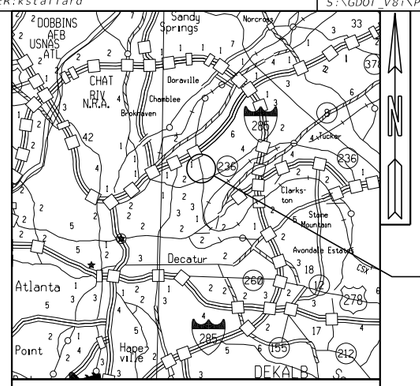
DeKalb County GEORGIA

CITY OF BROOKHAVEN
PUBLIC WORKS

PLAN AND PROFILE OF PROPOSED
CHANTILLY DRIVE SIDEWALK
DEKALB COUNTY

FEDERAL ROUTE No.: N/A
STATE ROUTE No.: N/A
A.P.#:3138888

SCOPE OF WORK: INSTALLATION OF 5' SIDEWALK AND RIGHT OF WAY IMPROVEMENTS ON THE WEST SIDE OF CHANTILLY DRIVE, FROM SHERIDAN ROAD TO EXECUTIVE PARK.



LOCATION SKETCH

DESIGN DATA:

TRAFFIC A.D.T.:	*N/A*
TRAFFIC A.D.T.:	*N/A*
TRAFFIC D.H.V.:	*N/A*
DIRECTIONAL DIST:	*N/A*
% TRUCKS:	*N/A*
24 HR.TRUCKS %:	*N/A*
SPEED DESIGN:	*25 MPH*

NOTE :
THE SUBJECT PROPERTY IS NOT WITHIN 200' OF WATERS OF THE STATE REQUIRING STATE AND CITY STREAM BUFFERS.

LOCATION & DESIGN APPROVAL DATE: N/A

FUNCTIONAL CLASS: LOCAL ROAD

THIS PROJECT IS 100% IN DEKALB COUNTY AND IS 100% IN CONG. DIST. NO. 5.

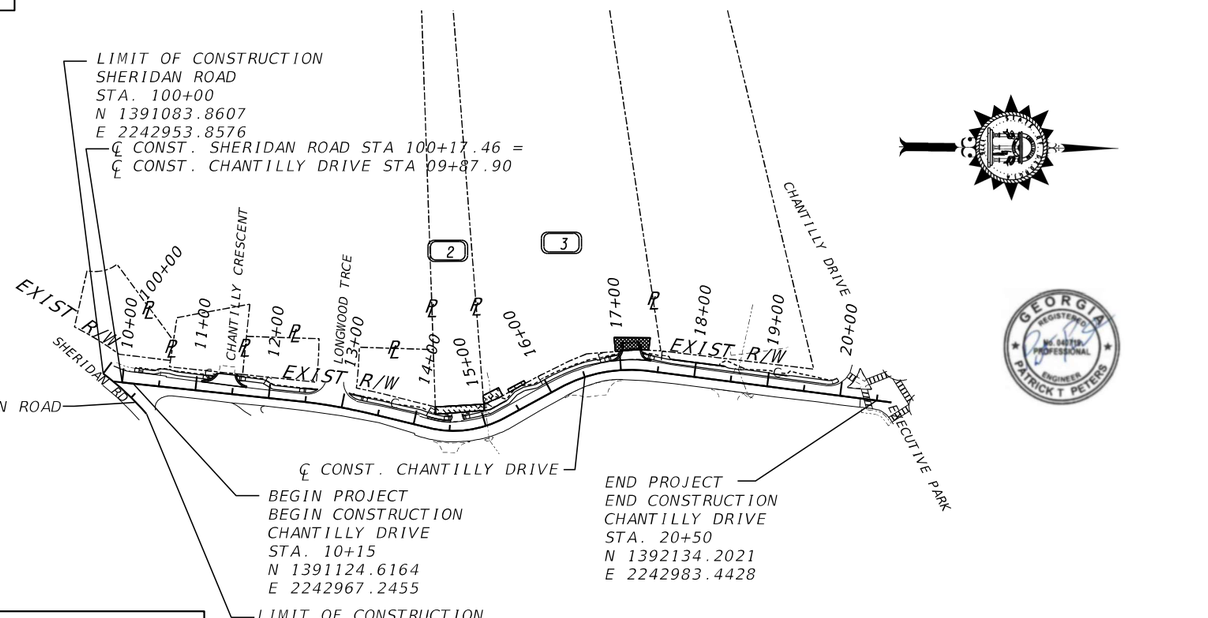
PROJECT DESIGNATION: LOCALLY FUNDED DESIGNED IN ENGLISH UNITS

THIS PROJECT HAS BEEN PREPARED USING THE HORIZONTAL GEORGIA COORDINATE SYSTEM OF 1984 (NAD 1983)/2011 WEST ZONE, AND THE NORTH AMERICAN VERTICAL DATUM (NAVD) OF 1988.

NOTE :
ALL REFERENCES IN THIS DOCUMENT, WHICH INCLUDES ALL PAPERS, WRITINGS, DOCUMENTS, DRAWINGS, OR PHOTOGRAPHS USED, OR TO BE USED IN CONNECTION WITH THIS DOCUMENT, TO " STATE HIGHWAY DEPARTMENT OF GEORGIA ", " STATE HIGHWAY DEPARTMENT ", " GEORGIA STATE HIGHWAY DEPARTMENT ", " HIGHWAY DEPARTMENT ", OR " DEPARTMENT " WHEN THE CONTEXT THEREOF MEANS THE STATE HIGHWAY DEPARTMENT OF GEORGIA, AND SHALL BE DEEMED TO MEAN THE DEPARTMENT OF TRANSPORTATION.

THESE PLANS HAVE BEEN PREPARED IN ACCORDANCE WITH THE 2023 CONSTRUCTION STANDARDS AND DETAILS BOOK AND ATTACHED APPLICABLE REVISIONS. THE 2023 CONSTRUCTION STANDARDS AND DETAILS BOOK IS AVAILABLE AT: http://mydocs.gdot.ga.gov/info/gdotpubs/ConstructionStandardsAndDetails/Forms/AllItems.aspx ANY REVISION CONTAINED WITHIN THIS PLAN SET SUPERSEDE THE 2023 CONSTRUCTION STANDARDS AND DETAILS BOOK WHICH THEY REVISE OR IN WHICH THERE IS A CONFLICT.

THE DATA, TOGETHER WITH ALL OTHER INFORMATION SHOWN ON THESE PLANS OR IN ANYWAY 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 THE DEPARTMENT OF TRANSPORTATION IN ANY WAY. THE ATTENTION OF BIDDER IS SPECIFICALLY DIRECTED TO SUBSECTIONS 102.04, 102.05, AND 104.03 OF THE SPECIFICATIONS.



LENGTH OF PROJECT	*COUNTY No.089 DEKALB*
	MILES
NET LENGTH OF ROADWAY	*0.196*
NET LENGTH OF BRIDGES	*0.000*
NET LENGTH OF PROJECT	*0.196*
NET LENGTH OF EXCEPTIONS	*0.000*
GROSS LENGTH OF PROJECT	*0.196*

SCALE IN FEET
0 100 200 400

PROJECT MID-POINT
STA 15+33
N 1391633.8715
E 2243008.0496

DEVELOPMENT SERVICES

APPROVED

AP 3138888
DATE 4/8/2024

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Development Services.

GEORGIA811 www.Georgia811.com

Know what's below. Call before you dig.

NOTE: CALL BEFORE YOU DIG, DIAL 811 OR (800)282-7411

CITY OF BROOKHAVEN PUBLIC WORKS 24-HOUR CONTACT: 404-637-0540

THIS PROJECT HAS 0.50 ACRES TOTAL AREA,0.42 ACRES DISTURBED AREA, & (4500SF) 0.103 ACRES NEW IMPERVIOUS AREA.

PID# LIST

2.) 1524 CHANTILLY DR. NE, ATLANTA, GA 30324, KABAKI AMOS 18.154.02.014
3.) 1560 CHANTILLY DR., ATLANTA, GA 30324, ATLANTA BUSINESS BANK 5660 N NORTHSIDE DR., NW 200, ATLANTA, GA 30328, 18.154.12.036

GSWCC GEORGIA SOIL AND WATER CONSERVATION COMMISSION

KATHY STALLARD
Level II Certified Design Professional

CERTIFICATION NUMBER 00000021854
ISSUED 12/15/2021 EXPIRES 12/15/2024

GEORGIA REGISTERED M. SMITH PROFESSIONAL ENGINEER PATRICK T PETERS

Brookhaven GEORGIA

PLANS PREPARED BY:

H&L A BCC COMPANY
Heath & Lineback
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

DESIGN

PLANS COMPLETED 08-18-2023	
REVIEW DATES	
08-18-2023	
02-02-2024	

DRAWING No.
01-0001

DeKalb County GEORGIA
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Plumbing, Mechanical, Gas, and Electrical sections of these plans have not been reviewed for compliance with technical codes and will be field-verified during inspection.

A set of these approved plans shall be kept on the jobsite at all times and shall not be modified or altered without authorization from DeKalb County Development Services.

DRAWING NO.		DESCRIPTION
01-0001		COVER
02-0001		INDEX
03-0001		REVISION SUMMARY
04-0001 TO 04-0002		GENERAL NOTES
05-0001 TO 05-0002		TYPICAL SECTIONS
06-0001 TO 06-0002		SUMMARY QUANTITIES
11-0001 TO 11-0002		DEMOLITION LAYOUT
13-0001 TO 13-0002		CONSTRUCTION PLAN
15-0001		MAINLINE PROFILE
17-0001		DRIVEWAY PROFILE
23-0001 TO 23-0018		CROSS SECTIONS
24-0000 TO 24-0002		UTILITY PLANS
26-0001 TO 26-0002		SIGNING AND MARKING PLANS
29-0001 TO 29-0003		TREE REMOVAL PLAN
		EROSION PLANS
54-0000 to 54-0018		BMP DETAILS
54-1001 TO 54-1002		BMP LOCATION DETAILS STAGE 1 -INITIAL PHASE
54-2001 TO 54-2002		BMP LOCATION DETAILS STAGE 2 - INTERMEDIATE PHASE
54-3001 TO 54-3002		BMP LOCATION DETAILS STAGE 3 - FINAL PHASE

GEORGIA REGISTERED No. 040718 PROFESSIONAL ENGINEER PATRICK T PETERS

Brookhaven GEORGIA

Heath & Lineback
A BCC COMPANY
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

REVIEW DATES		
08-18-2023		
02-02-2024		

INDEX

CHANTILLY DRIVE SIDEWALK
AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		02-0001
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE

DATE	DRAWING NO.	REVISION
02-02-2024	ALL	ADDED AP# 3138888 TO ALL SHEETS
02-02-2024	ALL	ALL SHEETS SUBMITTED FOR THE 1ST REVISION INCLUDE THE SEAL AND SIGNATURE OF THE ENGINEER
02-02-2024	ALL	THE LABELING ON ALL SHEETS HAS BEEN CHANGED FROM REVISION DATES TO REVIEW DATES
02-02-2024	01-0001	ADDED AP# 3138888 TO COVER SHEET
02-02-2024	01-0001	ADDED SCOPE OF WORK NOTE TO COVER SHEET
02-02-2024	01-0001	ADDED PID# FOR ALL PARCELS THAT FRONT THIS PROJECT TO COVER SHEET
02-02-2024	03-0001	THE TITLE BLOCK WAS CHANGED FROM REVISION SUMMARY TO REVIEW SUMMARY
02-02-2024	05-0002	ADDED THE CITY OF BROOKHAVEN STANDARD TYPE D RAMP DETAIL
02-02-2024	11-0001 & 11-0002	ADDING A DEMOLITION PLAN TO SHOW THE REQUIRED DEMOLITION IN THE R/W
02-02-2024	11-0001 & 11-0002	ADDED PID# FOR ALL PARCELS THAT FRONT THIS PROJECT TO SHEETS
02-02-2024	13-0001 & 13-0002	ADDED PID# FOR ALL PARCELS THAT FRONT THIS PROJECT TO SHEETS
02-02-2024	24-0001 & 24-0002	ADDED PID# FOR ALL PARCELS THAT FRONT THIS PROJECT TO SHEETS
02-02-2024	24-0001 & 24-0002	THE SIDEWALK LINE TYPE WAS MADE A LITTLE DARKER FOR CLARITY
02-02-2024	24-0001 & 24-0002	ADDED EXISTING DWM FACILITIES AND NOTES TO SHOW COORDINATION EFFORTS
02-02-2024	26-0001 & 26-0002	ADDED PID# FOR ALL PARCELS THAT FRONT THIS PROJECT TO SHEETS
02-02-2024	29-0001 & 29-0002	ADDED PID# FOR ALL PARCELS THAT FRONT THIS PROJECT TO SHEETS
02-02-2024	54-1001 & 54-1002	ADDED PID# FOR ALL PARCELS THAT FRONT THIS PROJECT TO SHEETS
02-02-2024	54-2001 & 54-2002	ADDED PID# FOR ALL PARCELS THAT FRONT THIS PROJECT TO SHEETS
02-02-2024	54-3001 & 54-3002	ADDED PID# FOR ALL PARCELS THAT FRONT THIS PROJECT TO SHEETS

DATE	DRAWING NO.	REVISION

GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS

DEVELOPMENT SERVICES

APPROVED

AP 3138888

DATE 4/8/2024

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Brookhaven GEORGIA

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REVIEW DATES		
08-18-2023		
02-02-2024		

REVIEW SUMMARY

CHANTILLY DRIVE SIDEWALK

AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		03-0001
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE

DeKalb County GEORGIA
DEVELOPMENT SERVICES
APPROVED
AP# 3138888
DATE 4/8/2024
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1. AN N.O.I. (NOTICE OF INTENT) WILL NOT BE REQUIRED FOR THIS PROJECT. THE DISTURBED AREA IS 0.42 ACRES AND THE TOTAL AREA IS 0.50 ACRES.
2. CALL GEORIGA 811 BEFORE YOU DIG. THE LOCATIONS OF EXISTING UTILITIES ARE APPROXIMATE AND SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO BEGINNING CONSTRUCTION. BEWARE OF HIDDEN UTILITIES NOT SHOWN. CONTRACTOR SHALL BE RESPONSIBLE FOR CONTACTING APPROPRIATE UTILITY COMPANIES PRIOR TO EXCAVATION. IF UNCHARTED UTILITIES, ARE ENCOUNTERED DURING EXCAVATION OPERATIONS, THE CONTRACTOR SHALL NOTIFY THE PROJECT ENGINEER IMMEDIATELY FOR INSTRUCTIONS. ANY DAMAGE OR INTERRUPTIONS OF EXISTING UTILITIES SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR AND SHALL BE REPAIRED PROMPTLY AT THE CONTRACTOR'S EXPENSE.
3. ACCESS SHALL BE MAINTAINED TO DRIVEWAYS THROUGHOUT THE DURATION OF THE PROJECT.ALL DRIVEWAYS THAT ARE TO BE RECONSTRUCTED SHALL BE PLACED IN KIND (I.E. ASPHALT FOR ASPHALT, CONCRETE FOR CONCRETE, AND ASPHALT FOR EARTH/GRAVEL DRIVES) AND PAVED AS CLOSE AS POSSIBLE TO THE RIGHT OF WAY TO NOT REQUIRE EASEMENT, WHERE PRACTICAL. DRIVEWAY RELOCATIONS ARE SHOWN FROM THE BEST AVAILABLE DATA. THE CONTRACTOR SHALL CONSTRUCT NEW DRIVEWAYS TO MATCH THE ACTUAL FIELD LOCATION OF EXISTING DRIVEWAYS OR AS LOCATED IN THE PLANS. RESIDENTIAL DRIVES SHALL BE 14 FEET WIDE AT THE THROAT UNLESS NOTED OTHERWISE IN THE PLANS. COMMERCIAL DRIVES SHALL BE 24 FEET WIDE UNLESS NOTED OTHERWISE IN THE PLANS. THE CONTRACTOR SHALL OBTAIN THE APPROVAL FROM GDOT DISTRICT TRAFFIC OPERATIONS PRIOR TO MAKING ANY REVISIONS TO COMMERCIAL DRIVEWAY LOCATION, WIDTH, AND/OR NUMBER OF DRIVES TO BE CONSTRUCTED. DRIVEWAY PAVEMENTS SHALL BE CONSTRUCTED USING GDOT STANDARD PAVEMENT SCHEDULES:

   ASPHALT DRIVES -- COMMERCIAL:
   RECYCLED ASPH CONC 12.5 MM SUPERPAVE, GP 2 ONLY, INCL BITUM MATL & H LIME (165 LBS/SY)
   RECYCLED ASPH CONC 19 MM SUPERPAVE, GP 1 OR 2, INCL BITUM MATL & H LIME (220 LBS/SY)
   GR AGGR BASE CRS, 6 INCH, INCL MATL

   ASPHALT DRIVES -- RESIDENTIAL:
   RECYCLED ASPH CONC 12.5 MM SUPERPAVE, GP 2 ONLY, INCL BITUM MATL & H LIME (165 LBS/SY)
   GR AGGR BASE CRS, 6 INCH, INCL MATL

   CONCRETE DRIVES -- COMMERCIAL:
   DRIVEWAY CONCRETE, 8 IN TK

   CONCRETE DRIVES -- RESIDENTIAL:
   DRIVEWAY CONCRETE. 6 IN TK
4. CONTRACTOR WILL BE REQUIRED TO PROVIDE A WORKSITE UTILITY COORDINATION SUPERVISOR (WUCS) PER GDOT SUPPLEMENTAL SPECIFICATION SECTION 107. COORDINATION MEETINGS WILL OCCUR AT A MINIMUM MONTHLY UNTIL THE CONTROLLING ITEMS OF UTILITY RELOCATIONS AND ADJUSTMENT MILESTONES ARE COMPLETED.
5. PRIOR TO COMMENCING LAND DISTRUBANCE ACTIVITIES, THE LIMITS OF LAND DISTURBANCE SHALL BE CLEARLY AND ACCURATELY DEMARCATED WITH STAKES, RIBBONS, OR OTHER APPROPRIATE MEANS. THE LOCATION AND EXTENT OF ALL AUTHORIZED DISTURBANCE SHALL BE DEMARCATED FOR THE DURATION OF THE CONSTRUCTION ACTIVITY. NO DISTURBANCE SHALL OCCUR OUTSIDE THE LIMITS INDICATED ON THE DRAWINGS WITHOUT THE APPROVAL IN WRITING FROM THE PROJECT ENGINEER.
6. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE LAYOUT OF ALL CONSTRUCTION ELEMENTS WITH SOME FIELD ADJUSTMENTS ALLOWED AS NECESSARY WITH PRIOR APPROVAL GIVEN BY THE ENGINEER. IN ADDITION, THE CONTRACTOR SHALL BE RESPONSIBLE FOR ENSURING THAT THE SIDEWALK AND AMENITY CONSTRUCTION COMPLIES WITH AASHTO AND ADA REQUIREMENTS, PARTICULARLY WITH RESPECT TO CROSS-SLOPES AND GRADIENTS.
7. EARTHWORK OPERATIONS AND SOIL COMPACTION SHALL BE PERFORMED IN STRICT ACCORDANCE WITH THE PROJECT SPECIFICATIONS AND DRAWINGS. PRIOR TO POURING CONCRETE, EARTHWORK SHALL BE CLEAR OF ALL DEBRIS AND MACHINE COMPACTED. CONSTRUCTION ACTIVITIES SHALL BE MONITORED BY A GEOTECHNICAL CONSULTING FIRM APPROVED BY THE OWNER TO VERIFY THAT EARTHWORK, WALL CONSTRUCTION, AND OTHER OPERATIONS CONFIRM WITH CONTRACT DOCUMENTS. GEOTECHNICAL SERVICES SHALL BE AT THE COST OF THE CONTRACTOR.
8. DEMOLITION DEBRIS SHALL BECOME PROPERTY OF THE CONTRACTOR AND WASTE SOILS, VEGETATION, AND OTHER DELETERIOUS MATERIALS, SHALL BE HAULED OFF-SITE AND BE DISPOSED OF AT AN APPROVED LOCATION IN ACCORDANCE WITH LOCAL, STATE, AND FEDERAL REGULATIONS. BURNING WILL NOT BE ALLOWED ON THIS PROJECT.
9. EROSION CONTROL MEASURES AND OTHER SITE ISSUES SHALL BE INSPECTED AS REQUIRED BY NPDES PERMITTING BY CONTRACTOR.
10. ON ALL AREAS WHERE ROADWAYS, CONCRETE SIDEWALKS, RETAINING WALLS, OR OTHER STRUCTURES ARE TO BE CONSTRUCTED ON COMPACTED SUBGRADE, FOUNDATION SOILS SHALL BE REVIEWED AND APPROVED BY THE GEOTECHNICAL CONSULTING FIRM PRIOR TO THE PLACEMENT OF CONCRETE, AGGREGATE BASE, OR FILL MATERIALS.
11. ALL CONCRETE TO BE USED FOR THE CONSTRUCTION OF SIDEWALKS TO BE 3000 PSI CONCRETE. ALL WHEEL CHAIR RAMPS ARE TO BE CONSTRUCTED OF 8" CONCRETE TO BE PAID FOR UNDER 8" SIDEWALK PAY ITEM.
12. CONTRACTOR SHALL SCHEDULE A PRE-CONSTRUCTION MEETING WITH CITY OF BROOKHAVEN AND HEATH AND LINEBACK PRIOR TO BEGINNING CONSTRUCTION. CONTRACTOR SHALL REQUEST CAD STAKING DATA FROM THE ENGINEER OF RECORD UPON AWARD OF CONTRACT.
13. BACKFILL DIRT SHALL BE CLEAN, COHESIVE CLAY OR SANDY CLAY FREE OF DEBRIS, ORGANICS, DELETERIOUS MATERIAL AND ROCKS GREATER THAN 3" DIAMETER.
14. CONSTRUCTION AND STORAGE AREAS SHALL BE KEPT NEAT AND CLEAN. TREE SAVE AREAS SHALL NOT BE USED FOR STORAGE OR PARKING. EQUIPMENT AND MATERIALS SHALL NOT BE STORED WITHIN THE DRIP LINE OF TREES
15. ALL EXISTING ELECTRICAL BOXES, WATER METER BOXES, AND VALVE BOXES THAT ARE TO REMAIN SHALL BE SET FLUSH WITH THE TOP OF THE PROPOSED GRADE.
16. AREAS INTENDED TO SUPPORT PAVEMENT OR NEW FILL SHALL BE PROOF ROLLED IN THE PRESENCE OF THE GEOTECHNICAL PROJECT MANAGER. PROJECT MANAGER MAY REQUEST A GEOTECHNICAL ENGINEER IF SOILS ARE DETERMINED UNSUITABLE. AREAS WHICH PUMP WHILE PROOF ROLLED SHALL BE UNDERCUT AND BACK-FILLED AS DIRECTED BY THE GEOTECHNICAL ENGINEER.
17. ALL FILL AREAS MUST BE COMPACTED TO A MINIMUM OF 95% STANDARD PROCTOR. THE TOP 2 FEET OF ALL AREAS TO RECEIVE PAVEMENT (IF ANY) SHALL BE COMPACTED TO 100% STANDARD PROCTOR DENSITY. A REPORT FROM A GEOTECHNICAL ENGINEER WILL BE REQUIRED FOR ALL FILL AREAS WITHIN THE RIGHT-OF-WAY.
18. ALL EXISTING IRRIGATION METERS WILL NEED TO BE RELOCATED BY THE CONTRACTOR.
19. DO NOT DISTURB EXISTING LIGHTING ALONG MONUMENT WALL FOR LONGWOOD TRACE SUBDIVISION.
20. CONTRACTOR TO VERIFY LOCATION OF EXISTING IRRIGATION LINES AND SPRINKLER HEADS THROUGHOUT THE PROJECT. CONTRACTOR IS RESPONSIBLE FOR CAPPING SPRINKLER HEADS AND COORDINATION AND RELOCATION OF IRRIGATION LINES.
21. ALL WATER METERS AND VALVES LOCATED WITHIN THE LIMITS OF THE PROPOSED SIDEWALK CONSTRUCTION SHALL BE RELOCATED.
22. THIS PROJECT MEETS THE DEFINITION OF A LINEAR TRANSPORTATION PROJECT. THE PROJECT SHALL BE EXLCUDED FROM INSTALLING ADDITIONAL STORMWATER BMP's DUE TO STORMWATER LEAVES THE SITE VIA SHEET FLOW AND 50% OR MORE WATER QUALITY TREATMENT CAN'T BE MET ONSITE.
23. THE EXISTING CURB SHALL BE SAW CUT FOR THE NEW WHEEL CHAIR RAMP , SIDEWALK & DRIVEWAYS INSTALLATIONS. PAYMENT SHALL BE MADE UNDER SAWED JOINTS IN EXIST PAVEMENTS-PCC.

GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS

UTILITY GENERAL NOTES

UTILITY OWNER	SERVICE
AT&T DISTRIBUTION	TELECOMMUNICATION
AT&T TRANSMISSION	TELECOMMUNICATION
ATLANTA GAS LIGHT	GAS
COMCAST	CABLE
CROWN CASTLE NETWORKS	TELECOMMUNICATION
DEKALB COUNTY - TRAFFIC	TRAFFIC
DEKALB COUNTY - W&S	WATER & SEWER
EMORY UNIVERSITY NETWORK COMMUNICATIONS	TELECOMMUNICATION
GEORGIA POWER - GP106	POWER
GEORGIA POWER - NU106	POWER
ZAYO FIBER SOLUTION	TELECOMMUNICATION

NOTES:
UTILITY DISCLAIMER: UTILITY LOCATION WAS PERFORMED BY UTILITY OWNER MARK-UPS.
EXISTING UTILITY LINES SHOWN ARE APPROXIAMTE LOCATIONS ONLY.
THE CONTRACTOR/INSTALLER SHALL FIELD VERIFY ALL EXISTING UTILITY LINE LOCATIONS PRIOR TO ANY CONSTRUCTION.

CONTRACTOR/INSTALLER SHALL CONTACT 811 PRIOR TO ANY CONSTRUCTION.

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GENERAL NOTES - STANDARD SIGNS

1. ALL STANDARD HIGHWAY SIGNS SHALL BE FABRICATED AND ERECTED IN ACCORDANCE WITH THE DETAILS SHOWN IN THE PLANS, THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES, CURRENT EDITION, AND THE GEORGIA SPECIFICATIONS, SUPPLEMENTAL SPECIFICATIONS, AND/OR SPECIAL PROVISIONS.

2. SIGN ERECTION STATIONS ARE APPROXIMATE AND MAY BE ADJUSTED TO MEET FIELD CONDITIONS WHERE NECESSARY, BUT SHALL BE WITHIN THE LIMITATIONS SET FORTH IN THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES, CURRENT EDITION. NO SIGN LOCATION SHALL BE CHANGED BY THE CONTRACTOR OR BY THE PROJECT ENGINEER WITHOUT PRIOR APPROVAL FROM THE OFFICE OF TRAFFIC OPERATIONS.

3. ALL STANDARD HIGHWAY SIGNS SHALL BE ERECTED AT A HEIGHT OF 7 FEET ABOVE THE NORMAL EDGE OF PAVEMENT TO THE BOTTOM OF THE SIGN OR ASSEMBLY. IF SIDEWALK IS PROPOSED OR EXISTING, THE SIGNS SHALL BE ERECTED AT A HEIGHT OF 7 FEET ABOVE THE SIDEWALK.

4a. HORIZONTAL CLEARANCE FOR STANDARD HIGHWAY SIGNS ON INTERSTATE HIGHWAYS SHALL BE 32 FEET FROM THE NORMAL EDGE OF PAVEMENT TO THE NEARER EDGE OF THE SIGN(S), UNLESS SPECIFIED OTHERWISE IN THE PLANS. HORIZONTAL CLEARANCE FOR STANDARD HIGHWAY SIGNS ON RAMPS SHALL BE 2 FEET FROM THE NORMAL EDGE OF PAVED SHOULDER, OR EDGE OF GRADED SHOULDER WHEN PRESENT.

4b. HORIZONTAL CLEARANCE FOR STANDARD HIGHWAY SIGNS ON ALL OTHER ROADWAYS SHALL BE 6 FEET FROM THE EDGE OF THE PAVED SHOULDER OR 12 FEET FROM THE NORMAL EDGE OF PAVEMENT TO THE NEARER EDGE OF THE SIGN(S), WHICHEVER IS GREATER. THE HORIZONTAL CLEARANCE IN NON-MOUNTABLE CURB SECTIONS SHALL BE AT LEAST 2 FEET FROM THE CURB FACE TO THE NEARER EDGE OF THE SIGN(S).

4c. WHEN GUARDRAIL IS PRESENT OR BEING PROPOSED, SIGNS SHALL BE POSTED AN UNSTIPULATED DISTANCE BEHIND GUARDRAIL.

5. SINGLE PLATE, HORIZONTAL RECTANGULAR SIGNS OVER 48 INCHES IN WIDTH SHALL BE MOUNTED ON TWO POSTS WITH 2 EACH 2 INCH x 1/2 INCH x (WIDTH OF SIGN) ALUMINUM OR GALVANIZED STEEL STRAPS. THE STRAPS SHALL BE FLUSH WITH THE BACK OF THE SIGN WITH ONE EACH ACROSS THE TOP AND BOTTOM OF THE SIGN. THE CENTERLINE OF EACH POST SHALL BE INSET 1/6TH OF THE SIGN WIDTH FROM THE EDGE OF THE SIGN. SIGN PLATE BOLT HOLES SHALL BE 3/8 INCH DIAMETER, DRILLED OR PUNCHED, AS SHOWN ON THE SIGN PLATE DETAILS.

6. EACH 42 OR 48 INCH WIDE x 18 OR 24 INCH HIGH SIGN REQUIRES ONE 2 INCH x 1/2 INCH x (WIDTH OF SIGN) ALUMINUM OR GALVANIZED STEEL STRAP LOCATED IN THE CENTER OF THE SIGN AND FLUSH WITH THE BACK OF THE SIGN.

7. SIGN ASSEMBLIES SHALL BE MOUNTED ON ALUMINUM OR GALVANIZED STEEL STRAP FRAMES. FOR DETAILS AND STRAP SPECIFICATIONS REFER TO SIGN ASSEMBLY-TYPICAL FRAMING DETAILS.

8. TYPE 9 (VERY HIGH INTENSITY) REFLECTIVE SHEETING SHALL BE USED FOR ALL STANDARD HIGHWAY SIGNS REQUIRING REFLECTORIZED BACKGROUNDS EXCEPT AS SPECIFIED BELOW OR SPECIFIED OTHERWISE IN THE PLANS. EITHER CLASS 1 OR CLASS 2 ADHESIVE BACKING IS PERMISSIBLE.

9. TYPE 11 (VERY HIGH INTENSITY) REFLECTIVE SHEETING SHALL BE USED FOR ALL RED SERIES SIGNS (R1-1, R1-2, R1-3P, R5-1, R5-1A, R5-1B).

10. TYPE 11 (VERY HIGH INTENSITY) FLUORESCENT YELLOW REFLECTIVE SHEETING SHALL BE USED FOR ALL WARNING SIGNS.

11. TYPE 11 (VERY HIGH INTENSITY) FLUORESCENT YELLOW GREEN REFLECTIVE SHEETING SHALL BE USED FOR SCHOOL ZONE (S1-1, S2-1, S3-1, S4-3, AND THE TOP PORTION OF THE S5-1) SIGNS. ALL REGULATORY SIGNS WITHIN THE SCHOOL ZONE SHALL HAVE TYPE 9 (VERY HIGH INTENSITY) REFLECTIVE SHEETING.

12. A 1/2 INCH MINIMUM AIR SPACE SHALL BE REQUIRED BETWEEN ALL SIGN PLATES WITHIN AN ASSEMBLY.

13. WHERE SIGNS WITHIN AN ASSEMBLY EXTEND BELOW THE STANDARD MOUNTING HOLES ON THE POST(S), ADDITIONAL 3/8 INCH DIAMETER HOLE(S), DRILLED OR PUNCHED, SHALL BE REQUIRED TO PROPERLY MOUNT THE ASSEMBLY.

14. ALL INTERSTATE, U.S., AND GEORGIA SHIELDS REQUIRING ALT, BUS, CONN, LOOP, OR SPUR SHALL USE 4 INCH SERIES "D" LETTERS. REFER THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES, CURRENT EDITION, FOR DETAILS.

15. FOR DETAILS OF SPECIAL DESIGN HIGHWAY SIGNS, SEE DETAILS OF MISCELLANEOUS SIGNS.

16. REFER TO PLAN SHEETS FOR LOCATION OF THE DISTRICT ENGINEERS OFFICE, TO BE SHOWN ON ALL R552-1 (LIMITED ACCESS) SIGNS IN THIS PROJECT, IF ANY.

17. THE CONTRACTOR WILL, AS REQUESTED BY THE DISTRICT TRAFFIC OPERATIONS ENGINEER, BE REQUIRED TO REMOVE ANY EXISTING SIGNS THAT ARE DUPLICATED OR ARE CONTRARY TO THESE SIGN PLANS.

GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS

Brookhaven GEORGIA

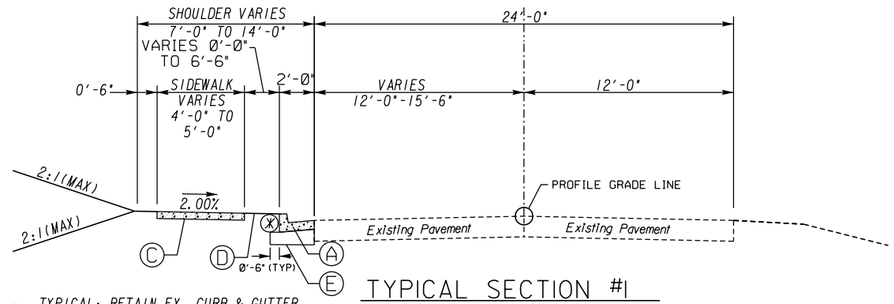
H&L A BCC COMPANY
Heath & Lineback
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

REVIEW DATES		
08-18-2023		
02-02-2024		

GENERAL NOTES
CHANTILLY DRIVE SIDEWALK
AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		04-0002
CORRECTED:		DATE:		
VERIFIED:		DATE:		

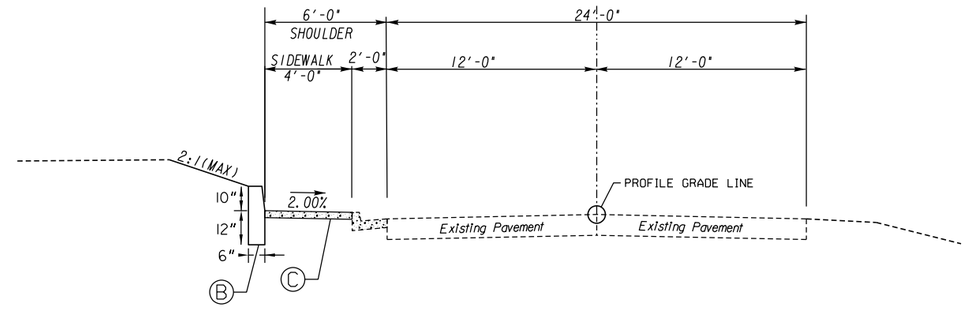
℄ CONSTRUCTION CHANTILLY DRIVE



TYPICAL SECTION #1
STANDARD SECTION
STA 10+15.00 TO STA 17+65.00
STA 18+40.00 TO STA 19+05.00
STA 19+25.00 TO STA 20+50.00

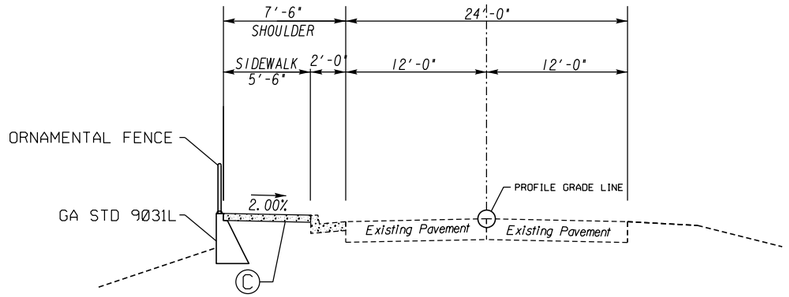
Ⓧ TYPICAL: RETAIN EX. CURB & GUTTER
NEW CURB & GUTTER WILL BE INSTALLED
FROM STA 14+16.25 TO 14+50.97

℄ CONSTRUCTION CHANTILLY DRIVE



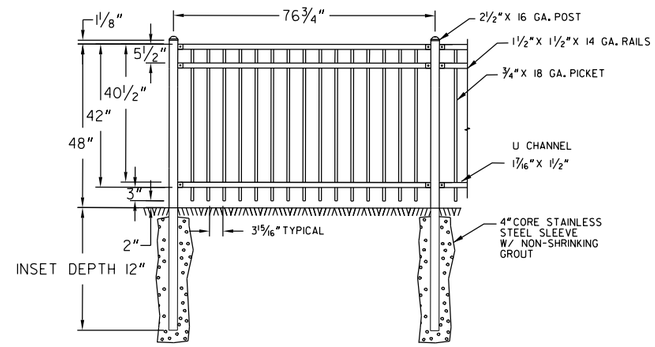
TYPICAL SECTION #3
HEADER CURB SECTION
STA 19+05.00 TO STA 19+25.00

℄ CONSTRUCTION CHANTILLY DRIVE



TYPICAL SECTION #2
GRAVITY WALL SECTION
STA 17+65.00 TO STA 18+40.00

Ⓐ CONC CURB & GUTTER, 8 IN X 24 IN, TP 2
Ⓑ CONC HEADER CURB, TP 4
Ⓒ CONC SIDEWALK, 4 IN
Ⓓ SOD
Ⓔ GR AGGR BASE CRS, INCL MATL (6 INCH)



RACKABLE WELDED ¾" MAJESTIC 4' TALL X 6' NOMINAL LENGTH PANEL FENCE BY AMERISTAR FENCE OR APPROVED EQUAL AMERISTAR FENCE MONTAGE PLUS MAJESTIC ORNAMENTAL FENCE STYLE, STEEL MATERIAL, POWDER COATED FINISH, COLOR BLACK

ORNAMENTAL FENCE DETAIL

NOTES:
1. ALL STEEL TO BE SHOP WELDED AND FINISHED.
2. FINISH ASSEMBLY TO BE COMPLETED IN THE FIELD

GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS

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N.T.S.

REVIEW DATES		
08-18-2023		
02-02-2024		

TYPICAL SECTIONS
CHANTILLY DRIVE SIDEWALK
AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		05-0001
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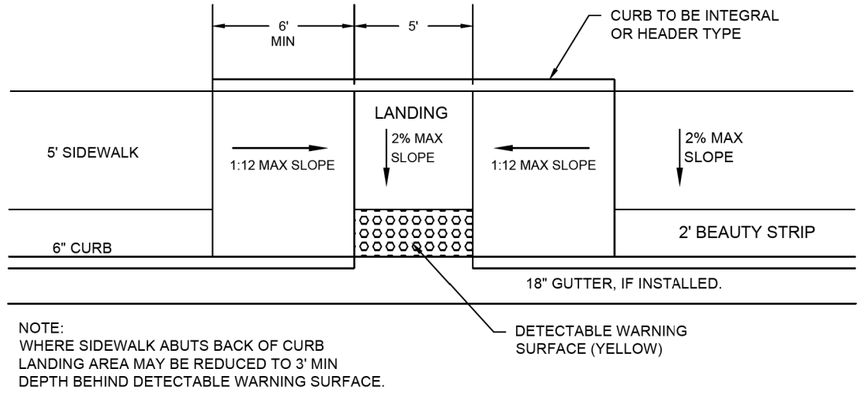
VERIFIED:		DATE:		



NOTE:
WHERE SIDEWALK ABUTS BACK OF CURB
LANDING AREA MAY BE REDUCED TO 3' MIN
DEPTH BEHIND DETECTABLE WARNING SURFACE.

GENERAL NOTES:

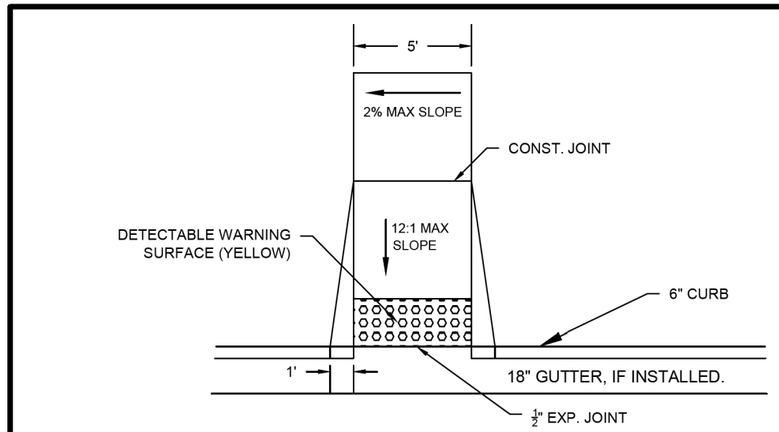
1. RAMPS SHALL BE CONSTRUCTED FROM CONCRETE. SPECIFICATIONS FOR RAMPS SHALL BE THE SAME AS FOR SIDEWALK. RAMPS SHALL HAVE EITHER A ROUGH OR TEXTURED FINISH.
2. WHERE RAMPS ARE LOCATED ON RADII, THE DIMENSIONS SHOWN FOR RAMP WIDTHS AND TAPERS ARE MEASURED PERPENDICULAR TO THE RAMP AND NOT ALONG THE CURVE.
3. WHERE UTILITY STRUCTURES CONFLICT, THERE SIDEWALK GEOMETRY VARIES, AT SKEWED INTERSECTIONS, OR IN OTHER SPECIAL CASES, THE RAMP DESIGNS MAY BE MODIFIED BY THE DESIGNER OR ENGINEER, PROVIDED THAT THE WIDTH REMAINS A MIN. OF 48" AND NO SLOPE ON THE ACCESSIBLE PART OF THE RAMP IS STEEPER THAT 12:1.
4. WHEN A CURB RAMP IS PLACED ON EXISTING PAVEMENT, THE PAVEMENT SHALL BE REMOVED TO PROVIDE A MINIMUM THICKNESS OF 3" OF CONCRETE AT ALL LCCATIONS.
5. DETECTABLE WARNING SURFACES ARE REQUIRED ON ALL INTERSECTIONS WITH PUBLIC STREETS, SIGNALIZED COMMERCIAL DRIVEWAYS, AND COMMERCIAL DRIVEWAYS WITH AN AADT OF 25 VPD.
6. REFERENCE SHOULD BE MADE TO GDOT STANDARD A3, SPECIAL DETAIL CONCRETE SIDEWALK DETAILS, CURB CUT (WHEELCHAIR) RAMPS AND GDOT STANDARD A4, SPECIAL DETAIL DETECTABLE WARNING SURFACE TRUNCATED DOME SIZE, SPACING AND ALIGNMENT REQUIREMENTS.

NOT TO SCALE

CITY OF BROOKHAVEN
PUBLIC WORKS DEPARTMENT
HANDICAP RAMP
TYPE "B"

Brookhaven GEORGIA

APRIL 2019



GENERAL NOTES:

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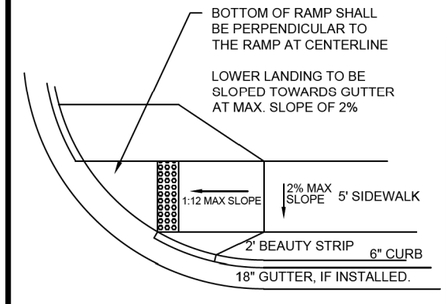

SKEWED RAMP DETAIL
TYPE "A" AND "D" RAMPS ONLY

NOT TO SCALE

CITY OF BROOKHAVEN
PUBLIC WORKS DEPARTMENT
HANDICAP RAMP
TYPE "D"

Brookhaven GEORGIA

APRIL 2019

Brookhaven GEORGIA

H&L A BCC COMPANY
Heath & Lineback
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

N.T.S.

REVIEW DATES
08-18-2023
02-02-2024

TYPICAL SECTIONS
CHANTILLY DRIVE SIDEWALK
AP# 3138888

CHECKED: DATE:
BACKCHECKED: DATE:
CORRECTED: DATE:
VERIFIED: DATE:

DRAWING No.
05-0002

GPLN-CE

SUMMARY OF QUANTITIES

ROADWAY QUANTITIES

SURFACE QUANTITIES*		
ITEMS	UNIT	AMOUNT
GR AGGR BASE CRS, INCL MATL	TN	31
RECYCLED ASPH CONC 12.5 MM SUPERPAVE, GP 2 ONLY, INCL BITUM MATL & H LIME	TN	2
RECYCLED ASPH CONC 19 MM SUPERPAVE, GP 1 OR 2,INCL BITUM MATL & H LIME	TN	3
TACK COAT	TN	3
DRIVEWAY CONCRETE, 6 IN TK	SY	102
AGGR SURF CRS	TN	18

*DRIVEWAY QUANTITIES ARE INCLUDED

Driveway Area										
Location	Station	Side	Asphalt (SF)	Concrete (SF)	12.5 mm 165 lbs/sy (TN)	19 mm 220 lbs/sy (TN)	GAB 6" (SY)	GAB 6" (TN)	6" Dway Conc. (SY)	Aggr Surf CRS (TN)
Chantilly Dr	11+37.86	LT		479.75	0.00	0.00	0.00	0.00	53.31	9.00
Chantilly Dr	17+15.00	LT	186.31	432.60	2.00	3.00	21.00	7.00	48.07	9.00
				Totals=	**2**	**3**	**21**	**7**	**102**	**18**

TRAFFIC CONTROL - CHANTILLY DRIVE		
TOTAL	1	LS

GRADING COMPLETE - CHANTILLY DRIVE		
TOTAL	1	LS

CONC CURB & GUTTER, 8 IN X 24 IN, TP 2		
TOTAL	255	LF

CONCRETE HEADER CURB, 10 IN, TP 4		
TOTAL	20	LF

CONC SIDEWALK, 4 IN		
TOTAL	404	SY

CONC SIDEWALK, 8 IN		
TOTAL	77	SY

ORNAMENTAL FENCE		
TOTAL	66	LF

SAWED JOINTS IN EXIST PVMT-PCC		
TOTAL	255	LF

UTILITY QUANTITIES

ADJUST WATER METER BOX TO GRADE (STA 11+05)		
TOTAL	1	EA

ADJUST WATER VALVE TO GRADE (STA 11+38)		
TOTAL	1	EA

ADJUST WATER METER VAULT TO GRADE (STA 16+72)		
TOTAL	1	EA

ADJUST PULL BOX TO GRADE (STA 16+40)		
TOTAL	1	EA

DRAINAGE QUANTITIES

Structure No.	Location	Station	Offset	CATCH BASIN 1033D & 1034D ADJUST TO GRADE Each
A-1	Chantilly Dr	15+05.70	15.87' LT	1
B-1	Chantilly Dr	18+58.35	16.71' LT	1
			Total:	**2**

SIGNING & MARKING QUANTITIES

REM HWY SIGN, STD STA 18+45		
TOTAL	1	EA

RESET HIGHWAY SIGN STA 18+45		
TOTAL	1	EA

TRAFFIC STRIPE, WHITE		
TOTAL	55	SY

SOLID TRAFFIC STRIPE, 5 IN, YELLOW		
TOTAL	1975	LF

SOLID TRAFFIC STRIPE, 24 IN, WHITE		
TOTAL	14	LF

SOLID TRAFFIC STRIPE, 8 IN, WHITE		
TOTAL	634	LF

Signs					Type 7 Post	
Road Name	Station	Sign Code	Size (in) Width	Size (in) Height	TP1/TP11	Length (ft)
Chantilly Dr	10+35	R1-1	30	30	6.25	13.50
				Rounded Total =	**7.00**	**14.00**

GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS

Brookhaven GEORGIA

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770.424.1668

REVIEW DATES
08-18-2023
02-02-2024

SUMMARY QUANTITIES
CHANTILLY DRIVE SIDEWALK
AP# 3138888

CHECKED: DATE:
BACKCHECKED: DATE:
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VERIFIED: DATE:

DRAWING No. 06-0001

GPLN-CE

SUMMARY OF QUANTITIES

WALL QUANTITIES

Gravity Walls (Class B Concrete)									
Wall Number	Location				Actual Length (ft)	Rounded Length (ft)	Max Wall Height (LF)	X-Sectional Area (SF)	Volume (CF)	Class B Concrete (CY)
	Alignment	Sta Begin	Sta End	Side						
Wall 1	Chantilly Dr	17+65	18+40	LT	75	75	4	8	600	23
					Ornamental Fence	75			Total:	23

LANDSCAPING QUANTITIES

TREE PROTECTION FENCING	
TOTAL	1070 LF

CONSTRUCT & REMOVE COMPOST FILTER SOCKS, 18 IN	
TOTAL	173 LF

MAINTENANCE OF COMPOST FILTER SOCK (ALL SIZES)	
TOTAL	87 LF

LANDSCAPING	QUANTITIY	UNIT
PISTACIA CHINENSIS - CHINESE PISTACHE TREE	2	EA

EROSION QUANTITIES

CONSTRUCT AND REMOVE CONSTRUCTION EXITS	
TOTAL	2 EA

CONSTRUCT AND REMOVE INLET SEDIMENT TRAP	
TOTAL	2 EA

MAINTENANCE OF TEMPORARY SILT FENCE, TP A	
TOTAL	360 LF

MAINTENANCE OF INLET SEDIMENT TRAP	
TOTAL	2 EA

MAINTENANCE OF CONSTRUCTION EXIT	
TOTAL	1 EA

TEMPORARY SILT FENCE, TYPE A	
TOTAL	720 LF

SOD	
TOTAL	130 SY

EROSION CONTROL MATS, SLOPES	
TOTAL	110 SY

GRASSING			MULCH	FERTILIZER MIXED GRADE	FERILIZER NITROGEN CONTENT	AGRICULTURAL LIME
ITEM	UNIT	QUANTITY	TN	TN	LB	TN
PERMANENT GRASSING	AC	1	3.00	0.2	50	3
TEMPORARY GRASSING	AC	0.5	2.00	0.1	-	-
DISTURBED AREA	AC	0.42	2.00	0.2	-	-
		TOTAL	7.00	1.00	50.00	3.00

GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS

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770.424.1668

REVIEW DATES
08-18-2023
02-02-2024

SUMMARY QUANTITIES
CHANTILLY DRIVE SIDEWALK
AP# 3138888

CHECKED: DATE:
BACKCHECKED: DATE:
CORRECTED: DATE:
VERIFIED: DATE:

DRAWING No.
06-0002

GPLN-CE

4/19/2024 1:26:06 PM | SPRF8S | J:\2022036\2022036.003 - Chantilly Drive Sidewalk\0000001\DGN-CE\2022036_11.dgn | CITY OF BROOKHAVEN PUBLIC WORKS | P.I. No. 2022038

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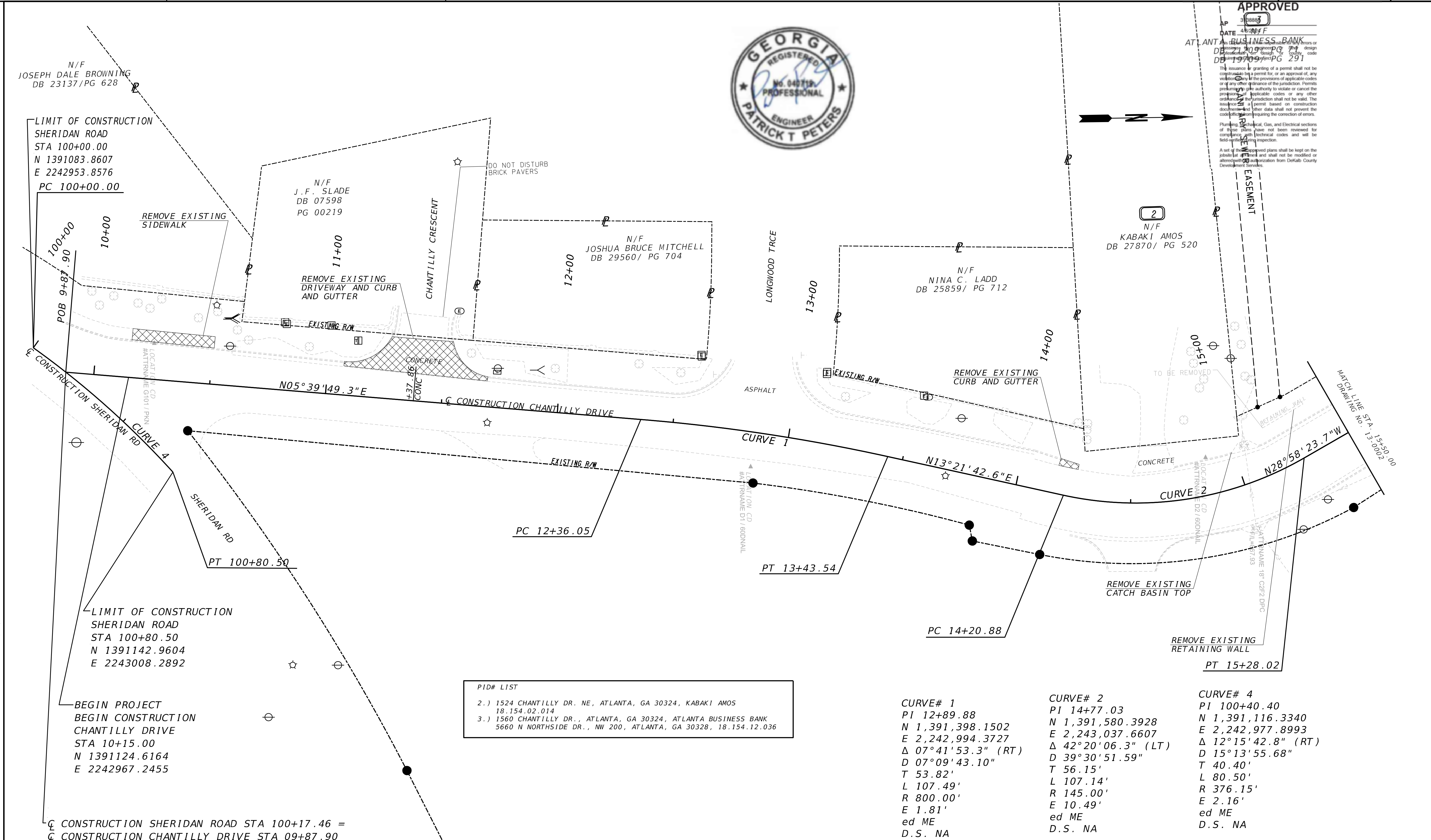
DeKalb County
DEVELOPMENT SERVICES
APPROVED



N/F
JOSEPH DALE BROWNING
DB 23137/PG 628
LIMIT OF CONSTRUCTION
SHERIDAN ROAD
STA 100+00.00
N 1391083.8607
E 2242953.8576
PC 100+00.00
REMOVE EXISTING SIDEWALK
N/F
J.F. SLADE
DB 07598
PG 00219
CHANTILLY CRESCENT
DO NOT DISTURB BRICK PAVERS
N/F
JOSHUA BRUCE MITCHELL
DB 29560/ PG 704
LONGWOOD TRCE
N/F
NINA C. LADD
DB 25859/ PG 712
N/F
KABAKI AMOS
DB 27870/ PG 520
N/F
ATLANTA BUSINESS BANK
DB 19709/ PG 291
SANITARY SEWER EASEMENT
REMOVE EXISTING DRIVEWAY AND CURB AND GUTTER
EXISTING R/W
CONCRETE
ASPHALT
N05°39'49.3"E
℄ CONSTRUCTION CHANTILLY DRIVE
℄ CONSTRUCTION SHERIDAN RD
CURVE 4
CURVE 1
CURVE 2
N13°21'42.6"E
N28°58'23.7"W
SHERIDAN RD
POB 9+87.90
100+00
10+00
11+00
12+00
13+00
14+00
15+00
+37.86 CONC
REMOVE EXISTING CURB AND GUTTER
TO BE REMOVED
MATCH LINE STA. 15+50.00 DRAWING No. 13-0002
PC 12+36.05
PT 100+80.50
PT 13+43.54
PC 14+20.88
REMOVE EXISTING CATCH BASIN TOP
REMOVE EXISTING RETAINING WALL
PT 15+28.02
LIMIT OF CONSTRUCTION
SHERIDAN ROAD
STA 100+80.50
N 1391142.9604
E 2243008.2892
BEGIN PROJECT
BEGIN CONSTRUCTION
CHANTILLY DRIVE
STA 10+15.00
N 1391124.6164
E 2242967.2455
℄ CONSTRUCTION SHERIDAN ROAD STA 100+17.46 =
℄ CONSTRUCTION CHANTILLY DRIVE STA 09+87.90
PID# LIST
2.) 1524 CHANTILLY DR. NE, ATLANTA, GA 30324, KABAKI AMOS 18.154.02.014
3.) 1560 CHANTILLY DR., ATLANTA, GA 30324, ATLANTA BUSINESS BANK 5660 N NORTHSIDE DR., NW 200, ATLANTA, GA 30328, 18.154.12.036
CURVE# 1
PI 12+89.88
N 1,391,398.1502
E 2,242,994.3727
Δ 07°41'53.3" (RT)
D 07°09'43.10"
T 53.82'
L 107.49'
R 800.00'
E 1.81'
ed ME
D.S. NA
CURVE# 2
PI 14+77.03
N 1,391,580.3928
E 2,243,037.6607
Δ 42°20'06.3" (LT)
D 39°30'51.59"
T 56.15'
L 107.14'
R 145.00'
E 10.49'
ed ME
D.S. NA
CURVE# 4
PI 100+40.40
N 1,391,116.3340
E 2,242,977.8993
Δ 12°15'42.8" (RT)
D 15°13'55.68"
T 40.40'
L 80.50'
R 376.15'
E 2.16'
ed ME
D.S. NA

Brookhaven GEORGIA

Heath & Lineback
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668
A BCC COMPANY

SCALE IN FEET
0 20 40 80

REVIEW DATES
08-18-2023
02-02-2024

DEMOLITION LAYOUT

CHANTILLY DRIVE SIDEWALK
AP# 3138888

CHECKED: DATE:
BACKCHECKED: DATE:
CORRECTED: DATE:
VERIFIED: DATE:

DRAWING No.
11-0001

GPLN-CE

4/19/2024 1:26:07 PM
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DeKalb County
DEVELOPMENT SERVICES
CITY OF BROOKHAVEN
PUBLIC WORKS

P.I. No.
2022038

APPROVED

AP 3138888

DATE 4/8/2024

This Department is not responsible for any errors or omissions by engineers or other design professionals on design or county code requirements of this project.

The issuance or granting of a permit shall not be construed to be a permit for, or an approval of, any violation of any [redacted] or of any other [redacted] presuming to give authority to violate or cancel the provisions of applicable codes or any other ordinance of the jurisdiction shall not be valid. The issuance of a permit based on construction documents and other data shall not prevent the code official from requiring the correction of errors.

Plumbing, Mechanical, Gas, and Electrical sections of these plans have not been reviewed for compliance with technical codes and will be field-verified during inspection.

A set of these approved plans shall be kept on the jobsite at all times and shall not be modified or altered without authorization from DeKalb County Development Services.

GEORGIA REGISTERED No. 040758 PROFESSIONAL ENGINEER PATRICK T PETERS

CURVE# 3
PI 16+78.17
N 1,391,760.8717
E 2,242,937.7297
Δ 35°57'15.1" (RT)
D 28°38'52.40"
T 64.90'
L 125.50'
R 200.00'
E 10.27'
ed ME
D.S.NA

3
N/F
ATLANTA BUSINESS BANK
DB 21209/ PG 71
DB 19709/ PG 291

N/F
CIZ MORGAN PLACE LLC
DB 30130/ PG 433

EXISTING WATER VAULT TO REMAIN

DO NOT DISTURB

DO NOT DISTURB BRICK WALL

ASPHALT

EXISTING R/W

CONCRETE

16+00

17+00

18+00

19+00

20+00

+15.00 CONC

REMOVE EXISTING CATCH BASIN TOP

CHANTILLY DRIVE

END PROJECT
END CONSTRUCTION
CHANTILLY DRIVE
STA 20+50.00
N 1392134.2021
E 2242983.4428

POE 20+70.34

CURVE 3

℄ CONSTRUCTION CHANTILLY DRIVE

N06°58'51.4"E

N28°58'23.7"W

EXISTING R/W

REMOVE EXISTING DRIVEWAY AND CURB AND GUTTER

EXECUTIVE PARK

MATCH LINE STA 15+50.00 DRAWING No. 13-0001

PT 17+38.78

PC 16+13.27

PID# LIST

2.) 1524 CHANTILLY DR. NE, ATLANTA, GA 30324, KABAKI AMOS
18.154.02.014
3.) 1560 CHANTILLY DR., ATLANTA, GA 30324, ATLANTA BUSINESS BANK
5660 N NORTHSIDE DR., NW 200, ATLANTA, GA 30328, 18.154.12.036

Brookhaven GEORGIA

H&L A BCC COMPANY
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2390 Canton Road | Building 200
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SCALE IN FEET
0 20 40 80

REVIEW DATES		
08-18-2023		
02-02-2024		

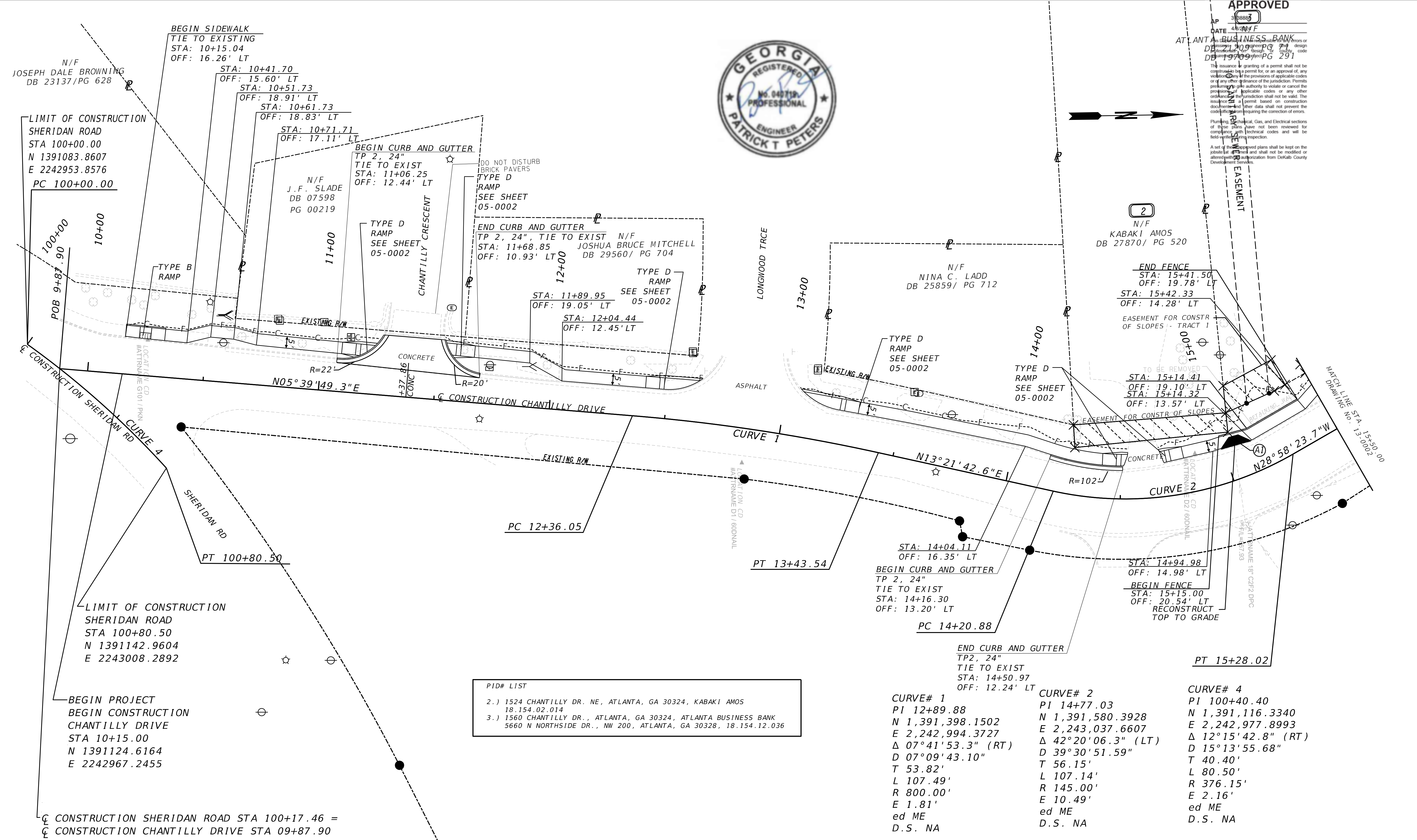
DEMOLITION LAYOUT

CHANTILLY DRIVE SIDEWALK
AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		11-0002
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE

DeKalb County DEVELOPMENT SERVICES
APPROVED
AP# 3138888


BEGIN SIDEWALK
TIE TO EXISTING
STA: 10+15.04
OFF: 16.26' LT
STA: 10+41.70
OFF: 15.60' LT
STA: 10+51.73
OFF: 18.91' LT
STA: 10+61.73
OFF: 18.83' LT
STA: 10+71.71
OFF: 17.11' LT
N/F
JOSEPH DALE BROWNING
DB 23137/PG 628
LIMIT OF CONSTRUCTION
SHERIDAN ROAD
STA 100+00.00
N 1391083.8607
E 2242953.8576
PC 100+00.00
BEGIN CURB AND GUTTER
TP 2, 24"
TIE TO EXIST
STA: 11+06.25
OFF: 12.44' LT
DO NOT DISTURB BRICK PAVERS
TYPE D RAMP SEE SHEET 05-0002
N/F
J.F. SLADE
DB 07598
PG 00219
TYPE D RAMP SEE SHEET 05-0002
CHANTILLY CRESCENT
END CURB AND GUTTER
TP 2, 24", TIE TO EXIST
STA: 11+68.85
OFF: 10.93' LT
N/F
JOSHUA BRUCE MITCHELL
DB 29560/ PG 704
TYPE D RAMP SEE SHEET 05-0002
STA: 11+89.95
OFF: 19.05' LT
STA: 12+04.44
OFF: 12.45' LT
TYPE B RAMP
EXISTING R/W
CONCRETE
R=22'
R=20'
N05°39'49.3"E
CONSTRUCTION CHANTILLY DRIVE
CONSTRUCTION SHERIDAN RD
CURVE 4
SHERIDAN RD
PT 100+80.50
PC 12+36.05
CURVE 1
EXISTING R/W
LONGWOOD TRCE
ASPHALT
N/F
NINA C. LADD
DB 25859/ PG 712
TYPE D RAMP SEE SHEET 05-0002
EXISTING R/W
N/F
KABAKI AMOS
DB 27870/ PG 520
N/F
ATLANTA BUSINESS BANK
DB 27209/ PG 71
DB 19709/ PG 291
END FENCE
STA: 15+41.50
OFF: 19.78' LT
STA: 15+42.33
OFF: 14.28' LT
EASEMENT FOR CONSTR OF SLOPES - TRACT 1
TO BE REMOVED
STA: 15+14.41
OFF: 19.10' LT
STA: 15+14.32
OFF: 13.57' LT
EASEMENT FOR CONSTR OF SLOPES
MATCH LINE STA. 15+50.00 DRAWING No. 13-0002
N13°21'42.6"E
N28°58'23.7"W
R=102'
CONCRETE
CURVE 2
PT 13+43.54
STA: 14+04.11
OFF: 16.35' LT
BEGIN CURB AND GUTTER
TP 2, 24"
TIE TO EXIST
STA: 14+16.30
OFF: 13.20' LT
PC 14+20.88
STA: 14+94.98
OFF: 14.98' LT
BEGIN FENCE
STA: 15+15.00
OFF: 20.54' LT
RECONSTRUCT TOP TO GRADE
END CURB AND GUTTER
TP2, 24"
TIE TO EXIST
STA: 14+50.97
OFF: 12.24' LT
PT 15+28.02
LIMIT OF CONSTRUCTION
SHERIDAN ROAD
STA 100+80.50
N 1391142.9604
E 2243008.2892
BEGIN PROJECT
BEGIN CONSTRUCTION
CHANTILLY DRIVE
STA 10+15.00
N 1391124.6164
E 2242967.2455
CONSTRUCTION SHERIDAN ROAD STA 100+17.46 =
CONSTRUCTION CHANTILLY DRIVE STA 09+87.90
GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS

PID# LIST

2.) 1524 CHANTILLY DR. NE, ATLANTA, GA 30324, KABAKI AMOS 18.154.02.014
3.) 1560 CHANTILLY DR., ATLANTA, GA 30324, ATLANTA BUSINESS BANK 5660 N NORTHSIDE DR., NW 200, ATLANTA, GA 30328, 18.154.12.036

CURVE# 1
PI 12+89.88
N 1,391,398.1502
E 2,242,994.3727
Δ 07°41'53.3" (RT)
D 07°09'43.10"
T 53.82'
L 107.49'
R 800.00'
E 1.81'
ed ME
D.S. NA

CURVE# 2
PI 14+77.03
N 1,391,580.3928
E 2,243,037.6607
Δ 42°20'06.3" (LT)
D 39°30'51.59"
T 56.15'
L 107.14'
R 145.00'
E 10.49'
ed ME
D.S. NA

CURVE# 4
PI 100+40.40
N 1,391,116.3340
E 2,242,977.8993
Δ 12°15'42.8" (RT)
D 15°13'55.68"
T 40.40'
L 80.50'
R 376.15'
E 2.16'
ed ME
D.S. NA

PROPERTY AND EXISTING R/W LINE
REQUIRED R/W LINE
CONSTRUCTION LIMITS
EASEMENT FOR CONSTR & MAINTENANCE OF SLOPES
EASEMENT FOR CONSTR OF SLOPES
EASEMENT FOR CONSTR OF DRIVES

BEGIN LIMIT OF ACCESS............BLA
END LIMIT OF ACCESS.............ELA
EXISTING LIMIT OF ACCESS
REQ'D LIMIT OF ACCESS
EXISTING LIMIT OF ACCESS & R/W
REQ'D LIMIT OF ACCESS & R/W
ORANGE BARRIER FENCE
ESA - ENV. SENSITIVE AREA

Brookhaven GEORGIA

H&L A BCC COMPANY
Heath & Lineback
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

SCALE IN FEET
0 20 40 80

REVIEW DATES
08-18-2023
02-02-2024

CONSTRUCTION PLAN
CHANTILLY DRIVE SIDEWALK
AP# 3138888

CHECKED: DATE:
BACKCHECKED: DATE:
CORRECTED: DATE:
VERIFIED: DATE:

DRAWING No.
13-0001

GPLN-CE

DEVELOPMENT SERVICES

APPROVED

AP 3138888

DATE 4/8/2024

This Department is not responsible for any errors or omissions by engineers or other design professionals on design or county code requirements of this project.

The issuance of a permit shall not be construed to be a permit for, or an approval of, any violation of any of the provisions of applicable codes or of any other ordinance of the jurisdiction. Permits presuming to give authority to violate or cancel the provisions of applicable codes or any other ordinance of the jurisdiction shall not be valid. The issuance of a permit based on construction documents and other data shall not prevent the code official from requiring the correction of errors.

Plumbing, Mechanical, Gas, and Electrical sections of these plans have not been reviewed for compliance with technical codes and will be field-verified during inspection.

A set of these approved plans shall be kept on the jobsite at all times and shall not be modified or altered without authorization from DeKalb County Development Services.

CURVE# 3
PI 16+78.17
N 1,391,760.8717
E 2,242,937.7297
Δ 35°57'15.1" (RT)
D 28°38'52.40"
T 64.90'
L 125.50'
R 200.00'
E 10.27'
ed ME
D.S.NA

3
N/F
ATLANTA BUSINESS BANK
DB 21209/ PG 71
DB 19709/ PG 291

N/F
CIZ MORGAN PLACE LLC
DB 30130/ PG 433

STA: 15+57.67
OFF: 19.39' LT

BEGIN CURB AND GUTTER
TP 2, 24"
TIE TO EXIST
STA: 16+88.06
OFF: 13.22' LT

EASEMENT FOR CONSTR OF SLOPES - TRACT 2

TYPE D RAMP SEE SHEET 05-0002

STA: 16+76.16
OFF: 17.70' LT
OFF: 18.70' LT

STA: 15+69.44
OFF: 19.46' LT

STA: 15+85.94
OFF: 14.62' LT

STA: 16+71.68
OFF: 17.81' LT
OFF: 18.65' LT

DO NOT DISTURB WALL

DO NOT DISTURB BRICK WALL

DO NOT DISTURB

DRIVEWAY EASM'T

EXISTING R/W

CONCRETE

R=21'

R=12'

+15.00 CONC

16+00

17+00

18+00

19+00

20+00

CHANTILLY DRIVE

BEGIN GRAVITY WALL & FENCE
GA STD 9031L
STA: 17+65.00
OFF: 19.42' LT

STA: 17+66.92
OFF: 13.75' LT

STA: 18+45.00
OFF: 17.63' LT

END GRAVITY WALL
GA STD 9031L
STA: 18+40.00
OFF: 19.11' LT

STA: 18+62.26
OFF: 17.56' LT

STA: 18+67.26
OFF: 18.56' LT

END FENCE
STA: 18+67.26
OFF: 18.56' LT

BEGIN HEADER CURB
TP 4, 10"
STA: 19+05.00
OFF: 17.52' LT

END HEADER CURB
TP 4, 10"
STA: 19+25.00
OFF: 17.56' LT

END SIDEWALK
TIE TO EXISTING
STA: 19+95.96
OFF: 18.92' LT

R=24'

END PROJECT
END CONSTRUCTION
CHANTILLY DRIVE
STA 20+50.00
N 1392134.2021
E 2242983.4428

POE 20+70.34

EXECUTIVE PARK

CURVE 3

℄ CONSTRUCTION CHANTILLY DRIVE

N06°58'51.4"E

N28°58'23.7"W

EXISTING R/W

RECONSTRUCT TOP TO GRADE

STA: 19+00.00
OFF: 18.43' LT

STA: 19+30.00
OFF: 18.34' LT

STA: 19+79.91
OFF: 13.10' LT

STA: 16+55.98
OFF: 14.30' LT

END CURB AND GUTTER
TP 2, 24"
TIE TO EXIST
STA: 17+39.33
OFF: 13.89' LT

PT 17+38.78

PC 16+13.27

MATCH LINE STA 15+50.00 DRAWING No. 13-0001

LOCATION CD ATTRNAME G102/60D

LOCATION CD ATTRNAME 18" (GIS/SID PLAT) DPC 10000.00

PID# LIST

2.) 1524 CHANTILLY DR. NE, ATLANTA, GA 30324, KABAKI AMOS
18.154.02.014
3.) 1560 CHANTILLY DR., ATLANTA, GA 30324, ATLANTA BUSINESS BANK
5660 N NORTHSIDE DR., NW 200, ATLANTA, GA 30328, 18.154.12.036

GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS

PROPERTY AND EXISTING R/W LINE
REQUIRED R/W LINE
CONSTRUCTION LIMITS
EASEMENT FOR CONSTR & MAINTENANCE OF SLOPES
EASEMENT FOR CONSTR OF SLOPES
EASEMENT FOR CONSTR OF DRIVES

BEGIN LIMIT OF ACCESS.....BLA
END LIMIT OF ACCESS.....ELA
EXISTING LIMIT OF ACCESS
REQ'D LIMIT OF ACCESS
EXISTING LIMIT OF ACCESS & R/W
REQ'D LIMIT OF ACCESS & R/W
ORANGE BARRIER FENCE
ESA - ENV. SENSITIVE AREA

Brookhaven GEORGIA

H&L A BCC COMPANY
Heath & Lineback
2390 Canton Road | Building 200
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770.424.1668

SCALE IN FEET
0 20 40 80

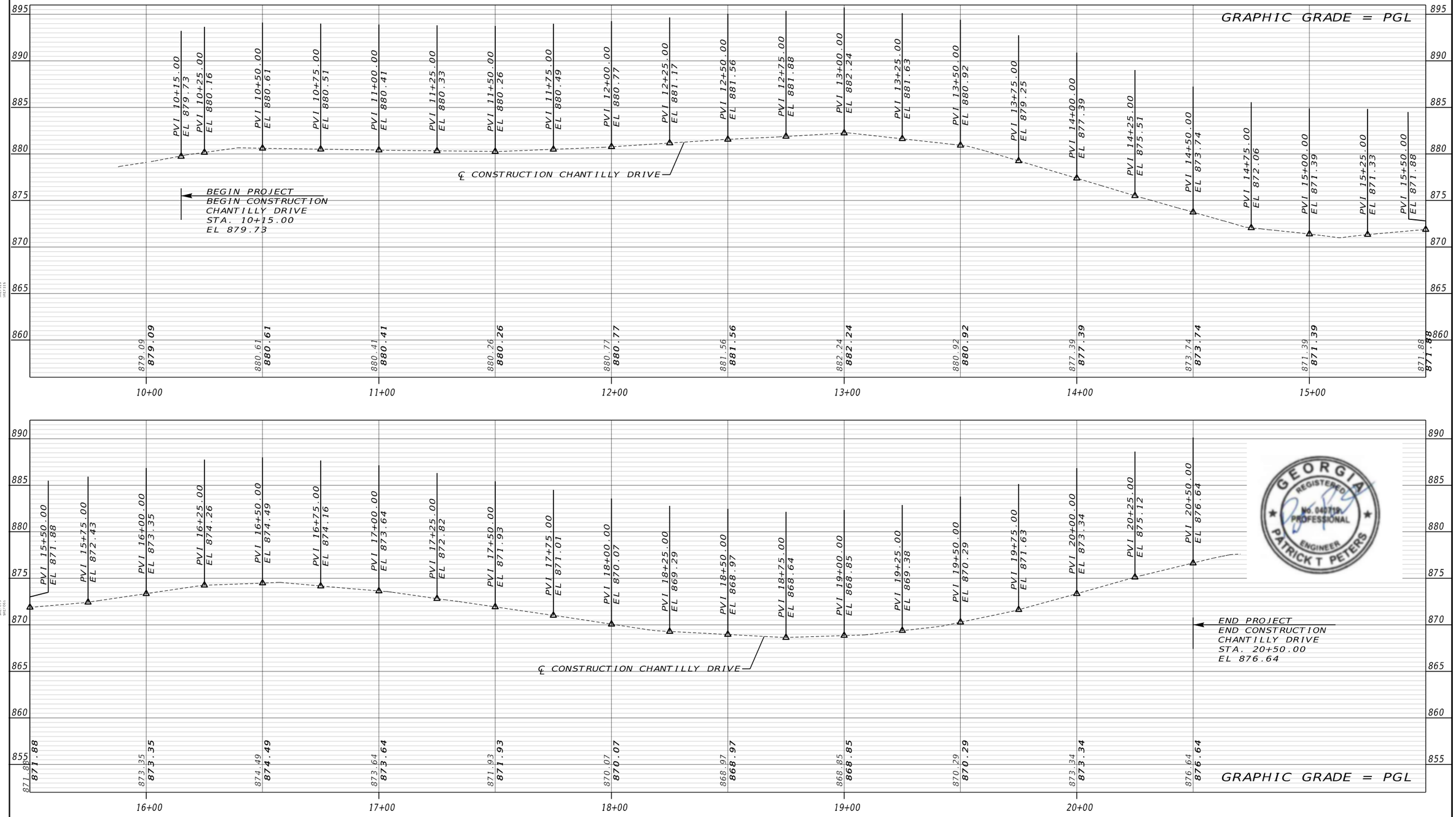
REVIEW DATES
08-18-2023
02-02-2024

CONSTRUCTION PLAN
CHANTILLY DRIVE SIDEWALK
AP# 3138888

CHECKED: DATE:
BACKCHECKED: DATE:
CORRECTED: DATE:
VERIFIED: DATE:

DRAWING No.
13-0002

GPLN-CE



Brookhaven GEORGIA

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A BCC COMPANY
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

HORIZONTAL: 1" = 40'
VERTICAL: 1" = 10'

REVIEW DATES

08-18-2023		
02-02-2024		

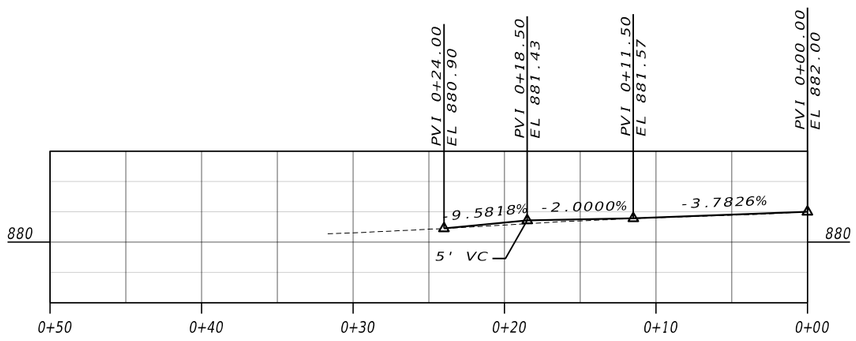
MAINLINE PROFILE

CHANTILLY DRIVE SIDEWALK

AP# 3138888

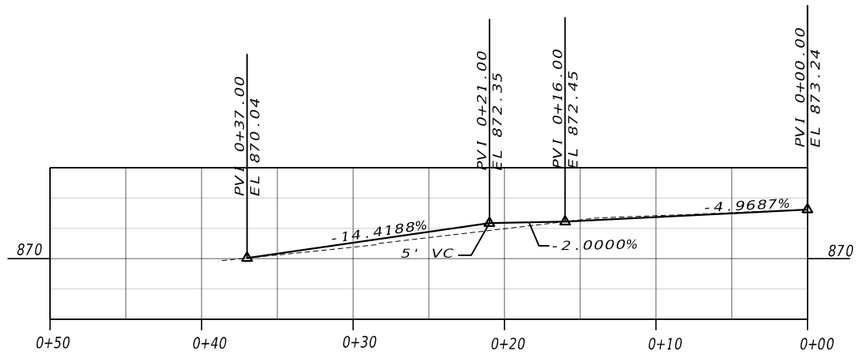
CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		15-0001
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE



℄ CONSTRUCTION CHANTILLY DRIVE

DRIVEWAY 1
CONCRETE
STA 11+37.86 LT



℄ CONSTRUCTION CHANTILLY DRIVE

DRIVEWAY 2
CONCRETE
STA 17+15.00 LT

GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS

Brookhaven GEORGIA

H&L A BCC COMPANY

Heath & Lineback
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Marietta, Georgia 30066
770.424.1668

HORIZONTAL: 1" = 10'
VERTICAL: 1" = 10'

REVIEW DATES

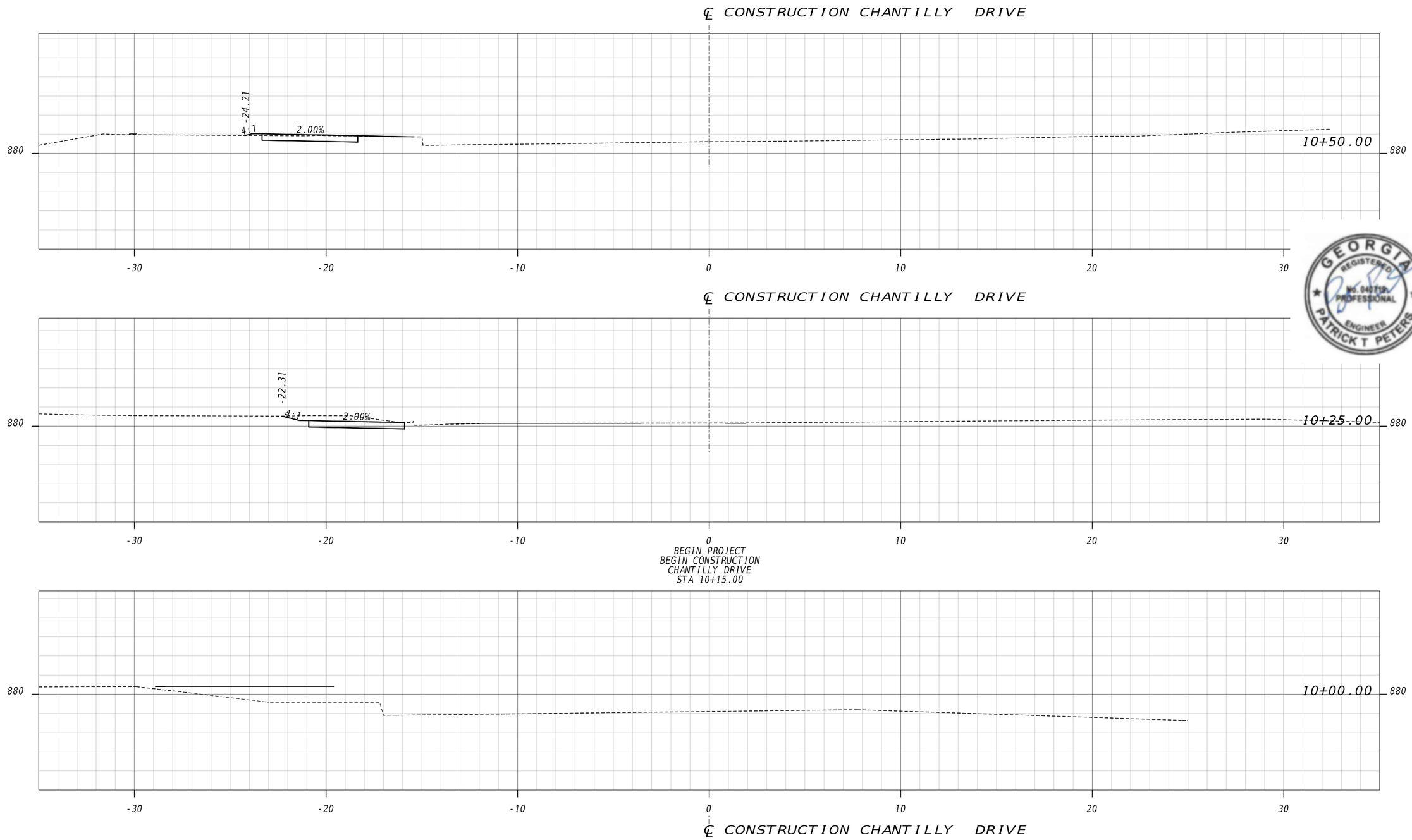
08-18-2023		
02-02-2024		

DRIVEWAY PROFILE

CHANTILLY DRIVE SIDEWALK
AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		17-0001
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE



GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS

Brookhaven GEORGIA

H&L A BCC COMPANY

Heath & Lineback
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

HORIZONTAL: 1" = 5'
VERTICAL: 1" = 5'

REVIEW DATES

08-18-2023		
02-02-2024		

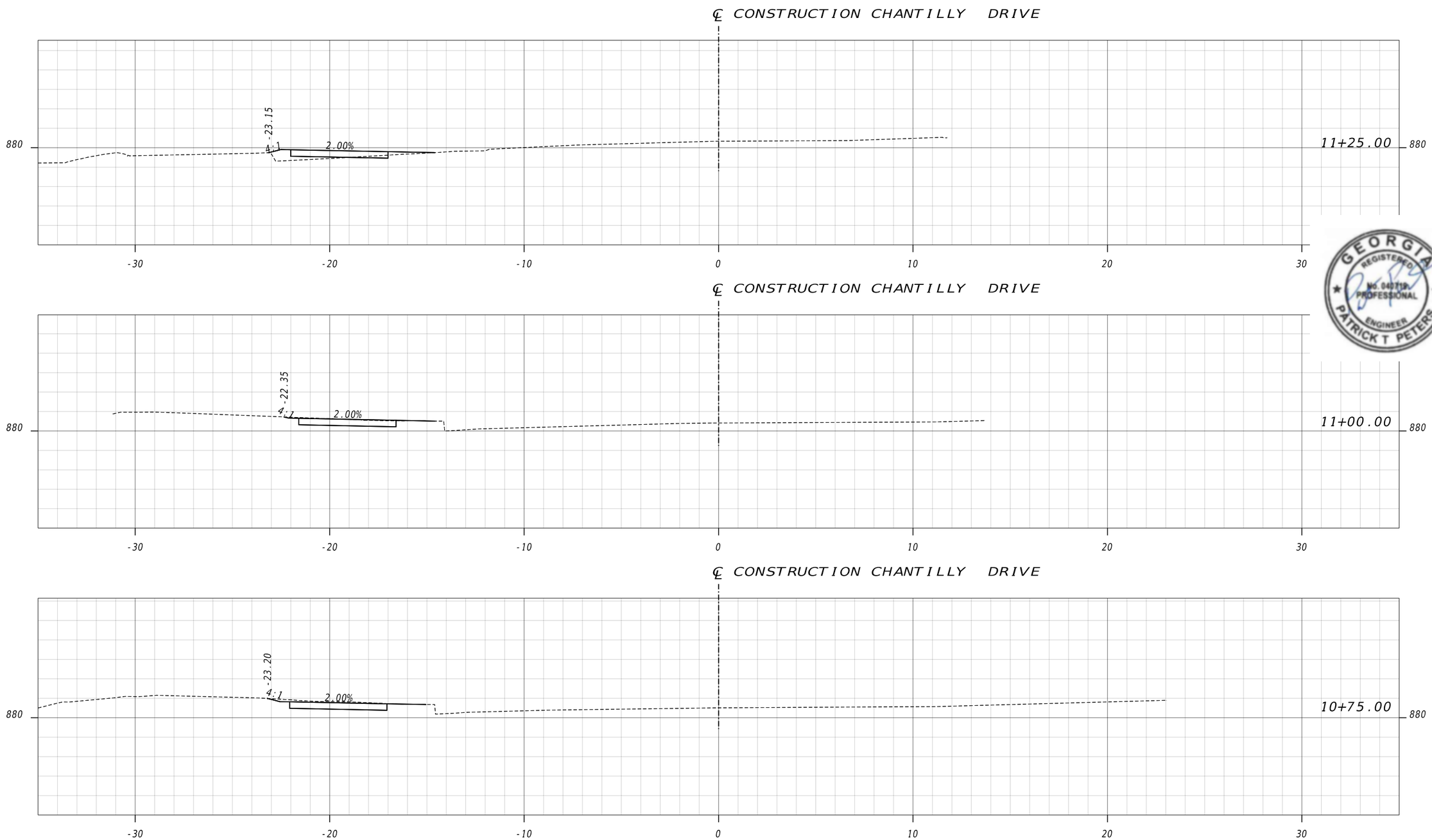
EARTHWORK CROSS SECTIONS

CHANTILLY DRIVE SIDEWALK

AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		23-0001
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE



GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS

Brookhaven GEORGIA

H&L A BCC COMPANY
Heath & Lineback
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

HORIZONTAL: 1" = 5'
VERTICAL: 1" = 5'

REVIEW DATES
08-18-2023
02-02-2024

EARTHWORK CROSS SECTIONS

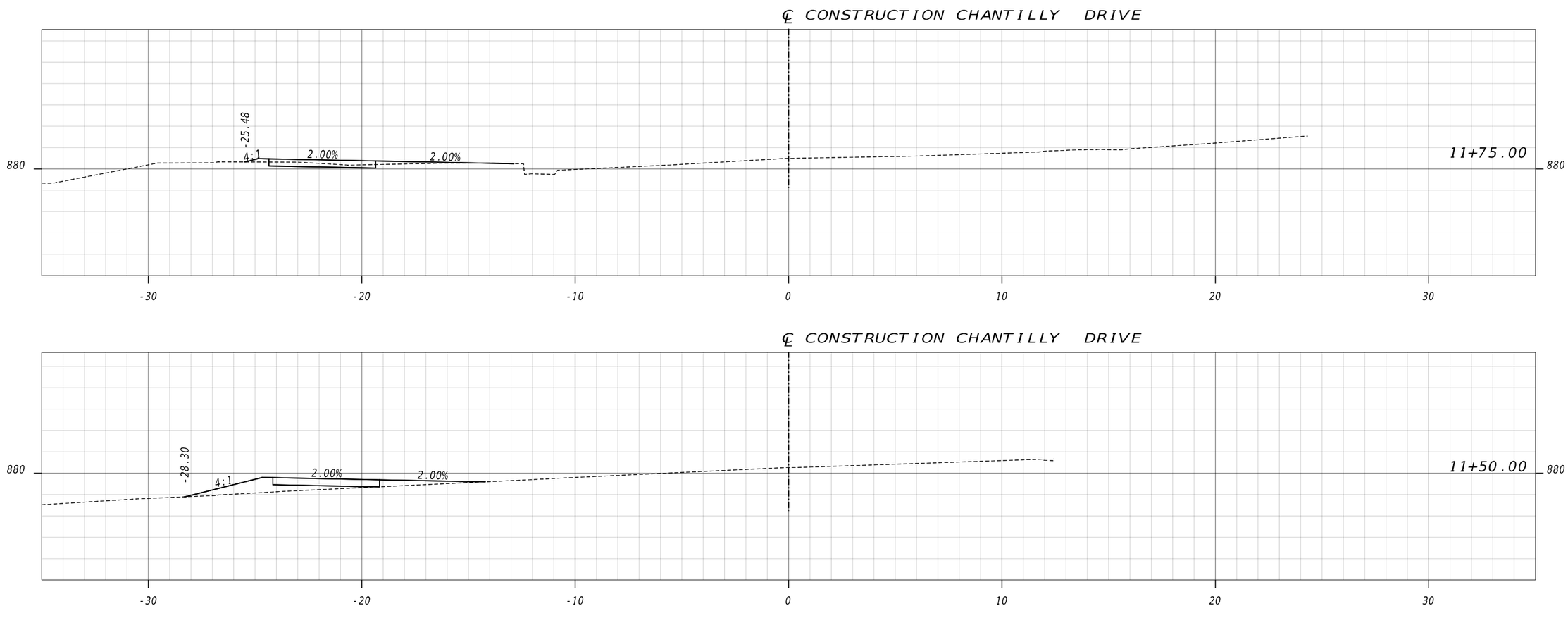
CHANTILLY DRIVE SIDEWALK

AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		23-0002
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE

GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS



Brookhaven GEORGIA

H&L A BCC COMPANY

Heath & Lineback
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Marietta, Georgia 30066
770.424.1668

HORIZONTAL: 1" = 5'
VERTICAL: 1" = 5'

REVIEW DATES

08-18-2023		
02-02-2024		

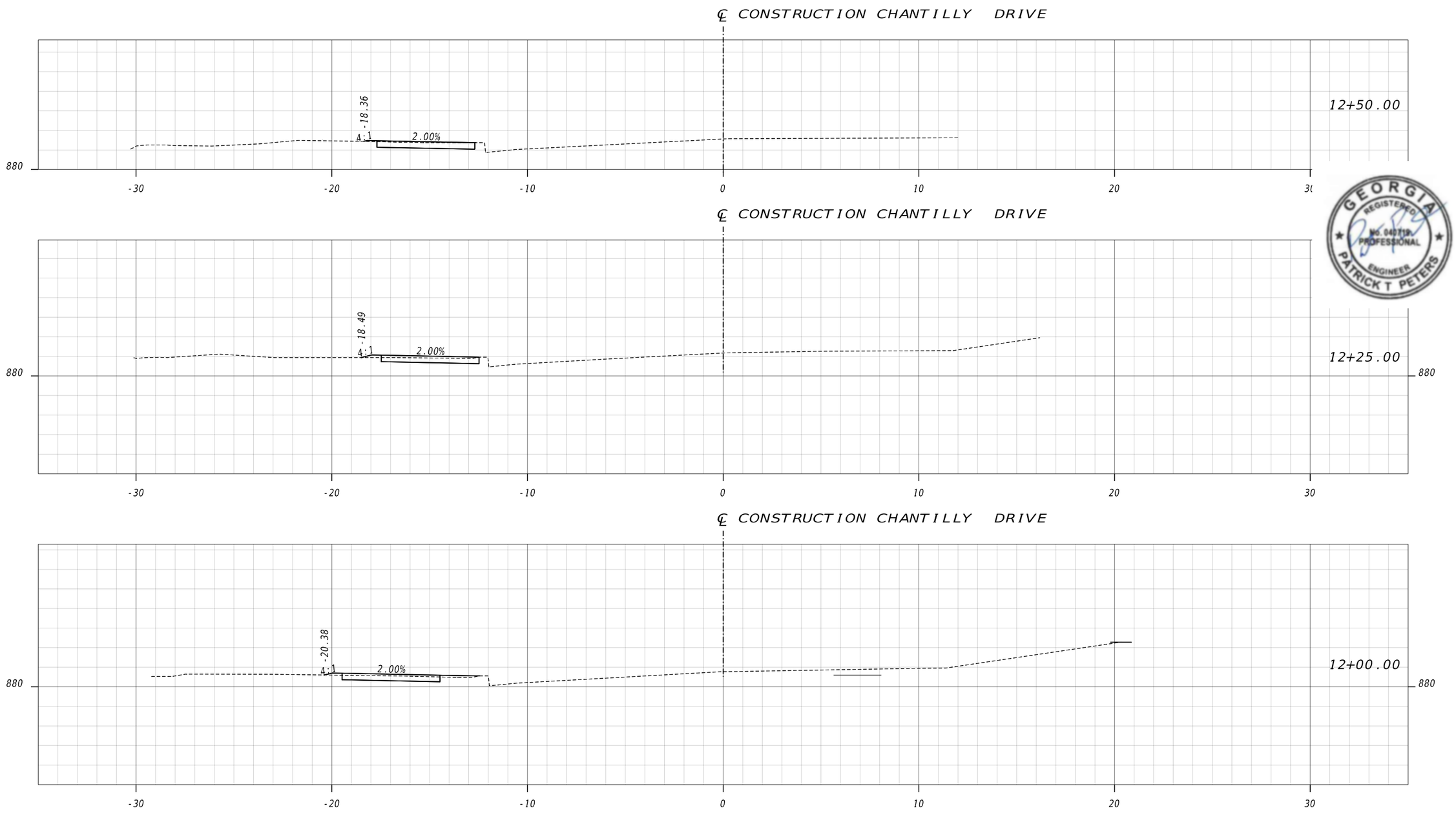
EARTHWORK CROSS SECTIONS

CHANTILLY DRIVE SIDEWALK

AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		23-0003
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE



GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS

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H&L A BCC COMPANY
Heath & Lineback
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

HORIZONTAL: 1" = 5'
VERTICAL: 1" = 5'

REVIEW DATES

08-18-2023		
02-02-2024		

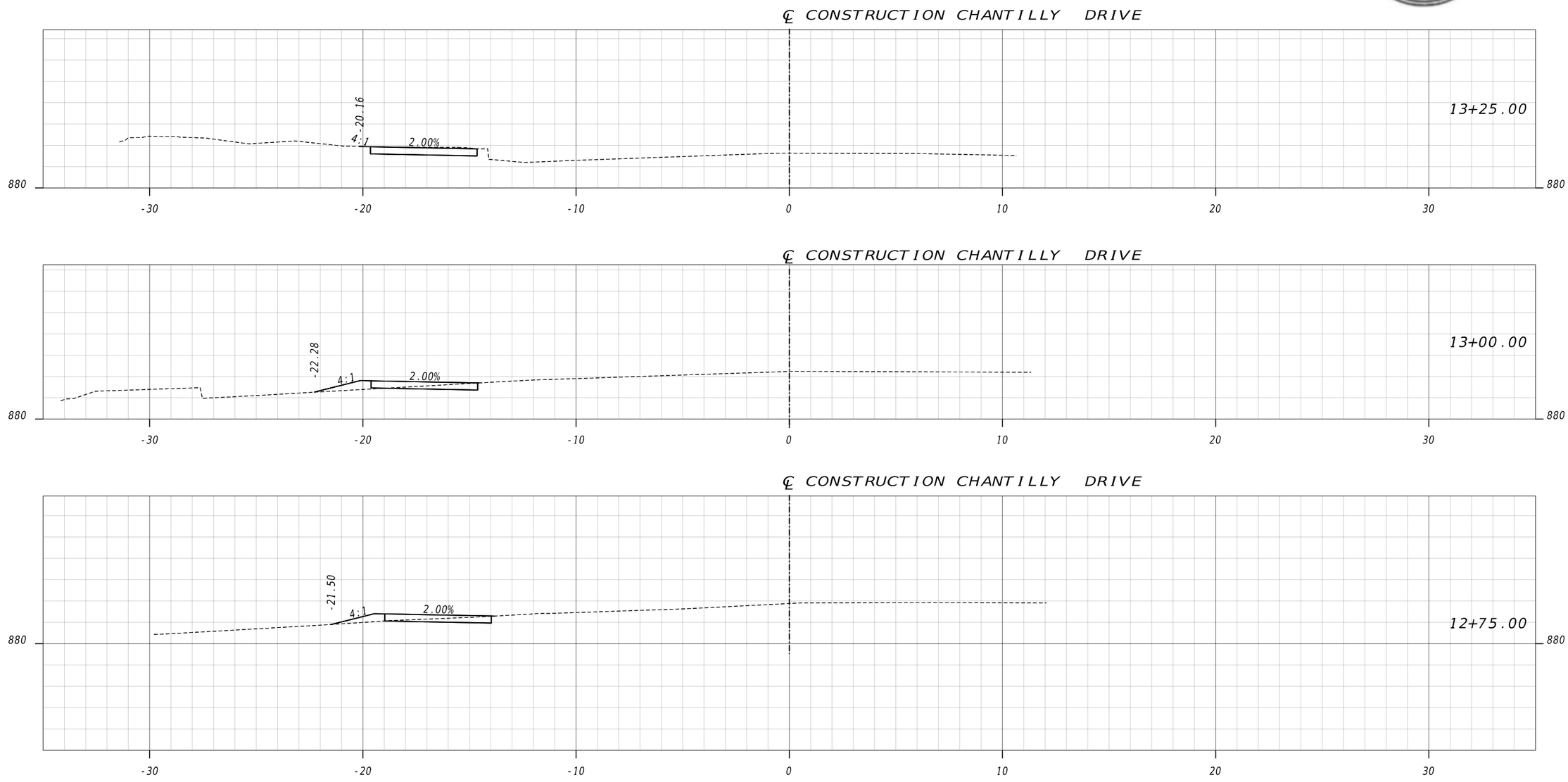
EARTHWORK CROSS SECTIONS

CHANTILLY DRIVE SIDEWALK

AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		23-0004
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE



Brookhaven GEORGIA

H&L A BCC COMPANY
Heath & Lineback
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

HORIZONTAL: 1" = 5'
VERTICAL: 1" = 5'

REVIEW DATES

08-18-2023		
02-02-2024		

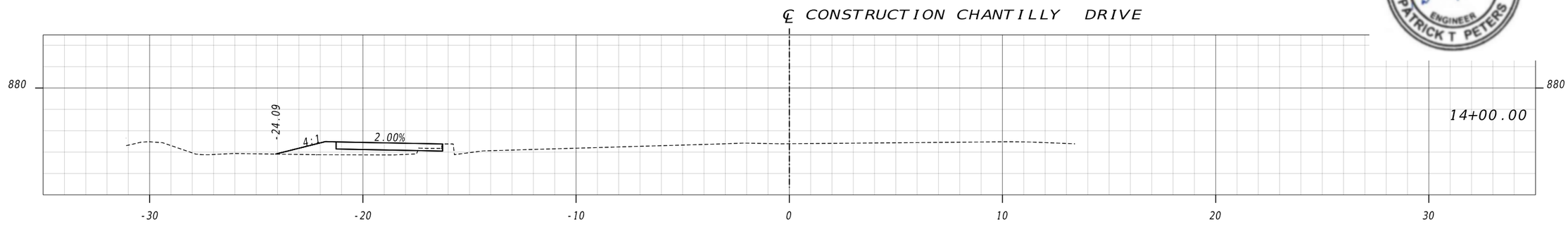
EARTHWORK CROSS SECTIONS

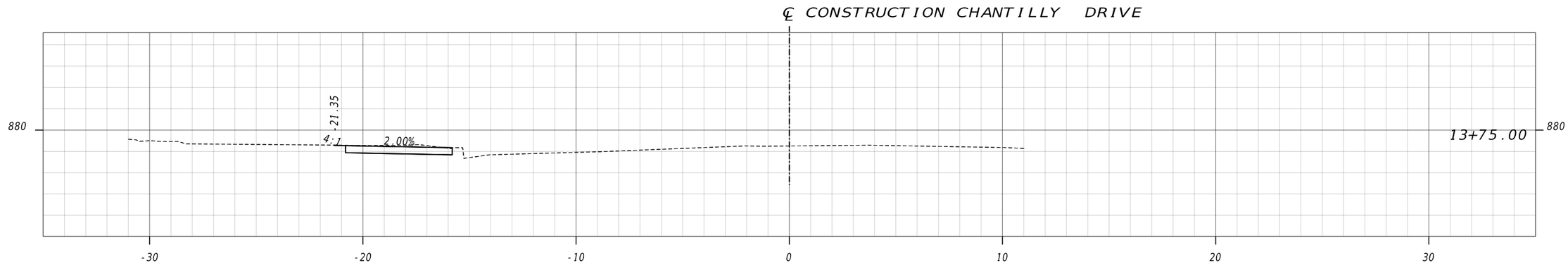
CHANTILLY DRIVE SIDEWALK

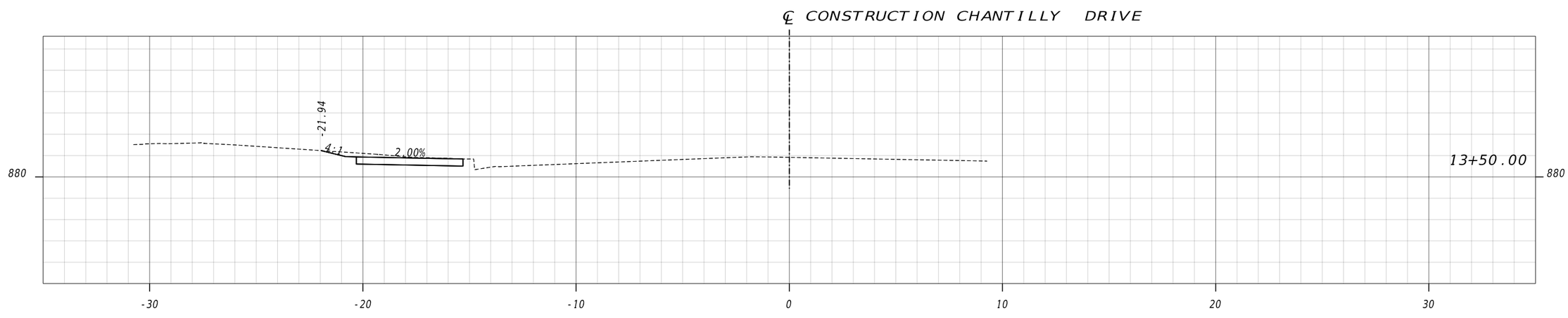
AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		23-0005
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE







GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS

Brookhaven GEORGIA

H&L A BCC COMPANY
Heath & Lineback
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

HORIZONTAL: 1" = 5'
VERTICAL: 1" = 5'

REVIEW DATES
08-18-2023
02-02-2024

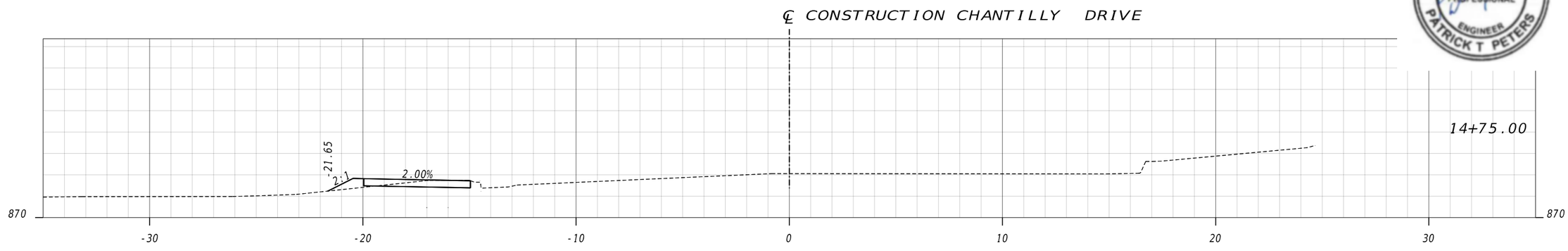
EARTHWORK CROSS SECTIONS

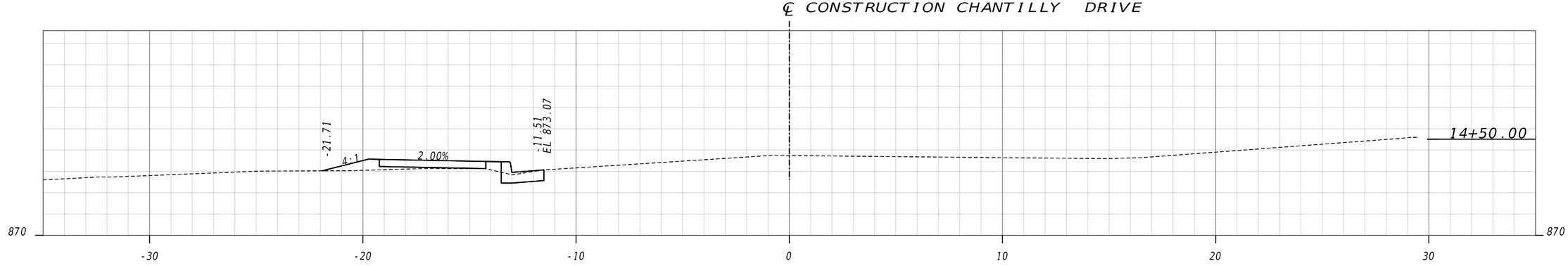
CHANTILLY DRIVE SIDEWALK

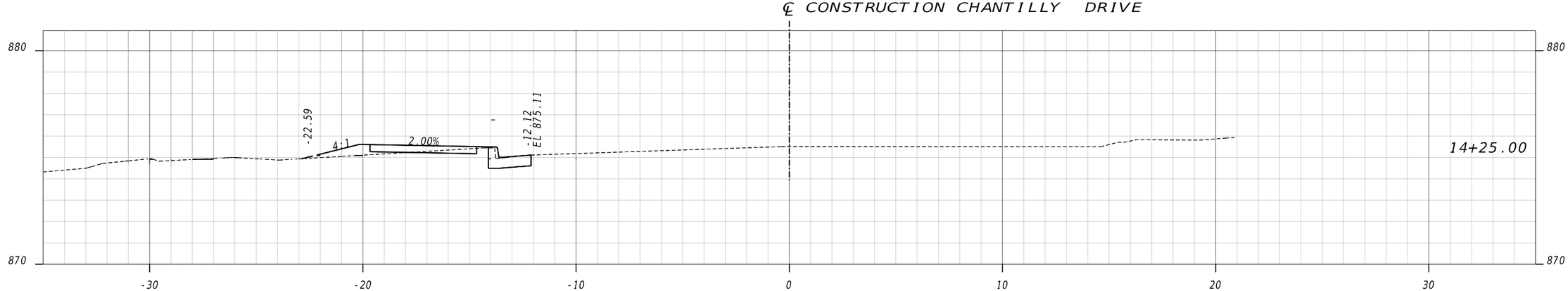
AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		23-0006
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE







GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS

Brookhaven GEORGIA

H&L A BCC COMPANY
Heath & Lineback
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

HORIZONTAL: 1" = 5'
VERTICAL: 1" = 5'

REVIEW DATES

08-18-2023		
02-02-2024		

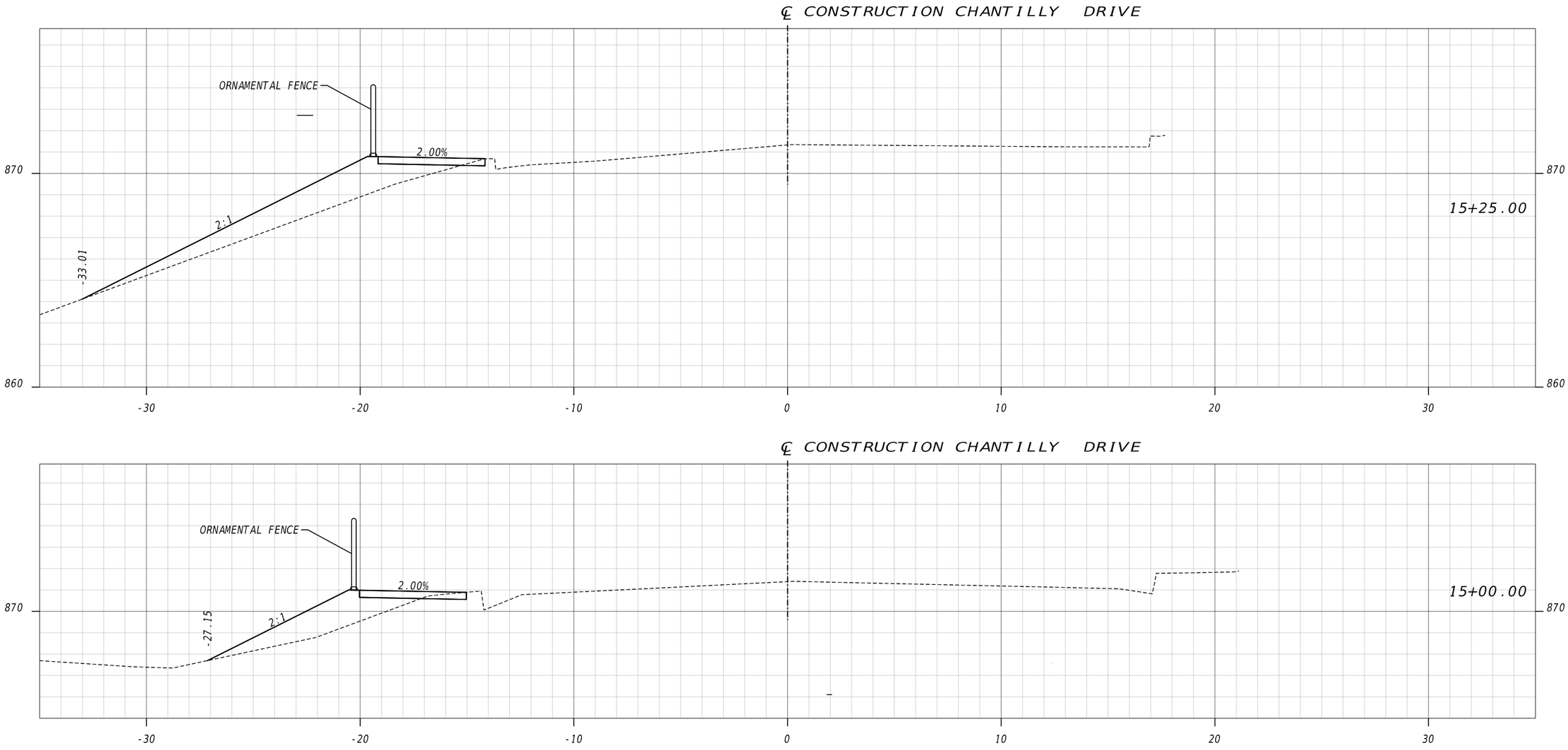
EARTHWORK CROSS SECTIONS

CHANTILLY DRIVE SIDEWALK

AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		23-0007
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE



Brookhaven GEORGIA

Heath & Lineback
A BCC COMPANY
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

HORIZONTAL: 1" = 5'
VERTICAL: 1" = 5'

REVIEW DATES

08-18-2023		
02-02-2024		

EARTHWORK CROSS SECTIONS

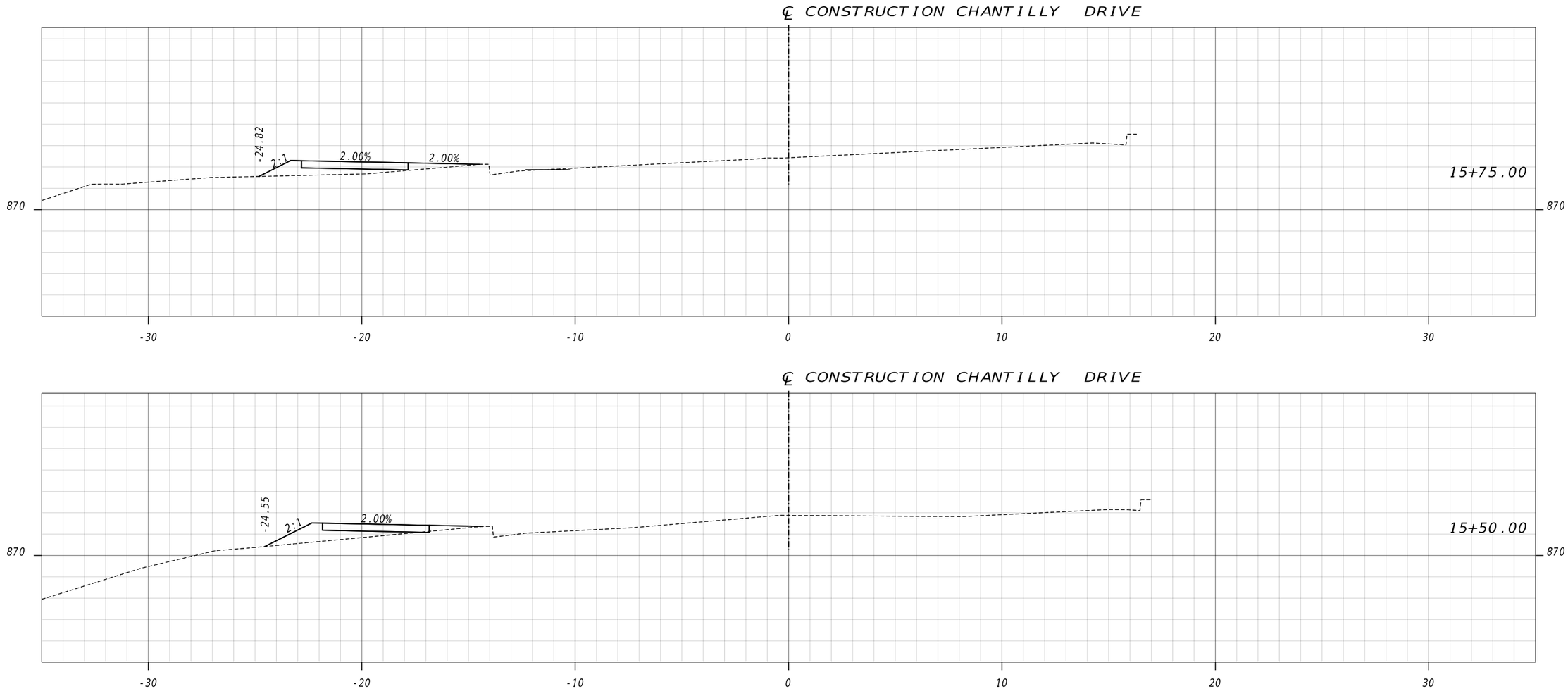
CHANTILLY DRIVE SIDEWALK

AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		23-0008
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE

GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS



Brookhaven GEORGIA

Heath & Lineback
A BCC COMPANY
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

HORIZONTAL: 1" = 5'
VERTICAL: 1" = 5'

REVIEW DATES

08-18-2023		
02-02-2024		

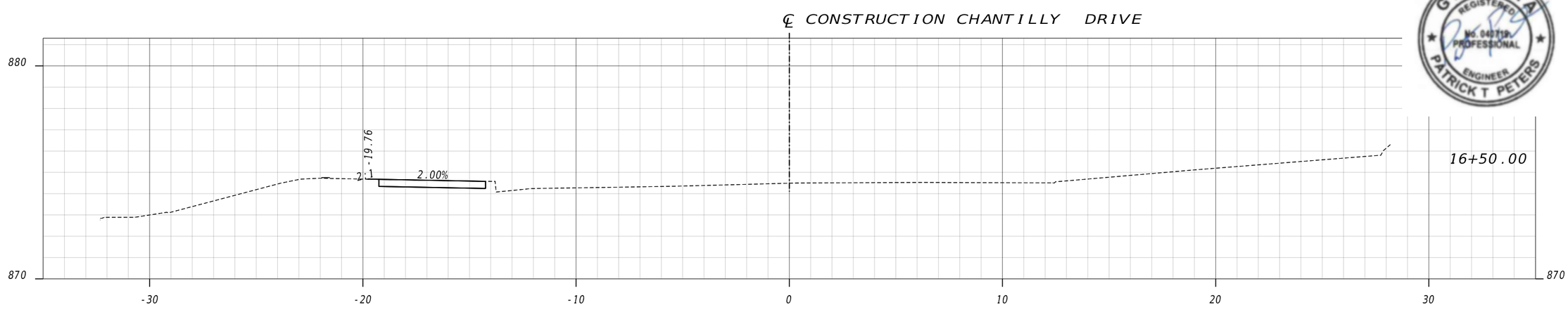
EARTHWORK CROSS SECTIONS

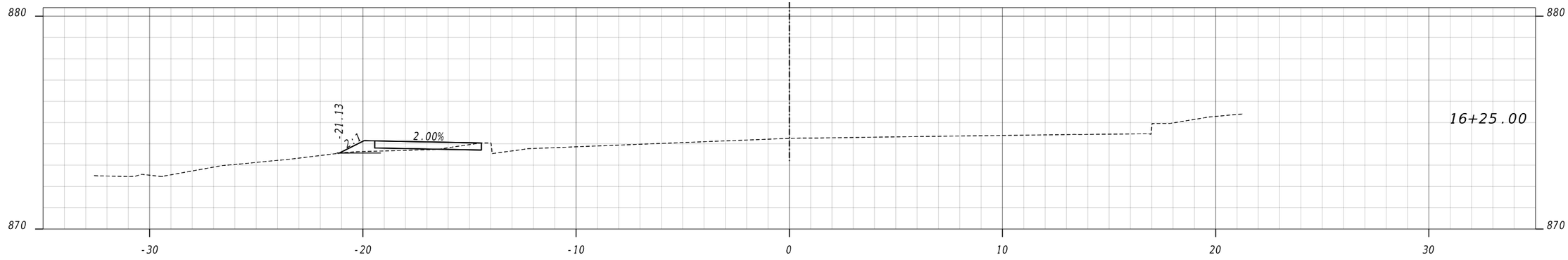
CHANTILLY DRIVE SIDEWALK

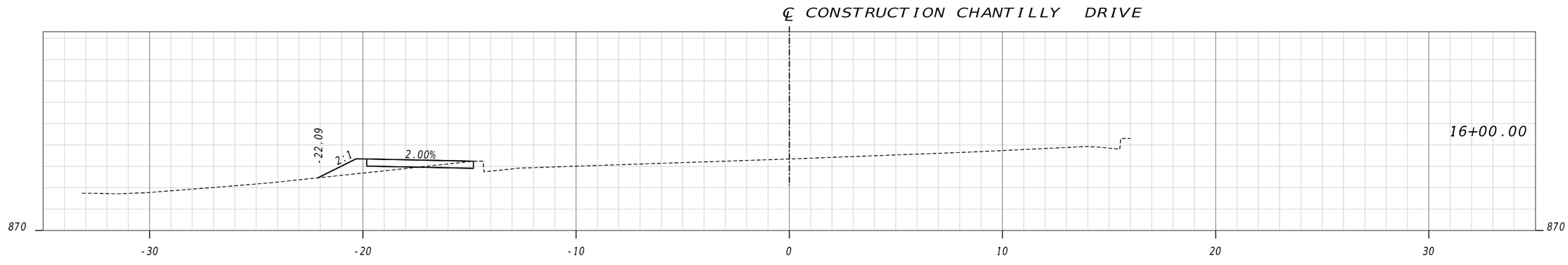
AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		23-0009
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE







GEORGIA REGISTERED No. 042719 PROFESSIONAL ENGINEER PATRICK T PETERS

Brookhaven GEORGIA

H&L A BCC COMPANY
Heath & Lineback
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

HORIZONTAL: 1" = 5'
VERTICAL: 1" = 5'

REVIEW DATES
08-18-2023
02-02-2024

EARTHWORK CROSS SECTIONS

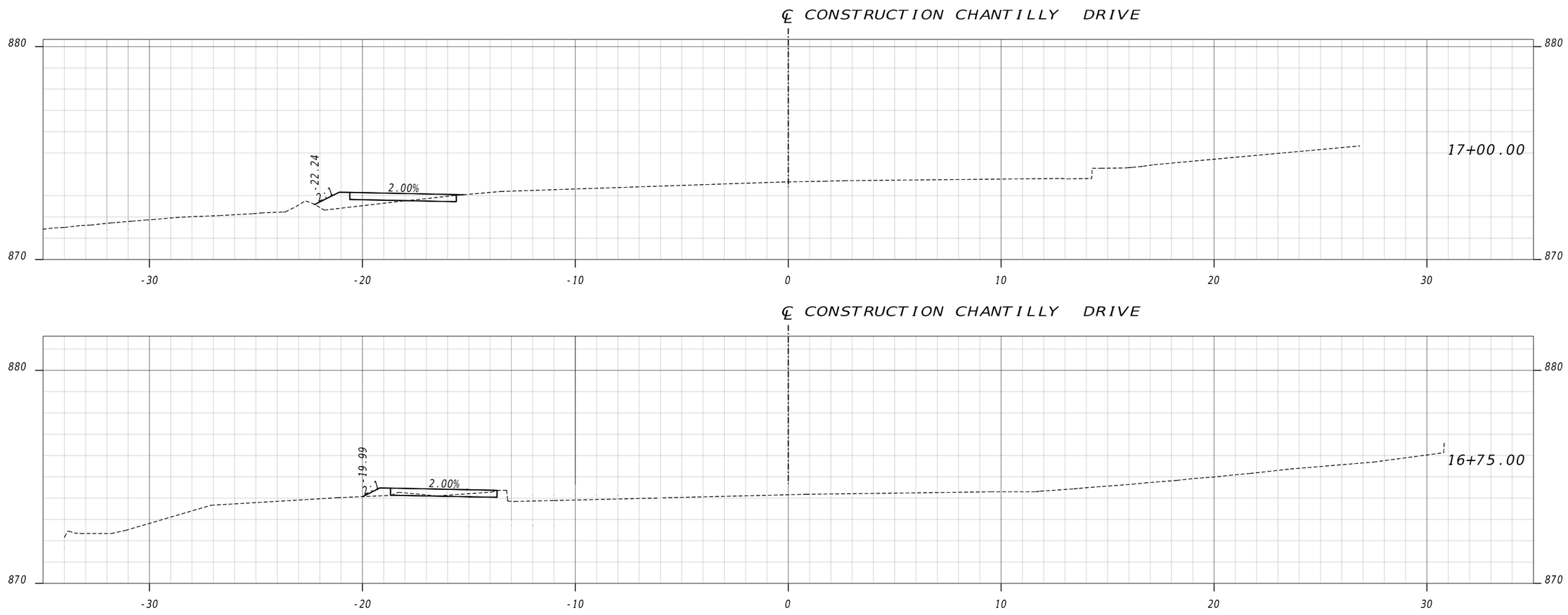
CHANTILLY DRIVE SIDEWALK

AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		23-0010
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE

GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS



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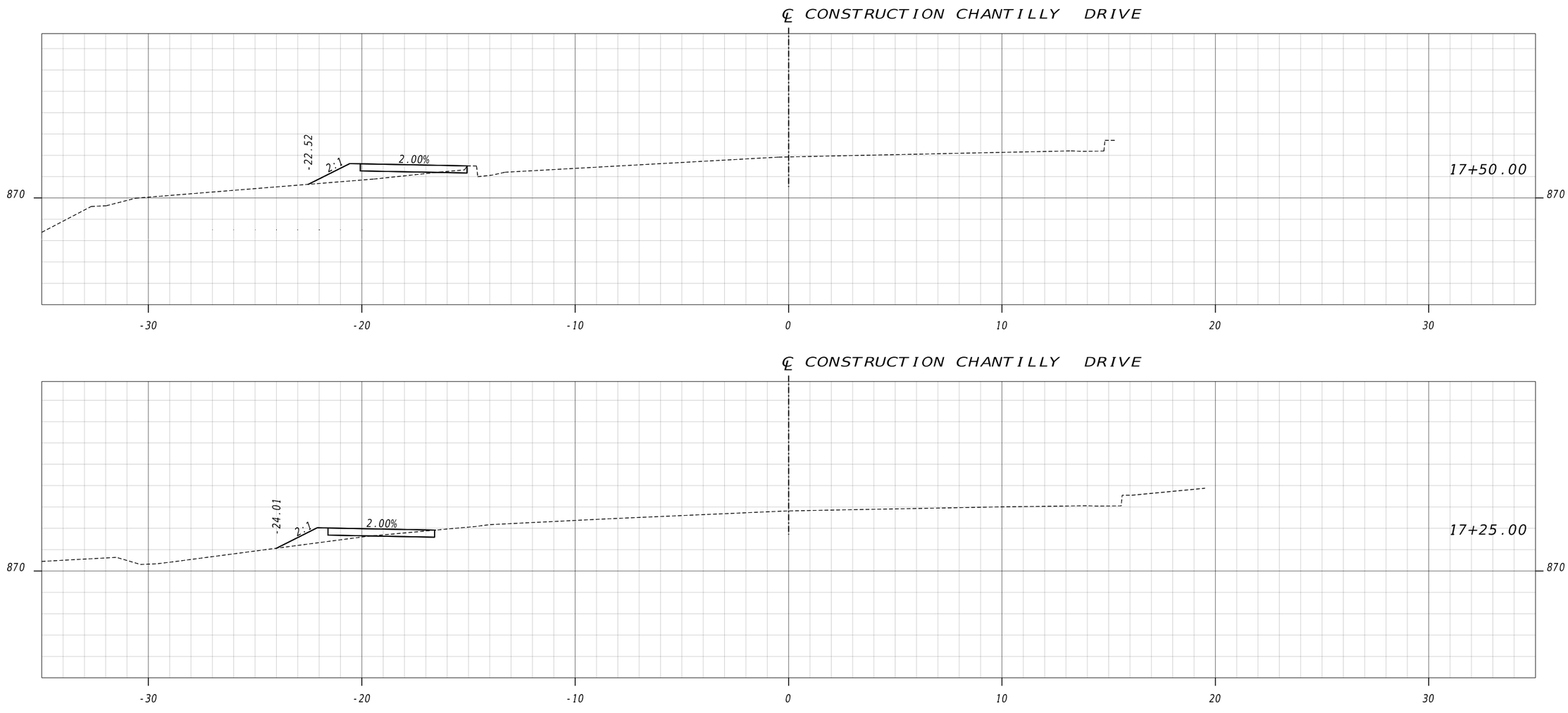
DRAWING No.
23-0011

GPLN-CE

GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS



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AP# 3138888

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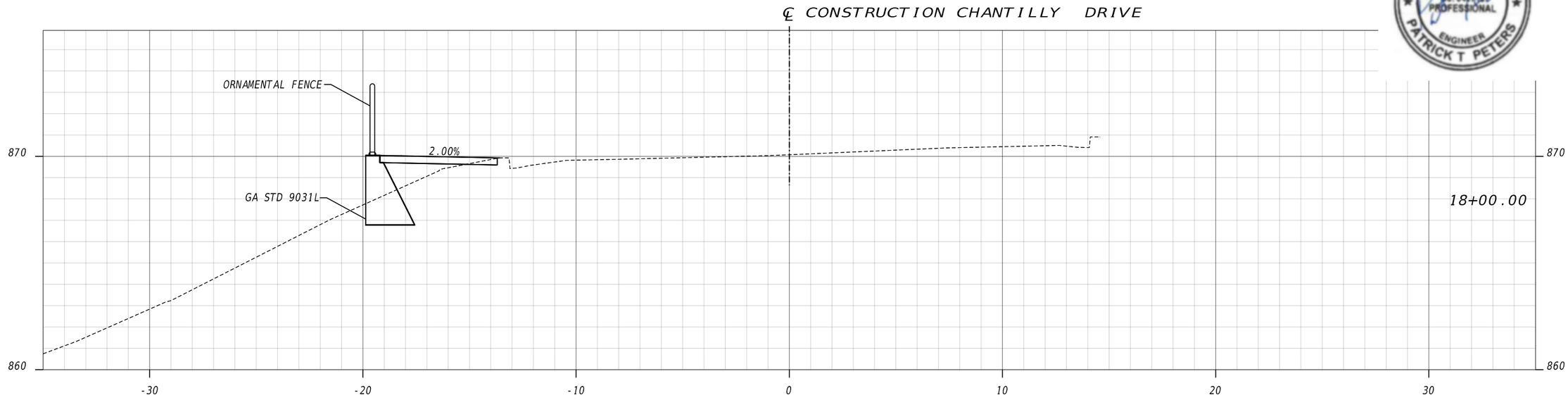
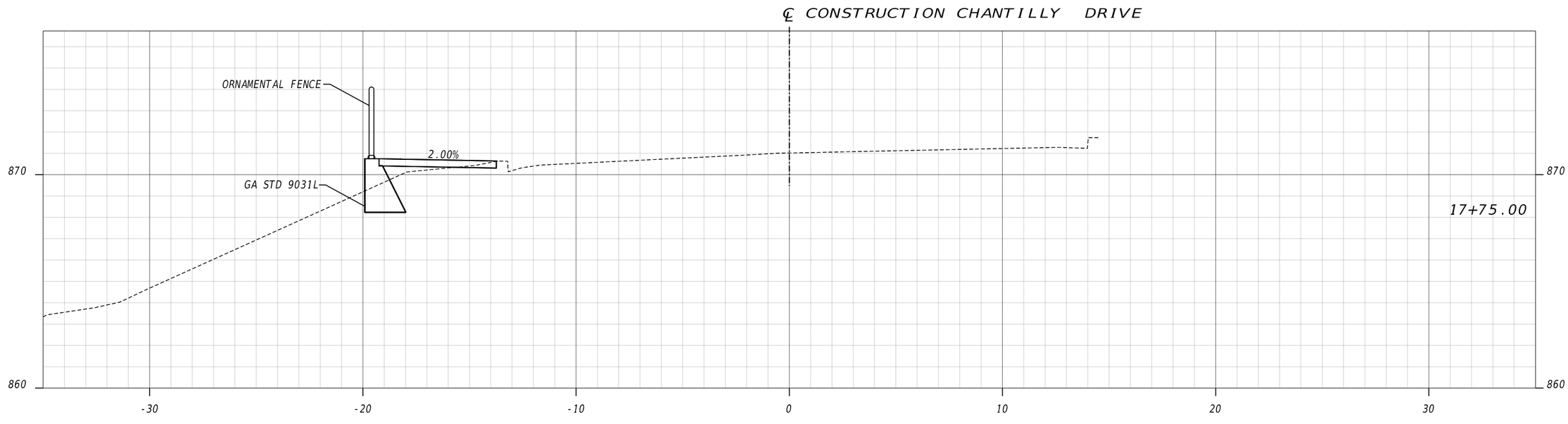
GPLN-CE





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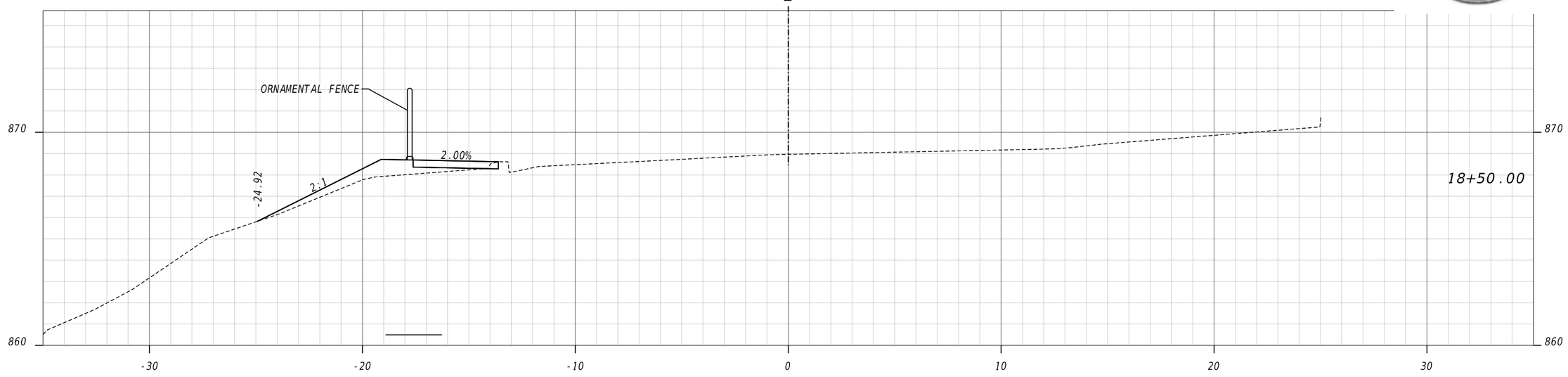
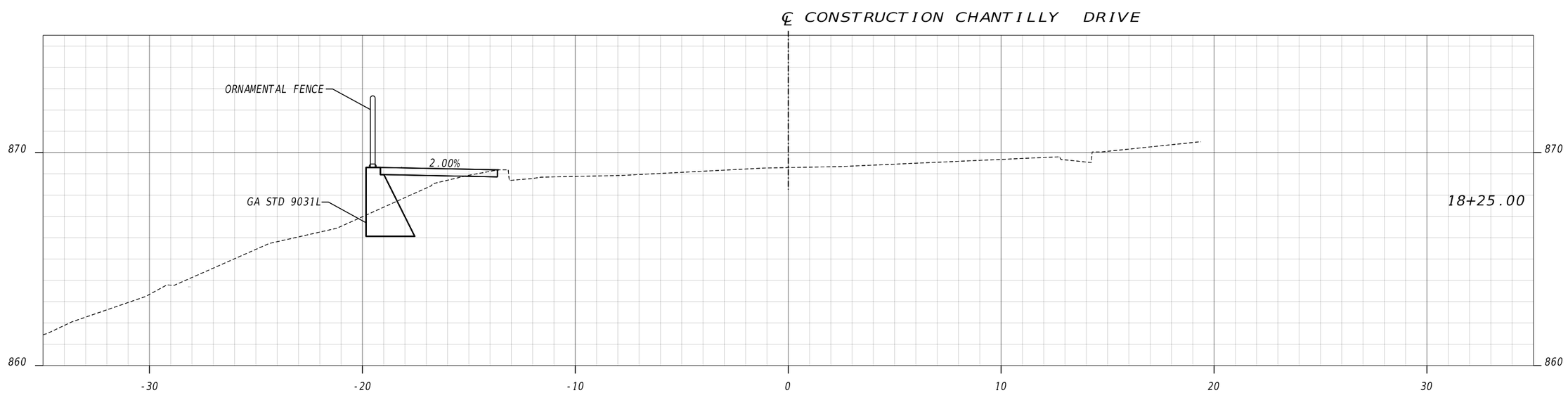
DRAWING No. 23-0013

GPLN-CE





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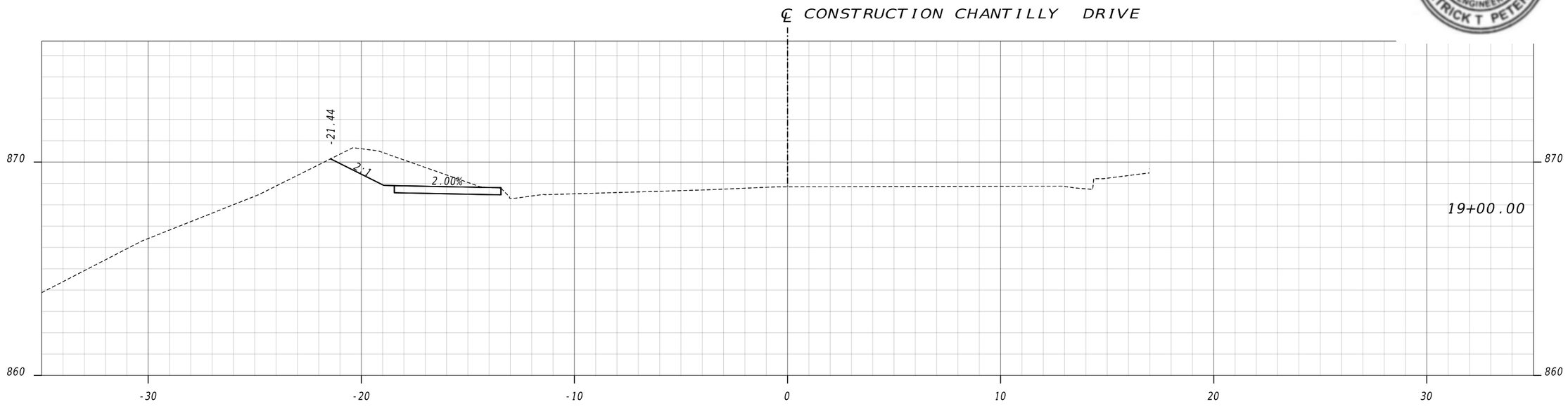

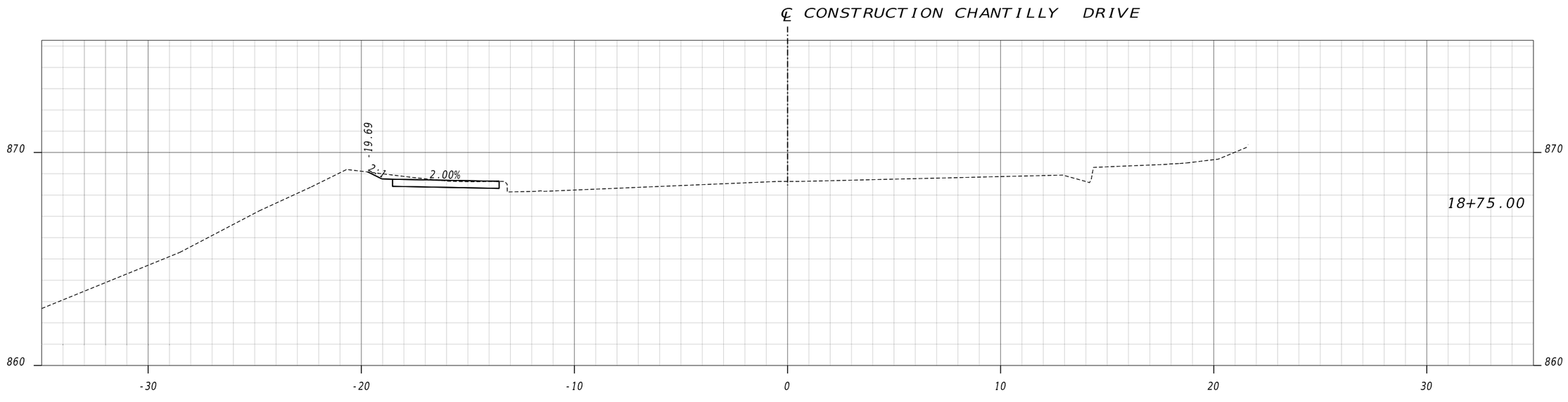

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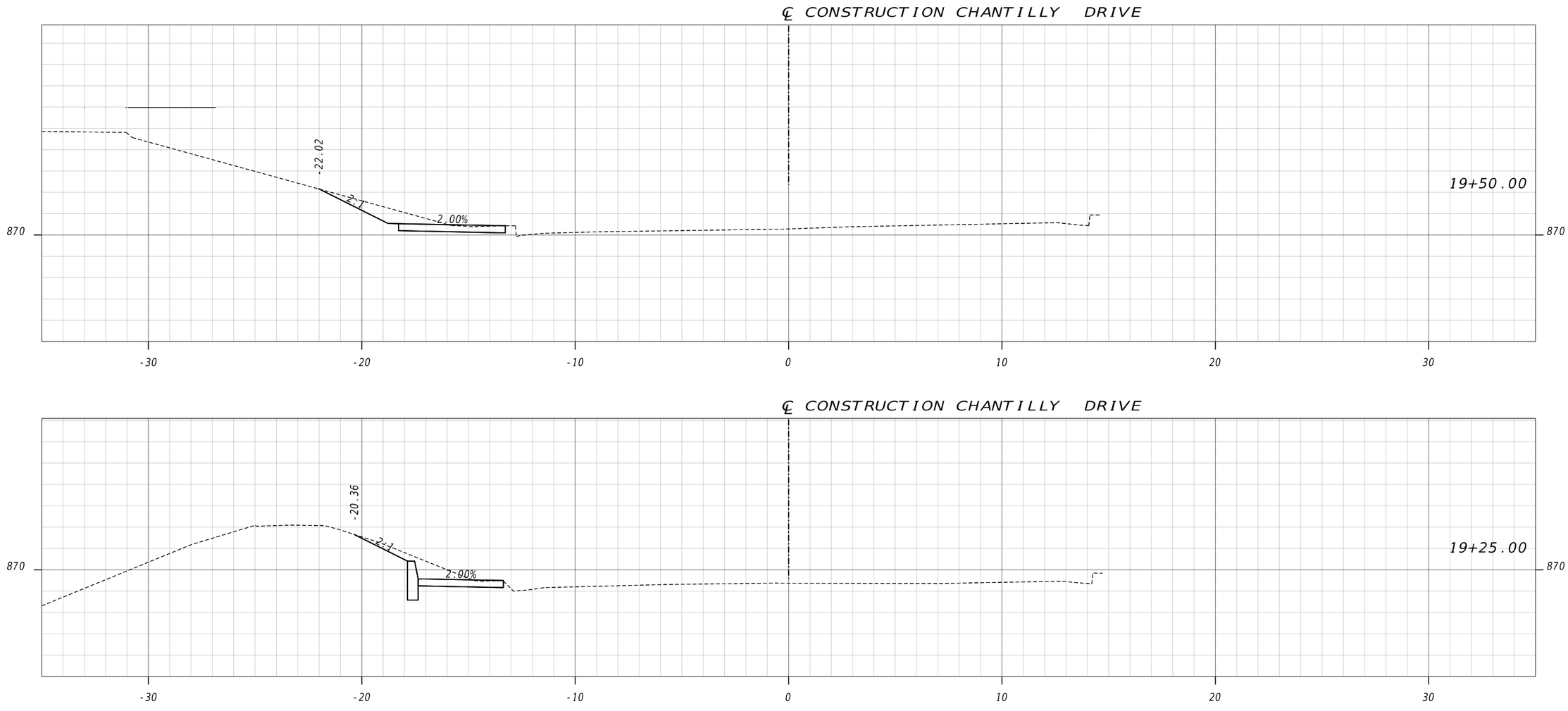

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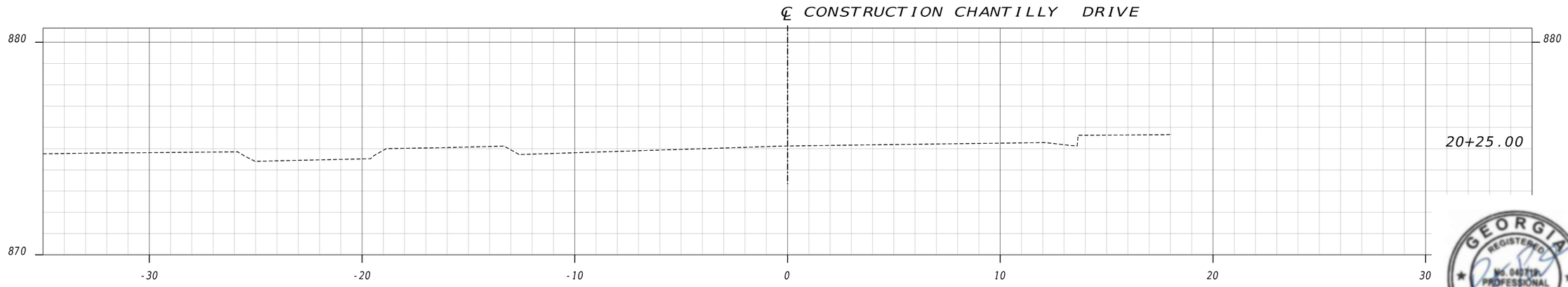
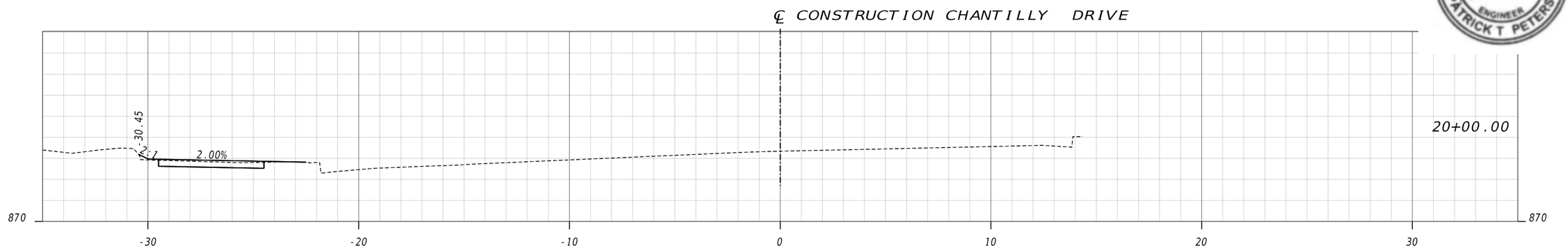
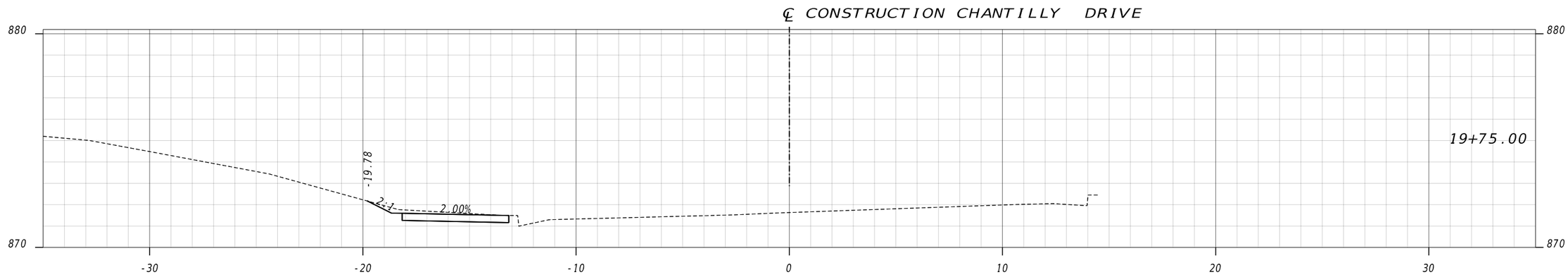
DRAWING No.
23-0016

GPLN-CE







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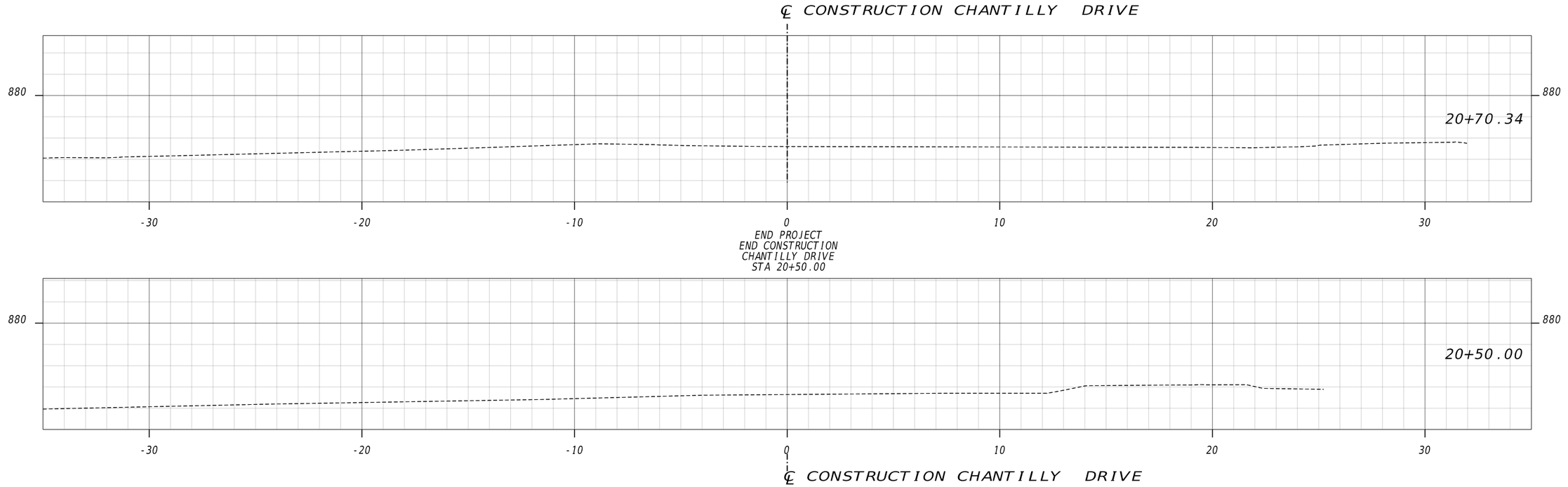

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GPLN-CE

UTILITY LINECODES

	EXISTING	TO BE REMOVED	PROPOSED	TYPE OF UTILITY
OVERHEAD	---W---E---W---E-	-X-W---E---W-X-E-	——W——E——W——E-	ELECTRIC
	---W---E-T---W---	--X-W---E-T---W-X--	——W——E-T——W——	ELECTRIC/TELECOMMUNICATIONS
	---W--- E-TV ---W-	-X-W--- E-TV --X-W-	——W—— E-TV ——W——	ELECTRIC/CABLE TV
	---W--- E-T-TV ---W	-X-W--- E-T-TV X--W	——W—— E-T-TV ——W	ELECTRIC/TELECOMMUNICATIONS/CABLE TV
	---W---GW---W---	-X-W---GW---W-X-	——W——GW——W——	GUY WIRE
	---W---T---W---T-	-X-W---T---W-X-T-	——W——T——W——T-	TELECOMMUNICATIONS
	---W--- T-TV ---W-	-X-W--- T-TV ---WX-	——W—— T-TV ——W——	TELECOMUNICATIONS/CABLE TV
	---W---TV---W---	-X-W---TV---W-X-	——W——TV——W——	CABLE TV
UNDERGROUND	-------- E --------	-X------ E ------X-	———— E ————	ELECTRIC
	-------- T --------	-X------ T ------X-	———— T ————	TELECOMMUNICATIONS
	--------TV--------	-X------TV------X-	————TV————	CABLE TV
	--------W--------	-X------W------X-	————W————	WATER
	=====**"W=====	=X===**"W===X=	═══**"W═══	WATER FOR LABELED PIPE SIZES
	--------NW-------	-X------NW------X-	————NW————	NON-POTABLE WATER
	:=====**"NW=====:	:X===**"NW===X:	═══**"NW═══	NON-POTABLE WATER FOR LABELED PIPE SIZES
	--------STM------	X------STM------X	————STM————	STEAM
	=====**"STM====	X===**"STM===X	═══**"STM═══	STEAM FOR LABELED PIPE SIZES
	------>SS------>	-X---->SS------X-	————>SS————	SANITARY SEWER WITH FLOW DIRECTION
	:=====Σ**"SS=====:	:X===Σ**"SS===X:	═══Σ**"SS═══	SANITARY SEWER WITH FLOW DIRECTION FOR LABELED PIPE SIZES
	------>SFM------	X----->SFM-----X	————>SFM————	SANITARY SEWER FORCE MAIN WITH FLOW DIRECTION
	-------- G --------	-X------ G ------X-	———— G ————	GAS
	=====**"G=====	=X===**"G===X=	═══**"G═══	GAS FOR LABELED PIPE SIZES
	-------- P --------	-X------ P ------X-	———— P ————	PETROLEUM
	=====**"P=====	=X===**"P===X=	═══**"P═══	PETROLEUM FOR LABELED PIPE SIZES

UTILITY SYMBOLS

EXISTING	PROPOSED	TEMPORARY	
			UTILITY POLE/GUY POLE
			VENT
			GUY ANCHOR
			LIGHT POLE
E	E	E	ELECTRIC MANHOLE
HE	HE	HE	ELECTRIC HAND HOLE
E	E	E	TRANSFORMER
E	E	E	ELECTRIC METER
E	E	E	ELECTRIC LINE MARKER U/G
E	E	E	ELECTRIC BOX
E			ELECTRIC YARD LIGHT POLE
			TRANSMISSION TOWER
T	T	T	TELECOMMUNICATIONS MANHOLE
HT	HT	HT	TELECOMMUNICATIONS HANDHOLE
T	T	T	TELECOMMUNICATIONS PEDESTAL
T	T	T	
X	X	X	SPLICE BOX
SLC	SLC	SLC	SUBCRIBER LOOP CARRIER (aka "SLICK")
			PHONE BOOTH
			TELECOMMUNICATIONS CABINET
TV	TV	TV	CABLE TV CABINET
TV	TV	TV	CABLE TV MANHOLE
HTV	HTV	HTV	CABLE TV HANDHOLE
			CABLE TV PEDESTAL
TV	TV	TV	CABLE TV LINE MARKER U/G
			SATELLITE DISH

EXISTING	PROPOSED	TEMPORARY	
W	W	W	WATER VALVE
W	W	W	WATER VALVE MARKER
W	W	W	WATER METER
W	W	W	WATER MANHOLE
			FIRE HYDRANT ASSEMBLY (INCLUDES ASSOCIATED VALVE)
BFP	BFP	BFP	BACKFLOW PREVENTER
PIV	PIV	PIV	PRESSURE INDICATOR VALVE
ARV	ARV	ARV	AIR RELEASE VALVE
W	W	W	WATER VAULT
			STAND PIPE
W	W	W	WATER LINE MARKER U/G
			CLEANOUT
SS	SS	SS	SANITARY SEWER MANHOLE
ARV	ARV	ARV	AIR RELEASE VALVE
GT	GT	GT	GREASE TRAP
S	S	S	SANITARY SEWER FORCE MAIN LINE MARKER U/G
S	S	S	SANITARY SEWER FORCE MAIN VALVE
S	S	S	SANITARY SEWER FORCE MAIN VALVE MARKER
G			GAS YARD LIGHT POLE
G	G	G	GAS VALVE
G	G	G	GAS VALVE MARKER
G	G	G	GAS METER
G	G	G	GAS MANHOLE
GPR	GPR	GPR	GAS PRESSURE REGULATOR
G	G	G	GAS VAULT
GTS	GTS	GTS	GAS TEST STATION
G	G	G	GAS LINE MARKER U/G
P	P	P	PETROLEUM LINE MARKER U/G
P	P	P	PETROLEUM VALVE
P	P	P	PETROLEUM VALVE MARKER

GEORGIA811 www.Georgia811.com
Know what's below. Call before you dig.

Contractor shall follow the requirements of Special Provision Section 107.21which is included in the bid documents.

GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS

PROPERTY AND EXISTING R/W LINE
REQUIRED R/W LINE
CONSTRUCTION LIMITS
EASEMENT FOR CONSTR & MAINTENANCE OF SLOPES
EASEMENT FOR CONSTR OF SLOPES
EASEMENT FOR CONSTR OF DRIVES

BEGIN LIMIT OF ACCESS.....BLA
END LIMIT OF ACCESS.....ELA
EXISTING LIMIT OF ACCESS
REQ'D LIMIT OF ACCESS
EXISTING LIMIT OF ACCESS & R/W
REQ'D LIMIT OF ACCESS & R/W
ORANGE BARRIER FENCE
ESA - ENV. SENSITIVE AREA

Brookhaven GEORGIA

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SCALE IN FEET
0 20 40 80

REVIEW DATES
08-18-2023
02-02-2024

UTILITY PLANS
CHANTILLY DRIVE SIDEWALK
AP# 3138888

CHECKED: DATE:
BACKCHECKED: DATE:
CORRECTED: DATE:
VERIFIED: DATE:

DRAWING No.
24-0000

GPLN-CE

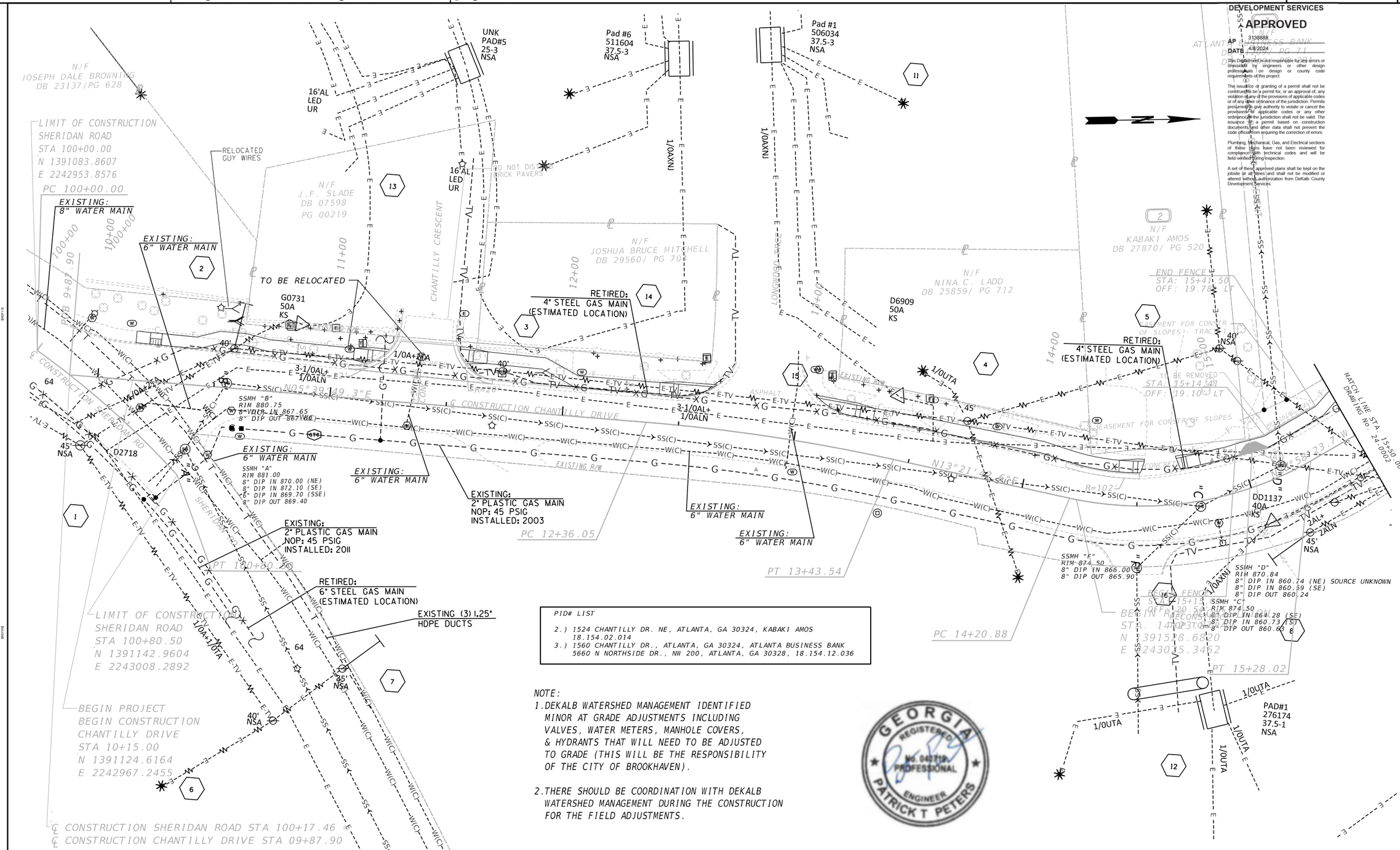
DEVELOPMENT SERVICES
APPROVED
AP 3138888
DATE 4/8/2024

This Department is not responsible for any errors or omissions by engineers or other design professionals on design or county code requirements of this project.

The issuance or granting of a permit shall not be construed to be a permit for, or an approval of, any violation of any of the provisions of applicable codes or of any other ordinance of the jurisdiction. Permits presuming to give authority to violate or cancel the provisions of applicable codes or any other ordinance of the jurisdiction shall not be valid. The issuance of a permit based on construction documents and other data shall not prevent the code official from requiring the correction of errors.

Plumbing, Mechanical, Gas, and Electrical sections of these plans have not been reviewed for compliance with technical codes and will be field-verified during inspection.

A set of these approved plans shall be kept on the jobsite at all times and shall not be modified or altered without authorization from DeKalb County Development Services.



PID# LIST

2.) 1524 CHANTILLY DR. NE, ATLANTA, GA 30324, KABAKI AMOS 18.154.02.014
3.) 1560 CHANTILLY DR., ATLANTA, GA 30324, ATLANTA BUSINESS BANK 5660 N NORTHSIDE DR., NW 200, ATLANTA, GA 30328, 18.154.12.036

NOTE:
1. DEKALB WATERSHED MANAGEMENT IDENTIFIED MINOR AT GRADE ADJUSTMENTS INCLUDING VALVES, WATER METERS, MANHOLE COVERS, & HYDRANTS THAT WILL NEED TO BE ADJUSTED TO GRADE (THIS WILL BE THE RESPONSIBILITY OF THE CITY OF BROOKHAVEN).
2. THERE SHOULD BE COORDINATION WITH DEKALB WATERSHED MANAGEMENT DURING THE CONSTRUCTION FOR THE FIELD ADJUSTMENTS.

GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS

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REQUIRED R/W LINE
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EASEMENT FOR CONSTR OF SLOPES
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REVIEW DATES		
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UTILITY PLANS
CHANTILLY DRIVE SIDEWALK
AP# 3138888

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GPLN-CE

DEVELOPMENT SERVICES

APPROVED

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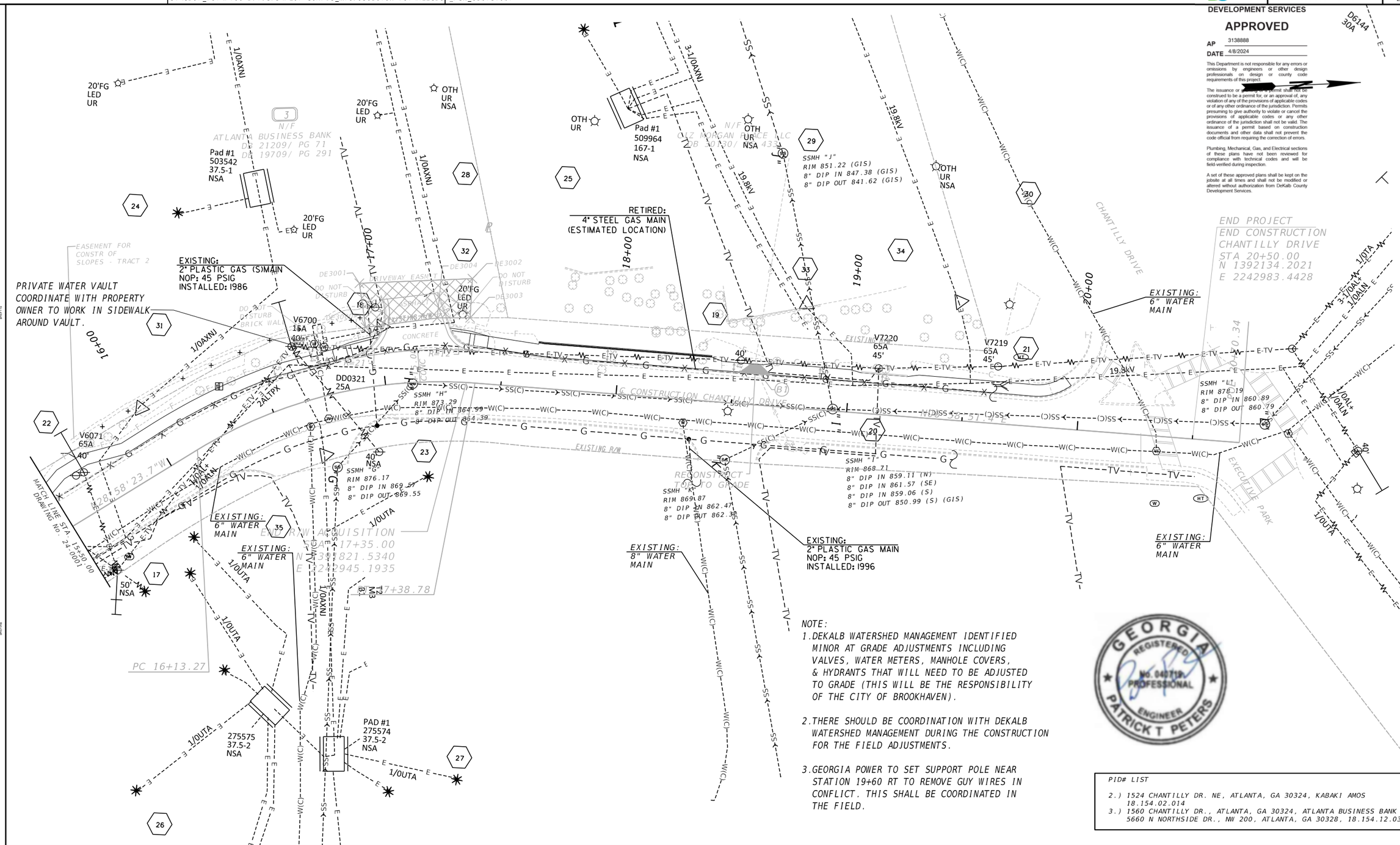

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2. THERE SHOULD BE COORDINATION WITH DEKALB WATERSHED MANAGEMENT DURING THE CONSTRUCTION FOR THE FIELD ADJUSTMENTS.
3. GEORGIA POWER TO SET SUPPORT POLE NEAR STATION 19+60 RT TO REMOVE GUY WIRES IN CONFLICT. THIS SHALL BE COORDINATED IN THE FIELD.

GEORGIA REGISTERED No. 040710 PROFESSIONAL ENGINEER PATRICK T PETERS

PID# LIST

2.) 1524 CHANTILLY DR. NE, ATLANTA, GA 30324, KABAKI AMOS 18.154.02.014
3.) 1560 CHANTILLY DR., ATLANTA, GA 30324, ATLANTA BUSINESS BANK 5660 N NORTHSIDE DR., NW 200, ATLANTA, GA 30328, 18.154.12.036

PROPERTY AND EXISTING R/W LINE
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EASEMENT FOR CONSTR OF SLOPES
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SCALE IN FEET
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UTILITY PLANS

CHANTILLY DRIVE SIDEWALK

AP# 3138888

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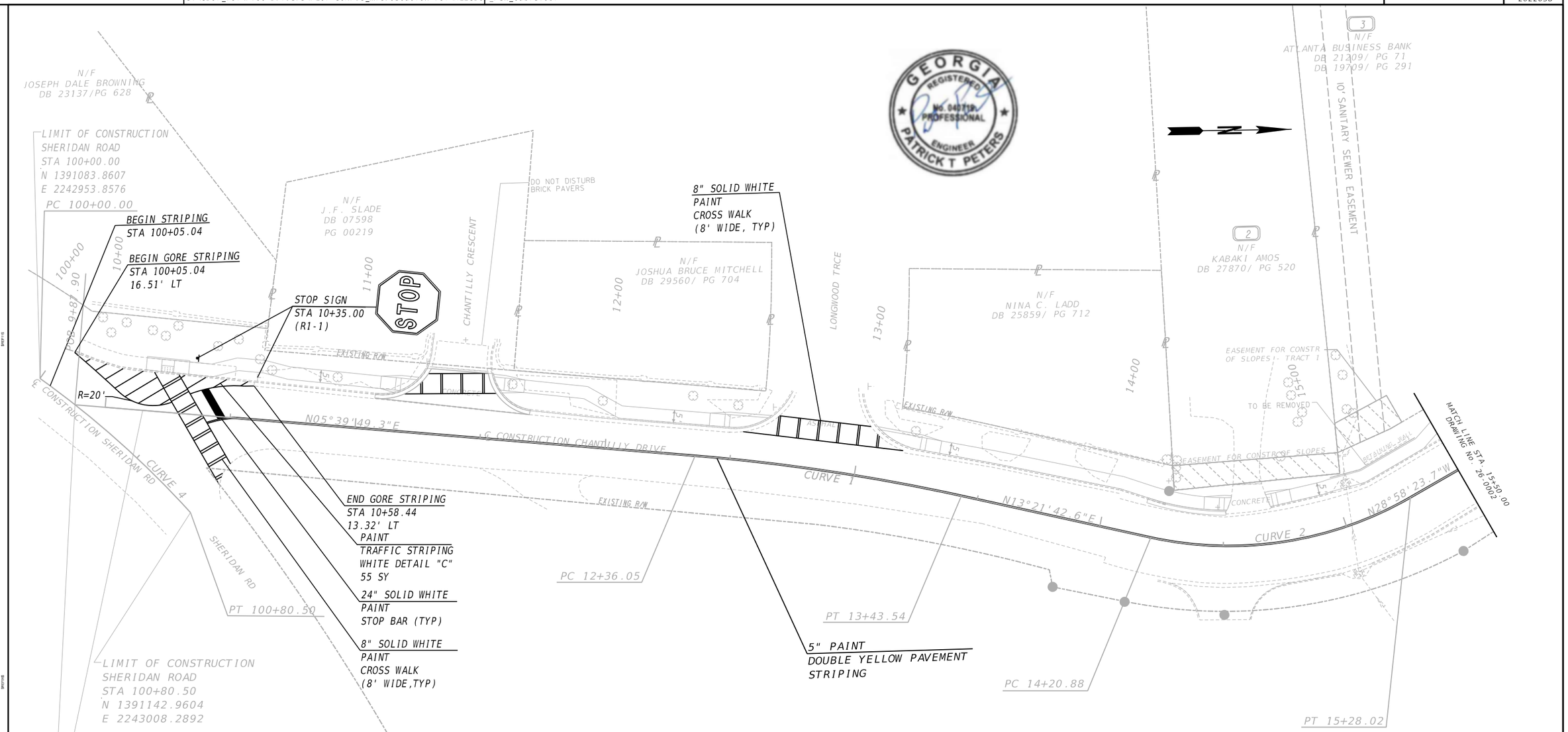

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18.154.02.014
3.) 1560 CHANTILLY DR., ATLANTA, GA 30324, ATLANTA BUSINESS BANK
5660 N NORTHSIDE DR., NW 200, ATLANTA, GA 30328, 18.154.12.036

CURVE# 1
PI 12+89.88
N 1,391,398.1502
E 2,242,994.3727
Δ 07°41'53.3" (RT)
D 07°09'43.10"
T 53.82'
L 107.49'
R 800.00'
E 1.81'
ed ME
D.S. NA

CURVE# 2
PI 14+77.03
N 1,391,580.3928
E 2,243,037.6607
Δ 42°20'06.3" (LT)
D 39°30'51.59"
T 56.15'
L 107.14'
R 145.00'
E 10.49'
ed ME
D.S. NA

CURVE# 4
PI 100+40.40
N 1,391,116.3340
E 2,242,977.8993
Δ 12°15'42.8" (RT)
D 15°13'55.68"
T 40.40'
L 80.50'
R 376.15'
E 2.16'
ed ME
D.S. NA

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02-02-2024

SIGNING AND MARKING PLANS
CHANTILLY DRIVE SIDEWALK
AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		26-0001
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE

CURVE# 3
PI 16+78.17
N 1,391,760.8717
E 2,242,937.7297
Δ 35°57'15.1" (RT)
D 28°38'52.40"
T 64.90'
L 125.50'
R 200.00'
E 10.27'
ed ME
D.S.NA

3
N/F
ATLANTA BUSINESS BANK
DB 21209/ PG 71
DB 19709/ PG 291

N/F
CIZ MORGAN PLACE LLC
DB 30130/ PG 433

8" SOLID WHITE
PAINT
CROSS WALK
(8' WIDE, TYP)

REMOVE & RESET
EXISTING R2-1
(25 MPH) SIGN
STA 18+45 LT

END PROJECT
END CONSTRUCTION
CHANTILLY DRIVE
STA 20+50.00
N 1392134.2021
E 2242983.4428

EASEMENT FOR
CONSTR OF
SLOPES - TRACT 2

16+00
17+00
18+00
19+00
20+00

DO NOT
DISTURB

DO NOT
DISTURB
BRICK WALL

EXISTING R/W

CONCRETE

WATER
VALVE

EXISTING R/W

CHANTILLY DRIVE

POE 20+70.34

CURVE 3

LC CONSTRUCTION CHANTILLY DRIVE

N06°58'51.4"E

EXISTING R/W

EXECUTIVE PARK

N28°58'23.7"W

MATCH LINE STA. 15+50.00
DRAWING No. 26-0001

PT 17+38.78

PC 16+13.27

5" PAINT
DOUBLE YELLOW PAVEMENT
STRIPING

END STRIPING
STA 20+27.67

GEORGIA
REGISTERED
No. 040719
PROFESSIONAL
ENGINEER
PATRICK T PETERS

PID# LIST

2.) 1524 CHANTILLY DR. NE, ATLANTA, GA 30324, KABAKI AMOS
18.154.02.014
3.) 1560 CHANTILLY DR., ATLANTA, GA 30324, ATLANTA BUSINESS BANK
5660 N NORTHSIDE DR., NW 200, ATLANTA, GA 30328, 18.154.12.036

Brookhaven
GEORGIA

H&L
A BCC COMPANY

Heath & Lineback
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

SCALE IN FEET
0 20 40 80

REVIEW DATES

08-18-2023		
02-02-2024		

SIGNING AND MARKING PLANS

CHANTILLY DRIVE SIDEWALK

AP# 3138888

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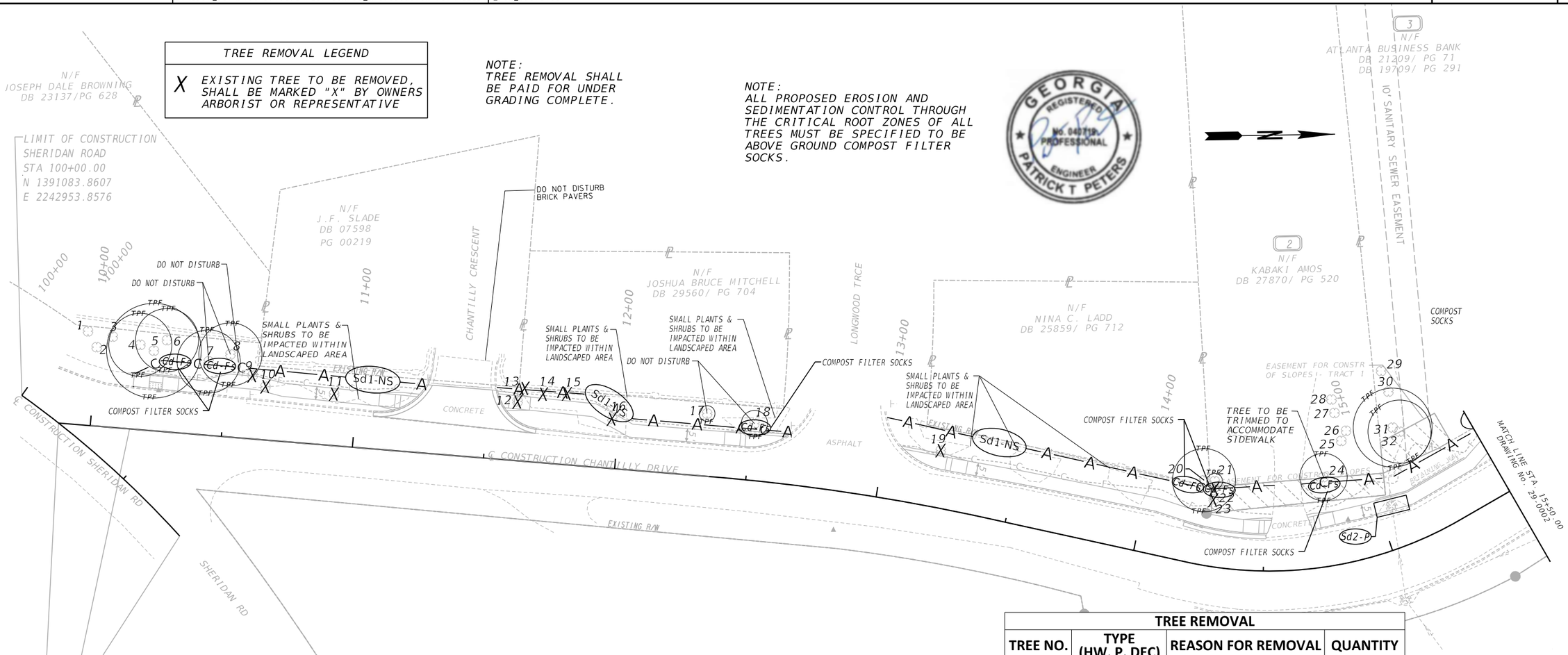
TREE REMOVAL LEGEND	
X	EXISTING TREE TO BE REMOVED, SHALL BE MARKED "X" BY OWNERS ARBORIST OR REPRESENTATIVE

NOTE:
TREE REMOVAL SHALL BE PAID FOR UNDER GRADING COMPLETE.

NOTE:
ALL PROPOSED EROSION AND SEDIMENTATION CONTROL THROUGH THE CRITICAL ROOT ZONES OF ALL TREES MUST BE SPECIFIED TO BE ABOVE GROUND COMPOST FILTER SOCKS.

GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS



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3.) 1560 CHANTILLY DR., ATLANTA, GA 30324, ATLANTA BUSINESS BANK 5660 N NORTHSIDE DR., NW 200, ATLANTA, GA 30328, 18.154.12.036

NOTE:
THE TREE REMOVAL BOUNDARY SHALL BE AS DIRECTED BY ENGINEER.

TREE REMOVAL

TREE NO.	TYPE (HW, P, DEC)	REASON FOR REMOVAL	QUANTITY
9	DEC	PROPOSED SIDEWALK	1
10	DEC	PROPOSED SIDEWALK	1
11	DEC	PROPOSED SIDEWALK	1
12	DEC	PROPOSED SIDEWALK	1
13	DEC	ROOT DISTURBANCE	1
14	DEC	ROOT DISTURBANCE	1
15	DEC	ROOT DISTURBANCE	1
16	DEC	PROPOSED SIDEWALK	1
19	DEC	ROOT DISTURBANCE	1
22	DEC	CITY ARBORIST REQUEST	1
23	DEC	CITY ARBORIST REQUEST	1
		TOTAL TREES REMOVED	**11**

NOTE:
P (PINE)
HW (HARDWOOD)
DEC (DECORATIVE)
TREE RECOMPENSE NOT INCLUDED IN THIS CONTRACT

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770.424.1668

SCALE IN FEET
0 20 40 80

REVIEW DATES
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TREE REMOVAL PLANS

CHANTILLY DRIVE SIDEWALK

AP# 3138888

CHECKED:		DATE:	
BACKCHECKED:		DATE:	
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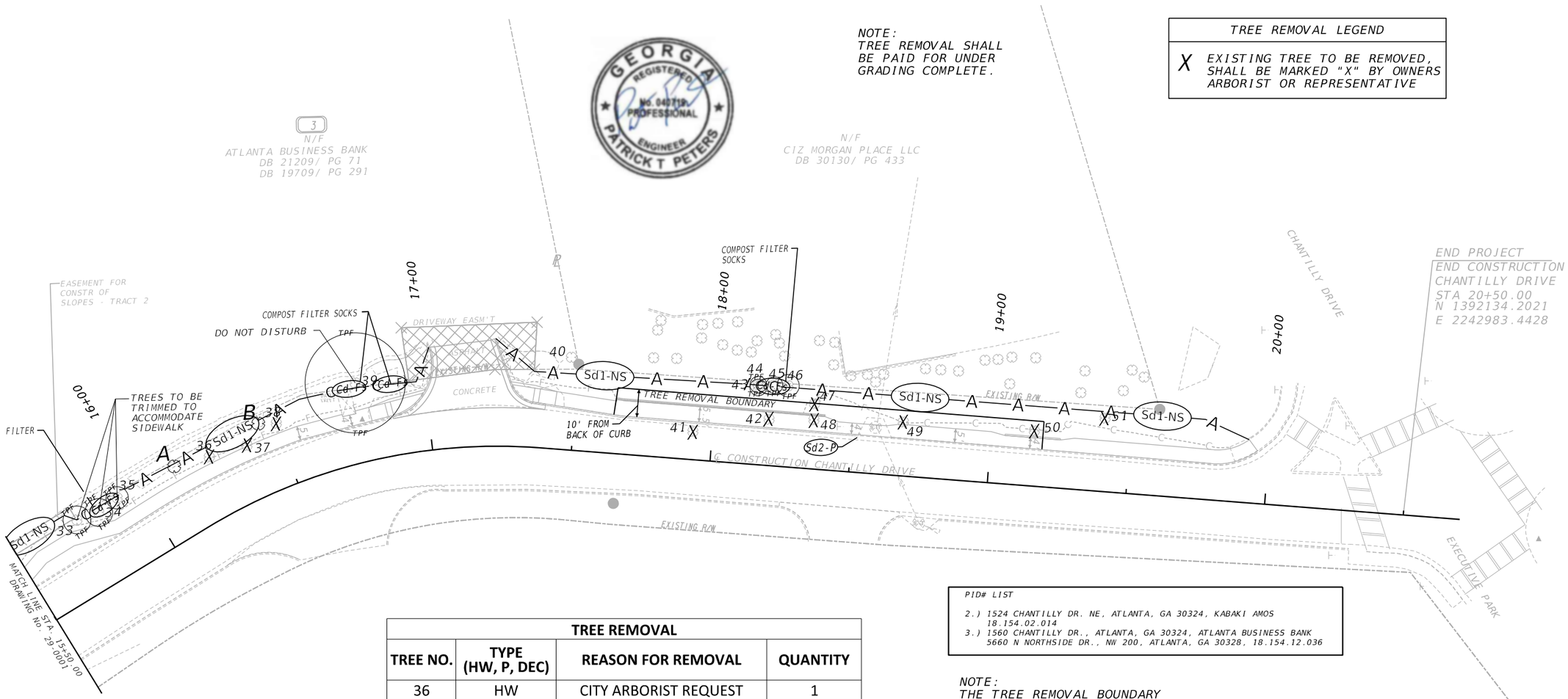
VERIFIED:		DATE:	

DRAWING No. 29-0001

GPLN-CE

NOTE:
TREE REMOVAL SHALL BE PAID FOR UNDER GRADING COMPLETE.

TREE REMOVAL LEGEND	
X	EXISTING TREE TO BE REMOVED, SHALL BE MARKED "X" BY OWNERS ARBORIST OR REPRESENTATIVE



NOTE:
ALL PROPOSED EROSION AND SEDIMENTATION CONTROL THROUGH THE CRITICAL ROOT ZONES OF ALL TREES MUST BE SPECIFIED TO BE ABOVE GROUND COMPOST FILTER SOCKS.

TREE REMOVAL			
TREE NO.	**TYPE (HW, P, DEC)**	**REASON FOR REMOVAL**	**QUANTITY**
36	HW	CITY ARBORIST REQUEST	1
37	HW	PROPOSED SIDEWALK	1
38	HW	CITY ARBORIST REQUEST	1
41	DEC	PROPOSED SIDEWALK	1
42	P	PROPOSED SIDEWALK	1
47	P	WITHIN REMOVAL BOUNDARY	1
48	P	PROPOSED SIDEWALK	1
49	P	ROOT DISTURBANCE	1
50	HW	ROOT DISTURBANCE	1
51	HW	CITY ARBORIST REQUEST	1
		TOTAL TREES REMOVED	**10**

NOTE:
P (PINE)
HW (HARDWOOD)
DEC (DECORATIVE)
TREE RECOMPENSE NOT INCLUDED IN THIS CONTRACT

PID# LIST

2.) 1524 CHANTILLY DR. NE, ATLANTA, GA 30324, KABAKI AMOS
18.154.02.014
3.) 1560 CHANTILLY DR., ATLANTA, GA 30324, ATLANTA BUSINESS BANK
5660 N NORTHSIDE DR., NW 200, ATLANTA, GA 30328, 18.154.12.036

NOTE:
THE TREE REMOVAL BOUNDARY SHALL BE AS DIRECTED BY ENGINEER.

TREES PLANTED			
TREE	**LOCATION**	**TYPE**	**QUANTITY**
A	STA 16+15, 25' LT	Chinese Pistache (HW)	1
B	STA 16+45, 25' LT	Chinese Pistache (HW)	1
		TOTAL TREES ADDED	**2**

NOTE:
P (PINE)
HW (HARDWOOD)
DEC (DECORATIVE)
TREE RECOMPENSE NOT INCLUDED IN THIS CONTRACT

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Heath & Lineback
A BCC COMPANY
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Marietta, Georgia 30066
770.424.1668

SCALE IN FEET
0 20 40 80

REVIEW DATES
08-18-2023
02-02-2024

TREE REMOVAL PLANS
CHANTILLY DRIVE SIDEWALK
AP# 3138888

CHECKED: DATE:
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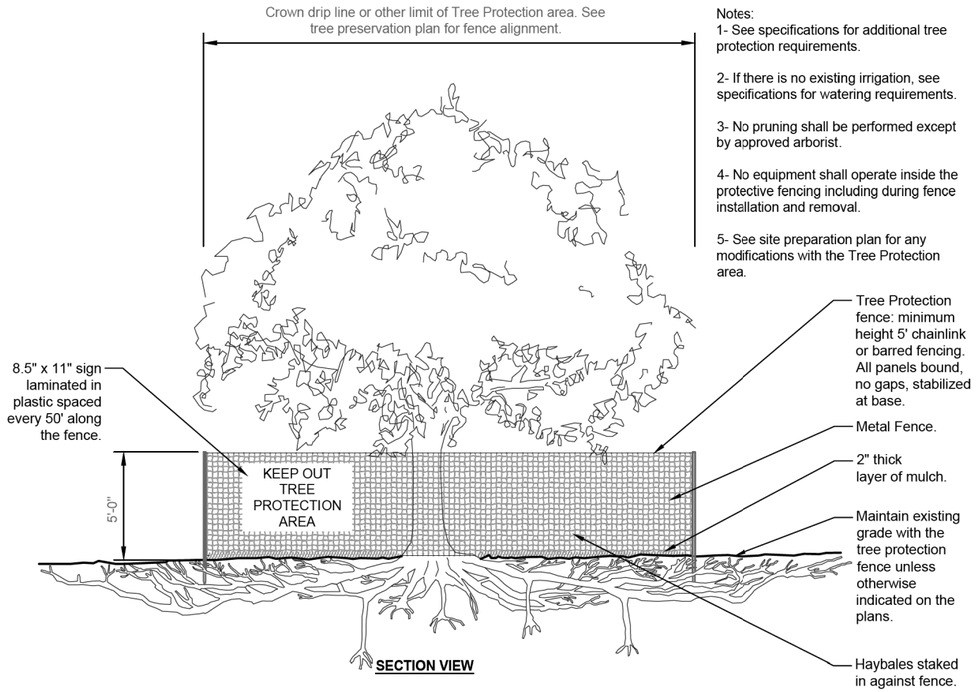
VERIFIED: DATE:

DRAWING No.
29-0002

GPLN-CE



Notes:
1- See specifications for additional tree protection requirements.

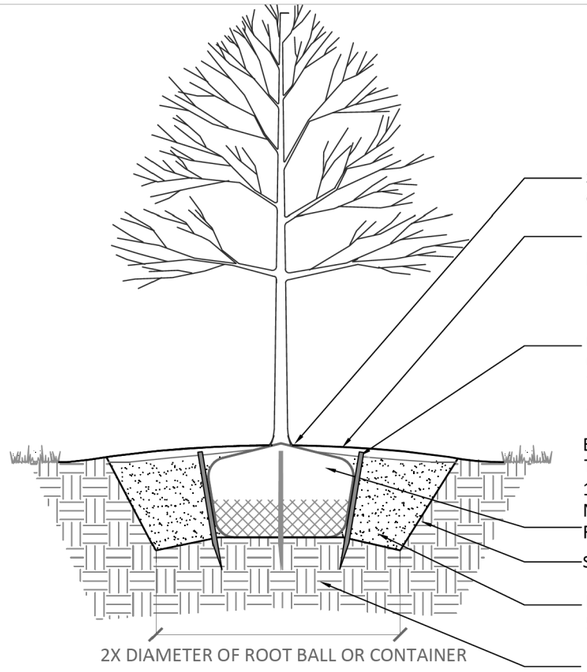
2- If there is no existing irrigation, see specifications for watering requirements.

3- No pruning shall be performed except by approved arborist.

4- No equipment shall operate inside the protective fencing including during fence installation and removal.

5- See site preparation plan for any modifications with the Tree Protection area.

S-X TREE PROTECTION



TREE PLANTING DETAIL

SCALE: 3/4" = 1'-0"

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Heath & Lineback
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

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02-02-2024		

LANDSCAPING PLANS

CHANTILLY DRIVE SIDEWALK

AP# 3138888

CHECKED:		DATE:		DRAWING No.
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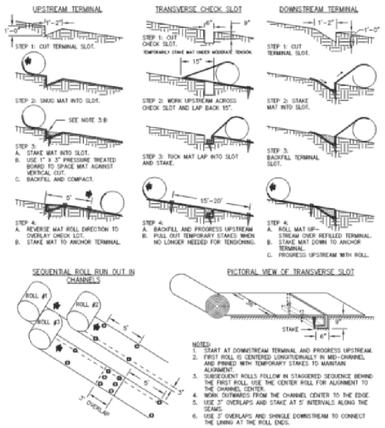
CORRECTED:		DATE:		
VERIFIED:		DATE:		

TYPICAL INSTALLATION GUIDELINES FOR ROLLED EROSION CONTROL PRODUCTS (RECP)

Ss

BLANKET AND MATTING CROSS-SECTIONS



SEQUENTIAL ROLL RUN OUT IN CHANNELS

PICTORIAL VIEW OF TRANSVERSE SLOT

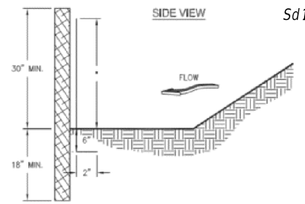
NOTES:
1. START AT DOWNSTREAM TERMINAL AND PROGRESS UPSTREAM.
2. FIRST ROLL IS CENTERED LONGITUDINALLY IN MID-CHANNEL AND PINNED WITH TEMPORARY STAKES TO MAINTAIN ALIGNMENT.
3. SUBSEQUENT ROLLS FOLLOW IN STAGGERED SEQUENCE BEHIND THE FIRST ROLL. USE THE CENTER ROLL FOR ALIGNMENT TO THE CHANNEL CENTER.
4. WORK OUTWARDS FROM THE CHANNEL CENTER TO THE EDGE.
5. USE 3" OVERLAPS AND STAKE AT 5' INTERVALS ALONG THE SEAMS.
6. USE 3" OVERLAPS AND SHINGLE DOWNSTREAM TO CONNECT THE LINING AT THE ROLL ENDS.

Figure 6-10.1 - Typical Installation Guidelines for Matting and Blankets

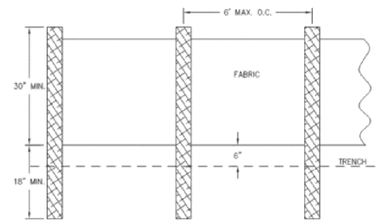
SILT FENCE - TYPE NON-SENSITIVE

Sd1-NS

SIDE VIEW



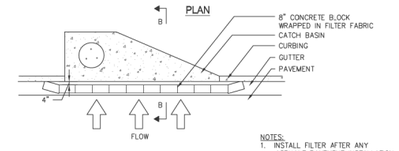
FRONT VIEW



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

Figure 6-27.1

GSWCC (Amended - 2013) 6-193



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.

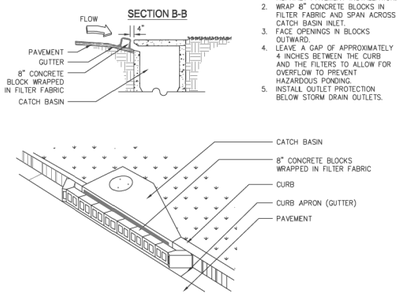


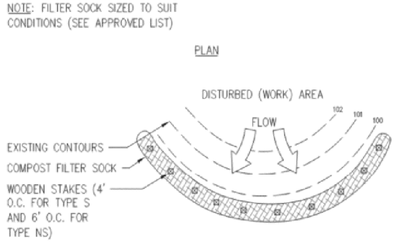
Figure 5. Curb Inlet Protection Installation Requirements (Sd2-P)

EROSION AND SEDIMENT CONTROL

Cd-Fs

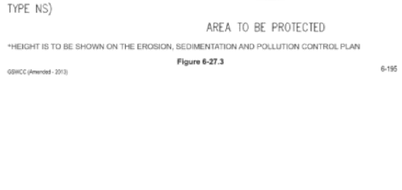
COMPOST FILTER SOCK

CROSS-SECTION



NOTE: FILTER SOCK SIZED TO SUIT CONDITIONS (SEE APPROVED LIST)

PLAN



*HEIGHT IS TO BE SHOWN ON THE EROSION, SEDIMENTATION AND POLLUTION CONTROL PLAN

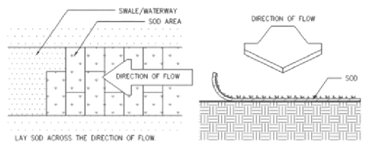
Figure 6-27.3

GSWCC (Amended - 2013) 6-195

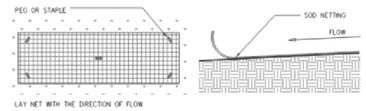
SODDED WATERWAYS

Ds-4

SOD DIRECTIONS



NETTING DIRECTIONS



PEG DETAIL

Figure 6-4.1

GSWCC (Amended - 2013) 6-105

1. PRIOR TO ANY OTHER CONSTRUCTION, A STABILIZED CONSTRUCTION ENTRANCE SHALL BE CONSTRUCTED AT EACH ENTRY TO OR EXIT FROM THE SITE.

2. THE CONSTRUCTION EXISTS SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOW OF MUD ON TO PUBLIC RIGHT-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH STONE, AS CONDITIONS DEMANDS AND REPAIR AND/OR CLEAN-OUT OF ANY STRUCTURES USED TO TRAP SEDIMENT. ALL MATERIALS SPILLED DROPPED, WASHED, OR TRACKED FROM VEHICLE ONTO PUBLIC ROADWAY OR INTO STORM DRAIN MUST BE REMOVED IMMEDIATELY. THE CONTRACTOR SHALL INSPECT CONTROL MEASURES AT THE END OF EACH WORK DAY TO ENSURE MEASURES ARE FUNCTIONING PROPERLY.

3. PROVIDE GPS COORDINATES AT CONSTRUCTION EXIT AS REQUIRED ON THE NOTICE OF INTENT UNDER THE NPDES APPLICATION.

4. PRIOR TO COMMENCING LAND DISTURBANCE ACTIVITY, THE LIMITS OF LAND DISTURBANCE SHALL BE CLEARLY AND ACCURATELY DEMARCATED WITH STAKES, RIBBONS, OR OTHER APPROPRIATE MEANS. THE LOCATION AND EXTENT OF ALL AUTHORIZED LAND DISTURBANCE SHALL OCCUR WITHIN THE APPROVED LIMITS INDICATED ON THE APPROVED PLANS.

5. IMMEDIATELY AFTER THE ESTABLISHMENT OF CONSTRUCTION ENTRANCES/EXITS ALL PERIMITED EROSION CONTROL DEVICES AND STORM WATER MANAGEMENT DEVICES SHALL BE INSTALLED PRIOR TO ANY OTHER CONSTRUCTION.

6. OWNER AGREES TO PROVIDE AND MAINTAIN OFF-STREET PARKING ON THE SUBJECT PROPERTY DURING THE ENTIRE CONSTRUCTION PERIOD.

7. THE CONTRACTOR SHALL FURNISH AND MAINTAIN ALL NECESSARY BARRICADES WHILE ROADWAY FRONTAGE IMPROVEMENTS ARE BEING MADE.

8. THE CONSTRUCTION OF THE SITE WILL INITIATE WITH THE INSTALLATION OF EROSION CONTROL MEASURES SUFFICIENT TO CONTROL SEDIMENT DEPOSITS AND EROSION. ALL SEDIMENT CONTROL WILL BE MAINTAINED UNTIL ALL UPSTREAM GROUND WITHIN THE CONSTRUCTION AREA HAS BEEN COMPLETELY STABALIZED WITH PERMANENT VEGETATION AND ALL ROADS/DRIVEWAYS HAVE BEEN PAVED

9. 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 AS NECESSARY.

10. ANY DISTURBED AREA LEFT EXPOSED SHALL BE TEMPORARILY STABLIIZED WITH MULCH OF TEMPORARY SEEDING AS SOON AS POSSIBLE AFTER ROUGH GRADING IS COMPLETED BUT WITHIN 14 DAYS AFTER DISTURBANCE; PERMANENT VEGETATION SHALL BE PLANTED IF THE AREA IS TO BE LEFT UNDISTURBED FOR GREATER THAN 6 MONTHS.

11. IF CONCRETE WORK IS DONE ON SITE THEN A CONCRETE WASHDOWN BMP SHALL BE PROVIDED OR A NOTE "CONCRETE WASHDOWN IS NOT ALLOWED ON SITE." THE CONCRETE WASHDOWN AREA. IF ALLOWED, SHALL BE FOR THE TOOLS, CONCRETE MIXER CHUTES HOPPERS AND THE REAR OF VEHICLES. WASHOUT OF THE DRUM AT THE CONSTRUCTION SITE IS PROHIBITED.

12. FAILURE TO INSTALL, OPERATE OR MAINTAIN ALL EROSION CONTROL MEASURES WILL RESULT IN ALL CONSTRUCTION BEING STOPPED ON THE JOB SITE UNTIL SUCH MEASURES ARE CORRECTED CONSISTENT WITH THE CITY OF BROOKHAVEN EROSION CONTROL ORDINANCE.

13. A COPY OF THE APPROVED LAND DISTURBANCE PLAN AND PERMIT SHALL BE PRESENT ON THE SITE WHENEVER LAND DISTURBANCE ACTIVITY IS IN PROGRESS.

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02-02-2024		

BMP DETAILS

CHANTILLY DRIVE SIDEWALK

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GPLN-CE

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.
2. If the area will eventually be covered with perennial vegetation, 20-30 pounds of nitrogen per acre in addition to the normal amount shall be applied to offset the uptake of nitrogen caused by the decomposition of the organic mulches.
3. Apply polyethylene film on exposed areas.

Anchoring Mulch

1. Straw or hay mulch can be pressed into the soil with a disk harrow with the disk set straight or with a special “packer disk.” Disks may be smooth or serrated and should be 20 inches or more in diameter and 8 to 12 inches apart. The edges of the disk should be dull enough not to cut the mulch but to press it into the soil leaving much of it in an erect position. Straw or hay mulch shall be anchored immediately after application.

   Straw or hay mulch spread with special blower-type equipment may be anchored. Tackifers, binders and hydraulic mulch with tackifier specifically desgined for tacking straw can be substituted for emulsified asphalt. Please refer to specification **Tac-Tackifers**. Plastic mesh or netting with mesh no larger than one inch by one inch shall be installed according to manufacturer’s specifications.
2. Netting of the appropriate size shall be used to anchor wood waste. Openings of the netting shall not be larger than the average size of the wood waste chips.
3. Polyethylene film shall be anchor trenched at the top as well as incrementally as necessary.

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DRAWING No.
54-0001

GPLN-CE

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.

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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												Remarks
				Solid lines indicate optimum dates, dotted lines indicate permissible but marginal dates.												
	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				---	———	———	---						

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Species	Broadcast Rates		Resource Area[3]	Planting Dates by Resource Area												Remarks
				Solid lines indicate optimum dates, dotted lines indicate permissible but marginal dates.												
	Rate Per Acre[2]	*Pure Live Seed (PLS) Per 1000 sqft*		J	F	M	A	M	J	J	A	S	O	N	D	
MILLET, PEARL *Pennesetum glaucum*																
alone	50 lbs	1.1 lbs	M-L P C													88,000 seed per pound. Quick dense cover. May reach 5 feet in height. Not recommended for mixtures.
OATS *Avena sativa*																
alone in mixture	4 bu. (128 lbs) 1 bu. (32 lbs)	2.9 lbs 0.7 lb	M-L P C													13,000 seed per pound. Use on productive soils. Not as a winter hardy as rye or barley.
RYE *Secale cereale*																
alone in mixture	3 bu. (168 lbs) 1/2 bu. (28 lbs)	3.9 lbs 0.6 lb	M-L P C													18,000 seed per pound. Quick cover. Drought tolerant and winter hardy.
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 <u>not</u> to be used in mixtures.
SUDANGRASS *Sorghum sudanese*																
alone	60 lbs	1.4 lbs	M-L P C													55,000 seed per pound. Good on droughty sites. <u>Not</u> recommended for mixtures.

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Species	Broadcast Rates		Resource Area[3]	Planting Dates by Resource Area	Remarks
				Solid lines indicate optimum dates, dotted lines indicate permissible but marginal dates. J F M A M J J A S O N D	
	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)

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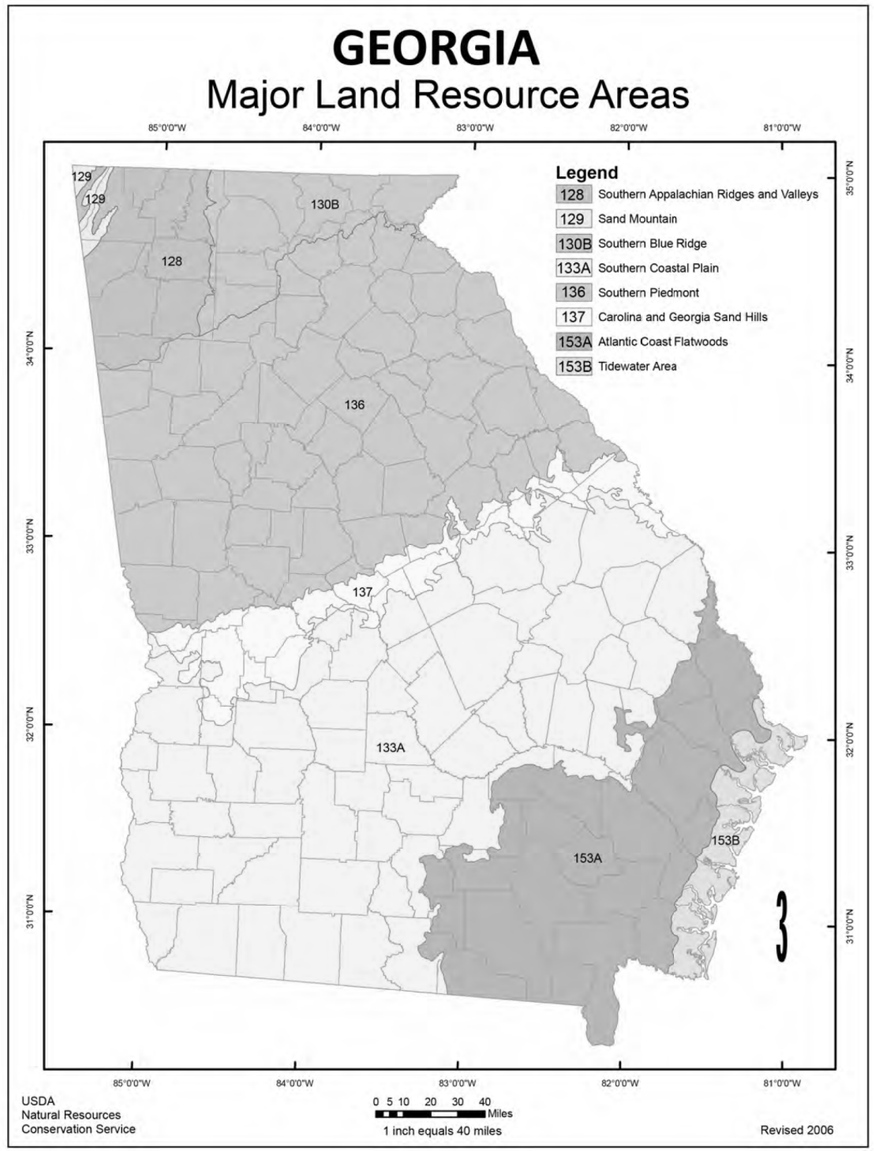

Figure 6-4.1

Disturbed Area Stabilization (With Permanent Vegetation)

Ds3

DEFINITION

The planting of perennial vegetation such as trees, shrubs, vines, grasses, or legumes on exposed areas for final permanent stabilization. Permanent perennial vegetation shall be used to achieve final stabilization.

PURPOSE

- To protect the soil surface from erosion
- To reduce damage from sediment and runoff to down-stream areas
- To improve wildlife habitat and visual resources
- To improve aesthetics

REQUIREMENT FOR REGULATORY COMPLIANCE

This practice shall be applied immediately to rough graded areas that will be undisturbed for longer than six months. This practice or sodding shall be applied immediately to all areas at final grade. **Final Stabilization** means that all soil disturbing activities at the site have been completed, and that 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 the GA EPD for waste disposal, 100% of the soil surface is uniformlycovered 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.

Permanent vegetation shall consist of, planted trees, shrubs, perennial vines; or a crop of perennial vegetation appropriate for the region, such that within the growing season a 70% coverage by perennial vegetation shall be achieved. Final stabilization applies to each phase of construction. For linear construction projects on land used for agricultural or silvicultural purposes, final stabilization may be accomplished by stabilizing the disturbed land for its agricultural or silvicultural use. Until this standard is satisfied and permanent control measures and facilities are operational, interim stabilization measures and temporary erosion and sedimentation control measures shall not be removed.

CONDITIONS

Permanent perennial vegetation is used to provide a protective cover for exposed areas including cuts, fills, dams, and other denuded areas.

PLANNING CONSIDERATIONS

1. Use conventional planting methods where possible.
2. When mixed plantings are done during marginal planting periods, companion crops shall be used.
3. No-till planting is effective when planting is done following a summer or winter annual cover crop. Sericea lespedeza planted no-till into stands of rye is an excellent procedure.
4. Block sod provides immediate cover. It is especially effective in controlling erosion adjacent to concrete flumes and other structures. Refer to Specification **Ds4-Disturbed Area Stabilization (With Sodding)**.
5. Irrigation should be used when the soil is dry or when summer plantings are done.
6. Low maintenance plants, as well as natives, should be used to ensure long-lasting erosion control.
7. Mowing should not be performed during the quail nesting season (May to September).
8. Wildlife plantings should be included in critical area plantings.

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Wildlife Plantings

Commercially available plants beneficial to wildlife species include the following:

Mast Bearing Trees

Beech, Black Cherry, Blackgum, Chestnut, Chinkapin, Hackberry, Hickory, Honey Locust, Native Oak, Persimmon, Sawtooth Oak and Sweetgum.

All trees that produce nuts or fruits are favored by many game species. Hickory provides nuts used mainly by squirrels and bear.

Shrubs and Small Trees

Bayberry, Bicolor Lespedeza, Crabapple, Dogwood, Huckleberry or Native Blueberry, Mountain Laurel, Native Holly, Red Cedar, Red Mulberry, Sumac, Wax Myrtle, Wild Plum and Blackberry.

Plant in patches without tall trees to develop stable shrub communities. All produce fruits used by many kinds of wildlife, except for lespedeza that produces seeds used by quail and songbirds.

Grasses, Legumes, Vines and Temporary Cover

Bahiagrass, Bermudagrass, Grass-Legume mixtures, Partridge Pea, Annual Lespedeza, Orchardgrass (for mountains), Browntop Millet (for temporary cover), and Native grapes.

Provides herbaceous cover in clearings for a game bird brood-rearing habitat. Appropriate legumes such as vetches, clovers, and lespedezas may be mixed with grass, but they may die out after a few years.

CONSTRUCTION SPECIFICATIONS

Grading and Shaping

Grading and shaping may not be required where hydraulic seeding and fertilizing equipment is to be used. Vertical banks shall be sloped to enable plant establishment.

When conventional seeding and fertilizing are to be done, grade and shape where feasible and practical, so that equipment can be used safely and efficiently during seedbed preparation, seeding, mulching and maintenance of the vegetation.

Concentrations of water that will cause excessive soil erosion shall be diverted to a safe outlet. Diversions and other treatment practices shall conform with the appropriate standards and specifications.

Lime and Fertilizer Rates and Analysis

Agricultural lime is required at the rate of one to two tons per acre unless soil tests indicate otherwise. Graded areas require lime application. If lime is applied within six months of planting permanent perennial vegetation, additional lime is not required. Agricultural lime shall be within the specifications of the Georgia Department of Agriculture.

Lime spread by conventional equipment shall be "ground limestone." Ground limestone is calcitic or dolomitic limestone ground so that 90 percent of the material will pass through a 10-mesh sieve, not less than 50 percent will pass through a 50-mesh sieve and not less than 25 percent will pass through a 100-mesh sieve.

Fast-acting lime spread by hydraulic seeding equipment should be "finely ground limestone" spanning from the 180 micron size to the 5 micron size. Finely ground limestone is calcitic or dolomitic limestone ground so that 95 percent of the material will pass through a 100-mesh sieve.

It is desirable to use dolomitic limestone in the Sand Hills, Southern Coastal Plain and Atlantic Coast Flatwoods MLRAs. (See Figure 6-4.1)

Agricultural lime is generally not required where only trees are planted.

Initial fertilization, nitrogen, topdressing, and maintenance fertilizer requirements for each species or combination of species are listed in Table 6-5.1.

Lime and Fertilizer Application

When *hydraulic seeding* equipment is used, the initial fertilizer shall be mixed with seed, innoculant (if needed), and wood cellulose or wood pulp fiber mulch and applied in a slurry. The innoculant, if needed, shall be mixed with the seed prior to being placed into the hydraulic seeder. The slurry mixture will be agitated during application to keep the ingredients thoroughly mixed. The mixture will be spread uniformly over the area within one hour after being placed in the hydroseeder.

Finely ground limestone can be applied in the mulch slurry or in combination with the top dressing.

When *conventional planting* is to be done, lime and fertilizer shall be applied uniformly in one of the following ways:

1. Apply before land preparation so that it will be mixed with the soil during seedbed preparation.
2. Mix with the soil used to fill the holes, distribute in furrows.
3. Broadcast after steep surfaces are scarified, pitted or trenched.
4. A fertilizer pellet shall be placed at root depth in the closing hole beside each pine tree seedling.

Plant Selection

Refer to Tables 6-4.1, 6-5.2, 6-5.3 and 6-5.4 for approved species. Species not listed shall be approved by the State Resource Conservationist of the Natural Resources Conservation Service before they are used.

Plants shall be selected on the basis of species characteristics, site and soil conditions, planned use and maintenance of the area; time of year of planting, method of planting; and the needs and desires of the land user.

Some perennial species are easily established and can be planted alone. Examples of these are Common Bermuda, Tall Fescue, and Weeping Lovegrass.

Other perennials, such as Bahia Grass and Sericea Lespedeza, are slow to become established and should be planted with another perennial species. The additional species will provide quick cover and ample soil protection until the target perennial species become established. For example, Common seeding combinations are 1) Weeping Lovegrass with Sericea Lespedeza (scarified) and 2) Tall Fescue with Sericea Lespedeza (unscarified).

Plant selection may also include annual companion crops. Annual companion crops should be used only when the perennial species are not planted during their optimum planting period. A common mixture is Brown Top Millet with Common Bermuda in mid-summer. Care should be taken in selecting companion crop species and seeding rates because annual crops will compete with perennial species for water, nutrients, and growing space. A high seeding rate of the companion crop may prevent the establishment of perennial species.

Ryegrass shall not be used in any seeding mixtures containing perennial species due to its ability to out-compete desired species chosen for permanent perennial cover.

Seed Quality

The term "pure live seed" is used to express the quality of seed and is not shown on the label. Pure live seed, PLS, is expressed as a percentage of the seeds that are pure and will germinate. Information on percent germination and purity can be found on seed tags. PLS is determined by multiplying the percent of pure seed with the percent of germination; i.e.,

(PLS = % germination x % purity)

EXAMPLE:

Common Bermuda seed
70% germination, 80% purity

PLS = 70% germination x 80% purity

PLS = 56%

The percent of PLS helps you determine the amount of seed you need. If the seeding rate is 10 pounds PLS and the bulk seed is 56 % PLS, the bulk seeding rate is:

10 lbs. PLS/acre = 17.9 lbs/acre
56% PLS

You would need to plant 17.9 lbs/acre to provide 10 lbs/acre of pure live seed.

Seedbed Preparation

Seedbed preparation may not be required where hydraulic seeding and fertilizing equipment is to be used (but is strongly recommended for any seeding process, when possible). When conventional seeding is to be used, seedbed preparation will be done as follows:

Broadcast plantings

1. Tillage, at a minimum, shall adequately

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loosen the soil to a depth of 4 to 6 inches; alleviate compaction; incorporate lime and fertilizer; smooth and firm the soil; allow for the proper placement of seed, sprigs, or plants; and allow for the anchoring of straw or hay mulch if a disk is to be used.

2. Tillage may be done with any suitable equipment.

3. Tillage should be done on the contour where feasible.

4. On slopes too steep for the safe operation of tillage equipment, the soil surface shall be pitted or trenched across the slope with appropriate hand tools to provide two places 6 to 8 inches apart in which seed may lodge and germinate. Hydraulic seeding may also be used.

Individual Plants

1. Where individual plants are to be set, the soil shall be prepared by excavating holes, opening furrows, or dibble planting.

2. For nursery stock plants, holes shall be large enough to accommodate roots without crowding.

3. Where pine seedlings are to be planted, subsoil under the row 36 inches deep on the contour four to six months prior to planting. Subsoiling should be done when the soil is dry, preferably in August or September.

Innoculants

All legume seed shall be inoculated with appropriate nitrogen-fixing bacteria. The innoculant shall be a pure culture prepared specifically for the seed species and used within the dates on the container.

A mixing medium recommended by the manufacturer shall be used to bond the innoculant to the seed. For conventional seeding, use twice the amount of innoculant recommended by the manufacturer. For hydraulic seeding, four times the amount of innoculant recommended by the manufacturer shall be used.

All inoculated seed shall be protected from the sun and high temperatures and shall be planted the same day inoculated. No inoculated seed shall remain in the hydroseeder longer than one hour.

Planting

Hydraulic Seeding

Mix the seed (innoculated if needed), fertilizer, and wood cellulose or wood pulp fiber mulch with water and apply in a slurry uniformly over the area to be treated. Apply within one hour after the mixture is made.

Conventional Seeding

Seeding will be done on a freshly prepared and firmed seedbed. For broadcast planting, use a culti-packer-seeder, drill, rotary seeder, other mechanical seeder, or hand seeding to distribute the seed uniformly over the area to be treated. Cover the seed lightly with 1/8 to 1/4 inch of soil for small seed and 1/2 to 1 inch for large seed when using a cultipacker or other suitable equipment.

No-Till Seeding

No-till seeding is permissible into annual cover crops when planting is done following maturity of the cover crop or if the temporary cover stand is sparse enough to allow adequate growth of the permanent (perennial) species. No-till seeding shall be done with appropriate no-till seeding equipment. The seed must be uniformly distributed and planted at the proper depth.

Individual Plants

Shrubs, vines and sprigs may be planted with appropriate planters or hand tools. Pine trees shall be planted manually in the subsoil furrow. Each plant shall be set in a manner that will avoid crowding the roots.

Nursery stock plants shall be planted at the same depth or slightly deeper than they grew at the nursery. The tips of vines and sprigs must be at or slightly above the ground surface.

Where individual holes are dug, fertilizer shall be placed in the bottom of the hole, two inches of soil shall be added and the plant shall be set in the hole.

Mulching

Mulch is required for all permanent vegetation applications. Mulch applied to seeded areas shall achieve 75% to 100% soil cover. When selecting a mulch, design professionals should consider the mulch's functional longevity, vegetation establishment enhancement, and erosion control effectiveness. Select the mulching material from the following and apply as indicated:

1. *Dry straw* or *dry hay* of good quality and free of weed seeds can be used. Dry straw shall be applied at the rate of 2 tons per acre. Dry hay shall be applied at a rate of 2 1/2 tons per acre.

2. *Wood cellulose mulch* or *wood pulp fiber* shall be used with hydraulic seeding. It shall be applied at the rate of 500 pounds per acre. Dry straw or dry hay shall be applied (at the rate indicated above) after hydraulic seeding.

3. One thousand pounds of *wood cellulose* or *wood pulp fiber*, which includes a tackifier, shall be used with hydraulic seeding on slopes 3/4:1 or steeper.

4. *Sericea Lespedeza* hay containing mature seed shall be applied at a rate of three tons per acre.

5. *Pine straw* or *pine bark* shall be applied at a thickness of 3 inches for bedding purposes. Other suitable materials in sufficient quantity may be used where ornamentals or other ground covers are planted. This is not appropriate for seeded areas.

6. When using temporary erosion control blankets or block sod, mulch is not required.

7. *Bituminous treated roving* may be applied on planted areas, slopes, in ditches or dry waterways to prevent erosion. Bituminous treated roving shall be applied within 24 hours after an area has been planted. Application rates and materials must meet Georgia Department of Transportation specifications.

Wood cellulose and wood pulp fibers shall not contain germination or growth inhibiting factors. They shall be evenly dispersed when agitated in water. The fibers shall contain a dye to allow visual metering and aid in uniform application during seeding.

Applying Mulch

Straw or hay mulch will be spread uniformly within 24 hours after seeding and/or planting. The mulch may be spread by blower-type spreading equipment, other spreading equipment or by hand. Mulch shall be applied to cover 75% of the soil surface.

Wood cellulose or wood fiber mulch shall be applied uniformly with hydraulic seeding equipment.

Anchoring Mulch

Anchor straw or hay mulch immediately after application by one of the following methods:

1. *Hay and straw* mulch shall be pressed into the soil immediately after the mulch is spread. A special "packer disk"' or disk harrow with the disks set straight may be used. The disks may be smooth or serrated and should be 20 inches or more in diameter and 8 to 12 inches apart. The edges of the disks shall be dull enough to press the mulch into the ground without cutting it, leaving much of it in an erect position. Mulch shall not be plowed into the soil.

2. *Synthetic tackifiers, binders or hydraulic mulch specifically designed to tack straw,* shall be applied in conjunction with or immediately after the mulch is spread. Synthetic tackifiers shall be mixed and applied according to manufacturer's specifications. All tackifiers, binders or hydraulic mulch specifically designed to tack straw should be verified nontoxic through EPA 2021.0 testing. Refer to **Tackifiers-Tac**

3. *Rye or wheat* can be included with Fall and Winter plantings to stabilize the mulch. They shall be applied at a rate of one-quarter to one-half bushel per acre.

4. *Plastic mesh or netting* with mesh no larger than one inch by one inch may be needed to anchor straw or hay mulch on unstable soils and concentrated flow areas. These materials shall be installed and anchored according to manufacturer's specifications.

Bedding Material

Mulch is used as a bedding material to conserve moisture and control weeds in nurseries, ornamental beds, around shrubs, and on bare areas on lawns.

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Material	Depth
Grain straw	4” to 6”
Grass Hay	4” to 6”
Pine needles	3” to 5”
Wood waste	4” to 6”

Irrigation

Irrigation will be applied at a rate that will not cause runoff.

Topdressing

Topdressing will be applied on all temporary and permanent (perennial) species planted alone or in mixtures with other species. Recommended rates of application are listed in Table 6-5.1.

Second Year and Maintenance Fertilization

Second year fertilizer rates and maintenance fertilizer rates are listed in Table 6-5.1.

Lime Maintenance Application

Apply one ton of agricultural lime every 4 to 6 years or as indicated by soil tests. Soil tests can be conducted to determine more accurate requirements, if desired.

Use and Management

Mow Sericea Lespedeza only after frost to ensure that the seeds are mature. Mow between November and March.

Bermudagrass, Bahiagrass and Tall Fescue may be mowed as desired. Maintain at least 6 inches of top growth under any use and management. Moderate use of top growth is beneficial after establishment.

Exclude traffic until the plants are well established. Because of the quail nesting season, mowing should not take place between May and September.

Table 6-5.1. Fertilizer Requirements

TYPE OF SPECIES	YEAR	ANALYSIS OR EQUIVALENT N-P-K	RATE	N TOP DRESSING RATE
1. Cool season grasses	First	6-12-12	1500 lbs./ac.	50-100 lbs./ac. 1/2/
	Second	6-12-12	1000 lbs./ac.	—
	Maintenance	10-10-10	400 lbs./ac.	30
2. Cool season grasses and legumes	First	6-12-12	1500 lbs./ac.	0-50 lbs./ac. 1/
	Second	0-10-10	1000 lbs./ac.	—
	Maintenance	0-10-10	400 lbs./ac.	—
3. Ground covers	First	10-10-10	1300 lbs./ac. 3/	—
	Second	10-10-10	1300 lbs./ac. 3/	—
	Maintenance	10-10-10	1100 lbs./ac.	—
4. Pine seedlings	First	20-10-5	one 21-gram pellet per seedling placed in the closing hole	—
5. Shrub Lespedeza	First	0-10-10	700 lbs./ac.	—
	Maintenance	0-10-10	700 lbs./ac. 4/	
6. Temporary cover crops seeded alone	First	10-10-10	500 lbs./ac.	30 lbs./ac. 5/
7. Warm season grasses	First	6-12-12	1500 lbs./ac.	50-100 lbs./ac. 2/6/
	Second	6-12-12	800 lbs./ac.	50-100 lbs./ac. 2/
	Maintenance	10-10-10	400 lbs./ac.	30 lbs./ac.
8. Warm season grasses and legumes	First	6-12-12	1500 lbs./ac.	50 lbs./ac./6/
	Second	0-10-10	1000 lbs./ac.	
	Maintenance	0-10-10	400 lbs./ac.	

1/ Apply in spring following seeding.
2/ Apply in split applications when high rates are used.
3/ Apply in 3 split applications.
4/ Apply when plants are pruned.
5/ Apply to grass species only.
6/ Apply when plants grow to a height of 2 to 4 inches.

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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
	Pure Live Seed (PLS) Rate Per Acre[2]	*Per 1000 sqft*			
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		1,787,000 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

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08-18-2023
02-02-2024

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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												Remarks
				Solid lines indicate optimum dates, dotted lines indicate permissible but marginal dates.												
	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 P													A cubic foot contains approximately 650 sprigs. A bushel contains 1.25 cubic feet or approximately 800 springs.
Coastal, Common, of Tift 44			C													Same as above.
Tift 78			C													Southern Coastal Plain only
CENTIPEDE *Eremochloa ophuiroides*																
	Block sod only		P C													Drought tolerant. Full sun or partial shade. Effective adjacent to concrete and in con-centrated 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 inocu-lant. Use from North Atlanta and Northward.

6-43

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
	Pure Live Seed (PLS) Rate Per Acre[2]	*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.

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08-18-2023
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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												Remarks
				Solid lines indicate optimum dates, dotted lines indicate permissible but marginal dates.												
	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 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														

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Table 6-5.2- Permanent Cover Crops

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

Species	Broadcast Rates: *Pure Live Seed (PLS) Rate Per Acre[2]*	*Per 1000 sqft*	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
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 amarukum*					
	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 perrenials	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

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08-18-2023
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Table 6-5.3.

Durable Shrubs and Ground Covers for Permanent Cover

Ground covers include a wide range of low-growing plants planted together in considerable numbers to cover large areas of the landscape. Ground covers grow slower than grasses. Weeds are likely to compete, especially the first year. Maintenance is needed to insure survival. These ground covers will not be used unless proper maintenance is planned. Maintain mulch at three-inch thickness until plants provide adequate cover.

Fall planting is encouraged because the need for constant watering is reduced and plants have time to establish new roots before hot weather.

Common Name	Scientific Name	Mature Height	Plant Spacing	Comments
Albelia	Abelia grandiflora	3-4 ft.	5 ft.	Also a prostrate form 2 feet high. Sun, semi-shade. Semi-evergreen.
Carolina Yellow Jessamine	Gelsemium sempervirens	low	3 ft.	Vine. Yellow, trumpet-like flowers. Hardy, one of best vines. Evergreen. Native to Georgia.
Carpet Blue	Ajuga reptans	2-4 in.	3 ft.	Needs good drainage, partial shade. Blue or white flowers. Evergreen.
Bearberry Cotoneaster	Cotoneaster dammeri	2-4 ft.	5 ft.	White flowers, red fruit. Sun. Evergreen.
Ground Cover Cotoneaster	Cotoneaster salicifoluis 'Repens'	1-2 ft.	5 ft.	White flowers, red fruit. Sun. Evergreen.
Rock Cotoneaster	Cotoneaster horizontalis	1-2 ft.	5 ft.	Semi-evergreen. Sun.
Virginia Creeper	Parthenocissue quinquefolia	low	3 ft.	Red in fall. Vine. Deciduous. Native to Georgia.
Daylily	Hemerocallis spp.	2-3 ft.	2 ft.	Many flower colors. Full sun. Very hardy.
English Ivy	Hedera helix	low	3 ft.	Shade only. Climbs.
Compacta Holly	Ilex crenata 'Compacta'	3-4 ft.	5 ft.	Sun, semi-shade.
Chinese Holly	Ilex cornuta 'Rotunda'	3-4 ft.	5 ft.	Very durable. Sun, semi-shade.
Dwarf Burford Holly	Ilex burfordii 'Nana'	5-8 ft.	8 ft.	
Dwarf Yaupon Holly	Ilex vomitoria 'Nana'	3-4 ft.	5 ft.	Very durable, sun, semi-shade.

Table 6-5.3. Durable Shrubs and Ground Covers for Permanent Cover

Common Name	Scientific Name	Mature Height	Plant Spacing	Comments
Repandens Holly	Ilex crenata 'Repandens'	2-3 ft.	5 ft.	Sun, semi-shade.
Andorra Juniper	Juniperus horizontalis 'Plumosa'	2-3 ft.	5 ft.	Excellent for slopes. Sun.
Andorra Compacta Juniper	Juniperus horizontalis 'Plumosa compacta'	1-2 ft.	5 ft.	More compact than andora.
Blue Chip Juniper	Juniperus horizontalis 'Blue Chip'	8-10 in.	4 ft.	
Blue Rug Juniper	Juniperus horizontalis 'Wiltonii'	4-6 in.	3 ft.	Very low. Sun.
Parsons Juniper	Juniperus davurica 'Expansa' (Squamata Parsoni)	18-24 in.	5 ft.	One of the best, good winter cover.
Pfitzer Juniper	Juniperus chinensis 'Pfitzerana'	6-8 ft.	6 ft.	Needs room.
Prince of Wales Juniper	Juniperus horizontalis 'Prince of Wales'	8-10 in.	4 ft.	Feathery appearance.
Sargent Juniper	Juniperus chinensis 'Sargentii'	1-2 ft.	5 ft.	Full sun. Needs good drainage. Good winter color.
Shore Juniper	Juniperus conferta	2-3 ft.	5 ft.	Emerald Sea or Blue Pacific cultivars are good.
Liriope	Liriope muscari	8-10 in.	3 ft.	

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Table 6-5.3. Durable Shrubs and Ground Covers for Permanent Cover

Common Name	Scientific Name	Mature Height	Plant Spacing	Comments
Creeping Liriope	Liriope spicata	10-12 in.	1 ft.	Spreads by runners.
Big Leaf Periwinkle	Vinca major	12-15 in.	4 ft.	Lilac flowers in spring. Semi-shade.
Common Periwinkle	Vinca minor	5-6 in.	4 ft.	Lavender-blue flowers in spring. Semi-shade
Cherokee Rose	Rosa laevigata	2 ft.	5 ft.	Rampant grower. Not for restricted spaces. State flower.
Memoria Rose	Rosa weuchuriana	2 ft.	5 ft.	Rampant grower.
St. Johnswort	Hypericum calycenum	8-12 in.	3 ft.	Semi-shade.
Anthony Waterer Spirea	Spirea bumalda	3-4 ft.	5 ft.	Sun.
Thunberg Spirea	Spirea thinbergii	3-4 ft.	5 ft.	Sun.

Table 6-5.4.

Trees for Erosion Control

SITE	SOIL MATERIAL	COMMON SOILS	PLANTING TREE SPECIES[1]	SPACING	PLANTING DATES[3]
Borrow areas, graded areas, and spoil material	Sandy	Lakeland, Troup	Loblolly pine (Pinus taeda) Longleaf pine (Pinus palustris)	[2]	M-L,P 12/1-3/15 C 12/1-3/1
	Loamy	Orangeburg, Tifton	Loblolly pine Slash pine Loblolly pine	[2]	M-L,P 12/1-3/15 C 12/1-3/1
	Clay	Cecil, Facevillle	Slash pine Virginia pine (Pinus virginiana)	[2]	M-L,P 12/1-3/15 C 12/1-3/1
Streambanks			Willows[4] (Salix speciecs)	2 ft x 2 ft	ALL

[1] Other trees and shrubs listed on Table 6-25.3 may be interplanted with the pines for improved wildlife benefits.

[2]

Type of Planting	Tree Spacing	No. of Trees Per Acre
Trees alone	4 ft. x 4 ft.	2722
Trees in combination with grasses and/or other plants	6 ft. x 6 ft.	1210

[3] M-L represents the Mountains; Blue Ridge; and Ridges and Vallevs MLRAs

P represents the Southern Piedmont MLRA

C represents the Southern Coastal Plain; Sand Hills; Black Lands; and Atlantic Coast Flatwoods ML RAs (See Figure 6-4.1).

[4] Fertilization of companion crop is ample for this species.

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08-18-2023
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DISTURBED AREA STABILIZATION (WITH SODDING) Ds4

DEFINITION

A permanent vegetative cover using sods on highly erodible or critically eroded lands.

PURPOSE

- Establish immediate ground cover.
- Reduce runoff and erosion.
- Improve aesthetics and land value.
- Reduce dust and sediments.
- Stabilize waterways, critical areas.
- Filter sediments, nutrients and bugs.
- Reduce downstream complaints.
- Reduce likelihood of legal action.
- Reduce likelihood of work stoppage due to legal action.
- Increase “good neighbor” benefits.

CONDITIONS

This application is appropriate for areas that require immediate vegetative covers, drop inlets, grass swales, and waterways with intermittent flow.

PLANNING CONSIDERATIONS

Sodding can initially be more costly than seeding, but the advantages justify the increased initial costs:

1. Immediate erosion control, green surface, and quick use.
2. Reduced failure as compared to seed as well as the lack of weeds.
3. Can be established nearly year-round.

Sodding is preferable to seed in waterways and swales because of the immediate protection of the channel after application. Sodding must be staked in concentrated flow areas (See Figure 6-6.1).

Consider using sod framed around drop inlets to reduce sediments and maintaining the grade.

CONSTRUCTION SPECIFICATIONS

Soil Preparation

Bring soil surface to final grade. Clear surface of trash, woody debris, stones and clods larger than 1”. Apply sod to soil surfaces only and not frozen surfaces, or gravel type soils.

Topsoil properly applied will help guarantee a stand. Don’t use topsoil recently treated with herbicides or soil sterilants.

Mix fertilizer into soil surface. Fertilize based on soil tests or Table 6-6.1.

Table 6-6.1. Fertilizer Requirements for Soil Surface Application

Fertilizer Type	Fertilizer Rate (lbs/acre)	Fertilizer Rate (lbs/sq ft)	Season
10-10-10	1000	.025	Fall

Agricultural lime should be applied based on soil tests or at a rate of 1 to 2 tons per acre.

Installation

Lay sod with tight joints and in straight lines. Don’t overlap joints. Stagger joints and do not stretch sod (See Figure 6-6.2)

On slopes steeper than 3:1, sod should be anchored with pins or other approved methods. Installed sod should be rolled or tamped to provide good contact between sod and soil.

Irrigate sod and soil to a depth of 4” immediately after installation.

Sod should not be cut or spread in extremely wet or dry weather. Irrigation should be used to supplement rainfall for a minimum of 2-3 weeks.

MATERIALS

Sod selected should be certified. Sod grown in the general area of the project is desirable.

1. Sod should be machine cut and contain 3/4” (+ or -1/4”) of soil, not including shoots or thatch.
2. Sod should be cut to the desired size within + or -5%. Torn or uneven pads should be rejected.
3. Sod should be cut and installed within 36 hours of digging.
4. Avoid planting when subject to frost heave or hot weather, if irrigation is not available.
5. The sod type should be shown on the plans or installed according to Table 6-6.2. See Figure 6-4.1 for your Resource Area.

Table 6-6.2 Sod Planting Requirements

Grass	Varieties	Resource Area	Growing Season
Bermudagrass	Common Tifway Tifgreen Tiflawn	M-L,P,C P,C P,C P,C	warm weather
Bahiagrass	Pensacola	P,C	warm weather
Centipede	–	P,C	warm weather
St. Augustine	Common Bitterblue Raleigh	C	warm weather
Zoysia	Emerald Myer	P,C	warm weather
Tall Fescue	Kentucky	M-L,P	cool weather

MAINTENANCE

Re-sod areas where an adequate stand of sod is not obtained. New sod should be mowed sparingly. Grass height should not be cut less than 2”-3” or as specified (See Figure 6-6.2).

Apply one ton of agricultural lime as indicated by soil test or every 4-6 years. Fertilize grasses in accordance with soil tests or Table 6-6.3.

Table 6-6.3 Fertilizer Requirements for Sod

Types of Species	Planting Year	Fertilizer (N-P-K)	Rate (lbs./acre)	Nitrogen Top Dressing Rate (lbs./acre)
cool season grasses	first second maintenance	6-12-12 6-12-12 10-10-10	1500 1000 400	50-100 - 30
warm season grasses	first second maintenance	6-12-12 6-12-12 10-10-10	1500 800 400	50-100 50-100 30

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08-18-2023
02-02-2024

BMP DETAILS
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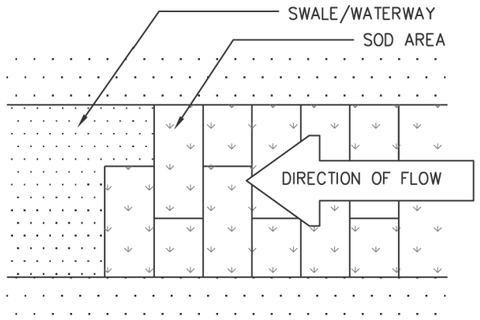
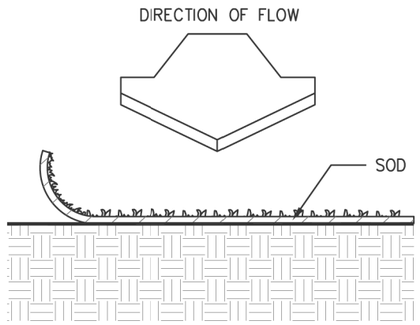
SODDED WATERWAYS

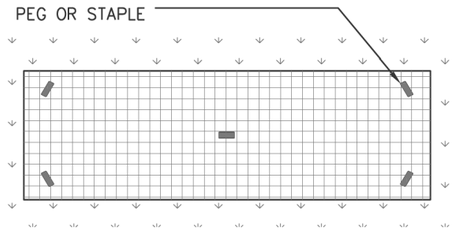
SOD DIRECTIONS



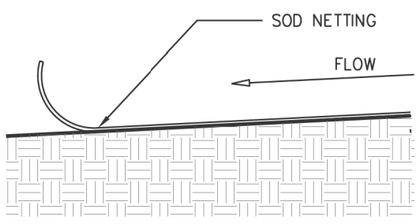
LAY SOD ACROSS THE DIRECTION OF FLOW.



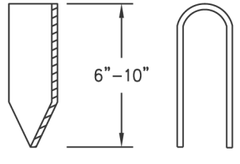
NETTING DIRECTIONS



LAY NET WITH THE DIRECTION OF FLOW.



PEG DETAIL



IN CRITICAL AREAS, SECURE SOD WITH NETTING USING STAPLES.

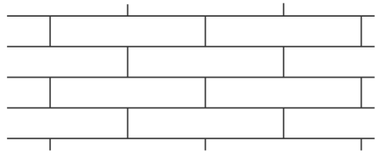
USE PEGS OR STAPLES TO FASTEN SOD FIRMLY –– AT THE ENDS OF STRIPS AND IN THE CENTER, OR EVERY 3–4 FEET IF THE STRIPS ARE LONG. WHEN READY TO MOW, DRIVE PEGS OR STAPLES FLUSH WITH THE GROUND.

Source: Va. DSWC

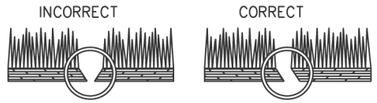
Figure 6-6.1

SOD MAINTENANCE AND INSTALLATION

SOD LAYOUT AND PREPARATION



LAY SOD IN A STAGGERED PATTERN. BUTT THE STRIPS TIGHTLY AGAINST EACH OTHER. DO NOT LEAVE SPACES AND DO NOT OVERLAP. A SHARPENED MASON'S TROWEL IS A HANDY TOOL FOR TUCKING DOWN THE ENDS AND TRIMMING PIECES.



BUTTING: ANGLED ENDS CAUSED BY THE AUTOMATIC SOD CUTTER MUST BE MATCHED CORRECTLY.

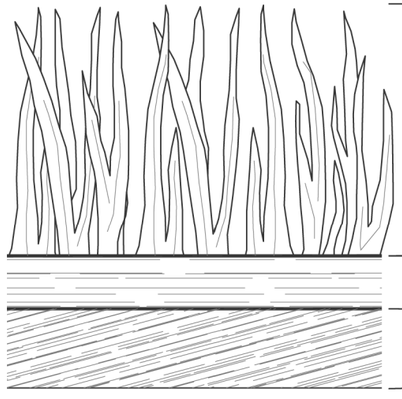
DIRECTIONS FOR INITIAL MAINTENANCE

Step 1. ROLL SOD IMMEDIATELY TO ACHIEVE FIRM CONTACT WITH THE SOIL

Step 2. WATER TO A DEPTH OF 4" AS NEEDED. WATER WELL AS SOON AS THE SOD IS LAID.

Step 3. MOW WHEN THE SOD IS ESTABLISHED –– IN 2–3 WEEKS. SET THE MOWER HIGH (2"–3").

APPEARANCE OF GOOD SOD



SHOOTS OR GRASS BLADES: GRASS SHOULD BE GREEN AND HEALTHY, MOWED AT A 2"–3" CUTTING HEIGHT.

THATCH: GRASS CLIPPINGS AND DEAD LEAVES (UP TO 1/2" THICK).

ROOT ZONE: SOIL AND ROOTS. SHOULD BE 1/2"–3/4" THICK WITH DENSE ROOT MAT FOR STRENGTH.

Source: Va. DSWC

Figure 6-6.2

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NOTE:
EXISTING IMPERVIOUS SURFACE AREA = 750SF.
PROPOSED IMPERVIOUS SURFACE AREA = 4500SF.
THE IMPERVIOUS SURFACE AREA INCREASED 83.33%

PID# LIST

2.) 1524 CHANTILLY DR. NE, ATLANTA, GA 30324, KABAKI AMOS
18.154.02.014
3.) 1560 CHANTILLY DR., ATLANTA, GA 30324, ATLANTA BUSINESS BANK
5660 N NORTHSIDE DR., NW 200, ATLANTA, GA 30328, 18.154.12.036

N/F
JOSEPH DALE BROWNING
DB 23137/PG 628

LIMIT OF CONSTRUCTION
SHERIDAN ROAD
STA 100+00.00
N 1391083.8607
E 2242953.8576
PC 100+00.00

N/F
J.F. SLADE
DB 07598
PG 00219

CHANTILLY CRESCENT

N/F
JOSHUA BRUCE MITCHELL
DB 29560/ PG 704

LONGWOOD TRCE

N/F
NINA C. LADD
DB 25859/ PG 712

3
N/F
ATLANTA BUSINESS BANK
DB 21209/ PG 71
DB 19709/ PG 291

2
N/F
KABAKI AMOS
DB 27870/ PG 520

10' SANITARY SEWER EASEMENT

EASEMENT FOR CONSTR OF SLOPES - TRACT 1

EASEMENT FOR CONSTR OF SLOPES

RETAINING WALL

MATCH LINE STA 15+50.00
DRAWING No 54-1002

100+00
10+00
11+00
12+00
13+00
14+00
15+00

POB 9+87.90

EXISTING R/W

CONCRETE

ASPHALT

R=22'

R=20'

R=102'

+37 CONC

N05°39'49.3"E

N13°21'42.6"E

N28°58'23.7"W

℄ CONSTRUCTION CHANTILLY DRIVE

℄ CONSTRUCTION SHERIDAN RD

SHERIDAN RD

N: 1391135.919
E: 2242952.840
EL: 880.14

N: 1391391.476
E: 2243010.195
EL: 882.34

N: 1391587.138
E: 2243093.406
EL: 871.15

ATT NAME 18" CZP2 DPC
FL= 867.93

PC 12+36.05

PT 100+80.50

PT 13+43.54

PC 14+20.88

PT 15+28.02

RECONSTRUCT
TOP TO GRADE

LIMIT OF CONSTRUCTION
SHERIDAN ROAD
STA 100+80.50
N 1391142.9604
E 2243008.2892

BEGIN PROJECT
BEGIN CONSTRUCTION
CHANTILLY DRIVE
STA 10+15.00
N 1391124.6164
E 2242967.2455

℄ CONSTRUCTION SHERIDAN ROAD STA 100+17.46 =
℄ CONSTRUCTION CHANTILLY DRIVE STA 09+87.90

GSWCC GEORGIA SOIL AND WATER CONSERVATION COMMISSION

KATHY STALLARD
Level II Certified Design Professional

CERTIFICATION NUMBER 0000021854

ISSUED 12/15/2021 EXPIRES 12/15/2024

CITY OF BROOKHAVEN PUBLIC WORKS
24-HOUR CONTACT: 404-637-0540

GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS

INITIAL STAGE I: Work in this stage includes installing initial BMPs.
A. Initial BMPs: Install the following BMPs prior to construction:
1. Install perimeter silt fence as shown on Stage I plans.
2. Sediment Traps as shown on the Stage I plans.
3. Contractor is responsible for establishing construction exits.
B. Intermediate BMPs: N/A
C. Final BMPs: N/A

—C Cd-Fs C Cd-Fs C Cd-Fs	COMPOST FILTER SOCK
—A——A— Sd1-NS	SEDIMENT BARRIER (NON-SENSITIVE) SILT FENCE TYPE A CONSTRUCTION DETAIL D-24 SECTION 171
Sd2-P	CURB INLET PROTECTION.

Brookhaven GEORGIA

H&L A BCC COMPANY
Heath & Lineback
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

SCALE IN FEET
0 20 40 80

REVIEW DATES
08-18-2023
02-02-2024

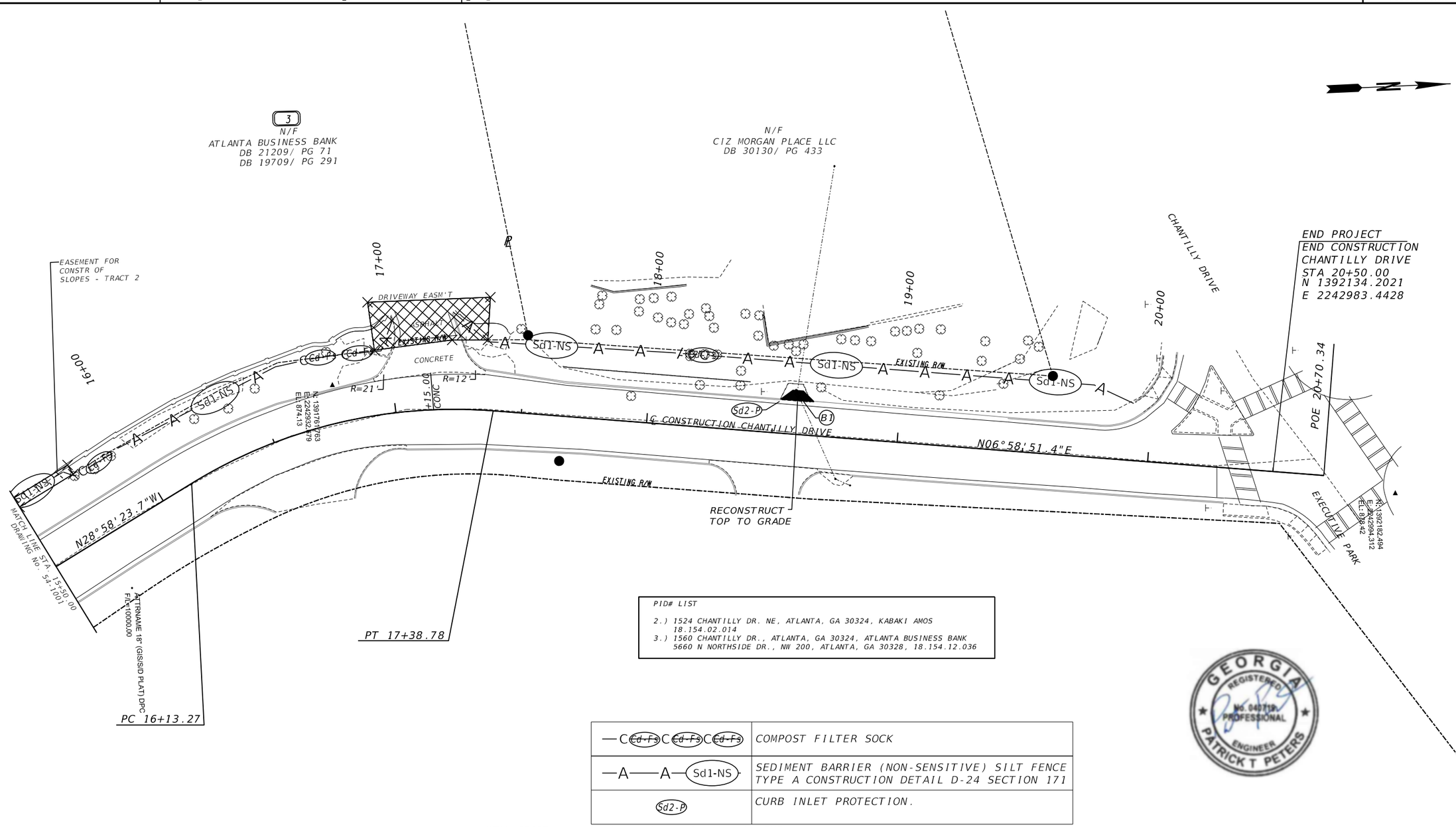
BMP LOCATION DETAILS
STAGE 1 - INITIAL PHASE
CHANTILLY DRIVE SIDEWALK

AP# 3138888

CHECKED: DATE:
BACKCHECKED: DATE:
CORRECTED: DATE:
VERIFIED: DATE:

DRAWING No.
54-1001

GPLN-CE



PID# LIST

2.) 1524 CHANTILLY DR. NE, ATLANTA, GA 30324, KABAKI AMOS
18.154.02.014
3.) 1560 CHANTILLY DR., ATLANTA, GA 30324, ATLANTA BUSINESS BANK
5660 N NORTHSIDE DR., NW 200, ATLANTA, GA 30328, 18.154.12.036

—C Cd-Fs C Cd-Fs C Cd-Fs	COMPOST FILTER SOCK
—A——A— Sd1-NS	SEDIMENT BARRIER (NON-SENSITIVE) SILT FENCE TYPE A CONSTRUCTION DETAIL D-24 SECTION 171
Sd2-P	CURB INLET PROTECTION.

INITIAL STAGE 1: Work in this stage includes installing initial BMPs.
A. Initial BMPs: Install the following BMPs prior to construction:
1. Install perimeter silt fence as shown on Stage 1 plans.
2. Sediment Traps as shown on the Stage 1 plans.
3. Contractor is responsible for establishing construction exits.
B. Intermediate BMPs: N/A
C. Final BMPs: N/A

GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS

Brookhaven GEORGIA

Heath & Lineback
A BCC COMPANY
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

SCALE IN FEET
0 20 40 80

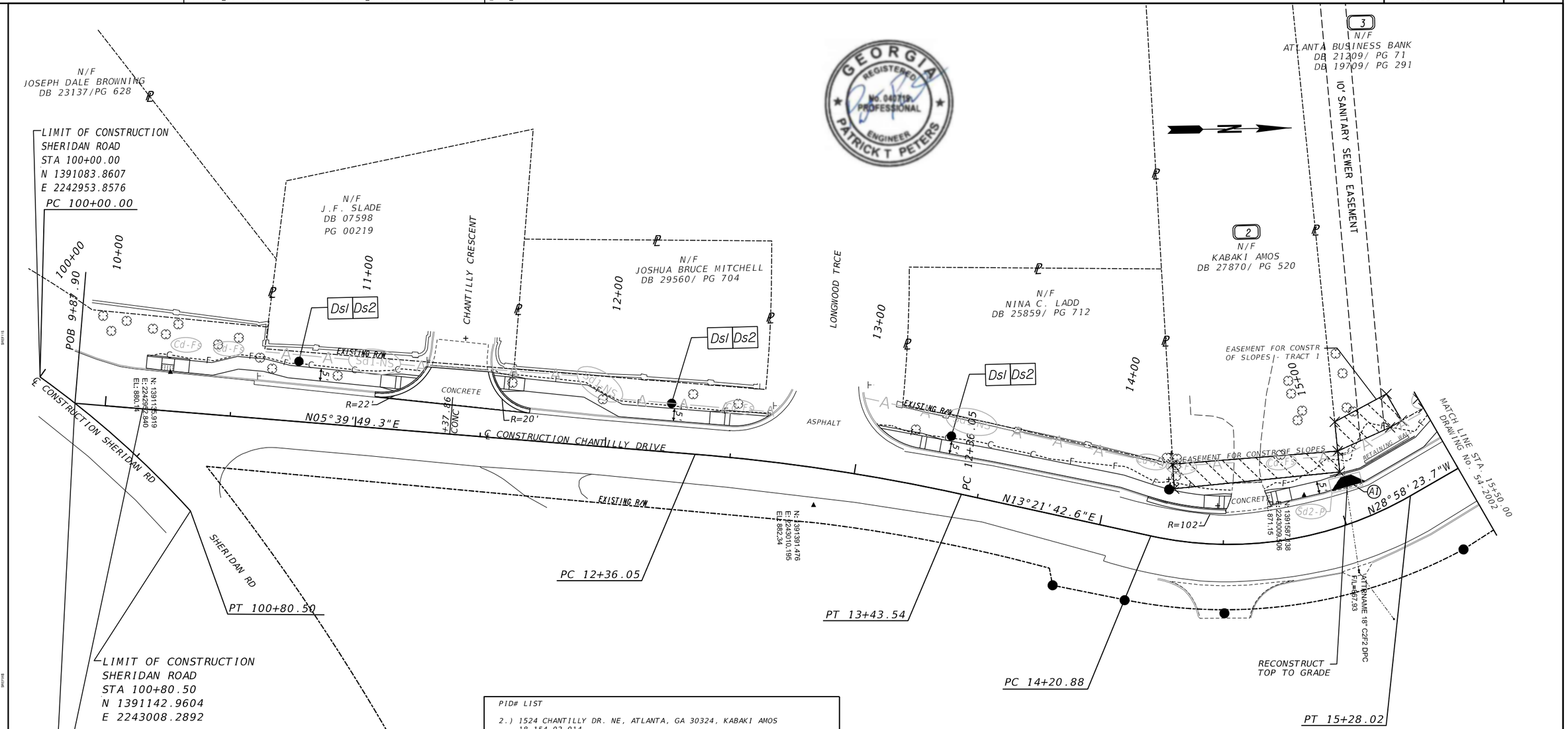
REVIEW DATES
08-18-2023
02-02-2024

BMP LOCATION DETAILS
STAGE 1 - INITIAL PHASE
CHANTILLY DRIVE SIDEWALK

AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		54-1002
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE



PID# LIST

2.) 1524 CHANTILLY DR. NE, ATLANTA, GA 30324, KABAKI AMOS
18.154.02.014
3.) 1560 CHANTILLY DR., ATLANTA, GA 30324, ATLANTA BUSINESS BANK
5660 N NORTHSIDE DR., NW 200, ATLANTA, GA 30328, 18.154.12.036

INTERMEDIATE STAGE 2:
A. Initial BMPs: N/A
B. Intermediate BMPs: Intermediate BMPs: While earthwork is progressing, do the following:
1. Add J-Hooks along the toe of the embankments as directed in the GDOT Construction Detail D-24C and adjust silt fence where required.
2. Install mulch and temporary grassing as shown in Stage 2 plans.
C. Final BMPs: As soon as final grade has been established in any area of the project, install the following:
1. Sod
2. Contractor to remove BMP's once stabilized.

C—Cd-F2—C	COMPOST FILTER SOCK
—A—A—Sd1-NS—A—	SEDIMENT BARRIER (NON-SENSITIVE) SILT FENCE TYPE A CONSTRUCTION DETAIL D-24 SECTION 171
Sd2-P	CURB INLET PROTECTION.
Dsl	MULCH, SECTION 163
Ds2	TEMPORARY GRASSING, SECTION 163, 700

Brookhaven GEORGIA

H&L A BCC COMPANY
Heath & Lineback
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

SCALE IN FEET
0 20 40 80

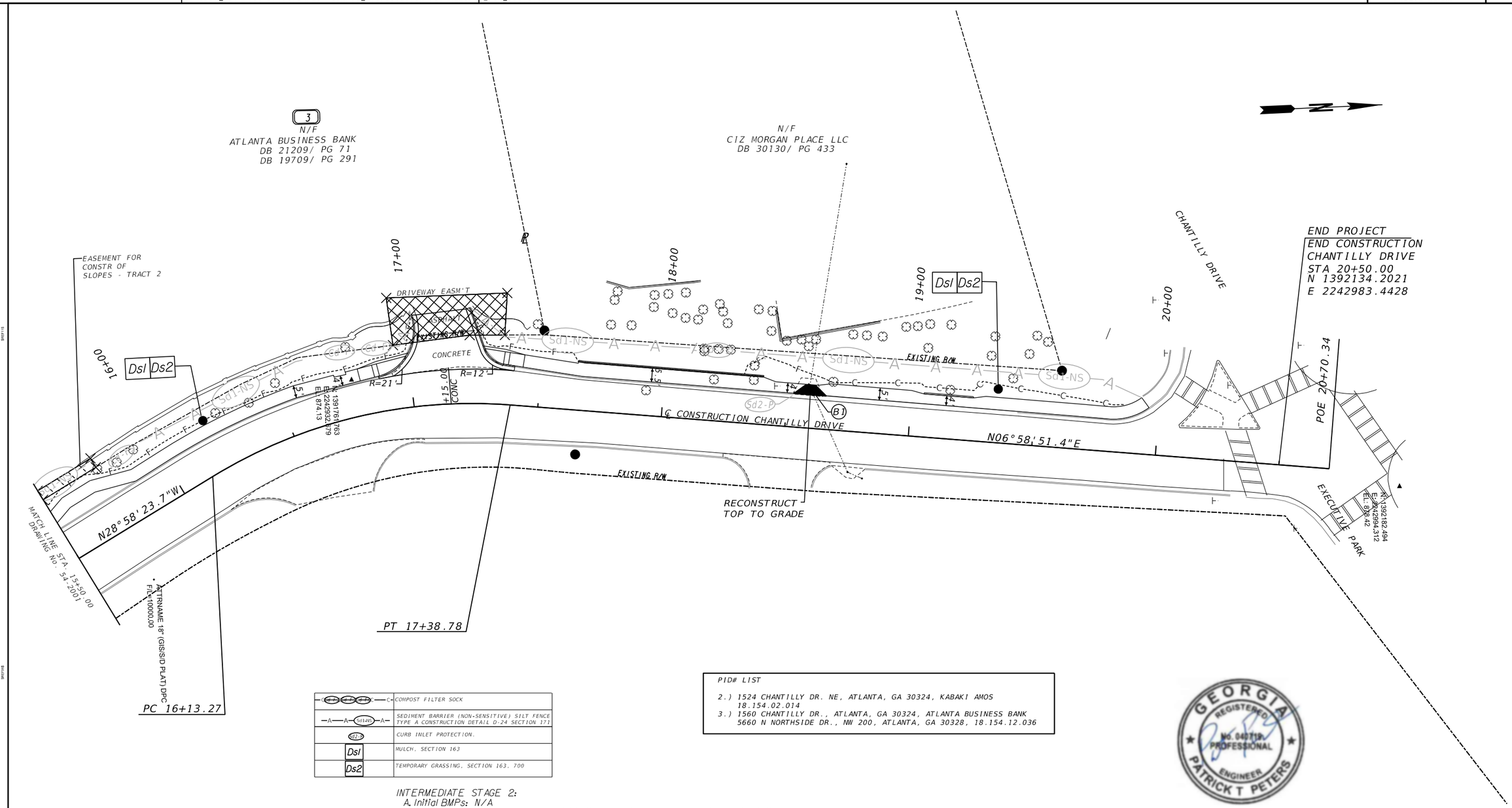
REVIEW DATES
08-18-2023
02-02-2024

BMP LOCATION DETAILS STAGE 2 - INTERMEDIATE PHASE CHANTILLY DRIVE SIDEWALK

AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		54-2001
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE



C	COMPOST FILTER SOCK
A	SEDIMENT BARRIER (NON-SENSITIVE) SILT FENCE TYPE A CONSTRUCTION DETAIL D-24 SECTION 171
Sd2-D	CURB INLET PROTECTION.
Dsl	MULCH. SECTION 163
Ds2	TEMPORARY GRASSING. SECTION 163. 700

PID# LIST

2.) 1524 CHANTILLY DR. NE, ATLANTA, GA 30324, KABAKI AMOS
18.154.02.014
3.) 1560 CHANTILLY DR., ATLANTA, GA 30324, ATLANTA BUSINESS BANK
5660 N NORTHSIDE DR., NW 200, ATLANTA, GA 30328, 18.154.12.036

INTERMEDIATE STAGE 2:
A. Initial BMPs: N/A
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1. Add J-Hooks along the toe of the embankments as directed in the GDOT Construction Detail D-24C and adjust silt fence where required.
2. Install mulch and temporary grassing as shown in Stage 2 plans.
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1. Sod
2. Contractor to remove BMP's once stabilized.

GEORGIA REGISTERED No. 042719 PROFESSIONAL ENGINEER PATRICK T PETERS

Brookhaven GEORGIA

Heath & Lineback
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

SCALE IN FEET
0 20 40 80

REVIEW DATES
08-18-2023
02-02-2024

BMP LOCATION DETAILS STAGE 2 - INTERMEDIATE PHASE CHANTILLY DRIVE SIDEWALK

AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		54-2002
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE

N/F
JOSEPH DALE BROWNING
DB 23137/PG 628

LIMIT OF CONSTRUCTION
SHERIDAN ROAD
STA 100+00.00
N 1391083.8607
E 2242953.8576
PC 100+00.00

100+00
10+00
POB 9+87.90

N/F
J.F. SLADE
DB 07598
PG 00219

11+00
CHANTILLY CRESCENT
12+00

N/F
JOSHUA BRUCE MITCHELL
DB 29560/ PG 704

LONGWOOD TRCE
13+00

N/F
NINA C. LADD
DB 25859/ PG 712

14+00

N/F
KABAKI AMOS
DB 27870/ PG 520

N/F
ATLANTA BUSINESS BANK
DB 21209/ PG 71
DB 19709/ PG 291

10' SANITARY SEWER EASEMENT

EASEMENT FOR CONSTR OF SLOPES - TRACT 1

15+00

MATCH LINE STA 15+50.00
DRAWING No. 54-3002

Ds4
Ds4
Ds3 ss

EXISTING R/W
EXISTING R/W
EXISTING R/W

R=22'
R=20'
R=102'

CONCRETE
CONCRETE
ASPHALT

+37.46 CONC

N: 1391115.919
E: 2242912.840
EL: 880.14

N: 1391391.476
E: 2243010.195
EL: 882.34

N: 1391587.138
E: 2243009.306
EL: 871.15

℄ CONSTRUCTION SHERIDAN RD
℄ CONSTRUCTION CHANTILLY DRIVE

N05°39'49.3"E
N13°21'42.6"E
N28°58'23.7"W

SHERIDAN RD

PC 12+36.05
PT 100+80.50
PT 13+43.54
PC 14+20.88
PT 15+28.02

A1
ATTENAME 18" CZF2 DPC
FL=867.93

RECONSTRUCT
TOP TO GRADE

LIMIT OF CONSTRUCTION
SHERIDAN ROAD
STA 100+80.50
N 1391142.9604
E 2243008.2892

BEGIN PROJECT
BEGIN CONSTRUCTION
CHANTILLY DRIVE
STA 10+15.00
N 1391124.6164
E 2242967.2455

℄ CONSTRUCTION SHERIDAN ROAD STA 100+17.46 =
℄ CONSTRUCTION CHANTILLY DRIVE STA 09+87.90

PID# LIST

2.) 1524 CHANTILLY DR. NE, ATLANTA, GA 30324, KABAKI AMOS
18.154.02.014
3.) 1560 CHANTILLY DR., ATLANTA, GA 30324, ATLANTA BUSINESS BANK
5660 N NORTHSIDE DR., NW 200, ATLANTA, GA 30328, 18.154.12.036

FINAL STAGE 3:
A. Initial BMPs: N/A
B. Intermediate BMPs: N/A
C. Final BMPs: As soon as final grade has been established in any area of the project, install the following:
1. Sod
2. Contractor to remove BMP's once stabilized.

Ds3		PERMANENT GRASSING, SECTION 700
Ds4		SODDING, CONSTRUCTION DETAIL D-54 SECTION 700, 890
ss		SLOPE STABILIZATION, CONSTRUCTION DETAIL D-35 SECTION 716

GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS

Brookhaven GEORGIA

Heath & Lineback
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

SCALE IN FEET
0 20 40 80

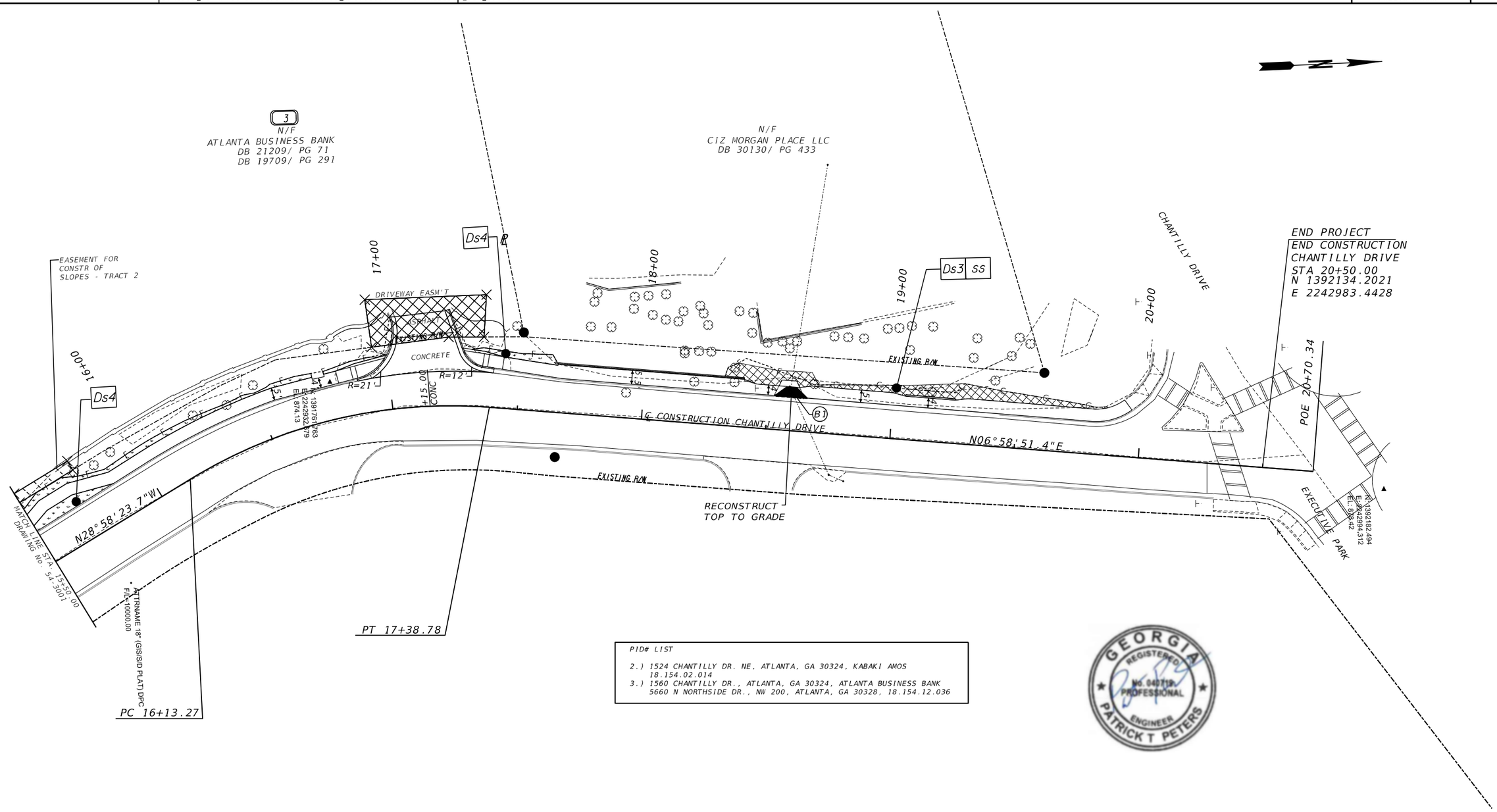
REVIEW DATES
08-18-2023
02-02-2024

BMP LOCATION DETAILS
STAGE 3 - FINAL PHASE
CHANTILLY DRIVE SIDEWALK

AP# 3138888

		DATE:	DRAWING No.
CHECKED:		DATE:	54-3001
BACKCHECKED:		DATE:	
CORRECTED:		DATE:	
VERIFIED:		DATE:	

GPLN-CE



PID# LIST

2.) 1524 CHANTILLY DR. NE, ATLANTA, GA 30324, KABAKI AMOS
18.154.02.014
3.) 1560 CHANTILLY DR., ATLANTA, GA 30324, ATLANTA BUSINESS BANK
5660 N NORTHSIDE DR., NW 200, ATLANTA, GA 30328, 18.154.12.036

GEORGIA REGISTERED No. 042719 PROFESSIONAL ENGINEER PATRICK T PETERS

Ds3		PERMANENT GRASSING, SECTION 700
Ds4		SODDING, CONSTRUCTION DETAIL D-54 SECTION 700, 890
SS		SLOPE STABILIZATION, CONSTRUCTION DETAIL D-35 SECTION 716

FINAL STAGE 3:
A. Initial BMPs: N/A
B. Intermediate BMPs: N/A
C. Final BMPs: As soon as final grade has been established in any area of the project, install the following:
1. Sod
2. Contractor to remove BMP's once stabilized.

Brookhaven GEORGIA
Heath & Lineback
A BCC COMPANY
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

SCALE IN FEET
0 20 40 80

REVIEW DATES
08-18-2023
02-02-2024

BMP LOCATION DETAILS
STAGE 3 - FINAL PHASE
CHANTILLY DRIVE SIDEWALK

AP# 3138888

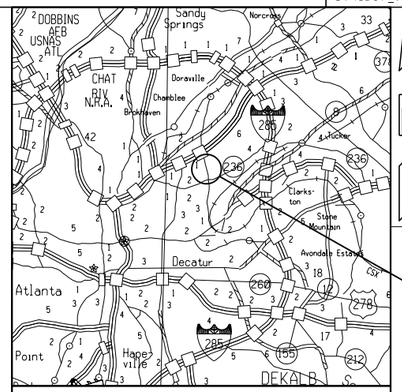
CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		54-3002
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE

CITY OF BROOKHAVEN
PUBLIC WORKS

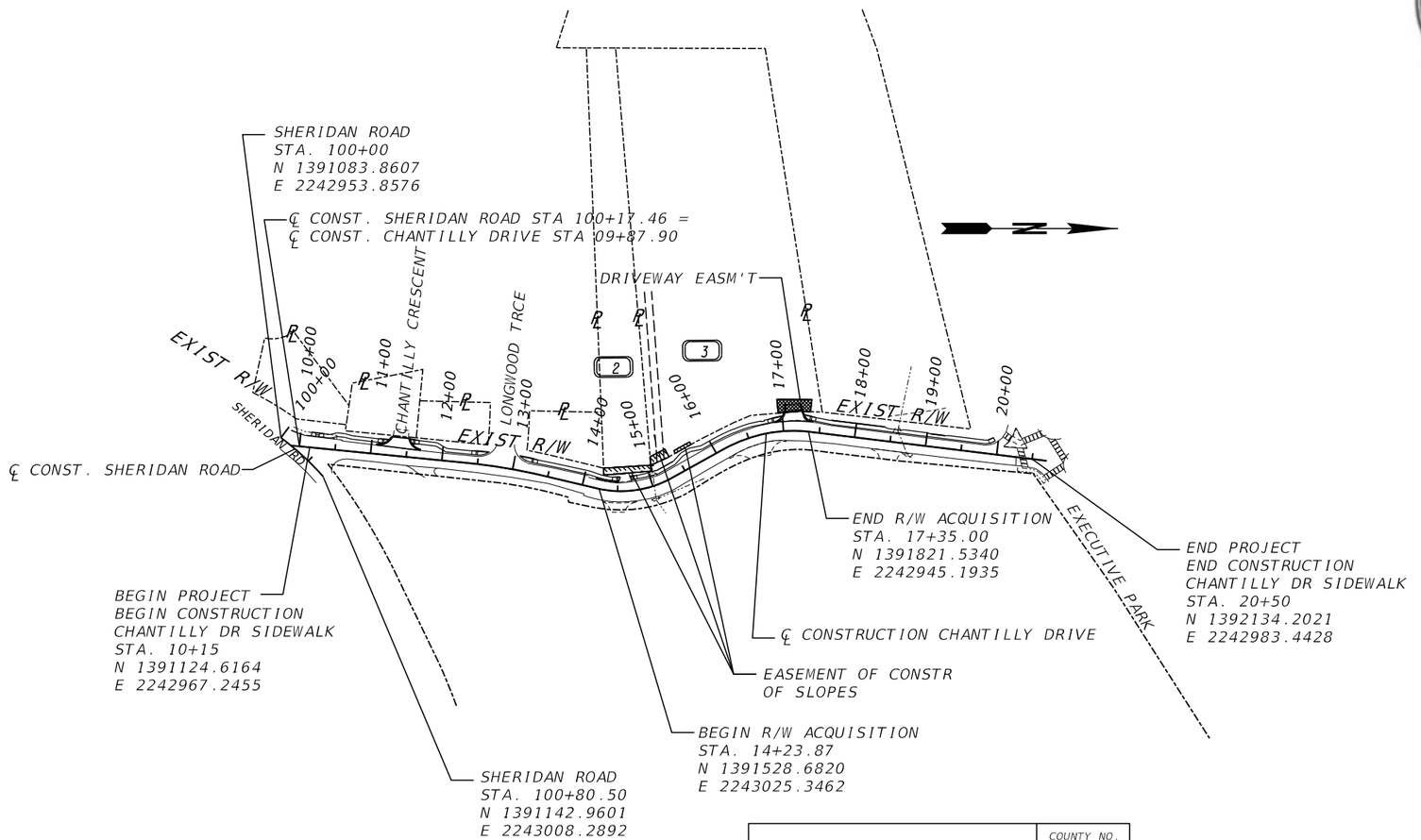
RIGHT OF WAY OF PROPOSED CHANTILLY DRIVE SIDEWALK DEKALB

FEDERAL ROUTE No.: N/A
STATE ROUTE No.: N/A
P.I. No.: 2022038
AP# 3138888



LOCATION SKETCH

NOTE: THE CO-ORDINATES LISTED ARE WEST ZONE GRID CO-ORDINATES BASED ON THE GA. STATE PLANE CO-ORDINATE SYSTEM OF 1984.
HORIZONTAL DATUM : NAD 1983/94 HARN
VERTICAL DATUM : NAVD 1988



SCALE IN FEET
0 100 200 400

CONVENTIONAL SIGNS

LAND LOT LINE	
PROPERTY LINE	℄
RIGHT OF WAY LINE — EXISTING	
RIGHT OF WAY LINE — REQUIRED	
RIGHT OF WAY LINE — EXISTING LIMIT OF ACCESS	
RIGHT OF WAY LINE — REQD LIMIT OF ACCESS	
RIGHT OF WAY LINE — EXISTING LIMIT OF ACCESS & R/W	
RIGHT OF WAY LINE — REQD LIMIT OF ACCESS & R/W	
RIGHT OF WAY LINE — R/W MARKERS	
FENCE	X X X

GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS

PLANS PREPARED BY:

Heath & Lineback
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

UNDER THE SUPERVISION OF

OFFICE OF DESIGN

LENGTH OF RIGHT OF WAY PROJECT	COUNTY NO. 089
	MILES
NET LENGTH OF RIGHT OF WAY	0.059
NET LENGTH OF BRIDGES	0.000
NET LENGTH OF EXCEPTIONS	0.000
GROSS LENGTH OF RIGHT OF WAY	0.059

THIS PROJECT IS LOCATED 100% IN DEKALB COUNTY AND CONGRESSIONAL DISTRICT 4.

LOCATION AND DESIGN APPROVAL DATE:

PLANS COMPLETED DATE:

REVISIONS:

DRAWING No.
60-0001

PROJECT NUMBER: 2022038
COUNTY: DEKALB

N/F
JOSEPH DALE BROWNING
DB 23137/PG 628

LIMIT OF CONSTRUCTION
SHERIDAN ROAD
STA 100+00.00
N 1391083.8607
E 2242953.8576

PC 100+00.00

100+00
10+00
POB 9+87.90

N/F
J.F. SLADE
DB 07598
PG 00219

DO NOT DISTURB
BRICK PAVERS

CHANTILLY CRESCENT

11+00

N/F
JOSHUA BRUCE MITCHELL
DB 29560/ PG 704

12+00

LONGWOOD TRCE

13+00

N/F
NINA C. LADD
DB 25859/ PG 712

14+00

15+00

N/F
KABAKI AMOS
DB 27870/ PG 520

N/F
ATLANTA BUSINESS BANK
DB 21209/ PG 71
DB 19709/ PG 291

10' SANITARY SEWER EASEMENT

EXISTING R/W

CONCRETE

ASPHALT

EASEMENT FOR CONSTR OF SLOPES - TRACT 1

DE2006
DE2005
DE2007
DE2004
DE2002
DE2001
DE2000
DE2003

EASEMENT FOR CONSTR OF SLOPES

RETAINING WALL

MATCH LINE STA 15+50.00
DRAWING No. 60-0003

N05°39'49.3"E

℄ CONSTRUCTION CHANTILLY DRIVE

CURVE 1

N13°21'42.6"E

CURVE 2

N28°58'23.7"W

℄ CONSTRUCTION SHERIDAN RD

CURVE 4

SHERIDAN RD

PC 12+36.05

PT 100+80.50

PT 13+43.54

PC 14+20.88

BEGIN R/W ACQUISITION
STA. 14+23.87
N 1391528.6820
E 2243025.3462

PT 15+28.02

LIMIT OF CONSTRUCTION
SHERIDAN ROAD
STA 100+80.50
N 1391142.9604
E 2243008.2892

BEGIN PROJECT
BEGIN CONSTRUCTION
CHANTILLY DRIVE
STA 10+15.00
N 1391124.6164
E 2242967.2455

℄ CONSTRUCTION SHERIDAN ROAD STA 100+17.46 =
℄ CONSTRUCTION CHANTILLY DRIVE STA 09+87.90

GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS

CURVE# 1
PI 12+89.88
N 1,391,398.1502
E 2,242,994.3727
Δ 07°41'53.3" (RT)
D 07°09'43.10"
T 53.82'
L 107.49'
R 800.00'
E 1.81'
ed ME
D.S. NA

CURVE# 2
PI 14+77.03
N 1,391,580.3928
E 2,243,037.6607
Δ 42°20'06.3" (LT)
D 39°30'51.59"
T 56.15'
L 107.14'
R 145.00'
E 10.49'
ed ME
D.S. NA

CURVE# 4
PI 100+40.40
N 1,391,116.3340
E 2,242,977.8993
Δ 12°15'42.8" (RT)
D 15°13'55.68"
T 40.40'
L 80.50'
R 376.15'
E 2.16'
ed ME
D.S. NA

PROPERTY AND EXISTING R/W LINE
REQUIRED R/W LINE
CONSTRUCTION LIMITS
EASEMENT FOR CONSTR & MAINTENANCE OF SLOPES
EASEMENT FOR CONSTR OF SLOPES
EASEMENT FOR CONSTR OF DRIVES

BEGIN LIMIT OF ACCESS.....BLA
END LIMIT OF ACCESS.....ELA
EXISTING LIMIT OF ACCESS
REQ'D LIMIT OF ACCESS
EXISTING LIMIT OF ACCESS & R/W
REQ'D LIMIT OF ACCESS & R/W
ORANGE BARRIER FENCE
ESA - ENV. SENSITIVE AREA

Brookhaven GEORGIA

Heath & Lineback
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

SCALE IN FEET
0 20 40 80

REVISION DATES

RIGHT OF WAY PLAN

CHANTILLY DRIVE SIDEWALK

AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		60-0002
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE

CURVE# 3
PI 16+78.17
N 1,391,760.8717
E 2,242,937.7297
Δ 35°57'15.1" (RT)
D 28°38'52.40"
T 64.90'
L 125.50'
R 200.00'
E 10.27'
ed ME
D.S.NA

3
N/F
ATLANTA BUSINESS BANK
DB 21209/ PG 71
DB 19709/ PG 291

N/F
CIZ MORGAN PLACE LLC
DB 30130/ PG 433

EASEMENT FOR CONSTR OF SLOPES - TRACT 2

DO NOT DISTURB WALL

DE2010
DE2009
DE2008
DE2011
DE3000
DE3001
DE3002
DE3003
DE3004

16+00
17+00
18+00
19+00
20+00

CHANTILLY DRIVE

EXISTING R/W

CONCRETE

WATER VAULT

CURVE 3

℄ CONSTRUCTION CHANTILLY DRIVE

N06°58'51.4"E

N28°58'23.7"W

MATCH LINE STA 15+50.00
DRAWING NO. 60-0002

END R/W ACQUISITION
STA. 17+35.00
N 1391821.5340
E 2242945.1935

PT 17+38.78

PC 16+13.27

END PROJECT
END CONSTRUCTION
CHANTILLY DRIVE
STA 20+50.00
N 1392134.2021
E 2242983.4428

POE 20+70.34

EXECUTIVE PARK

GEORGIA
REGISTERED
No. 040719
PROFESSIONAL
ENGINEER
PATRICK T PETERS

PROPERTY AND EXISTING R/W LINE	------℄------
REQUIRED R/W LINE	———
CONSTRUCTION LIMITS	— —C— — F— -
EASEMENT FOR CONSTR & MAINTENANCE OF SLOPES	
EASEMENT FOR CONSTR OF SLOPES	
EASEMENT FOR CONSTR OF DRIVES	

BEGIN LIMIT OF ACCESS.....BLA	
END LIMIT OF ACCESS.....ELA	
EXISTING LIMIT OF ACCESS	———ooo———
REQ'D LIMIT OF ACCESS	———ooo———
EXISTING LIMIT OF ACCESS & R/W	------||------
REQ'D LIMIT OF ACCESS & R/W	———||———
ORANGE BARRIER FENCE	
ESA - ENV. SENSITIVE AREA	

Brookhaven GEORGIA

H&L A BCC COMPANY
Heath & Lineback
2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

SCALE IN FEET
0 20 40 80

REVIEW DATES

RIGHT OF WAY PLAN

CHANTILLY DRIVE SIDEWALK

AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		60-0003
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE

```
*****************************************************************
PARCEL 2          EASEMENT FOR CONSTR OF SLOPES
*****************************************************************
  PNT        OFFSET/          STATION/          ALIGNMENT
               DIST           BEARING
-----------------------------------------------------------------
  DE2000      20.25  L        14+26.74          CHANTILLY DRIVE
               9.85        S87°38'29.23"W
  DE2001      29.80  L        14+23.87          CHANTILLY DRIVE
              65.98        N03°32'06.51"W
  DE2002      28.78  L        15+07.71          CHANTILLY DRIVE
               8.38        N85°11'37.09"E
  DE2003      20.71  L        15+04.99          CHANTILLY DRIVE
              66.39        S04°48'00.31"E
  DE2000      20.25  L        14+26.74          CHANTILLY DRIVE
REQD EASMT  =  603.05   SF
REQD EASMT  =  0.01    ACRES
```

```
*****************************************************************
PARCEL 3              EASEMENT FOR CONSTR OF SLOPES - TRACT 1
*****************************************************************
  PNT        OFFSET/          STATION/          ALIGNMENT
               DIST           BEARING
-----------------------------------------------------------------
  DE2002      28.78  L        15+07.71          CHANTILLY DRIVE
              11.73        S85°11'37.09"W
  DE2004      40.00  L        15+12.22          CHANTILLY DRIVE
              23.46        N27°27'07.97"W
  DE2005      40.00  L        15+40.05          CHANTILLY DRIVE
              12.28        N61°16'09.69"E
  DE2006      27.72  L        15+40.00          CHANTILLY DRIVE
               5.39        S29°06'53.07"E
  DE2007      27.71  L        15+34.61          CHANTILLY DRIVE
              22.92        S23°26'08.07"E
  DE2002      28.78  L        15+07.71          CHANTILLY DRIVE
REQD EASMT  =  306.32   SF
REQD EASMT  =  0.01   ACRES
```

```
*****************************************************************
PARCEL 3              EASEMENT FOR CONSTR OF SLOPES - TRACT 2
*****************************************************************
  PNT        OFFSET/          STATION/          ALIGNMENT
               DIST           BEARING
-----------------------------------------------------------------
  DE2008      27.75  L        15+50.00          CHANTILLY DRIVE
               4.25        S61°01'36.27"W
  DE2009      32.00  L        15+50.00          CHANTILLY DRIVE
              25.00        N28°58'20.10"W
  DE2010      32.00  L        15+75.00          CHANTILLY DRIVE
               4.19        N61°01'39.90"E
  DE2011      27.81  L        15+75.00          CHANTILLY DRIVE
              25.00        S29°06'53.07"E
  DE2008      27.75  L        15+50.00          CHANTILLY DRIVE
REQD EASMT  =  105.58   SF
REQD EASMT  =  0.01    ACRES
```

```
*****************************************************************
PARCEL 3              DRWY EASM'T
*****************************************************************
  PNT        OFFSET/          STATION/          ALIGNMENT
               DIST           BEARING
-----------------------------------------------------------------
  DE3000      25.76  L        16+95.00          CHANTILLY DRIVE
              19.24        S84°26'30.70"W
  DE3001      45.00  L        16+95.00          CHANTILLY DRIVE
              48.92        N00°10'11.54"E
  DE3002      45.00  L        17+35.00          CHANTILLY DRIVE
              16.99        S84°06'07.00"E
  DE3003      28.01  L        17+35.00          CHANTILLY DRIVE
              14.22        S02°19'00.41"W
  DE3004      27.56  L        17+22.51          CHANTILLY DRIVE
              31.21        S04°54'30.08"E
  DE3000      25.76  L        16+95.00          CHANTILLY DRIVE
REQD EASMT  =  821.35   SF
REQD EASMT  =  0.02    ACRES
```

GEORGIA REGISTERED No. 040719 PROFESSIONAL ENGINEER PATRICK T PETERS

Brookhaven GEORGIA

Heath & Lineback
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2390 Canton Road | Building 200
Marietta, Georgia 30066
770.424.1668

REVIEW DATES

RIGHT OF WAY PLANS
CHANTILLY DRIVE SIDEWALK
AP# 3138888

CHECKED:		DATE:		DRAWING No.
BACKCHECKED:		DATE:		60-0004
CORRECTED:		DATE:		
VERIFIED:		DATE:		

GPLN-CE