT AND COUNTERMEASURES PLAN PREPARED BY THAT LICENSED PROFESSIONAL.

ECIJ | YES — 26. DESCRIPTION OF THE MEASURES THAT WILL BE INSTALLED DURING THE CONSTRUCTION PROCESS TO CONTROL POLLUTANTS IN STORM WATER THAT WILL OCCUR AFTER CONSTRUCTION OPERATIONS HAVE BEEN COMPLETED. (PERMIT IV.D.3.b PG 29).

THE MAIN PERMANENT EROSION CONTROL PRACTICE AT THE OUTFALL POND'S CONTROL STRUCTURE DISCHARGE IS RIP-RAP. THE POND ITSELF ALSO SERVES AS A PERMANENT MEASURE TO REDUCE POLLUTANTS IN STORMWATER. THE OUTFALL POND INCLUDES AN EARTHEN WEIR. PERMANENT GRASSING AND LANDSCAPING WILL BE INSTALLED TO PROTECT EARTHEN AREAS FROM EROSION ONCE CONSTRUCTION IS COMPLETE.

ECIJ | YES — 27. DESCRIPTION OF PRACTICES TO PROVIDE COVER FOR BUILDING MATERIALS AND BUILDING PRODUCTS ON SITE, (PERMIT IV.D.3.c.(2) PG 30).

THE PLAN MUST CONTAIN A DESCRIPTION OF MEASURES, SUCH AS PLASTIC SHEETING OR TEMPORARY ROOFS, TO COVER BUILDING MATERIALS, BUILDING PRODUCTS, CONSTRUCTION WASTES, TRASH, LANDSCAPE MATERIALS, FERTILIZERS, PESTICIDES, HERBICIDES, DETERGENTS, SANITARY WASTE AND OTHER MATERIALS IN ORDER TO MINIMIZE EXPOSURE TO PRECIPITATION AND TO STORMWATER.

ECIJ | YES — 28. DESCRIPTION OF THE PRACTICES THAT WILL BE USED TO REDUCE THE POLLUTANTS IN STORM WATER DISCHARGES. (PERMIT IV PG 24)

POLLUTANT PREVENTION

THE FOLLOWING MATERIALS ARE EXPECTED ONSITE DURING CONSTRUCTION: PETROLEUM BASED FUELS AND LUBRICANTS FOR EQUIPMENT, ADDITIVES FOR SOIL STABILIZATION, PESTICIDES, FERTILIZERS, HERBICIDES, CRUSHED STONE, CONCRETE PRODUCTS, ASPHALT, TAR, LUMBER, , PAINTS/STAINS/FINISHING TREATMENTS, PAINT SOLVENTS, CLEANING SOLVENTS, PLASTICS AND METAL PIPES.

PRACTICES SUCH AS GOOD HOUSEKEEPING, PROPER HANDLING OF HAZARDOUS PRODUCTS AND PROPER SPILL CONTROL PRACTICES WILL BE FOLLOWED TO REDUCE THE RISK OF SPILLS FROM DISCHARGING INTO STORM WATER RUNOFF.

GOOD HOUSEKEEPING

- **QUANTITIES ONSITE WILL BE LIMITED TO THE AMOUNT NEEDED FOR THE JOB.**
- **PRODUCTS AND MATERIALS WILL BE STORED IN A NEAT, ORDERLY MANNER IN APPROPRIATE CONTAINERS PROTECTED FROM RAINFALL, WHERE POSSIBLE.**
- **PRODUCTS WILL BE KEPT IN THEIR ORIGINAL CONTAINERS WITH MANUFACTURER'S LABELS LEGIBLE AND VISIBLE.**
- **PRODUCT MIXING, DISPOSAL, AND DISPOSAL OF PRODUCT CONTAINERS WILL BE ACCORDING TO THE MANUFACTURER'S RECOMMENDATIONS.**
- **THE CONTRACTOR WILL INSPECT SUCH MATERIALS TO ENSURE PROPER USE, STORAGE AND DISPOSAL.**

PRODUCT SPECIFIC PRACTICES

FERTILIZER/HERBICIDES/PESTICIDES/DETERGENTS- THESE WILL BE APPLIED AT RATES THAT DO NOT EXCEED THE MANUFACTURER'S SPECIFICATIONS OR ABOVE THE GUIDELINES SET FORTH IN THE CROP ESTABLISHMENT OR IN THE GSWCC MANUAL FOR EROSION AND SEDIMENTATION CONTROL IN GEORGIA. ANY STORAGE OF THESE MATERIALS WILL BE UNDER ROOF IN SEALED CONTAINERS. DO NOT DISCHARGE WASH WATER INTO STORM WATER SYSTEM. INSTALL CURBS OR DIKES AROUND STORAGE AREA TO PROTECT AGAINST SPILLS. LIMIT USE OF DETERGENTS ON-SITE.

PAINTS/FINISHES/SOLVENTS- ALL PRODUCTS WILL BE STORED IN TIGHTLY SEALED ORIGINAL CONTAINERS WHEN NOT IN USE. EXCESS PRODUCT WILL NOT BE DISCHARGED TO THE STORM WATER COLLECTION SYSTEM. EXCESS PRODUCT, MATERIALS USED WITH THESE PRODUCTS AND PRODUCT CONTAINERS WILL BE DISPOSED OF ACCORDING TO THE MANUFACTURER'S SPECIFICATIONS AND RECOMMENDATIONS.

CONCRETE TRUCK WASHING- CONCRETE WASHOUT SHALL OCCUR ONLY IN THE WASH PAD VICINITY DELINEATED IN THE PLANS.

BUILDING MATERIALS- NO BUILDING OR CONSTRUCTION MATERIALS WILL BE BURIED OR DISPOSED OF ONSITE. ALL SUCH MATERIAL WILL BE DISPOSED OF IN PROPER WASTE DISPOSAL PROCEDURES.

GEORGIA REGISTERED 032822 No. 030274 PROFESSIONAL ENGINEER NATHAN B. LONG

NATHAN B. LONG GSWCC LEVEL II CERTIFICATION # 00000024602

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA
NOBLE VINES
EROSION CONTROL NOTES

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	NTS

EC1.1

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

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

SWCD: COASTAL
PROJECT NAME: NOBLE VINES - PHASE 2
CITY/COUNTY: CITY OF PORT WENTWORTH/CHATHAM COUNTY

ADDRESS: BERRIEN ROAD, PORT WENTWORTH, GA 31407
DATE ON PLANS: 08/12/22
REVISED DATE:
NAME/EMAIL OF PERSON FILLING OUT CHECKLIST: NATHAN B. LONG/ LONG.N@TANDH.COM

ECL2 | YES

29. DESCRIPTION AND CHART OR TIMELINE OF THE INTENDED SEQUENCE OF MAJOR ACTIVITIES WHICH DISTURB SOILS FOR THE MAJOR PORTIONS OF THE SITE (I.E., INITIAL PERIMETER AND SEDIMENT STORAGE BMP'S, CLEARING AND GRUBBING ACTIVITIES, EXCAVATION ACTIVITIES, UTILITY ACTIVITIES, TEMPORARY AND FINAL STABILIZATION). (PERMIT IV.D.2b PG 27)

A SPECIFIED WORK SCHEDULE IS NEEDED TO COORDINATE THE TIMING OF LAND DISTURBING ACTIVITIES WITH THE INSTALLATION OF EROSION AND SEDIMENTATION CONTROL MEASURES.

THE PURPOSE OF THE SCHEDULE IS TO REDUCE ON-SITE EROSION AND OFF-SITE SEDIMENTATION BY PERFORMING LAND DISTURBING ACTIVITIES AND INSTALLING EROSION AND SEDIMENTATION CONTROL PRACTICES IN ACCORDANCE WITH A PLANNED SCHEDULE.

IN PLANNING CONSTRUCTION WORK, IT MAY BE HELPFUL TO OUTLINE ALL LAND DISTURBING ACTIVITIES NECESSARY TO COMPLETE THE PROPOSED PROJECT. THEN LIST ALL PRACTICES NEEDED TO CONTROL EROSION AND SEDIMENTATION ON THE SITE. THESE TWO LISTS CAN THEN BE COMBINED IN LOGICAL ORDER TO PROVIDE A PRACTICAL AND EFFECTIVE CONSTRUCTION SEQUENCE SCHEDULE THAT BECOMES PART OF THE EROSION AND SEDIMENTATION CONTROL PLAN.

CONSTRUCTION ACTIVITY	SCHEDULE CONSIDERATION
I. OBTAIN ALL PLAN APPROVALS AND OTHER APPLICABLE PERMITS.	
2. FLAG THE WORK LIMITS AND MARK THE TREES AND BUFFER AREAS FOR PROTECTION.	
3. HOLD PRE CONSTRUCTION CONFERENCE AT LEAST ONE WEEK PRIOR TO STARTING CONSTRUCTION.	
4. CONSTRUCTION ACCESS - CONSTRUCTION ENTRANCE, CONSTRUCTION ROUTES, EQUIPMENT PARKING AREAS.	FIRST LAND DISTURBING ACTIVITY - STABILIZE BARE AREAS IMMEDIATELY WITH GRAVEL AND TEMPORARY VEGETATION AS CONSTRUCTION TAKES PLACE.
5. SEDIMENT TRAPS AND BARRIERS - BASIN TRAPS, SEDIMENT FENCES, AND OUTLET PROTECTION.	INSTALL PRINCIPAL BASINS AFTER CONSTRUCTION SITE IS ACCESSED. INSTALL ADDITIONAL TRAPS AND BARRIERS AS NEEDED DURING GRADING.
6. RUNOFF CONTROL - DIVERSIONS, PERIMETER DIKES, WATER BARS, AND OUTLET PROTECTION.	INSTALL KEY PRACTICES AFTER PRINCIPAL SEDIMENT TRAPS AND BEFORE LAND GRADING. INSTALL ADDITIONAL RUNOFF-CONTROL MEASURES DURING GRADING.
7. RUNOFF CONVEYANCE SYSTEM- STABILIZE STREAM BANKS, STORM DRAINS, CHANNELS, INLET AND OUTLET PROTECTION, SLOPE DRAINS.	WHERE NECESSARY, STABILIZE STREAM BANKS AS EARLY AS POSSIBLE. INSTALL PRINCIPAL RUNOFF CONVEYANCE SYSTEM WITH RUNOFF-CONTROL MEASURES. INSTALL REMAINDER OF SYSTEM AFTER GRADING.
8. LAND CLEARING AND GRADING - SITE PREPARATION CUTTING, FILLING AND GRADING, SEDIMENTATION TRAPS, BARRIERS, DIVERSIONS, DRAINS,SURFACE ROUGHENING.	BEGIN MAJOR CLEARING AND GRADING AFTER PRINCIPAL SEDIMENT AND KEY RUNOFF - CONTROL MEASURES ARE INSTALLED. INSTALL ADDITIONAL CONTROL MEASURES AS GRADING PROGRESSES. MARK TREES AND BUFFER AREAS FOR PRESERVATION.
9. SURFACE STABILIZATION - TEMPORARY AND PERMANENT SEEDING, MULCHING, SODDING, RIPRAP.	APPLY TEMPORARY OR PERMANENT STABILIZATION MEASURES IMMEDIATELY ON ALL DISTURBED AREAS WHERE WORK IS DELAYED OR COMPLETE.
IO. BUILDING CONSTRUCTION- BUILDINGS UTILITIES, PAVING.	INSTALL NECESSARY EROSION AND SEDIMENTATION CONTROL PRACTICES AS WORK TAKES PLACE.
II. LANDSCAPING AND FINAL STABILIZATION - TOPSOILING, TREES AND SHRUBS, PERMANENT SEEDING, MULCHING, SODDING RIPRAP.	LAST CONSTRUCTION PHASE--STABILIZE ALL OPEN AREAS, INCLUDING BORROW AND SPOIL AREAS. REMOVE AND STABILIZE ALL TEMPORARY CONTROL MEASURES.

CONSTRUCTION SCHEDULE

ACTIVITY	MONTH I	3	5	7	9	II
PERIMETER BMPS	■					
SITE CLEARING	■	■				
TEMPORARY SEDIMENT CONTROL BMPS	■					
SITE GRADING		■	■			
TEMPORARY GRASSING		■	■	■		
UTILITY INSTALLATION		■	■	■		
ROAD CONSTRUCTION			■	■	■	
SITE PAVING				■	■	
BUILDING CONSTRUCTION			■	■	■	■
PERMANENT GRASSING					■	■
FINAL STABILIZATION/ BMP REMOVAL						■
BMP MAINTENANCE	■	■	■	■	■	■

ECL2 | YES

30. PROVIDE COMPLETE REQUIREMENTS OF INSPECTIONS AND RECORD KEEPING BY THE PRIMARY PERMITEE, (PERMIT IV.D.4.a PG 31-33).

INSPECTIONS AND RECORD KEEPING

A. PRIMARY PERMITTEE:

1. EACH DAY WHEN ANY TYPE OF CONSTRUCTION ACTIVITY HAS TAKEN PLACE AT A PRIMARY PERMITTEE'S SITE, CERTIFIED PERSONNEL PROVIDED BY THE PRIMARY PERMITTEE SHALL INSPECT: (a) ALL AREAS OF THE PRIMARY PERMITTEE'S SITE WHERE PETROLEUM PRODUCTS ARE STORED, USED, OR HANDLED FOR SPILLS AND LEAKS FROM VEHICLES AND EQUIPMENT. (b) ALL LOCATIONS AT THE PRIMARY PERMITTEE'S SITE WHERE VEHICLES ENTER OR EXIT THE SITE FOR EVIDENCE OF OFF-SITE SEDIMENT TRACKING. THESE INSPECTIONS MUST BE CONDUCTED UNTIL A NOTICE OF TERMINATION IS SUBMITTED.
2. MEASURE AND RECORD RAINFALL WITHIN DISTURBED AREAS OF THE SITE THAT HAVE NOT MET FINAL STABILIZATION ONCE EVERY 24 HOURS EXCEPT ANY NON-WORKING SATURDAY, NON-WORKING SUNDAY AND NON-WORKING FEDERAL HOLIDAY. THE DATA COLLECTED FOR THE PURPOSE OF COMPLIANCE WITH THIS PERMIT SHALL BE REPRESENTATIVE OF THE MONITORED ACTIVITY. MEASUREMENT OF RAINFALL MAY BE SUSPENDED IF ALL AREAS OF THE SITE HAVE UNDERGONE FINAL STABILIZATION OR ESTABLISHED A CROP OF ANNUAL VEGETATION AND A SEEDING OF TARGET PERENNIALS APPROPRIATE FOR THE REGION.
3. CERTIFIED PERSONAL (PROVIDED BY THE PRIMARY PERMITTEE) SHALL INSPECT THE FOLLOWING AT LEAST ONCE EVERY SEVEN (7) CALENDAR DAYS AND WITHIN 24 HOURS OF THE END OF A STORM THAT IS 0.5 INCHES OR GREATER (UNLESS SUCH STORM ENDS AFTER 5:00PM ON ANY FRIDAY OR ON ANY NON-WORKING SATURDAY, NON-WORKING SUNDAY OR ANY FEDERAL HOLIDAY IN WHICH CASE THE INSPECTION SHALL BE COMPLETED BY THE END OF THE NEXT BUSINESS DAY AND/OR WORKING DAY, WHICHEVER OCCURS FIRST): (a) DISTURBED AREAS OF THE PRIMARY PERMITTEE'S CONSTRUCTION SITE. (b) AREAS USED BY THE PRIMARY PERMITTEE FOR STORAGE OF MATERIALS THAT ARE EXPOSED TO PRECIPITATION. AND (c) STRUCTURAL CONTROL MEASURES. EROSION AND SEDIMENT CONTROL MEASURES IDENTIFIED IN THE PLAN APPLICABLE TO THE PRIMARY PERMITTEE'S SITE SHALL BE OBSERVED TO ENSURE THAT THEY ARE OPERATING CORRECTLY. WHERE DISCHARGE LOCATIONS OR POINTS ARE ACCESSIBLE, THEY SHALL BE INSPECTED TO ASCERTAIN WHETHER EROSION CONTROL MEASURES ARE EFFECTIVE IN PREVENTING SIGNIFICANT IMPACTS TO RECEIVING WATER(S). FOR AREAS OF A SITE THAT HAVE UNDERGONE FINAL STABILIZATION OR ESTABLISHED A CROP OF ANNUAL VEGETATION AND A SEEDING OF TARGET PERENNIALS APPROPRIATE FOR THE REGION, THE PERMITTEE MUST COMPLY WITH PART IV.D.4.a.(4). THESE INSPECTIONS MUST BE CONDUCTED UNTIL A NOTICE OF TERMINATION IS SUBMITTED.
4. CERTIFIED PERSONNEL (PROVIDED BY PRIMARY PERMITTEE) SHALL INSPECT AT LEAST ONCE PER MONTH DURING THE TERM OF THIS PERMIT (I.e. UNTIL A NOTICE OF TERMINATION HAS BEEN SUBMITTED) THE AREAS OF THE SITE THAT HAVE UNDERGONE FINAL STABILIZATION OR ESTABLISHED A CROP OF ANNUAL VEGETATION AND A SEEDING OF TARGET PERENNIALS APPROPRIATE FOR THE REGION. THESE AREAS SHALL BE INSPECTED FOR EVIDENCE OF, OR THE POTENTIAL FOR, POLLUTANTS ENTERING THE DRAINAGE SYSTEM AND THE RECEIVING WATER(S). EROSION AND SEDIMENT CONTROL MEASURES IDENTIFIED IN THE PLAN SHALL BE OBSERVED TO ENSURE THAT THEY ARE OPERATING CORRECTLY. WHERE DISCHARGE LOCATIONS OR POINTS ARE ACCESSIBLE, THEY SHALL BE INSPECTED TO ASCERTAIN WHETHER EROSION CONTROL MEASURES ARE EFFECTIVE IN PREVENTING SIGNIFICANT IMPACTS TO RECEIVING WATER(S).
5. BASED ON THE RESULTS OF EACH INSPECTION, THE SITE DESCRIPTION AND THE POLLUTION PREVENTION AND CONTROL MEASURES IDENTIFIED IN THE EROSION, SEDIMENTATION AND POLLUTION CONTROL PLAN, THE PLAN SHALL BE REVISED AS APPROPRIATE NOT LATER THAN SEVEN (7) CALENDAR DAYS FOLLOWING EACH INSPECTION. IMPLEMENTATION OF SUCH CHANGES SHALL BE MADE AS SOON AS PRACTICAL BUT IN NO CASE LATER THAN SEVEN (7) CALENDAR DAYS FOLLOWING EACH INSPECTION.
6. A REPORT OF EACH INSPECTION THAT INCLUDES THE NAME(S) OF CERTIFIED PERSONNEL MAKING EACH INSPECTION, THE DATE(S) OF EACH INSPECTION, CONSTRUCTION PHASE (I.E., INITIAL, INTERMEDIATE OR FINAL), MAJOR OBSERVATIONS RELATING TO THE IMPLEMENTATION OF THE EROSION, SEDIMENTATION AND POLLUTION CONTROL PLAN, AND ACTIONS TAKEN IN ACCORDANCE WITH PART IV.D.4.a.(5). OF THE PERMIT SHALL BE MADE AND RETAINED AT THE SITE OR BE READILY AVAILABLE AT A DESIGNATED ALTERNATE LOCATION UNTIL THE ENTIRE SITE OR THAT PORTION OF A CONSTRUCTION PROJECT THAT HAS BEEN PHASED HAS UNDERGONE FINAL STABILIZATION AND A NOTICE OF TERMINATION IS SUBMITTED TO EPD. SUCH REPORTS SHALL BE READILY AVAILABLE BY END OF THE SECOND BUSINESS DAY AND/OR WORKING DAY AND SHALL IDENTIFY ALL INCIDENTS OF BEST MANAGEMENT PRACTICES THAT HAVE NOT BEEN PROPERLY INSTALLED AND/OR MAINTAINED AS DESCRIBED IN THE PLAN. WHERE THE REPORT DOES NOT IDENTIFY ANY INCIDENTS, THE INSPECTION REPORT SHALL CONTAIN A CERTIFICATION THAT THE BEST MANAGEMENT PRACTICES ARE IN COMPLIANCE WITH THE EROSION, SEDIMENTATION AND POLLUTION CONTROL PLAN. THE REPORT SHALL BE SIGNED IN ACCORDANCE WITH PART V.G.2 OF THIS PERMIT.

AN "EROSION & SEDIMENTATION INSPECTION AND MAINTENANCE REPORT" SHEET IS ATTACHED. SHOULD THE INSPECTION REVEAL ANY DEFICIENCIES, A COPY SHALL BE SENT TO:

MR. NATHAN B. LONG, P.E.
THOMAS AND HUTTON
50 PARK OF COMMERCE WAY
SAVANNAH, GA 31405
(912) 234-5300

ECL2 | YES

31. PROVIDE COMPLETE REQUIREMENTS OF SAMPLING FREQUENCY AND REPORTING OF SAMPLING RESULTS. (PART IV.D.6.d PG 35-37 & PART IV.E PG 37)

SAMPLING REQUIREMENTS. THIS PERMIT REQUIRES THE MONITORING OF NEPHELOMETRIC TURBIDITY IN RECEIVING WATER(S) OR OUTFALLS IN ACCORDANCE WITH THIS PERMIT. THIS PARAGRAPH SHALL NOT APPLY TO ANY LAND DISTURBANCE ASSOCIATED WITH THE CONSTRUCTION OF SINGLE-FAMILY HOMES WHICH ARE NOT PART OF A SUBDIVISION OR PLANNED COMMON DEVELOPMENT UNLESS FIVE (5) ACRES OR MORE WILL BE DISTURBED. THE FOLLOWING PROCEDURES CONSTITUTE EPD'S GUIDELINES FOR SAMPLING TURBIDITY.

a. SAMPLING REQUIREMENTS SHALL INCLUDE THE FOLLOWING:

(I) A USGS TOPOGRAPHIC MAP, A TOPOGRAPHIC MAP OR A DRAWING (REFERRED TO AS A TOPOGRAPHIC MAP) THAT IS A SCALE EQUAL TO OR MORE DETAILED THAN A 1:24000 MAP SHOWING THE LOCATION OF THE SITE OR THE STAND ALONE CONSTRUCTION; (a) THE LOCATION OF ALL PERENNIAL AND INTERMITTENT STREAMS AND OTHER WATER BODIES LOCATED DURING MANDATORY FIELD VERIFICATION, INTO WHICH THE STORM WATER IS DISCHARGED AND (b) THE RECEIVING WATER AND/OR OUTFALL SAMPLING LOCATIONS. WHEN THE PERMITTEE HAS CHOSEN TO USE A USGS TOPOGRAPHIC MAP AND THE RECEIVING WATER(S) IS NOT SHOWN ON THE USGS TOPOGRAPHIC MAP, THE LOCATION FOR THE RECEIVING WATER(S) MUST BE HAND-DRAWN ON THE USGS TOPOGRAPHIC MAP FROM WHERE THE STORM WATER(S) ENTERS THE RECEIVING WATER(S) TO THE POINT WHERE THE RECEIVING WATER(S) COMBINES WITH THE FIRST BLUE LINE STREAM SHOWN ON THE USGS TOPOGRAPHIC MAP;

(2) A WRITTEN NARRATIVE OF SITE SPECIFIC ANALYTICAL METHODS USED TO COLLECT, HANDLE AND ANALYZE THE SAMPLES INCLUDING QUALITY CONTROL/QUALITY ASSURANCE PROCEDURES. THIS NARRATIVE MUST INCLUDE PRECISE SAMPLING METHODOLOGY FOR EACH SAMPLING LOCATION;

(3)WHEN THE PERMITTEE HAS DETERMINED THAT SOME OR ALL OUTFALLS WILL BE SAMPLED, A RATIONALE MUST BE INCLUDED ON THE PLAN FOR THE NTU LIMIT(S) SELECTED FROM APPENDIX b. THIS RATIONALE MUST INCLUDE THE SIZE OF THE CONSTRUCTION SITE, THE CALCULATION OF THE SIZE OF THE SURFACE WATER DRAINAGE AREA, AND THE TYPE OF RECEIVING WATER(S) (I.E., TROUT STREAM OR SUPPORTING WARM WATER FISHERIES); AND

(4) ANY ADDITIONAL INFORMATION EPD DETERMINES NECESSARY TO BE PART OF THE PLAN. EPD WILL PROVIDE WRITTEN NOTICE TO THE PERMITTEE OF THE INFORMATION NECESSARY AND THE TIME LINE FOR SUBMITTAL.

b. SAMPLE TYPE. ALL SAMPLING SHALL BE COLLECTED BY "GRAB SAMPLES" AND THE ANALYSIS OF THESE SAMPLES MUST BE CONDUCTED IN ACCORDANCE WITH METHODOLOGY AND TEST PROCEDURES ESTABLISHED BY 40 CFR PART 136 (UNLESS OTHER TEST PROCEDURES HAVE BEEN APPROVED); THE GUIDANCE DOCUMENT TITLED "NPDES STORM WATER SAMPLING GUIDANCE DOCUMENT, EPA 833-B-92-001" AND GUIDANCE DOCUMENTS THAT MAY BE PREPARED BY THE EPD.

1. SAMPLE CONTAINERS SHOULD BE LABELED PRIOR TO COLLECTING THE SAMPLES.
2. SAMPLES SHOULD BE WELL MIXED BEFORE TRANSFERRING TO A SECONDARY CONTAINER.
3. LARGE MOUTH, WELL CLEANED AND RINSED GLASS OR PLASTIC JARS SHOULD BE USED FOR COLLECTING SAMPLES. THE JARS SHOULD BE CLEANED THOROUGHLY TO AVOID CONTAMINATION.
4. MANUAL, AUTOMATIC OR RISING STAGE SAMPLING MAY BE UTILIZED. SAMPLES REQUIRED BY THIS PERMIT SHOULD BE ANALYZED IMMEDIATELY, BUT IN NO CASE LATER THAN 48 HOURS AFTER COLLECTION. HOWEVER, SAMPLES FROM AUTOMATIC SAMPLERS MUST BE COLLECTED NO LATER THAN THE NEXT BUSINESS DAY AFTER THEIR ACCUMULATION, UNLESS FLOW THROUGH AUTOMATED ANALYSIS IS UTILIZED. IF AUTOMATIC SAMPLING IS UTILIZED AND THE AUTOMATIC SAMPLER IS NOT ACTIVATED DURING THE QUALIFYING EVENT, THE PERMITTEE MUST UTILIZE MANUAL SAMPLING OR RISING STAGE SAMPLING DURING THE NEXT QUALIFYING EVENT. DILUTION OF SAMPLES IS NOT REQUIRED. SAMPLES MAY BE ANALYZED DIRECTLY WITH A PROPERLY CALIBRATED TURBIDIMETER. SAMPLES ARE NOT REQUIRED TO BE COOLED.
5. SAMPLING AND ANALYSIS OF THE RECEIVING WATER(S) OR OUTFALLS BEYOND THE MINIMUM FREQUENCY STATED IN THE PERMIT MUST BE REPORTED TO EPD AS SPECIFIED IN PART IV.E. OF THE PERMIT.

c. SAMPLING POINTS: THERE WILL BE 2 STORM WATER SAMPLING LOCATIONS. THE SAMPLING LOCATION WILL BE THE DOWNSTREAM POINTS, PER NPDES PERMIT GAR 100001, FOR CONSTRUCTION ACTIVITIES, THE PRIMARY PERMITTEE MUST COMPLETE ALL SAMPLING.

1. FOR CONSTRUCTION ACTIVITIES THE PRIMARY PERMITTEE MUST SAMPLE ALL RECEIVING WATER(S) OR ALL OUTFALL(S), OR A COMBINATION OF RECEIVING WATER(S) AND OUTFALL(S). SAMPLES TAKEN FOR THE PURPOSE OF COMPLIANCE WITH THIS PERMIT SHALL BE REPRESENTATIVE OF THE MONITORED ACTIVITY AND REPRESENTATIVE OF THE WATER QUALITY OF THE RECEIVING WATER(S) AND/OR THE STORM WATER OUTFALL(S) USING THE FOLLOWING MINIMUM GUIDELINES:

A. THE UPSTREAM SAMPLE FOR EACH RECEIVING WATER(S) MUST BE TAKEN IMMEDIATELY UPSTREAM OF THE CONFLUENCE OF THE FIRST STORM WATER DISCHARGE FROM THE PERMITTED ACTIVITY (I.E., THE DISCHARGE FARTHEST UPSTREAM AT THE SITE) BUT DOWNSTREAM OF ANY OTHER STORM WATER DISCHARGES NOT ASSOCIATED WITH THE PERMITTED ACTIVITY, WHERE APPROPRIATE, SEVERAL UPSTREAM SAMPLES FROM ACROSS THE RECEIVING WATER(S) MAY NEED TO BE TAKEN AND THE ARITHMETIC AVERAGE OF THE TURBIDITY OF THESE SAMPLES USED FOR THE UPSTREAM TURBIDITY VALUE.

B. THE DOWNSTREAM SAMPLE FOR EACH RECEIVING WATER(S) MUST BE TAKEN DOWNSTREAM OF THE CONFLUENCE OF THE LAST STORM WATER DISCHARGE FROM THE PERMITTED ACTIVITY (I.E., THE DISCHARGE FARTHEST DOWNSTREAM AT THE SITE) BUT UPSTREAM OF ANY OTHER STORM WATER DISCHARGE NOT ASSOCIATED WITH THE PERMITTED ACTIVITY. WHERE APPROPRIATE, SEVERAL DOWNSTREAM SAMPLES FROM ACROSS THE RECEIVING WATER(S) MAY NEED TO BE TAKEN AND THE ARITHMETIC AVERAGE OF THE TURBIDITY OF THESE SAMPLES USED FOR THE DOWNSTREAM TURBIDITY VALUE.

C. IDEALLY THE SAMPLES SHOULD BE TAKEN FROM THE HORIZONTAL AND VERTICAL CENTER OF THE RECEIVING WATER(S) OR THE STORM WATER OUTFALL CHANNELS(S).

D. CARE SHOULD BE TAKEN TO AVOID STIRRING THE BOTTOM SEDIMENTS IN THE RECEIVING WATER(S) OR IN THE OUTFALL STORM WATER CHANNEL.

E. THE SAMPLING CONTAINER SHOULD BE HELD SO THAT THE OPENING FACES UPSTREAM.

F. THE SAMPLES SHOULD BE KEPT FREE FROM FLOATING DEBRIS.

G. PERMITTEES DO NOT HAVE TO SAMPLE SHEETFLOW THAT FLOWS ONTO UNDISTURBED NATURAL AREAS OR AREAS STABILIZED BY THE PROJECT. FOR PURPOSES OF THIS SECTION, STABILIZED SHALL MEAN, FOR UNPAVED AREAS AND AREAS NOT COVERED BY PERMANENT STRUCTURES AND AREAS LOCATED OUTSIDE THE WASTE DISPOSAL LIMITS OF A LANDFILL CELL THAT HAS BEEN CERTIFIED BY EPD FOR WASTE DISPOSAL, 100% OF THE SOIL SURFACE IS UNIFORMLY COVERED IN PERMANENT VEGETATION WITH A DENSITY OF 70% OR GREATER, OR LANDSCAPED ACCORDING TO THE PLAN (UNIFORMLY COVERED WITH LANDSCAPING MATERIALS IN PLANNED LANDSCAPED AREAS), OR EQUIVALENT PERMANENT STABILIZATION MEASURES AS DEFINED IN THE MANUAL (EXCLUDING A CROP OF ANNUAL VEGETATION AND A SEEDING OF TARGET CROP PERENNIALS APPROPRIATE FOR THE REGION).

A. ALL SAMPLING PURSUANT TO THIS PERMIT MUST BE DONE IN SUCH A WAY (INCLUDING GENERALLY ACCEPTED SAMPLING METHODS, LOCATIONS, TIMING AND FREQUENCY) AS TO ACCURATELY REFLECT WHETHER STORM WATER RUNOFF FROM THE CONSTRUCTION SITE IS IN COMPLIANCE WITH THE STANDARD SET FORTH IN PARTS III.D.3. OR III.D.4., WHICHEVER IS APPLICABLE.

d. SAMPLING FREQUENCY

1. THE PRIMARY PERMITTEE MUST SAMPLE IN ACCORDANCE WITH THE PLAN AT LEAST ONCE FOR EACH RAINFALL EVENT DESCRIBED BELOW. FOR A QUALIFYING EVENT, THE PERMITTEE SHALL SAMPLE AT THE BEGINNING OF ANY STORM WATER DISCHARGE TO A MONITORED RECEIVING WATER AND/OR FROM A MONITORED OUTFALL LOCATION WITHIN FORTY-FIVE (45) MINUTES OR AS SOON AS POSSIBLE.
2. HOWEVER, WHERE MANUAL AND AUTOMATIC SAMPLING ARE IMPOSSIBLE (AS DEFINED IN THIS PERMIT), OR ARE BEYOND THE PERMITTEE'S CONTROL, THE PERMITTEE SHALL TAKE SAMPLES AS SOON AS POSSIBLE, BUT IN NO CASE MORE THAN TWELVE (12) HOURS AFTER THE BEGINNING OF THE STORM WATER DISCHARGE.
3. SAMPLING BY THE PERMITTEE SHALL OCCUR FOR THE FOLLOWING QUALIFYING EVENTS:

A. FOR EACH AREA OF THE SITE THAT DISCHARGES TO A RECEIVING WATER OR FROM AN OUTFALL, THE FIRST RAIN EVENT THAT REACHES OR EXCEEDS 0.5 INCH WITH A STORM WATER DISCHARGE THAT OCCURS DURING NORMAL BUSINESS HOURS AS DEFINED IN THIS PERMIT AFTER ALL CLEARING AND GRUBBING OPERATIONS HAVE BEEN COMPLETED, BUT PRIOR TO COMPLETION OF MASS GRADING OPERATIONS, IN THE DRAINAGE AREA OF THE LOCATION SELECTED AS THE SAMPLING LOCATION;

B. IN ADDITION TO (A.) ABOVE, FOR EACH AREA OF THE SITE THAT DISCHARGES TO A RECEIVING WATER OR FROM AN OUTFALL, THE FIRST RAIN EVENT THAT REACHES OR EXCEEDS 0.5 INCH WITH A STORM WATER DISCHARGE THAT OCCURS DURING NORMAL BUSINESS HOURS AS DEFINED IN THE PERMIT EITHER 90 DAYS AFTER THE FIRST SAMPLING EVENT OR AFTER ALL MASS GRADING OPERATIONS HAVE BEEN COMPLETED, BUT PRIOR TO SUBMITTAL OF A NOT, IN THE DRAINAGE AREA OF THE LOCATION SELECTED AS THE SAMPLING LOCATIONS, WHICHEVER COMES FIRST;

C. AT THE TIME OF SAMPLING PERFORMED PURSUANT TO (A) AND (B) ABOVE, IF BMPS IN ANY AREA OF THE SITE THAT DISCHARGES TO A RECEIVING WATER OR FROM AN OUTFALL ARE NOT PROPERLY DESIGNED, INSTALLED AND MAINTAINED, CORRECTIVE ACTION SHALL BE DEFINED AND IMPLEMENTED WITHIN TWO (2) BUSINESS DAYS, AND TURBIDITY SAMPLES SHALL BE TAKEN FROM DISCHARGES FROM THAT AREA OF THE SITE FOR EACH SUBSEQUENT RAIN EVENT THAT REACHES OR EXCEEDS 0.5 INCH DURING NORMAL BUSINESS HOURS* UNTIL THE SELECTED TURBIDITY STANDARD IS ATTAINED, OR UNTIL POST-STORM EVENT INSPECTIONS DETERMINE THAT BMPS ARE PROPERLY DESIGNED, INSTALLED AND MAINTAINED;

D. WHERE SAMPLING PURSUANT TO (A), (B) OR (C) ABOVE IS REQUIRED BUT NOT POSSIBLE (OR NOT REQUIRED BECAUSE THERE WAS NO DISCHARGE), THE PERMITTEE, IN ACCORDANCE WITH PART IV.D.4.a.(6), MUST INCLUDE A WRITTEN JUSTIFICATION IN THE INSPECTION REPORT OF WHY SAMPLING WAS NOT PERFORMED. PROVIDING THIS JUSTIFICATION DOES NOT RELIEVE THE PERMITTEE OF ANY SUBSEQUENT SAMPLING OBLIGATIONS UNDER (A), (B) OR (C) ABOVE; AND

E. EXISTING CONSTRUCTION ACTIVITIES, I.E., THOSE THAT ARE OCCURRING ON OR BEFORE THE EFFECTIVE DATE OF THIS PERMIT, THAT HAVE MET THE SAMPLING REQUIRED BY (A) ABOVE SHALL SAMPLE IN ACCORDANCE WITH (B). THOSE EXISTING CONSTRUCTION ACTIVITIES THAT HAVE MET THE SAMPLING REQUIRED BY (B) ABOVE SHALL NOT BE REQUIRED TO CONDUCT ADDITIONAL SAMPLING OTHER THAN AS REQUIRED BY (C) ABOVE.

*NOTE THAT THE PERMITTEE MAY CHOOSE TO MEET THE REQUIREMENTS OF (A) AND (B) ABOVE BY COLLECTING TURBIDITY SAMPLES FROM ANY RAIN EVENT THAT REACHES OR EXCEEDS 0.5 INCH AND ALLOWS FOR SAMPLING AT ANY TIME OF THE DAY OR WEEK.

REPORTING

1. THE APPLICABLE PERMITTEES ARE REQUIRED TO SUBMIT THE SAMPLING RESULTS TO THE EPD AT THE ADDRESS SHOWN IN PART II.C BY THE FIFTEENTH DAY OF THE MONTH FOLLOWING THE REPORTING PERIOD. REPORTING PERIODS ARE MONTHS DURING WHICH SAMPLES ARE TAKEN IN ACCORDANCE WITH THIS PERMIT. SAMPLING RESULTS SHALL BE IN A CLEARLY LEGIBLE FORMAT. UPON WRITTEN NOTIFICATION, EPD MAY REQUIRE THE APPLICABLE PERMITTEE TO SUBMIT THE SAMPLING RESULTS ON A MORE FREQUENT BASIS.

GEORGIA REGISTERED 18022 No. 33424 PROFESSIONAL ENGINEER NATHAN B. LONG

NATHAN B LONG
GSWCC CLASS A
RESPONSIBLE PERSONNEL
CERTIFICATION #
0000040462

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA

NOBLE VINES

EROSION CONTROL NOTES

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	NTS

EC1.2

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

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SAMPLING AND ANALYSIS OF ANY STORM WATER DISCHARGE(S) OR THE RECEIVING WATER(S) BEYOND THE MINIMUM FREQUENCY STATED IN THIS PERMIT MUST BE REPORTED IN A SIMILAR MANNER TO THE EPD. THE SAMPLING REPORTS MUST BE SIGNED IN ACCORDANCE WITH PART V.G.2. SAMPLING REPORTS MUST BE SUBMITTED TO EPD USING THE ELECTRONIC SUBMITTAL SERVICE PROVIDED BY EPD. SAMPLING REPORTS MUST BE SUBMITTED TO EPD UNTIL SUCH TIME AS A NOT IS SUBMITTED IN ACCORDANCE WITH PART VI.

2. ALL SAMPLING REPORT SHALL INCLUDE THE FOLLOWING INFORMATION:
   a. THE RAINFALL AMOUNT, DATE, EXACT PLACE AND TIME OF SAMPLING OR MEASUREMENTS;
   b. THE NAME(S) OF THE CERTIFIED PERSONNEL WHO PERFORMED THE SAMPLING AND MEASUREMENTS;
   c. THE DATE(S) ANALYSES WERE PERFORMED;
   d. THE TIME(S) ANALYSES WERE INITIATED;
   e. THE NAME(S) OF THE CERTIFIED PERSONNEL WHO PERFORMED THE ANALYSES;
   f. REFERENCES AND WRITTEN PROCEDURES , WHEN AVAILABLE, FOR THE ANALYTICAL TECHNIQUES OR METHODS USED;
   g. THE RESULTS OF SUCH ANALYSES, INCLUDING THE BENCH SHEETS, INSTRUMENT READOUTS, COMPUTER DISKS OR TAPES, ETC., USED TO DETERMINE THESE RESULTS;
   h. RESULTS WHICH EXCEED 1000 NTU SHALL BE REPORTED AS "EXCEEDS 1000 NTU;" AND
   i. CERTIFICATION STATEMENT THAT SAMPLING WAS CONDUCTED AS PER THE PLAN.
3. ALL WRITTEN CORRESPONDENCE REQUIRED BY THIS PERMIT SHALL BE SUBMITTED BY RETURN RECEIPT CERTIFIED MAIL (OR SIMILAR SERVICE) TO THE APPROPRIATE DISTRICT OFFICE OF THE EPD ACCORDING TO THE SCHEDULE IN APPENDIX A OF THIS PERMIT. THE PERMITTEE SHALL RETAIN A COPY OF THE PROOF OF SUBMITTAL AT THE CONSTRUCTION SITE OR THE PROOF OF SUBMITTAL SHALL BE READILY AVAILABLE AT A DESIGNATED LOCATION FROM COMMENCEMENT OF CONSTRUCTION UNTIL SUCH TIME AS A NOT IS SUBMITTED IN ACCORDANCE WITH PART VI.

EPD OFFICE:
COASTAL DISTRICT - BRUNSWICK OFFICE
GEORGIA ENVIRONMENTAL PROTECTION DIVISION
400 COMMERCE CENTER DRIVE
BRUNSWICK, GA 31523-8687
(912) 264-7284

ECI.3 | YES — 32. PROVIDE COMPLETE DETAILS FOR RETENTION OF RECORDS AS PER PART IV.F. PG 38 OF THE PERMIT.

RETENTION OF RECORDS

I. THE PRIMARY PERMITTEE SHALL RETAIN THE FOLLOWING RECORDS AT THE CONSTRUCTION SITE OR THE RECORDS SHALL BE READILY AVAILABLE AT A DESIGNATED ALTERNATE LOCATION FROM COMMENCEMENT OF CONSTRUCTION UNTIL SUCH TIME AS A NOTICE OF TERMINATION IS SUBMITTED IN ACCORDANCE WITH PART VI.

- COPY OF ALL NOTICES OF INTENT SUBMITTED TO EPD.
- A COPY OF THE ESⓅPC PLAN REQUIRED IN PERMIT No. GAR 100001.
- THE DESIGN PROFESSIONALS REPORT OF THE THE RESULTS OF THE INSPECTION CONDUCTED IN ACCORDANCE WITH PART IV.A.5 IN PERMIT No. GAR 100001.
- A COPY OF ALL SAMPLING INFORMATION , RESULTS, AND REPORTS REQUIRED BY IN PERMIT No. GAR 100001.
- A COPY OF ALL INSPECTION REPORTS GENERATED IN ACCORDANCE WITH PART IV.D.4.a OF PERMIT No. GAR 100001.
- A COPY OF ALL VIOLATION SUMMARIES AND VIOLATION SUMMARY REPORTS GENERATED IN ACCORDANCE WITH PART III.D.2 IN PERMIT No. GAR 100001.
- DAILY RAINFALL INFORMATION COLLECTED IN ACCORDANCE WITH PART IV.D.4.a.(2). IN PERMIT No. GAR 100001.

2. COPIES OF ALL NOTICES OF INTENT, NOTICES OF TERMINATION, INSPECTION REPORTS, SAMPLING REPORTS (INCLUDING ALL CALIBRATION AND MAINTENANCE RECORDS AND ALL ORIGINAL STRIP CHART RECORDINGS FOR CONTINUOUS MONITORING INSTRUMENTATION) OR OTHER REPORTS REQUESTED BY THE EPD, EROSION, SEDIMENTATION AND POLLUTION CONTROL PLANS, RECORDS OF ALL DATA USED TO COMPLETE THE NOTICE OF INTENT TO BE COVERED BY THIS PERMIT AND ALL OTHER RECORDS REQUIRED BY THIS PERMIT SHALL BE RETAINED BY THE PERMITTEE WHO EITHER PRODUCED OR USED IT FOR A PERIOD OF AT LEAST THREE YEARS FROM THE DATE THAT THE NOTICE OF TERMINATION IS SUBMITTED IN ACCORDANCE WITH PART VI OF THE GAR100001. THESE RECORDS MUST BE MAINTAINED AT THE PERMITTEE'S PRIMARY PLACE OF BUSINESS OR AT A DESIGNATED ALTERNATIVE LOCATION ONCE THE CONSTRUCTION ACTIVITY HAS CEASED AT THE PERMITTED SITE. THIS PERIOD MAY BE EXTENDED BY REQUEST OF THE EPD AT ANY TIME UPON WRITTEN NOTIFICATION TO THE PERMITTEE.

ECI.3 | YES — 33. DESCRIPTION OF ANALYTICAL METHODS TO BE USED TO COLLECT AND ANALYZE THE SAMPLES FROM EACH LOCATION. (PERMIT IV.D.6.a.(3) PG 33-35)

STORM WATER SAMPLES ARE TO BE ANALYZED IN ACCORDANCE WITH METHODOLOGY AND TEST PROCEDURES ESTABLISHED BY 40 CFR PART 136 AND THE GUIDANCE DOCUMENT TITLED "NPDES STORM WATER SAMPLING GUIDANCE DOCUMENT EPA 833-8-92-001.

ECI.3 | YES — 34. APPENDIX B RATIONALE FOR NTU VALUES AT ALL OUTFALL SAMPLING POINTS WHERE APPLICABLE. (PERMIT IV.D.6.a.(3) PG 33)

STORM WATER IS TO BE SAMPLED FOR NEPHELOMETRIC TURBIDITY UNITS (NTU) AT THE OUTFALL LOCATIONS. A DISCHARGE OF STORM WATER RUNOFF FROM DISTURBED AREAS WHERE BEST MANAGEMENT PRACTICES HAVE NOT BEEN PROPERLY DESIGNED, INSTALLED, AND MAINTAINED SHALL CONSTITUTE A SEPARATE VIOLATION FOR EACH DAY ON WHICH SUCH CONDITION RESULTS IN THE TURBIDITY OF THE DISCHARGE EXCEEDING 75, THE VALUE THAT WAS SELECTED FROM APPENDIX B IN PERMIT No. GAR 100001. THE NTU IS BASED UPON THE SITE ACREAGE OF 1.25 ACRES FOR THE PROJECT SITE, THE SURFACE WATER DRAINAGE AREA OF LESS THAN 4.99 SQUARE MILES AND RECEIVING WATER WHICH SUPPORTS WARM WATER FISHERIES. APPENDIX B WAS USED TO DETERMINE THE NTU ALLOWABLE AND DOWNSTREAM SAMPLING WILL BE PERFORMED FOR THIS PROJECT.

Appendix B
Nephelometric Turbidty Unit (NTU) Table
Warm Water (Suppoting Warm Water Fisheries)

	Surface Water Drainage Area, square miles							
	0-4.99	5-9.99	10-24.99	25-49.99	50-99.99	100-249.99	250-499.99	500+
1.00-10	[75]	150	200	400	750	750	750	750
10.01-25	50	100	100	200	300	500	750	750
25.01-50	50	50	100	100	200	300	750	750
50.01-100	50	50	50	100	100	150	300	600
100.01+	50	50	50	50	50	100	200	100

ECI.3 | YES — 35. DELINEATE ALL SAMPLING LOCATIONS, PERENNIAL AND INTERMITTENT STREAMS AND OTHER WATER BODIES INTO WHICH STORM WATER IS DISCHARGED. (PERMIT IV.D.6.a.(3) PG 33)

SAMPLING LOCATIONS WERE INCLUDED IN PHASE I OF THE NOBLE VINES DEVELOPMENT. PLEASE REFER TO NOBLE VINES PHASE I DEVELOPMENT PLANS FOR DELINEATION OF SAMPLING LOCATIONS.

PLAN | YES — 36. A DESCRIPTION OF APPROPRIATE CONTROLS AND MEASURES THAT WILL BE IMPLEMENTED AT THE CONSTRUCTION SITE INCLUDING (1) INITIAL SEDIMENT STORAGE REQUIREMENTS AND PERIMETER CONTROL BMP'S, (2) INTERMEDIATE GRADING AND DRAINAGE BMP'S, AND (3) FINAL BMP'S. FOR CONSTRUCTION SITES WHERE THERE WILL BE NO MASS GRADING AND THE INITIAL PERIMETER CONTROL BMP'S, INTERMEDIATE GRADING AND DRAINAGE BMP'S, AND FINAL BMP'S ARE THE SAME, THE PLAN MAY COMBINE ALL OF THE BMP'S INTO A SINGLE PHASE. (PERMIT IV.D.3 PG 27)

INITIAL PHASE - THE INITIAL PHASE OF THE ESⓅPC PLAN WILL INCLUDE THE INSTALLATION OF THE CONSTRUCTION EXIT AND SILT FENCE. TYPE NS SILT FENCE WILL BE USED. DITCHES, AS NEEDED, WILL BE CONSTRUCTED AND MAINTAINED DURING SITE CLEARING. DUST CONTROL AND MULCHING WILL BE IMPLEMENTED AS NECESSARY.

INTERMEDIATE PHASE - THE INTERMEDIATE GRADING AND DRAINAGE BMP'S WILL INCLUDE THE MAINTENANCE OF ALL SILT FENCE. SEDIMENT INLET TRAPS WILL BE INSTALLED AND MAINTAINED AS INDICATED ON THE PLANS. DUST CONTROL, MULCHING, AND TEMPORARY SEEDING WILL BE IMPLEMENTED AS NECESSARY.

FINAL PHASE - THE FINAL GRADING AND DRAINAGE BMP'S WILL INCLUDE THE MAINTENANCE OF ALL SILT FENCE. SEDIMENT INLET TRAPS WILL BE INSTALLED AND MAINTAINED AS INDICATED ON THE PLANS. PERMANENT SEEDING WILL BE IMPLEMENTED FOR SITE STABILIZATION. ONCE THE SITE IS STABILIZED, ALL TEMPORARY BMPS ARE TO BE REMOVED.

PLAN | YES — 37. GRAPHIC SCALE AND NORTH ARROW.

GRAPHIC SCALE AND NORTH ARROW ARE LOCATED ON EACH PLAN SHEET.

PLAN | YES — 38. EXISTING AND PROPOSED CONTOUR LINES WITH CONTOUR LINES DRAWN AT AN INTERVAL IN ACCORDANCE WITH THE FOLLOWING:

EXISTING AND PROPOSED CONTOUR LINES DRAWN AT AN INTERVAL OF 1' ARE SHOWN ON EACH PLAN SHEET.

| | N/A — 39. USE OF ALTERNATIVE BMP'S WHOSE PERFORMANCE HAS BEEN DOCUMENTED TO BE EQUIVALENT TO OR SUPERIOR TO CONVENTIONAL BMP'S AS CERTIFIED BY A DESIGN PROFESSIONAL (UNLESS DISAPPROVED BY EPD OR THE GEORGIA SOIL AND WATER CONSERVATION COMMISSION). PLEASE REFER TO THE ALTERNATIVE BMP GUIDANCE DOCUMENT FOUND AT www.gaswcc.org. (PERMIT IV.D.3.a(4) PG 29)

NOT APPLICABLE FOR THIS PROJECT.

| | N/A — 40. USE OF ALTERNATIVE BMP FOR APPLICATION TO THE EQUIVALENT BMP LIST. PLEASE REFER TO APPENDIX A-2 OF THE MANUAL FOR EROSION & SEDIMENT CONTROL IN GEORGIA 2016 EDITION.

NOT APPLICABLE FOR THIS PROJECT.

| | N/A — 41. DELINEATION OF THE APPLICABLE 25-FOOT OR 50-FOOT UNDISTURBED BUFFERS ADJACENT TO STATE WATERS AND ANY ADDITIONAL BUFFERS REQUIRED BY THE LOCAL ISSUING AUTHORITY. CLEARLY NOTE AND DELINEATE ALL AREAS OF IMPACT. (PERMIT IV.D.2.e PG 27)

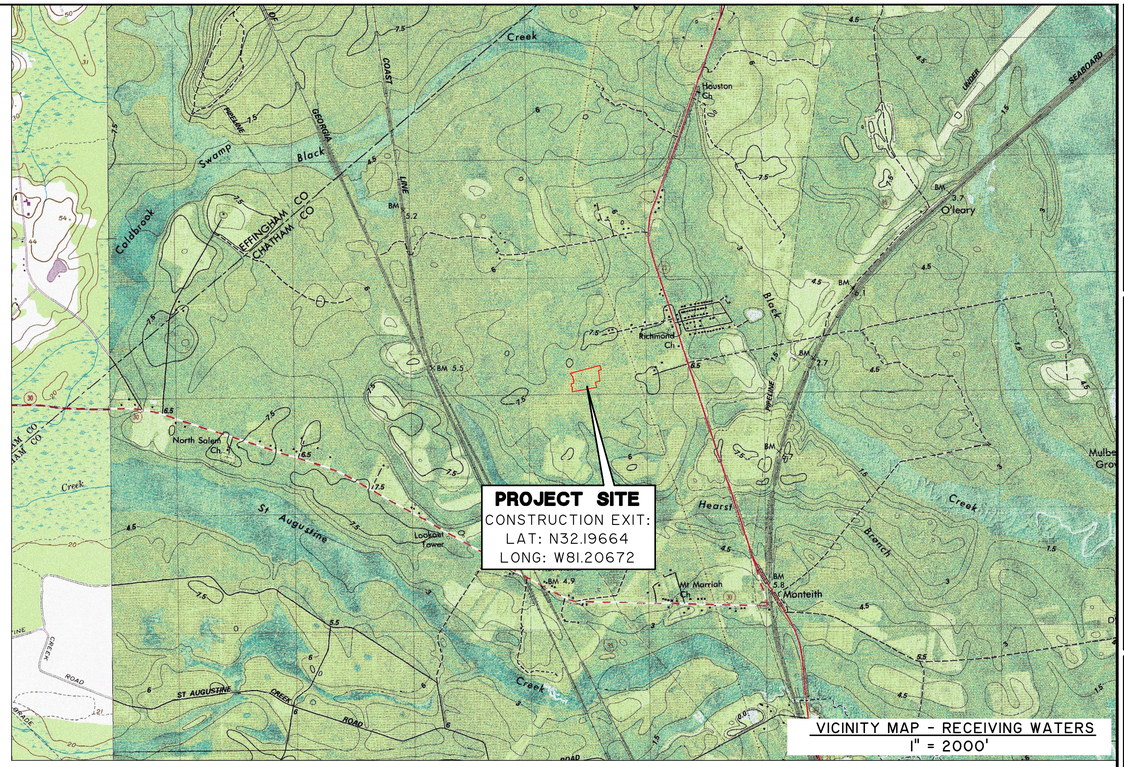
NOT APPLICABLE FOR THIS PROJECT.

PLAN | YES — 42. DELINEATION OF ON-SITE WETLANDS AND ALL STATE WATERS LOCATED ON AND WITHIN 200 FEET OF THE PROJECT SITE.

THE WETLANDS ARE DELINEATED ON THE PLANS.

PLANS | YES — 43. DELINEATION AND ACREAGE OF CONTRIBUTING DRAINAGE BASINS ON THE PROJECT SITE. (PERMIT IV.D.2.e PG 27)

ALL CONTRIBUTING DRAINAGE BASINS ON THE PROJECT SITE ARE CLEARLY DELINEATED ON THE PLAN SHEETS



VICINITY MAP - RECEIVING WATERS
1" = 2000'

REPORT | YES — 44. PROVIDE HYDROLOGY STUDY AND MAPS OF DRAINAGE BASINS FOR BOTH PRE- AND POST-DEVELOPMENT CONDITIONS.

PLEASE SEE ATTACHED REPORT WITH DETAILS FOR PRE AND POST DEVELOPMENT HYDROLOGY.

ECI.3 | YES — 45. AN ESTIMATE OF THE RUNOFF COEFFICIENT OR PEAK DISCHARGE FLOW OF THE SITE PRIOR TO AND AFTER CONSTRUCTION ACTIVITIES ARE COMPLETED. (PERMIT IV.D.2.d PG 27)

RUNOFF COEFFICIENT: PRE-CONSTRUCTION CN = 79
POST-CONSTRUCTION CN = 89.5

PLAN | YES — 46. STORM-DRAIN PIPE AND WEIR VELOCITIES WITH APPROPRIATE OUTLET PROTECTION TO ACCOMMODATE DISCHARGES WITHOUT EROSION. IDENTIFY/DELINEATE ALL STORM WATER DISCHARGE POINTS.

OUTLET PROTECTION IS PROVIDED IN THE FORM OF RIP-RAP AT ALL POINTS OF CONCENTRATED DISCHARGE.

ECI.3 | YES / PLAN — 47. SOIL SERIES FOR THE PROJECT SITE AND THEIR DELINEATION.

SOILS ARE DELINEATED ON THE EROSION CONTROL SHEETS. THE SOILS FOR THE SITE ARE: MANDARIN FINE SAND (A), PELHAM LOAMY SAND (B/D), AND POTTSBURG SAND (A).

PLAN | YES — 48. THE LIMITS OF DISTURBANCE FOR EACH PHASE OF CONSTRUCTION.

PLEASE SEE THE PLAN FOR THE DELINEATION OF THE LIMITS OF DISTURBANCE. THEY ARE THE SAME FOR ALL PHASES OF CONSTRUCTION.

ECI.3 | YES — 49. PROVIDE A MINIMUM OF 67 CUBIC YARDS OF SEDIMENT STORAGE PER ACRE DRAINED USING A TEMPORARY SEDIMENT BASIN, RETROFITTED DETENTION POND, AND/OR EXCAVATED INLET SEDIMENT TRAPS FOR EACH COMMON DRAINAGE LOCATION. SEDIMENT STORAGE VOLUME MUST BE IN PLACE PRIOR TO AND DURING ALL LAND DISTURBANCE ACTIVITIES UNTIL FINAL STABILIZATION OF THE SITE HAS BEEN ACHIEVED. A WRITTEN JUSTIFICATION EXPLAINING THE DECISION TO USE EQUIVALENT CONTROLS WHEN A SEDIMENT BASIN IS NOT ATTAINABLE MUST BE INCLUDED IN THE PLAN FOR EACH COMMON DRAINAGE LOCATION IN WHICH A SEDIMENT BASIN IS NOT PROVIDED. A WRITTEN JUSTIFICATION AS TO WHY 67 CUBIC YARDS OF STORAGE IS NOT ATTAINABLE MUST ALSO BE GIVEN. WORKSHEETS FROM THE MANUAL MUST BE INCLUDED FOR STRUCTURAL BMPs AND ALL CALCULATIONS USED BY THE STORAGE DESIGN PROFESSIONAL TO OBTAIN THE REQUIRED SEDIMENT WHEN USING EQUIVALENT CONTROLS. WHEN DISCHARGING FROM SEDIMENT BASINS AND IMPOUNDMENTS, PERMITEES ARE REQUIRED TO UTILIZE OUTLET STRUCTURES THAT WITHDRAW WATER FROM THE SURFACE, UNLESS INFEASIBLE. IF OUTLET STRUCTURES THAT WITHDRAW WATER FROM THE SURFACE ARE NOT FEASIBLE, A WRITTEN JUSTIFICATION EXPLAINING THIS DECISION MUST BE INCLUDED IN THE PLAN. (PERMIT IV.D.3.a.(3) PG 28)

SEDIMENT STORAGE - THE PERMIT REQUIRES A MINIMUM OF 67 CUBIC YARDS OF SEDIMENT STORAGE PER ACRE DRAINED.

THE SEDIMENT STORAGE REQUIREMENT WILL BE ACHIEVED BY UTILIZING PERIMETER SILT FENCE AND RETROFITTED POND SEDIMENT STORAGE

SEDIMENT STORAGE REQUIRED

ACREAGE DRAINED = 9.8

REQUIRED SEDIMENT STORAGE = 9.8 AC X 67 CY/AC = 656.6 CY

RETROFITTED DETENTION POND STORAGE:

((50,466 SF + 73,724 SF)/2) * 6 LF = 372,570 CF

372,570 CF * (0.037 CF/CY) = 13,785 CY

PERIMETER SILT FENCE

LF OF SILT FENCE FOR STORAGE = 2,406 LF * 7.5 CF OF STORAGE/LF

(4,600 LF X 7.5 CF/LF) * (CY/ 27 CF) = 1,277.7 CY

TOTAL SEDIMENT STORAGE PROVIDED BY PROPOSED BMPS = 15,062 CY

TOTAL STORAGE PROVIDED EXCEEDS STORAGE REQUIRED (656.6 CY)

PLAN | YES — 50. LOCATION OF BEST MANAGEMENT PRACTICES THAT ARE CONSISTENT WITH AND NO LESS STRINGENT THAN THE MANUAL FOR EROSION AND SEDIMENT CONTROL IN GEORGIA. USE UNIFORM CODING SYMBOLS FROM THE MANUAL,CHAPTER 6, WITH LEGEND.

PLEASE SEE THE PLAN SHEETS FOR THE LOCATION OF BEST MANAGEMENT PRACTICES THAT ARE CONSISTENT WITH AND NO LESS STRINGENT THAN THE MANUAL FOR EROSION AND SEDIMENT CONTROL IN GEORGIA USING THE UNIFORM CODING SYMBOLS FROM THE MANUAL, CHAPTER 6 WITH ACCOMPANYING LEGEND.

PLAN | YES — 51. PROVIDE DETAILED DRAWINGS FOR ALL STRUCTURAL PRACTICES. SPECIFICATIONS MUST, AT A MINIMUM, MEET THE GUIDELINES SET FORTH IN THE MANUAL FOR EROSION AND SEDIMENT CONTROL IN GEORGIA.

PLEASE SEE THE DETAIL SHEET FOR DETAILED DRAWINGS FOR ALL STRUCTURAL PRACTICES WITH SPECIFICATIONS MEETING THE GUIDELINES SET FORTH IN THE MANUAL FOR EROSION AND SEDIMENT CONTROL IN GEORGIA.

YES — 52. PROVIDE VEGETATIVE PLAN, NOTING ALL TEMPORARY AND PERMANENT VEGETATIVE PRACTICES, INCLUDE SPECIES, PLANTING DATES AND SEEDING, FERTILIZER, LIME AND MULCHING RATES. VEGETATIVE PLAN SHALL BE SITE SPECIFIC FOR APPROPRIATE TIME OF YEAR THAT SEEDING WILL TAKE PLACE AND FOR APPROPRIATE GEOGRAPHIC REGION OF GEORGIA.

PLEASE SEE THE PLAN AND DETAIL SHEETS FOR THE VEGETATIVE PLAN NOTING ALL TEMPORARY AND PERMANENT VEGETATIVE PRACTICES INCLUDING SPECIES, PLANTING DATES AND SEEDING, FERTILIZER, LIME AND MULCHING RATES. THIS PLAN IS SPECIFIC TO THE SITE AND APPROPRIATE FOR TIME OF YEAR THAT SEEDING WILL TAKE PLACE AND FOR THE APPROPRIATE GEOGRAPHIC REGION OF GEORGIA.

GEORGIA REGISTERED PROFESSIONAL ENGINEER
ISSUED
NATHAN B. LONG
PROFESSIONAL ENGINEER
PROFESSIONAL CERTIFICATION # 0040062
NATHAN B. LONG

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA
NOBLE VINES
EROSION CONTROL NOTES

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	NTS

EC1.3

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

SOIL LEGEND		
SYMBOL	DESCRIPTION	HYDROLOGIC RATING
Pn	POOLER FINE SANDY LOAM	C/D
Oj	OGEECHEE LOAMY FINE SAND	B/D
Cc	CAPE FEAR SOILS	C/D

N/F
KEVIN & BRYAN GR
PIN: 7-0976-02-

Sd1-NS

LIMITS OF DISTURBANCE (TYP.)

TREE PROTECTION (TYP.)

1/2" REBAR FOUND

3"x3" CMF

DOUBLE ROW SILT FENCING

25' SETBACK

Pn (C/D)

Oj (B/D)

Du
Ds1 Ds2

SOIL BOUNDARY (TYP.)

MATCH LINE THIS SHEET

EXISTING POND
TOB: 21.5
NWL: 17.5
BOT: 11.5
25-YR: 19.60
100-YR: 20.14

Sd1-S

Cc (C/D)

ROAD

LOD

CONCRETE WASHOUT

CONSTRUCTION EXIT
N: 800,279.28
E: 953,106.63
LAT: 32.19665
LONG: -81.20672

Co

30' SETBACK

GRAPHIC SCALE
(IN FEET)
1 inch = 30 ft.

GEORGIA REGISTERED 818322 PROFESSIONAL ENGINEER
NATHAN B. LONG
CONCURRENT ENGINEER
ON BEHALF OF
CERTIFICATION #
0000243402

NO.	REVISIONS	BY	DATE

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Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA

NOBLE VINES

ES & PC PLAN - INITIAL PHASE

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	1" = 30'

EC2.1

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

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N/F
KEVIN & BRYAN GR
PIN: 7-0976-02-

GRAPHIC SCALE
30 0 15 30 60 120
(IN FEET)
1 inch = 30 ft.

Sd1-NS
Sd2-F
Du
Ds1 Ds2
Sd1-S
St 1
St 2
St 3
St 4
Co

LIMITS OF DISTURBANCE (TYP.)
DOUBLE ROW SILT FENCING
TREE PROTECTION (TYP.)
25' SETBACK
50' SETBACK
3"x3" CMF
1/2" REBAR FOUND
MATCH LINE THIS SHEET
EXISTING POND
TOB: 21.5
NWL: 17.5
BOT: 11.5
25-YR: 19.60
100-YR: 20.14
CONCRETE WASHOUT
CONSTRUCTION EXIT
N: 800,279.28
E: 953,106.63
LAT: 32.19665
LONG: -81.20672
ROAD
LOD

GEORGIA REGISTERED
NATHAN B. LONG
NO. 032832
PROFESSIONAL ENGINEER
DESIGN PROFESSIONAL IN RESPONSIBLE CHARGE
COA#0003402

NO.	REVISIONS	BY	DATE

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CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA

NOBLE VINES

ES & PC PLAN – INTERMEDIATE PHASE

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	1" = 30'

EC3.1

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

GRAPHIC SCALE

30 0 15 30 60 120

(IN FEET)
1 inch = 30 ft.

N/F
KEVIN & BRYAN GR
PIN: 7-0976-02-

Sd1-NS
Sd2-F
Sd2-G
Sd1-S
Ds3
St 1
St 2
St 3
St 4

LIMITS OF DISTURBANCE (TYP.)
DOUBLE ROW SILT FENCING
TREE PROTECTION (TYP.)
25' SETBACK
40' SETBACK

ROAD ONE
ROAD TWO
ROAD THREE
ROAD FIVE
ROAD SEVEN
ROAD EIGHT
MAIN ENTRANCE

MATCH LINE THIS SHEET

EXISTING POND
TOB: 21.5
NWL: 17.5
BOT: 11.5
25-YR: 19.60
100-YR: 20.14

CONSTRUCTION EXIT
N: 800,279.28
E: 953,106.63
LAT: 32.19665
LONG: -81.20672

CONCRETE WASHOUT

Co

GEORGIA
REGISTERED
PROFESSIONAL
ENGINEER
NATHAN B. LONG
GEORGIA PE #034274
DESIGN PROFESSIONAL
IN RESPONSIBLE CHARGE
0000024602

NO.	REVISIONS	BY	DATE

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CLARET COMMUNITIES
PORT WENTWORTH, GEORGIA

NOBLE VINES

ES & PC PLAN – FINAL PHASE

JOB NO:	J-28896.0003
DATE:	08/12/22
DRAWN:	CGC
DESIGNED:	JTD
REVIEWED:	NBL
APPROVED:	NBL
SCALE:	1" = 30'

EC4.1

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

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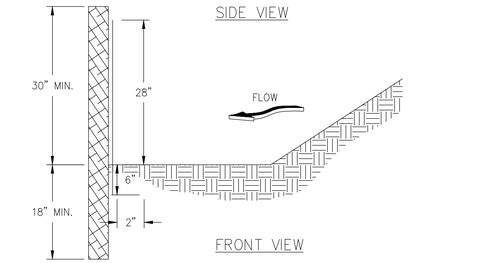
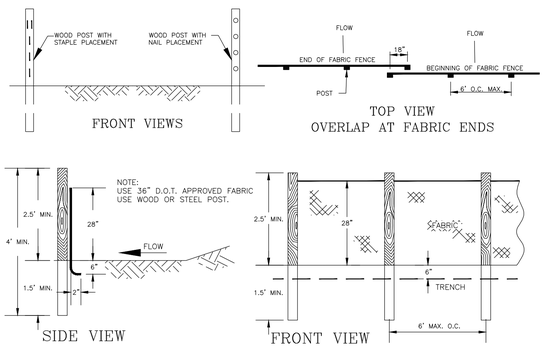


NOTES:
1. USE STEEL OR WOOD POSTS OR AS SPECIFIED BY THE EROSION, SEDIMENTATION, AND POLLUTION CONTROL PLAN.
2. HEIGHT 28" IS TO BE SHOWN ON THE EROSION, SEDIMENTATION, AND POLLUTION CONTROL PLAN.

SILT FENCE - TYPE SENSITIVE

NOT TO SCALE

Sdl-S



TYPE A SILT FENCE (36")

USE:
1) ON DEVELOPMENTS WHERE THE LIFE OF THE PROJECT IS GREATER THAN OR EQUAL TO 6 MONTHS.
2) WHERE THE SLOPE GRADIENT IS STEEPER THAN 3:1.

POST SIZE

MIN. LENGTH	TYPE OF POST	SIZE OF POST
4'	SOFT WOOD	3" DIA. OR 2X4
4'	OAK	1.5"X1.5"
4'	STEEL	1.3 LBS/FT. MIN.

FASTENERS FOR WOOD POST (WIRE STAPLES)

GAUGE	CROWN	LEGS	STAPLES/POST
17 MIN.	3/4" WIDE	1/2" LONG	5 MIN.

FASTENERS FOR WOOD POST (NAILS)

GAUGE	LENGTH	BUTTON HEADS	NAIL/POST
14 MIN.	1"	3/4"	4 MIN.

NOTE: FILTER FABRIC MAY ALSO BE ATTACHED TO THE POST BY WIRE, CORD, AND POCKETS.

FENCE

TENSILE STRENGTH (LBS MIN) (1) (ASTM D-4632)	ELONGATION (2MAX) (ASTM D-4632)	AOS (APPARENT OPENING SIZE) (MAX. SIEVE SIZE) (ASTM D-4751)	FLOW RATE (GAL/MIN/SQ. FT.) (GDT-87)	UL TRAVIOLET STABILITY (2) (ASTM D-4632 AFTER 300 HOURS WEATHERING IN ACCORDANCE WITH ASTM D-4355)	BURSTING STRENGTH (PSI MIN.) (ASTM D-3786 DIAPHRAGM BURSTING STRENGTH TESTER)	MIN. FABRIC WIDTH (INCHES)
WARP-120 FILL-100	40	#30	25	80	175	36

(1) MIN. ROLL AVERAGE OF FIVE SPECIMENS.
(2) PERCENT OF REQUIRED INITIAL MIN. TENSILE STRENGTH.

NOTE:
SEDIMENT SHALL BE REMOVED ONCE IT HAS ACCUMULATED TO ONE-HALF THE ORIGINAL HEIGHT OF THE BARRIER. FILTER FABRIC SHALL BE REPLACED WHENEVER IT HAS DETERIORATED TO SUCH AN EXTENT THAT THE EFFECTIVENESS OF THE FABRIC IS REDUCED (APPROXIMATELY SIX MONTHS). TEMPORARY SEDIMENT BARRIERS SHALL REMAIN IN PLACE UNTIL DISTURBED AREAS HAVE BEEN PERMANENTLY STABILIZED. ALL SEDIMENT ACCUMULATED AT THE BARRIER SHALL BE REMOVED AND PROPERLY DISPOSED OF BEFORE THE BARRIER IS REMOVED.

SILT FENCE - TYPE NON-SENSITIVE

NOT TO SCALE

Sdl-NS

Dust Control on Disturbed Areas

Du

DEFINITION

Controlling surface and air movement of dust on construction sites, roads, and demolition sites.

PURPOSE

- To prevent surface and air movement of dust from exposed soil surfaces.
- To reduce the presence of airborne substances that may be harmful or injurious to human health, welfare, or safety, or to animals or plant life.

CONDITIONS

This practice is applicable to areas subject to surface and air movement of dust where on and off-site damage may occur without treatment.

METHOD AND MATERIALS

A. Temporary Methods

Mulches. See standard **Ds1 - Disturbed Area Stabilization (With Mulching Only)**. Synthetic resins may be used instead of asphalt to bind mulch material. Refer to specification **Tac - Tackifiers**. Resins should be used according to manufacturer's recommendations.

Vegetative Cover. See specification **Ds2 - Disturbed Area Stabilization (With Temporary Seeding)**.

Spray-on Adhesives. These are used on mineral soils (not effective on muck soils). Keep traffic off these areas. Refer to specification **Tac - Tackifiers.**

Tillage. This practice is designed to roughen and bring clods to the surface. It is an emergency measure that should be used before wind erosion starts. Begin plowing on windward side of site. Chisel-type plows spaced about 12 inches apart, spring-toothed harrows, and similar plows are examples of equipment that may produce the desired effect.

Irrigation. This is generally done as an emergency treatment. Site is sprinkled with water until the surface is wet. Repeat as needed.

Barriers. Solid board fences, snowfences, burlap fences, crate walls, bales of hay and similar material can be used to control air currents and soil blowing. Barriers placed at right angles to prevailing currents at intervals of about 15 times their height are effective in controlling wind erosion.

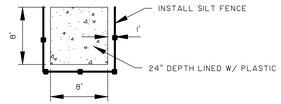
Calcium Chloride. Apply at rate that will keep surface moist. May need retreatment.

B. Permanent Methods

Permanent Vegetation. See specification **Ds3 -Disturbed Area Stabilization (With Permanent Vegetation)**. Existing trees and large shrubs may afford valuable protection if left in place.

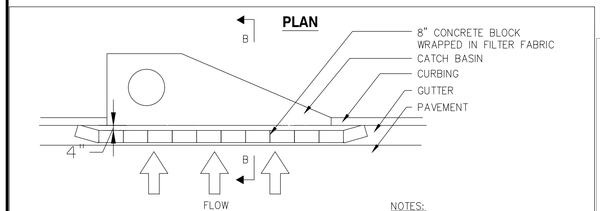
Topsoiling. This entails covering the surface with less erosive soil material. See specification **Tp - Topsoiling**.

Stone. Cover surface with crushed stone or coarse gravel. See specification **Cr-Construction Road Stabilization**.

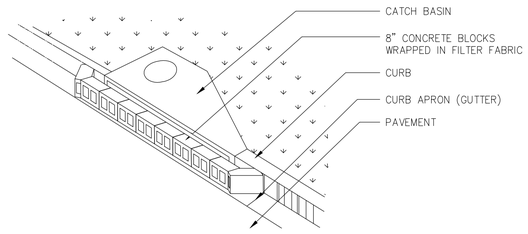


CONCRETE WASHOUT DETAIL

NOT TO SCALE



NOTES:
1. INSTALL FILTER AFTER ANY ASPHALT PAVEMENT INSTALLATION.
2. WRAP 8" CONCRETE BLOCKS IN FILTER FABRIC AND SPAN ACROSS CATCH BASIN INLET.
3. FACE OPENINGS IN BLOCKS OUTWARD.
4. LEAVE A GAP OF APPROXIMATELY 4 INCHES BETWEEN THE CURB AND THE FILTERS TO ALLOW FOR OVERFLOW TO PREVENT HAZARDOUS PONDING.
5. INSTALL OUTLET PROTECTION BELOW STORM DRAIN OUTLETS.



CURB INLET FILTER "PIGS IN BLANKET" CURB INLET PROTECTION

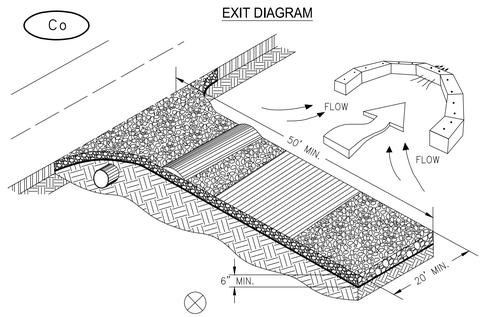
NOT TO SCALE

Sd2-P

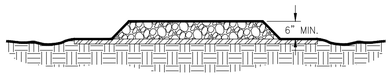
CRUSHED STONE CONSTRUCTION EXIT

Co

EXIT DIAGRAM



ENTRANCE ELEVATION

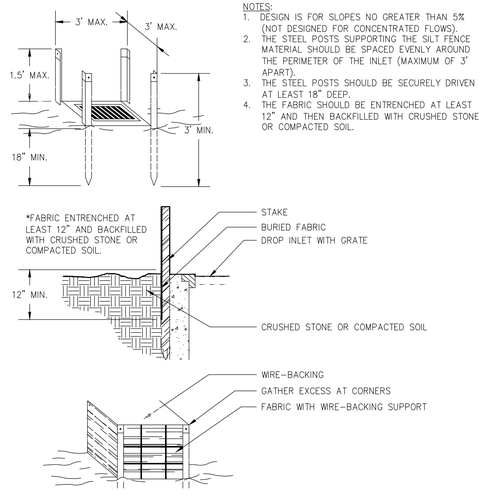


NOTES:
1. AVOID LOCATING ON STEEP SLOPES OR AT CURVES ON PUBLIC ROADS.
2. REMOVE ALL VEGETATION AND OTHER UNSUITABLE MATERIAL FROM THE FOUNDATION AREA, GRADE, AND CROWN FOR POSITIVE DRAINAGE.
3. AGGREGATE SIZE SHALL BE IN ACCORDANCE WITH NATIONAL STONE ASSOCIATION R-2 (1.5"-3.5" STONE).
4. GRAVEL PAD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

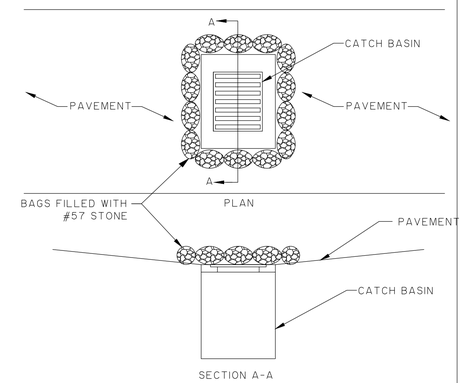
FABRIC AND SUPPORTING FRAME FOR INLET PROTECTION

Sd2-F

STEEL FRAME AND SILT FENCE INSTALLATION



NOTES:
1. DESIGN IS FOR SLOPES NO GREATER THAN 5% (NOT DESIGNED FOR CONCENTRATED FLOWS).
2. THE STEEL POSTS SUPPORTING THE SILT FENCE MATERIAL SHOULD BE SPACED EVENLY AROUND THE PERIMETER OF THE INLET (MAXIMUM OF 3' APART).
3. THE STEEL POSTS SHOULD BE SECURELY DRIVEN AT LEAST 18" DEEP.
4. THE FABRIC SHOULD BE ENTRENCHED AT LEAST 12" AND THEN BACKFILLED WITH CRUSHED STONE OR COMPACTED SOIL.



NOTE: INSTALL FILTER AFTER ANY ASPHALT PAVEMENT INSTALLATION

INLET SEDIMENT TRAP GRAVEL BAGS

NOT TO SCALE

Sd2-G

GEORGIA REGISTERED LANDSCAPE ARCHITECT 002328 NATHAN B. LONG 1/31/2023
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NOBLE VINES

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EC5.1

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Site Plan Civil Drawings 12.13.22 (2814 : Site Plan Review Noble Vines Ph 2 APRIL 2023)

Disturbed Area Stabilization (With Mulching Only) Ds1

DEFINITION
Applying plant residues or other suitable materials, produced on the site if possible, to the soil surface.

PURPOSE
- To reduce runoff and erosion
- To conserve moisture
- To prevent surface compaction or crusting
- To control undesirable vegetation
- To modify soil temperature
- To increase biological activity in the soil

REQUIREMENT FOR REGULATORY COMPLIANCE
Mulch or temporary grassing shall be applied to all exposed areas within 14 days of disturbance. Mulch can be used as a singular erosion control device for up to six months, but it shall be applied at the appropriate depth, depending on the material used, anchored and have a continuous 90% cover or greater of the soil surface.

Maintenance shall be required to maintain appropriate depth and 90% cover. Temporary vegetation may be employed instead of mulch if the area will remain undisturbed for less than six months.

If any area will remain undisturbed for greater than six months, permanent vegetative techniques shall be employed. Refer to **Ds2 -Disturbed Area Stabilization (With Temporary Seeding), Ds3 - Disturbed Area Stabilization (With Permanent Seeding), and Ds4 - Disturbed Area Stabilization (With Sodding)**.

SPECIFICATIONS
Mulching Without Seeding
This standard applies to graded or cleared areas where seedings may not have a suitable growing season to produce an erosion retardant cover, but can be stabilized with a mulch cover.

Site Preparation
1. Grade to permit the use of equipment for applying and anchoring mulch.
2. Install needed erosion control measures as required such as dikes, diversions, berms, terraces and sediment barriers.
3. Loosen compact soil to a minimum depth of 3 inches.

Mulching Materials
Select one of the following materials and apply at the depth indicated:
1. Dry straw or hay shall be applied at a depth of 2 to 4 inches providing complete soil coverage. One advantage of this material is easy application.
2. Wood waste (chips, sawdust or bark) shall be applied at a depth of 2 to 3 inches. Organic material from the clearing stage of development should remain on site, be chipped, and applied as mulch. This method of mulching can greatly reduce erosion control costs.
3. Polyethylene film shall be secured over banks or stockpiled soil material for temporary protection. This material can be salvaged and re-used.

Applying Mulch
When mulch is used without seeding, mulch shall be applied to provide full coverage of the exposed area.
1. Dry straw or hay mulch and wood chips shall be applied uniformly by hand or by mechanical equipment.

Disturbed Area Stabilization (With Temporary Seeding) Ds2

DEFINITION
The establishment of temporary vegetative cover with fast growing seedings for seasonal protection on disturbed or denuded areas.

PURPOSE
- To reduce runoff and sediment damage of down stream resources
- To protect the soil surface from erosion
- To improve wildlife habitat
- To improve aesthetics
- To improve tilth, infiltration and aeration as well as organic matter for permanent plantings

REQUIREMENT FOR REGULATORY COMPLIANCE
Mulch or temporary grassing shall be applied to all exposed areas within 14 days of disturbance. Temporary grassing, instead of mulch, can be applied to rough graded areas that will be exposed for less than six months. If an area is expected to be undisturbed for longer than six months, permanent perennial vegetation shall be used. If optimum planting conditions for temporary grassing is lacking, mulch can be used as a singular erosion control device for up to six months but it shall be applied at the appropriate depth, anchored, and have a continuous 90% cover or greater of the soil surface. Refer to specification **Ds1-Disturbed Area Stabilization (With Temporary Seeding).**

CONDITIONS
Temporary vegetative measures should be coordinated with permanent measures to assure economical and effective stabilization. Most types of temporary vegetation are ideal to use as companion crops until the permanent vegetation is established. Note: Some species of temporary vegetation are not appropriate for companion crop plantings because of their potential to out-compete the desired species (e.g. annual ryegrass). Contact NRCS or the local SWCD for more information.

SPECIFICATIONS
Grading and Shaping
Excessive water run-off shall be reduced by properly designed and installed erosion control practices such as closed drains, ditches, dikes, diversions, sediment barriers and others.

No shaping or grading is required if slopes can be stabilized by hand-seeded vegetation or if hydraulic seeding equipment is to be used.

Seedbed Preparation
When a hydraulic seeder is used, seedbed preparation is not required. When using conventional or hand-seeding, seedbed preparation is not required if the soil material is loose and not sealed by rainfall.

When soil has been sealed by rainfall or consists of smooth cut slopes, the soil shall be pitted, trenched or otherwise scarified to provide a place for seed to lodge and germinate.

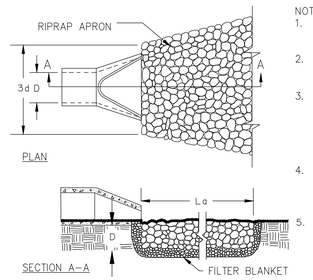
Lime and Fertilizer
Agricultural lime is required unless soil tests indicate otherwise. Apply agricultural lime at a rate determined by soil test for pH. Quick acting lime should be incorporated to modify pH during the germination period. Bio stimulants should also be considered when there is less than 3% organic matter in the soil. Graded areas require lime application. Soils must be tested to determine required amounts of fertilizer and amendments. Fertilizer should be applied before land preparation and incorporated with a disk, ripper, or chisel. On slopes too steep for, or inaccessible to equipment, fertilizer shall be hydraulically applied, preferably in the first pass with seed and some hydraulic mulch, then topped with the remaining required application rate.

Seeding
Select a grass or grass-legume mixture suitable to the area and season of the year. Seed shall be applied uniformly by hand, cyclone seeder, drill, culti-packer-seeder, or hydraulic seeder (slurry including seed and fertilizer). Drill or cultipacker seeders should normally place seed one-quarter to one-half inch deep. Appropriate depth of planting is ten times the seed diameter. Soil should be "raked" lightly to cover seed with soil if seeded by hand. See Table 6-4.1

Mulching
Temporary vegetation can, in most cases, be established without the use of mulch, provided there is little to no erosion potential. However, the use of mulch can often accelerate and enhance germination and vegetation establishment. Mulch without seeding should be considered for short term protection. Refer to **Ds1 - Disturbed Area Stabilization (With Mulching Only)**.

Irrigation
During times of drought, water shall be applied at a rate not causing runoff and erosion. The soil shall be thoroughly wetted to a depth that will insure germination of the seed. Subsequent applications should be made when needed.

PIPE OUTLET TO FLAT AREA -- NO WELL DEFINED CHANNEL



NOTES:
1. La IS THE LENGTH OF THE RIPRAP APRON.
2. D = 1.5 TIMES THE MAXIMUM STONE DIAMETER BUT NOT LESS THAN 6".
3. IN A WELL-DEFINED CHANNEL, EXTEND THE APRON UP THE CHANNEL BANKS TO AN ELEVATION OF 6" ABOVE THE MAXIMUM TAILWATER DEPTH OR TO THE TOP OF THE BANK (WHICHEVER IS LESS).
4. A FILTER BLANKET OR FILTER FABRIC SHOULD BE INSTALLED BETWEEN THE RIPRAP AND THE SOIL FOUNDATION.
5. La = 10'
   Wl = 4'
   W2 = 12'
   d50 = 3.6"
   dMAX = 5.4"
   D = 8.1"

PIPE OUTLET TO WELL DEFINED CHANNEL

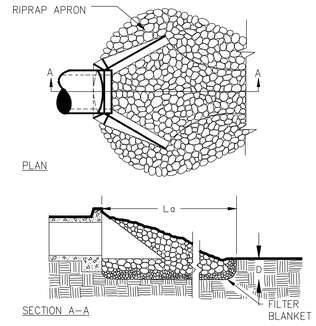


Table 1. Mulching Application Requirements

Material	Rate	Depth
Straw or hay	-	2" to 4"
Wood waste, chips, sawdust, bark	-	2" to 3"
Polyethylene film	Secure with soil, anchors, weights	-
Geotextiles, jute matting, netting, etc.	See manufacturer's recommentations	-

RIPRAP OUTLET PROTECTION

NOT TO SCALE

St

OUTLET PROTECTION DESIGN CRITERIA #1 (St)

OUTLET OPENING :	42"
FLOW RATE (CFS):	13.12
VELOCITY (FPS):	5.34
TAILWATER CONDITION: (MIN. or MAX.)	MIN
d_{50} RIPRAP SIZE:	0.75'
d_{MAX} RIPRAP SIZE:	1.12'
MIN. RIPRAP THICKNESS(D):	1.69'
La:	22'
Wup:	10.5'
Wdown :	25.5'

OUTLET PROTECTION DESIGN CRITERIA #2 (St)

OUTLET OPENING :	42"
FLOW RATE (CFS):	13.45
VELOCITY (FPS):	6.44
TAILWATER CONDITION: (MIN. or MAX.)	MIN
d_{50} RIPRAP SIZE:	0.75'
d_{MAX} RIPRAP SIZE:	1.12'
MIN. RIPRAP THICKNESS(D):	1.69'
La:	22'
Wup:	10.5'
Wdown :	25.5'

OUTLET PROTECTION DESIGN CRITERIA #3 (St)

OUTLET OPENING :	36"
FLOW RATE (CFS):	13.50
VELOCITY (FPS):	4.78
TAILWATER CONDITION: (MIN. or MAX.)	MIN
d_{50} RIPRAP SIZE:	0.60'
d_{MAX} RIPRAP SIZE:	0.90'
MIN. RIPRAP THICKNESS(D):	1.35'
La:	19'
Wup:	9'
Wdown :	22'

OUTLET PROTECTION DESIGN CRITERIA #4 (St)

OUTLET OPENING :	36"
FLOW RATE (CFS):	7.17
VELOCITY (FPS):	4.38
TAILWATER CONDITION: (MIN. or MAX.)	MIN
d_{50} RIPRAP SIZE:	0.60'
d_{MAX} RIPRAP SIZE:	0.90'
MIN. RIPRAP THICKNESS(D):	1.35'
La:	19'
Wup:	9'
Wdown :	22'

SOIL LEGEND

SYMBOL	DESCRIPTION	HYDROLOGIC RATING
Pn	POOLER FINE SANDY LOAM	C/D
Oj	OCILLA COMPLEX	B/D
Cc	CAPE FEAR SOILS	C/D

EROSION CONTROL LEGEND

DESCRIPTION	PLAN SYMBOL
DISTURBED AREA STABILIZATION (MULCHING ONLY)	Ds1
DISTURBED AREA STABILIZATION (TEMPORARY SEEDING)	Ds2
DISTURBED AREA STABILIZATION (PERMANENT VEGETATION)	Ds3
DUST CONTROL	Du
CHECK DAM (STONE)	Cd-S
CONSTRUCTION EXIT	Co
SILT FENCE - TYPE NS	Sd1-NS
SILT FENCE - TYPE S	
INLET SEDIMENT TRAP (FILTER FABRIC WITH FRAME)	Sd2-F
INLET SEDIMENT TRAP (CURB INLET)	Sd2-P
STORM DRAIN OUTLET PROTECTION	St
SLOTTED BOARD DAM	
NPDES MONITORING LOCATION	
CONCRETE WASHOUT	

GEORGIA REGISTERED 18328 PROFESSIONAL ENGINEER NATHAN B. LONG
NATHAN B. LONG 18328 GEORGIA REGISTERED PROFESSIONAL ENGINEER 08/12/22

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NOBLE VINES

ES & PC DETAILS

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EC5.2

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Table 6-5.2- Permanent Cover Crops

PLANT, PLANTING RATE, AND PLANTING DATE FOR PERMANENT COVER [1]

Species	Broadcast Rates		Resource Area[3]	Planting Dates by Resource Area (Solid lines indicate optimum dates, dotted lines indicate permissible but marginal dates.) J F M A M J J A S O N D	Remarks
	Rate Per Acre[2]	Pure Live Seed (PLS) Per 1000 sqft			
BAHIA, PENSACOLA *Paspalum notatum*					
alone or with temporary cover	60 lbs	1.4 lbs	P		186,000 seed per pound. Low growing. Sod forming. Slow to establish. Plant with a companion crop. Will spread into bermuda pastures and awns. Mix with Sericea lespedeza or weeping lovegrass.
with other perennials	30 lbs	0.7 lb	C		
BAHIA, WILMINGTON *Paspalum notatum*					
alone or with temporary cover	60 lbs	1.4 lb	M-L		
with other perennials	30 lbs	0.7 lb	P		Same as above.
BERMUDA, COMMON *Cynodon dactylon*					
Hulled seed			P		
alone	10 lbs	0.2 lb	C		1,787,000 seed per pound. Quick cover. Low growing and sod forming. Full sun. Good for athletic fileds.
with other perennials	6 lbs	0.7 lb			
BERMUDA, COMMON *Cynodon dactylon*					
Unhulled seed					
with temporary cover	10 lbs	0.2 lb	P		Plant with winter annuals.
with other perennials	6 lbs	0.1 lb	C		Plant with Tall Fescue

Table 6-5.2- Permanent Cover Crops

PLANT, PLANTING RATE, AND PLANTING DATE FOR PERMANENT COVER [1]

Species	Broadcast Rates		Resource Area[3]	Planting Dates by Resource Area (Solid lines indicate optimum dates, dotted lines indicate permissible but marginal dates.) J F M A M J J A S O N D	Remarks
	Rate Per Acre[2]	Pure Live Seed (PLS) Per 1000 sqft			
BERMUDA SPRIGS *Cynodon dactylon*					
Coastal, Common, Midland, or Tift 44	40 cu ft or sod plugs 3' x3'	0.9 cu ft	M-L		A cubic foot contains approximately 650 sprigs. A bushel contains 1.25 cubic feet or approximately 800 springs.
Coastal, Common, of Tift 44			P C		Same as above.
Tift 78			C		Southern Coastal Plain only
CENTIPEDE *Eremochloa ophuiroides*					
	Black sod only		P C		Drought tolerant. Full sun or partial shade. Effective adjacent to concrete and in concentrated flow areas. Irrigation is needed until fully established. Do not plant near pastures. Winterhardy as far as north Athens and Atlanta
CROWNVETECH Coronilla varia					
with winter annuals or cool season grasses	15 lbs	0.3 lb	M-L P		100,000 seed per pound. Dense growth. Drought tolerant and fire resistant. Attractive rose, pink and white blossoms spring to late fall. Mix with 30 pounds of Tall fescue or 15 pounds of rye. Inoculate see with M inoculant. Use from North Atlanta and Northward.

Table 6-5.2- Permanent Cover Crops

PLANT, PLANTING RATE, AND PLANTING DATE FOR PERMANENT COVER [1]

Species	Broadcast Rates		Resource Area[3]	Planting Dates by Resource Area (Solid lines indicate optimum dates, dotted lines indicate permissible but marginal dates.) J F M A M J J A S O N D	Remarks
	Rate Per Acre[2]	Pure Live Seed (PLS) Per 1000 sqft			
FESCUE, TALL *Festuca arundinacea*					
alone	50 lbs	1.1 lb	M-L		227,000 seed per pound. Use alone only on better sites. Mix with perennial lespedeza or Crownvetch. Apply topdressing in spring following fall plantings. Not for heavy use areas or athletic fields.
with other perennials	30 lbs	0.7 lb	P		
KUDZU *Pueraria thumbergiana*					
Plants or crowns	3' - 7' apart		ALL		Rapid and vigorous growth. Excellent in gully erosion control. Will climb. Good livestock forage.
LESPEDEZA SERICEA *Lespedeza cuneata*					
scarified	60 lbs	1.4 lb	M-L P C		350,000 seed per pound. Widely adapted. Low maintenace. Mix with Weeping lovegrass, Common bermuda, bahia, or tall fescue. Takes 2 to 3 years to become fully established. Excellent on roadbanks. Inoculate seed with EL inoculant.
unscarified	75 lbs	1.7 lb	M-L P C		Mix with Tall fesue or winter annuals.
seed- bearing hay	3 tons	1338 lbs	M-L P C		Cut when seed mixture is mature, but before, it shatters. Add Tall fescue or winter annuals.

Table 6-5.2- Permanent Cover Crops

PLANT, PLANTING RATE, AND PLANTING DATE FOR PERMANENT COVER [1]

Species	Broadcast Rates		Resource Area[3]	Planting Dates by Resource Area (Solid lines indicate optimum dates, dotted lines indicate permissible but marginal dates.) J F M A M J J A S O N D	Remarks
	Rate Per Acre[2]	Pure Live Seed (PLS) Per 1000 sqft			
LESPEDEZA Ambro virgata *Lespedeza virgata DC* or Appalow *Lespedeza cuneata (Dumont) G. Don)*					
scarified	60 lbs	1.4 lb	M-L P C		300,000 seed per pound. Height of growth is 18 to 24 inches. Advantageous in urban areas. Spreading-type growth. New growth has bronze coloration. Mix with weeping lovegrass, common bermuda, bahia, tall fescue or winter annuals. Do not mix with Sericea lespedeza. Slow to develop solid stands. Inoculate seed with EL inoculant.
unscarified	75 lbs	1.7 lb	M-L P C		
LESPEDEZA, SHRUB *Lespedeza bicolor Lespedeza thumbergii*					
plants	3' x3'		M-L P C		Provide wildlife food and cover.
LOVEGRASS, WEEPING *Eragrostis curvula*					
alone	4 lbs	0.1 lb	M-L P C		1,500,000 seed per pound. Quick cover. Drought tolerant. Grows well with Sericea lespedeza on roadbanks.
with other perennials	2 lbs	0.05 lb			

Table 6-5.2- Permanent Cover Crops

PLANT, PLANTING RATE, AND PLANTING DATE FOR PERMANENT COVER [1]

Species	Broadcast Rates		Resource Area[3]	Planting Dates by Resource Area (Solid lines indicate optimum dates, dotted lines indicate permissible but marginal dates.) J F M A M J J A S O N D	Remarks
	Rate Per Acre[2]	Pure Live Seed (PLS) Per 1000 sqft			
MAIDENCANE *Panicum hemitomon*					
sprigs	2' x 3' spacing	ALL			For very wet sites. May clog channels. Dig sprigs from local sources. Use along river banks and shorelines.
PANICGRASS, ATLANTIC COASTAL *Panicum amarum var amarulkum*					
	20 lbs	0.5 lb	P C		Grows well on coastal sand dunes, borrow areas, and gravel pits. Provides winter cover for wildlife. Mix with Sericea lespedeza except on sand dunes.
REED CANARY GRASS *Phalaris arundinacea*					
alone	50 lbs	1.1 lb	M-L		
with other perennials	30 lbs	0.7 lb	P		Grows similar to Tall fescue
SUNFLOWER, 'AZTEC' MAXIMILLIAN *Helianthus maximiliani*					
	10 lbs	0.2 lb	M-L P C		227,000 seed per pound. Mix with Weeping lovegrass or other low-grwoing grasses or legumes.

1 Reduce seeding rates by 50% when drilled
2 PLS is an abbreviation for Pure Live Seed. Refer to Section V.E. of these specifications.
3 M-L represents to Mountain; Blue Ridge; and Ridges and Valleys MLRAs
P represents the Southern Piedmont MLRA
C represents the Souther Coastal Plain;Sand Hills;Black Lands;and Atlantic Coast Flatwoods MLRAs. See Figure 6-4.1

Table 6-4.1 - Temporary Cover or Companion Cover Crops

PLANT, PLANTING RATE, AND PLANTING DATE FOR TEMPORARY COVER OR COMPANION CROPS [1]

Species	Broadcast Rates		Resource Area[3]	Planting Dates by Resource Area (Solid lines indicate optimum dates, dotted lines indicate permissible but marginal dates.) J F M A M J J A S O N D	Remarks
	Rate Per Acre[2]	Pure Live Seed (PLS) Per 1000 sqft			
BARLEY *Hordeum vulgare*					
alone	3 bu. (144 lbs)	3.3 lbs	M-L		14,000 seed per pound. Winter hardy. Use on productive soils.
in mixture	1/2 bu. (24lbs)	0.6 lb	P C		
LESPEDEZA, ANNUAL *Lespedeza striata*					
alone	40 lbs	0.9 lb	M-L		200,000 seed per pound. May volunteer for several years. Use inoculant EL.
in mixture	10 lbs	0.2 lb	P C		
LOVEGRASS, WEEPING *Eragrostis curvula*					
alone	4 lbs	0.1 lb	M-L		1,500,000 seed per pound. May last for several years. Mix with *Sericea lespedeza*.
in mixture	2 lbs	0.05 lb	P C		
MILLET, BROWNTOP *Panicum fasciculatum*					
alone	40 lbs	0.9 lb	M-L		137,000 seed per pound. Quick dense cover. Will provide excessive competion in mixtures if seeded at high rate.
in mixture	10 lbs	0.2 lb	P C		

Species	Broadcast Rates		Resource Area[3]	Planting Dates by Resource Area (Solid lines indicate optimum dates, dotted lines indicate permissible but marginal dates.) J F M A M J J A S O N D	Remarks
	Rate Per Acre[2]	Pure Live Seed (PLS) Per 1000 sqft			
MILLET, PEARL *Pennesetum glaucum*					
alone	50 lbs	1.1 lbs	M-L P C		68,000 seed per pound. Quick dense cover. May reach 5 feet in height. Not recommended for mixtures.
OATS *Avena sativa*					
alone	4 bu. (128 lbs)	2.9 lbs	M-L		13,000 seed per pound. Use on productive soils. Not as a winter hardy as rye or barley.
in mixture	1 bu. (32 lbs)	0.7 lb	P C		
RYE *Secale cereale*					
alone	3 bu. (168 lbs)	3.9 lbs	M-L		18,000 seed per pound. Quick cover. Drought tolerant and winter hardy.
in mixture	1/2 bu. (28 lbs)	0.6 lb	P C		
RYEGRASS, ANNUAL *Lolium temulentum*					
alone	40 lbs	0.9 lb	M-L P C		227,000 seed per pound. Dense cover. Very competitive and is not to be used in mixtures.
SUDANGRASS *Sorghum sudanase*					
alone	60 lbs	1.4 lbs	M-L P C		55,000 seed per pound. Good on droughty sites. Not recommended for mixtures.

Species	Broadcast Rates		Resource Area[3]	Planting Dates by Resource Area (Solid lines indicate optimum dates, dotted lines indicate permissible but marginal dates.) J F M A M J J A S O N D	Remarks
	Rate Per Acre[2]	Pure Live Seed (PLS) Per 1000 sqft			
TRITICALE *X-Triticosecale*					
alone	3 bu. (144 lbs)	3.3 lbs	C		Use on lower part of Southern Coastal Plain and in Atlantic Coastal Flatwoods only.
in mixture	1/2 bu. (24 lbs)	0.6 lb			
WHEAT *Triticum aestivum*					
alone	3 bu. (180 lbs)	4.1 lbs	M-L		15,000 seed per pound. Winter hardy.
in mixture	1/2 bu. (30 lbs)	0.7 lb	P C		

[1] Temporary cover crops are very competitive and will crowd out perennials if seeded too heavily
[2] Reduce seeding rates by 50% when drilled.
[3] M-L represents the Mountain; Blue Ridge; and Ridges and Valleys MLRAs
P represents the Southern Piedmont MLRA
C represents Southern Coastal Plan; Sand Hills; Black Lands; and Atlantic Coast Flatwoods MLRAs
(see Figure 6-4.1, p. 6-40)

GEORGIA REGISTERED No. 031274 PROFESSIONAL ENGINEER
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CERTIFICATE #
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PORT WENTWORTH, GEORGIA
NOBLE VINES
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EC5.3

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GA. HIGHWAY 30 GDOT ROAD IMPROVEMENTS

OF

NOBLE VINES

PHASE 1

PORT WENTWORTH, GA

PREPARED FOR:

PORT WENTWORTH TOWNHOMES GA, LLC

5553 PEACHTREE ROAD, SUITE 170

CHAMBLEE, GA 30341

TM# 7-0976-02-027

OCTOBER 4, 2021

LAST REVISED: MARCH 29, 2022

J-28896.0001

PREPARED BY:

THOMAS & HUTTON

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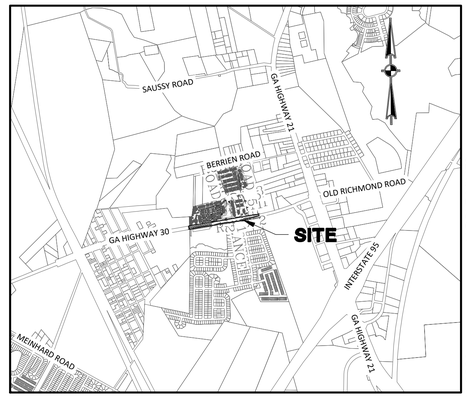
GEORGIA — No. 031274 PROFESSIONAL ENGINEER — NATHAN B. LONG

PERMIT SET - FOR REVIEW PURPOSES ONLY



VICINITY MAP
SCALE: 1" = 2000'

NOBLE VINES
PHASE 1

J-28896.0001
03/29/22

REVISION HISTORY			
1	ADDED UNDERGROUND TELEPHONE LINES	VND	03/29/22
REV. NO.	REVISION	BY	DATE

SUBMITTAL HISTORY	
SUBMITTED TO	DATE

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Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

WATER LEGEND

DESCRIPTION	EXISTING	PROPOSED
WATER MAIN	10"W	10"W
SINGLE SERVICE LATERAL		
DOUBLE SERVICE LATERAL		
VALVE AND BOX		
FIRE HYDRANT W/VALVE & BOX		
POST HYDRANT		
REDUCER		
BACKFLOW PREVENTOR		
CROSS		
TEE		
90° BEND - HORIZONTAL		
45° BEND - HORIZONTAL		
22-½° BEND - HORIZONTAL		
11-¼° BEND - HORIZONTAL		
BEND - VERTICAL		
CAP		

SEWER LEGEND

DESCRIPTION	EXISTING	PROPOSED
GRAVITY PIPE	SS	
SINGLE SERVICE LATERAL		
DOUBLE SERVICE LATERAL		
MANHOLE		
CLEANOUT		
FORCEMAIN	10"FM	10"FM
VALVE AND BOX		
FLUSH HYDRANT		
REDUCER		
BACKFLOW PREVENTOR		
CROSS		
TEE		
90° BEND - HORIZONTAL		
45° BEND - HORIZONTAL		
22-½° BEND - HORIZONTAL		
11-¼° BEND - HORIZONTAL		
BEND - VERTICAL		
PLUG \ CAP		

DRAINAGE LEGEND

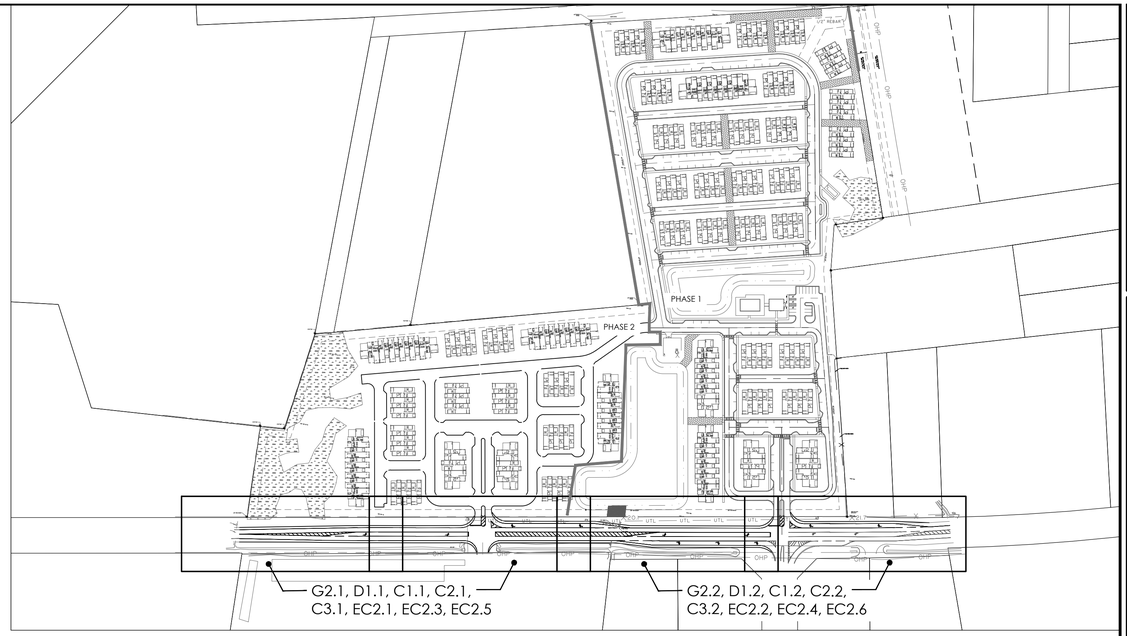
DESCRIPTION	EXISTING	PROPOSED
PIPE		
DITCH		
CURB INLET		
GRATE INLET		
JUNCTION BOX		
OUTLET STRUCTURE		

OTHER UTILITIES LEGEND

DESCRIPTION	EXISTING
NATURAL GAS	UGG
TELEPHONE	OHT
UNDERGROUND TELEPHONE	UTL
ELECTRICITY	OHP
UNDERGROUND ELECTRICITY	UGP

ABBREVIATIONS

HDPE	HIGH DENSITY POLYETHYLENE		JB	JUNCTION BOX		SDMH	STORM DRAINAGE MANHOLE
BOT	BOTTOM		LF	LINEAR FEET		SF	SQUARE FEET
CI	CURB INLET		MAX	MAXIMUM		SS	SANITARY SEWER
CPP	CORRUGATED PLASTIC PIPE		MIN	MINIMUM		TC	TOP OF CURB
DIP	DUCTILE IRON PIPE		MH	MANHOLE		TG	TOP OF GUTTER
EL	ELEVATION		OC	ON CENTER		TP	TOP OF PAVEMENT
FG	FINISH GRADE		PC	POINT OF CURVE		TW	TOP OF WALK
FH	FIRE HYDRANT		PH	POST HYDRANT		TYP	TYPICAL
FM	FORCE MAIN (SANITARY SEWER)		PT	POINT OF TANGENT		W	WATER
FP	FINISH PAD		PVC	POLYVINYL CHLORIDE		W/	WITH
FR	FRAME		RCP	REINFORCED CONCRETE PIPE		WV	WATER VALVE
GI	GRATE INLET		RJP	RESTRAINED JOINT PIPE		YI	YARD INLET
GV	GATE VALVE		R/W	RIGHT-OF-WAY		SGD	SUB GRADE DRAIN
INV	INVERT ELEVATION		SD	STORM DRAINAGE			



GENERAL NOTES

1. ALL TOPOGRAPHIC INFORMATION IS BASED ON SURVEY FIELD DATA PROVIDED BY THOMAS AND HUTTON ENGINEERING. THE HORIZONTAL DATUM USED IS GEORGIA STATE PLAN COORDINATE SYSTEM, EAST ZONE, NAD 83 AND THE VERTICAL DATUM USED IS NAVD 88. SEE EXISTING CONDITIONS PLAN FOR ADDITIONAL INFORMATION. CONTACT ENGINEER IMMEDIATELY IF FIELD ELEVATIONS VARY FROM EXISTING GROUND ELEVATIONS DISPLAYED. VERIFY CHANGES IN ELEVATIONS RESULTING FROM CONTRACTOR CLEARING AND STRIPPING.
2. PROPERTY BOUNDARY INFORMATION WAS PROVIDED BY THOMAS AND HUTTON. BOUNDARY HAS NOT BEEN FIELD VERIFIED. EXISTING BENCHMARKS ARE SHOWN ON THE EXISTING CONDITIONS PLAN.
3. HORIZONTAL AND VERTICAL CONTROL SHOWN IN THESE PLANS ARE TO BE USED FOR ALL LAYOUT AND RECORD DATA FOR THIS PROJECT. IF DISCREPANCIES ARE FOUND CONTACT THOMAS AND HUTTON BEFORE PROCEEDING. IT IS THE CONTRACTOR'S RESPONSIBILITY TO ESTABLISH SUPPLEMENTAL CONTROL WITHIN THE PROJECT AS NEEDED.
4. CONTRACTOR SHALL VERIFY THE SIZE AND LOCATION OF ALL EXISTING UTILITIES PRIOR TO BEGINNING CONSTRUCTION. CONTACT ENGINEER IMMEDIATELY WITH ANY DISCREPANCIES.
5. THE EXISTING UNDERGROUND UTILITIES SHOWN HEREON ARE BASED UPON AVAILABLE INFORMATION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING THE EXACT LOCATION OF ALL UTILITIES, IF UTILITIES OTHER THAN THOSE SHOWN ARE ENCOUNTERED DURING CONSTRUCTION , THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY AND TAKE STEPS TO PROTECT THE LINE(S) AND ENSURE CONTINUED SERVICE. DAMAGE CAUSED TO EXISTING UTILITIES BY THE CONTRACTOR SHALL BE REPAIRED BY THE CONTRACTOR. ADDITIONALLY, THE CONTRACTOR SHALL CONFIRM THE CONNECTION POINTS OF NEW UTILITIES TO EXISTING UTILITIES PRIOR TO BEGINNING NEW CONSTRUCTION.
6. ALL UTILITY POLES ADJACENT TO PROPOSED CONSTRUCTION MUST BE SECURED PRIOR TO ANY ADJACENT DISTURBANCE AND THE CONSTRUCTION PROCEDURE MUST BE ACCEPTABLE TO THE UTILITY COMPANY.
7. CONTRACTOR SHALL CONTACT ALL UTILITY COMPANIES BEFORE WORK COMMENCES, EVEN IF UTILITY IS NOT SHOWN ON THE PLANS. CONTRACTOR SHALL VERIFY UTILITY WITHIN THE PROJECT LIMITS AND NOTIFY THE ENGINEER OF CONFLICTS OR VARIANCES TO THE PLANS PRIOR TO BEGINNING WORK OR PURCHASE OF MATERIALS.
8. CONTRACTOR TO COORDINATE WITH UTILITY COMPANIES FOR THE RELOCATION OF EXISTING UTILITIES. UTILITIES NEEDING TO BE REMOVED OR RELOCATED SHALL BE COORDINATED WITH THE AFFECTED UTILITY COMPANY. ADEQUATE TIME SHALL BE PROVIDED FOR RELOCATION, AND CLOSE COORDINATION WITH THE UTILITY COMPANY IS NECESSARY TO PROVIDE A SMOOTH TRANSITION IN UTILITY SERVICE. THE CONTRACTOR SHALL COORDINATE WITH THE UTILITY COMPANY CONCERNING PORTIONS OF THE WORK WHICH MAY BE PERFORMED BY THE UTILITY COMPANY'S FORCES AND ANY FEES WHICH ARE TO THE PAID TO THE UTILITY COMPANY FOR THEIR SERVICES. THE CONTRACTOR IS RESPONSIBLE FOR PAYING ALL FEES AND CHARGES.
9. THE DATA, TOGETHER WITH ALL OTHER INFORMATION SHOWN ON THESE PLANS OR IN ANY WAY INDICATED THEREBY, WHETHER BY DRAWINGS OR NOTES, OR IN ANY OTHER MANNER, ARE BASED UPON FIELD INVESTIGATIONS AND ARE BELIEVED TO BE INDICATIVE OF ACTUAL CONDITIONS. HOWEVER, THE SAME ARE SHOWN AS INFORMATION ONLY, ARE NOT GUARANTEED, AND DO NOT BIND THOMAS & HUTTON.
10. THE CONTRACTOR SHALL NOTIFY THE OWNER AND THE ENGINEER 48 HOURS IN ADVANCE OF ALL REQUIRED TESTS AND INSPECTIONS.
11. CONTRACTOR IS TO VERIFY ACCURACY OF ANY TEMPORARY BENCHMARKS SHOWN PRIOR TO UTILIZING THEM FOR CONSTRUCTION.
12. IF WORK IS SUSPENDED OR DELAYED FOR 14 DAYS, THE CONTRACTOR SHALL TEMPORARILY STABILIZE THE DISTURBED AREA AT NO ADDITIONAL COST TO THE OWNER.
13. THE CONTRACTOR SHALL INSTALL ANY BARRICADES PRIOR TO BEGINNING CONSTRUCTION.
14. ANY DAMAGE TO EXISTING PAVEMENT MUST BE REPAIRED AT CONTRACTORS EXPENSE AND TO THE SATISFACTION OF GDOT AND THE PROJECT ENGINEER.
15. THIS PROJECT IS LOCATED WITHIN THE GEORGIA DEPARTMENT OF TRANSPORTATION (GDOT) RIGHT-OF-WAY. GDOT SPECIFICATIONS AND DETAILS SHALL BE USED FOR ALL SITE WORK WITHIN THE RIGHT-OF-WAY. GDOT SPECIFICATIONS AND DETAILS SHALL GOVERN OVER OTHER DETAILS AND SPECIFICATIONS IF ANY DISCREPANCIES ARE FOUND. CONTACT ENGINEER WITH ANY DISCREPANCIES FOUND PRIOR TO PROCEEDING WITH CONSTRUCTION.
16. THESE PLANS ARE TO BE USED IN CONJUNCTION WITH THE NOBLE VINES PHASE I AND PHASE 2 SITE DEVELOPMENT PLANS. CONTRACTOR IS RESPONSIBLE FOR UTILIZING BOTH SETS OF PLANS TO COMPLETE THE PROJECT.
17. THE CONTRACTOR SHALL INSTALL ALL EROSION CONTROL AND PREVENTION STRUCTURES SHOWN ON THE PLANS. THE CONTRACTOR SHALL UTILIZE THE EROSION CONTROL SHOWN ON THESE PLANS IN CONJUNCTION WITH THE NOBLE VINES PHASE I AND PHASE 2 SITE IMPROVEMENT PLANS TO PROVIDE EROSION CONTROL FOR THE SITE.
18. A COMPLETE SET OF PERMITTED DRAWINGS AND SPECIFICATIONS MUST BE MAINTAINED ON SITE AT ALL TIMES THAT THE CONTRACTOR IS PERFORMING WORK. THESE DRAWINGS SHALL BE MADE AVAILABLE UPON REQUEST.
19. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL CONSTRUCTION PERMITS NECESSARY FROM OTHER RESPONSIBLE AGENCIES PRIOR TO COMMENCEMENT OF CONSTRUCTION.
20. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IF UNSUITABLE MATERIAL IS DISCOVERED PRIOR TO BEGINNING ANY REMOVAL OPERATION.
21. IT IS THE OBLIGATION OF THE CONTRACTOR TO MAKE THEIR OWN INTERPRETATION OF ALL SURFACE AND SUBSURFACE DATA AVAILABLE AS TO THE NATURE AND EXTENT OF THE MATERIALS TO BE EXCAVATED, WASTED, GRADED AND COMPACTED. THE INFORMATION SHOWN ON THESE PLANS IN NO WAY GUARANTEES THE AMOUNT OR NATURE OF THE MATERIAL TO BE ENCOUNTERED.
22. CONTRACTOR WILL BE REQUIRED TO ADJUST ALL MANHOLE FRAMES AND UTILITY APPURTENANCES TO MATCH FINAL GRADE AT NO ADDITIONAL COST.
23. ALL EROSION AND SEDIMENT CONTROL DEVICES SHALL BE CONSTRUCTED SIMULTANEOUSLY WITH THE DISTURBANCE OF THE LAND AND SHALL REMAIN FUNCTIONAL UNTIL THE CONTRIBUTING DISTURBED AREAS ARE STABILIZED. SILT BARRIERS WILL BE INSTALLED AS NECESSARY TO PREVENT EXCESSIVE SEDIMENTATION OF DOWNSTREAM AREAS.
24. CONTRACTOR SHALL GRADE AREAS TO DRAIN FOR POSITIVE FLOW PRIOR TO FINAL ACCEPTANCE.
25. CONTROL OF THE WATER FLOWING THROUGH THE EXISTING DRAINAGE PATTERNS DURING THE CONSTRUCTION PERIOD SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR. THE EXISTING DRAINAGE CONVEYANCE SHALL BE MAINTAINED THROUGHOUT THE CONSTRUCTION PERIOD. ALL PENALTIES, CLAIMS AND FEES IMPOSED ON OWNER AS A RESULT OF DAMAGES CAUSED BY ACTIONS OF THE CONTRACTOR, IT'S EMPLOYEES OR SUBCONTRACTORS SHALL BE BORNE IN FULL BY THE CONTRACTOR.
26. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PHASING OF CONSTRUCTION AND THE COORDINATION,SEQUENCING AND SUPERVISION OF CONSTRUCTION ACTIVITIES. ANY AND ALL COST ASSOCIATED WITH PROJECT PHASING WILL BE BORNE IN FULL BY THE CONTRACTOR.
27. ALL TRAFFIC CONTROL SIGNS AND PAVEMENT MARKINGS SHALL BE IN ACCORDANCE WITH THE MANUAL ON "UNIFORM TRAFFIC CONTROL DEVICES FOR STREETS AND HIGHWAYS" CURRENT EDITION.
28. ALL PAVEMENT MARKINGS SHALL BE THERMOPLASTIC AND APPROVED BY GDOT.
29. ACCESS TO THE PROJECT IS LIMITED TO THOSE LOCATIONS WHERE STABILIZED CONSTRUCTION ENTRANCES HAVE BEEN INDICATED IN THE PLANS.
30. ALL DRAINAGE WILL BE MADE FUNCTIONAL DAILY AS WORK PROGRESSES. EXISTING ROADWAYS WILL BE CLEANED UP AND RESTORED DAILY. COMPLETE ROAD CLOSURE IS NOT PERMITTED AT ANY TIME DURING THE CONSTRUCTION PERIOD. TRAFFIC SHALL BE REROUTED TO MAINTAIN FLOW DURING CONSTRUCTION OPERATIONS. COORDINATE WITH THE OWNER, ENGINEER AND GDOT IF ROADWAY ACCESS CANNOT BE MAINTAINED PRIOR TO PROCEEDING WITH BLOCKAGE.
31. NEW PAVEMENT TO BE FLUSH WITH EDGE OF EXISTING PAVEMENT.
32. ANY BARRICADES, LIGHTS, SIGNS AND OTHER TRAFFIC CONTROL DEVICES REQUIRED BY GDOT FOR THE PROTECTION AND SAFETY OF THE PUBLIC SHALL BE PROVIDED AND MAINTAINED THROUGHOUT CONSTRUCTION ON GA. HIGHWAY 30. COMPLETE LANE CLOSURES ARE NOT ALLOWED FOR THE CONSTRUCTION OF HIGHWAY 30 ROADWAY IMPROVEMENTS. CONTRACTOR SHALL OBTAIN PERMISSION FROM GDOT PRIOR TO CLOSURE OF ANY LANES DURING ROADWAY ACTIVITIES.

PREPARED FOR:

PORT WENTWORTH TOWNHOMES GA, LLC

5553 PEACHTREE ROAD, SUITE 170
CHAMBLEE, GEORGIA 30341

GENERAL INFORMATION

COUNTY: CHATHAM

TOWN: PORT WENTWORTH

PROPERTY OWNER AND APPLICANT:
PORT WENTWORTH TOWNHOMES GA, LLC
5553 PEACHTREE ROAD, SUITE 170
CHAMBLEE, GEORGIA 30341
LEE TERRY
LTERRY@CLARETCOMMUNITIES.COM
(404) 795-8311

ENGINEER:
THOMAS & HUTTON
50 PARK OF COMMERCE WAY
SAVANNAH, GA 31405
(912) 234-5300

WATER AND SEWER:
CITY OF PORT WENTWORTH
7224 GA-21
PORT WENTWORTH, GA 31407
(912) 964-4379

ELECTRIC:
GEORGIA POWER
3100 KILOWATT DRIVE
SAVANNAH, GA 31402
(912) 944-3572

TELEPHONE:
HARGRAY
9 MILL CREEK CIR.
POOLER, GA 31322
(912) 631-1300

CABLE TV:
COMCAST
145 PARK OF COMMERCE DRIVE
SAVANNAH, GA 31405
(912) 523-5100

NATURAL GAS:
GEORGIA NATURAL GAS
P.O. BOX 440667
KENNESAW, GA 30160-9512
(770) 850-6200

SURVEYOR:
THOMAS & HUTTON
50 PARK OF COMMERCE WAY
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(912) 234-5300

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PRO. ENGINEER
NATHAN B. KING

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PORT WENTWORTH TOWNHOMES GA, LLC
PORT WENTWORTH, GA
NOBLE VINES
GENERAL NOTES AND SHEET INDEX

JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	AS SHOWN

G1.1

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 Improvments (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

Z:\28896.0000\ENGINEERING\DRAWINGS\GADOT\CONSTRUCTION PLANS\28896.0000 - EC-PLDWG - Mar 29, 2022 - 5:37 PM

GDOT NOTES:

1. CONTRACTOR SHALL FIELD LOCATE AND VERIFY EXISTING SITE UTILITIES.
2. CONTRACTOR SHALL CONTACT CITY OF PORT WENTWORTH AND UTILITY COMPANIES PRIOR TO ANY RELOCATIONS.

NONJURISDICTIONAL WETLAND

1/2" IRON REBAR

EXISTING GDOT RIGHT-OF-WAY (TYP.)

CENTERLINE OF EXISTING DITCH

EXISTING POLE DELINEATE

IE: 19.47

24" RCP

EXISTING EDGE OF SHOULDER

5" WHITE EDGE LINE (TYP.)

5" YELLOW CENTER EDGE LINE (TYP.)

5" WHITE EDGE LINE (TYP.)

EXISTING EDGE OF SHOULDER

EXISTING POLE DELINEATE

IE: 19.50

CENTERLINE OF EXISTING DITCH

EXISTING GDOT RIGHT-OF-WAY (TYP.)

49' BETWEEN EXISTING CENTERLINE TO R/W

30' BETWEEN SHOULDER TO R/W

36' BETWEEN ROAD AND DITCH CENTERLINE

51' BETWEEN EXISTING CENTERLINE TO R/W

29' BETWEEN SHOULDER TO R/W

45' BETWEEN ROAD AND DITCH CENTERLINE

Underground Telephone Lines In This Area

GEORGIA STATE ROUTE 30 – 100' R/W

EXISTING UTILITY POLE

GUM S14 16

STOP N STOR BUILDING

MATCH LINE THIS SHEET

MATCH LINE - SEE SITE DEVELOPMENT PLANS FOR NOBLE VINES PHASE 2

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

GDOT NOTES:

1. CONTRACTOR SHALL FIELD LOCATE AND VERIFY EXISTING SITE UTILITIES.
2. CONTRACTOR SHALL CONTACT CITY OF PORT WENTWORTH AND UTILITY COMPANIES PRIOR TO ANY RELOCATIONS.

WILD

WILD S24

EXISTING UTILITY POLE W/ TELEPHONE MARKER

EXISTING UNDERGROUND TELEPHONE LINE

EXISTING COMMUNICATIONS UTILITY BOX

WMH
FRAME: 22.93

EXISTING CURB

18" RCP

EXISTING SEWER MANHOLE
SSMH
FRAME: 21.01
IE IN: 14.65 (NW)
IE IN: 12.09 (NW)
IE OUT: 11.34 (E)

EXISTING UTILITY POLE

IE: 19.38

IE: 19.21

MATCH LINE - SEE SHEET NO. G2.2

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

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NATHAN B. LONG

NO.	REVISIONS	BY	DATE
1	ADDED UNDERGROUND TELEPHONE LINES	VND	03/29/22

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Savannah, GA 31405 • 912.234.5300
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PORT WENTWORTH TOWNHOMES
GA, LLC
PORT WENTWORTH, GA

NOBLE VINES

EXISTING CONDITIONS PLAN

JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	1" = 20'

G2.1

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 Improvments (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

MATCH LINE - SEE SHEET NO. G2.1

MATCH LINE - SEE SITE DEVELOPMENT PLANS FOR NOBLE VINES PHASE 1

GEORGIA STATE ROUTE 30 - 100' R/W

EXISTING COMMUNICATIONS UTILITY BOX

EXISTING GDOT RIGHT-OF-WAY (TYP.)

CENTERLINE OF EXISTING DITCH

EXISTING UNDERGROUND TELEPHONE LINE

EXISTING EDGE OF SHOULDER

EXISTING (4) 36" FES

EXISTING TOPOGRAPHY SIGN

5" WHITE EDGE LINE (TYP.)

8" YELLOW APPROACHING DOUBLE TAPER EDGES (TYP.)

EXISTING THERMOPLASTIC CHEVRON

DOUBLE 5" YELLOW CENTER EDGE LINE (TYP.)

(4) 36" RCP

5" SKIP WHITE 2' SEGMENT, 6" GAP (TYP.)

TYPE 2 DIRECTIONAL ARROW (TYP.)

EXISTING UTILITY POLE

GDOT NOTES:

1. CONTRACTOR SHALL FIELD LOCATE AND VERIFY EXISTING SITE UTILITIES.
2. CONTRACTOR SHALL CONTACT CITY OF PORT WENTWORTH AND UTILITY COMPANIES PRIOR TO ANY RELOCATIONS.

SSMH
FRAME: 20.31
IE IN: 21.40 (W)
IE OUT: 10.00 (S)

8" PVC

36" RCP

EXISTING CURB

WMH
FRAME

GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20 ft.

MATCH LINE THIS SHEET

GDOT NOTES:

1. CONTRACTOR SHALL FIELD LOCATE AND VERIFY EXISTING SITE UTILITIES.
2. CONTRACTOR SHALL CONTACT CITY OF PORT WENTWORTH AND UTILITY COMPANIES PRIOR TO ANY RELOCATIONS.

MATCH LINE - SEE SITE DEVELOPMENT PLANS FOR NOBLE VINES PHASE 1

RIGHT OF WAY MONUMENT

EXISTING UNDERGROUND TELEPHONE LINE

EXISTING COMMUNICATIONS UTILITY BOX

EXISTING GDOT RIGHT-OF-WAY (TYP.)

CENTERLINE OF EXISTING DITCH

EXISTING EDGE OF SHOULDER

5" WHITE EDGE LINE (TYP.)

TYPE 2 DIRECTIONAL ARROW (TYP.)

5" WHITE EDGE LINE (TYP.)

5" SKIP WHITE 2' SEGMENT, 6" GAP (TYP.)

EXISTING THERMOPLASTIC CHEVRON

DOUBLE 5" YELLOW CENTER EDGE LINE (TYP.)

GEORGIA STATE ROUTE 30 - 100' R/W

NEWPORT BLVD

EXISTING MEDIAN

EXISTING CURB

WMH
FRAME: 24.09

WMH
FRAME: 23.68

36" RCP

GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20 ft.

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1	ADDED UNDERGROUND TELEPHONE LINES	VND	03/29/22

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PORT WENTWORTH TOWNHOMES GA, LLC
PORT WENTWORTH, GA

NOBLE VINES

EXISTING CONDITIONS PLAN

JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	1" = 20'

G2.2

Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)
Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

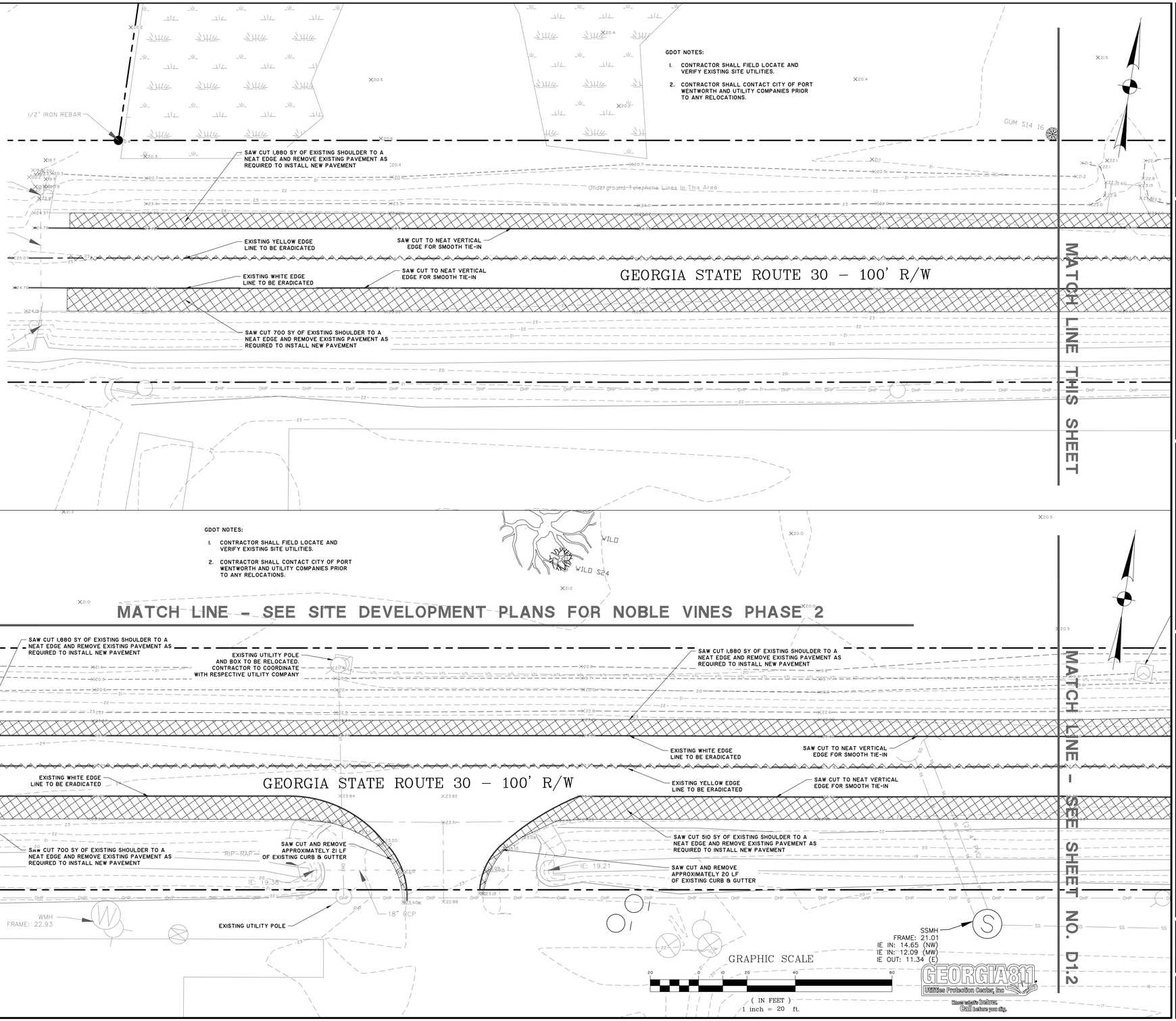
DEMOLITION NOTES:

1. UTILITIES SHOWN ON THIS PLAN ARE APPROXIMATE AND MAY NOT REPRESENT ACTUAL, AND ALL LOCATIONS. SURVEY OF UTILITIES SHOWN WERE COLLECTED FROM THOMAS AND HUTTON ENGINEERING CO. IT IS THE CONTRACTORS RESPONSIBILITY TO OBTAIN AVAILABLE RECORD DRAWINGS AND COORDINATE WITH THE PROVIDER TO LOCATE ALL UTILITIES PRIOR TO DEMOLITION.
2. TREE PROTECTION, EROSION, AND SEDIMENT CONTROL MEASURES SHALL BE INSTALLED PRIOR TO, OR CONCURRENT WITH, LAND DISTURBING ACTIVITIES. TREE PROTECTION SHALL BE MAINTAINED THROUGHOUT THE DURATION OF THE DEMOLITION WORK OUTLINED BY THIS PLAN.
3. THE CONTRACTOR IS RESPONSIBLE FOR THE DEMOLITION, REMOVAL, AND DISPOSAL IN A LOCATION APPROVED BY ALL GOVERNING AUTHORITIES, OF ALL MATERIAL INDICATED IN THIS PAN. ALL MATERIALS TO BE REMOVED SHALL BE UNDERCUT TO SUITABLE MATERIAL AND BROUGHT TO GRADE WITH SUITABLE COMPACTED FILL MATERIAL PER THE SPECIFICATIONS.
4. THE CONTRACTOR IS RESPONSIBLE FOR REMOVING ALL DEBRIS FROM THE SITE AND DISPOSING OF THE DEBRIS IN A LAWFUL MANNER. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL PERMITS REQUIRED FOR DEMOLITION AND DISPOSAL.
5. UTILITIES NEEDING TO BE REMOVED OR RELOCATED SHALL BE COORDINATED WITH THE AFFECTED UTILITY COMPANY. ADEQUATE TIME SHALL BE PROVIDED FOR RELOCATION, AND CLOSE COORDINATION WITH THE UTILITY COMPANY IS NECESSARY TO PROVIDE A SMOOTH TRANSITION IN UTILITY SERVICE. THE CONTRACTOR SHALL COORDINATE WITH THE UTILITY COMPANY CONCERNING PORTIONS OF WORK WHICH MAY BE PERFORMED BY THE UTILITY COMPANY'S FORCES AND ANY FEES WHICH ARE TO BE PAID TO THE UTILITY COMPANY FOR THEIR SERVICES. THE CONTRACTOR IS RESPONSIBLE FOR PAYING ALL FEES AND CHARGES.
6. CONTRACTOR MUST PROTECT THE PUBLIC AT ALL TIMES WITH FENCING, BARRICADES, ENCLOSURES, ETC., TO THE BEST PRACTICES. TRAFFIC CONTROL PLAN MUST BE CONSISTENT WITH THE MUTCD, LATEST EDITION.
7. DAMAGE TO ALL EXISTING CONDITIONS TO REMAIN WILL BE REPLACED AT CONTRACTOR'S EXPENSE
8. PRIOR TO COMMENCING DEMOLITION OF EXISTING SITE, CONTRACTOR SHALL IMPLEMENT PHASING OF EROSION AND SEDIMENTATION CONTROL PRACTICES.
9. PRIOR TO BEGINNING DEMOLITION OF EXISTING SITE, CONTRACTOR SHALL NOTIFY OWNER, ARCHITECT, AND ENGINEER WITHIN 72 HOURS.
10. CONTRACTOR MAY LIMIT SAW-CUT AND PAVEMENT REMOVAL TO ONLY THOSE AREAS WHERE IT IS REQUIRED AS SHOWN ON THESE CONSTRUCTION PLANS BUT IF ANY DAMAGE IS INCURRED ON ANY OF THE SURROUNDING PAVEMENT, ETC, THE CONTRACTOR IS RESPONSIBLE FOR ITS REMOVAL AND REPAIR.
11. EXISTING DRAINAGE, WATER, AND SANITARY SEWER UTILITIES AND ASSOCIATED APPURTENANCES SHALL BE PROTECTED DURING DEMOLITION AND CONSTRUCTION OPERATIONS.
12. ALL WATER VALVE BOXES/MANHOLES, METER AND BACKFLOW PREVENTER BOXES AND ASSOICATED APPURTENACES, SANTIRARY SEWER MANHOLE TOPS AND CLEANOUTS AND SURFACE DRAINAGE STRUCTURE INLETS SHALL BE BROUGHT TO FINISHED GRADE.
13. WORK ASSOICATED WITH THIS PROJECT IS LOCATED WITHIN THE GEORGIA DEPARTMENT OF TRANSPORTATION RIGHT-OF-WAY, ALL WORK SHALL BE COORDINATED WITH GDOT AND CONSTRUCTED TO GDOT CURRENT STANDARDS.

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.



GEORGIA
PROFESSIONAL ENGINEER
PE 028214
PROFESSIONAL
NATHAN B. WILSON

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON

PORT WENTWORTH TOWNHOMES GA, LLC
PORT WENTWORTH, GA

NOBLE VINES

DEMOLITION PLAN

JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	1" = 20'

D1.1

GEORGIA811 Utilities Protection Center, Inc
Know what's below. Call before you dig.

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (2814 : Site Plan Review Noble Vines Ph 2 APRIL 2023)

Z:\28896.000\ENGINEERING\DRAWINGS\ASBUILT\CONSTRUCTION PLANS\28896.000 - DW PLOT - Mar 29, 2022 - 5:03 PM

MATCH LINE - SEE SHEET NO. D1.1

MATCH LINE - SEE SITE DEVELOPMENT PLANS FOR NOBLE VINES PHASE 1

POWER AND COMMUNICATION UTILITIES WITHIN THE RIGHT-OF-WAY TO BE RELOCATED AS NEEDED. CONTRACTOR TO COORDINATE WITH RESPECTIVE SERVICE PROVIDERS.

(4) 36" FES TO BE REMOVED AND ADJUSTED. SEE SHEET C2.1.

TREE PROTECTION (TYP.)

EXISTING SIGNAGE TO BE RELOCATED. CONTRACTOR TO COORDINATE.

SAW CUT 1,880 SY OF EXISTING SHOULDER TO A NEAT EDGE AND REMOVE EXISTING PAVEMENT AS REQUIRED TO INSTALL NEW PAVEMENT

EXISTING WHITE EDGE LINE TO BE ERADICATED

SAW CUT TO NEAT VERTICAL EDGE FOR SMOOTH TIE-IN

EXISTING THERMOPLASTIC CHEVRON TO BE ERADICATED

EXISTING YELLOW EDGE LINE TO BE ERADICATED

(4) 36" RCP

EXISTING WHITE EDGE LINE TO BE ERADICATED

GEORGIA STATE ROUTE 30 - 100' R/W

EXISTING SIGNAGE TO BE RELOCATED. CONTRACTOR TO COORDINATE.

SAW CUT TO NEAT VERTICAL EDGE FOR SMOOTH TIE-IN

EXISTING WHITE ARROW TO BE ERADICATED

EXISTING WHITE ARROW TO BE ERADICATED

EXISTING WHITE ARROW TO BE ERADICATED

EXISTING WHITE EDGE LINE TO BE ERADICATED

SAW CUT 510 SY OF EXISTING SHOULDER TO A NEAT EDGE AND REMOVE EXISTING PAVEMENT AS REQUIRED TO INSTALL NEW PAVEMENT

SAW CUT AND REMOVE APPROXIMATELY 82 LF OF EXISTING CURB & GUTTER

MATCH LINE - THIS SHEET

GDOT NOTES:

1. CONTRACTOR SHALL FIELD LOCATE AND VERIFY EXISTING SITE UTILITIES.
2. CONTRACTOR SHALL CONTACT CITY OF PORT WENTWORTH AND UTILITY COMPANIES PRIOR TO ANY RELOCATIONS.

SSMH
FRAME: 20.31
IE IN: 21.40 (W)
IE OUT: 10.00 (S)

GRAPHIC SCALE
(IN FEET)
1 inch = 20 ft.

GDOT NOTES:

1. CONTRACTOR SHALL FIELD LOCATE AND VERIFY EXISTING SITE UTILITIES.
2. CONTRACTOR SHALL CONTACT CITY OF PORT WENTWORTH AND UTILITY COMPANIES PRIOR TO ANY RELOCATIONS.

MATCH LINE - SEE SITE DEVELOPMENT PLANS FOR NOBLE VINES PHASE 1

POWER AND COMMUNICATION UTILITIES WITHIN THE RIGHT-OF-WAY TO BE RELOCATED AS NEEDED. CONTRACTOR TO COORDINATE WITH APPLICABLE SERVICE PROVIDERS.

SAW CUT EXISTING SHOULDER TO A NEAT EDGE AND REMOVE EXISTING PAVEMENT AS REQUIRED TO INSTALL NEW PAVEMENT

SAW CUT TO NEAT VERTICAL EDGE FOR SMOOTH TIE-IN

GEORGIA STATE ROUTE 30 - 100' R/W

MATCH LINE - THIS SHEET

EXISTING WHITE EDGE LINE TO BE ERADICATED

EXISTING WHITE ARROW TO BE ERADICATED

SAW CUT AND REMOVE APPROXIMATELY 82 LF OF EXISTING CURB & GUTTER

WMH
FRAME: 23.68

WMH
FRAME: 24.09

GRAPHIC SCALE
(IN FEET)
1 inch = 20 ft.

GEORGIA811
Utilities Protection Center, Inc
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THOMAS & HUTTON

NO.	REVISIONS	BY	DATE

PORT WENTWORTH TOWNHOMES
GA, LLC
PORT WENTWORTH, GA

NOBLE VINES

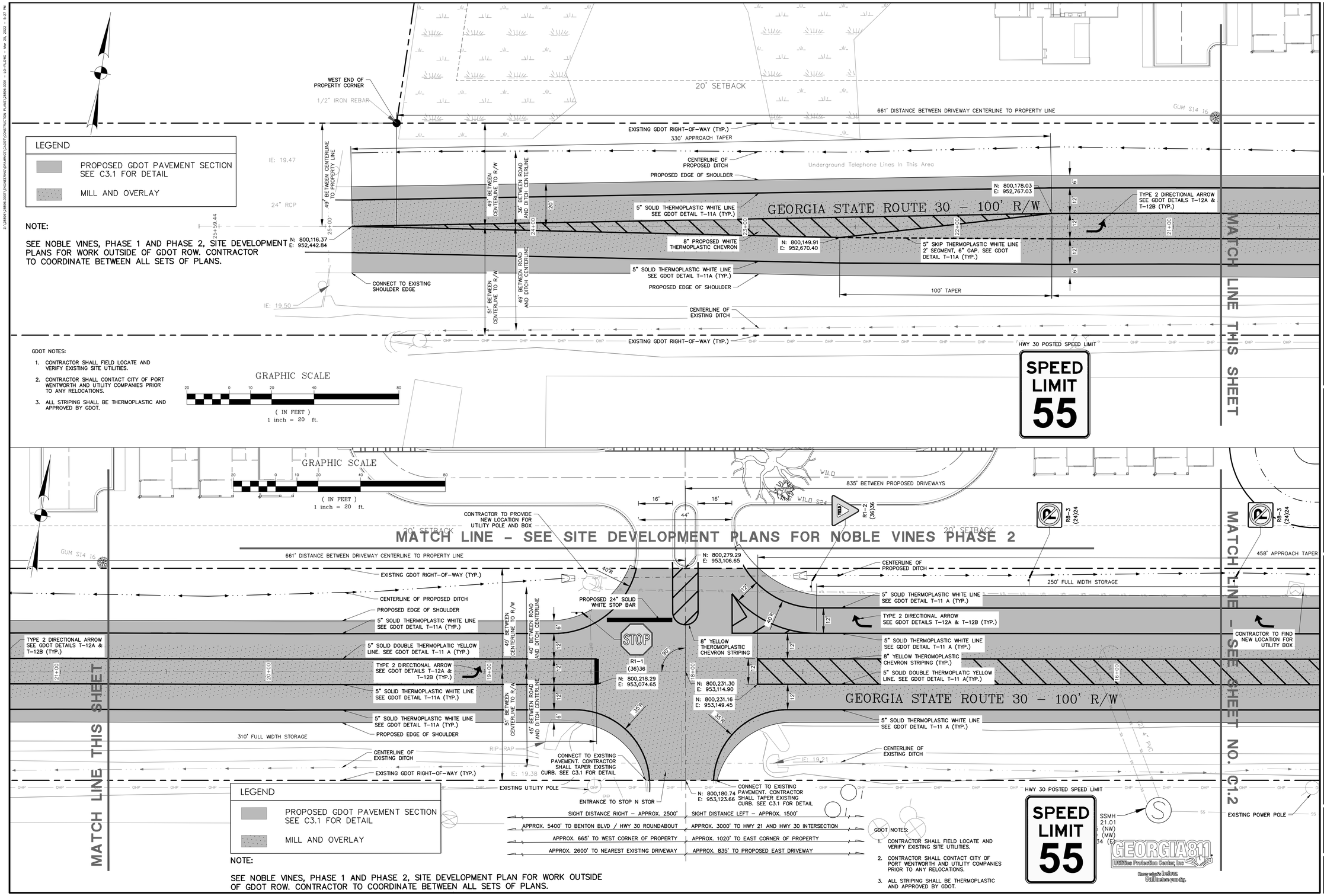
DEMOLITION PLAN

JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	1" = 20'

D1.2

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

E:\28896_28896.0001\ENGINEERING\DRAWINGS\GADOT\CONSTRUCTION PLANS\28896.0000 - GDOT-PLOTTING - Mar 29, 2022 - 5:17 PM



GEORGIA
PROFESSIONAL ENGINEER
PRELIMINARY NOT FOR CONSTRUCTION
NATHAN B. LEWIS

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

PORT WENTWORTH TOWNHOMES GA, LLC
PORT WENTWORTH, GA

NOBLE VINES

STRIPING, SIGNAGE, AND LAYOUT PLAN

JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	1" = 20'

C1.1

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (2814 : Site Plan Review Noble Vines Ph 2 APRIL 2023)

F:\28896_28896.0001\ENGINEERING\DRAWINGS\LAYOUT\CONSTRUCTION PLANS\28896.0001 - LD-PLDWG - Mar 29, 2022 - 5:17 PM

ROAD 2

835' BETWEEN PROPOSED DRIVEWAYS

MATCH LINE - SEE SITE DEVELOPMENT PLANS FOR NOBLE VINES PHASE 1

MATCH LINE - SEE SHEET NO. C1.1

20' SETBACK

458' APPROACH TAPER

CENTERLINE OF PROPOSED DITCH

INV.: 17.29

EXISTING GDOT RIGHT-OF-WAY (TYP.)

TREE PROTECTION (TYP.)

310' FULL WIDTH STORAGE

100' TAPER

CONTRACTOR TO FIND NEW LOCATION FOR TOPOGRAPHY SIGN

CONTRACTOR TO FIND NEW LOCATION FOR UTILITY BOX

CENTERLINE OF PROPOSED DITCH

PROPOSED EDGE OF SHOULDER

5" SKIP WHITE 2' SEGMENT, 6" GAP SEE GDOT DETAIL T-11 A (TYP.)

5" SOLID DOUBLE THERMOPLATIC YELLOW LINE. SEE GDOT DETAIL T-11 A (TYP.)

50' BETWEEN CENTERLINE TO R/W

40' BETWEEN ROAD AND DITCH CENTERLINE

TYPE 2 DIRECTIONAL ARROW SEE GDOT DETAILS T-12A & T-12B (TYP.)

Underground Natural Gas Lines in Vicinity

APR

STOP

R1-1 (36)36

PROPOSED THERMOPLASTIC CHEVRON

5" SKIP THERMOPLASTIC WHITE LINE 2' SEGMENT, 6" GAP SEE GDOT DETAIL T-11 A (TYP.)

5" SOLID THERMOPLASTIC WHITE LINE SEE GDOT DETAIL T-11 A (TYP.)

GEORGIA STATE ROUTE 30 - 100' R/W

N: 800,359.21
E: 953,906.99

CONTRACTOR TO FIND NEW LOCATION FOR TOPOGRAPHY SIGN

5" SOLID THERMOPLASTIC WHITE LINE SEE GDOT DETAIL T-11 A (TYP.)

PROPOSED EDGE OF SHOULDER

EXISTING GDOT RIGHT-OF-WAY (TYP.)

CENTERLINE OF EXISTING DITCH

100' TAPER

320' FULL WIDTH STORAGE

HWY 30 POSTED SPEED LIMIT

SPEED LIMIT 55

45°R

IE: 17.02

IE: 17.11

IE: 17.12

IE: 19.45

36" RCP

EXISTING POWER POLE

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

LEGEND

PROPOSED GDOT PAVEMENT SECTION SEE C3.1 FOR DETAIL

MILL AND OVERLAY

NOTE:

SEE NOBLE VINES, PHASE 1 AND PHASE 2, SITE DEVELOPMENT PLANS FOR WORK OUTSIDE OF GDOT ROW. CONTRACTOR TO COORDINATE BETWEEN ALL SETS OF PLANS.

GDOT NOTES:

1. CONTRACTOR SHALL FIELD LOCATE AND VERIFY EXISTING SITE UTILITIES.
2. CONTRACTOR SHALL CONTACT CITY OF PORT WENTWORTH AND UTILITY COMPANIES PRIOR TO ANY RELOCATIONS.
3. ALL STRIPING SHALL BE THERMOPLASTIC AND APPROVED BY GDOT.

CONNECT TO EXISTING PAVEMENT. CONTRACTOR SHALL TAPER EXISTING CURB. SEE C3.1 FOR DETAIL

SIGHT DISTANCE RIGHT - APPROX. 3300'

APPROX. 835' TO PROPOSED WEST DRIVEWAY

APPROX. 1500' TO WEST CORNER OF PROPERTY

N: 800,359.21
E: 953,906.99

MATCH LINE THIS SHEET

MATCH LINE - SEE SITE DEVELOPMENT PLANS FOR NOBLE VINES PHASE 1

ROAD 2

16' 44' 16'

R1-2 (36)36

R8-3 (24)24

EAST END OF PROPERTY CORNER

182' BETWEEN DRIVEWAY CENTERLINE TO PROPERTY LINE

CONTRACTOR TO PROVIDE NEW LOCATION FOR UTILITY BOX

N: 800,419.98
E: 953,929.16

CENTERLINE OF PROPOSED DITCH

PROPOSED EDGE OF SHOULDER

5" SOLID THERMOPLASTIC WHITE LINE SEE GDOT DETAIL T-11 A (TYP.)

TYPE 2 DIRECTIONAL ARROW SEE GDOT DETAILS T-12A & T-12B (TYP.)

5" SOLID THERMOPLASTIC WHITE LINE SEE GDOT DETAIL T-11 A (TYP.)

45' BETWEEN ROAD AND DITCH CENTERLINE

50' BETWEEN CENTERLINE TO PROPERTY LINE

8" YELLOW THERMOPLASTIC CHEVRON STRIPING (TYP.)

PROPOSED 24" SOLID WHITE STOP BAR

N: 800,370.71
E: 953,937.68

250' FULL WIDTH STORAGE

GEORGIA STATE ROUTE 30 - 100' R/W

NEWPORT BLVD

N: 800,321.45
E: 953,946.21

EXISTING GDOT RIGHT-OF-WAY (TYP.)

HWY 30 POSTED SPEED LIMIT

SPEED LIMIT 55

IE: 20.54

IE: 19.99

36" RCP

IE: 20.29

IE: 19.38

IE: 19.3

CONNECT TO EXISTING SHOULDER EDGE

N: 800,461.59
E: 954,340.11

CONNECT TO EXISTING EDGE LINE

100' TAPER

5" SKIP WHITE 2' SEGMENT, 6" GAP (TYP.)

SIGHT DISTANCE RIGHT - APPROX. 650'

APPROX. 2160' TO HWY 21 / HWY 30 INTERSECTION

APPROX. 260' TO NEAREST EXISTING DRIVEWAY

APPROX. 190' TO EAST CORNER OF PROPERTY

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

GDOT NOTES:

1. CONTRACTOR SHALL FIELD LOCATE AND VERIFY EXISTING SITE UTILITIES.
2. CONTRACTOR SHALL CONTACT CITY OF PORT WENTWORTH AND UTILITY COMPANIES PRIOR TO ANY RELOCATIONS.
3. ALL STRIPING SHALL BE THERMOPLASTIC AND APPROVED BY GDOT.

NOTE:

SEE NOBLE VINES, PHASE 1 AND PHASE 2, SITE DEVELOPMENT PLANS FOR WORK OUTSIDE OF GDOT ROW. CONTRACTOR TO COORDINATE BETWEEN ALL SETS OF PLANS.

LEGEND

PROPOSED GDOT PAVEMENT SECTION SEE C3.1 FOR DETAIL

MILL AND OVERLAY

GEORGIA 811 Utilities Protection Center, Inc. Know what's below. Call before you dig.

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

PORT WENTWORTH TOWNHOMES
GA, LLC
PORT WENTWORTH, GA

NOBLE VINES

STRIPING, SIGNAGE, AND LAYOUT PLAN

JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	1" = 20'

C1.2

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 Improvments (2814 : Site Plan Review Noble Vines Ph 2 APRIL 2023)

Z:\28896\28896-0001\ENGINEERING\GRAPHICS\LAYOUT\CONSTRUCTION PLANS\28896-0000 - PDD-PLDRG - Mar 29, 2022 - 5:28 PM

1/2" IRON REBAR

EXISTING GDOT RIGHT-OF-WAY (TYP.)

20' SETBACK

CENTERLINE OF PROPOSED DITCH

Underground Telephone Lines In This Area

GUM S14 16

24" RCP

IE: 19.47

MATCH EXISTING PAVEMENT ELEVATION

GEORGIA STATE ROUTE 30 – 100' R/W

MATCH EXISTING PAVEMENT ELEVATION

IE: 19.50

CENTERLINE OF EXISTING DITCH

EXISTING GDOT RIGHT-OF-WAY (TYP.)

MATCH LINE THIS SHEET

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

MATCH LINE - SEE SITE DEVELOPMENT PLANS FOR NOBLE VINES PHASE 2

MATCH LINE - SEE SHEET NO. C2.2

20' SETBACK

GUM S14

EXISTING GDOT RIGHT-OF-WAY (TYP.)

RELOCATE POLE TO ALLOW FOR PIPE INSTALLATION

CENTERLINE OF PROPOSED DITCH

FES
INV.: 21.83 (E)

116 LF 24" RCP @ 0.30%

MATCH EXISTING PAVEMENT ELEVATION

MATCH EXISTING PAVEMENT ELEVATION

GEORGIA STATE ROUTE 30 – 100' R/W

CENTERLINE OF EXISTING DITCH

EXISTING GDOT RIGHT-OF-WAY (TYP.)

RIP-RAP

18" RCP

WMH
FRAME: 22.93

FES
INV.: 21.48 (W)

CENTERLINE OF PROPOSED DITCH

CONTRACTOR TO ADJUST COMMUNICATION UTILITY BOX TO FINAL GRADE

SSMH
FRAME: 21.01
IE IN: 14.65 (NW)
IE IN: 12.09 (NW)
IE OUT: 11.34 (E)

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

GEORGIA811
Utilities Protection Center, Inc
Know what's below.
Call before you dig.

GEORGIA
STATE OF GEORGIA
NATHAN B. DOWDY
PROFESSIONAL ENGINEER
PE 035274

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

PORT WENTWORTH TOWNHOMES GA, LLC
PORT WENTWORTH, GA

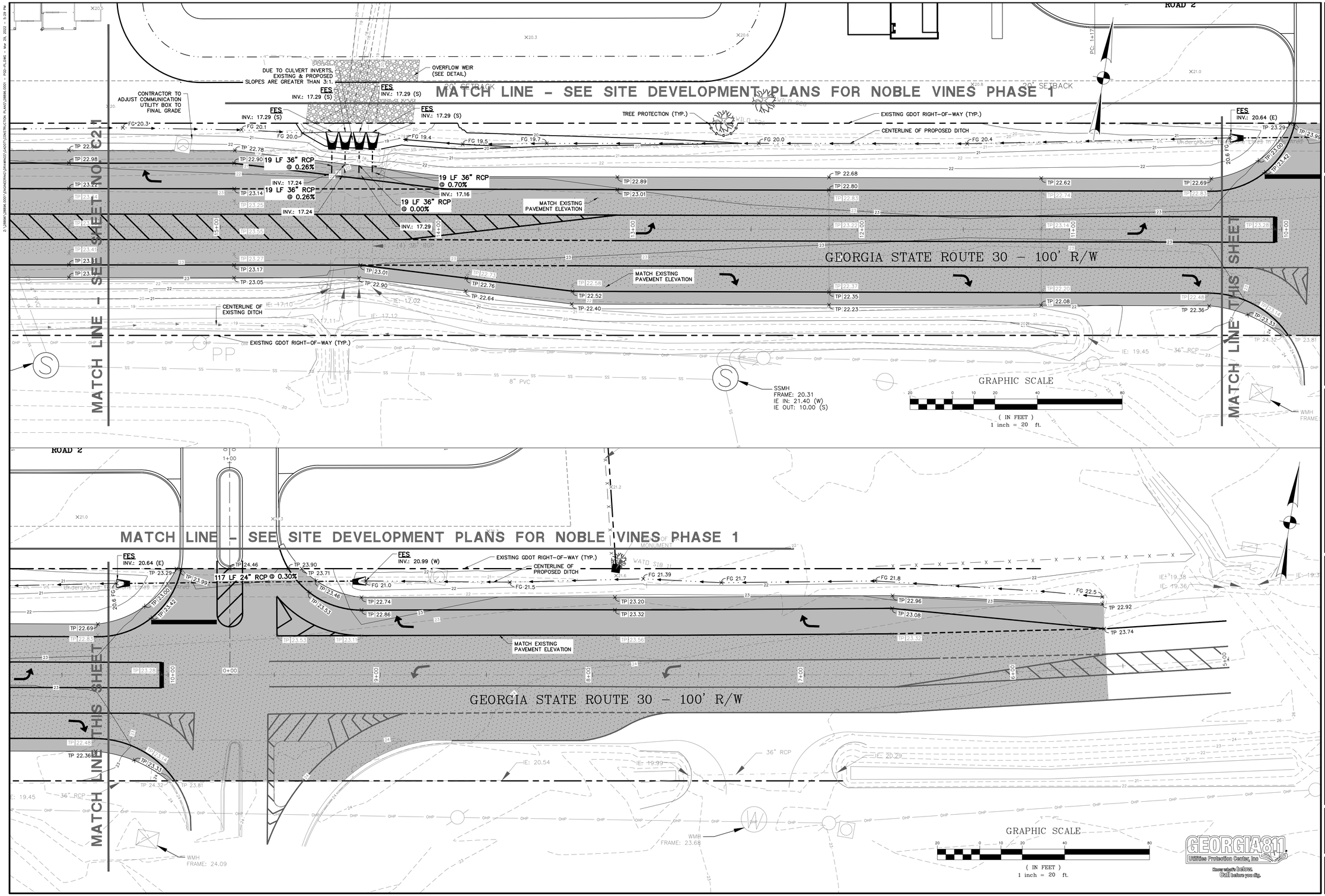
NOBLE VINES

PAVING, GRADING, AND DRAINAGE PLAN

JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	1" = 20'

C2.1

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)



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Savannah, GA 31405 • 912.234.5300
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NO.	REVISIONS	BY	DATE

PORT WENTWORTH TOWNHOMES GA, LLC
PORT WENTWORTH, GA

NOBLE VINES

PAVING, GRADING, AND DRAINAGE PLAN

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SCALE:	1" = 20'

C2.2

GEORGIA 811 Utilities Protection Center, Inc.
Know what's below. Call before you dig.

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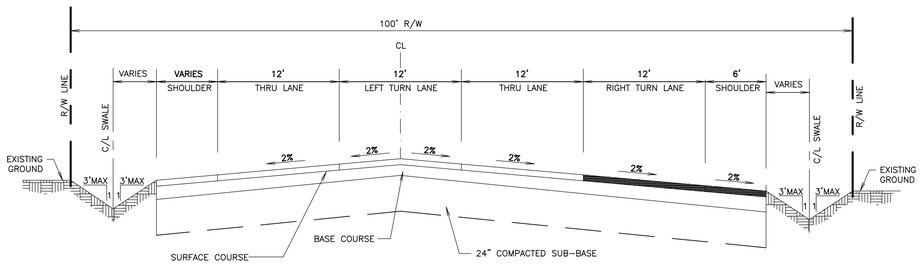
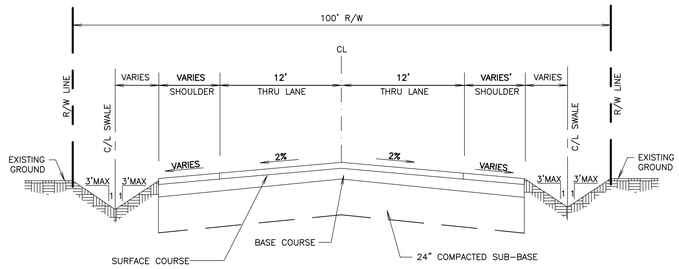


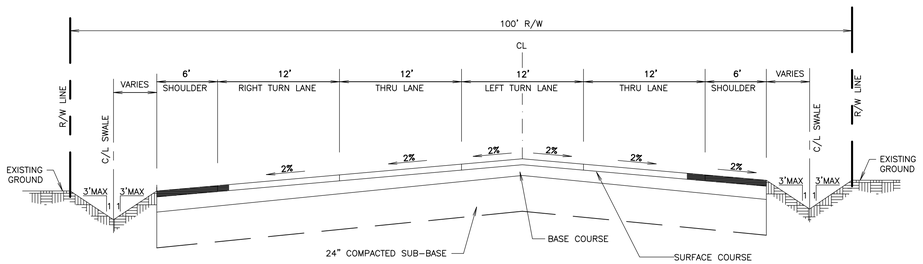
ROADWAY SECTION – STATION 8+00'

NOT TO SCALE



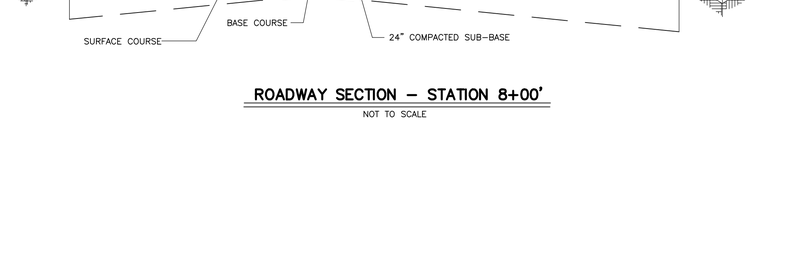
ROADWAY SECTION – STATION 25+00'

NOT TO SCALE



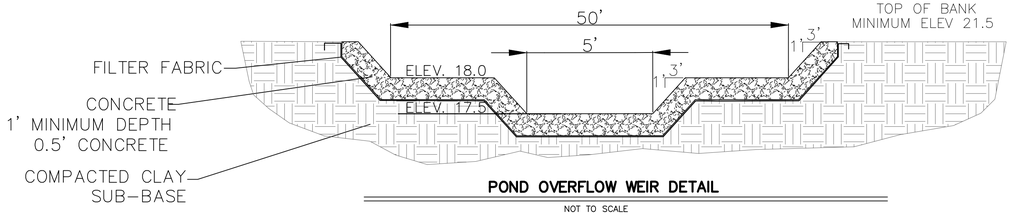
ROADWAY SECTION – STATION 12+00'

NOT TO SCALE



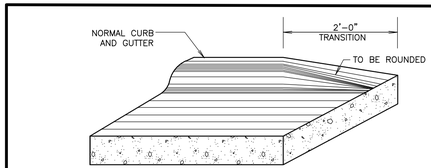
ROADWAY SECTION – STATION 20+00'

NOT TO SCALE



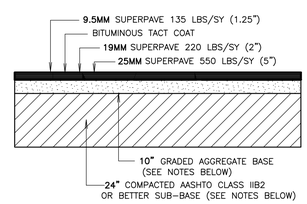
POND OVERFLOW WEIR DETAIL

NOT TO SCALE



FEATHERING OF CURB AND GUTTER DETAIL

NOT TO SCALE



1) AGGREGATE BASE COURSE TO EXTEND 6" BEYOND PAVEMENT SECTION WHERE PROPOSED OR EXISTING PAVEMENT IS NOT LOCATED DIRECTLY ADJACENT TO THE SECTION

PROPOSED GDOT PAVEMENT SECTION

NOT TO SCALE

GEORGIA
NATHAN B. ANDREWS
PROFESSIONAL ENGINEER
PE 036274
ONAL

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

PORT WENTWORTH TOWNHOMES
GA, LLC
PORT WENTWORTH, GA

NOBLE VINES

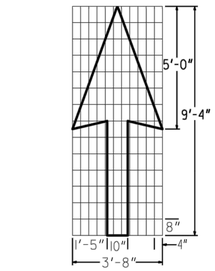
PAVING, GRADING, AND DRAINAGE DETAILS

JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	NTS

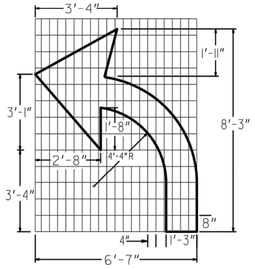
C3.1

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (2814 : Site Plan Review Noble Vines Ph 2 APRIL 2023)

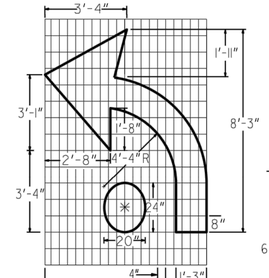
STATE	PROJECT NUMBER	SHEET NO.	TOTAL SHEETS
GA.			



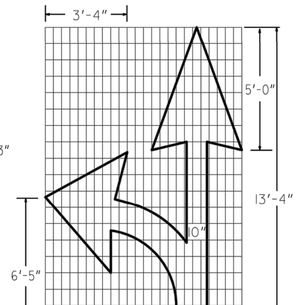
PAVEMENT MARKING, ARROW, TYPE 1
WHITE



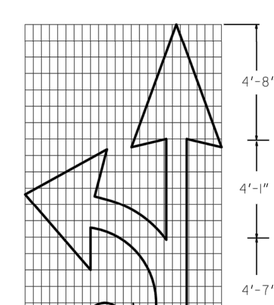
PAVEMENT MARKING, ARROW, TYPE 2
WHITE



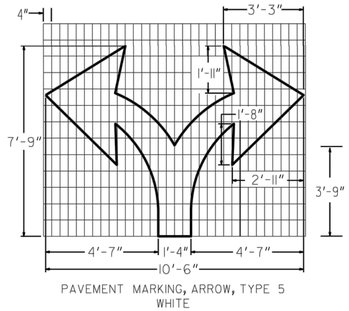
PAVEMENT MARKING, ARROW, TYPE 2A
WHITE



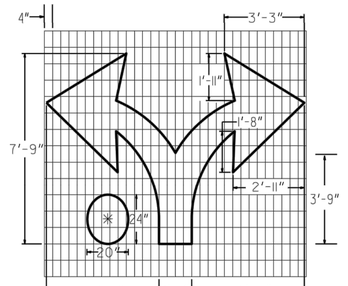
PAVEMENT MARKING, ARROW, TYPE 3
WHITE



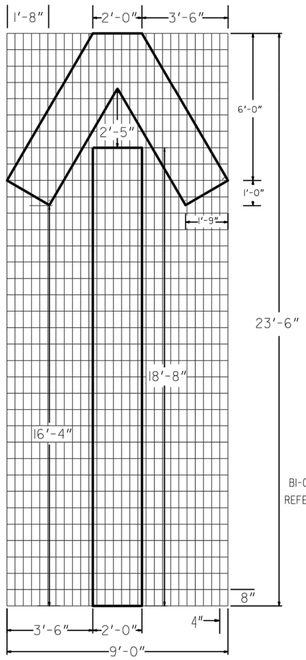
PAVEMENT MARKING, ARROW, TYPE 3A
WHITE



PAVEMENT MARKING, ARROW, TYPE 5
WHITE

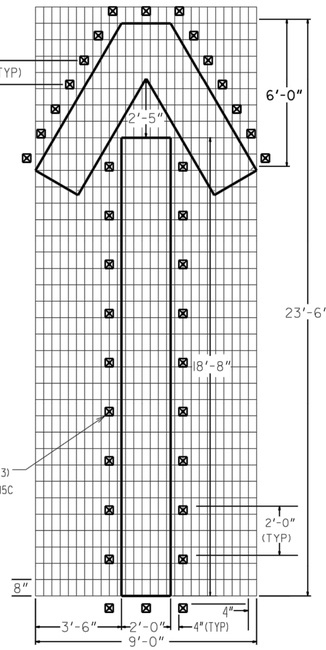


PAVEMENT MARKING, ARROW, TYPE 5A
WHITE

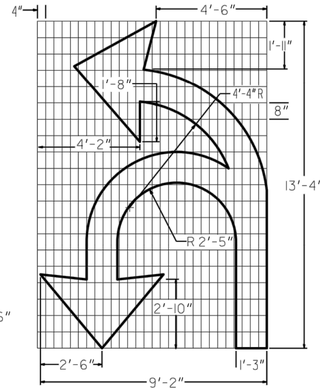


PAVEMENT MARKING, ARROW, TYPE 4
WHITE

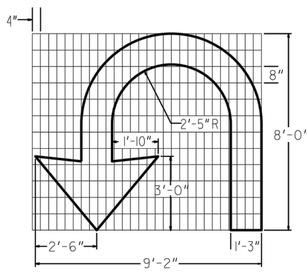
RED
CLEAR
BI-COLOR REFLECTOR (TP 3)
REFER TO GDOT DETAIL T-15C



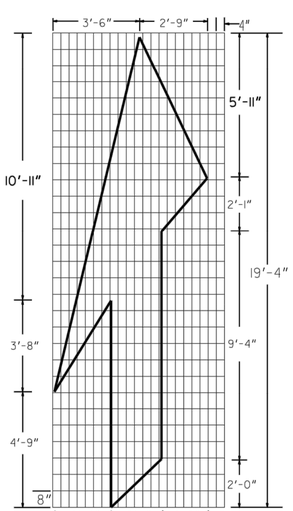
PAVEMENT MARKING, ARROW, WRONG WAY
WHITE



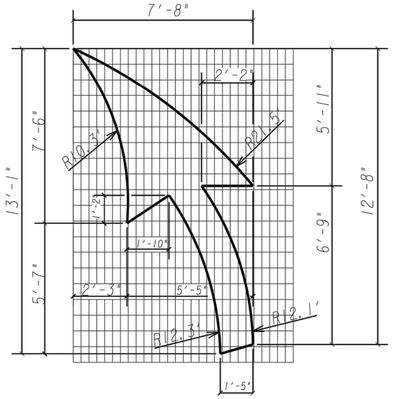
PAVEMENT MARKING, ARROW, TYPE 6
WHITE



PAVEMENT MARKING, ARROW, TYPE 7
WHITE



PAVEMENT MARKING, ARROW, TYPE 8
WHITE



PAVEMENT MARKING, ARROW, TYPE 9
WHITE (MINI ROUNDABOUTS)

NOTES
1. PAVEMENT MARKING ARROWS WITH A DOT (2A, 3A, 5A) SHALL BE USED ALONG MULTI-LANE ROUNDABOUT APPROACHES ALONG THE INSIDE LANE ONLY

NO.	REVISIONS	BY	DATE
1	ADDED P-18 PAVEMENT MARKING ARROWS FOR ROUNDABOUTS	ACP	11-04-20
2	ADDED PAVEMENT MARKING ARROWS FOR ROUNDABOUTS	ACP	05-30-19
3	CHANGED LOCATION OF RPM'S ON WRONG WAY ARROW	ACP	04-11-00

DEPARTMENT OF TRANSPORTATION
STATE OF GEORGIA

CONSTRUCTION DETAILS
PAVEMENT MARKINGS - ARROWS

NO SCALE — APRIL 2000

DESIGNED ____
DRAWN ____
TRACED ____
CHECKED ____

NUMBER T-12B

GEORGIA — PROFESSIONAL ENGINEER — NO. 036704 — PROFESSIONAL — NATHAN B. LEWIS

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

PORT WENTWORTH TOWNHOMES
GA, LLC
PORT WENTWORTH, GA

NOBLE VINES

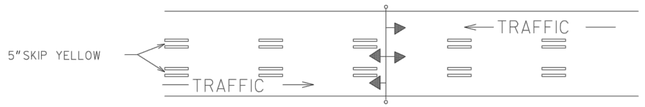
PAVING, GRADING, AND DRAINAGE DETAILS

JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	NTS

C3.2

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (2814 : Site Plan Review Noble Vines Ph 2 APRIL 2023)
7-0976-02-027

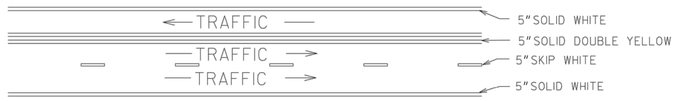
STATE	PROJECT NUMBER	SHEET NO.	TOTAL SHEETS
GA.			



REVERSIBLE LANE SIGN OR SIGNAL SYSTEM REQUIRED

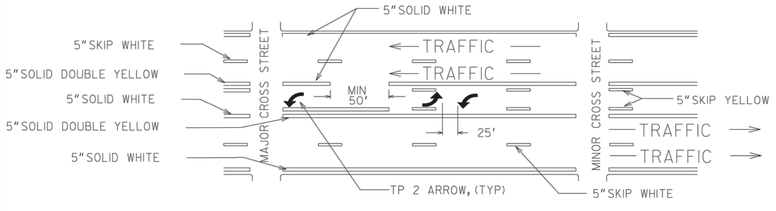
TWO-WAY TRAFFIC WITH A REVERSIBLE CENTER LANE

TWO-WAY TRAFFIC WHERE MOTORISTS IN A SINGLE LANE ARE PERMITTED TO PASS

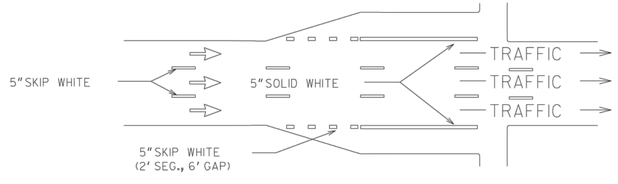


TWO-WAY TRAFFIC WHERE MOTORISTS IN A SINGLE LANE ARE NOT PERMITTED TO PASS

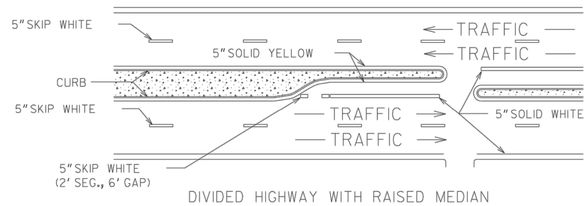
TWO-LANE, TWO-WAY TRAFFIC WITH PASSING PERMITTED



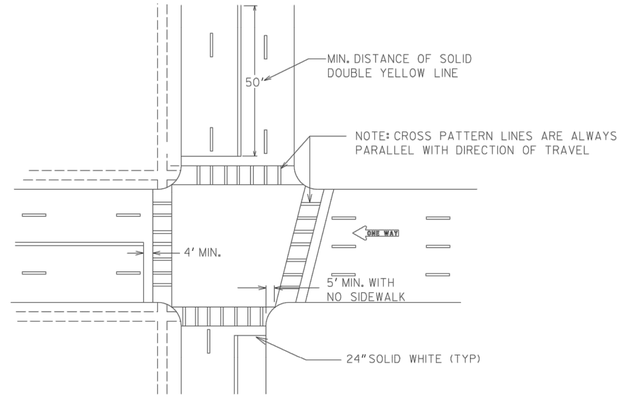
MULTI-LANE, TWO-WAY TRAFFIC WITH SINGLE LANE, TWO-WAY LEFT TURN CHANNELIZATION



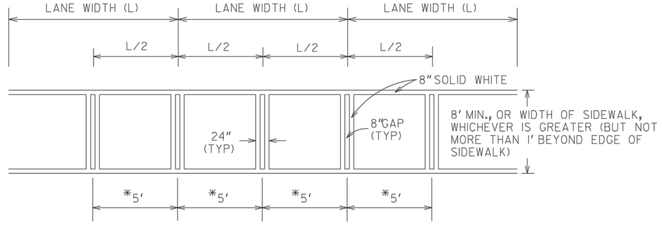
ONE-WAY TRAFFIC WITH ADDED TURN LANES



DIVIDED HIGHWAY WITH RAISED MEDIAN



TYPICAL LOCATION OF CROSSWALKS AND STOP BARS



*USE WHERE THE LANE WIDTH EXCEEDS 12' OR WHERE LANE LINES HAVE BEEN OMITTED

CROSSWALK DETAIL

GENERAL NOTES:

1. SPACING BETWEEEN DOUBLE LINES SHALL BE EQUAL TO THE LINE WIDTH.
2. EDGE LINES SHALL BE PLACED A MINIMUM OF 4 INCHES FROM THE NORMAL EDGE OF PAVEMENT.
3. CONTRAST MARKINGS FOR SKIP STRIPING SHALL BE AS SHOWN IN DETAIL T-IIB.

DEPARTMENT OF TRANSPORTATION
STATE OF GEORGIA

CONSTRUCTION DETAILS

PAVEMENT MARKING PLACEMENT
NON-LIMITED ACCESS ROADWAY

NO SCALE — JANUARY 2000

DATE	REVISION	BY
9-15-16	ADDED GENERAL NOTE 3	COR

DESIGNED ____
DRAWN ____
TRACED ____
CHECKED ____

NUMBER T-IIA

GEORGIA REGISTERED PROFESSIONAL ENGINEER NATHAN B. ANDREWS 034760 PROFESSIONAL

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

PORT WENTWORTH TOWNHOMES
GA, LLC
PORT WENTWORTH, GA

NOBLE VINES

PAVING, GRADING, AND DRAINAGE DETAILS

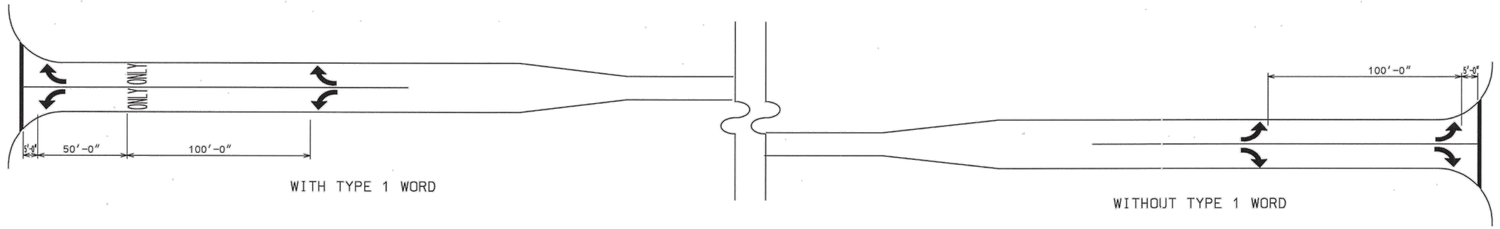
JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	NTS

C3.3

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (2814 : Site Plan Review.) Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

STATE	PROJECT NUMBER	SHEET NO.	TOTAL SHEETS
GA.			

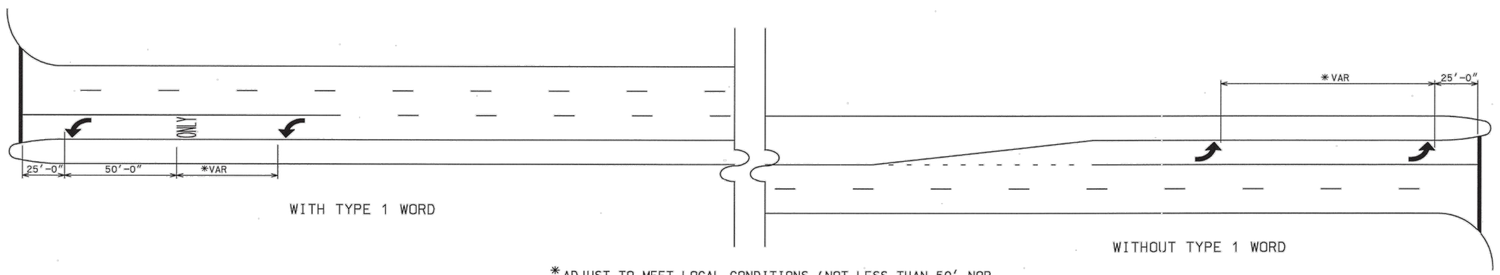
EXIT RAMPS



WITH TYPE 1 WORD

WITHOUT TYPE 1 WORD

SHORT TURN LANES

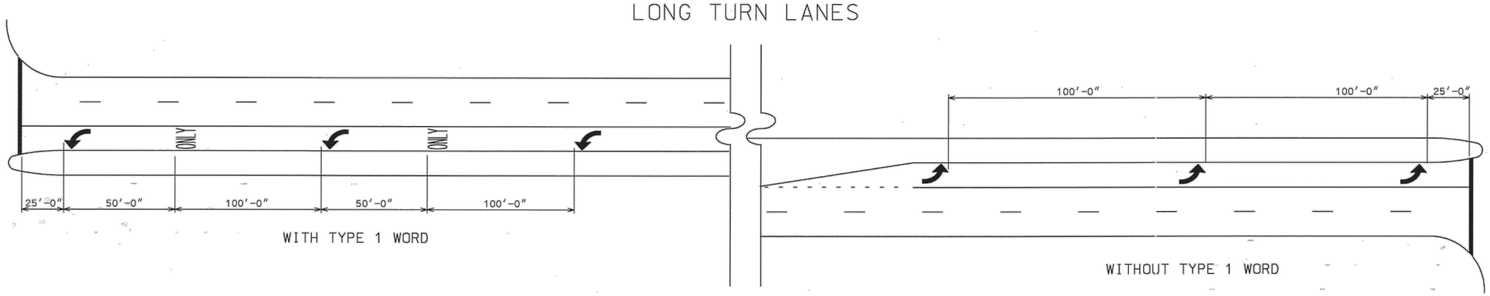


WITH TYPE 1 WORD

WITHOUT TYPE 1 WORD

*ADJUST TO MEET LOCAL CONDITIONS (NOT LESS THAN 50' NOR MORE THAN 100')

LONG TURN LANES



WITH TYPE 1 WORD

WITHOUT TYPE 1 WORD

GENERAL NOTES:

1. SPACING OF TYPE 2 ARROW IS REPRESENTATIVE OF SPACING FOR TYPE 1, TYPE 3, TYPE 4, & TYPE 5 ARROWS.
2. ALL TURNING LANES SHALL HAVE A MINIMUM OF 2 ARROWS.
3. GROUND MOUNTED OR OVERHEAD SIGNING SHALL BE SUPPLEMENTED BY TYPE 1 WORD.

DATE	REVISIONS

GEORGIA DEPARTMENT OF TRANSPORTATION
OFFICE OF TRAFFIC SAFETY & DESIGN

DETAILS OF PAVEMENT MARKING ARROW LOCATION

NO SCALE JANUARY 2000

PCB07B

T-12A

GEORGIA
PROFESSIONAL ENGINEER
NO. 035274
PROFESSIONAL
NATHAN B. JONES

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

PORT WENTWORTH TOWNHOMES
GA, LLC
PORT WENTWORTH, GA

NOBLE VINES

PAVING, GRADING, AND DRAINAGE DETAILS

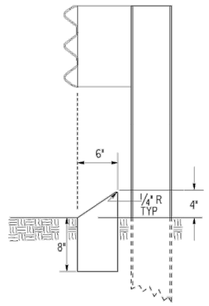
JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	NTS

C3.4

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

11/17/2011 8:14:31 AM \\GDOT-DSN1\GOPLOT\QCF\GO_K1p8000.qcf tcox M:\GARY\revised 9032B\9032B.prf

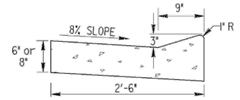
FACE OF CURB MUST ALIGN WITH BACK EDGE OF GUARDRAIL AND THE FACE OF THE OFFSET BLOCK.



TYPE 8

TYPE 8 CURB IS USED IN CONJUNCTION WITH GUARDRAIL CONNECTIONS TO CONCRETE BARRIER AS NOTED ON GA. STD. 4012C.

RAISED EDGE WITH CONCRETE GUTTER



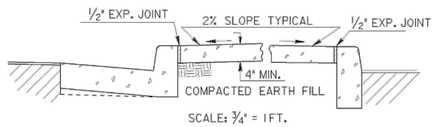
SCALE: 1" = 1FT.

RAISED EDGE TO BE CONSTRUCTED WITH SAME CONCRETE MIX AS THE GUTTER AND SHALL BE FORMED MONOLITHIC WITH GUTTER. JOINTS IN RAISED EDGE SHALL MATCH THOSE IN THE GUTTER.

NOTE:
IF CONCRETE MEDIAN INTERCEPTS PEDESTRIAN CROSSWALKS, WHEELCHAIR RAMPS (CONSTRUCTION DETAIL A-3 AND A-4) WILL BE REQUIRED.

CONCRETE MEDIAN (Between Curbs)

NOTE: CURB TYPES SHOWN ARE TYPICAL. OTHER TYPES MAY BE SPECIFIED.



SCALE: 3/4" = 1FT.

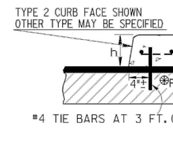
NOTE: WIDTH OF CONCRETE MEDIAN WILL BE AS SHOWN IN PLANS

STATE	PROJECT NUMBER	SHEET NO.	TOTAL SHEETS
GA.		811	995

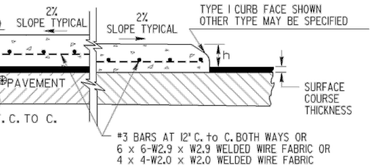
CONCRETE MEDIANS (Integral)

SCALE: 1"=1FT.

-WITH TIE BARS-

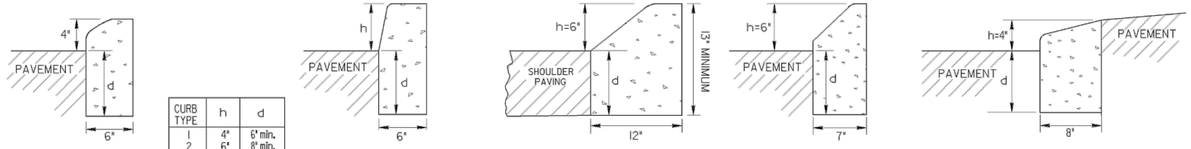


-WITHOUT TIE BARS-



NOTE:
IF FINAL SURFACE COURSE IN PRESENT OR MUST BE INSTALLED BEFORE THE CONCRETE MEDIAN CAN BE INSTALLED, THEN DOWELED IN CONCRETE MEDIAN IS REQUIRED.

CONCRETE HEADER CURBS



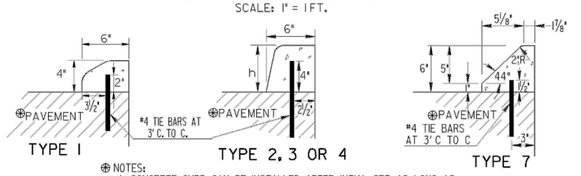
CURB TYPE	h	d
1	4"	6" min.
2	6"	8" min.
3	8"	10" min.
4	10"	12" min.
6	6"	7" min.
7	6"	8" min.
9	4"	8" min.

THE DIMENSION d MAY BE INCREASED AT CONTRACTOR'S OPTION SO BOTTOM OF HEADER CURB WILL ALIGN WITH BOTTOM OF PAVEMENT TYPICAL SECTION.

SCALE: 1 1/2" = 1FT.

CONCRETE DOWELED INTEGRAL CURBS

SCALE: 1" = 1FT.



⊕ NOTES:
1. CONCRETE CURB CAN BE INSTALLED AFTER INTIAL SET AS LONG AS TIE BARS ARE DRILLED INTO UNDERLAYING CONCRETE PAVEMENT.
2. CONCRETE CURB CAN BE INSTALLED BEFORE INTIAL SET WITH DOWELS THAT ARE DRIVEN INTO UNDERLYING CONCRETE PAVMENT.
3. JOINTS IN CURB AND CONCRETE MEDIAN WILL MATCH THOSE IN THE CONCRETE PAVEMENT.
4. ALL TYPES OF CONCRETE CURB CAN BE PLACED ON ASPHALT PAVEMENTS WHERE TIE BARS MAY BE EITHER DRIVEN OR DRILLED INTO THE UNDERLYING PAVEMENT. CONTRACTION JOINTS SHALL BE CONSTRUCTED IN CURB OR CONCRETE MEDAIN AT 20 FT. SPACING.

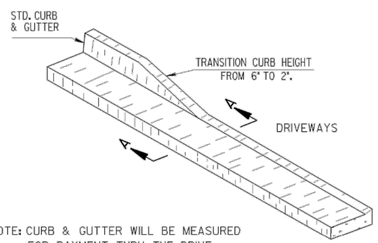
MINIMUM TIE BAR LENGTHS (FOR CONC. DOWELED CURBS OR CONC. MEDIAN)		
CURB TYPE	P.C. CONC. PAV.	ASPHALT PAV.
1	6"	8"
2, 3 or 4	8"	12"
7	6"	8"

NOTE:
TIE BARS FOR DOWELED CURBS MAY BE UNCOATED PLAIN OR DEFORMED BILLET-STEEL BARS (GRADE 40) AS USED FOR CONCRETE REINFORCEMENT. (AASHTO M-31)

DETAILS OF RECESSED CURB FOR DRIVEWAYS

NO SCALE

PICTORIAL VIEW

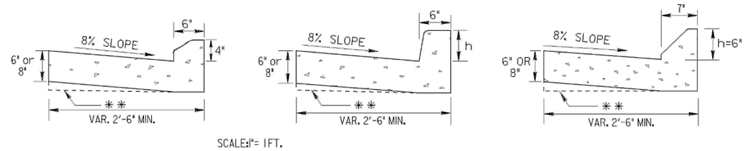


NOTE: CURB & GUTTER WILL BE MEASURED FOR PAYMENT THRU THE DRIVE

SECTIONAL VIEW
SECTION A-A

(SEE SEPARATE CONSTRUCTION DETAILS FOR DRIVEWAYS)

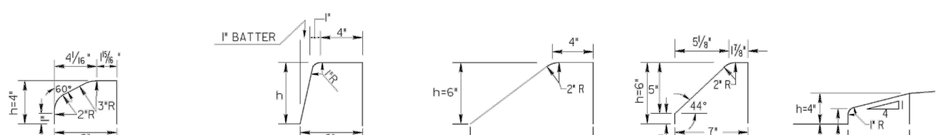
CONCRETE CURB & GUTTER



SCALE: 1" = 1FT.

**AT CONTRACTOR'S OPTION THE GUTTER THICKNESS MAY BE INCREASED AT EDGE OF PAVEMENT TO MAKE BOTTOM OF GUTTER PARALLEL WITH PAVING OF BASE COURSE, BUT THE GUTTER THICKNESS MUST NOT BE LESS THAN THE SPECIFIED 6" OR 8" AT ANY POINT.

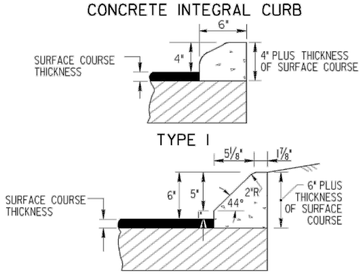
CURB FACE DESIGN



TYPE	h
1	4"
2	6"
3	8"
4	10"
6	6"
7	6"
9	4"

SCALE: 2"=1FT.

CONCRETE INTEGRAL CURB



SCALE: 1 1/2" = 1FT.

TC	REV. TYPE 9 CURB DETAIL & REV. OVERALL LAYOUT	11-15-11
GLO	REV. MEDIAN NOTE AND ADDED TYPE 9 CURB DETAIL	1-27-11
BY	ADDED TYPE 9 DETAIL REVISION	3-03
BY	REVISION	DATE

DEPARTMENT OF TRANSPORTATION
STATE OF GEORGIA

STANDARD
CONCRETE CURB & GUTTER
CONCRETE CURBS, CONCRETE MEDIANS

SCALE: AS SHOWN REVISED AND REDRAWN OCT. 2011

DES. ____ (SUBMITTED) STATE DESIGN POLICY ENGINEER
DRW. ____
TRA. ____ (APPROVED) Donald M Rus CHIEF ENGINEER
CHK. ____

NUMBER 9032B

GEORGIA REGISTERED PROFESSIONAL ENGINEER PROFESSIONAL ENGINEER NATHAN B. [illegible]

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

PORT WENTWORTH TOWNHOMES
GA, LLC
PORT WENTWORTH, GA

NOBLE VINES

PAVING, GRADING, AND DRAINAGE DETAILS

JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	NTS

C3.5

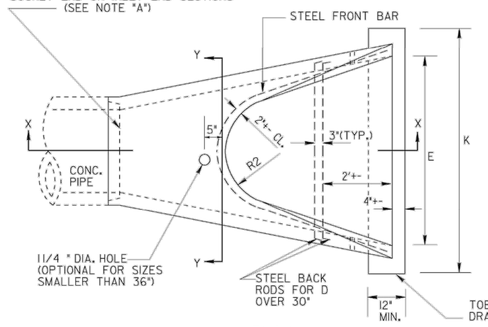
Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

9/6/2006 9:44:21 AM \\GDOT-DSN\GOPLOT\GCF\ga_tiff_output.gcf gswees M:\GARY\REVISED 1120\1120_prf GO-EDG

STATE	PROJECT NUMBER	SHEET NO.	TOTAL SHEETS
GA.			

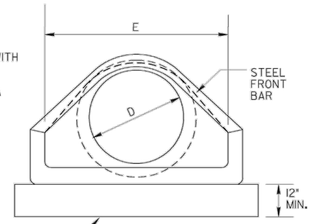
CONCRETE FLARED END SECTION

END SECTION TO PIPE JOINT SHOWN AS TYPICAL:
HUB END ON OUTLET END SECTIONS;
SOCKET END ON INLET END SECTIONS
(SEE NOTE "A")



PLAN

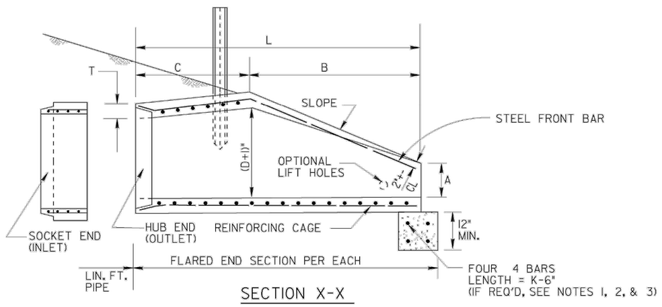
INSTALLATION: (D OVER 30") CABLE, CHAIN, OR LIFTING PIN WILL EXTEND THRU 11/4 " HOLE WITH A PLATE OR REBAR CONNECTED INSIDE THE CONC. SECTION TO PROVIDE ADEQUATE BEARING AREA OR A LIFTING ASSEMBLY DEVICE MAY BE USED TO GIVE 3 LIFT POINTS. HOOKS CONNECTED DIRECTLY TO CONCRETE IS NOT PERMITTED. DAMAGE FROM IMPROPER HANDLING SHALL BE CAUSE FOR REJECTION.



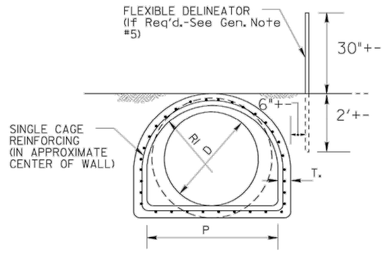
FRONT

TOEWALL IF REQ'D. (TYPICAL FOR STORM DRAIN OUTLETS, SEE GEN. NOTES #1, 2, 3)

NOTE: DO NOT CUT CONCRETE PIPE. USE FULL LENGTH SECTIONS ONLY. WARP SLOPE TO CONFORM WITH PIPE LENGTH AND END SECTION.



SECTION X-X



SECTION Y-Y

REINFORCING CAGE:

(1.) WIRE FABRIC HAVING EQUAL STEEL AREA AS INNER CAGE FOR CLASS II PIPE, AASHTO M-170.
(2.) ALTERNATE: # 3 BARS SPACED 12"+LONGITUDINALLY WITH # 2 BARS TRANVERSELY AT 6' O.C. MAX. SPACING, SPOT WELDED OR TIED TO FORM CAGE. (BACK RODS MAY BE OMITTED.)

NOTE "A":

CONTRACTOR WILL INFORM PRODUCER IF CONCRETE FLARED END SECTION IS FOR INLET OR FOR OUTLET END. SOCKET (TONGUE OR SPIGOT) END IS REQUIRED FOR INLETS. HUB (GROOVE OR BELL) END IS REQUIRED FOR OUTLETS. SOCKET TO SOCKET OR HUB TO HUB JOINT WILL NOT BE ACCEPTED UNLESS A REINFORCED CONCRETE COLLAR IS BUILT AROUND THE JOINT WITH NO PAYMENT BEING MADE FOR THE COLLAR.

FLARED END SECTIONS SHALL BE JOINTED TO PIPE WITH ALL SPACE IN THE JOINT FILLED WITH EITHER BITUMINOUS PLASTIC CEMENT OR PREFORMED PLASTIC GASKET (SEC. 848).

WALL THICKNESS (T) IS SHOWN AS NOMINAL AND MAY BE INCREASED AT PRODUCER'S OPTION FOR DESIRED JOINT DESIGN OR TO ALLOW A FLAT OUTSIDE BOTTOM ON THE FLARE, WITH INSIDE DIMENSIONS OF FLARE RETAINED AS SHOWN.

T = PIPE WALL THICKNESS (0.0833D + 1"+- TYPICAL)

DIMENSIONS AND REINFORCING FOR CONCRETE FLARED END SECTIONS (+- 1" TOLERANCE)

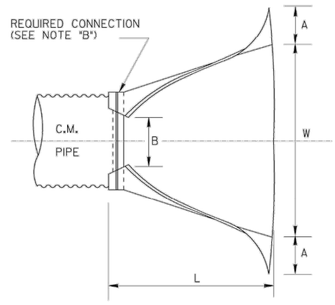
PIPE DIA	FRONT BAR	BACK RODS	SLOPE +-	A	B	C *	L	E	P	RI	R2	OUTLET TOEWALL (IF REQ'D) K= E + 2'	OUTLET TOEWALL (IF REQ'D) CU.YDS. CONC.
12"	1-#3 x 5' 4"	NOT REQ'D.	2.2:1	4"	2'0"	4' 1"	6'1"	2'0"	1'8"	10"	9"	4'-0"	.148
15"	1-#3 x 6' 0"	NOT REQ'D.	2.2:1	6"	2'3"	3'10"	6'1"	2'6"	2'0"	1'0"	11"	4'-6"	.167
18"	1-#3 x 7' 2"	NOT REQ'D.	2.2:1	9"	2'3"	3'10"	6'1"	3'0"	2'5"	1'4"	1'0"	5'-0"	.185
24"	1-#3 x 9' 10"	NOT REQ'D.	2.4:1	10"	3'8"	2' 6"	6'2"	4'0"	2'9"	1'5"	1'2"	6'-0"	.222
30"	1-#4 x 11' 8"	NOT REQ'D.	2.4:1	12"	4'6"	1' 8"	6'2"	5'0"	3'1"	1'6"	1'3"	7'-0"	.259
36"	1-#4 x 13' 10"	2-#4 x 6'3"	2.4:1	15"	5'3"	2'11"	8'2"	6'0"	4'0"	2'0"	1'8"	8'-0"	.296
42"	1-#4 x 13' 10"	2-#4 x 7'4"	2.4:1	21"	5'3"	2'11"	8'2"	6'6"	4'6"	2'4"	1'10"	8'-6"	.315

NOTE: SPECIFIED REINFORCING IS MINIMAL AND MAY BE INCREASED AT PRODUCERS OPTION TO AID CASTING & HANDLING. ALTERNATE REINFORCEMENT PERMITTED IF APPROVED.

* NOTE: "C" AND "L" DIMENSION MAY BE MEASURED TO EITHER END OF JOINT CONNECTION AT PIPE.

METAL FLARED END SECTION

(USE ONLY WITH COR. METAL PIPE)



PLAN

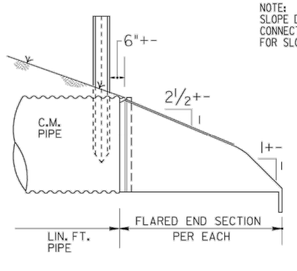
NOTE: GALVANIZED STEEL FLARED END SECTIONS ARE TO BE USED ONLY WITH CORRUGATED STEEL PIPE AND ALUMINUM FLARED END SECTIONS ARE TO BE USED ONLY WITH CORRUGATED ALUMINUM PIPE UNLESS OTHERWISE APPROVED BY D.O.T. OFFICE OF MATERIALS AND TESTS.

FLARED END SECTION DIMENSIONS

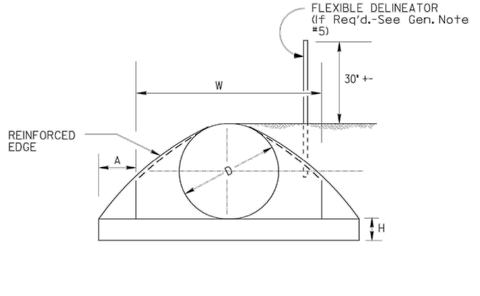
PIPE SIZE "D"	THICKNESS GALV. STEEL	THICKNESS ALUM.	A A= 0.4D +- 1"	B B=0.5 D +- 1"	H H=0.25D +- 1" (MIN.6")	L L=1.67D +- 1/2"	W W=2.0D +- 2"
12"	.064"	.060"	5"	6"	6"	1'8"	2'0"
15"	.064"	.060"	6"	7"	6"	2'3"	2'6"
18"	.064"	.060"	7"	9"	6"	2'6"	3'0"
24"	.064"	.060"	9"	1'0"	6"	3'4"	4'0"
30"	.079"	.105"	1'0"	1'3"	7"	4'2"	5'0"
36"	.079"	.105"	1'2"	1'6"	9"	5'0"	6'0"
42"	.109"	.164"	1'5"	1'9"	10"	5'10"	7'0"

NOTE: WHERE METAL FLARED END SECTIONS ARE USED WITH MULTIPLE PIPE LINES, THE STANDARD SPACING BETWEEN PIPES (S=D OR 3 FT.) MAY HAVE TO BE INCREASED (S=1.75 D TYPICAL). TO PREVENT OVER-LAP OF END SECTION WINGTIPS. SEE ALSO STD. 1030D.

NOTE: SLOPE DRAIN PIPES WILL REQUIRE AN ELBOW FOR CONNECTION TO THE FLARED END SECTION. PAYMENT FOR SLOPE DRAIN PIPE WILL INCLUDE THIS ELBOW.



SIDE



FRONT

NOTE "B":

THE CONNECTION BETWEEN METAL FLARED END SECTION AND C.M. PIPE WILL BE ONE OF THE FOLLOWING:

(a) A STRAP BAND OR THREADED ROD PROVIDED BY THE MANUFACTURER WILL LOCK END SECTION ONTO PIPE. A CORRUGATION AT THE PIPE AND WILL BE NON-SPIRALED (PERPENDICULAR TO CL OF PIPE)

(b) A DIMPLE BAND COLLAR WILL BE SHOP BOLTED TO END SECTION. PIPE WILL BE INSERTED INTO BAND COLLAR TO MEET THE END SECTION.

(c) A STUB PIPE WILL BE RIVITED TO THE END SECTION AND THE MAIN PIPE CONNECTED TO THE STUB WITH A NORMAL CONNECTING BAND.

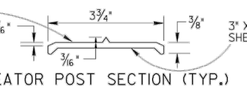
(d) OTHER TYPE CONNECTION IF RECOMMENDED BY MANUFACTURER AND APPROVED BY THE D.O.T.

SPECIAL NOTE:
FLARED END SECTIONS ARE NORMALLY LIMITED TO USE OUTSIDE THE CLEAR ZONE OR BEHIND BARRIER AND WHERE HYDRAULICS PERMIT. SEE OTHER STANDARDS OR DETAILS FOR TAPERED HEADWALLS, SAFETY SLOPE END SECTIONS OR OTHER PIPE END STRUCTURES.

GENERAL NOTES :

1. TOEWALLS ARE REQ'D. FOR OUTLETS OF CONC. STORM DRAINS, EXCEPT WHERE DITCH PAVING OR OTHER EROSION PROTECTION IS PROVIDED OR WHERE THE OUTLET VELOCITY IS LESS THAN 8 FT/SEC. TOEWALLS ARE NOT REQUIRED FOR SIDE DRAINS, SLOPE DRAINS OR INLETS OF STORM DRAINS THIS CRITERIA MAY BE VARIED WHERE SPECIFIED BY THE DESIGNER OR THE ENGINEER.
2. TOEWALLS WILL BE PAID FOR AS CU. YDS. OF CLASS "A" OR "B" CONCRETE. CONTRACTOR MAY ELECT TO CONSTRUCT TOE WALL WITH SAND CEMENT BAG RIPRAP OR STONE RIPRAP TO SAME MINIMUM DIMENSIONS WITH NO ADDITIONAL PAYMENT.
3. PRECAST TOEWALLS SHALL BE CL. "A" CONCRETE; CAST-IN-PLACE TOEWALLS MAY BE CL "A" OR "B" CONCRETE AND MAY BE TRENCH FORMED. WHERE PLANS ITEMIZE ONE CLASS OF CONCRETE AND CONTRACTOR ELECTS TO USE OTHER CLASS, NO ADDITIONAL PAYMENT IS MADE. NO PAYMENT IS MADE FOR STEEL IN TOEWALL.
4. CENTERLINE OF FLARED END SECTION WILL ALIGN WITH CENTERLINE OF PIPE, IF PIPE IS SKEWED, THE EMBANKMENT SLOPE WILL BE WARPED TO CONFORM WITH END SECTION.
5. FLEXIBLE DELINEATORS SHALL BE REQUIRED AT CROSS DRAIN FLARED END SECTIONS, BOTH INLET AND OUTLET. PAYMENT FOR FLARED END SECTION WILL INCLUDE DELINEATORS, SEE DETAIL AND NOTES BELOW. DELINEATORS NOT REQ'D. FOR SIDE DRAIN, SLOPE DRAIN, OR LONG PIPE.

1" X 12" LONG YELLOW REFLECTIVE SHEETING TYPE IX, ON EACH SIDE OF RIDGE.



3" X 12" LONG YELLOW REFLECTIVE SHEETING TYPE IX.

DELINEATOR POST SECTION (TYP.)

NOTE:
DELINEATOR POST SHALL CONFORM TO SEC. 911 FOR FLEXIBLE DELINEATOR POST EXCEPT REFLECTIVE SHEETING IS NOT REQUIRED AND LENGTH IS 4'-6" FROM TOP TO BOTTOM POINT. ALTERNATES PERMITTED IF APPROVED BY D.O.T. LABORATORY.

SPECIAL NOTE :
PIPE SIZES (D) ARE "NOMINAL-MINIMUM" INSIDE DIAMETERS IN ACCORDANCE WITH GEORGIA STANDARD FOR PIPE CULVERTS. "D" DIMENSION FOR FLARED END SECTION SHALL EQUAL THE "D" DIMENSION FOR CONNECTING PIPE CULVERT.

NO.	REVISIONS	BY	DATE
	REV. REFLECTIVE SHEETING REVISION	GLO	6-9-06

DEPARTMENT OF TRANSPORTATION
STATE OF GEORGIA

STANDARD
FLARED END SECTIONS
FOR PIPES

NO SCALE — REV. & REDR. SEPT., 1999

DES. ____ REV. ____ RETR. ____ CHK. ____

(SUBMITTED) STATE ROAD & AIRPORT DESIGN ENGINEER
(APPROVED) CHIEF ENGINEER

NUMBER 1120

GEORGIA REGISTERED PROFESSIONAL ENGINEER NATHAN B. LONG

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

PORT WENTWORTH TOWNHOMES GA, LLC
PORT WENTWORTH, GA

NOBLE VINES

PAVING, GRADING, AND DRAINAGE DETAILS

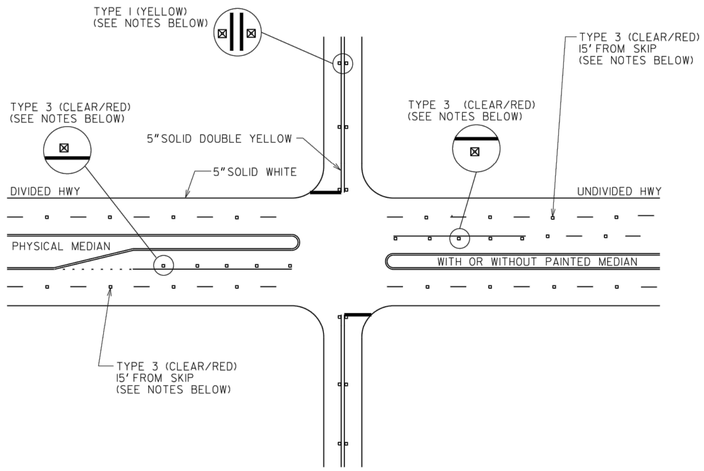
JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	1" = 1'

C3.6

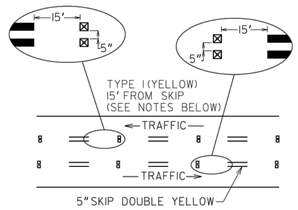
Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

STATE	PROJECT NUMBER	SHEET NO.	TOTAL SHEETS
GA.			

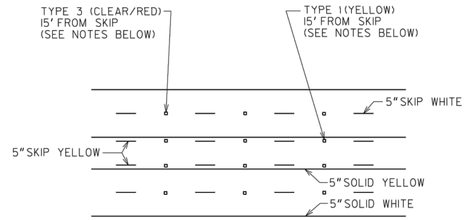
DIVIDED / UNDIVIDED HIGHWAY



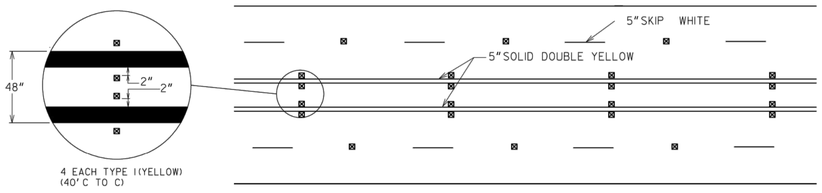
REVERSIBLE LANE



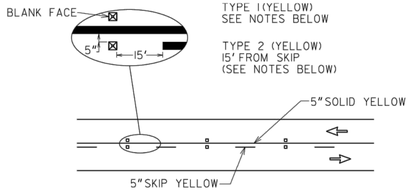
TWO WAY LEFT TURN LANE



4'-0" STRIPED FLUSH MEDIAN



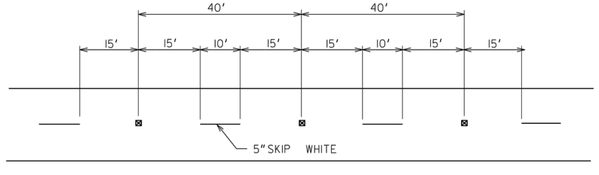
NO PASSING ZONE



GENERAL NOTES:

1. RAISED PAVEMENT MARKERS SHALL BE SPACED EVERY 40 FT UNLESS OTHERWISE SPECIFIED.
2. ON SOLID WHITE TURN BAY LINES, SPACING SHALL BE 20 FT.
3. RAISED PAVEMENT MARKERS SHALL BE OFFSET 5 INCHES FROM SOLID LANE LINES.
4. CLEAR FACE OF TYPE 3 RAISED PAVEMENT MARKERS SHALL BE ORIENTED TOWARD ONCOMING TRAFFIC.

TYPICAL RPM/STRIPE SPACING



DATE	REVISION	BY
9-15-2016	REV. RPM SPACING TO 40'	CDR

DEPARTMENT OF TRANSPORTATION
STATE OF GEORGIA

CONSTRUCTION DETAILS

RAISED PAVEMENT MARKER LOCATION
NON-LIMITED ACCESS ROADWAY

NO SCALE — REV. AND REDRAWN, JUNE 2015

DESIGNED ____
DRAWN ____
TRACED ____
CHECKED ____

NUMBER T-15A

GEORGIA — REGISTERED PROFESSIONAL ENGINEER — PRO FESSIONAL — NATHAN B. LEWIS

NO.	REVISIONS	BY	DATE

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50 Park of Commerce Way
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PORT WENTWORTH TOWNHOMES GA, LLC
PORT WENTWORTH, GA

NOBLE VINES

PAVING, GRADING, AND DRAINAGE DETAILS

JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VNJ
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	1" = 1'

C3.7

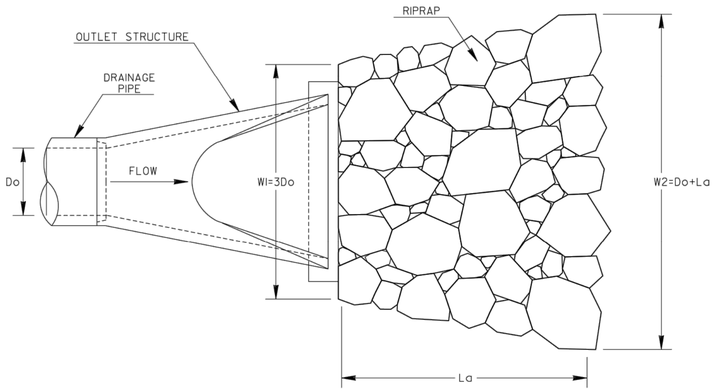
Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvements (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

Z:\28896.0001\CONSTRUCTION PLANS\28896.0001 - PCD-SITEWC - Mar 29, 2022 - 5:16 PM

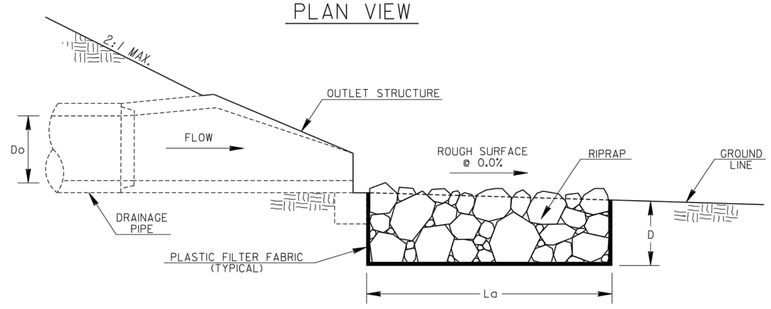
Z:\28896.0001\CONSTRUCTION PLANS\PLANSHEETS\CONSTRUCTION PLANS\28896.0000 - PDS-SITE.DWG - Mar 29, 2022 - 5:24 PM

STATE	PROJECT NUMBER	SHEET NO.	TOTAL SHEETS
GA.			

OUTLET TO FLAT AREA

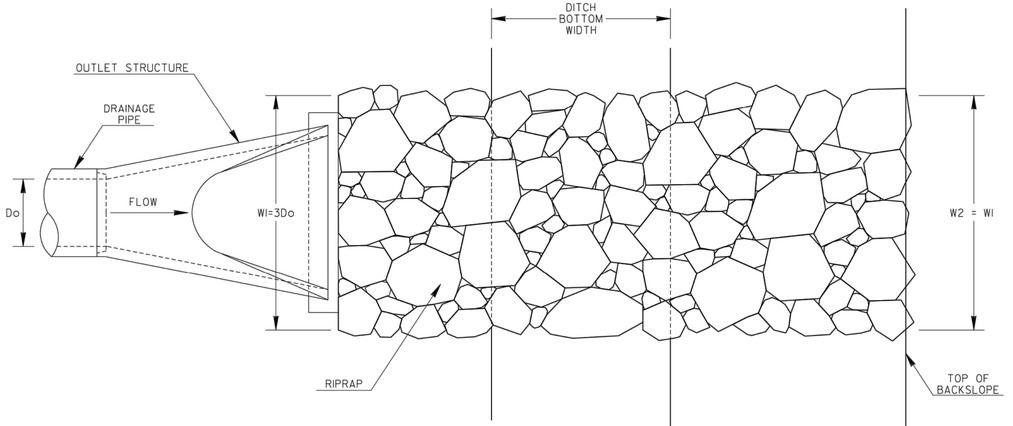


PLAN VIEW

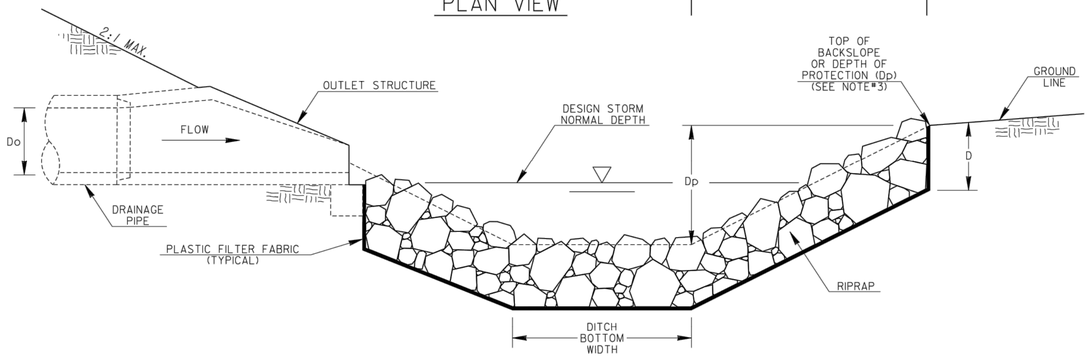


PROFILE VIEW

OUTLET PERPENDICULAR TO WELL-DEFINED CHANNEL



PLAN VIEW



PROFILE VIEW

GENERAL NOTES:

1. RIPRAP OUTLET PROTECTION SHOULD BE USED TO REDUCE A DRAINAGE STRUCTURE'S DISCHARGE VELOCITY. RIPRAP OUTLET PROTECTION IS SHOWN FOR GEORGIA STANDARD 1120, BUT IS INSTALLED SIMILARLY FOR OTHER DRAINAGE OUTLET STRUCTURES.

2. RIPRAP OUTLET PROTECTION SHALL BE DESIGNED IN ACCORDANCE WITH THE "MANUAL FOR EROSION AND SEDIMENT CONTROL IN GEORGIA". THE DESIGNER SHALL PROVIDE THE FOLLOWING IN THE PLANS: PIPE DIAMETER (Do), FLOW RATE OF DESIGN STORM (Q), VELOCITY (V), TAILWATER CONDITION (Tw), APRON LENGTH (La), APRON WIDTH AT DRAINAGE STRUCTURE (Wl), APRON WIDTH DOWNSTREAM (W2), AVERAGE STONE DIAMETER (d50), INSTALLATION DEPTH (D), AND TYPE OF RIPRAP WITH QUANTITY.

   THE MINIMUM DESIGN FOR RIPRAP OUTLET PROTECTION SHALL BE THE 25-YEAR STORM EVENT, BUT LARGER STORMS ARE RECOMMENDED.

3. THE APRON WIDTHS SHALL BE THE SAME WHEN THE DRAINAGE STRUCTURE DISCHARGES PERPENDICULAR INTO A WELL-DEFINED CHANNEL. THE LENGTH SHALL EXTEND ACROSS THE CHANNEL AND UP TO THE TOP OF THE CHANNEL BACKSLOPE OR 1-FOOT ABOVE THE NORMAL DEPTH OF THE CHANNEL'S DESIGN STORM (WHICHEVER IS LESS). THE DESIGNER SHALL PROVIDE THE DEPTH OF PROTECTION (Dp) IF THE APRON DOES NOT EXTEND TO THE TOP OF THE BACKSLOPE.

4. IF THE OUTLET HYDRAULICS REQUIRE A d50<=0.70 FEET, TYPE-3 RIPRAP MAY BE USED.
   IF THE OUTLET HYDRAULICS REQUIRE A d50<=1.20 FEET, TYPE-1 RIPRAP SHOULD BE USED.
   IF THE OUTLET HYDRAULICS REQUIRE A d50>1.20 FEET, THE DESIGNER SHALL DESIGN AND PROVIDE A SPECIAL DETAIL FOR APPROPRIATE OUTLET PROTECTION.

5. PLASTIC FILTER FABRIC IS REQUIRED UNDERNEATH RIPRAP APRON.

6. PAYMENT FOR RIPRAP SHALL BE MEASURED IN SQUARE YARDS FOR SPECIFIED INSTALLATION DEPTH. PAYMENT FOR PLASTIC FILTER FABRIC SHALL BE MEASURED IN SQUARE YARDS CONSISTENT WITH RIPRAP QUANTITY AND PAID FOR SEPARATELY.

Do	= PIPE DIAMETER
Q	= DESIGN STORM FLOW RATE
V	= DESIGN STORM VELOCITY
Tw	= TAILWATER CONDITION/DESIGN STORM NORMAL DEPTH
La	= APRON LENGTH
Wl	= APRON WIDTH UPSTREAM
W2	= APRON WIDTH DOWNSTREAM
d50	= AVERAGE STONE DIAMETER
D	= INSTALLATION DEPTH
Dp	= DEPTH OF PROTECTION

RIPRAP TYPE	REQUIRED d50 (FT)	MIN. DEPTH "D" (IN)
1	≤1.20	36
3	≤0.67	18

DEPARTMENT OF TRANSPORTATION
STATE OF GEORGIA

CONSTRUCTION DETAILS

RIPRAP OUTLET PROTECTION
(SHEET 1 OF 2)

NO SCALE 4-22-2016

DESIGNED DLE
DRAWN DLE
TRACED ____
CHECKED ____

NUMBER D-55A

GEORGIA PROFESSIONAL ENGINEER NATHAN B. FORBES 034534 PROFESSIONAL

NO.	REVISIONS	BY	DATE

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PORT WENTWORTH TOWNHOMES
GA, LLC
PORT WENTWORTH, GA

NOBLE VINES

PAVING, GRADING, AND DRAINAGE DETAILS

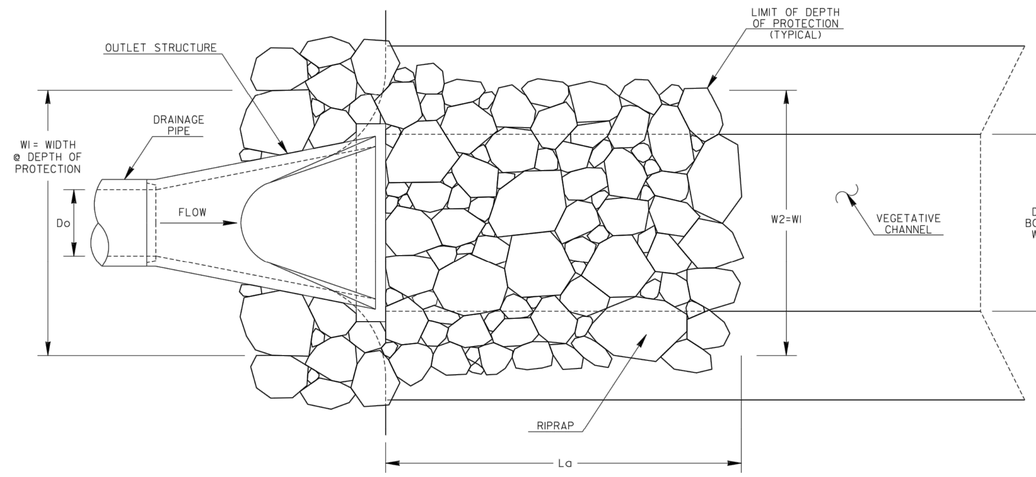
JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	1" = 1'

C3.8

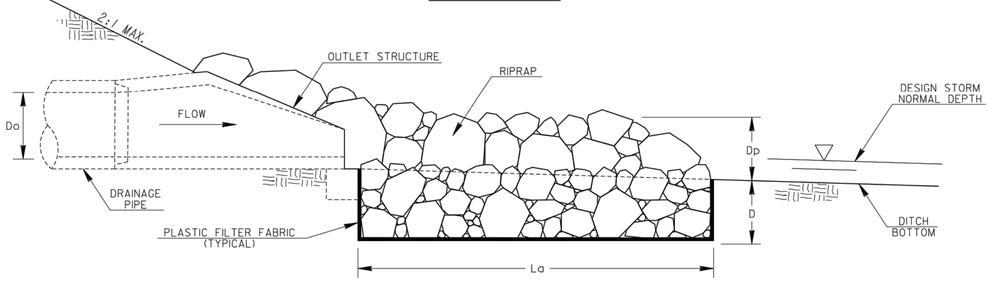
Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

STATE	PROJECT NUMBER	SHEET NO.	TOTAL SHEETS
GA.			

OUTLET PARALLEL TO WELL-DEFINED CHANNEL

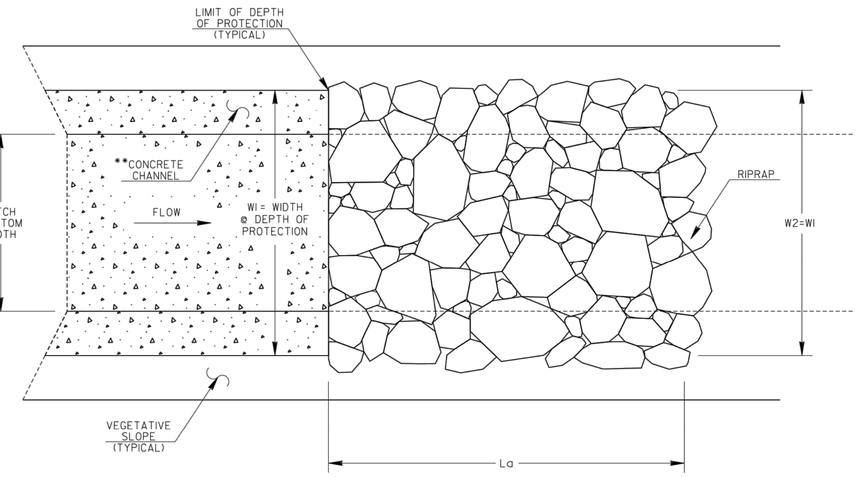


PLAN VIEW



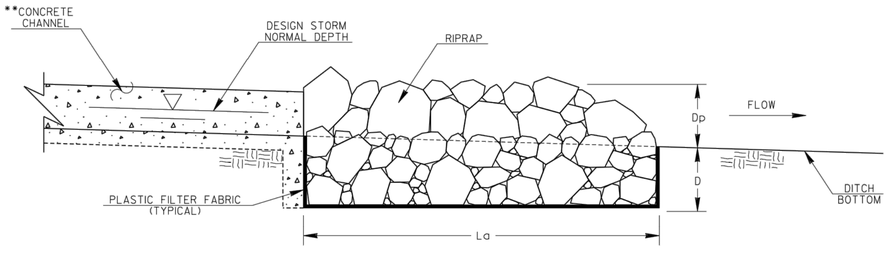
PROFILE VIEW

CONCRETE CHANNEL TO RIPRAP TRANSITION



**REFER TO CONSTRUCTION DETAIL D-10 FOR CONCRETE DITCH PAVING INFORMATION

PLAN VIEW



PROFILE VIEW

GENERAL NOTES:

1. RIPRAP OUTLET PROTECTION SHOULD BE USED TO REDUCE A DRAINAGE STRUCTURE'S DISCHARGE VELOCITY.
   RIPRAP OUTLET PROTECTION IS SHOWN FOR GEORGIA STANDARD 1120, BUT IS INSTALLED SIMILARLY FOR OTHER DRAINAGE OUTLET STRUCTURES.
   RIPRAP OUTLET PROTECTION IS SHOWN FOR A CONCRETE DITCH, BUT IS INSTALLED SIMILARLY TO TRANSITION FROM OTHER CHANNEL LININGS.

2. RIPRAP OUTLET PROTECTION SHALL BE DESIGNED IN ACCORDANCE WITH THE "MANUAL FOR EROSION AND SEDIMENT CONTROL IN GEORGIA".
   THE DESIGNER SHALL PROVIDE THE FOLLOWING IN THE PLANS: PIPE DIAMETER (Do), FLOW RATE OF DESIGN STORM (Q), VELOCITY (V), TAILWATER CONDITION (Tw), APRON LENGTH (La), APRON WIDTH AT DRAINAGE STRUCTURE (WI), APRON WIDTH DOWNSTREAM (W2), AVERAGE STONE DIAMETER (d50), INSTALLATION DEPTH (D), AND TYPE OF RIPRAP WITH QUANTITY.

   THE MINIMUM DESIGN FOR RIPRAP OUTLET PROTECTION SHALL BE THE 25-YEAR STORM EVENT, BUT LARGER STORMS ARE RECOMMENDED.

3. THE APRON WIDTHS SHALL BE THE SAME WHEN THE DRAINAGE STRUCTURE DISCHARGES PARALLEL INTO A WELL-DEFINED CHANNEL. THE APRON WIDTHS IN THIS CASE SHALL REPRESENT THE WIDTH AT THE DEPTH OF PROTECTION. THE RIPRAP SHALL BE INSTALLED TO THE TOP OF CHANNEL OR 1-FOOT ABOVE THE NORMAL DEPTH OF THE CHANNEL'S DESIGN STORM (WHICHEVER IS LESS). THE DESIGNER SHALL PROVIDE THE DEPTH OF PROTECTION (Dp) IF THE RIPRAP SHOULD NOT BE INSTALLED TO THE TOP OF THE CHANNEL. RIPRAP SHOULD ALSO BE INSTALLED TO ARMOR CHANNEL CORNER AT THE OUTLET STRUCTURE.

4. IF THE OUTLET HYDRAULICS REQUIRE A d50<=0.70 FEET, TYPE-3 RIPRAP MAY BE USED.
   IF THE OUTLET HYDRAULICS REQUIRE A d50<=1.20 FEET, TYPE-1 RIPRAP SHOULD BE USED.
   IF THE OUTLET HYDRAULICS REQUIRE A d50>1.20 FEET, THE DESIGNER SHALL DESIGN AND PROVIDE A SPECIAL DETAIL FOR APPROPRIATE OUTLET PROTECTION.

5. PLASTIC FILTER FABRIC IS REQUIRED UNDERNEATH RIPRAP APRON.

6. PAYMENT FOR RIPRAP SHALL BE MEASURED IN SQUARE YARDS FOR SPECIFIED INSTALLATION DEPTH. PAYMENT FOR PLASTIC FILTER FABRIC SHALL BE MEASURED IN SQUARE YARDS CONSISTENT WITH RIPRAP QUANTITY AND PAID FOR SEPARATELY.

RIPRAP TYPE	REQUIRED d50 (FT)	MIN. DEPTH "D" (IN)
1	≤1.20	36
3	≤0.67	18

Do = PIPE DIAMETER
Q = DESIGN STORM FLOW RATE
V = DESIGN STORM VELOCITY
Tw = TAILWATER CONDITION/DESIGN STORM NORMAL DEPTH
La = APRON LENGTH
WI = APRON WIDTH UPSTREAM AT DEPTH OF PROTECTION
W2 = APRON WIDTH DOWNSTREAM AT DEPTH OF PROTECTION
d50 = AVERAGE STONE DIAMETER
D = INSTALLATION DEPTH
Dp = DEPTH OF PROTECTION

DEPARTMENT OF TRANSPORTATION
STATE OF GEORGIA

CONSTRUCTION DETAILS

RIPRAP OUTLET PROTECTION
(SHEET 2 OF 2)

NO SCALE — 4-22-2016

DESIGNED DLE
DRAWN DLE
TRACED
CHECKED

NUMBER D-55B

GEORGIA REGISTERED PROFESSIONAL ENGINEER NO. 038214 NATHAN B. HUTTON

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

PORT WENTWORTH TOWNHOMES
GA, LLC
PORT WENTWORTH, GA

NOBLE VINES

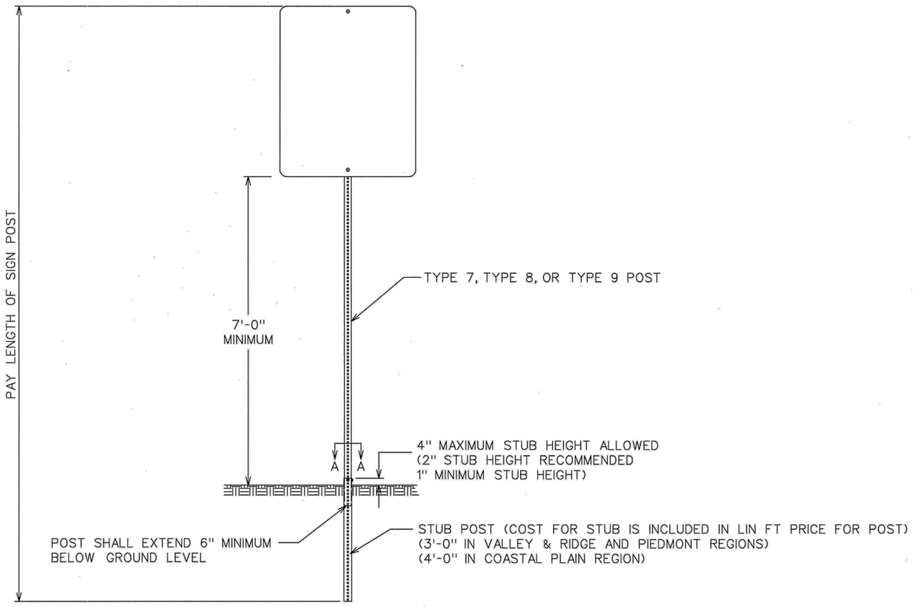
PAVING, GRADING, AND DRAINAGE DETAILS

JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	1" = 1'

C3.9

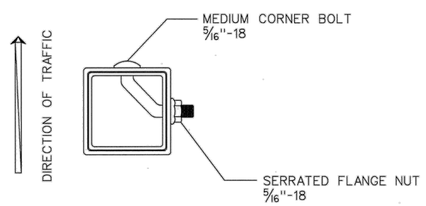
Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

STATE	PROJECT NUMBER	SHEET NO.	TOTAL SHEETS
GA.			



FRONT VIEW

POST	STUB SIZE
TYPE 7	2¼" x 2¼"
TYPE 8	2¾" x 2¾"
TYPE 9	2½" x 2½"



SECTION A-A

SIGN POST SELECTION CHART

70 MPH Wind Load Chart + 15% Gust Factor

	SLIP BASE NOT REQUIRED				GROUND MOUNTED BREAKAWAY SIGN SUPPORT REQUIRED				
	TYPE 7 2#14 ga.		TYPE 9 2-1/4#14 ga.	TYPE 8 2-1/2#12 ga.	TYPE 8 2-1/2#12 ga.		TYPE 8 w/TYPE 9 Insert* 2-1/2#12 ga. W/2-1/4#14 ga.		
Sign Centroid	1 Post	2 Post	1 Post	1 Post	2 Post	3 Post	1 Post	2 Post	3 Post
	SQUARE FOOTAGE				SQUARE FOOTAGE				
6'	13.50	27.00	19.25	30.00	60.00	90.00	49.25	98.50	147.75
7'	11.60	23.20	16.50	25.75	51.50	77.25	42.25	84.50	126.75
8'	10.15	20.30	14.45	22.55	45.10	67.65	37.00	74.00	111.00
9'	9.00	18.00	12.85	20.00	40.00	60.00	32.85	65.70	98.55
10'	8.10	16.20	11.55	18.00	36.00	54.00	29.55	59.10	88.65
11'	7.40	14.80	10.50	16.40	32.80	49.20	26.90	53.80	80.70
12'	6.80	13.60	9.65	15.00	30.00	45.00	24.65	49.30	73.95
13'	6.25	12.50	8.90	13.85	27.70	41.55	22.75	45.50	68.25
14'	5.80	11.60	8.25	12.90	25.80	38.70	21.15	42.30	63.45
15'	5.00	10.00	6.45	10.10	20.20	30.30	16.55	33.10	49.65
16'	4.70	9.40	6.05	9.45	18.90	28.35	15.50	31.00	46.50
17'	4.40	8.80	5.70	8.90	17.80	26.70	14.60	29.20	43.80
18'	4.15	8.30	5.40	8.40	16.80	25.20	13.80	27.60	41.40
19'	3.95	7.90	5.10	7.95	15.90	23.85	13.05	26.10	39.15
20'	3.75	7.50	4.85	7.55	15.10	22.65	12.40	24.80	37.20

SIGN CENTROID IS DISTANCE FROM GROUND LEVEL TO BOTTOM OF SIGN *PLUS* HALF THE HEIGHT OF SIGN.
EXAMPLE: 24" X 48" SIGN THAT IS 7 FEET FROM GROUND TO BOTTOM OF SIGN. ADD HALF OF 48" (24" OR 2 FT) *PLUS* 7 FT. = 9' CENTROID.

SIGN PLATE SHALL NOT EXCEED 48" IN WIDTH ON A SINGLE POST.

* TYPE 9 INSERT SHALL BE A CONTINOUS POST INSERTED INTO THE TYPE 8 POST WHERE REQUIRED. THE INSERT POST SHALL EXTEND FROM THE BOTTOM OF THE SLIP BASE UPPER ASSEMBLY TO 4" BELOW THE BOTTOM OF THE SIGN. THE INSERT POST SHALL NOT EXTEND ABOVE THE BOTTOM OF THE SIGN. PAYMENT FOR THE INSERT POST SHALL BE PER LINEAR FOOT OF TYPE 9 POST.

GROUND MOUNTED BREAKAWAY SIGN SUPPORT WILL BE MEASURED AND PAID FOR SEPARATELY. THE COST FOR THIS WORK SHALL INCLUDE THE UPPER AND LOWER ASSEMBLY, STUB POST, CLASS "A" CONCRETE, ALL HARDWARE NECESSARY TO COMPLETE THE INSTALLATION, AND BE INCLUDED IN THE BID PRICE SUBMITTED FOR ITEM 636-3010.

DATE	REVISIONS

GEORGIA DEPARTMENT OF TRANSPORTATION
OFFICE OF TRAFFIC SAFETY & DESIGN

TYPE 7, 8, AND 9
SQUARE TUBE POST
INSTALLATION DETAIL

NO SCALE JULY 2002

PCBDTB

T-3A

Z:\28896.0001\DESIGN\PLANS\GRADEX\CONSTRUCTION PLANS\28896.0000 - PDS-SITEWK - Mar 29, 2022 - 5:18 PM

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

GEORGIA
JONATHAN B. HUTTON
PROFESSIONAL ENGINEER
PE 036274
PROFESSIONAL

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
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PORT WENTWORTH TOWNHOMES
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C3.10

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

SWCD: COASTAL
PROJECT NAME: GA. HIGHWAY 30 GDOT ROAD IMPROVEMENTS
CITY/COUNTY: CITY OF PORT WENTWORTH / CHATHAM COUNTY

ADDRESS: BERRIEN RD, PORT WENTWORTH, GA 31407
DATE ON PLANS: 10/04/21
REVISED DATE: 03/29/22
NAME/EMAIL OF PERSON FILLING OUT CHECKLIST: NATHAN LONG / LONG.N@TANDH.COM

ATTACHED | YES

1. THE APPLICABLE EROSION, SEDIMENTATION AND POLLUTION CONTROL PLAN CHECKLIST ESTABLISHED BY THE COMMISSION AS OF JANUARY 1 OF THE YEAR IN WHICH THE LAND–DISTURBING ACTIVITY WAS PERMITTED. (THE COMPLETED CHECKLIST MUST BE SUBMITTED WITH THE ES&PC PLAN OR THE PLAN WILL NOT BE REVIEWED.) (PERMIT IV.D.1 PG 26)

PLEASE FIND THE CURRENT STAND ALONE EROSION, SEDIMENTATION AND POLLUTION CONTROL CHECKLIST ATTACHED WITH THIS PLAN.

ALL | YES

2. LEVEL II CERTIFICATION NUMBER ISSUED BY THE COMMISSION, SIGNATURE AND SEAL OF THE CERTIFIED DESIGN PROFESSIONAL. (SIGNATURE, SEAL AND LEVEL II NUMBER MUST BE ON EACH SHEET PERTAINING TO ES&PC PLAN OR THE PLAN WILL NOT BE REVIEWED)

PLEASE FIND ON EACH SHEET OF THIS PLAN THE GSWCC LEVEL II CERTIFICATION NUMBER, SIGNATURE AND SEAL FOR MR. NATHAN B. LONG, P.E.

EC1.1 | YES
EC2.1–4.2

3. LIMIT OF DISTURBANCE SHALL BE NO GREATER THAN 50 ACRES AT ANY ONE TIME WITHOUT PRIOR WRITTEN AUTHORIZATION FROM THE EPD DISTRICT OFFICE. IF EPD APPROVES THE REQUEST TO DISTURB 50 ACRES OR MORE AT ANY ONE TIME, THE PLAN MUST INCLUDE AT LEAST 4 OF THE BMPs LISTED IN APPENDIX 1 OF THIS CHECK LIST. (A COPY OF THE THE WRITTEN APPROVAL BY EPD MUST BE ATTACHED TO THE PLAN FOR THE PLAN TO BE REVIEWED. (PERMIT IV.D3 PG 27)

AREA OF DISTURBANCE DOES NOT EXCEED 50 ACRES.

EC1.1 | YES

4. THE NAME AND PHONE NUMBER OF 24–HOUR LOCAL CONTACT RESPONSIBLE FOR EROSION, SEDIMENTATION AND POLLUTION CONTROLS. (PERMIT II.B.1.c PG 12)

NATHAN B. LONG
(912) 721 – 4181

EC1.1 | YES

5. PROVIDE NAME, ADDRESS, EMAIL ADDRESS AND PHONE NUMBER OF PRIMARY PERMITTEE. (PERMIT II.B.1 b PG 12)

PORT WENTWORTH TOWNHOMES GA, LLC
5553 PEACHTREE ROAD, SUITE 170
CHAMBLEE, GA 30341
MR. LEE TERRY
(404) 795–8301; LTERRY@CLARETCOMMUNITIES.COM

EC1.1 | YES

6. NOTE TOTAL AND DISTURBED ACREAGE OF THE PROJECT OR PHASE UNDER CONSTRUCTION. (PERMIT IV.D.2 c PG 27)

TOTAL ACREAGE IS APPROXIMATELY 4.6 ACRES (BETWEEN R/W)
TOTAL DISTURBED ACREAGE FOR THE PROJECT IS 3.9 ACRES.

EC1.1 | YES

7. PROVIDE THE GPS LOCATION OF THE CONSTRUCTION EXIT FOR THE SITE. GIVE THE LATITUDE AND LONGITUDE IN DECIMAL DEGREES. PERMIT II.B.1 a PG 12

CONSTRUCTION EXIT IS LOCATED AT:
LAT: N032.1965 ; LONG: W081.2075

ALL | YES

8. INITIAL DATE OF THE PLAN AND THE DATES OF ANY REVISIONS MADE TO THE PLAN INCLUDING THE ENTITY WHO REQUESTED THE REVISIONS.

PLEASE FIND THE INITIAL DATE OF THE PLAN AND ALL REVISIONS ON THE COVER SHEET AS WELL AS EACH SHEET OF THE PLAN.

EC1.1 | YES

9. DESCRIPTION OF THE NATURE OF CONSTRUCTION ACTIVITY. (PERMIT IV.D.2 a PG 27)

CONSTRUCTION ACTIVITY FOR HIGHWAY 30 DOT IMPROVEMENTS INCLUDE THE CONSTRUCTION OF 2 PROPOSED LEFT TURN LANES, 2 PROPOSED RIGHT TURN LANES, AND WIDENING/ADJUSTMENTS TO THE SHOULDER.

COVER | YES

10. PROVIDE VICINITY MAP SHOWING SITE'S RELATION TO SURROUNDING AREAS. INCLUDE DESIGNATION OF SPECIFIC PHASE, IF NECESSARY. (PERMIT IV.D.2 e PG 27)

VICINITY MAP SHOWN ON THE COVER SHEET OF THE PLANS

EC1.1,EC1.3 YES

11. IDENTIFY THE PROJECT RECEIVING WATERS AND DESCRIBE ALL SENSITIVE ADJACENT AREAS INCLUDING STREAMS, LAKES, RESIDENTIAL AREAS, WETLANDS, MARSHLANDS, ETC. WHICH MAY BE AFFECTED. (PERMIT IV.D.2.f PG 27)

THE PROJECT DISCHARGES TO AN EXISTING DITCH LEADING TO LITTLE HEARST BRANCH AND BLACK CREEK. THE EVENTUAL RECEIVING WATER IS THE SAVANNAH RIVER.

EC1.1 | YES

12. DESIGN PROFESSIONAL'S CERTIFICATION STATEMENT AND SIGNATURE THAT THE SITE WAS VISITED PRIOR TO DEVELOPMENT OF THE ES&PC PLAN AS STATED ON PART 1V PAGE 19 OF THE PERMIT.

I CERTIFY UNDER PENALTY OF LAW THAT THIS PLAN WAS PREPARED AFTER A SITE VISIT TO THE LOCATIONS DESCRIBED HEREIN BY MYSELF OR AUTHORIZED AGENT UNDER MY SUPERVISION.

NATHAN B. LONG, PE
GSWCC LEVEL II DESIGN PROFESSIONAL
CERTIFICATION #0000024602
EXPIRATION DATE: 11/29/24

EC1.1 | YES

13. DESIGN PROFESSIONAL'S CERTIFICATION STATEMENT AND SIGNATURE THAT THE PERMITTEE'S ES&PC PLAN PROVIDES FOR AN APPROPRIATE AND COMPREHENSIVE SYSTEM OF BMP'S AND SAMPLING TO MEET PERMIT REQUIREMENTS AS STATED ON PART IV PAGE 19 OF THE PERMIT.

I CERTIFY THAT THE PERMITEE'S EROSION, SEDIMENTATION & 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 GEORGIA SOIL AND WATER CONSERVATION COMMISSION AS OF JANUARY I OF THE YEAR IN WHICH THE LAND-DISTURBING ACTIVITY WAS PERMITTED, PROVIDES FOR THE SAMPLING OF THE RECEIVING WATER(S) OR THE SAMPLING OF THE STORM WATER OUTFALLS AND THAT THE DESIGNED SYSTEM OF BEST MANAGEMENT PRACTICES AND SAMPLING METHODS IS EXPECTED TO MEET THE REQUIREMENTS CONTAINED IN THE GENERAL NPDES PERMIT NO. GAR 100001.

NATHAN B. LONG, PE
GSWCC LEVEL II DESIGN PROFESSIONAL
CERTIFICATION #0000024602
EXPIRATION DATE: 11/29/24

EC1.1 | YES

14. CLEARLY NOTE THE STATEMENT THAT "THE DESIGN PROFESSIONAL WHO PREPARED THE ES&PC PLAN IS TO INSPECT THE INSTALLATION OF THE INITIAL SEDIMENT STORAGE REQUIREMENTS AND PERIMETER CONTROL BMP'S WITHIN 7 DAYS AFTER INSTALLATION, IN ACCORDANCE WITH PART IV.A.5 PAGE 25 OF THE PERMIT.

THE DESIGN PROFESSIONAL WHO PREPARED THE ES&PC PLAN IS TO INSPECT THE INSTALLATION OF THE INITIAL SEDIMENT STORAGE REQUIREMENTS AND PERIMETER CONTROL BMP'S WITHIN 7 DAYS AFTER INSTALLATION.

DESIGN PROFESSIONAL 7–DAY VISIT CERTIFICATION

DESIGN PROFESSIONAL WHO PREPARED THE ES&PC PLAN IS TO INSPECT THE INSTALLATION OF THE INITIAL SEDIMENT STORAGE REQUIREMENTS AND PERIMETER CONTROL BMPs WITHIN 7 DAYS AFTER INSTALLATION.

DATE OF INSPECTION: _____

I CERTIFY THE SITE WAS _____ WITH THE ES&PC PLAN ON THE DATE OF INSPECTION.

_____ _____
GSWCC LEVEL II DESIGN PROFESSIONAL CERTIFICATION #

INSPECTION REVEALED THE FOLLOWING DISCREPANCIES FROM THE ES&PC PLAN

_____
_____
_____
_____

THESE DEFICIENCIES MUST BE ADDRESSED IMMEDIATELY AND A RE–INSPECTION SCHEDULED. WORK SHALL NOT PROCEED ON THE SITE UNTIL DESIGN PROFESSIONAL CERTIFICATION IS OBTAINED.

EC1.1 | YES

15. CLEARLY NOTE THE STATEMENT THAT "NON–EXEMPT ACTIVITIES SHALL NOT BE CONDUCTED WITHIN THE 25 OR 50–FOOT UNDISTURBED STREAM BUFFERS AS MEASURED FROM THE POINT OF WRESTED VEGETATION OR WITHIN 25–FEET OF THE COASTAL MARSHLAND BUFFER AS MEASURED FROM THE JURISDICTIONAL DETERMINATION LINE WITHOUT FIRST ACQUIRING THE NECESSARY VARIANCES AND PERMITS." (PART IV.(I)–(iv) PG 19–24 OF THE PERMIT).

NON–EXEMPT ACTIVITIES SHALL NOT BE CONDUCTED WITHIN THE 25 OR 50 FOOT UNDISTURBED STREAM BUFFERS AS MEASURED FROM THE POINT OF WRESTED VEGETATION OR WITHIN 25–FEET OF THE COASTAL MARSHLAND BUFFER AS MEASURED FROM THE JURISDICTIONAL DETERMINATION LINE WITHOUT FIRST ACQUIRING THE NECESSARY VARIANCES AND PERMITS.

EC1.1 | YES

16. PROVIDE A DESCRIPTION OF ANY BUFFER ENCROACHMENTS AND INDICATE WHETHER A BUFFER VARIANCE IS REQUIRED.

NO BUFFER ENCROACHMENTS. NO VARIANCE REQUIRED.

EC1.1 | YES

17. CLEARLY NOTE THE STATEMENT THAT "AMENDMENTS/REVISIONS TO THE ES&PC PLAN WHICH HAVE A SIGNIFICANT EFFECT ON BMP'S WITH A HYDRAULIC COMPONENT MUST BE CERTIFIED BY THE DESIGN PROFESSIONAL.", (PART IV.C PG 26 OF PERMIT).

AMENDMENTS/REVISIONS TO THE ES&PC PLAN WHICH HAVE A SIGNIFICANT EFFECT ON BMP'S WITH A HYDRAULIC COMPONENT MUST BE CERTIFIED BY THE DESIGN PROFESSIONAL.

EC1.1 | YES

18. CLEARLY NOTE THE STATEMENT THAT "WASTE MATERIALS SHALL NOT BE DISCHARGED TO WATERS OF THE STATE, EXCEPT AS AUTHORIZED BY A SECTION 404 PERMIT. (PERMIT IV.D.3.c(1) PG 30).

WASTE MATERIALS SHALL NOT BE DISCHARGED TO WATERS OF THE STATE, EXCEPT AS AUTHORIZED BY A SECTION 404 PERMIT.

EC1.1 | YES

19. CLEARLY NOTE THE STATEMENT THAT "THE ESCAPE OF SEDIMENT FROM THE SITE SHALL BE PREVENTED BY THE INSTALLATION OF EROSION AND SEDIMENT CONTROL MEASURES AND PRACTICES PRIOR TO LAND DISTURBING ACTIVITIES."

THE ESCAPE OF SEDIMENT FROM THE SITE SHALL BE PREVENTED BY THE INSTALLATION OF EROSION AND SEDIMENT CONTROL MEASURES AND PRACTICES PRIOR TO LAND DISTURBING ACTIVITIES.

EC1.1 | YES

20. CLEARLY NOTE THE STATEMENT THAT "EROSION CONTROL MEASURES WILL BE MAINTAINED AT ALL TIMES. IF FULL IMPLEMENTATION OF THE APPROVED PLAN DOES NOT PROVIDE FOR EFFECTIVE EROSION CONTROL, ADDITIONAL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE IMPLEMENTED TO CONTROL OR TREAT THE SEDIMENT SOURCE."

EROSION CONTROL MEASURES WILL BE MAINTAINED AT ALL TIMES. IF FULL IMPLEMENTATION OF THE APPROVED PLAN DOES NOT PROVIDE FOR EFFECTIVE EROSION CONTROL, ADDITIONAL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE IMPLEMENTED TO CONTROL OR TREAT THE SEDIMENT SOURCE.

EC1.1 | YES

21. CLEARLY NOTE THE STATEMENT "ANY DISTURBED AREA LEFT EXPOSED FOR A PERIOD GREATER THAN 14 DAYS SHALL BE STABILIZED WITH MULCH OR TEMPORARY SEEDING." (PERMIT IV.D.3.a.(1) PG 28).

ANY DISTURBED AREA LEFT EXPOSED FOR A PERIOD GREATER THAN 14 DAYS SHALL BE STABILIZED WITH MULCH OR TEMPORARY SEEDING.

EC1.1 | YES

22. ANY CONSTRUCTION ACTIVITY WHICH DISCHARGES STORM WATER INTO AN IMPAIRED STREAM SEGMENT, OR WITHIN 1 LINEAR MILE UPSTREAM OF AND WITHIN THE SAME WATERSHED AS, ANY PORTION OF AN BIOTA IMPAIRED STREAM SEGMENT MUST COMPLY WITH PART III.C. OF THE PERMIT. INCLUDE THE COMPLETED APPENDIX 1 LISTING ALL THE BMP'S THAT WILL BE USED FOR THOSE AREAS OF THE SITE WHICH DISCHARGE TO THE IMPAIRED STREAM SEGMENT. (PART III.C.2.A – V. PG 19–21)

THE SITE IS LOCATED MORE THAN 1 LINEAR MILE UPSTREAM OF THE NEAREST IMPAIRED STREAM SEGMENT.

EC1.1 | YES

23. IF A TMDL IMPLEMENTATION PLAN FOR SEDIMENT HAS BEEN FINALIZED FOR THE IMPAIRED STREAM SEGMENT (IDENTIFIED IN ITEM 22 ABOVE) AT LEAST SIX MONTHS PRIOR TO SUBMITTAL OF NOI, THE ES&PC PLAN MUST ADDRESS ANY SITE–SPECIFIC CONDITIONS OR REQUIREMENTS INCLUDED IN THE TMDL IMPLEMENTATION PLAN. (PERMIT III.C.1 PG 15)

THE SITE IS LOCATED MORE THAN 1 LINEAR MILE UPSTREAM OF THE NEAREST IMPAIRED STREAM SEGMENT.

PLAN | YES

24. BMP'S FOR CONCRETE WASHDOWN OF TOOLS, CONCRETE MIXER CHUTES, HOPPERS AND THE REAR OF THE VEHICLES. WASHOUT OF THE DRUM AT THE CONSTRUCTION SITE IS PROHIBITED, (PERMIT IV.D.3.c(6) PG 31).

THERE SHALL BE NO CONCRETE WASHDOWN OF TOOLS, CONCRETE MIXER CHUTES, HOPPERS AND THE REARS OF THE VEHICLES. IN ADDITION, THE WASHOUT OF THE DRUM AT THE CONSTRUCTION SITE IS PROHIBITED AND SHOULD BE DONE OFFSITE.

EC1.1 | YES

25. PROVIDE BMP'S FOR THE REMEDIATION OF ALL PETROLEUM SPILLS AND LEAKS, (PERMIT IV.D.3.c.(5) PG 31).

PETROLEUM BASED PRODUCTS– CONTAINERS FOR PRODUCTS SUCH AS FUELS, LUBRICANTS AND TARS WILL BE INSPECTED DAILY FOR LEAKS AND SPILLS. THIS INCLUDES ON–SITE VEHICLE AND MACHINERY INSPECTIONS AND REGULAR PREVENTATIVE MAINTENANCE FOR SUCH EQUIPMENT. EQUIPMENT MAINTENANCE AREAS WILL BE LOCATED AWAY FROM STATE WATER, NATURAL DRAINS AND STORM WATER DRAINAGE INLETS. IN ADDITION, TEMPORARY FUELING TANKS SHALL HAVE A SECONDARY CONTAINMENT LINER TO PREVENT/MINIMIZE SITE CONTAMINATION. DISCHARGE OF OILS, FUELS AND LUBRICANTS IS PROHIBITED. PROPER DISPOSAL METHODS WILL INCLUDE COLLECTION IN A SUITABLE CONTAINER AND DISPOSAL AS REQUIRED BY LOCAL AND STATE REGULATIONS. HAVE EQUIPMENT TO CONTAIN AND CLEAN UP PETROLEUM SPILLS IN FUEL STORAGE AREAS OR ON MAINTENANCE AND FUELING VEHICLES. STORE IN COVERED AREAS PROTECTED WITH DIKES. REGULARLY INSPECT FOR CRACKS OR LEAKAGE IN CONTAINERS/TANKS.

SPILL CLEANUP AND CONTROL PRACTICES

- LOCAL, STATE AND MANUFACTURER'S RECOMMENDED METHODS FOR SPILL CLEANUP WILL BE CLEARLY POSTED AND PROCEDURES WILL BE MADE AVAILABLE TO SITE PERSONNEL.
- MATERIALS AND EQUIPMENT NECESSARY FOR SPILL CLEANUP WILL BE KEPT IN THE MATERIAL STORAGE AREAS. TYPICAL MATERIALS AND EQUIPMENT INCLUDES, BUT IS NOT LIMITED TO, BROOMS, DUSTPANS, MOPS, RAGS, GLOVES, GOGGLES, CAT LITTER, SAND, SAWDUST, AND PROPERLY LABELED PLASTIC AND MEAL WASTE CONTAINERS.
- SPILL PREVENTION PRACTICES AND PROCEDURES WILL BE REVIEWED AFTER A SPILL AND ADJUSTED AS NECESSARY TO PREVENT FUTURE SPILLS.
- FOR SPILLS THAT IMPACT SURFACE WATER (LEAVE A SHEEN ON SURFACE WATER), THE NATIONAL RESPONSE CENTER (NRC) WILL BE CONTACTED WITHIN 24 HOURS AT 1–800–424–8802.
- FOR SPILLS OF AN UNKNOWN AMOUNT, THE NATIONAL CENTER (NRC) WILL BE CONTACTED WITHIN 24 HOURS
- FOR SPILLS GREATER THAN 25 GALLONS AND NO SURFACE WATER IMPACTS, THE GEORGIA EPD WILL BE CONTACTED WITHIN 24 HOURS.
- FOR SPILLS LESS THAN 25 GALLONS AND NO SURFACE WATER IMPACTS, THE SPILL WILL BE CLEANED UP AND LOCAL AGENCIES WILL BE CONTACTED AS REQUIRED.

THE CONTRACTOR SHALL NOTIFY THE LICENSED PROFESSIONAL WHO PREPARED THIS PLAN IF MORE THAN 1320 GALLONS OF PETROLEUM IS STORED ONSITE (THIS INCLUDES CAPACITIES OF EQUIPMENT) OR IF ANY ONE PIECE OF EQUIPMENT HAS A CAPACITY GREATER THAN 660 GALLONS. THE CONTRACTOR WILL NEED A SPILL PREVENTION CONTAINMENT AND COUNTERMEASURES PLAN PREPARED BY THAT LICENSED PROFESSIONAL.

EC1.1 | YES

26. DESCRIPTION OF THE MEASURES THAT WILL BE INSTALLED DURING THE CONSTRUCTION PROCESS TO CONTROL POLLUTANTS IN STORM WATER THAT WILL OCCUR AFTER CONSTRUCTION OPERATIONS HAVE BEEN COMPLETED. (PERMIT IV.D.3.b PG 29).

THE MAIN PERMANENT EROSION CONTROL PRACTICE AT DRAINAGE DISCHARGES IS RIP–RAP. RIP–RAP IS INSTALLED ON ALL DOWNSTREAM DRAINAGE LOCATIONS. PERMANENT GRASSING AND LANDSCAPING WILL BE INSTALLED TO PROTECT EARTHEN AREAS FROM EROSION ONCE CONSTRUCTION IS COMPLETE.

EC1.1 | YES

27. DESCRIPTION OF PRACTICES TO PROVIDE COVER FOR BUILDING MATERIALS AND BUILDING PRODUCTS ON SITE, (PERMIT IV.D.3.c.(2) PG 30).

THE PLAN MUST CONTAIN A DESCRIPTION OF MEASURES, SUCH AS PLASTIC SHEETING OR TEMPORARY ROOFS, TO COVER BUILDING MATERIALS, BUILDING PRODUCTS, CONSTRUCTION WASTES, TRASH, LANDSCAPE MATERIALS, FERTILIZERS, PESTICIDES, HERBICIDES, DETERGENTS, SANITARY WASTE AND OTHER MATERIALS IN ORDER TO MINIMIZE EXPOSURE TO PRECIPITATION AND TO STORMWATER.

EC1.1 | YES

28. DESCRIPTION OF THE PRACTICES THAT WILL BE USED TO REDUCE THE POLLUTANTS IN STORM WATER DISCHARGES. (PERMIT IV PG 24)

POLLUTANT PREVENTION

THE FOLLOWING MATERIALS ARE EXPECTED ONSITE DURING CONSTRUCTION: PETROLEUM BASED FUELS AND LUBRICANTS FOR EQUIPMENT, ADDITIVES FOR SOIL STABILIZATION, PESTICIDES, FERTILIZERS, HERBICIDES, CRUSHED STONE, CONCRETE PRODUCTS, ASPHALT, TAR, LUMBER, , PAINTS/STAINS/FINISHING TREATMENTS, PAINT SOLVENTS, CLEANING SOLVENTS, PLASTICS AND METAL PIPES.

PRACTICES SUCH AS GOOD HOUSEKEEPING, PROPER HANDLING OF HAZARDOUS PRODUCTS AND PROPER SPILL CONTROL PRACTICES WILL BE FOLLOWED TO REDUCE THE RISK OF SPILLS FROM DISCHARGING INTO STORM WATER RUNOFF.

GOOD HOUSEKEEPING

- QUANTITIES ONSITE WILL BE LIMITED TO THE AMOUNT NEEDED FOR THE JOB.
- PRODUCTS AND MATERIALS WILL BE STORED IN A NEAT, ORDERLY MANNER IN APPROPRIATE CONTAINERS PROTECTED FROM RAINFALL, WHERE POSSIBLE.
- PRODUCTS WILL BE KEPT IN THEIR ORIGINAL CONTAINERS WITH MANUFACTURER'S LABELS LEGIBLE AND VISIBLE.
- PRODUCT MIXING, DISPOSAL, AND DISPOSAL OF PRODUCT CONTAINERS WILL BE ACCORDING TO THE MANUFACTURER'S RECOMMENDATIONS.
- THE CONTRACTOR WILL INSPECT SUCH MATERIALS TO ENSURE PROPER USE, STORAGE AND DISPOSAL.

PRODUCT SPECIFIC PRACTICES

FERTILIZER/HERBICIDES/PESTICIDES/DETERGENTS– THESE WILL BE APPLIED AT RATES THAT DO NOT EXCEED THE MANUFACTURER'S SPECIFICATIONS OR ABOVE THE GUIDELINES SET FORTH IN THE CROP ESTABLISHMENT OR IN THE GSWCC MANUAL FOR EROSION AND SEDIMENTATION CONTROL IN GEORGIA. ANY STORAGE OF THESE MATERIALS WILL BE UNDER ROOF IN SEALED CONTAINERS. DO NOT DISCHARGE WASH WATER INTO STORM WATER SYSTEM. INSTALL CURBS OR DIKES AROUND STORAGE AREA TO PROTECT AGAINST SPILLS. LIMIT USE OF DETERGENTS ON–SITE.

PAINTS/FINISHES/SOLVENTS– ALL PRODUCTS WILL BE STORED IN TIGHTLY SEALED ORIGINAL CONTAINERS WHEN NOT IN USE. EXCESS PRODUCT WILL NOT BE DISCHARGED TO THE STORM WATER COLLECTON SYSTEM. EXCESS PRODUCT, MATERIALS USED WITH THESE PRODUCTS AND PRODUCT CONTAINERS WILL BE DISPOSED OF ACCORDING TO THE MANUFACTURER'S SPECIFICATIONS AND RECOMMENDATIONS.

CONCRETE TRUCK WASHING– CONCRETE WASHOUT SHALL OCCUR ONLY IN THE WASH PAD VICINITY DELINEATED IN THE PLANS.

BUILDING MATERIALS– NO BUILDING OR CONSTRUCTION MATERIALS WILL BE BURIED OR DISPOSED OF ONSITE. ALL SUCH MATERIAL WILL BE DISPOSED OF IN PROPER WASTE DISPOSAL PROCEDURES.

GEORGIA REGISTERED PROFESSIONAL ENGINEER 034254 NATHAN B. LONG
NATHAN B. LONG
GEORGIA REGISTERED
BIOSCIENCE PROFESSIONAL
CERTIFICATION #
0000024602

NO.	REVISIONS	BY	DATE

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PORT WENTWORTH TOWNHOMES GA, LLC
PORT WENTWORTH, GA

NOBLE VINES

ES & PC NOTES

JOB NO:	J–28896.0001
DATE:	03/29/22
DRAWN:	VNO
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	NTS

EC1.1

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvements (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

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

SWCD: COASTAL
PROJECT NAME: GA. HIGHWAY 30 GDOT ROAD IMPROVEMENTS
CITY/COUNTY: CITY OF PORT WENTWORTH / CHATHAM COUNTY

ADDRESS: BERRIEN RD, PORT WENTWORTH, GA 31407
DATE ON PLANS: 10/04/21
REVISED DATE: 03/29/22
NAME/EMAIL OF PERSON FILLING OUT CHECKLIST: NATHAN LONG / LONG.N@TANDH.COM

EC1.2 | YES 29. DESCRIPTION AND CHART OR TIMELINE OF THE INTENDED SEQUENCE OF MAJOR ACTIVITIES WHICH DISTURB SOILS FOR THE MAJOR PORTIONS OF THE SITE (I.E., INITIAL PERIMETER AND SEDIMENT STORAGE BMP'S, CLEARING AND GRUBBING ACTIVITIES, EXCAVATION ACTIVITIES, UTILITY ACTIVITIES, TEMPORARY AND FINAL STABILIZATION). (PERMIT IV.D.2b PG 27)

A SPECIFIED WORK SCHEDULE IS NEEDED TO COORDINATE THE TIMING OF LAND DISTURBING ACTIVITIES WITH THE INSTALLATION OF EROSION AND SEDIMENTATION CONTROL MEASURES.

THE PURPOSE OF THE SCHEDULE IS TO REDUCE ON–SITE EROSION AND OFF–SITE SEDIMENTATION BY PERFORMING LAND DISTURBING ACTIVITIES AND INSTALLING EROSION AND SEDIMENTATION CONTROL PRACTICES IN ACCORDANCE WITH A PLANNED SCHEDULE.

IN PLANNING CONSTRUCTION WORK, IT MAY BE HELPFUL TO OUTLINE ALL LAND DISTURBING ACTIVITIES NECESSARY TO COMPLETE THE PROPOSED PROJECT. THEN LIST ALL PRACTICES NEEDED TO CONTROL EROSION AND SEDIMENTATION ON THE SITE. THESE TWO LISTS CAN THEN BE COMBINED IN LOGICAL ORDER TO PROVIDE A PRACTICAL AND EFFECTIVE CONSTRUCTION SEQUENCE SCHEDULE THAT BECOMES PART OF THE EROSION AND SEDIMENTATION CONTROL PLAN.

CONSTRUCTION ACTIVITY	SCHEDULE CONSIDERATION
1. OBTAIN ALL PLAN APPROVALS AND OTHER APPLICABLE PERMITS.	
2. FLAG THE WORK LIMITS AND MARK THE TREES AND BUFFER AREAS FOR PROTECTION.	
3. HOLD PRE CONSTRUCTION CONFERENCE AT LEAST ONE WEEK PRIOR TO STARTING CONSTRUCTION.	
4. CONSTRUCTION ACCESS – CONSTRUCTION ENTRANCE, CONSTRUCTION ROUTES, EQUIPMENT PARKING AREAS.	FIRST LAND DISTURBING ACTIVITY – INSTALL PERIMETER BMP, STABILIZE BARE AREAS IMMEDIATELY WITH GRAVEL AND TEMPORARY VEGETATION AS CONSTRUCTION TAKES PLACE.
5. SEDIMENT TRAPS AND BARRIERS – BASIN TRAPS, SEDIMENT FENCES, AND OUTLET PROTECTION.	INSTALL PRINCIPAL BASINS AFTER CONSTRUCTION SITE IS ACCESSED. INSTALL ADDITIONAL TRAPS AND BARRIERS AS NEEDED DURING GRADING.
6. RUNOFF CONTROL – DIVERSIONS, PERIMETER DIKES, WATER BARS, AND OUTLET PROTECTION.	INSTALL KEY PRACTICES AFTER PRINCIPAL SEDIMENT TRAPS AND BEFORE LAND GRADING INSTALL ADDITIONAL RUNOFF–CONTROL MEASURES DURING GRADING.
7. RUNOFF CONVEYANCE SYSTEM– STABILIZE STREAM BANKS, STORM DRAINS, CHANNELS, INLET AND OUTLET PROTECTION, SLOPE DRAINS.	WHERE NECESSARY, STABILIZE STREAM BANKS AS EARLY AS POSSIBLE. INSTALL PRINCIPAL RUNOFF CONVEYANCE SYSTEM WITH RUNOFF–CONTROL MEASURES. INSTALL REMAINDER OF SYSTEM AFTER GRADING.
8. LAND CLEARING AND GRADING – SITE PREPARATION CUTTING, FILLING AND GRADING, SEDIMENTATION TRAPS, BARRIERS, DIVERSIONS, DRAINS,SURFACE ROUGHENING.	BEGIN MAJOR CLEARING AND GRADING AFTER PRINCIPAL SEDIMENT AND KEY RUNOFF – CONTROL MEASURES ARE INSTALLED. INSTALL ADDITIONAL CONTROL MEASURES AS GRADING PROGRESSES. MARK TREES AND BUFFER AREAS FOR PRESERVATION.
9. SURFACE STABILIZATION – TEMPORARY AND PERMANENT SEEDING, MULCHING, SODDING, RIPRAP.	APPLY TEMPORARY OR PERMANENT STABILIZATION MEASURES IMMEDIATELY ON ALL DISTURBED AREAS WHERE WORK IS DELAYED OR COMPLETE.
10. BUILDING CONSTRUCTION– BUILDINGS UTILITIES, PAVING.	INSTALL NECESSARY EROSION AND SEDIMENTATION CONTROL PRACTICES AS WORK TAKES PLACE.
11. LANDSCAPING AND FINAL STABILIZATION – TOPSOILING, TREES AND SHRUBS, PERMANENT SEEDING, MULCHING, SODDING RIPRAP.	LAST CONSTRUCTION PHASE––STABILIZE ALL OPEN AREAS, INCLUDING BORROW AND SPOIL AREAS. REMOVE AND STABILIZE ALL TEMPORARY CONTROL MEASURES.

CONSTRUCTION SCHEDULE

ACTIVITY	MONTH 1	3	5	8	10	12
PERIMETER BMPS	■					
SITE CLEARING	■	■				
TEMPORARY SEDIMENT CONTROL BMPS	■					
SITE GRADING		■	■			
TEMPORARY GRASSING		■	■	■		
UTILITY INSTALLATION		■	■	■	■	
ROAD CONSTRUCTION			■	■	■	
SITE PAVING				■	■	
BUILDING CONSTRUCTION			■	■	■	■
PERMANENT GRASSING					■	■
FINAL STABILIZATION/ BMP REMOVAL						■
BMP MAINTENANCE	■	■	■	■	■	■

EC1.2 | YES 30. PROVIDE COMPLETE REQUIREMENTS OF INSPECTIONS AND RECORD KEEPING BY THE PRIMARY PERMITEE, (PERMIT IV.D.4.a PG 31–33).

INSPECTIONS AND RECORD KEEPING

A. PRIMARY PERMITTEE:

1. EACH DAY WHEN ANY TYPE OF CONSTRUCTION ACTIVITY HAS TAKEN PLACE AT A PRIMARY PERMITTEE'S SITE, CERTIFIED PERSONNEL PROVIDED BY THE PRIMARY PERMITTEE SHALL INSPECT: (a) ALL AREAS OF THE PRIMARY PERMITTEE'S SITE WHERE PETROLEUM PRODUCTS ARE STORED, USED, OR HANDLED FOR SPILLS AND LEAKS FROM VEHICLES AND EQUIPMENT. (b) ALL LOCATIONS AT THE PRIMARY PERMITTEE'S SITE WHERE VEHICLES ENTER OR EXIT THE SITE FOR EVIDENCE OF OFF–SITE SEDIMENT TRACKING. THESE INSPECTIONS MUST BE CONDUCTED UNTIL A NOTICE OF TERMINATION IS SUBMITTED.
2. MEASURE AND RECORD RAINFALL WITHIN DISTURBED AREAS OF THE SITE THAT HAVE NOT MET FINAL STABILIZATION ONCE EVERY 24 HOURS EXCEPT ANY NON–WORKING SATURDAY, NON–WORKING SUNDAY AND NON–WORKING FEDERAL HOLIDAY. THE DATA COLLECTED FOR THE PURPOSE OF COMPLIANCE WITH THIS PERMIT SHALL BE REPRESENTATIVE OF THE MONITORED ACTIVITY. MEASUREMENT OF RAINFALL MAY BE SUSPENDED IF ALL AREAS OF THE SITE HAVE UNDERGONE FINAL STABILIZATION OR ESTABLISHED A CROP OF ANNUAL VEGETATION AND A SEEDING OF TARGET PERENNIALS APPROPRIATE FOR THE REGION.
3. CERTIFIED PERSONAL (PROVIDED BY THE PRIMARY PERMITTEE) SHALL INSPECT THE FOLLOWING AT LEAST ONCE EVERY SEVEN (7) CALENDAR DAYS AND WITHIN 24 HOURS OF THE END OF A STORM THAT IS 0.5 INCHES OR GREATER (UNLESS SUCH STORM ENDS AFTER 5:00PM ON ANY FRIDAY OR ON ANY NON–WORKING SATURDAY, NON–WORKING SUNDAY OR ANY FEDERAL HOLIDAY IN WHICH CASE THE INSPECTION SHALL BE COMPLETED BY THE END OF THE NEXT BUSINESS DAY AND/OR WORKING DAY, WHICHEVER OCCURS FIRST): (a) DISTURBED AREAS OF THE PRIMARY PERMITTEE'S CONSTRUCTION SITE. (b) AREAS USED BY THE PRIMARY PERMITTEE FOR STORAGE OF MATERIALS THAT ARE EXPOSED TO PRECIPITATION. AND (c) STRUCTURAL CONTROL MEASURES. EROSION AND SEDIMENT CONTROL MEASURES IDENTIFIED IN THE PLAN APPLICABLE TO THE PRIMARY PERMITTEE'S SITE SHALL BE OBSERVED TO ENSURE THAT THEY ARE OPERATING CORRECTLY. WHERE DISCHARGE LOCATIONS OR POINTS ARE ACCESSIBLE, THEY SHALL BE INSPECTED TO ASCERTAIN WHETHER EROSION CONTROL MEASURES ARE EFFECTIVE IN PREVENTING SIGNIFICANT IMPACTS TO RECEIVING WATER(S). FOR AREAS OF A SITE THAT HAVE UNDERGONE FINAL STABILIZATION OR ESTABLISHED A CROP OF ANNUAL VEGETATION AND A SEEDING OF TARGET PERENNIALS APPROPRIATE FOR THE REGION, THE PERMITTEE MUST COMPLY WITH PART IV.D.4.a.(4). THESE INSPECTIONS MUST BE CONDUCTED UNTIL A NOTICE OF TERMINATION IS SUBMITTED.
4. CERTIFIED PERSONNEL (PROVIDED BY PRIMARY PERMITTEE) SHALL INSPECT AT LEAST ONCE PER MONTH DURING THE TERM OF THIS PERMIT (I.e. UNTIL A NOTICE OF TERMINATION HAS BEEN SUBMITTED) THE AREAS OF THE SITE THAT HAVE UNDERGONE FINAL STABILIZATION OR ESTABLISHED A CROP OF ANNUAL VEGETATION AND A SEEDING OF TARGET PERENNIALS APPROPRIATE FOR THE REGION. THESE AREAS SHALL BE INSPECTED FOR EVIDENCE OF, OR THE POTENTIAL FOR, POLLUTANTS ENTERING THE DRAINAGE SYSTEM AND THE RECEIVING WATER(S). EROSION AND SEDIMENT CONTROL MEASURES IDENTIFIED IN THE PLAN SHALL BE OBSERVED TO ENSURE THAT THEY ARE OPERATING CORRECTLY. WHERE DISCHARGE LOCATIONS OR POINTS ARE ACCESSIBLE, THEY SHALL BE INSPECTED TO ASCERTAIN WHETHER EROSION CONTROL MEASURES ARE EFFECTIVE IN PREVENTING SIGNIFICANT IMPACTS TO RECEIVING WATER(S).
5. BASED ON THE RESULTS OF EACH INSPECTION, THE SITE DESCRIPTION AND THE POLLUTION PREVENTION AND CONTROL MEASURES IDENTIFIED IN THE EROSION, SEDIMENTATION AND POLLUTION CONTROL PLAN, THE PLAN SHALL BE REVISED AS APPROPRIATE NOT LATER THAN SEVEN (7) CALENDAR DAYS FOLLOWING EACH INSPECTION. IMPLEMENTATION OF SUCH CHANGES SHALL BE MADE AS SOON AS PRACTICAL BUT IN NO CASE LATER THAN SEVEN (7) CALENDAR DAYS FOLLOWING EACH INSPECTION.
6. A REPORT OF EACH INSPECTION THAT INCLUDES THE NAME(S) OF CERTIFIED PERSONNEL MAKING EACH INSPECTION, THE DATE(S) OF EACH INSPECTION, CONSTRUCTION PHASE (I.E., INITIAL, INTERMEDIATE OR FINAL), MAJOR OBSERVATIONS RELATING TO THE IMPLEMENTATION OF THE EROSION, SEDIMENTATION AND POLLUTION CONTROL PLAN, AND ACTIONS TAKEN IN ACCORDANCE WITH PART IV.D.4.a.(5). OF THE PERMIT SHALL BE MADE AND RETAINED AT THE SITE OR BE READILY AVAILABLE AT A DESIGNATED ALTERNATE LOCATION UNTIL THE ENTIRE SITE OR THAT PORTION OF A CONSTRUCTION PROJECT THAT HAS BEEN PHASED HAS UNDERGONE FINAL STABILIZATION AND A NOTICE OF TERMINATION IS SUBMITTED TO EPD. SUCH REPORTS SHALL BE READILY AVAILABLE BY END OF THE SECOND BUSINESS DAY AND/OR WORKING DAY AND SHALL IDENTIFY ALL INCIDENTS OF BEST MANAGEMENT PRACTICES THAT HAVE NOT BEEN PROPERLY INSTALLED AND/OR MAINTAINED AS DESCRIBED IN THE PLAN. WHERE THE REPORT DOES NOT IDENTIFY ANY INCIDENTS, THE INSPECTION REPORT SHALL CONTAIN A CERTIFICATION THAT THE BEST MANAGEMENT PRACTICES ARE IN COMPLIANCE WITH THE EROSION, SEDIMENTATION AND POLLUTION CONTROL PLAN. THE REPORT SHALL BE SIGNED IN ACCORDANCE WITH PART V.G.2 OF THIS PERMIT.

AN "EROSION & SEDIMENTATION INSPECTION AND MAINTENANCE REPORT" SHEET IS ATTACHED. SHOULD THE INSPECTION REVEAL ANY DEFICIENCIES, A COPY SHALL BE SENT TO:

MR. NATHAN LONG, P.E.
THOMAS AND HUTTON
50 PARK OF COMMERCE WAY,
SAVANNAH, GA 31405
(912) 234–5300

EC1.2 | YES 31. PROVIDE COMPLETE REQUIREMENTS OF SAMPLING FREQUENCY AND REPORTING OF SAMPLING RESULTS. (PART IV.D.6.d PG 35–37 & PART IV.E PG 37)

SAMPLING REQUIREMENTS. THIS PERMIT REQUIRES THE MONITORING OF NEPHELOMETRIC TURBIDITY IN RECEIVING WATER(S) OR OUTFALLS IN ACCORDANCE WITH THIS PERMIT. THIS PARAGRAPH SHALL NOT APPLY TO ANY LAND DISTURBANCE ASSOCIATED WITH THE CONSTRUCTION OF SINGLE–FAMILY HOMES WHICH ARE NOT PART OF A SUBDIVISION OR PLANNED COMMON DEVELOPMENT UNLESS FIVE (5) ACRES OR MORE WILL BE DISTURBED. THE FOLLOWING PROCEDURES CONSTITUTE EPD'S GUIDELINES FOR SAMPLING TURBIDITY.

a. SAMPLING REQUIREMENTS SHALL INCLUDE THE FOLLOWING:

(1) A USGS TOPOGRAPHIC MAP, A TOPOGRAPHIC MAP OR A DRAWING (REFERRED TO AS A TOPOGRAPHIC MAP) THAT IS A SCALE EQUAL TO OR MORE DETAILED THAN A 1:24000 MAP SHOWING THE LOCATION OF THE SITE OR THE STAND ALONE CONSTRUCTION; (a) THE LOCATION OF ALL PERENNIAL AND INTERMITTENT STREAMS AND OTHER WATER BODIES LOCATED DURING MANDATORY FIELD VERIFICATION, INTO WHICH THE STORM WATER IS DISCHARGED AND (b) THE RECEIVING WATER AND/OR OUTFALL SAMPLING LOCATIONS. WHEN THE PERMITTEE HAS CHOSEN TO USE A USGS TOPOGRAPHIC MAP AND THE RECEIVING WATER(S) IS NOT SHOWN ON THE USGS TOPOGRAPHIC MAP, THE LOCATION FOR THE RECEIVING WATER(S) MUST BE HAND–DRAWN ON THE USGS TOPOGRAPHIC MAP FROM WHERE THE STORM WATER(S) ENTERS THE RECEIVING WATER(S) TO THE POINT WHERE THE RECEIVING WATER(S) COMBINES WITH THE FIRST BLUE LINE STREAM SHOWN ON THE USGS TOPOGRAPHIC MAP;

(2) A WRITTEN NARRATIVE OF SITE SPECIFIC ANALYTICAL METHODS USED TO COLLECT, HANDLE AND ANALYZE THE SAMPLES INCLUDING QUALITY CONTROL/QUALITY ASSURANCE PROCEDURES. THIS NARRATIVE MUST INCLUDE PRECISE SAMPLING METHODOLOGY FOR EACH SAMPLING LOCATION;

(3) WHEN THE PERMITTEE HAS DETERMINED THAT SOME OR ALL OUTFALLS WILL BE SAMPLED, A RATIONALE MUST BE INCLUDED ON THE PLAN FOR THE NTU LIMIT(S) SELECTED FROM APPENDIX b. THIS RATIONALE MUST INCLUDE THE SIZE OF THE CONSTRUCTION SITE, THE CALCULATION OF THE SIZE OF THE SURFACE WATER DRAINAGE AREA, AND THE TYPE OF RECEIVING WATER(S) (I.E., TROUT STREAM OR SUPPORTING WARM WATER FISHERIES); AND

(4) ANY ADDITIONAL INFORMATION EPD DETERMINES NECESSARY TO BE PART OF THE PLAN. EPD WILL PROVIDE WRITTEN NOTICE TO THE PERMITTEE OF THE INFORMATION NECESSARY AND THE TIME LINE FOR SUBMITTAL.

b. SAMPLE TYPE, ALL SAMPLING SHALL BE COLLECTED BY "GRAB SAMPLES" AND THE ANALYSIS OF THESE SAMPLES MUST BE CONDUCTED IN ACCORDANCE WITH METHODOLOGY AND TEST PROCEDURES ESTABLISHED BY 40 CFR PART 136 (UNLESS OTHER TEST PROCEDURES HAVE BEEN APPROVED); THE GUIDANCE DOCUMENT TITLED "NPDES STORM WATER SAMPLING GUIDANCE DOCUMENT, EPA 833–B–92–001" AND GUIDANCE DOCUMENTS THAT MAY BE PREPARED BY THE EPD.

1. SAMPLE CONTAINERS SHOULD BE LABELED PRIOR TO COLLECTING THE SAMPLES.
2. SAMPLES SHOULD BE WELL MIXED BEFORE TRANSFERRING TO A SECONDARY CONTAINER.
3. LARGE MOUTH, WELL CLEANED AND RINSED GLASS OR PLASTIC JARS SHOULD BE USED FOR COLLECTING SAMPLES. THE JARS SHOULD BE CLEANED THOROUGHLY TO AVOID CONTAMINATION.
4. MANUAL, AUTOMATIC OR RISING STAGE SAMPLING MAY BE UTILIZED. SAMPLES REQUIRED BY THIS PERMIT SHOULD BE ANALYZED IMMEDIATELY, BUT IN NO CASE LATER THAN 48 HOURS AFTER COLLECTION. HOWEVER, SAMPLES FROM AUTOMATIC SAMPLERS MUST BE COLLECTED NO LATER THAN THE NEXT BUSINESS DAY AFTER THEIR ACCUMULATION, UNLESS FLOW THROUGH AUTOMATED ANALYSIS IS UTILIZED. IF AUTOMATIC SAMPLING IS UTILIZED AND THE AUTOMATIC SAMPLER IS NOT ACTIVATED DURING THE QUALIFYING EVENT, THE PERMITTEE MUST UTILIZE MANUAL SAMPLING OR RISING STAGE SAMPLING DURING THE NEXT QUALIFYING EVENT. DILUTION OF SAMPLES IS NOT REQUIRED. SAMPLES MAY BE ANALYZED DIRECTLY WITH A PROPERLY CALIBRATED TURBIDIMETER. SAMPLES ARE NOT REQUIRED TO BE COOLED.
5. SAMPLING AND ANALYSIS OF THE RECEIVING WATER(S) OR OUTFALLS BEYOND THE MINIMUM FREQUENCY STATED IN THE PERMIT MUST BE REPORTED TO EPD AS SPECIFIED IN PART IV.E. OF THE PERMIT.

c. SAMPLING POINTS: THERE WILL BE 3 STORM WATER SAMPLING LOCATIONS. THE SAMPLING LOCATION WILL BE THE DOWNSTREAM POINTS, PER NPDES PERMIT GAR 100001, FOR CONSTRUCTION ACTIVITIES, THE PRIMARY PERMITTEE MUST COMPLETE ALL SAMPLING.

1. FOR CONSTRUCTION ACTIVITIES THE PRIMARY PERMITTEE MUST SAMPLE ALL RECEIVING WATER(S) OR ALL OUTFALL(S), OR A COMBINATION OF RECEIVING WATER(S) AND OUTFALL(S). SAMPLES TAKEN FOR THE PURPOSE OF COMPLIANCE WITH THIS PERMIT SHALL BE REPRESENTATIVE OF THE MONITORED ACTIVITY AND REPRESENTATIVE OF THE WATER QUALITY OF THE RECEIVING WATER(S) AND/OR THE STORM WATER OUTFALL(S) USING THE FOLLOWING MINIMUM GUIDELINES:

A. THE UPSTREAM SAMPLE FOR EACH RECEIVING WATER(S) MUST BE TAKEN IMMEDIATELY UPSTREAM OF THE CONFLUENCE OF THE FIRST STORM WATER DISCHARGE FROM THE PERMITTED ACTIVITY (I.E., THE DISCHARGE FARTHEST UPSTREAM AT THE SITE) BUT DOWNSTREAM OF ANY OTHER STORM WATER DISCHARGES NOT ASSOCIATED WITH THE PERMITTED ACTIVITY, WHERE APPROPRIATE, SEVERAL UPSTREAM SAMPLES FROM ACROSS THE RECEIVING WATER(S) MAY NEED TO BE TAKEN AND THE ARITHMETIC AVERAGE OF THE TURBIDITY OF THESE SAMPLES USED FOR THE UPSTREAM TURBIDITY VALUE.

B. THE DOWNSTREAM SAMPLE FOR EACH RECEIVING WATER(S) MUST BE TAKEN DOWNSTREAM OF THE CONFLUENCE OF THE LAST STORM WATER DISCHARGE FROM THE PERMITTED ACTIVITY (I.E., THE DISCHARGE FARTHEST DOWNSTREAM AT THE SITE) BUT UPSTREAM OF ANY OTHER STORM WATER DISCHARGE NOT ASSOCIATED WITH THE PERMITTED ACTIVITY. WHERE APPROPRIATE, SEVERAL DOWNSTREAM SAMPLES FROM ACROSS THE RECEIVING WATER(S) MAY NEED TO BE TAKEN AND THE ARITHMETIC AVERAGE OF THE TURBIDITY OF THESE SAMPLES USED FOR THE DOWNSTREAM TURBIDITY VALUE.

C. IDEALLY THE SAMPLES SHOULD BE TAKEN FROM THE HORIZONTAL AND VERTICAL CENTER OF THE RECEIVING WATER(S) OR THE STORM WATER OUTFALL CHANNELS(S).

D. CARE SHOULD BE TAKEN TO AVOID STIRRING THE BOTTOM SEDIMENTS IN THE RECEIVING WATER(S) OR IN THE OUTFALL STORM WATER CHANNEL.

E. THE SAMPLING CONTAINER SHOULD BE HELD SO THAT THE OPENING FACES UPSTREAM.

F. THE SAMPLES SHOULD BE KEPT FREE FROM FLOATING DEBRIS.

G. PERMITTEES DO NOT HAVE TO SAMPLE SHEETFLOW THAT FLOWS ONTO UNDISTURBED NATURAL AREAS OR AREAS STABILIZED BY THE PROJECT. FOR PURPOSES OF THIS SECTION, STABILIZED SHALL MEAN, FOR UNPAVED AREAS AND AREAS NOT COVERED BY PERMANENT STRUCTURES AND AREAS LOCATED OUTSIDE THE WASTE DISPOSAL LIMITS OF A LANDFILL CELL THAT HAS BEEN CERTIFIED BY EPD FOR WASTE DISPOSAL, 100% OF THE SOIL SURFACE IS UNIFORMLY COVERED IN PERMANENT VEGETATION WITH A DENSITY OF 70% OR GREATER, OR LANDSCAPED ACCORDING TO THE PLAN (UNIFORMLY COVERED WITH LANDSCAPING MATERIALS IN PLANNED LANDSCAPED AREAS), OR EQUIVALENT PERMANENT STABILIZATION MEASURES AS DEFINED IN THE MANUAL (EXCLUDING A CROP OF ANNUAL VEGETATION AND A SEEDING OF TARGET CROP PERENNIALS APPROPRIATE FOR THE REGION).

A. ALL SAMPLING PURSUANT TO THIS PERMIT MUST BE DONE IN SUCH A WAY (INCLUDING GENERALLY ACCEPTED SAMPLING METHODS, LOCATIONS, TIMING AND FREQUENCY) AS TO ACCURATELY REFLECT WHETHER STORM WATER RUNOFF FROM THE CONSTRUCTION SITE IS IN COMPLIANCE WITH THE STANDARD SET FORTH IN PARTS III.D.3. OR III.D.4., WHICHEVER IS APPLICABLE.

d. SAMPLING FREQUENCY

1. THE PRIMARY PERMITTEE MUST SAMPLE IN ACCORDANCE WITH THE PLAN AT LEAST ONCE FOR EACH RAINFALL EVENT DESCRIBED BELOW. FOR A QUALIFYING EVENT, THE PERMITTEE SHALL SAMPLE AT THE BEGINNING OF ANY STORM WATER DISCHARGE TO A MONITORED RECEIVING WATER AND/OR FROM A MONITORED OUTFALL LOCATION WITHIN FORTY–FIVE (45) MINUTES OR AS SOON AS POSSIBLE.
2. HOWEVER, WHERE MANUAL AND AUTOMATIC SAMPLING ARE IMPOSSIBLE (AS DEFINED IN THIS PERMIT), OR ARE BEYOND THE PERMITTEE'S CONTROL, THE PERMITTEE SHALL TAKE SAMPLES AS SOON AS POSSIBLE, BUT IN NO CASE MORE THAN TWELVE (12) HOURS AFTER THE BEGINNING OF THE STORM WATER DISCHARGE.
3. SAMPLING BY THE PERMITTEE SHALL OCCUR FOR THE FOLLOWING QUALIFYING EVENTS:

A. FOR EACH AREA OF THE SITE THAT DISCHARGES TO A RECEIVING WATER OR FROM AN OUTFALL, THE FIRST RAIN EVENT THAT REACHES OR EXCEEDS 0.5 INCH WITH A STORM WATER DISCHARGE THAT OCCURS DURING NORMAL BUSINESS HOURS AS DEFINED IN THIS PERMIT AFTER ALL CLEARING AND GRUBBING OPERATIONS HAVE BEEN COMPLETED, BUT PRIOR TO COMPLETION OF MASS GRADING OPERATIONS, IN THE DRAINAGE AREA OF THE LOCATION SELECTED AS THE SAMPLING LOCATION;

B. IN ADDITION TO (A.) ABOVE, FOR EACH AREA OF THE SITE THAT DISCHARGES TO A RECEIVING WATER OR FROM AN OUTFALL, THE FIRST RAIN EVENT THAT REACHES OR EXCEEDS 0.5 INCH WITH A STORM WATER DISCHARGE THAT OCCURS DURING NORMAL BUSINESS HOURS AS DEFINED IN THE PERMIT EITHER 90 DAYS AFTER THE FIRST SAMPLING EVENT OR AFTER ALL MASS GRADING OPERATIONS HAVE BEEN COMPLETED, BUT PRIOR TO SUBMITTAL OF A NOT, IN THE DRAINAGE AREA OF THE LOCATION SELECTED AS THE SAMPLING LOCATIONS, WHICHEVER COMES FIRST;

C. AT THE TIME OF SAMPLING PERFORMED PURSUANT TO (A) AND (B) ABOVE, IF BMPS IN ANY AREA OF THE SITE THAT DISCHARGES TO A RECEIVING WATER OR FROM AN OUTFALL ARE NOT PROPERLY DESIGNED, INSTALLED AND MAINTAINED, CORRECTIVE ACTION SHALL BE DEFINED AND IMPLEMENTED WITHIN TWO (2) BUSINESS DAYS, AND TURBIDITY SAMPLES SHALL BE TAKEN FROM DISCHARGES FROM THAT AREA OF THE SITE FOR EACH SUBSEQUENT RAIN EVENT THAT REACHES OR EXCEEDS 0.5 INCH DURING NORMAL BUSINESS HOURS* UNTIL THE SELECTED TURBIDITY STANDARD IS ATTAINED, OR UNTIL POST–STORM EVENT INSPECTIONS DETERMINE THAT BMPS ARE PROPERLY DESIGNED, INSTALLED AND MAINTAINED;

D. WHERE SAMPLING PURSUANT TO (A), (B) OR (C) ABOVE IS REQUIRED BUT NOT POSSIBLE (OR NOT REQUIRED BECAUSE THERE WAS NO DISCHARGE), THE PERMITTEE, IN ACCORDANCE WITH PART IV.D.4.a.(6), MUST INCLUDE A WRITTEN JUSTIFICATION IN THE INSPECTION REPORT OF WHY SAMPLING WAS NOT PERFORMED. PROVIDING THIS JUSTIFICATION DOES NOT RELIEVE THE PERMITTEE OF ANY SUBSEQUENT SAMPLING OBLIGATIONS UNDER (A), (B) OR (C) ABOVE; AND

E. EXISTING CONSTRUCTION ACTIVITIES, I.E., THOSE THAT ARE OCCURRING ON OR BEFORE THE EFFECTIVE DATE OF THIS PERMIT, THAT HAVE MET THE SAMPLING REQUIRED BY (A) ABOVE SHALL SAMPLE IN ACCORDANCE WITH (B). THOSE EXISTING CONSTRUCTION ACTIVITIES THAT HAVE MET THE SAMPLING REQUIRED BY (B) ABOVE SHALL NOT BE REQUIRED TO CONDUCT ADDITIONAL SAMPLING OTHER THAN AS REQUIRED BY (C) ABOVE.

*NOTE THAT THE PERMITTEE MAY CHOOSE TO MEET THE REQUIREMENTS OF (A) AND (B) ABOVE BY COLLECTING TURBIDITY SAMPLES FROM ANY RAIN EVENT THAT REACHES OR EXCEEDS 0.5 INCH AND ALLOWS FOR SAMPLING AT ANY TIME OF THE DAY OR WEEK.

REPORTING

1. THE APPLICABLE PERMITTEES ARE REQUIRED TO SUBMIT THE SAMPLING RESULTS TO THE EPD AT THE ADDRESS SHOWN IN PART II.C BY THE FIFTEENTH DAY OF THE MONTH FOLLOWING THE REPORTING PERIOD. REPORTING PERIODS ARE MONTHS DURING WHICH SAMPLES ARE TAKEN IN ACCORDANCE WITH THIS PERMIT. SAMPLING RESULTS SHALL BE IN A CLEARLY LEGIBLE FORMAT. UPON WRITTEN NOTIFICATION, EPD MAY REQUIRE THE APPLICABLE PERMITTEE TO SUBMIT THE SAMPLING RESULTS ON A MORE FREQUENT BASIS.

NATHAN R. LONG
GEORGIA REGISTERED PROFESSIONAL ENGINEER
NO. 035274
PROFESSIONAL ENGINEER
NATHAN R. LONG
GEORGIA REGISTERED PROFESSIONAL LANDSCAPE ARCHITECT
0000024602

NO.	REVISIONS	BY	DATE

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50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

PORT WENTWORTH TOWNHOMES
GA, LLC
PORT WENTWORTH, GA

NOBLE VINES

ES & PC NOTES

JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	NTS

EC1.2

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

SAMPLING AND ANALYSIS OF ANY STORM WATER DISCHARGE(S) OR THE RECEIVING WATER(S) BEYOND THE MINIMUM FREQUENCY STATED IN THIS PERMIT MUST BE REPORTED IN A SIMILAR MANNER TO THE EPD. THE SAMPLING REPORTS MUST BE SIGNED IN ACCORDANCE WITH PART V.G.2. SAMPLING REPORTS MUST BE SUBMITTED TO EPD USING THE ELECTRONIC SUBMITTAL SERVICE PROVIDED BY EPD. SAMPLING REPORTS MUST BE SUBMITTED TO EPD UNTIL SUCH TIME AS A NOT IS SUBMITTED IN ACCORDANCE WITH PART VI.

2. ALL SAMPLING REPORT SHALL INCLUDE THE FOLLOWING INFORMATION:

a. THE RAINFALL AMOUNT, DATE, EXACT PLACE AND TIME OF SAMPLING OR MEASUREMENTS;

b. THE NAME(S) OF THE CERTIFIED PERSONNEL WHO PERFORMED THE SAMPLING AND MEASUREMENTS;

c. THE DATE(S) ANALYSES WERE PERFORMED;

d. THE TIME(S) ANALYSES WERE INITIATED;

e. THE NAME(S) OF THE CERTIFIED PERSONNEL WHO PERFORMED THE ANALYSES;

f. REFERENCES AND WRITTEN PROCEDURES , WHEN AVAILABLE, FOR THE ANALYTICAL TECHNIQUES OR METHODS USED;

g. THE RESULTS OF SUCH ANALYSES, INCLUDING THE BENCH SHEETS, INSTRUMENT READOUTS, COMPUTER DISKS OR TAPES, ETC., USED TO DETERMINE THESE RESULTS;

h. RESULTS WHICH EXCEED 1000 NTU SHALL BE REPORTED AS "EXCEEDS 1000 NTU;" AND

i. CERTIFICATION STATEMENT THAT SAMPLING WAS CONDUCTED AS PER THE PLAN.

3. ALL WRITTEN CORRESPONDENCE REQUIRED BY THIS PERMIT SHALL BE SUBMITTED BY RETURN RECEIPT CERTIFIED MAIL (OR SIMILAR SERVICE) TO THE APPROPRIATE DISTRICT OFFICE OF THE EPD ACCORDING TO THE SCHEDULE IN APPENDIX A OF THIS PERMIT. THE PERMITTEE SHALL RETAIN A COPY OF THE PROOF OF SUBMITTAL AT THE CONSTRUCTION SITE OR THE PROOF OF SUBMITTAL SHALL BE READILY AVAILABLE AT A DESIGNATED LOCATION FROM COMMENCEMENT OF CONSTRUCTION UNTIL SUCH TIME AS A NOT IS SUBMITTED IN ACCORDANCE WITH PART VI.

EPD OFFICE:
COASTAL DISTRICT – BRUNSWICK OFFICE
GEORGIA ENVIRONMENTAL PROTECTION DIVISION
400 COMMERCE CENTER DRIVE
BRUNSWICK, GA 31523–8687
(912) 264–7284

EC1.3 | YES 32. PROVIDE COMPLETE DETAILS FOR RETENTION OF RECORDS AS PER PART IV.F. PG 38 OF THE PERMIT.

RETENTION OF RECORDS

1. THE PRIMARY PERMITTEE SHALL RETAIN THE FOLLOWING RECORDS AT THE CONSTRUCTION SITE OR THE RECORDS SHALL BE READILY AVAILABLE AT A DESIGNATED ALTERNATE LOCATION FROM COMMENCEMENT OF CONSTRUCTION UNTIL SUCH TIME AS A NOTICE OF TERMINATION IS SUBMITTED IN ACCORDANCE WITH PART VI.

- COPY OF ALL NOTICES OF INTENT SUBMITTED TO EPD.
- A COPY OF THE ES&PC PLAN REQUIRED IN PERMIT No. GAR 100001.
- THE DESIGN PROFESSIONALS REPORT OF THE THE RESULTS OF THE INSPECTION CONDUCTED IN ACCORDANCE WITH PART IV.A.5 IN PERMIT No. GAR 100001.
- A COPY OF ALL SAMPLING INFORMATION , RESULTS, AND REPORTS REQUIRED BY IN PERMIT No. GAR 100001.
- A COPY OF ALL INSPECTION REPORTS GENERATED IN ACCORDANCE WITH PART IV.D.4.a OF PERMIT No. GAR 100001.
- A COPY OF ALL VIOLATION SUMMARIES AND VIOLATION SUMMARY REPORTS GENERATED IN ACCORDANCE WITH PART III.D.2 IN PERMIT No. GAR 100001.
- DAILY RAINFALL INFORMATION COLLECTED IN ACCORDANCE WITH PART IV.D.4.a.(2). IN PERMIT No. GAR 100001.

2. COPIES OF ALL NOTICES OF INTENT, NOTICES OF TERMINATION, INSPECTION REPORTS, SAMPLING REPORTS (INCLUDING ALL CALIBRATION AND MAINTENANCE RECORDS AND ALL ORIGINAL STRIP CHART RECORDINGS FOR CONTINUOUS MONITORING INSTRUMENTATION) OR OTHER REPORTS REQUESTED BY THE EPD, EROSION, SEDIMENTATION AND POLLUTION CONTROL PLANS, RECORDS OF ALL DATA USED TO COMPLETE THE NOTICE OF INTENT TO BE COVERED BY THIS PERMIT AND ALL OTHER RECORDS REQUIRED BY THIS PERMIT SHALL BE RETAINED BY THE PERMITTEE WHO EITHER PRODUCED OR USED IT FOR A PERIOD OF AT LEAST THREE YEARS FROM THE DATE THAT THE NOTICE OF TERMINATION IS SUBMITTED IN ACCORDANCE WITH PART VI OF THE GAR100001. THESE RECORDS MUST BE MAINTAINED AT THE PERMITTEE'S PRIMARY PLACE OF BUSINESS OR AT A DESIGNATED ALTERNATIVE LOCATION ONCE THE CONSTRUCTION ACTIVITY HAS CEASED AT THE PERMITTED SITE. THIS PERIOD MAY BE EXTENDED BY REQUEST OF THE EPD AT ANY TIME UPON WRITTEN NOTIFICATION TO THE PERMITTEE.

EC1.3 | YES 33. DESCRIPTION OF ANALYTICAL METHODS TO BE USED TO COLLECT AND ANALYZE THE SAMPLES FROM EACH LOCATION. (PERMIT IV.D.6.a.(3) PG 33–35)

STORM WATER SAMPLES ARE TO BE ANALYZED IN ACCORDANCE WITH METHODOLOGY AND TEST PROCEDURES ESTABLISHED BY 40 CFR PART 136 AND THE GUIDANCE DOCUMENT TITLED "NPDES STORM WATER SAMPLING GUIDANCE DOCUMENT EPA 833–8–92–001.

EC1.3 | YES 34. APPENDIX B RATIONALE FOR NTU VALUES AT ALL OUTFALL SAMPLING POINTS WHERE APPLICABLE. (PERMIT IV.D.6.a.(3) PG 33)

STORM WATER IS TO BE SAMPLED FOR NEPHELOMETRIC TURBIDITY UNITS (NTU) AT THE OUTFALL LOCATIONS. A DISCHARGE OF STORM WATER RUNOFF FROM DISTURBED AREAS WHERE BEST MANAGEMENT PRACTICES HAVE NOT BEEN PROPERLY DESIGNED, INSTALLED, AND MAINTAINED SHALL CONSTITUTE A SEPARATE VIOLATION FOR EACH DAY ON WHICH SUCH CONDITION RESULTS IN THE TURBIDITY OF THE DISCHARGE EXCEEDING 75, THE VALUE THAT WAS SELECTED FROM APPENDIX B IN PERMIT No. GAR 100001. THE NTU IS BASED UPON THE SITE ACREAGE OF 4.60 ACRES FOR THE PROJECT SITE, THE SURFACE WATER DRAINAGE AREA OF LESS THAN 4.99 SQUARE MILES AND RECEIVING WATER WHICH SUPPORTS WARM WATER FISHERIES. APPENDIX B WAS USED TO DETERMINE THE NTU ALLOWABLE AND DOWNSTREAM SAMPLING WILL BE PERFORMED FOR THIS PROJECT.

Appendix B
Nephelometric Turbidity Unit (NTU) Table
Warm Water (Suppoting Warm Water Fisheries)

Surface Water Drainage Area, square miles

	0–4.99	5–9.99	10–24.99	25–49.99	50–99.99	100–249.99	250–499.99	500+
1.00–10	75	150	200	400	750	750	750	750
10.01–25	50	100	100	200	300	500	750	750
25.01–50	50	50	100	100	200	300	750	750
50.01–100	50	50	50	100	100	150	300	600
100.01+	50	50	50	50	50	100	200	100

EC1.3 | YES 35. DELINEATE ALL SAMPLING LOCATIONS, PERENNIAL AND INTERMITTENT STREAMS AND OTHER WATER BODIES INTO WHICH STORM WATER IS DISCHARGED. (PERMIT IV.D.6.a.(3) PG 33)

PLEASE SEE PLAN SHEETS FOR DELINEATION OF SAMPLING LOCATIONS, PERENNIAL, INTERMITTENT STREAMS AND OTHER WATER BODIES INTO WHICH STORM WATER IS DISCHARGED.

PLAN | YES 36. A DESCRIPTION OF APPROPRIATE CONTROLS AND MEASURES THAT WILL BE IMPLEMENTED AT THE CONSTRUCTION SITE INCLUDING (1) INITIAL SEDIMENT STORAGE REQUIREMENTS AND PERIMETER CONTROL BMP'S, (2) INTERMEDIATE GRADING AND DRAINAGE BMP'S, AND (3) FINAL BMP'S. FOR CONSTRUCTION SITES WHERE THERE WILL BE NO MASS GRADING AND THE INITIAL PERIMETER CONTROL BMP'S, INTERMEDIATE GRADING AND DRAINAGE BMP'S, AND FINAL BMP'S ARE THE SAME, THE PLAN MAY COMBINE ALL OF THE BMP'S INTO A SINGLE PHASE. (PERMIT IV.D.3 PG 27)

INITIAL PHASE – THE INITIAL PHASE OF THE ES&PC PLAN WILL INCLUDE THE INSTALLATION OF THE CONSTRUCTION EXIT AND SILT FENCE. TYPE NS SILT FENCE WILL BE USED. DITCHES, AS NEEDED, WILL BE CONSTRUCTED AND MAINTAINED DURING SITE CLEARING. DUST CONTROL AND MULCHING WILL BE IMPLEMENTED AS NECESSARY.

INTERMEDIATE PHASE – THE INTERMEDIATE GRADING AND DRAINAGE BMP'S WILL INCLUDE THE MAINTENANCE OF ALL SILT FENCE. DUST CONTROL, MULCHING, AND TEMPORARY SEEDING WILL BE IMPLEMENTED AS NECESSARY. DUE TO THE LINEAR NATURE OF THE PROJECT, SEDIMENT TRAPS AND INLET TRAPS WILL NOT BE FEASIBLE. THE USE OF STONE CHECK DAMS AND SILT FENCING WILL BE USED AS THE PRIMARY MEANS OF SEDIMENT STORAGE. CONTRACTOR SHALL TAKE SPECIAL CARE AND CLEAN OUT SEDIMENT AS NEEDED.

FINAL PHASE – THE FINAL GRADING AND DRAINAGE BMP'S WILL INCLUDE THE MAINTENANCE OF ALL SILT FENCE. SEDIMENT INLET TRAPS WILL BE INSTALLED AND MAINTAINED AS INDICATED ON THE PLANS. PERMANENT SEEDING WILL BE IMPLEMENTED FOR SITE STABILIZATION. ONCE THE SITE IS STABILIZED, ALL TEMPORARY BMPS ARE TO BE REMOVED.

PLAN | YES 37. GRAPHIC SCALE AND NORTH ARROW.

GRAPHIC SCALE AND NORTH ARROW ARE LOCATED ON EACH PLAN SHEET.

PLAN | YES 38. EXISTING AND PROPOSED CONTOUR LINES WITH CONTOUR LINES DRAWN AT AN INTERVAL IN ACCORDANCE WITH THE FOLLOWING:

EXISTING AND PROPOSED CONTOUR LINES DRAWN AT AN INTERVAL OF 1' ARE SHOWN ON EACH PLAN SHEET.

| N/A 39. USE OF ALTERNATIVE BMP'S WHOSE PERFORMANCE HAS BEEN DOCUMENTED TO BE EQUIVALENT TO OR SUPERIOR TO CONVENTIONAL BMP'S AS CERTIFIED BY A DESIGN PROFESSIONAL (UNLESS DISAPPROVED BY EPD OR THE GEORGIA SOIL AND WATER CONSERVATION COMMISSION). PLEASE REFER TO THE ALTERNATIVE BMP GUIDANCE DOCUMENT FOUND AT www.gaswcc.org. (PERMIT IV.D.3.a(4) PG 29)

NOT APPLICABLE FOR THIS PROJECT.

| N/A 40. USE OF ALTERNATIVE BMP FOR APPLICATION TO THE EQUIVALENT BMP LIST. PLEASE REFER TO APPENDIX A–2 OF THE MANUAL FOR EROSION & SEDIMENT CONTROL IN GEORGIA 2016 EDITION.

NOT APPLICABLE FOR THIS PROJECT.

| N/A 41. DELINEATION OF THE APPLICABLE 25–FOOT OR 50–FOOT UNDISTURBED BUFFERS ADJACENT TO STATE WATERS AND ANY ADDITIONAL BUFFERS REQUIRED BY THE LOCAL ISSUING AUTHORITY. CLEARLY NOTE AND DELINEATE ALL AREAS OF IMPACT. (PERMIT IV.D.2.e PG 27)

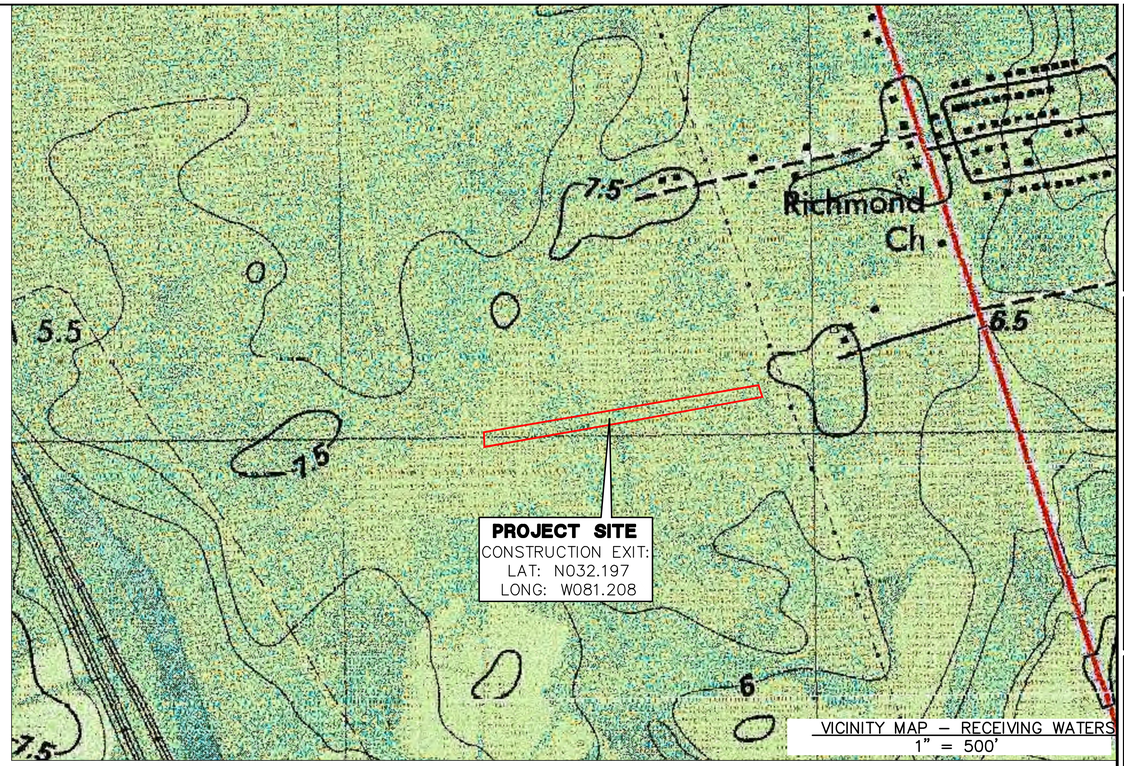
NOT APPLICABLE FOR THIS PROJECT.

PLAN | YES 42. DELINEATION OF ON–SITE WETLANDS AND ALL STATE WATERS LOCATED ON AND WITHIN 200 FEET OF THE PROJECT SITE.

THE WETLANDS ARE DELINEATED ON THE PLANS.

PLANS | YES 43. DELINEATION AND ACREAGE OF CONTRIBUTING DRAINAGE BASINS ON THE PROJECT SITE. (PERMIT IV.D.2.e PG 27)

ALL CONTRIBUTING DRAINAGE BASINS ON THE PROJECT SITE ARE CLEARLY DELINEATED ON THE PLAN SHEETS



VICINITY MAP – RECEIVING WATERS
1" = 500'

REPORT | YES 44. PROVIDE HYDROLOGY STUDY AND MAPS OF DRAINAGE BASINS FOR BOTH PRE– AND POST–DEVELOPMENT CONDITIONS.

PLEASE SEE ATTACHED REPORT WITH DETAILS FOR PRE AND POST DEVELOPMENT HYDROLOGY.

EC1.3 | YES 45. AN ESTIMATE OF THE RUNOFF COEFFICIENT OR PEAK DISCHARGE FLOW OF THE SITE PRIOR TO AND AFTER CONSTRUCTION ACTIVITIES ARE COMPLETED. (PERMIT IV.D.2.d PG 27)

RUNOFF COEFFICIENT: PRE–CONSTRUCTION CN = 73
POST–CONSTRUCTION CN = 85

PLAN | YES 46. STORM–DRAIN PIPE AND WEIR VELOCITIES WITH APPROPRIATE OUTLET PROTECTION TO ACCOMMODATE DISCHARGES WITHOUT EROSION. IDENTIFY/DELINEATE ALL STORM WATER DISCHARGE POINTS.

OUTLET PROTECTION IS PROVIDED IN THE FORM OF RIP–RAP AT ALL POINTS OF CONCENTRATED DISCHARGE.

EC1.3 | YES 47. SOIL SERIES FOR THE PROJECT SITE AND THEIR DELINEATION.
PLAN

SOILS ARE DELINEATED ON THE EROSION CONTROL SHEETS. THE SOILS FOR THE SITE ARE: POOLER FINE SANDY LOAM (C/D), OCILLA COMPLEX (B/D), AND CAPE FEAR SOILS (C/D)

PLAN | YES 48. THE LIMITS OF DISTURBANCE FOR EACH PHASE OF CONSTRUCTION.

PLEASE SEE THE PLAN FOR THE DELINEATION OF THE LIMITS OF DISTURBANCE. THEY ARE THE SAME FOR ALL PHASES OF CONSTRUCTION.

EC1.3 | YES 49. PROVIDE A MINIMUM OF 67 CUBIC YARDS OF SEDIMENT STORAGE PER ACRE DRAINED USING A TEMPORARY SEDIMENT BASIN, RETROFITTED DETENTION POND, AND/OR EXCAVATED INLET SEDIMENT TRAPS FOR EACH COMMON DRAINAGE LOCATION. SEDIMENT STORAGE VOLUME MUST BE IN PLACE PRIOR TO AND DURING ALL LAND DISTURBANCE ACTIVITIES UNTIL FINAL STABILIZATION OF THE SITE HAS BEEN ACHIEVED. A WRITTEN JUSTIFICATION EXPLAINING THE DECISION TO USE EQUIVALENT CONTROLS WHEN A SEDIMENT BASIN IS NOT ATTAINABLE MUST BE INCLUDED IN THE PLAN FOR EACH COMMON DRAINAGE LOCATION IN WHICH A SEDIMENT BASIN IS NOT PROVIDED. A WRITTEN JUSTIFICATION AS TO WHY 67 CUBIC YARDS OF STORAGE IS NOT ATTAINABLE MUST ALSO BE GIVEN. WORKSHEETS FROM THE MANUAL MUST BE INCLUDED FOR STRUCTURAL BMPs AND ALL CALCULATIONS USED BY THE STORAGE DESIGN PROFESSIONAL TO OBTAIN THE REQUIRED SEDIMENT WHEN USING EQUIVALENT CONTROLS. WHEN DISCHARGING FROM SEDIMENT BASINS AND IMPOUNDMENTS, PERMITEES ARE REQUIRED TO UTILIZE OUTLET STRUCTURES THAT WITHDRAW WATER FROM THE SURFACE, UNLESS INFEASIBLE. IF OUTLET STRUCTURES THAT WITHDRAW WATER FROM THE SURFACE ARE NOT FEASIBLE, A WRITTEN JUSTIFICATION EXPLAINING THIS DECISION MUST BE INCLUDED IN THE PLAN. (PERMIT IV.D.3.a.(3) PG 28)

SEDIMENT STORAGE – THE PERMIT REQUIRES A MINIMUM OF 67 CUBIC YARDS OF SEDIMENT STORAGE PER ACRE DRAINED.

THE SEDIMENT STORAGE REQUIREMENT WILL BE ACHIEVED BY UTILIZING PROPOSED STONE CHECK DAMS AND PERIMETER SILT FENCE TO TREAT THE TIE DOWN SLOPES.

SEDIMENT STORAGE REQUIRED

ACREAGE DRAINED = 3.90

REQUIRED SEDIMENT STORAGE = 3.6 AC X 67 CY/AC = 261.3 CY

PLAN | YES 50. LOCATION OF BEST MANAGEMENT PRACTICES THAT ARE CONSISTENT WITH AND NO LESS STRINGENT THAN THE MANUAL FOR EROSION AND SEDIMENT CONTROL IN GEORGIA. USE UNIFORM CODING SYMBOLS FROM THE MANUAL,CHAPTER 6, WITH LEGEND.

PLEASE SEE THE PLAN SHEETS FOR THE LOCATION OF BEST MANAGEMENT PRACTICES THAT ARE CONSISTENT WITH AND NO LESS STRINGENT THAN THE MANUAL FOR EROSION AND SEDIMENT CONTROL IN GEORGIA USING THE UNIFORM CODING SYMBOLS FROM THE MANUAL, CHAPTER 6 WITH ACCOMPANYING LEGEND.

PLAN | YES 51. PROVIDE DETAILED DRAWINGS FOR ALL STRUCTURAL PRACTICES. SPECIFICATIONS MUST, AT A MINIMUM, MEET THE GUIDELINES SET FORTH IN THE MANUAL FOR EROSION AND SEDIMENT CONTROL IN GEORGIA.

PLEASE SEE THE DETAIL SHEET FOR DETAILED DRAWINGS FOR ALL STRUCTURAL PRACTICES WITH SPECIFICATIONS MEETING THE GUIDELINES SET FORTH IN THE MANUAL FOR EROSION AND SEDIMENT CONTROL IN GEORGIA.

YES 52. PROVIDE VEGETATIVE PLAN, NOTING ALL TEMPORARY AND PERMANENT VEGETATIVE PRACTICES, INCLUDE SPECIES, PLANTING DATES AND SEEDING, FERTILIZER, LIME AND MULCHING RATES. VEGETATIVE PLAN SHALL BE SITE SPECIFIC FOR APPROPRIATE TIME OF YEAR THAT SEEDING WILL TAKE PLACE AND FOR APPROPRIATE GEOGRAPHIC REGION OF GEORGIA.

PLEASE SEE THE PLAN AND DETAIL SHEETS FOR THE VEGETATIVE PLAN NOTING ALL TEMPORARY AND PERMANENT VEGETATIVE PRACTICES INCLUDING SPECIES, PLANTING DATES AND SEEDING, FERTILIZER, LIME AND MULCHING RATES. THIS PLAN IS SPECIFIC TO THE SITE AND APPROPRIATE FOR TIME OF YEAR THAT SEEDING WILL TAKE PLACE AND FOR THE APPROPRIATE GEOGRAPHIC REGION OF GEORGIA.

EFFECTIVE JANUARY 1, 2021

STORM CHECK DAM STORAGE:

APPROX. STORAGE PER CHECK DAM: (0.5 X 20 FT WIDTH X 2 FT HEIGHT) X 20 FT LENGTH X (CY/27 CF) = 14.8 CY

11 TOTAL CHECK DAMS PROPOSED = 14.8 X 11 = 162.8 CY

PERIMETER SILT FENCE

LF OF SILT FENCE FOR STORAGE = 3,500 LF @ 7.5 CF OF STORAGE/LF

(2,406 LF X 7.5 CF/LF) * (CY/ 27 CF) = 972.2 CY

TOTAL SEDIMENT STORAGE PROVIDED BY PROPOSED BMPS = 1,135 CY

TOTAL STORAGE PROVIDED EXCEEDS STORAGE REQUIRED (261.3 CY)

GEORGIA — NATHAN R. LONG — GEORGIA REGISTERED PROFESSIONAL ENGINEER — 0000024602

NO.	REVISIONS	BY	DATE

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50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

PORT WENTWORTH TOWNHOMES
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NOBLE VINES

ES & PC NOTES

JOB NO:	J–28896.0001
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DRAWN:	VND
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EC1.3

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

Z:\28896\28896.0000\ENGINEERING\DRAWINGS\CAD\ITI\CONSTRUCTION PLANS\28896.0001 - ES & PC - INITIAL.DWG - Mar 29, 2022 - 5:57 PM

PROPOSED SAMPLING STATION #1
N: 800,150.48
E: 952,436.92
LAT: 32.1963
LONG: -081.2089

1/2" IRON REBAR

START OF DOUBLE ROW SILT FENCE

Sd1-S

SILT FENCE (TYP.)

Du
Ds1
Ds2

TRANSITION FROM DOUBLE ROW SD1-S TO SD1-NS SILT FENCE. MIN. OVERLAP OF 18" REQUIRED

Sd1-NS

CONSTRUCTION EXIT
N: 800229.85
E: 952872.87
LAT: 32.1965
LONG: -81.2075

GUM S14 16

CENTERLINE OF EXISTING DITCH

Underground Telephone Lines In This Area

Co

GEORGIA STATE ROUTE 30 – 100' R/W

MATCH LINE THIS SHEET

NOTES:

1. WHEN TRANSITIONING FROM SD1–S TO SD1–NS OR VICE VERSA, A MIN. OVERLAP OF 18" MUST BE USED.
2. WHERE A DOUBLE ROW OF Sd1–S MUST BE INSTALLED AT ALL LOCATIONS DIRECTLY ADJACENT TO AREAS DESIGNATED AS STATE WATERS, WETLANDS, OR ANY AREA DESIGNATED AS A SENSITIVE AREA. IN ADDITION,WHEN INSTALLING A DOUBLE ROW, A MIN. HORIZONTAL SEPARATION OF 36" MUST BE MAINTAINED.
3. Sd1–NS SHALL BE TYPE A, HAVE A 36" WIDE FILTER FABRIC, OF WHICH 30" MUST BE ABOVE TRENCHING.
4. Sd1–S SHALL BE TYPE C, HAVE A WIRE REINFORCED 36" FILTER FABRIC, OF WHICH 30" MUST BE ABOVE TRENCHING.
5. THERE SHALL BE NO CONCRETE WASHOUT OF ANY KIND PERMITTED ON SITE.
6. INLET SEDIMENT TRAPS ARE NOT TO BE EXCAVATED UNLESS OTHERWISE NOTED ON THE PLANS.

SOIL LEGEND

SYMBOL	DESCRIPTION	HYDROLOGIC RATING
Pn	POOLER FINE SANDY LOAM	C/D
Oj	OCILLA COMPLEX	B/D
Cc	CAPE FEAR SOILS	C/D

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

IE: 19.50

Pn

SOIL TYPE (TYP.)

CENTERLINE OF EXISTING DITCH

GEORGIA811
Utilities Protection Center, Inc
Know what's below.
Call before you dig.

MATCH LINE - SEE SITE DEVELOPMENT PLANS FOR NOBLE VINES PHASE 2

GRAPHIC SCALE

(IN FEET)
1 inch = ## ft.

CONSTRUCTION EXIT
N: 800229.85
E: 952872.87
LAT: 32.1965
LONG: -81.2075

SILT FENCE (TYP.)

CENTERLINE OF EXISTING DITCH

Sd1-NS

Du
Ds1
Ds2

GEORGIA STATE ROUTE 30 – 100' R/W

SOIL TYPE (TYP.)

Oj

Pn

SOIL TYPE (TYP.)

MATCH LINE - SEE SHEET NO. EC2.2

SSMH
FRAME: 21.01
IE IN: 14.65 (NW)
IE IN: 12.09 (NW)
IE OUT: 11.34 (E)

SOIL LEGEND

SYMBOL	DESCRIPTION	HYDROLOGIC RATING
Pn	POOLER FINE SANDY LOAM	C/D
Oj	OCILLA COMPLEX	B/D
Cc	CAPE FEAR SOILS	C/D

NOTES:

1. WHEN TRANSITIONING FROM Sd1–S TO Sd1–NS OR VICE VERSA, A MIN. OVERLAP OF 18" MUST BE USED.
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3. Sd1–NS SHALL BE TYPE A, HAVE A 36" WIDE FILTER FABRIC, OF WHICH 30" MUST BE ABOVE TRENCHING.
4. Sd1–S SHALL BE TYPE C, HAVE A WIRE REINFORCED 36" FILTER FABRIC, OF WHICH 30" MUST BE ABOVE TRENCHING.
5. THERE SHALL BE NO CONCRETE WASHOUT OF ANY KIND PERMITTED ON SITE.
6. INLET SEDIMENT TRAPS ARE NOT TO BE EXCAVATED UNLESS OTHERWISE NOTED ON THE PLANS.

GEORGIA
NATHAN B. LONG
GEORGIA REGISTERED PROFESSIONAL ENGINEER
No. 034574
NATHAN B. LONG
GEORGIA REGISTERED PROFESSIONAL ENGINEER
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NO.	REVISIONS	BY	DATE

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50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

PORT WENTWORTH TOWNHOMES
GA, LLC
PORT WENTWORTH, GA

NOBLE VINES

ES & PC PLAN – INITIAL PHASE

JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	1" = 20'

EC2.1

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 Improvments (2814 : Site Plan Review Noble Vines Ph 2 APRIL 2023)

OUTLET PROTECTION DESIGN CRITERIA #3	St
OUTLET OPENING :	36"
FLOW RATE (CFS):	80.03
VELOCITY (FPS):	11.24
TAILWATER CONDITION: (MIN. or MAX.)	MIN
d_{50} RIPRAP SIZE:	0.85'
d_{100} RIPRAP SIZE:	1.275'
MIN. RIPRAP THICKNESS(D):	1.9'
La:	28'
Wup:	9'
Wdown :	31'

GRAPHIC SCALE

(IN FEET)
1 inch = 20 ft.

MATCH LINE – SEE SITE DEVELOPMENT PLANS FOR NOBLE VINES PHASE 1

MATCH LINE – SEE SHEET NO. EC2.1

GEORGIA STATE ROUTE 30 – 100' R/W

MATCH LINE THIS SHEET

Cd-S · St #3 · Cd-S · SILT FENCE (TYP.) · Tr · TREE PROTECTION (TYP.) · Sd1-NS · CENTERLINE OF EXISTING DITCH · Underground Telephone Lines in This Area

EXISTING RIP RAP TO REMAIN · CENTERLINE OF EXISTING DITCH · PROPOSED SAMPLING STATION #2 N: 800,265.35 E: 953,485.03 LAT: 32.1966 LONG: -081.2055 · (4) 36" RCP · IE: 17.24 · IE: 17.16 · IE: 17.29 · IE: 17.10 · IE: 17.02 · IE: 17.11 · IE: 17.12 · IE: 19.45 · 36" RCP · WMH FRAME: 24.09

Pn — SOIL TYPE (TYP.) · Du · Ds1 · Ds2 · Cc — SOIL TYPE (TYP.)

SOIL LEGEND		
SYMBOL	DESCRIPTION	HYDROLOGIC RATING
Pn	POOLER FINE SANDY LOAM	C/D
Oj	OCILLA COMPLEX	B/D
Cc	CAPE FEAR SOILS	C/D

NOTES:

1. WHEN TRANSITIONING FROM Sd1–S TO Sd1–NS OR VICE VERSA, A MIN. OVERLAP OF 18" MUST BE USED.
2. WHERE A DOUBLE ROW OF Sd1–S MUST BE INSTALLED AT ALL LOCATIONS DIRECTLY ADJACENT TO AREAS DESIGNATED AS STATE WATERS, WETLANDS, OR ANY AREA DESIGNATED AS A SENSITIVE AREA. IN ADDITION,WHEN INSTALLING A DOUBLE ROW, A MIN. HORIZONTAL SEPARATION OF 36" MUST BE MAINTAINED.
3. Sd1–NS SHALL BE TYPE A, HAVE A 36" WIDE FILTER FABRIC, OF WHICH 30" MUST BE ABOVE TRENCHING.
4. Sd1–S SHALL BE TYPE C, HAVE A WIRE REINFORCED 36" FILTER FABRIC, OF WHICH 30" MUST BE ABOVE TRENCHING.
5. THERE SHALL BE NO CONCRETE WASHOUT OF ANY KIND PERMITTED ON SITE.
6. INLET SEDIMENT TRAPS ARE NOT TO BE EXCAVATED UNLESS OTHERWISE NOTED ON THE PLANS.

GRAPHIC SCALE

(IN FEET)
1 inch = ## ft.

MATCH LINE – SEE SITE DEVELOPMENT PLANS FOR NOBLE VINES PHASE 1

Du · Ds1 · Ds2 · Sd1-NS · PROPOSED SAMPLING STATION #3 N: 800,483.76 E: 954,326.33 LAT: 32.1972 LONG: -081.2028 · END SILT FENCE · CENTERLINE OF EXISTING DITCH · Underground Telephone Lines in This Area

GEORGIA STATE ROUTE 30 – 100' R/W

MATCH LINE THIS SHEET

IE: 20.54 · IE: 19.99 · IE: 20.29 · 36" RCP · Cc — SOIL TYPE (TYP.) · WMH FRAME: 23.6

SOIL LEGEND		
SYMBOL	DESCRIPTION	HYDROLOGIC RATING
Pn	POOLER FINE SANDY LOAM	C/D
Oj	OCILLA COMPLEX	B/D
Cc	CAPE FEAR SOILS	C/D

NOTES:

1. WHEN TRANSITIONING FROM Sd1–S TO Sd1–NS OR VICE VERSA, A MIN. OVERLAP OF 18" MUST BE USED.
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6. INLET SEDIMENT TRAPS ARE NOT TO BE EXCAVATED UNLESS OTHERWISE NOTED ON THE PLANS.

GEORGIA811 Utilities Protection Center, Inc. Know what's below. Call before you dig.

NATHAN E. LONG
GEORGIA REGISTERED PROFESSIONAL ENGINEER
0000024602

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
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PORT WENTWORTH TOWNHOMES GA, LLC
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NOBLE VINES

ES & PC PLAN – INITIAL PHASE

JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	1" = 20'

EC2.2

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

NOTES:

1. WHEN TRANSITIONING FROM SD1–S TO SD1–NS OR VICE VERSA, A MIN. OVERLAP OF 18" MUST BE USED.
2. WHERE A DOUBLE ROW OF Sd1–S MUST BE INSTALLED AT ALL LOCATIONS DIRECTLY ADJACENT TO AREAS DESIGNATED AS STATE WATERS, WETLANDS, OR ANY AREA DESIGNATED AS A SENSITIVE AREA. IN ADDITION,WHEN INSTALLING A DOUBLE ROW, A MIN. HORIZONTAL SEPARATION OF 36" MUST BE MAINTAINED.
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5. THERE SHALL BE NO CONCRETE WASHOUT OF ANY KIND PERMITTED ON SITE.
6. INLET SEDIMENT TRAPS ARE NOT TO BE EXCAVATED UNLESS OTHERWISE NOTED ON THE PLANS.

PROPOSED SAMPLING STATION #1
N: 800,150.48
E: 952,436.92
LAT: 32.1963
LONG: -081.2089

1/2" IRON REBAR

START OF DOUBLE ROW SILT FENCE

Sd1-S

CENTERLINE OF PROPOSED DITCH

Du
Ds1
Ds2

SILT FENCE (TYP.)

TRANSITION FROM DOUBLE ROW SD1-S TO SD1-NS SILT FENCE. MIN. OVERLAP OF 18" REQUIRED

CONSTRUCTION EXIT
N: 800229.85
E: 952672.87
LAT: 32.1965
LONG: -81.2075

Underground Telephone Lines In This Area

Cd-S

Co

GEORGIA STATE ROUTE 30 – 100' R/W

MATCH LINE THIS SHEET

IE: 19.50

Pn

SOIL TYPE (TYP.)

CENTERLINE OF EXISTING DITCH

Sd1-NS

SOIL LEGEND		
SYMBOL	DESCRIPTION	HYDROLOGIC RATING
Pn	POOLER FINE SANDY LOAM	C/D
Oj	OCILLA COMPLEX	B/D
Cc	CAPE FEAR SOILS	C/D

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

GEORGIA811
Utilities Protection Center, Inc.
Know what's below.
Call before you dig.

OUTLET PROTECTION DESIGN CRITERIA #1 & #2 (St)

OUTLET OPENING :	24"
FLOW RATE (CFS):	80.03
VELOCITY (FPS):	11.24
TAILWATER CONDITION: (MIN. or MAX.)	MIN
d_{50} RIPRAP SIZE:	1.5'
d_{100} RIPRAP SIZE:	2.25'
MIN. RIPRAP THICKNESS(D):	3.375'
La:	32'
Wup:	6'
Wdown :	34'

GRAPHIC SCALE

(IN FEET)
1 inch = ## ft.

MATCH LINE – SEE SITE DEVELOPMENT PLANS FOR NOBLE VINES PHASE 2

CONSTRUCTION EXIT
N: 800229.85
E: 952672.87
LAT: 32.1965
LONG: -81.2075

St

St #2

Cd-S

Sd1-NS

CENTERLINE OF PROPOSED DITCH

Du
Ds1
Ds2

GEORGIA STATE ROUTE 30 – 100' R/W

SOIL TYPE (TYP.)

Oj

Pn

SILT FENCE (TYP.)

MATCH LINE – SEE SHEET NO. EC2.4

SSMH
FRAME: 21.01
IE IN: 14.65 (NW)
IE IN: 12.09 (NW)
IE OUT: 11.34 (E)

SOIL LEGEND		
SYMBOL	DESCRIPTION	HYDROLOGIC RATING
Pn	POOLER FINE SANDY LOAM	C/D
Oj	OCILLA COMPLEX	B/D
Cc	CAPE FEAR SOILS	C/D

NOTES:

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5. THERE SHALL BE NO CONCRETE WASHOUT OF ANY KIND PERMITTED ON SITE.
6. INLET SEDIMENT TRAPS ARE NOT TO BE EXCAVATED UNLESS OTHERWISE NOTED ON THE PLANS.

GEORGIA — NATHAN B. LONG — 34574 — PROFESSIONAL ENGINEER

NATHAN B. LONG
GEORGIA LICENSE #34574
DESIGN PROFESSIONAL
LICENSE EXPIRES: 12/31/2024
0000024602

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON

50 Park of Commerce Way
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PORT WENTWORTH, GA

NOBLE VINES

ES & PC PLAN – INTERMEDIATE PHASE

JOB NO:	J-28896.0001
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DRAWN:	VND
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APPROVED:	NBL
SCALE:	1" = 20'

EC2.3

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 Improvments (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

OUTLET PROTECTION DESIGN CRITERIA #3 (St)

OUTLET OPENING :	36"
FLOW RATE (CFS):	80.03
VELOCITY (FPS):	11.24
TAILWATER CONDITION: (MIN. or MAX.)	MIN
d_R RIPRAP SIZE:	0.85'
d_{50} RIPRAP SIZE:	1.275'
MIN. RIPRAP THICKNESS(D):	1.9'
La:	28'
Wup:	9'
Wdown :	31'

GRAPHIC SCALE

(IN FEET)
1 inch = 20 ft.

MATCH LINE - SEE SITE DEVELOPMENT PLANS FOR NOBLE VINES PHASE 1

MATCH LINE - SEE SHEET NO. EC2.3

MATCH LINE - THIS SHEET

GEORGIA STATE ROUTE 30 - 100' R/W

Cd-S · St #3 · Cd-S · Tr · Cd-S · Cd-S · St #4

CENTERLINE OF PROPOSED DITCH

TREE PROTECTION (TYP.)

Sd1-NS

(4) 36" RCP

EXISTING RIP RAP TO REMAIN

PROPOSED SAMPLING STATION #2
N: 800,265.35
E: 953,485.03
LAT: 32.1966
LONG: -081.2055

CENTERLINE OF EXISTING DITCH

Pn — SOIL TYPE (TYP.)

Du
Ds1
Ds2

SILT FENCE (TYP.)

IE: 17.02
IE: 17.12
IE: 17.11
IE: 19.45
36" RCP

WMH
FRAME: 24.09

Cc — SOIL TYPE (TYP.)

Underground Utilities In This Area

SOIL LEGEND

SYMBOL	DESCRIPTION	HYDROLOGIC RATING
Pn	POOLER FINE SANDY LOAM	C/D
Oj	OCILLA COMPLEX	B/D
Cc	CAPE FEAR SOILS	C/D

NOTES:

1. WHEN TRANSITIONING FROM Sd1-S TO Sd1-NS OR VICE VERSA, A MIN. OVERLAP OF 18" MUST BE USED.
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5. THERE SHALL BE NO CONCRETE WASHOUT OF ANY KIND PERMITTED ON SITE.
6. INLET SEDIMENT TRAPS ARE NOT TO BE EXCAVATED UNLESS OTHERWISE NOTED ON THE PLANS.

OUTLET PROTECTION DESIGN CRITERIA #4 & #5 (St)

OUTLET OPENING :	24"
FLOW RATE (CFS):	80.03
VELOCITY (FPS):	11.24
TAILWATER CONDITION: (MIN. or MAX.)	MIN
d_R RIPRAP SIZE:	1.5'
d_{50} RIPRAP SIZE:	2.25'
MIN. RIPRAP THICKNESS(D):	3.375'
La:	32'
Wup:	6'
Wdown :	34'

GRAPHIC SCALE

(IN FEET)
1 inch = 20 ft.

MATCH LINE - SEE SITE DEVELOPMENT PLANS FOR NOBLE VINES PHASE 1

MATCH LINE - THIS SHEET

GEORGIA STATE ROUTE 30 - 100' R/W

Cd-S · St #4 · St #5 · Cd-S · Cd-S · Sd1-NS

CENTERLINE OF PROPOSED DITCH

PROPOSED SAMPLING STATION #3
N: 800,483.76
E: 954,326.33
LAT: 32.1972
LONG: -081.2028

Du
Ds1
Ds2

SILT FENCE (TYP.)

IE: 20.54
IE: 20.29
IE: 19.36
36" RCP

WMH
FRAME: 24.09

Cc — SOIL TYPE (TYP.)

Underground Utilities In This Area

SOIL LEGEND

SYMBOL	DESCRIPTION	HYDROLOGIC RATING
Pn	POOLER FINE SANDY LOAM	C/D
Oj	OCILLA COMPLEX	B/D
Cc	CAPE FEAR SOILS	C/D

NOTES:

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GEORGIA811 Utilities Protection Center, Inc
Know what's below. Call before you dig.

GEORGIA REGISTERED PROFESSIONAL ENGINEER
NATHAN E. LONG
GEORGIA
PROFESSIONAL
Engineer
NATHAN E. LONG
GEORGIA LICENSED PROFESSIONAL ENGINEER
DESIGN PROFESSIONAL
LICENSE NUMBER
0000024602

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
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PORT WENTWORTH TOWNHOMES GA, LLC
PORT WENTWORTH, GA

NOBLE VINES

ES & PC PLAN - INTERMEDIATE PHASE

JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	1" = 20'

EC2.4

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (2814 : Site Plan Review Applications (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

2:\2898\128898.2020\ENGINEERING\DRAWINGS\ASDIT\CONSTRUCTION PLANS\128898.0000 — ES & PC — FINAL.DWG — Mar 29, 2022 — 5:13 PM

GEORGIA811
Utilities Protection Center, Inc
Know what's Below.
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NOTES:

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SOIL LEGEND

SYMBOL	DESCRIPTION	HYDROLOGIC RATING
Pn	POOLER FINE SANDY LOAM	C/D
Oj	OCILLA COMPLEX	B/D
Cc	CAPE FEAR SOILS	C/D

PROPOSED SAMPLING STATION #1
N: 800,150.48
E: 952,436.92
LAT: 32.1963
LONG: -081.2089

1/2" IRON REBAR

START OF DOUBLE ROW SILT FENCE

SILT FENCE (TYP.)

CENTERLINE OF PROPOSED DITCH

TRANSITION FROM DOUBLE ROW SD1-S TO SD1-NS SILT FENCE. MIN. OVERLAP OF 18" REQUIRED

20' SETBACK

Underground Telephone Lines In This Area

GEORGIA STATE ROUTE 30 – 100' R/W

MATCH LINE THIS SHEET

CONSTRUCTION EXIT
N: 800229.85
E: 952872.87
LAT: 32.1965
LONG: -81.2075

GUM S14 16

IE: 19.50

SOIL TYPE (TYP.)

CENTERLINE OF EXISTING DITCH

Du
Ds3
Sd1-S
Sd1-NS
Cd-S
Co
Pn

GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20 ft.

OUTLET PROTECTION DESIGN CRITERIA #1 & #2 — St

OUTLET OPENING :	24"
FLOW RATE (CFS):	80.03
VELOCITY (FPS):	11.24
TAILWATER CONDITION: (MIN. or MAX.)	MIN
d_{50} RIPRAP SIZE:	1.5'
d_{max} RIPRAP SIZE:	2.25'
MIN. RIPRAP THICKNESS(D):	3.375'
La:	32'
Wup:	6'
Wdown :	34'

MATCH LINE – SEE SHEET NO. EC2.6

MATCH LINE – SEE SITE DEVELOPMENT PLANS FOR NOBLE VINES PHASE 2

St #1

St #2

SILT FENCE (TYP.)

SOIL LEGEND

SYMBOL	DESCRIPTION	HYDROLOGIC RATING
Pn	POOLER FINE SANDY LOAM	C/D
Oj	OCILLA COMPLEX	B/D
Cc	CAPE FEAR SOILS	C/D

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SSMH
FRAME: 21.01
IE IN: 14.65 (NW)
IE IN: 12.09 (NW)
IE OUT: 11.34 (E)

GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20 ft.

NATHAN R. LONG
GEORGIA REGISTERED
PROFESSIONAL ENGINEER
No. 034574
Engineer
NATHAN R. LONG
GEORGIA LICENSED
LANDSCAPE ARCHITECT
No. 0000024602

NO.	REVISIONS	BY	DATE

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PORT WENTWORTH TOWNHOMES GA, LLC
PORT WENTWORTH, GA

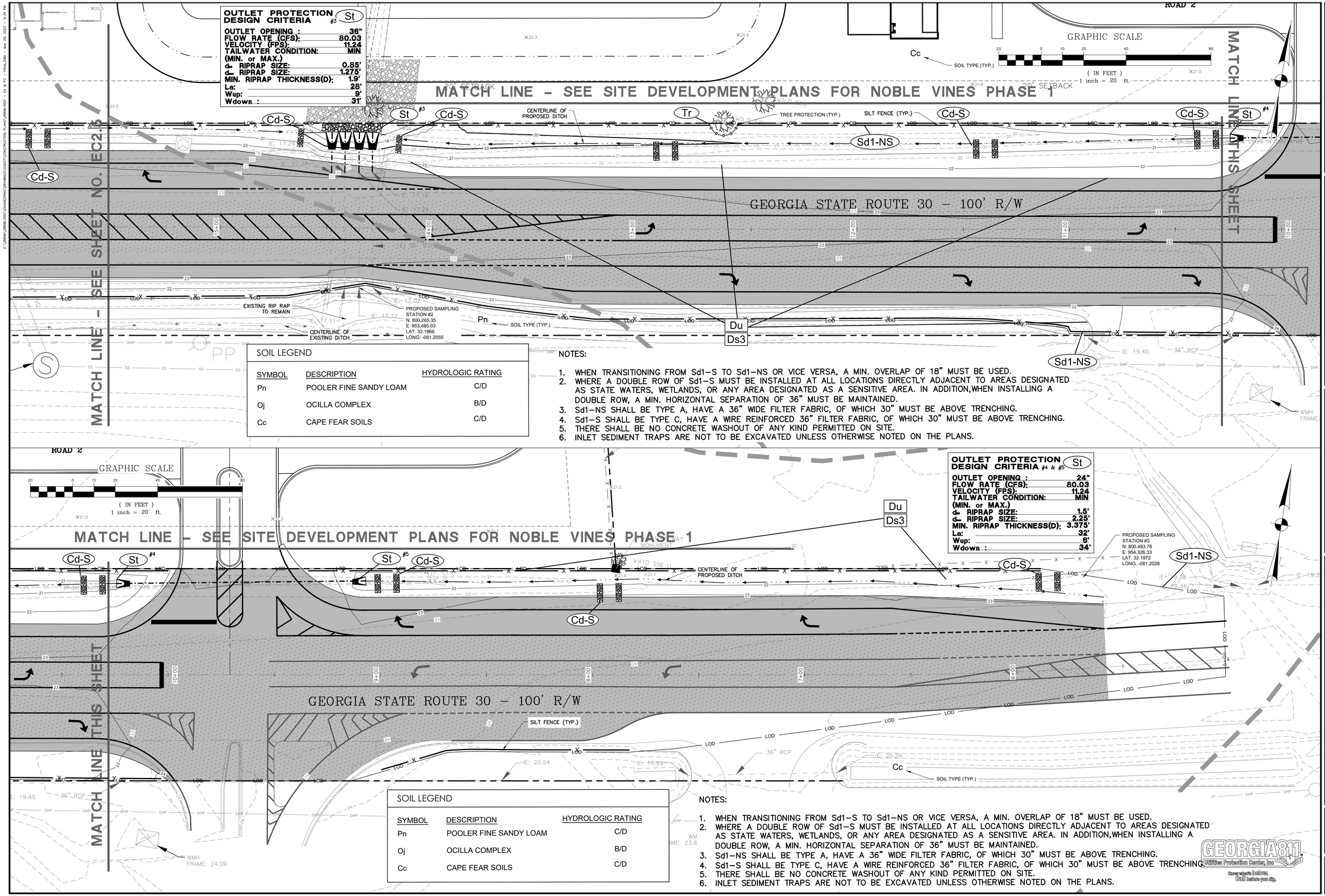
NOBLE VINES

ES & PC PLAN – FINAL PHASE

JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	1" = 20'

EC2.5

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (2814 : Site Plan Review.) Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)



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PORT WENTWORTH TOWNHOMES
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NOBLE VINES

ES & PC PLAN – FINAL PHASE

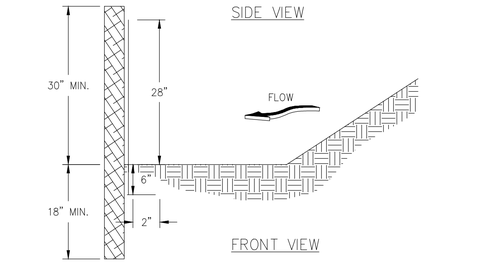
JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	1" = 20'

EC2.6

GEORGIA 811 Utilities Protection Center, Inc.
Know what's below. Call before you dig.

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

Z:\28896\28896.0001\DRAWINGS\SHEARWAVES\CIVIL\CONSTRUCTION PLANS\28896.0001 - ES & PC - DT.DWG - Mar 29, 2022 - 3:14 PM



NOTES:
1. USE STEEL OR WOOD POSTS OR AS SPECIFIED BY THE EROSION, SEDIMENTATION, AND POLLUTION CONTROL PLAN.
2. HEIGHT 28" IS TO BE SHOWN ON THE EROSION, SEDIMENTATION, AND POLLUTION CONTROL PLAN.

SILT FENCE – TYPE SENSITIVE

NOT TO SCALE

Sd1–S

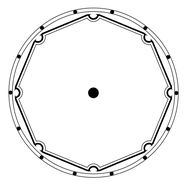
EROSION CONTROL LEGEND

DESCRIPTION	PLAN SYMBOL
DISTURBED AREA STABILIZATION (MULCHING ONLY)	Ds1
DISTURBED AREA STABILIZATION (TEMPORARY SEEDING)	Ds2
DISTURBED AREA STABILIZATION (PERMANENT VEGETATION)	Ds3
DUST CONTROL	Du
CHECK DAM (STONE)	Cd-S
CONSTRUCTION EXIT	Co
SILT FENCE – TYPE NS	Sd1-NS
SILT FENCE – TYPE S	-
TREE PROTECTION	Tr

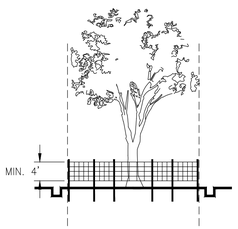
TREE PROTECTION

"SNOW" FENCE Tr

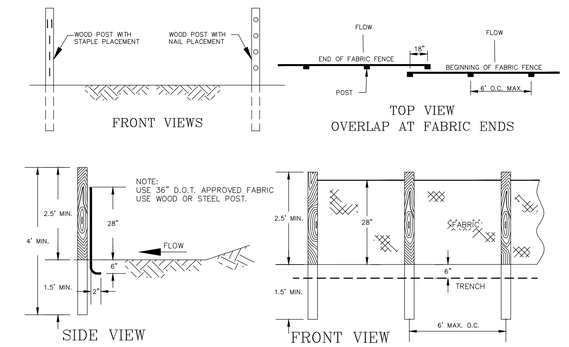
PLAN



CROSS–SECTION



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



TYPE A SILT FENCE (36")

USE:
1) ON DEVELOPMENTS WHERE THE LIFE OF THE PROJECT IS GREATER THAN OR EQUAL TO 6 MONTHS.
2) WHERE THE SLOPE GRADIENT IS STEEPER THAN 3:1.

POST SIZE

MIN. LENGTH	TYPE OF POST	SIZE OF POST
4'	SOFT WOOD	3" DIA. OR 2X4
4'	OAK	1.0"X1.0"
4'	STEEL	1.3 LB./FT. MIN.

FASTENERS FOR WOOD POST (WIRE STAPLES)

GAUGE	CROWN	LEGS	STAPLES/POST
17 MIN.	3/4" WIDE	1/2" LONG	5 MIN.

FASTENERS FOR WOOD POST (NAILS)

GAUGE	LENGTH	BUTTON HEADS	NAIL/POST
14 MIN.	1"	3/4"	4 MIN.

NOTE: FILTER FABRIC MAY ALSO BE ATTACHED TO THE POST BY WIRE, CORD, AND POCKETS.

FENCE

TENSILE STRENGTH (LBS. MIN.) (1) (ASTM D-4632)	ELONGATION (%MAX.) (ASTM D-4632)	AOS (APPARENT OPENING SIZE) (MAX. SIEVE SIZE) (ASTM D-4751)	FLOW RATE (GAL/MIN./SQ. FT.) (GDT-87)	ULTRAVIOLET STABILITY (2) (ASTM D-4632 AFTER 300 HOURS WEATHERING IN ACCORDANCE WITH ASTM D-4355)	BURSTING STRENGTH (PSI MIN.) (ASTM D-3786 DIAPHRAGM BURSTING STRENGTH TESTER)	MIN. FABRIC WIDTH (INCHES)
WARP–120 FILL–100	40	#30	25	80	175	36

(1) MIN. ROLL AVERAGE OF FIVE SPECIMENS.
(2) PERCENT OF REQUIRED INITIAL MIN. TENSILE STRENGTH.

NOTE:
SEDIMENT SHALL BE REMOVED ONCE IT HAS ACCUMULATED TO ONE–HALF THE ORIGINAL HEIGHT OF THE BARRIER. FILTER FABRIC SHALL BE REPLACED WHENEVER IT HAS DETERIORATED TO SUCH AN EXTENT THAT THE EFFECTIVENESS OF THE FABRIC IS REDUCED (APPROXIMATELY SIX MONTHS). TEMPORARY SEDIMENT BARRIERS SHALL REMAIN IN PLACE UNTIL DISTURBED AREAS HAVE BEEN PERMANENTLY STABILIZED. ALL SEDIMENT ACCUMULATED AT THE BARRIER SHALL BE REMOVED AND PROPERLY DISPOSED OF BEFORE THE BARRIER IS REMOVED.

SILT FENCE – TYPE NON–SENSITIVE

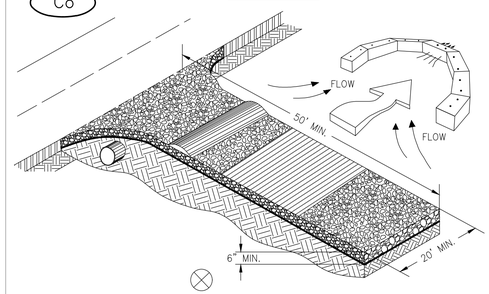
NOT TO SCALE

Sd1–NS

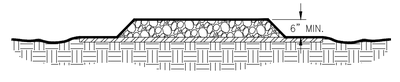
CRUSHED STONE CONSTRUCTION EXIT

Co

EXIT DIAGRAM



ENTRANCE ELEVATION



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

GEORGIA — NATHAN R. LONG — 000002402 — PROFESSIONAL ENGINEER

NATHAN R. LONG
GSWCC LEVEL IA
DESIGN PROFESSIONAL
CERTIFICATION #
0000024602

NO.	REVISIONS	BY	DATE

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PORT WENTWORTH TOWNHOMES
GA, LLC
PORT WENTWORTH, GA

NOBLE VINES

ES & PC DETAILS

JOB NO:	J–28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	NTS

EC3.1

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvments (2814 : Site Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

J:\28896\28896.0001\DRAWINGS\DRAWINGS\CIVIL\CONSTRUCTION PLANS\28896.0001 - ES & PC - 012.dwg - Mar 29, 2022 - 5:14 PM

Disturbed Area Stabilization (With Mulching Only) Ds1

DEFINITION

Applying plant residues or other suitable materials, produced on the site if possible, to the soil surface.

PURPOSE

- To reduce runoff and erosion
- To conserve moisture
- To prevent surface compaction or crusting
- To control undesirable vegetation
- To modify soil temperature
- To increase biological activity in the soil

REQUIREMENT FOR REGULATORY COMPLIANCE

Mulch or temporary grassing shall be applied to all exposed areas within 14 days of disturbance. Mulch can be used as a singular erosion control device for up to six months, but it shall be applied at the appropriate depth, depending on the material used, anchored and have a continuous 90% cover or greater of the soil surface.

Maintenance shall be required to maintain appropriate depth and 90% cover. Temporary vegetation may be employed instead of mulch if the area will remain undisturbed for less than six months.

If any area will remain undisturbed for greater than six months, permanent vegetative techniques shall be employed. Refer to **Ds2 -Disturbed Area Stabilization (With Temporary Seeding), Ds3 - Disturbed Area Stabilization (With Permanent Seeding), and Ds4 - Disturbed Area Stabilization (With Sodding).**

SPECIFICATIONS

Mulching Without Seeding

This standard applies to graded or cleared areas where seedings may not have a suitable growing season to produce an erosion retardant cover, but can be stabilized with a mulch cover.

Site Preparation

1. Grade to permit the use of equipment for applying and anchoring mulch.
2. Install needed erosion control measures as required such as dikes, diversions, berms, terraces and sediment barriers.
3. Loosen compact soil to a minimum depth of 3 inches.

Mulching Materials

Select one of the following materials and apply at the depth indicated:

1. Dry straw or hay shall be applied at a depth of 2 to 4 inches providing complete soil coverage. One advantage of this material is easy application.
2. Wood waste (chips, sawdust or bark) shall be applied at a depth of 2 to 3 inches. Organic material from the clearing stage of development should remain on site, be chipped, and applied as mulch. This method of mulching can greatly reduce erosion control costs.
3. Polyethylene film shall be secured over banks or stockpiled soil material for temporary protection. This material can be salvaged and re-used.

Applying Mulch

When mulch is used without seeding, mulch shall be applied to provide full coverage of the exposed area.

1. Dry straw or hay mulch and wood chips shall be applied uniformly by hand or by mechanical equipment.

Disturbed Area Stabilization (With Temporary Seeding) Ds2

DEFINITION

The establishment of temporary vegetative cover with fast growing seedings for seasonal protection on disturbed or denuded areas.

PURPOSE

- To reduce runoff and sediment damage of down stream resources
- To protect the soil surface from erosion
- To improve wildlife habitat
- To improve aesthetics
- To improve tilth, infiltration and aeration as well as organic matter for permanent plantings

REQUIREMENT FOR REGULATORY COMPLIANCE

Mulch or temporary grassing shall be applied to all exposed areas within 14 days of disturbance. Temporary grassing, instead of mulch, can be applied to rough graded areas that will be exposed for less than six months. If an area is expected to be undisturbed for longer than six months, permanent perennial vegetation shall be used. If optimum planting conditions for temporary grassing is lacking, mulch can be used as a singular erosion control device for up to six months but it shall be applied at the appropriate depth, anchored, and have a continuous 90% cover or greater of the soil surface. Refer to specification **Ds1-Disturbed Area Stabilization (With Temporary Seeding).**

CONDITIONS

Temporary vegetative measures should be coordinated with permanent measures to assure economical and effective stabilization. Most types of temporary vegetation are ideal to use as companion crops until the permanent vegetation is established. Note: Some species of temporary vegetation are not appropriate for companion crop plantings because of their potential to out-compete the desired species (e.g. annual ryegrass). Contact NRCS or the local SWCD for more information.

SPECIFICATIONS

Grading and Shaping

Excessive water run-off shall be reduced by properly designed and installed erosion control practices such as closed drains, ditches, dikes, diversions, sediment barriers and others.

No shaping or grading is required if slopes can be stabilized by hand-seeded vegetation or if hydraulic seeding equipment is to be used.

Seedbed Preparation

When a hydraulic seeder is used, seedbed preparation is not required. When using conventional or hand-seeding, seedbed preparation is not required if the soil material is loose and not sealed by rainfall.

When soil has been sealed by rainfall or consists of smooth cut slopes, the soil shall be pitted, trenched or otherwise scarified to provide a place for seed to lodge and germinate.

Lime and Fertilizer

Agricultural lime is required unless soil tests indicate otherwise. Apply agricultural lime at a rate determined by soil test for pH. Quick acting lime should be incorporated to modify pH during the germination period. Bio stimulants should also be considered when there is less than 3% organic matter in the soil. Graded areas require lime application. Soils must be tested to determine required amounts of fertilizer and amendments. Fertilizer should be applied before land preparation and incorporated with a disk, ripper, or chisel. On slopes too steep for, or inaccessible to equipment, fertilizer shall be hydraulically applied, preferably in the first pass with seed and some hydraulic mulch, then topped with the remaining required application rate.

Seeding

Select a grass or grass-legume mixture suitable to the area and season of the year. Seed shall be applied uniformly by hand, cyclone seeder, drill, culti-packer-seeder, or hydraulic seeder (slurry including seed and fertilizer). Drill or cultipacker seeders should normally place seed one-quarter to one-half inch deep. Appropriate depth of planting is ten times the seed diameter. Soil should be "raked" lightly to cover seed with soil if seeded by hand. See Table 6-4.1

Mulching

Temporary vegetation can, in most cases, be established without the use of mulch, provided there is little to no erosion potential. However, the use of mulch can often accelerate and enhance germination and vegetation establishment. Mulch without seeding should be considered for short term protection. Refer to **Ds1 - Disturbed Area Stabilization (With Mulching Only).**

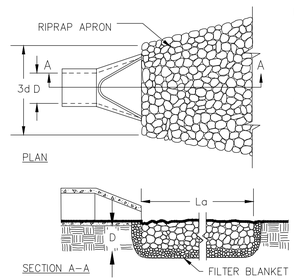
Irrigation

During times of drought, water shall be applied at a rate not causing runoff and erosion. The soil shall be thoroughly wetted to a depth that will insure germination of the seed. Subsequent applications should be made when needed.

Table 1. Mulching Application Requirements

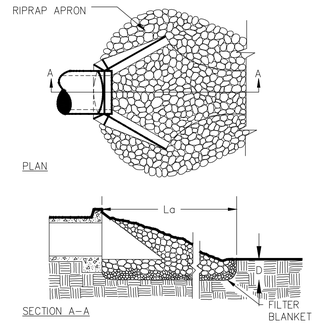
Material	Rate	Depth
Straw or hay	-	2" to 4"
Wood waste, chips, sawdust, bark	-	2" to 3"
Polyethylene film	Secure with soil, anchors, weights	-
Geotextiles, jute matting, netting, etc.	See manufacturer's recommentations	-

PIPE OUTLET TO FLAT AREA -- NO WELL DEFINED CHANNEL



NOTES:
1. La IS THE LENGTH OF THE RIPRAP APRON.
2. D = 1.5 TIMES THE MAXIMUM STONE DIAMETER BUT NOT LESSTHAN 6".
3. IN A WELL–DEFINED CHANNEL, EXTEND THE APRON UP THE CHANNEL BANKS TO AN ELEVATION OF 6" ABOVE THE MAXIMUM TAILWATER DEPTH OR TO THE TOP OF THE BANK (WHICHEVER IS LESS).
4. A FILTER BLANKET OR FILTER FABRIC SHOULD BE INSTALLED BETWEEN THE RIPRAP AND THE SOIL FOUNDATION.
5. La = 10'
   W1 = 4'
   W2 = 12'
   d50 = 3.6"
   dMAX = 5.4"
   D = 8.1"

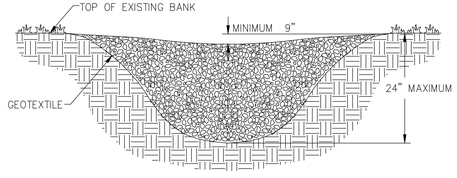
PIPE OUTLET TO WELL DEFINED CHANNEL



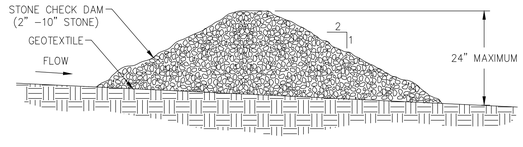
RIPRAP OUTLET PROTECTION

NOT TO SCALE

St



PROFILE VIEW



NOTES:
1. CHECK DAMS ARE TO BE USED ONLY IN SMALL OPEN CHANNELS (THEY ARE NOT TO BE USED IN LIVE STREAMS).
2. THE DRAINAGE AREA FOR STONE CHECK DAMS SHALL NOT EXCEED TWO ACRES.
3. THE CENTER OF THE CHECK DAM MUST BE AT LEAST 9 INCHES LOWER THAN THE OUTER EDGES.
4. THE DAM HEIGHT SHOULD BE A MAXIMUM OF 2 FEET FROM CENTER TO RIM EDGE.
5. THE SIDE SLOPES OF THE CHECK DAM SHALL NOT EXCEED A 2:1 SLOPE.
6. GEOTEXTILE SHALL BE USED TO PREVENT THE MITIGATION OF SUBGRADE SOIL PARTICLES INTO THE STONES (REFER TO AASHTO M288–96, SECTION 7.3, TABLE 3).

STONE CHECK DAM

NOT TO SCALE

CD–S

TO BE SHOWN ON THE EROSION AND SEDIMENT CONTROL PLAN

1. CFS IN THE CHANNEL/DITCH THAT THE CHECK DAM IS BEING USED IN= LESS THAN 2 CFS
2. ABOVE 2.0 CFS: NO
3. IF YES, LIST BMP BEING USED IN CONJUNCTION WITH CHECK DAM: N/A

SPACING BETWEEN CHECK DAMS

A = THE TOE OF THE UPSTREAM CHECK DAM.
B = TOP OF THE DOWNSTREAM CHECK DAM.
C = THE DISTANCE SUCH THAT POINTS A AND B ARE OF EQUAL ELEVATION

CROSS SECTION

GRAPHIC SCALE

0 .5 1 2 4

(IN FEET)
1 inch = 1 ft.

GEORGIA REGISTERED PROFESSIONAL ENGINEER NATHAN B. LONG 34708 PROFESSIONAL
NATHAN B. LONG
GSWCC LEVEL 1A
DESIGN PROFESSIONAL
IN RESPONSIBLE
0000024602

NO.	REVISIONS	BY	DATE

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NOBLE VINES

ES & PC DETAILS

JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	NTS

EC3.2

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvements (2814 : Site Plan Review Ph 2 APRIL 2023)
Plan Review Application (Specific) 7-0976-02-027 Noble Vines Ph 2 APRIL 2023)

Ds3

Table 6-5.2- Permanent Cover Crops
PLANT, PLANTING RATE, AND PLANTING DATE FOR PERMANENT COVER [1]

Species	Broadcast Rates		Resource Area[3]	Planting Dates by Resource Area (Solid lines indicate optimum dates, dotted lines indicate permissible but marginal dates.)	Remarks
	Rate Per Acre[2]	Pure Live Seed (PLS) Per 1000 sqft		J F M A M J J A S O N D	
BAHIA, PENSACOLA *Paspalum notatum*					
alone or with temporary cover	60 lbs	1.4 lbs	P		166,000 seed per pound. Low growing. Sod forming. Slow to establish. Plant with a companion crop. Will spread nto bermuda pastures and awns. Mix with Sericea lespedeza or weeping lovegrass.
with other perennials	30 lbs	0.7 lb	C		
BAHIA, WILMINGTON *Paspalum notatum*					
alone or with temporary cover	60 lbs	1.4 lb	M-L		
with other perennials	30 lbs	0.7 lb	P		Same as above.
BERMUDA, COMMON *Cynodon dactylon*					
Hulled seed			P		
alone	10 lbs	0.2 lb	C		1,767,000 seed per pound. Quick cover. Low growing and sod forming. Full sun. Good for athletic fileds.
with other perennials	6 lbs	0.7 lb			
BERMUDA, COMMON *Cynodon dactylon*					
Unhulled seed					
with temporary cover	10 lbs	0.2 lb	P		Plant with winter annuals.
with other perennials	6 lbs	0.1 lb	C		Plant with Tall Fescue

Table 6-5.2- Permanent Cover Crops
PLANT, PLANTING RATE, AND PLANTING DATE FOR PERMANENT COVER [1]

Species	Broadcast Rates		Resource Area[3]	Planting Dates by Resource Area (Solid lines indicate optimum dates, dotted lines indicate permissible but marginal dates.)	Remarks
	Rate Per Acre[2]	Pure Live Seed (PLS) Per 1000 sqft		J F M A M J J A S O N D	
BERMUDA SPRIGS *Cynodon dactylon*					
Coastal, Common, Midland, or Tift 44	40 cu ft or sod plugs 3' x3'	0.9 cu ft	M-L		A cubic foot contains approximately 650 sprigs. A bushel contains 1.25 cubic feet or approximately 800 springs.
			P		
Coastal, Common, of Tift 44			C		Same as above.
Tift 78			C		Southern Coastal Plain only
CENTIPEDE *Eremochloa ophuiroides*					
	Block sod only		P		Drought tolerant. Full sun or partial shade. Effective adjacent to concrete and in constricted flow areas. Irrigation is needed until fully established. Do not plant near pastures. Winterhardy as far as north Athens and Atlanta
			C		
CROWNVETECH *Coronilla varia*					
with winter annuals or cool season grasses	15 lbs	0.3 lb	M-L P		100,000 seed per pound. Dense growth. Drought tolerant and fire resistent. Attractive rose, pink and white blossoms spring to late fall. Mix with 30 pounds of Tall fescue or 15 pounds of rye. Inoculate see with M inoculant. Use from North Atlanta and Northward.

Table 6-5.2- Permanent Cover Crops
PLANT, PLANTING RATE, AND PLANTING DATE FOR PERMANENT COVER [1]

Species	Broadcast Rates		Resource Area[3]	Planting Dates by Resource Area (Solid lines indicate optimum dates, dotted lines indicate permissible but marginal dates.)	Remarks
	Rate Per Acre[2]	Pure Live Seed (PLS) Per 1000 sqft		J F M A M J J A S O N D	
FESCUE, TALL *Festuca arundinacea*					
alone	50 lbs	1.1 lb	M-L		227,000 seed per pound. Use alone only on better sites. Mix with perennial lespedeza or Crownvetch. Apply topdressing in spring following fall plantings. Not for heavy use areas or athletic fields.
with other perennials	30 lbs	0.7 lb	P		
KUDZU *Pueraria thumbergiana*					
Plants or crowns	3' - 7' apart		ALL		Rapid and vigorous growth. Excellent in gully erosion control. Will climb. Good livestock forage.
LESPEDEZA SERICEA *Lespedeza cuneata*					
scarified	60 lbs	1.4 lb	M-L P C		350,000 seed per pound. Widely adapted. Low maintenace. Mix with Weeping lovegrass, Common bermuda, bahia, or tall fescue. Takes 2 to 3 years to become fully established. Excellent on roadbanks. Inoculate seed with EL inoculant.
unscarified	75 lbs	1.7 lb	M-L P C		Mix with Tall fesue or winter annuals.
seed- bearing hay	3 tons	1338 lbs	M-L P C		Cut when seed mixture is mature, but before, it shatters. Add Tall fescue or winter annuals.

Table 6-5.2- Permanent Cover Crops
PLANT, PLANTING RATE, AND PLANTING DATE FOR PERMANENT COVER [1]

Species	Broadcast Rates		Resource Area[3]	Planting Dates by Resource Area (Solid lines indicate optimum dates, dotted lines indicate permissible but marginal dates.)	Remarks
	Rate Per Acre[2]	Pure Live Seed (PLS) Per 1000 sqft		J F M A M J J A S O N D	
LESPEDEZA *Ambro virgata* *Lespedeza virgata DC* or *Appalow* *Lespedeza cuneata (Dumont) G. Don)*					
scarified	60 lbs	1.4 lb	M-L P C		300,000 seed per pound. Height of growth is 18 to 24 inches. Advantageous in urban areas. Spreading-type growth. New growth has bronze coloration. Mix with weeping lovegrass, common bermuda, bahia, tall fescue or winter annuals. Do not mix with Sericea lespedeza. Slow to develop solid stands. Inoculate seed with EL inoculant.
unscarified	75 lbs	1.7 lb	M-L P C		
LESPEDEZA, SHRUB *Lespedeza bicolor* *Lespedeza thumbergii*					
plants	3' x3'		M-L P C		Provide wildlife food and cover.
LOVEGRASS, WEEPING *Eragrostis curvula*					
alone	4 lbs	0.1 lb	M-L P		1,500,000 seed per pound. Quick cover. Drought tolerant. Grows wet with Sericea lespedeza on roadbanks.
with other perennials	2 lbs	0.05 lb	C		

Table 6-5.2- Permanent Cover Crops
PLANT, PLANTING RATE, AND PLANTING DATE FOR PERMANENT COVER [1]

Species	Broadcast Rates		Resource Area[3]	Planting Dates by Resource Area (Solid lines indicate optimum dates, dotted lines indicate permissible but marginal dates.)	Remarks
	Rate Per Acre[2]	Pure Live Seed (PLS) Per 1000 sqft		J F M A M J J A S O N D	
MAIDENCANE *Panicum hemitomon*					
sprigs	2' x 3' spacing	ALL			For very wet sites. May clog channels. Dig sprigs from local sources. Use along river banks and shorelines.
PANICGRASS, ATLANTIC COASTAL *Panicum amarum var amarulkum*					
	20 lbs	0.5 lb	P C		Grows well on coastal sand dunes, borrow areas, and gravel pits. Provides winter cover for wildlife. Mix with Sericea lespedeza except on sand dunes.
REED CANARY GRASS *Phalaris arundinacea*					
alone	50 lbs	1.1 lb	M-L		Grows similar to Tall fescue
with other perennials	30 lbs	0.7 lb	P		
SUNFLOWER, 'AZTEC' MAXIMILLIAN *Helianthus maximiliani*					
	10 lbs	0.2 lb	M-L P C		227,000 seed per pound. Mix with Weeping lovegrass or other low-growing grasses or legumes.

1 Reduce seeding rates by 50% when drilled
2 PLS is an abbreviation for Pure Live Seed. Refer to Section V.E. of these specifications.
3 M-L represents to Mountain; Blue Ridge; and Ridges and Valleys MLRAs
P represents the Southern Piedmont MLRA
C represents the Souther Coastal Plain;Sand Hills;Black Lands;and Atlantic Coast Flatwoods MLRAs. See Figure 6-4.1

Ds2

Table 6-4.1 - Temporary Cover or Companion Cover Crops
PLANT, PLANTING RATE, AND PLANTING DATE FOR TEMPORARY COVER OR COMPANION CROPS [1]

Species	Broadcast Rates		Resource Area[3]	Planting Dates by Resource Area (Solid lines indicate optimum dates, dotted lines indicate permissible but marginal dates.)	Remarks
	Rate Per Acre[2]	Pure Live Seed (PLS) Per 1000 sqft		J F M A M J J A S O N D	
BARLEY *Hordeum vulagre*					
alone	3 bu. (144 lbs)	3.3 lbs	M-L		14,000 seed per pound. Winter hardy. Use on productive soils.
in mixture	1/2 bu. (24lbs)	0.6 lb	P		
			C		
LESPEDEZA, ANNUAL *Lespedeza striata*					
alone	40 lbs	0.9 lb	M-L		200,000 seed per pound. May volunteer for several years. Use inoculant EL.
in mixture	10 lbs	0.2 lb	P		
			C		
LOVEGRASS, WEEPING *Eragrostis curvula*					
alone	4 lbs	0.1 lb	M-L		1,500,000 seed per pound. May last for several years. Mix with *Sericea lespedeza.*
in mixture	2 lbs	0.05 lb	P		
			C		
MILLET, BROWNTOP *Panicum fasciculatum*					
alone	40 lbs	0.9 lb	M-L		137,000 seed per pound. Quick dense cover. Will provide excessive competion in mixtures if seeded at high rate.
in mixture	10 lbs	0.2 lb	P		
			C		
MILLET, PEARL *Pennesetum glaucum*					
alone	50 lbs	1.1 lbs	M-L		68,000 seed per pound. Quick dense cover. May reach 5 feet in height. Not recommended for mixtures.
			P		
			C		
OATS *Avena sativa*					
alone	4 bu. (128 lbs)	2.9 lbs	M-L		13,000 seed per pound. Use on productive soils. Not as a winter hardy as rye or barley.
in mixture	1 bu. (32 lbs)	0.7 lb	P		
			C		
RYE *Secale cereale*					
alone	3 bu. (168 lbs)	3.9 lbs	M-L		18,000 seed per pound. Quick cover. Drought tolerant and winter hardy.
in mixture	1/2 bu. (28 lbs)	0.6 lb	P		
			C		
RYEGRASS, ANNUAL *Lolium temulentum*					
alone	40 lbs	0.9 lb	M-L		227,000 seed per pound. Dense cover. Very competitive and is not to be used in mixtures.
			P		
			C		
SUDANGRASS *Sorghum sudanese*					
alone	60 lbs	1.4 lbs	M-L		55,000 seed per pound. Good on droughty sites. Not recommended for mixtures.
			P		
			C		

Species	Broadcast Rates		Resource Area[3]	Planting Dates by Resource Area (Solid lines indicate optimum dates, dotted lines indicate permissible but marginal dates.)	Remarks
	Rate Per Acre[2]	Pure Live Seed (PLS) Per 1000 sqft		J F M A M J J A S O N D	
TRITICALE *X-Triticosacale*					
alone	3 bu. (144 lbs)	3.3 lbs	C		Use on lower part of Southern Coastal Plain and in Atlantic Coastal Flatwoods only.
in mixture	1/2 bu. (24 lbs)	0.6 lb			
WHEAT *Triticum aestivum*					
alone	3 bu. (180 lbs)	4.1 lbs	M-L		15,000 seed per pound. Winter hardy.
in mixture	1/2 bu. (30 lbs)	0.7 lb	P		
			C		

[1]Temporary cover crops are very competitive and will crowd out perennials if seeded too heavily
[2]Reduce seeding rates by 50% when drilled.
[3]M-L represents the Mountain; Blue Ridge; and Ridges and Valleys MLRAs
P represents the Southern Piedmont MLRA
C represents Southern Coastal Plan; Sand Hills; Black Lands; and Atlantic Coast Flatwoods MLRAs
(see Figure 6-4.1, p. 6-40)

GEORGIA REGISTERED PROFESSIONAL LANDSCAPE ARCHITECT NATHAN E. LONG
NATHAN E. LONG
GEORGIA REGISTERED LANDSCAPE ARCHITECT
DESIGN PROFESSIONAL
LICENSE NUMBER
0000024602

NO.	REVISIONS	BY	DATE

THOMAS & HUTTON
50 Park of Commerce Way
Savannah, GA 31405 • 912.234.5300
www.thomasandhutton.com

PORT WENTWORTH TOWNHOMES
GA, LLC
PORT WENTWORTH, GA

NOBLE VINES

ES & PC DETAILS

JOB NO:	J-28896.0001
DATE:	03/29/22
DRAWN:	VND
DESIGNED:	JTD
REVIEWED:	JRW
APPROVED:	NBL
SCALE:	NTS

EC3.3

Attachment: Site Plan Review Noble Vines Ph 2 2023 - Hwy 30 improvements (2814 : Site Plan Review Noble Vines Ph 2 APRIL 2023)

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