PROJECT PINE
SITE DEVELOPMENT

MADISON COUNTY, MISSISSIPPI

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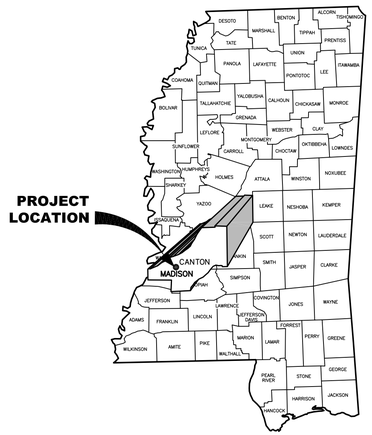
VICINITY MAP
NOT TO SCALE



LOCATION MAP

Project Engineer

Christopher Trebisky, P.E.
Neel-Schaffer, Inc.
215 Waterford Square
Madison, MS 39110
Phone: (601)898-8118

Developer

T C Pursuit Services, Inc.
3550 Lenox Rd
Suite 2200
Atlanta, GA 30326
404-923-1270 Office

JULY 2020

NS ACCOUNT NO. NS.15807.000

PREPARED BY

NEEL-SCHAFFER
Solutions you can build upon

CHRISTOPHER M. TREBISKY LICENSED PROFESSIONAL ENGINEER AND SURVEYOR PE-21207 PS-25446 STATE OF MISSISSIPPI

DATE: 07/01/2020

CHRISTOPHER TREBISKY, P.E.
MISSISSIPPI LICENSE NO. 21207

CLEARING NOTES

1. Site Contractor shall remove all debris from the site that is found to exist prior to his work or that is generated as a result of his work.

2. Site Contractor shall be responsible for calling Mississippi 811 (Formerly Mississippi One-Call) at 1-800-227-6477, by law, to locate all existing utilities on site prior to his work. Contractor shall be responsible for protecting all utilities not designated to be removed and shall be responsible for all damages that result from Contractor's work.

3. Limits of clearing and grubbing shall be property lines, unless specifically designated otherwise.

4. Site Contractor shall obtain and pay for all construction permits required to accomplish the work specified hereon.

5. Site Contractor shall be responsible for maintaining erosion control during the entire course of this work, per the NPDES Pollution Prevention Plan.

UTILITY NOTES

GENERAL

The Site Contractor shall verify all dimensions with the most current data provided by the Owner.

The Site Contractor shall refer to architectural plans for exact locations, precise building dimensions, and exact building utility entrance locations.

All water and sanitary sewer services to be installed to within 5 feet of building line. All services shall be County standard or other approved material and Installed per city specifications. Water lines shall have valve installed at 5' building line.

Minimum 36" cover required over all water lines.

The Site Contractor is specifically cautioned that the location and/or elevation of existing utilities as shown on these plans is based on records of the various utility companies, and where possible, measurements taken in the field. The information is not to be relied on as being exact or complete. The Site Contractor must call the appropriate utility company at least 48 hours before excavation to request exact field location of utilities. It shall be the responsibility of the Site Contractor to relocate all existing utilities which conflict with proposed improvements shown on the plans.

SANITARY SEWER NOTES

1. Sanitary sewer manholes will have bedding and backfill as shown.

2. The sanitary sewer PVC pipe shall be ASTM D 3034 type PSM SDR 26 gravity sewer pipe, ASTM D2241 SDR 26 pressure rated sewer pipe or AWWA C-900 DR-18 green PVC pressure rated sewer pipe based on construction condition requirement and conforming to ASTM D178.

3. When SS pressure rated PVC pipe is used on waterline (WL) crossing under the same type of D2241 SDR 26 PVC pipe or C-900 green DR-18 green pressured to be utilizing in beaten two SSMHs or to utilize a DI transition adapter for the connection of ASTM D-3034 PVC gravity pipe to DI-OD AWWA C-900 PVC pipe centered at WL when connecting two different types of PVC pipes for sewer construction.

4. AWWA C-900 DR-18 PVC pipe uses either AWWA C900 DR-18 PVC fittings or DIP fittings.

5. All sanitary sewers crossing waterlines with a clearance between 12 inches and 10 feet shall have a minimum of one 18' joint of 150 PSI Ductile Iron or (Green) C900 PVC pipe meeting ASTM specification D2241 centered on waterline. When waterline is below sanitary sewer provide minimum 2 foot separation.

6. Contractor shall provide a minimum horizontal clearance of 10' between water lines and sanitary sewer manholes and lines.

7. Sanitary sewer manhole rims outside of proposed paving will be set 3"-6" above the surrounding level finished grade after paving with sloped backfill added for storm water to drain away from manhole rim.

8. Deflection Test: Deflection tests shall be performed on all flexible and semi-rigid sewer pipe. The test shall be conducted after the final backfill has been in place at least 30 days. No pipe shall exceed a deflection of 5%. If the deflection test is to be run using a rigid mandrel, it shall have a diameter equal to 95% of the inside diameter of the pipe. No ball-type mandrel is allowed.

9. Infiltration, exfiltration or low-pressure air test: either of the following tests shall be performed on all gravity sewers.

A. Infiltration or exfiltration tests: Total leakage as determined by a hydrostatic head test shall not exceed 50 gallons per inch diameter per mile of pipe per 24 hours at a minimum test head of two (2) feet.

B. Low-pressure air test: Perform test according to UNI-B-6-90 or other appropriate procedures. For sections of pipe less than 36" (inch) average inside diameter, the minimum allowable time for pressure drop from 3.5 P.S.I.G. to 2.5 P.S.I.G. shall be as follows:

6" 340 seconds or 0.855(L) for testing lengths greater than 398'

8" 454 seconds or 1.520(L) for testing lengths greater than 298'

10" 567 seconds or 2.374(L) for testing lengths greater than 239'

15" 850 seconds or 5.342(L) for testing lengths greater than 159'

18" 1020 seconds or 0.855(L) for testing lengths greater than 133'

Where L=length of line of same pipe size in feet.

10. For sanitary sewer manhole (MH) rims set inside of or @ curb and gutter pavement and/or below T.C., MH rims will be set flushed with an abutting pave surface. The (Vulcan, Neenah, or equal) heavy duty bolted solid MH cover shall be properly (and securely) attached and sealed to its compatible gasketed frame by using both a neoprene gasket and (at least) 4 counter-sunk hex-head coarse threaded ½"-13 unc stainless steel bolts. The heavy duty frame MH cover shall be solid (no air holes). Said frame shall be both embedded into the MH's top also securely anchored to the underlying MH structure with either securely attached embedded anchor bolts or the concrete MHs exposed rebars welded to the frame or other equally secured methods to prevent MH cover/frame below-offs/ejections.

WATER LINE NOTES

1. All 4" through 12" water line to be AWWA C-900 PVC DR-18 blue pressure rated water main with 2" and smaller water service line to be continuous Type K copper tubing. All 4" through 54" DI pipe water lines shall be AWWA C151 with inside lining with AWWA C104 and double wrapped 8-mil polyethylene sheets.

2. Concrete thrust blocks shall be provided as necessary to prevent pipe movement. Use restrained joints where preventing movement of 16" or greater pipe is necessary due to thrust.

3. All water valves shall be supplied and installed in accordance with the latest edition AWWA C-500 and shall be of the resilient seat type.

4. All water lines shall be disinfected in conformance with AWWA C-651 and the Mississippi State Department of Health. At least one bacteriological sample shall be collected for every 1,000 linear feet of water line and shall be repeated if contamination persists.

5. All below grade valves shall be gasketed, hub-end gate valves with a cast iron box, except where flanges are called out in the plans.

6. 4" thru 12" fittings shall be cement mortar lined compact ductile iron pressure fittings per ANSI A21.53, or push on fittings per ANSI 21.10 pressure rated at 250 PSIG.

7. Hydrostatic Testing: All water pipe shall be tested for leakage in accordance with the latest county standards. Tests are to be performed on the entire footage of water pipe included in the project.

8. All water lines to have a 3' minimum cover to finished grade and minimum 12" clearance to other utilities at crossings unless otherwise noted on plans. All water line installed over 8' deep shall utilize restrained joint fittings.

9. Contractor shall keep the water pipe clean and capped (or otherwise effectively covered) open pipe ends to exclude insects, animals, or other sources of contamination from unfinished pipe lines at times when construction is not in progress.

GENERAL NOTES

1. All topographic, property line, and utility information taken from plan entitled "Land Title and Topographic Survey of 69 Ac. or 3,006,451 S.F. of land prepared by Maptech, dated 06/21/20.

2. General contractor and all subcontractors shall verify the suitability of all existing and proposed site conditions including grades and dimensions before starting construction. The Engineer shall be notified immediately of any discrepancies.

3. Before starting construction, contractor shall verify benchmark elevation and notify Engineer if any discrepancy and/or conflict is found.

4. Contractor shall ensure there is positive drainage from the proposed buildings and no ponding in paved areas, and shall notify Engineer if any grading discrepancies are found in the existing and proposed grades prior to placement of pavement or utilities.

5. Adequate drainage shall be maintained at all times during construction and any ditch or structure disturbed during construction shall be restored to existing conditions or better.

STORM SEWER NOTES

1. Storm sewer shall be reinforced concrete pipe (C-76, Class III), and shall be installed, bedded, and backfilled as shown on the drawings.

2. All trench backfill shall be in 8" lifts, with tests at 100 foot intervals in each lift, and mechanically compacted to a density of not less than 95% of the maximum dry density as determined by the standard proctor compaction test (ASTM D-698/AASHTO T99).

3. Circular and elliptical reinforced concrete pipe shall be installed using rubber gasket joint conforming to ASTM C443 and C877 respectively.

4. Adjust manhole covers to grade conforming to requirements of section 02086-adjusting manholes, inlets, and valve boxes to grade.

5. The Contractor shall be responsible for protecting, maintaining, and restoring and back slope drainage system disturbed as a result of this work.

6. All ditches shall be graded to proposed elevations to insure proper drainage. All outfalls shall be properly backfilled and compacted. All disturbed areas shall be regraded, seeded, and fertilized.

SOIL EROSION CONSTRUCTION SEQUENCE

The following construction sequence is planned to minimize the amount of sediment movement through the storm drain system, and the installation of a detention basin. Installation and maintenance of these measures are considered critical for controlling sediment movement at this project site.

Clearing of Area
Approximately 69 acres of land will be cleared and grubbed. The initial clearing should begin along the natural drain at the south boundary to allow immediate installation of the silt fences and the detention basin in the vicinity of the existing pond.

Construction Access
Access to the construction site shall be from existing farm road at the south. At the egress point, it is required that stabilized gravel construction drives (about 50 feet) be established. This will provide an opportunity for trucks to clean mud from their wheels prior to entering adjacent streets.

Sediment Control Measures
This project will be constructed in one phase utilizing associated sediment control measures. Silt fences, storm drain systems, and detention storage will be utilized and shall be installed in the following sequence to minimize soil movement and loss:

1. Silt Fence: Silt fence is to be installed according to manufacturer's recommendations.
   a. Install a single line of silt fence as shown on the drawings as soon as clearing and grubbing of this fence area is completed.
   b. Remove silt fence when area is ready for final compaction, grading and placement of surface topping.

2. Storm Drain System: Install the storm drain system to the grades and elevations at the locations shown on the plans. Care shall be taken to minimize movement of sediment into the storm drain inlets until the road/parking area surface topping is applied. A perimeter silt fence is the recommended method of inlet protection.
   a. Install a local drainage depressional storage area around all the storm drain inlets for sediment collection.
   b. Place a silt fence barrier around each storm drain inlet as soon as it is installed. These may need some reworking later as curb lines are installed.
   c. When area is ready for final compaction, remove sediment collected around inlet, bring to grade with compacted fill and place surface topping.

3. Detention Basin: Install the temporary sediment ponds as shown on the plans to receive and store construction area runoff and associated eroded sediment.

Vegetation
Vegetate and/or landscape all curb areas and graded area as soon as possible during the construction operations.

SITE PLAN NOTES

1. Contractor shall refer to architectural plans for exact locations and dimensions of sidewalks, ramps, truck docks, precise building dimensions, and exact building utility entrance locations.

2. All unsurfaced areas are to receive four inches of seeding with topsoil or sod and watered until a healthy stand of grass is obtained as indicated on the landscape plan.

3. Contractor is responsible for protecting existing benchmark.

4. All dimensions shown to building are to outside face of building.

5. All necessary permits and approvals from agencies governing the construction of this work shall be secured prior to beginning construction by the Contractor.

6. The Contractor is responsible for repairs of damage to any existing improvements during construction, such as, but not limited to, drainage, utilities, pavement, striping, curbs, etc. Repairs shall be equal to or better than existing conditions.

7. Contractor shall match existing pavement in grade and alignment, at connections to county streets.

8. Construction shall comply with all governing codes and be constructed to the same.

9. All striping shall comply with the manual on Uniform Traffic Control Devices Latest Edition.

DRAWING INFORMATION
N-S PROJECT NO.: NS 15807.000
FILENAME: 15807-GNL.dwg
SCALE: AS SHOWN
DRWN: CAJ/CRB — DATE: 05/2020
CHKD: DMR — DATE: 05/2020
QA/QC: — DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

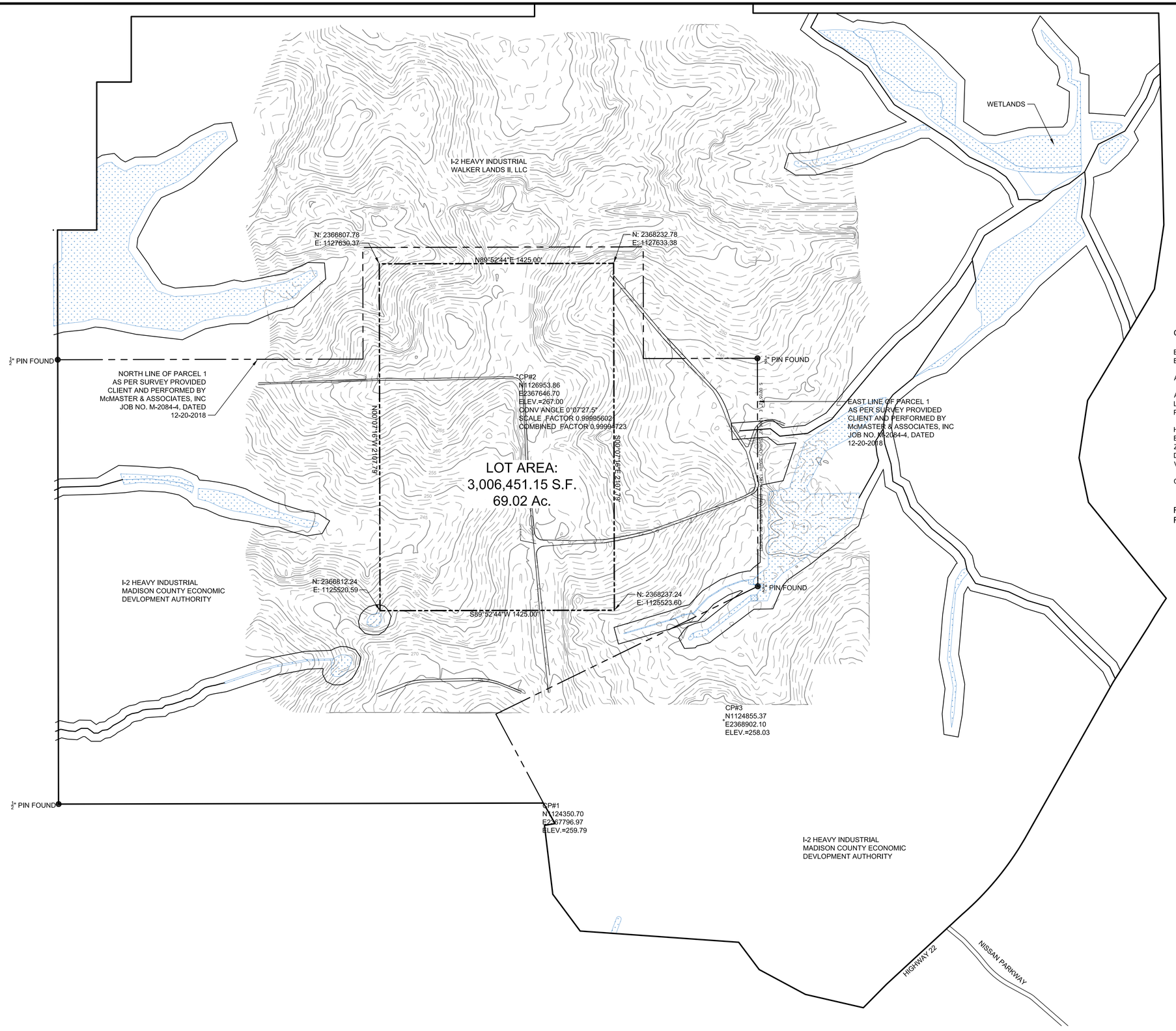
PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

SEAL:

GENERAL NOTES

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

DRAWING NUMBER:
C00.1



GRAPHIC SCALE IN FEET

300 0 300 600

N

LEGEND:

- CONTOURS (5')
- CONTOURS (1')
- WETLANDS
- MCEDA MEGASITE PROPERTY LINE
- PROPERTY LINE

GENERAL NOTES:

EXISTING CONDITIONS BASED ON TOPOGRAPHIC SURVEY PERFORMED BY MAPTECH, DATED 06/21/20.

A MS ONE CALL WAS PLACED AND NO UTILITIES WERE MARKED.

ALL UTILITY COMPANIES SHOULD BE NOTIFIED TO MARK THE EXACT LOCATION OF UNDERGROUND UTILITIES SHOWN ON THIS DRAWING PRIOR TO COMMENCEMENT OF CONSTRUCTION.

HORIZONTAL AND VERTICAL DATUM SHOWN ON THIS DRAWING IS BASED ON THE MISSISSIPPI STATE PLANE COORDINATE SYSTEM, WEST ZONE (NAD 83)(2011)(EPOCH:2010.000) US SURVEY FEET. AS DETERMINED BY NETWORK ROVER ON THE USM NETWORK AND VERIFIED BY STATIC OPUS OBSERVATION ON CONTROL POINT 2 SHOWN.

CONTOUR INTERVAL = 1 FOOT.

FEMA-MAP: 28089C0405F
FLOODPLAIN ZONE X-

DRAWING INFORMATION

N-S PROJECT NO.: *NS 15807.000*
FILENAME: *15807-ExCond.dwg*
SCALE: *AS SHOWN*
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CHKD: *DMR* DATE: *05/2020*
QA/QC: DATE:

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PROJECT PINE
SITE DEVELOPMENT

MADISON COUNTY, MISSISSIPPI

SEAL:

EXISTING CONDITIONS

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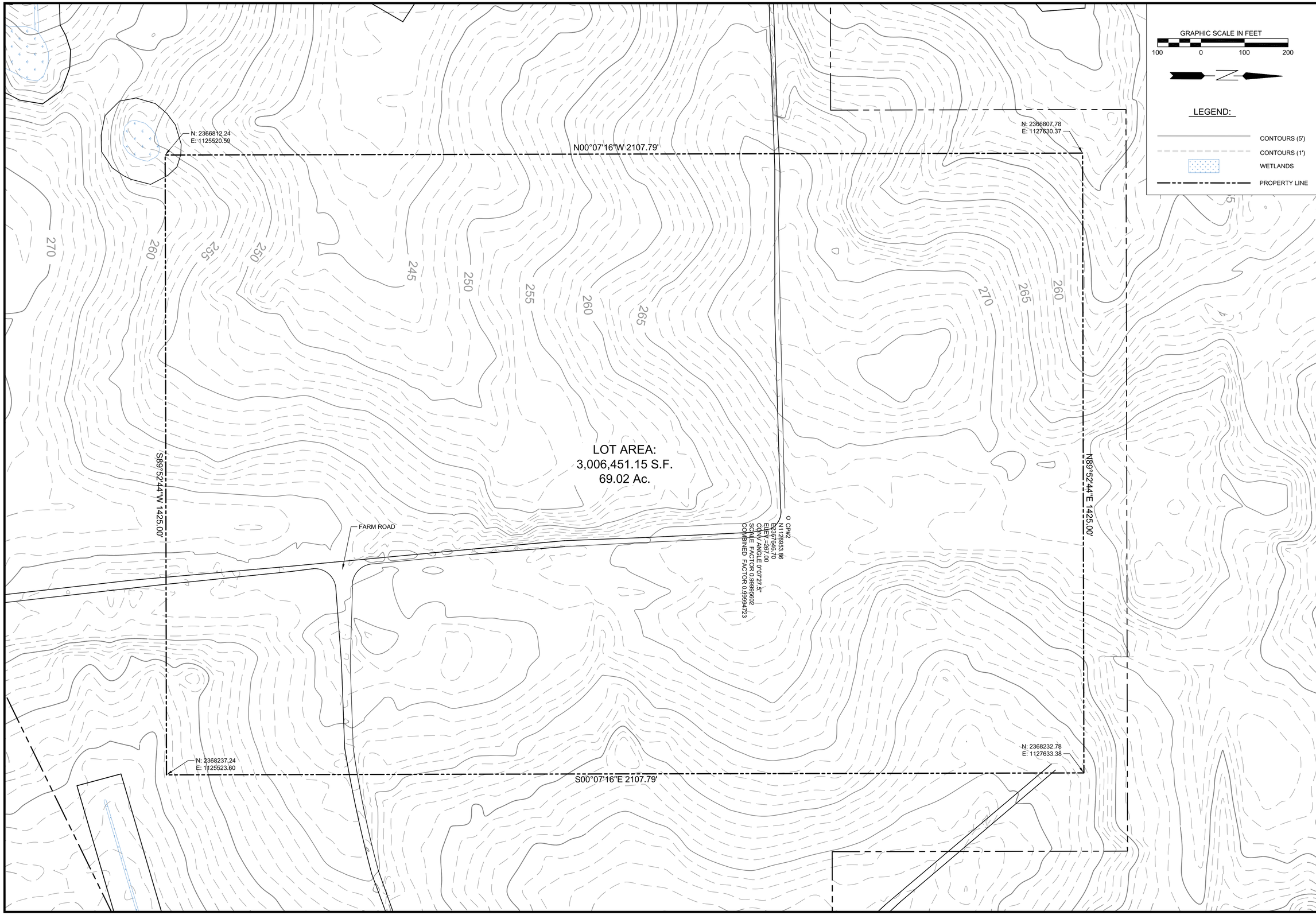
DRAWING NUMBER:

C1.0



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EXISTING CONDITIONS

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Telephone No: (601) 898-8118

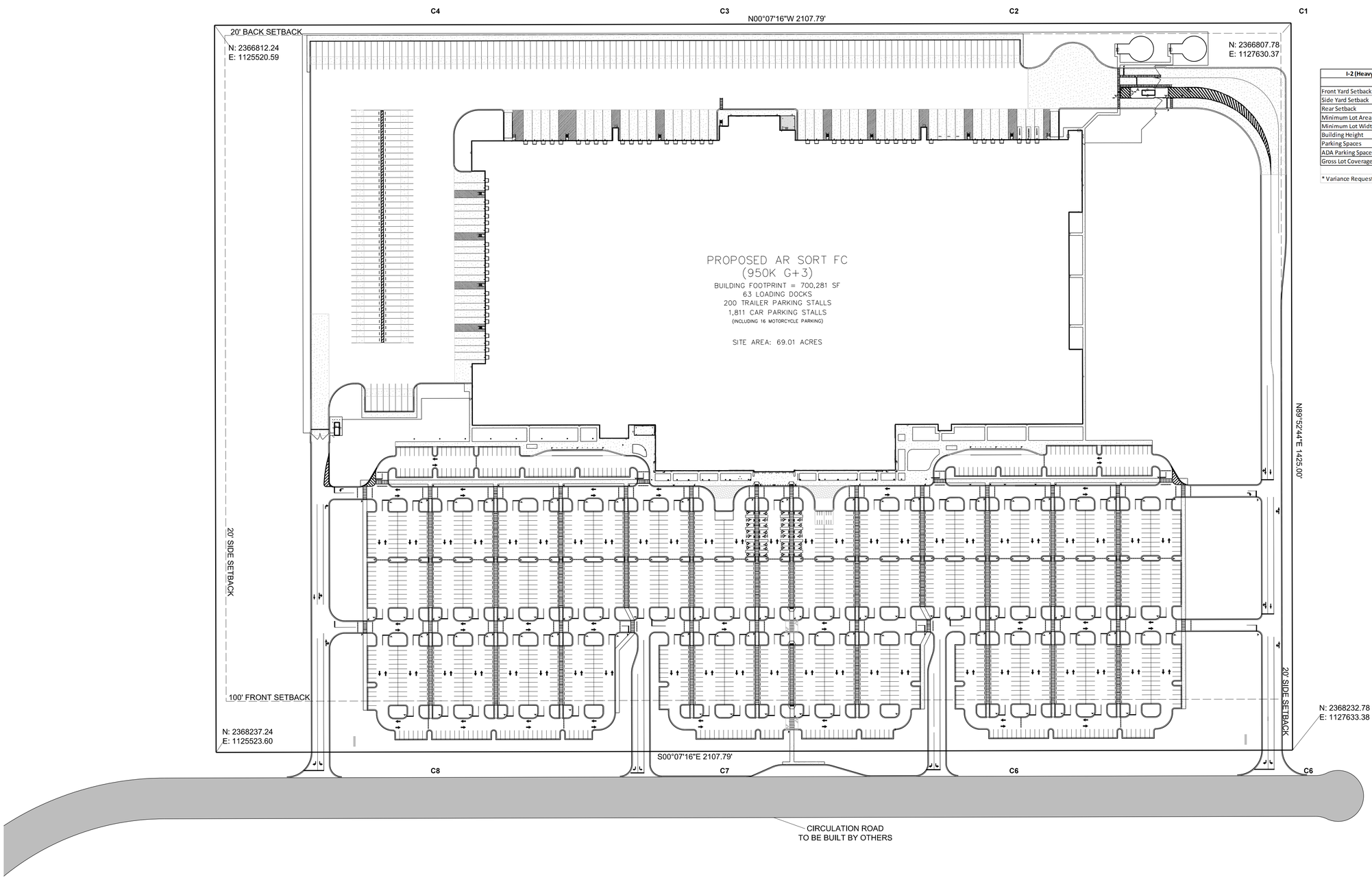
SEAL:

DRAWING NUMBER:

C1.1

GRAPHIC SCALE IN FEET

100 0 100 200



I-2 (Heavy Industrial) Zone - Dimensional Requirements		
	Minimum Required	Provided
Front Yard Setback	100'	547'
Side Yard Setback	20'	410'
Rear Setback	20'	179'
Minimum Lot Area	1 Acre	69.01 Acres
Minimum Lot Width	200'	2109.78'
Building Height	40' Max	110*
Parking Spaces	1551	1811
ADA Parking Spaces	29	32
Gross Lot Coverage	-	23%
* Variance Requested		

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OVERALL SITE

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Solutions you can build upon
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Telephone No: (601) 898-8118

SEAL:

DRAWING NUMBER:
C2.0

GRAPHIC SCALE IN FEET

30 0 30 60

N

C1

N: 2366807.78
E: 1127630.37

R 25

50

40

R 130

R 53

80

5

5

5

R 50

R 50

R 3

17

AUGER

COMPACTOR

MATCH SHEET C2.5

MATCH SHEET C2.2

C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

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PROJECT PINE
SITE DEVELOPMENT

MADISON COUNTY, MISSISSIPPI

SEAL:

SITE PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
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DRAWING NUMBER:

C2.1

MATCH SHEET C2.1

GRAPHIC SCALE IN FEET
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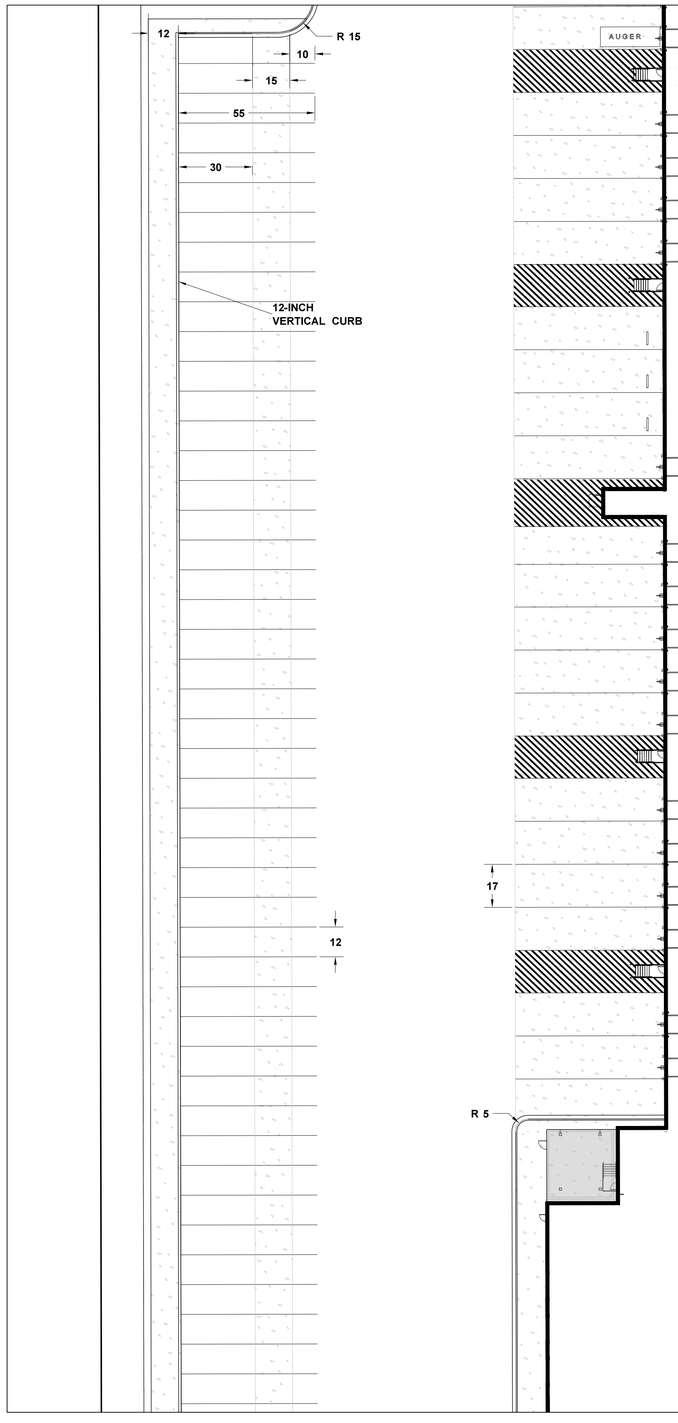

C2

MATCH SHEET C2.6

MATCH SHEET C2.3

C1	C5
C2	C6
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KEY MAP

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SITE PLAN

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SEAL:

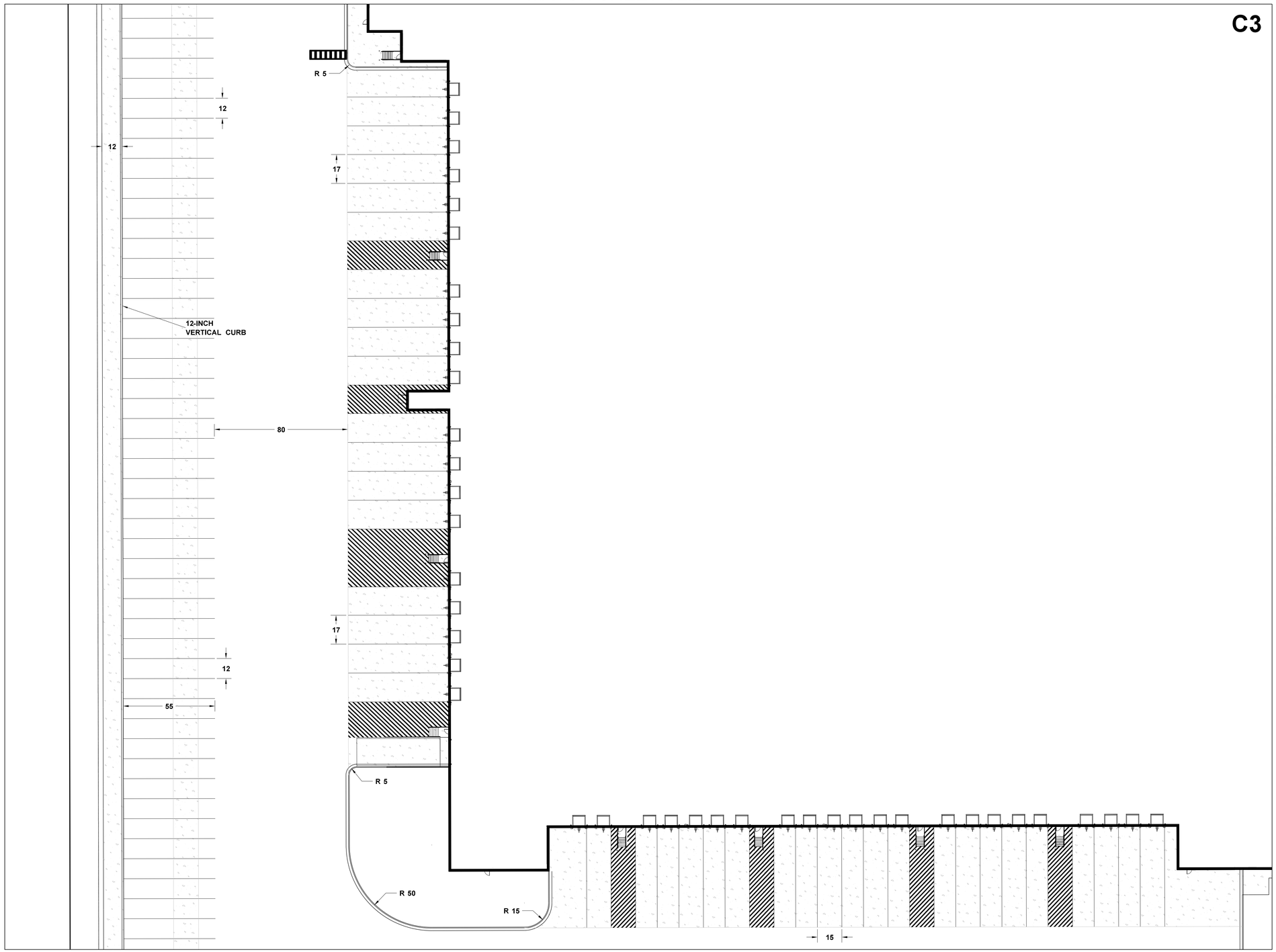
DRAWING NUMBER:
C2.2

MATCH SHEET C2.2

GRAPHIC SCALE IN FEET
30 0 30 60

N

C3



MATCH SHEET C2.7

MATCH SHEET C2.4

C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

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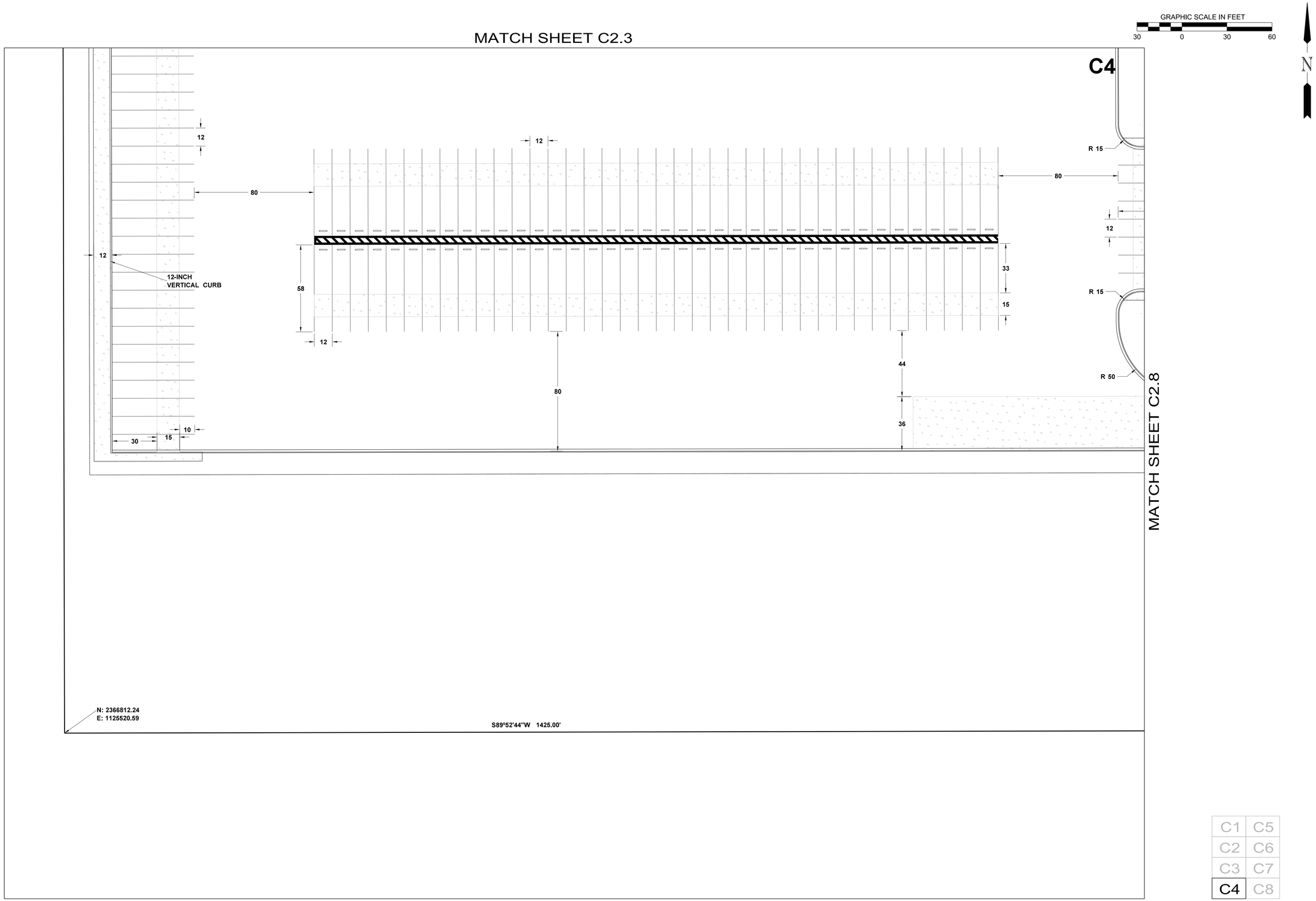
PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

SITE PLAN

SEAL:

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

DRAWING NUMBER:
C2.3



C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

DRAWING INFORMATION
N-S PROJECT NO.: NS.15807.000
FILENAME:
SCALE:
DRWN: DATE: 05/2020
CHKD: DMR DATE: 05/2020
QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

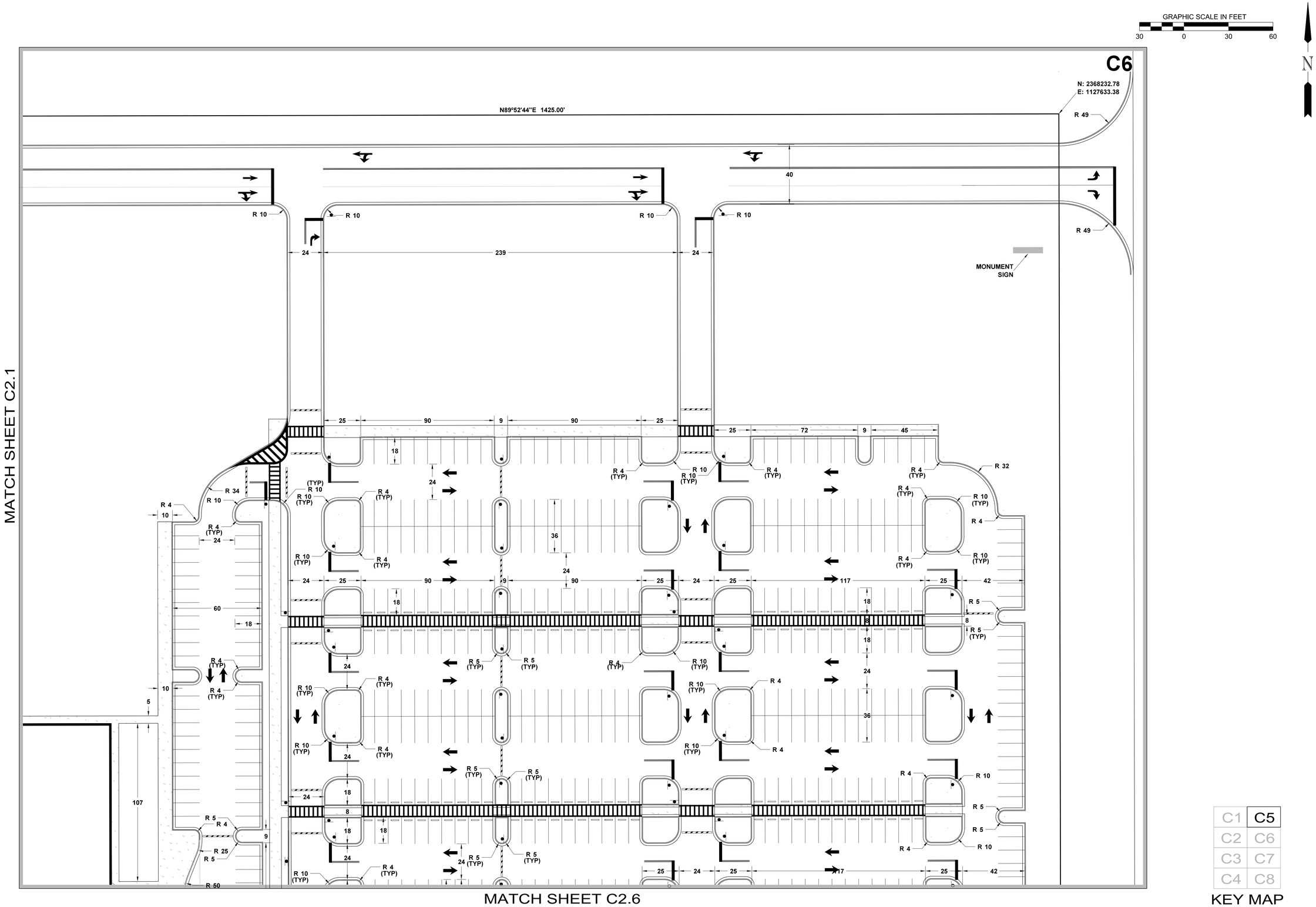
PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

SEAL:

SITE PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

DRAWING NUMBER:
C2.4



C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

DRAWING INFORMATION

N-S PROJECT NO.: NS.15807.000

FILENAME:

SCALE:

DRWN: DATE: 05/2020

CHKD: DMR DATE: 05/2020

QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

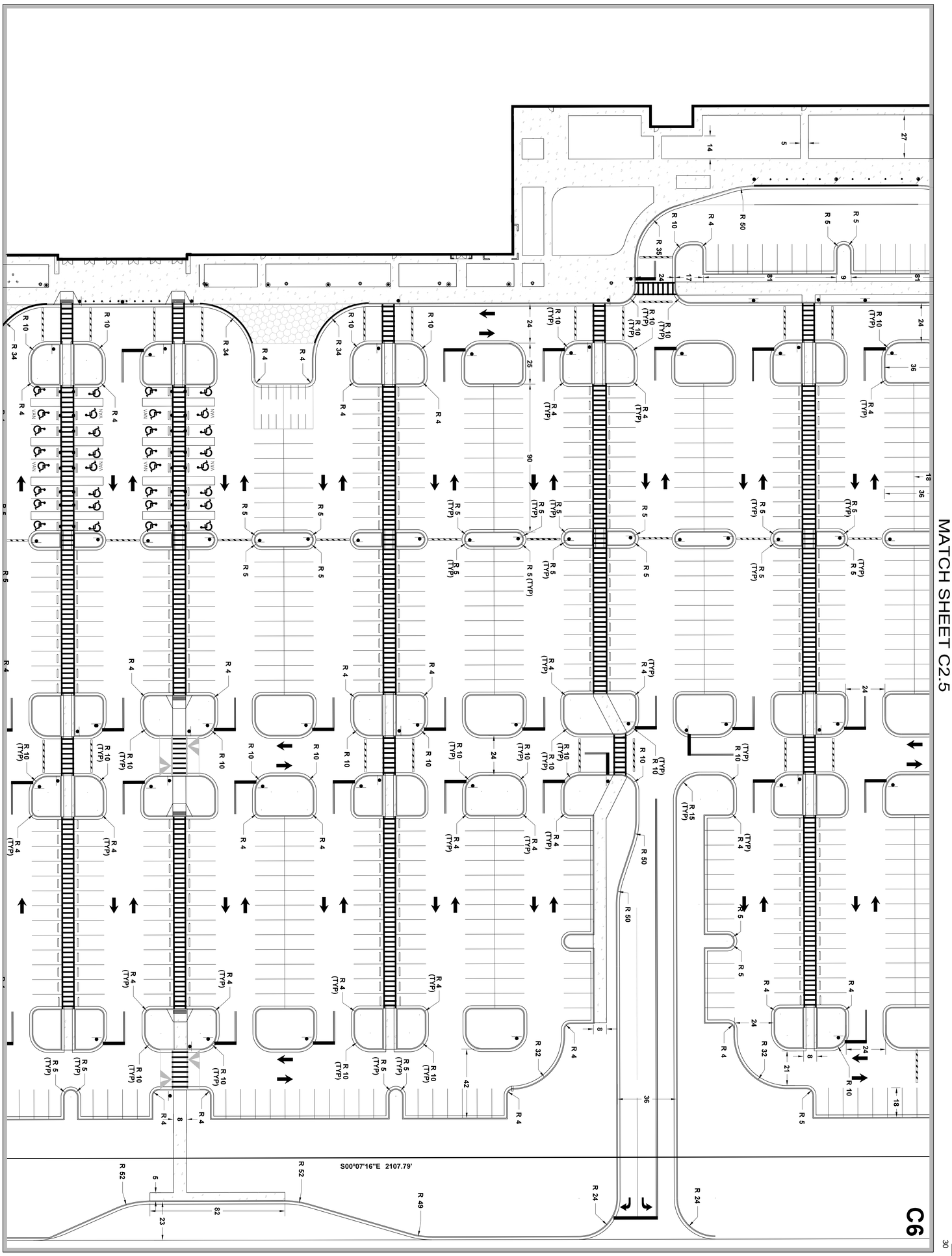
SEAL:

SITE PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

DRAWING NUMBER:
C2.5

MATCH SHEET C2.2



MATCH SHEET C2.7

MATCH SHEET C2.5

GRAPHIC SCALE IN FEET
30 0 30 60

KEY MAP

C4	C3	C2	C1
C8	C7	C6	C5

N

SITE PLAN

DRAWING NUMBER: C2.6

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

SEAL:

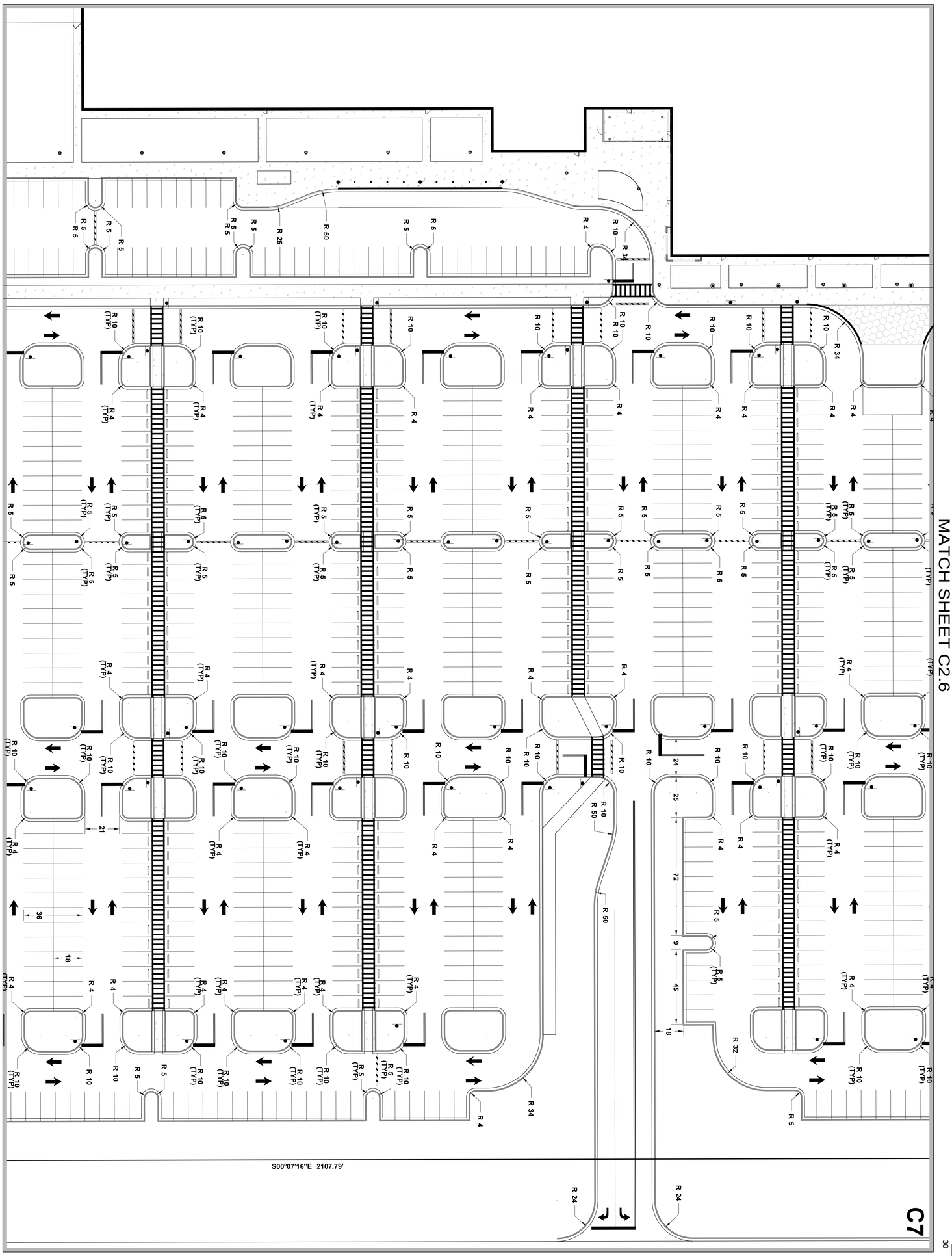
PROJECT PINE
SITE DEVELOPMENT

MADISON COUNTY, MISSISSIPPI

REVISIONS			
NO.	DATE	BY	DESCRIPTION

DRAWING INFORMATION	
N-S PROJECT NO.:	NS.15807.000
FILENAME:	
SCALE:	
DRWN:	DATE: 05/2020
CHKD: DMR	DATE: 05/2020
QA/QC:	DATE:

MATCH SHEET C2.3



MATCH SHEET C2.8

MATCH SHEET C2.6

GRAPHIC SCALE IN FEET
30 0 30 60

KEY MAP

C4	C3	C2	C1
C8	C7	C6	C5

N

DRAWING NUMBER: C2.7	SITE PLAN	
NEEL-SCHAFFER Solutions you can build upon 215 Waterford Square - Madison, MS 39110 Telephone No: (601) 898-8118	SEAL:	PROJECT PINE SITE DEVELOPMENT MADISON COUNTY, MISSISSIPPI

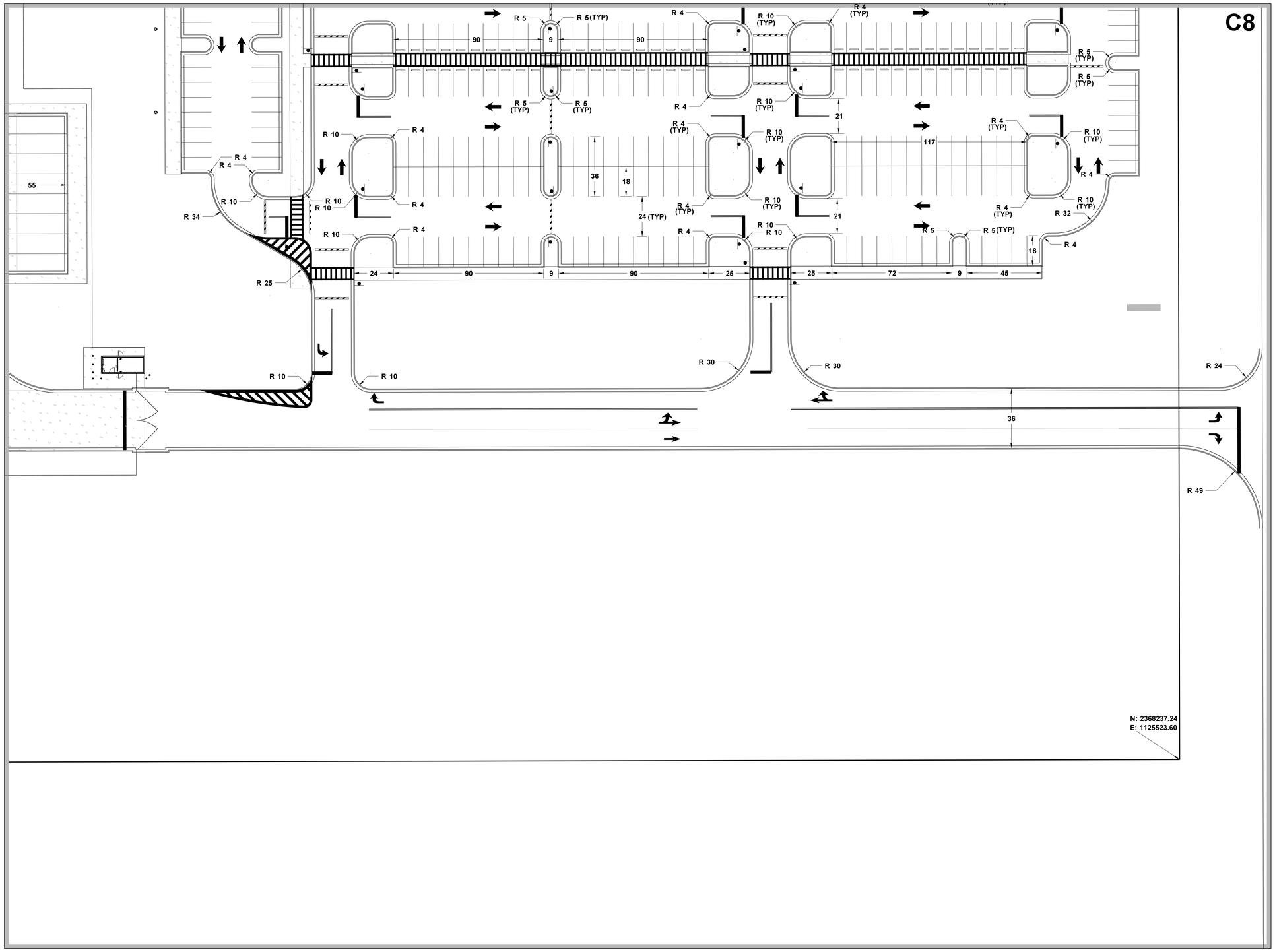
REVISIONS				DRAWING INFORMATION	
NO.	DATE	BY	DESCRIPTION	N-S PROJECT NO.: NS.15807.000	
				FILENAME:	
				SCALE:	
				DRWN:	DATE: 05/2020
				CHKD: DMR	DATE: 05/2020
				QA/QC:	DATE:

MATCH SHEET C2.4

MATCH SHEET C2.7

GRAPHIC SCALE IN FEET
30 0 30 60

N



C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

DRAWING INFORMATION
N-S PROJECT NO.: NS.15807.000
FILENAME:
SCALE:
DRWN: DATE: 05/2020
CHKD: DMR DATE: 05/2020
QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

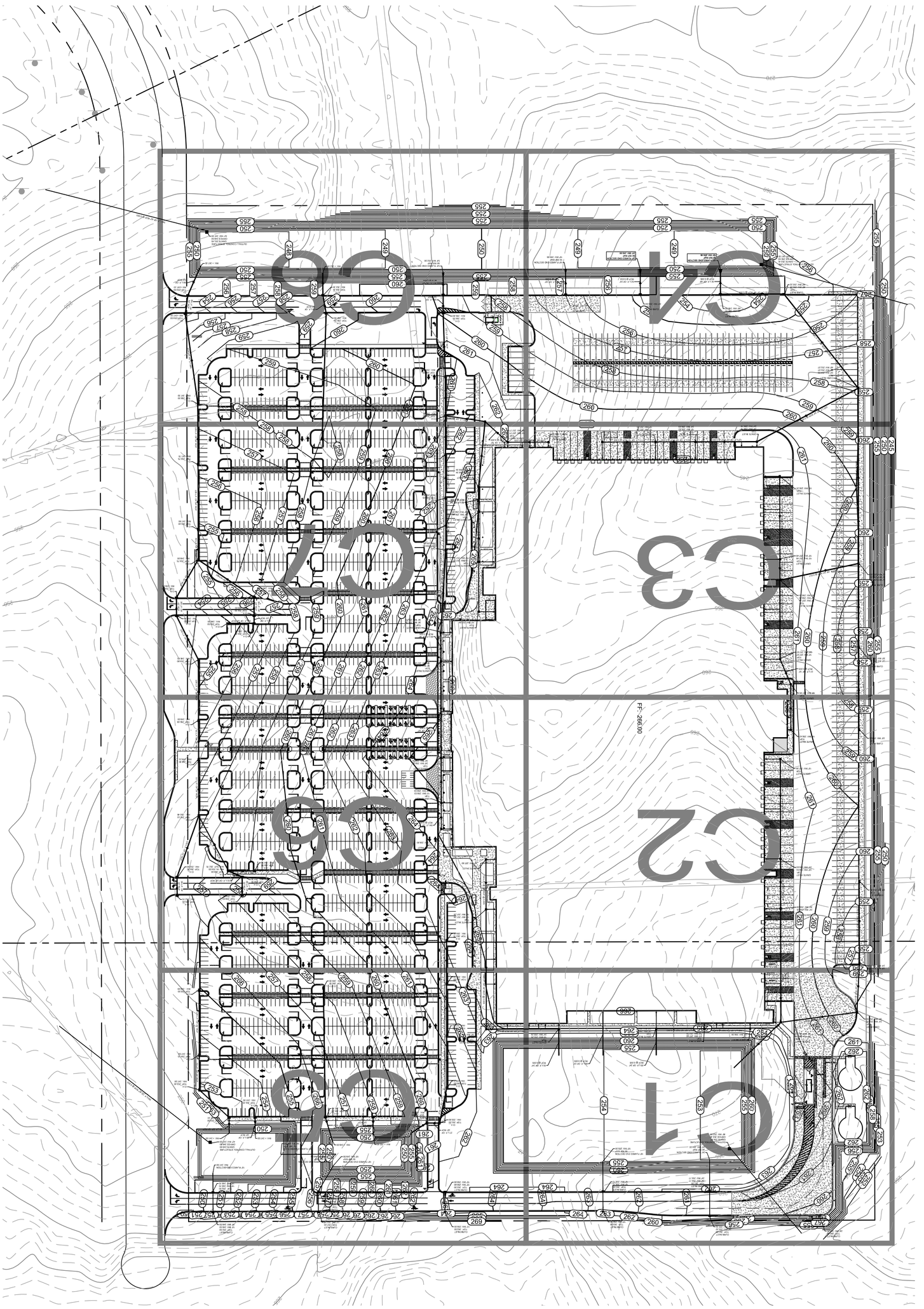
SITE PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

SEAL:

DRAWING NUMBER:
C2.8

\\MADISON-f\Data\Projects\Project Pine\Dwg-Plans\15807-Grading.dwg, Overall-Grading, 7/1/2020 3:50:42 PM, DWG To PDF.pc3, ANSI expand D (34.00 x 22.00 Inches), 1:1, Chuck Jones



KEY MAP

C4	C3	C2	C1
C8	C7	C6	C5

N

DRAWING NUMBER: C3.0

OVERALL SITE GRADING PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

SEAL:

PROJECT PINE
SITE DEVELOPMENT

MADISON COUNTY, MISSISSIPPI

REVISIONS			
NO.	DATE	BY	DESCRIPTION

DRAWING INFORMATION	
N-S PROJECT NO.:	NS.15807.000
FILENAME:	15807-Grading.dwg
SCALE:	AS SHOWN
DRWN: GBB	DATE: 05/2020
CHKD: DMR	DATE: 05/2020
QA/QC:	DATE:

GRAPHIC SCALE IN FEET
30 0 30 60

N

CURB INLET
TOP: 260.00
24" INV: 256.00

CURB INLET
TOP: 261.00
24" INV: 255.32
24" INV: 255.32

CURB INLET
TOP: 263.00
18" INV: 258.50

229 L.F. OF 36" RCP @ 0.003

CURB INLET
TOP: 261.00
24" INV: 255.17
24" INV: 255.17

CURB INLET
TOP: 263.00
18" INV: 258.10
18" INV: 258.10

24" FLARED END SECTION
W/ RIP RAP
24" INV: 254.00

18" FLARED END SECTION
W/ RIP RAP
18" INV: 255.00

OUTFALL CONTROL STRUCTURE
GRATE:254.87
ORFICE:253.40
48" INV: 252.00

MATCH SHEET C3.5

GRATE INLET
TOP:
30" INV: 252.02
36" INV: 252.02

135 L.F. OF 36" RCP @ 0.003

GRATE INLET
TOP:
15" INV: 258.30

195 L.F. OF 15" RCP @ 0.005

GRATE INLET
TOP:
15" INV: 257.32
18" INV: 257.32

195 L.F. OF 18" RCP @ 0.005

GRATE INLET
TOP:
18" INV: 256.35
24" INV: 256.35

55 L.F. OF 24"
RCP @ 0.005

89 L.F. OF 15"
RCP @ 0.005

55 L.F. OF 24"
RCP @ 0.005

GRATE INLET
TOP:
18" INV: 255.29
24" INV: 255.29

CURB INLET
TOP:
24" INV: 253.00
30" INV: 252.50

159 L.F. OF 30" RCP @ 0.003

159 L.F. OF 24" RCP @ 0.003

CURB INLET
TOP:

235 L.F. OF
30" RCP
@ 0.005

AUGER

COMPACTOR

FFE 266

MATCH SHEET C3.2

C1	C5
C2	C6
C3	C7
C4	C8

N

KEY MAP

DRAWING INFORMATION
N-S PROJECT NO.: NS 15807.000
FILENAME: 15807-Grading.dwg
SCALE: AS SHOWN
DRWN: GBB DATE: 05/2020
CHKD: DMR DATE: 05/2020
QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

SITE GRADING PLAN

SEAL:

NEEL-SCHAFFER
Solutions You Can Build Upon
215 Wallace Blvd. Ridgeland, MS 39157
Telephone No: (601) 898-8118

DRAWING NUMBER:
C3.1

\\MADISON1\Data\Projects\Project Pine\Dwg\Plans\15807-Grading.dwg, Grading-1, 7/1/2020 3:30:52 PM, DWG To PDF.pc3, ANSI expand D (34.00 x 22.00 Inches), 1:1, Chuck Jones

MATCH SHEET C3.1

GRAPHIC SCALE IN FEET
30 0 30 60

N

18" INV: 253.30
24" INV: 253.30

170 LF OF 18" RCP @ 0.003

CURB INLET
TOP:
18" INV: 253.81

GRATE INLET
TOP:
24" INV: 256.28
30" INV: 256.28

GRATE INLET
TOP:
18" INV: 256.51
24" INV: 256.81

207 LF OF 24" RCP @ 0.005

GRATE INLET
TOP:
18" INV: 257.84

CURB INLET
TOP:
18" INV: 253.21

GRATE INLET
TOP:
18" INV: 258.42

207 LF OF 18" RCP @ 0.005

GRATE INLET

AUGER

FFE 266

MATCH SHEET C3.6

MATCH SHEET C3.3

C1	C5
C2	C6
C3	C7
C4	C8

N

KEY MAP

DRAWING INFORMATION
N-S PROJECT NO.: NS.15807.000
FILENAME: 15807-Grading.dwg
SCALE: AS SHOWN
DRWN: GBB DATE: 05/2020
CHKD: DMR DATE: 05/2020
QA/QC: DATE:

REVISIONS

NO.	DESCRIPTION	DATE	BY

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

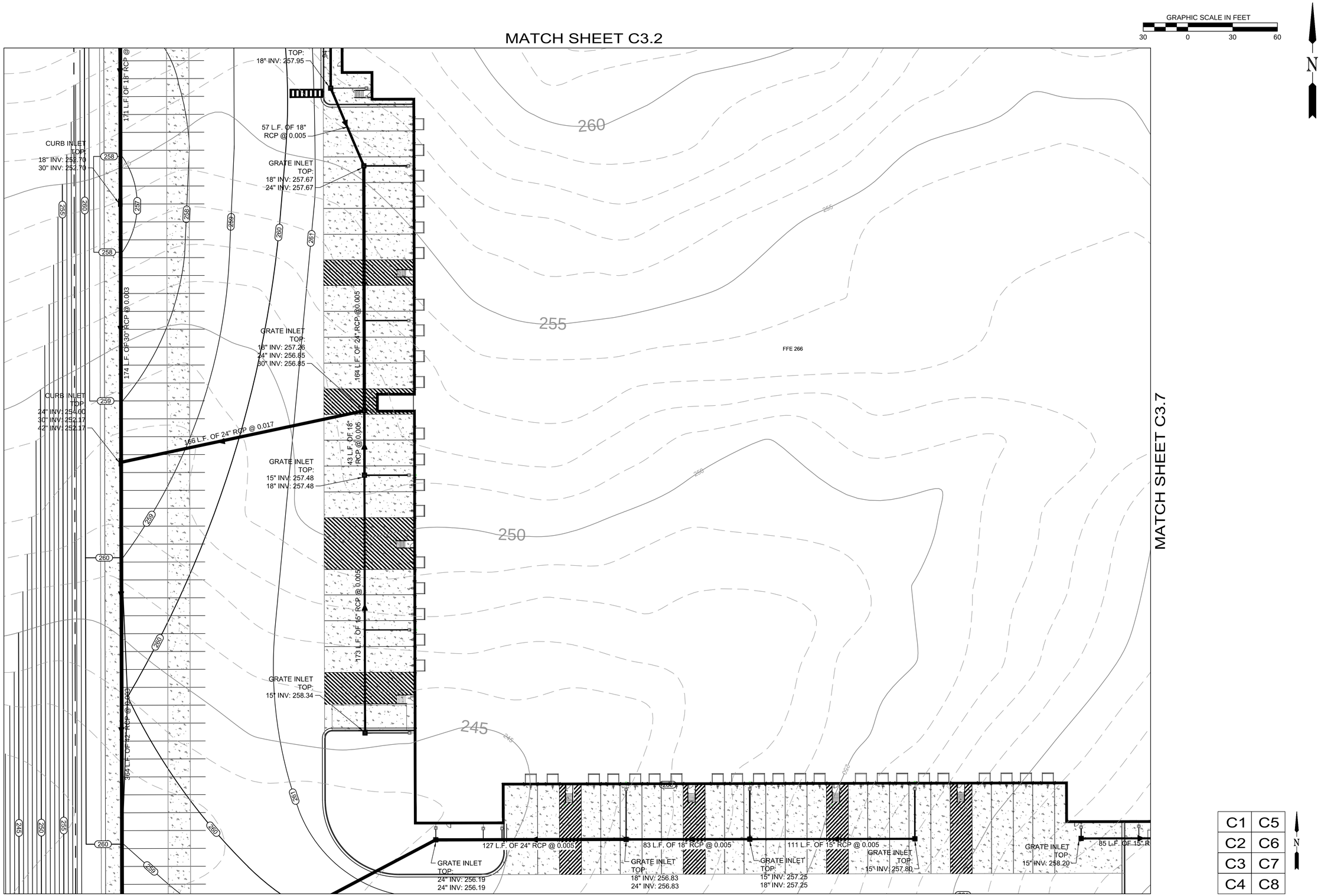
SITE GRADING PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Wallace Road, Madison, MS 39110
Telephone No: (601) 898-8118

SEAL:

DRAWING NUMBER:
C3.2

\\MADISON1\Data\Projects\Project Pine\Dwg.Plans\15807-Grading.dwg, Grading-2, 7/1/2020 3:30:57 PM, DWG To PDF.pc3, ANSI expand D (34.00 x 22.00 Inches), 1:1, Chuck Jones



C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

DRAWING INFORMATION

N-S PROJECT NO.: NS.15807.000

FILENAME: 15807-Grading.dwg

SCALE: AS SHOWN

DRWN: GBB DATE: 05/2020

CHKD: DMR DATE: 05/2020

QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT

MADISON COUNTY, MISSISSIPPI

SEAL:

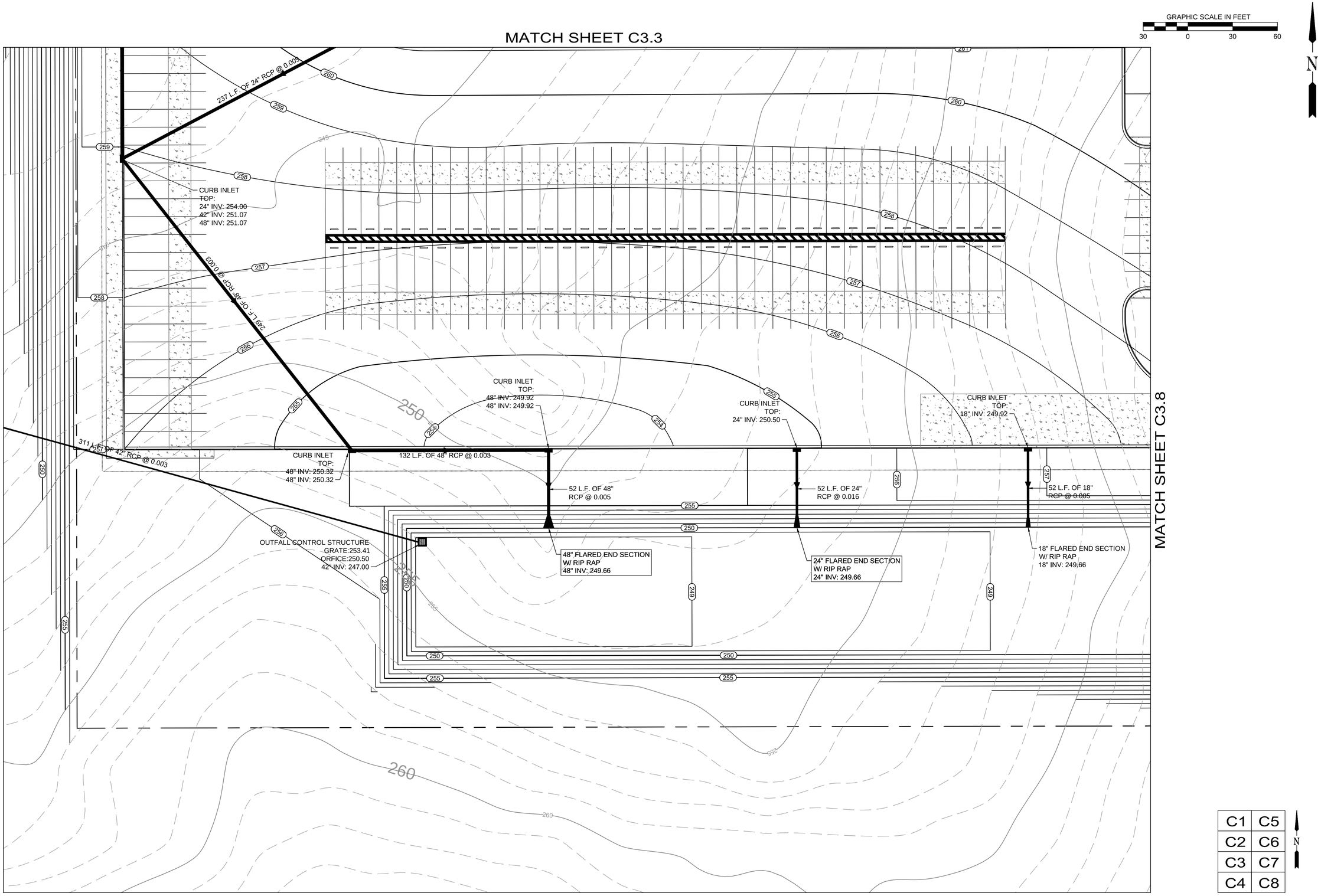
SITE GRADING PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

DRAWING NUMBER:

C3.3

\\MADISON4\Data\Projects\Project Pine\Dwg-Plans\15807-Grading.dwg, Grading-3, 7/1/2020 3:51:02 PM, DWG To PDF.pc3, ANSI expand D (34.00 x 22.00 Inches), 1:1, Chuck Jones



C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

DRAWING INFORMATION
N-S PROJECT NO.: NS 15807.000
FILENAME: 15807-Grading.dwg
SCALE: AS SHOWN
DRWN: GBB DATE: 05/2020
CHKD: DMR DATE: 05/2020
QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

SEAL:

SITE GRADING PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

DRAWING NUMBER:
C3.4

\\MADISON4\Data\Projects\Project Pine\Dwg-Plans\15807-Grading.dwg, Grading-4, 7/1/2020 3:51:07 PM, DWG To PDF.pc3, ANSI expand D (34.00 x 22.00 Inches), 1:1, Chuck Jones

GRAPHIC SCALE IN FEET
30 0 30 60

N

MATCH SHEET C3.1

CURB INLET
TOP: 263.50
15" INV: 259.00

CURB INLET
TOP: 257.00
15" INV: 252.50

CURB INLET
TOP: 252.50
18" INV: 248.50
18" INV: 248.50

CURB INLET
TOP: 257.00
15" INV: 252.10
15" INV: 252.10
18" INV: 252.10

CURB INLET
TOP: 263.50
15" INV: 258.60
15" INV: 258.60

CURB INLET
TOP: 252.50
18" INV: 248.10
18" INV: 248.10

18" FLARED END-SECTION
INV: 247.50

18" FLARED END SECTION
W/ RIP RAP
18" INV: 249.50

36" FLARED END SECTION
W/ RIP RAP
36" INV: 248.00

36" FLARED END SECTION
W/ RIP RAP
36" INV: 247.50

OUTFALL CONTROL STRUCTURE
GRATE:249.90
ORFICE:248.50
42" INV: 247.00

INV. = 252.60

INV. = 248.00

INV. = 255.00

INV. = 247.00

INV. = 247.00

27 L.F. OF
18" RCP

37 L.F. OF 24" RCP

48 L.F. OF
18" RCP

50 L.F. OF
30" RCP

33 L.F. OF
18" RCP

33 L.F. OF 42" RCP

CI #
TOP: 261.00
INV.: 255.90

CI #
TOP: 261.00
INV.: 253.50

CI #
TOP: 254.23
INV.: 247.40

CI #
TOP: 253.30
INV.: 247.10

85 L.F. OF 42" RCP

CI #
TOP: 254.23
INV.: 247.40

75 L.F. OF 18" RCP

CI #
TOP: 260.60
INV.: 256.5

108 L.F. OF 15" RCP

CI #
TOP: 253.40
INV.: 247.30

287 L.F. OF 30" RCP

72 L.F. OF 24" RCP

CI #
TOP: 254.15
INV.: 247.50

GRATE INLET
TOP:
15" INV: 256.04
18" INV: 256.04

CI #
TOP: 261.70
INV.: 257.60

135 L.F. OF 15" RCP

150 L.F. OF 18" RCP @ 0.005

108 L.F. OF 15" RCP

CI #
TOP: 255.50
INV. : 248.00

FFE 266

248 L.F. OF 18" RCP @ 0.005

CI #
TOP: 256.50
INV.: 249.00

CI #
TOP: 262.80
INV.: 258.70

MATCH SHEET C3.6

C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

N

\\MADISON-VI-Data \Projects \Project Pine \Dwg Plans \15807-Grading.dwg, Grading-S, 7/1/2020 3:31:12 PM, DWG To PDF.pc3, ANSI expand D (34.00 x 22.00 Inches), 1:1, Chuck Jones

DRAWING INFORMATION
N-S PROJECT NO.: NS 15807.000
FILENAME: 15807-Grading.dwg
SCALE: AS SHOWN
DRWN: GBB DATE: 05/2020
CHKD: DMR DATE: 05/2020
QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

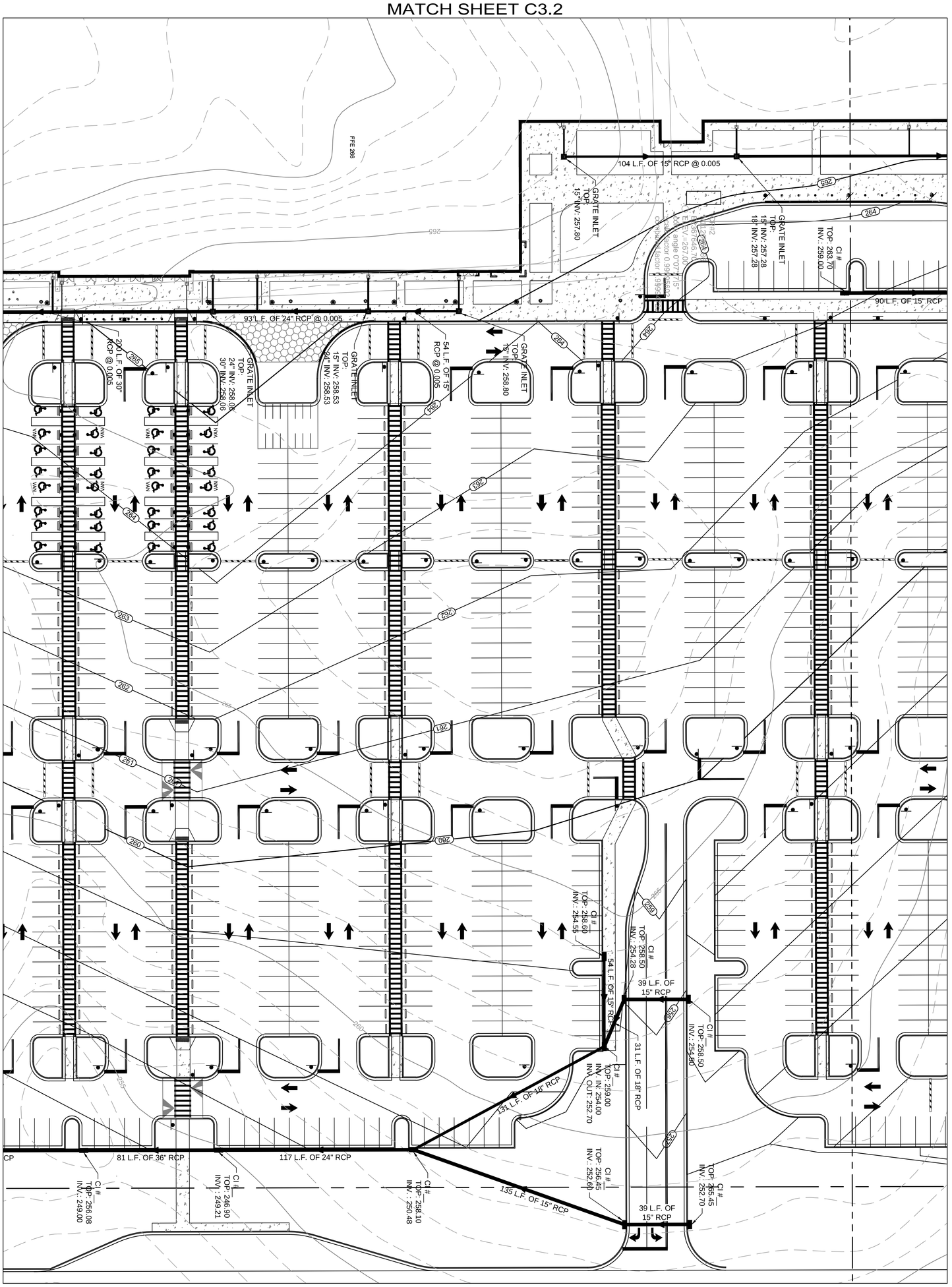
SITE GRADING PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Wallace Street • Madison, MS 39110
Telephone No.: (601) 898-8113

SEAL:

DRAWING NUMBER:
C3.5

MATCH SHEET C3.2



MATCH SHEET C3.7

MATCH SHEET C3.2

KEY MAP

C4	C3	C2	C1
C8	C7	C6	C5

N

GRAPHIC SCALE IN FEET
30 0 30 60

N

DRAWING NUMBER: C3.6

SITE GRADING PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

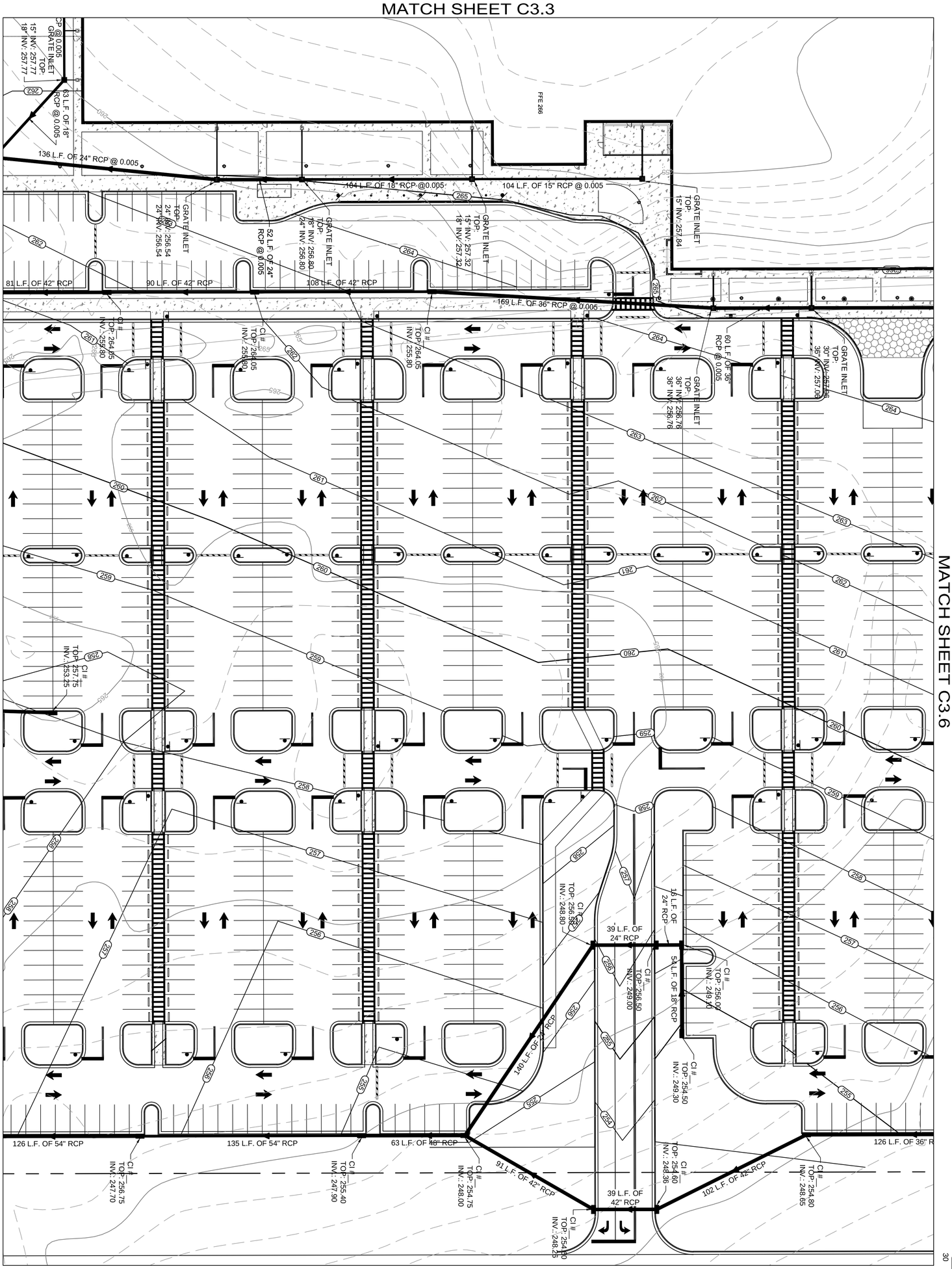
SEAL:

PROJECT PINE
SITE DEVELOPMENT

MADISON COUNTY, MISSISSIPPI

REVISIONS				DRAWING INFORMATION	
NO.	DATE	BY	DESCRIPTION	N-S PROJECT NO.:	NS.15807.000
				FILENAME:	15807-Grading.dwg
				SCALE:	AS SHOWN
				DRWN: GBB	DATE: 05/2020
				CHKD: DMR	DATE: 05/2020
				QA/QC:	DATE:

MATCH SHEET C3.3



MATCH SHEET C3.8

MATCH SHEET C3.6

KEY MAP

C4	C3	C2	C1
C8	C7	C6	C5

N

GRAPHIC SCALE IN FEET
30 0 30 60

N

SITE GRADING PLAN

DRAWING NUMBER: C3.7

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

SEAL:

PROJECT PINE
SITE DEVELOPMENT

MADISON COUNTY, MISSISSIPPI

REVISIONS				DRAWING INFORMATION	
NO.	DATE	BY	DESCRIPTION	N-S PROJECT NO.:	NS.15807.000
				FILENAME:	15807-Grading.dwg
				SCALE:	AS SHOWN
				DRWN: GBB	DATE: 05/2020
				CHKD: DMR	DATE: 05/2020
				QA/QC:	DATE:

MATCH SHEET C3.7

GRAPHIC SCALE IN FEET
30 0 30 60

N

MATCH SHEET C3.4

83 L.F. OF 30" RCP

CI #__
TOP: 264.25
INV.: 255.80

81 L.F. OF 18" RCP

CI #__
TOP: 264.05
INV.: 255.80

132 L.F. OF 54" RCP

CI #__
TOP: 264.05
INV.: 255.80

39 L.F. OF
54" RCP

42 L.F. OF 54"
RCP @ 0.005

54" FLARED END SECTION
W/ RIP RAP
54" INV: 252.30

261 L.F. OF 30" RCP

CI #__
TOP: 259.25
INV.: 252.46

39 L.F. OF
30" RCP

CI #__
TOP: 259.25
INV.: 252.34

54 L.F. OF
30" RCP

INV. = 252.07

CI #__
TOP: 258.00
INV. : 247.50

189 L.F. OF 54" RCP

CI-__
TOP=254.50
INV.=247.16

39 L.F. OF
54" RCP

CI-__
TOP=254.50
INV.=247.10

66 L.F. OF
54" RCP

INV. = 247.00

OUTFALL CONTROL STRUCTURE
GRATE:251.45
ORFICE:248.50
42" INV: 247.00

345 L

KEY MAP

C1	C5
C2	C6
C3	C7
C4	C8

N

REVISIONS

NO.	DATE	BY	DESCRIPTION

DRAWING INFORMATION

N-S PROJECT NO.: *NS 15807.000*
FILENAME: *15807-Grading.dwg*
SCALE: *AS SHOWN*
DRWN: *GBB* DATE: *05/2020*
CHKD: *DMR* DATE: *05/2020*
QA/QC: DATE:

PROJECT PINE
SITE DEVELOPMENT

MADISON COUNTY, MISSISSIPPI

SITE GRADING PLAN

SEAL

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square • Madison, MS 39110
Telephone No.: (601) 898-8113

DRAWING NUMBER:
C3.8

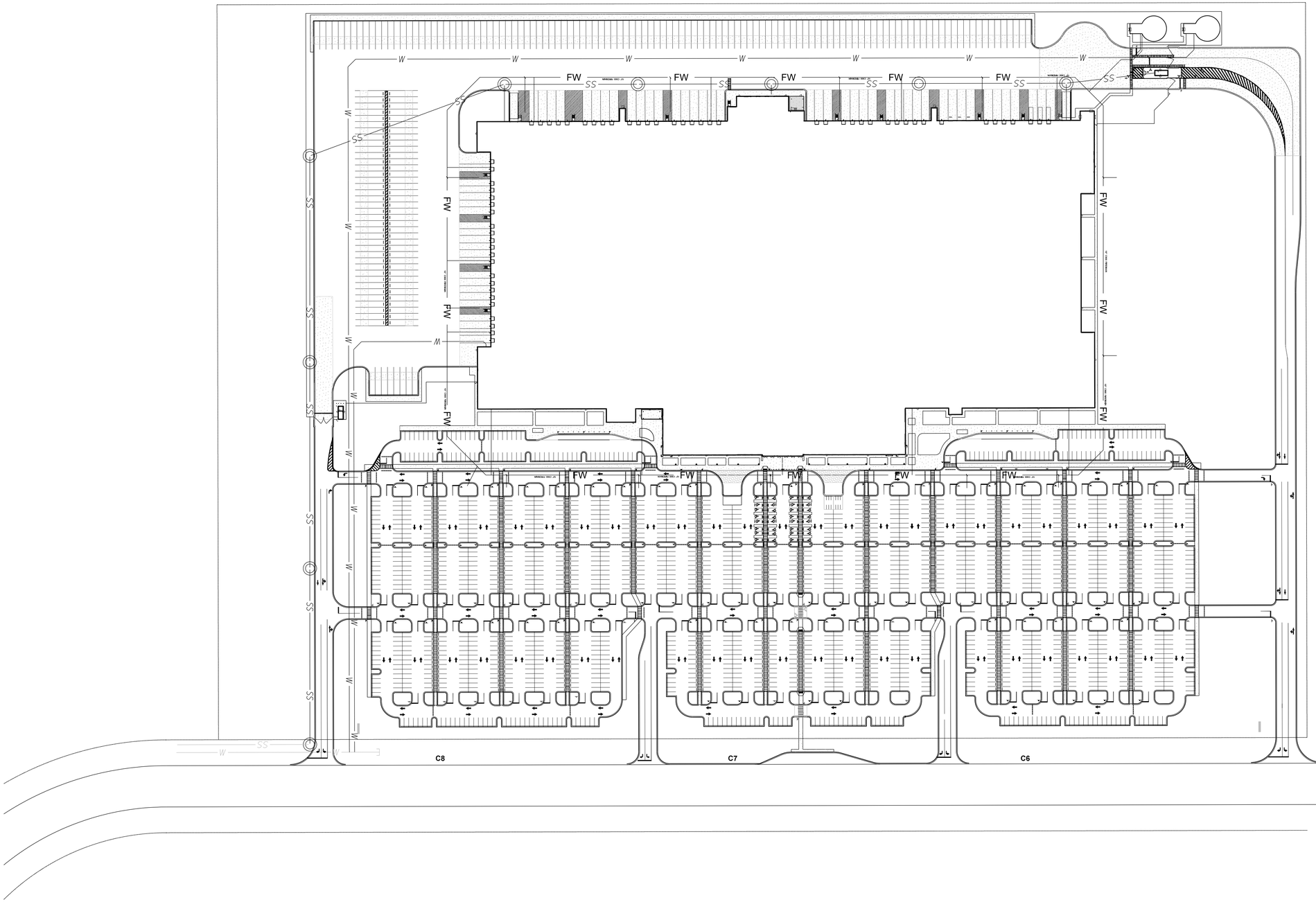
\\MADISON-FS\Data\Projects\Project Pine\Dwg Plans\15807-Grading.dwg, Grading-8, 7/1/2020 9:51:02 PM, DWG To PDF.pc3, ANSI expand D (34.00 x 22.00 Inches), 1:1, Chuck Jones

GRAPHIC SCALE IN FEET

100 0 100 200

N

C4 C3 C2 C1



DRAWING INFORMATION

N-S PROJECT NO.: *NS.15807.000*

FILENAME:

SCALE:

DRWN: DATE: *05/2020*

CHKD: *DMR* DATE: *05/2020*

QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT

MADISON COUNTY, MISSISSIPPI

OVERALL UTILITY PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

SEAL:

DRAWING NUMBER:

C4.0

C1

GRAPHIC SCALE IN FEET
30 0 30 60

N

LEGEND
W WATER LINE
FW FIRE MAIN
SS SEWER LINE

45° BEND
45° BEND
45° BEND
PROPOSED GATE VALUE (TYP)
12" C900 WATERMAIN
SANITARY MANHOLE #1
RIM:
6" INV: 256.82
8" INV:
8" (OUT) INV: 256.78
6" C.O.
INV:257.17
AUGER
COMPACTOR
PROPOSED FIRE HYDRANT WITH 6" PVC LATERAL
PROPOSED GATE VALUE (TYP)
PROPOSED FIRE HYDRANT WITH 6" PVC LATERAL
PROPOSED GATE VALUE (TYP)

MATCH SHEET C4.2

MATCH SHEET C4.5

KEY MAP

C1	C5
C2	C6
C3	C7
C4	C8

REVISIONS

NO.	DATE	BY	DESCRIPTION

DRAWING INFORMATION
N-S PROJECT NO.: *NS.15807.000*
FILENAME:
SCALE:
DRWN: DATE: *05/2020*
CHKD: *DMR* DATE: *05/2020*
QA/QC: DATE:

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

UTILITY PLAN

SEAL:

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

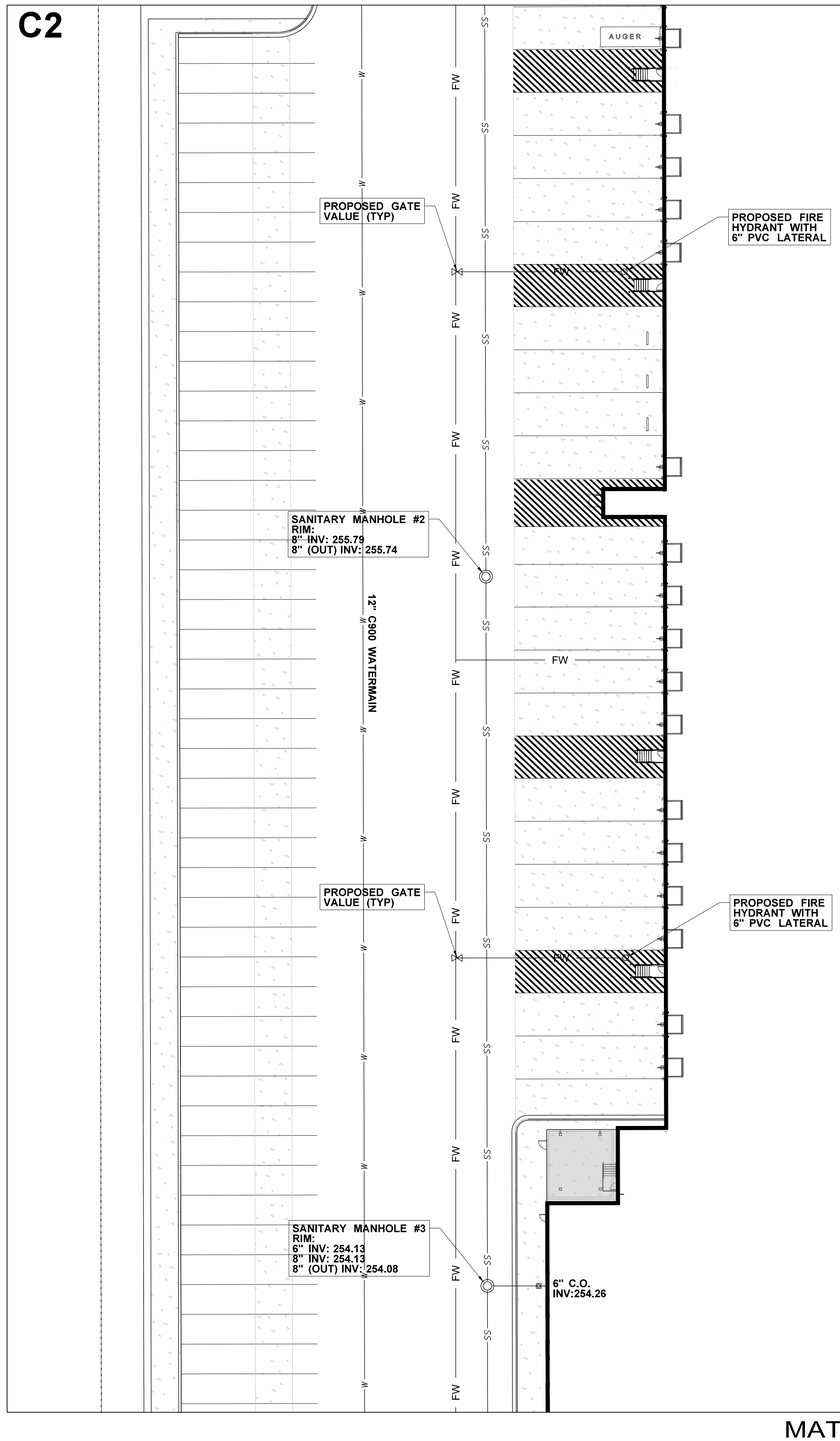
DRAWING NUMBER:
C4.1

MATCH SHEET C4.1

GRAPHIC SCALE IN FEET
30 0 30 60

N

C2



MATCH SHEET C4.6

MATCH SHEET C4.3

C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

DRAWING INFORMATION
N-S PROJECT NO.: *NS.15807.000*
FILENAME:
SCALE:
DRWN: DATE: *05/2020*
CHKD: *DMR* DATE: *05/2020*
QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

SEAL:

UTILITY PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

DRAWING NUMBER:
C4.2

MATCH SHEET C4.2

GRAPHIC SCALE IN FEET
30 0 30 60

N

C3

PROPOSED GATE VALUE (TYP)

PROPOSED FIRE HYDRANT WITH 6" PVC LATERAL

SANITARY MANHOLE #4
RIM:
8" INV: 253.19
8" (OUT) INV: 253.14

12" C900 WATERMAIN

PROPOSED GATE VALUE (TYP)

SANITARY MANHOLE #5
RIM:
6" INV:252.25
8" INV: 252.25
8" (OUT) INV: 252.20

PROPOSED FIRE HYDRANT WITH 6" PVC LATERAL

6" C.O.
INV:255.00

PROPOSED FIRE HYDRANT WITH 6" PVC LATERAL

PROPOSED FIRE HYDRANT WITH 6" PVC LATERAL

45° BEND

MATCH SHEET C4.7

MATCH SHEET C4.4

KEY MAP

C1	C5
C2	C6
C3	C7
C4	C8

REVISIONS

NO.	DATE	BY	DESCRIPTION

DRAWING INFORMATION
N-S PROJECT NO.: *NS.15807.000*
FILENAME:
SCALE:
DRWN: DATE: *05/2020*
CHKD: *DMR* DATE: *05/2020*
QA/QC: DATE:

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

UTILITY PLAN

SEAL:

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

DRAWING NUMBER:
C4.3

C4

MATCH SHEET C4.3

GRAPHIC SCALE IN FEET
30 0 30 60

N

FW FW FW FW FW FW FW FW FW FW

PROPOSED GATE VALUE (TYP)

PROPOSED GATE VALUE (TYP)

4" C900 WATERMAIN

45° BEND

45° BEND

12" C900 WATERMAIN

SS SS SS SS SS SS SS SS SS SS

SANITARY MANHOLE #6
RIM:
8" INV: 250.81
8" (OUT) INV: 250.76

SANITARY MANHOLE #7
RIM:
8" INV: 249.37
8" (OUT) INV: 249.32

MATCH SHEET C4.8

C1 C5
C2 C6
C3 C7
C4 C8
KEY MAP

DRAWING INFORMATION
N-S PROJECT NO.: *NS.15807.000*
FILENAME:
SCALE:
DRWN: DATE: *05/2020*
CHKD: *DMR* DATE: *05/2020*
QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

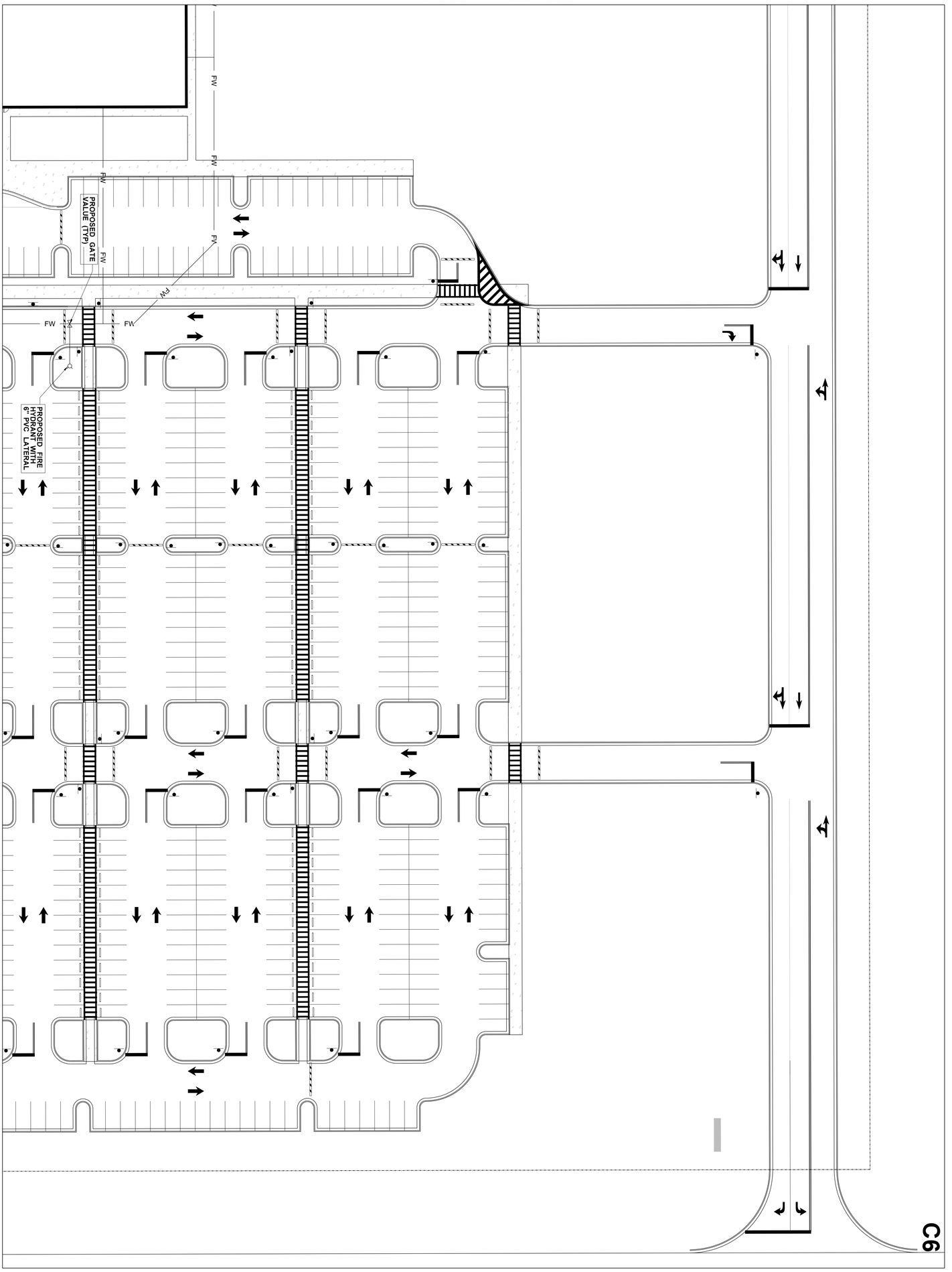
SEAL:

UTILITY PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

DRAWING NUMBER:
C4.4

MATCH SHEET C4.1



MATCH SHEET C4.6

GRAPHIC SCALE IN FEET
30
0
30
60

KEY MAP

C4	C3	C2	C1
C8	C7	C6	C5

DRAWING NUMBER: C4.5

UTILITY PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

SEAL:

PROJECT PINE
SITE DEVELOPMENT

MADISON COUNTY, MISSISSIPPI

REVISIONS			
NO.	DATE	BY	DESCRIPTION

DRAWING INFORMATION	
N-S PROJECT NO.:	NS.15807.000
FILENAME:	
SCALE:	
DRWN:	DATE: 05/2020
CHKD: DMR	DATE: 05/2020
QA/QC:	DATE:

MATCH SHEET C4.2

MATCH SHEET C4.5

GRAPHIC SCALE IN FEET
30 0 30 60

N

C6

PROPOSED GATE VALUE (TYP)

PROPOSED FIRE HYDRANT WITH 6" PVC LATERAL

FW

NWA

VAN

PROPOSED GATE VALUE (TYP)

PROPOSED FIRE HYDRANT WITH 6" PVC LATERAL

MATCH SHEET C4.7

C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

REVISIONS

NO.	DATE	BY	DESCRIPTION

DRAWING INFORMATION

N-S PROJECT NO.: *NS.15807.000*

FILENAME:

SCALE:

DRWN: DATE: *05/2020*

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PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

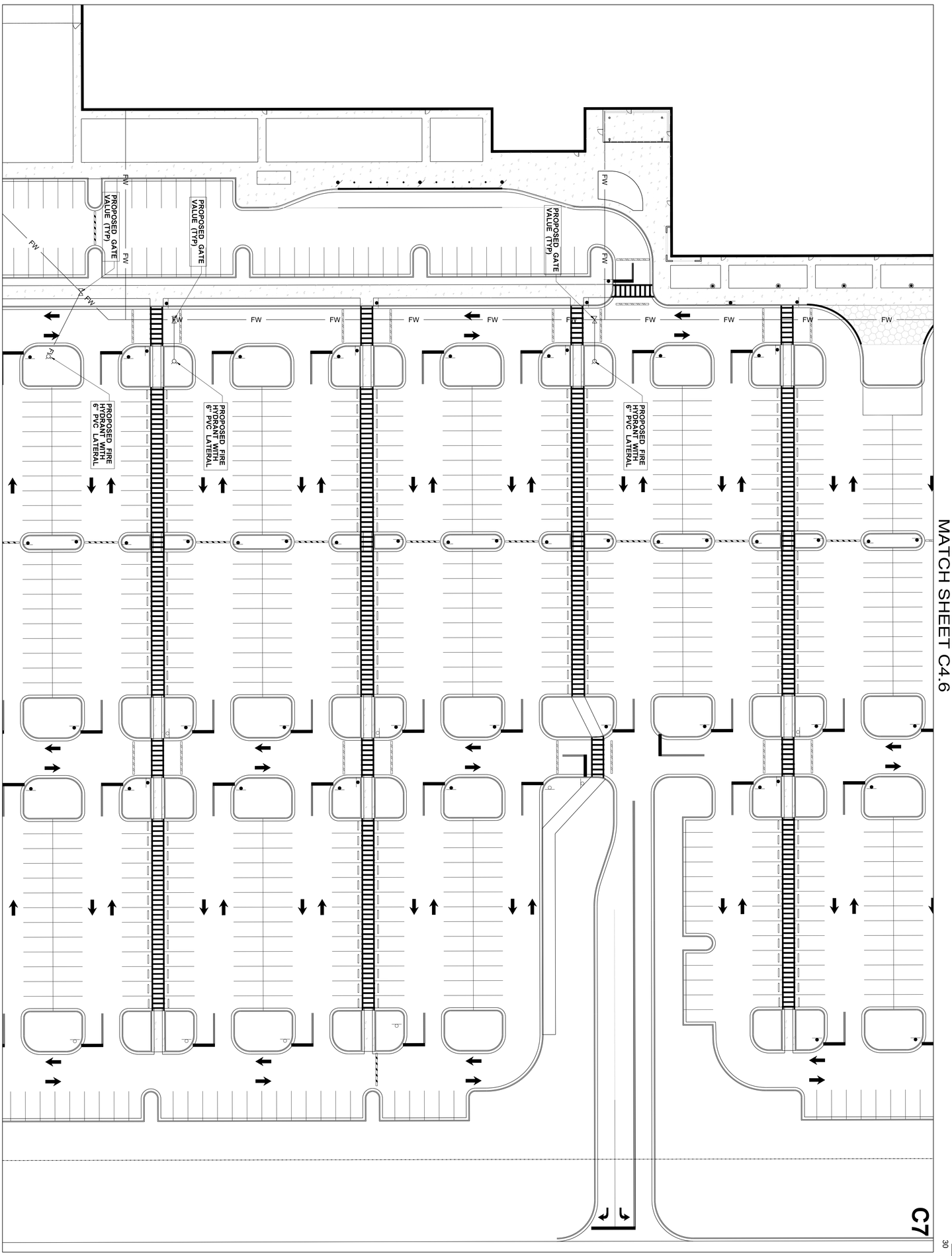
UTILITY PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

SEAL:

DRAWING NUMBER:
C4.6

MATCH SHEET C4.3



MATCH SHEET C4.8

MATCH SHEET C4.6

GRAPHIC SCALE IN FEET
30 0 30 60

KEY MAP

C4	C3	C2	C1
C8	C7	C6	C5

DRAWING NUMBER: C4.7

UTILITY PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

SEAL:

PROJECT PINE
SITE DEVELOPMENT

MADISON COUNTY, MISSISSIPPI

REVISIONS			
NO.	DATE	BY	DESCRIPTION

DRAWING INFORMATION	
N-S PROJECT NO.:	NS.15807.000
FILENAME:	
SCALE:	
DRWN:	DATE: 05/2020
CHKD: DMR	DATE: 05/2020
QA/QC:	DATE:

MATCH SHEET C4.7

GRAPHIC SCALE IN FEET
30 0 30 60

N

C8

MATCH SHEET C4.4

FW FW FW

CONNECT TO PROPOSED OFF-SITE 16" WATER MAIN EXTENSION

4" DOMESTIC METER VAULT

4" C900 WATERMAIN

12" C900 WATERMAIN

PROPOSED GATE VALUE (TYP)

CONNECT TO PROPOSED OFF-SITE 16" WATER MAIN EXTENSION

SANITARY MANHOLE #8
RIM:
8" INV: 247.93
8" (OUT) INV: 247.88

SANITARY MANHOLE #9
RIM:
8" INV: 246.69
8" (OUT) INV: 246.64

SANITARY SEWER (BY OTHERS)

16" WATERMAIN (BY OTHERS)

C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

DRAWING INFORMATION
N-S PROJECT NO.: NS.15807.000
FILENAME:
SCALE:
DRWN: DATE: 05/2020
CHKD: DMR DATE: 05/2020
QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

UTILITY PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

SEAL:

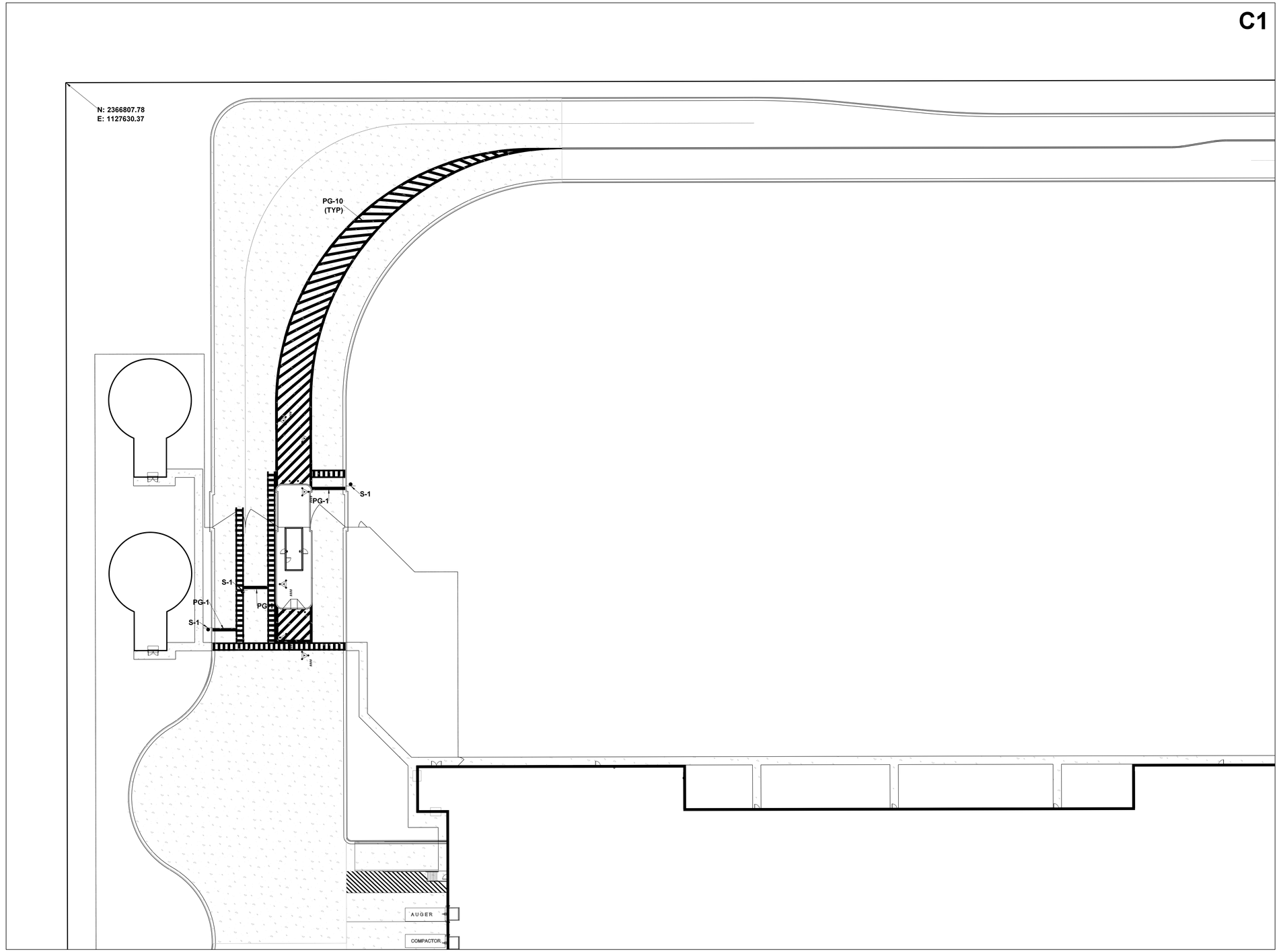
DRAWING NUMBER:
C4.8

GRAPHIC SCALE IN FEET

30 0 30 60

N

C1



MATCH SHEET C5.2

MATCH SHEET C5.5

Sign Face Legend

SYMBOL	SIGN TYPE
S-1	Stop Sign
S-2	Do Not Enter
S-3	Speed Limit, 5 MPH
S-3(mod)	Speed Bump Sign w/ 5 MPH Placard
S-4	Speed Limit, 10 MPH
S-5(L)	Pedestrian Crossing, Left Arrow (S-5(R)OPP.)
S-7(L)	One Way, Left Arrow (S-7(R) OPP.)
S-9(L)	Left Turn Only (S-9(R) OPP.)
S-11(L)	No Left Turn (S-11(R) OPP.)
S-12	No U Turn
S-13	Trucks Prohibited
S-14	No Parking
S-15	ADA Accessible Car Parking
S-16	ADA Accessible Van Parking
S-17	No Trepassing
S-18	Advanced Intersection Lane Control

Tenant Sign Face Legend

SYMBOL	SIGN TYPE
AS-1	Address Sign
AS-2	Trucks/Visitor Usher
AS-5	Yard Rules
AS-6	Truck Entrance
AS-7	Driver's Lounge
AS-8	Receiving Driver Entrance
AS-9	Shipping Driver Entrance
AS-10	Tractor Parking
AS-12	Trailer 3FT From Wall
AS-13	No Entrance
AS-14	No Exit
AS-15(L)	Exit, Left Arrow (AS-15(R) OPP.) AS-15(S) Straight Arrow)
AS-16	Wayfinding
AS-17(L)	Drop-Off/Pick-Up Area, Left Arrow (AS-17(R) OPP.) (AS-17(S) Straight Arrow)
AS-20	Dock Numbers
AS-22	Drop-Off and Pick-Up
AS-23	Associare of the Month
AS-24	Visitor Parking
AS-25	Vendors Parking
AS-26	Muster Area
AS-29	Motorcycle Parking
AS-30	Non-Smoking Area
AS-C#	Parking Location (AS-O#, AS-B#, AS-R#, AS-G#, AS-P#, AS-Y#)

Pavement Graphic Legend

SYMBOL	SIGN TYPE
PG-1	Stop Bar
PG-5	Straight Arrow
PG-6(L)	Left Turn Arrow (PG-6(R)Opp.)
PG-7(R)	Straight or Right Turn Arrows (PG-7(L)OPP.)
PG-8	Left or Right Turn Arrows
PG-9	Left, Straight, or Right Turn Arrow
PG-10	18" Striping Outline and Fill at 45 Degrees
PG-11	12" Striping Outline and Hatch @ 36" O.C. (White)
PG-12	12" Striping Outline and Hatch @ 36" O.C. (Yellow)
PG-14	Trailer Space Numbering
PG-16	Speed Bump
PG-17	ADA Accessible Car Parking
PG-18	ADA Accessible Van Parking
PG-20	Pedestrian Table
PG-21	Empty Trailer Slip
PG-22	Tractor Dock Parking
PG-24	Warning Line
PG-25	8" Red Fire Lane Stripe

KEY MAP

C1	C5
C2	C6
C3	C7
C4	C8

DRAWING INFORMATION
N-S PROJECT NO.: NS.15807.000
FILENAME:
SCALE:
DRWN: DATE: 05/2020
CHKD: DMR DATE: 05/2020
QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

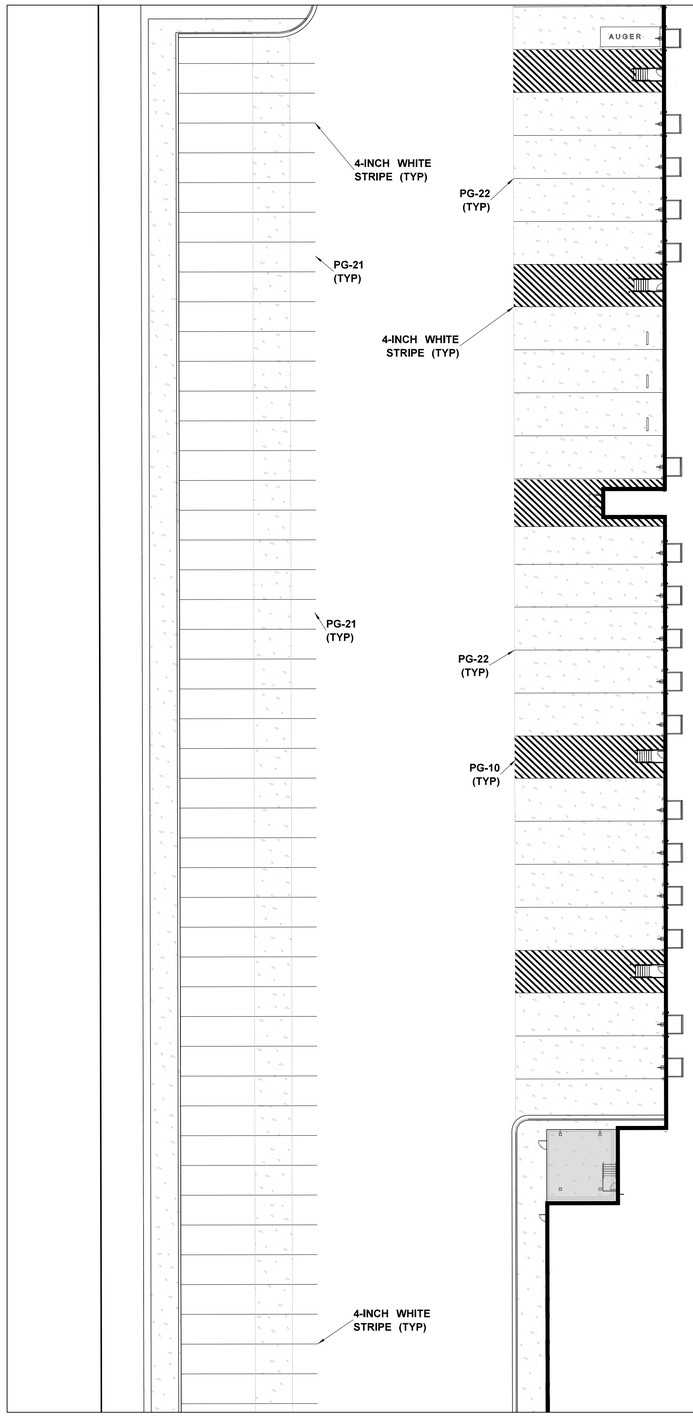
SIGNAGE & STRIPING PLAN

SEAL:

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

DRAWING NUMBER:
C5.1

MATCH SHEET C5.1



MATCH SHEET C5.3

C2

GRAPHIC SCALE IN FEET
30 0 30 60

N

MATCH SHEET C5.6

Sign Face Legend

SYMBOL	SIGN TYPE
S-1	Stop Sign
S-2	Do Not Enter
S-3	Speed Limit, 5 MPH
S-3(mod)	Speed Bump Sign w/ 5 MPH Placard
S-4	Speed Limit, 10 MPH
S-5(L)	Pedestrian Crossing, Left Arrow (S-5(R)OPP.)
S-7(L)	One Way, Left Arrow (S-7(R) OPP.)
S-9(L)	Left Turn Only (S-9(R) OPP.)
S-11(L)	No Left Turn (S-11(R) OPP.)
S-12	No U Turn
S-13	Trucks Prohibited
S-14	No Parking
S-15	ADA Accessible Car Parking
S-16	ADA Accessible Van Parking
S-17	No Trepassing
S-18	Advanced Intersection Lane Control

Tenant Sign Face Legend

SYMBOL	SIGN TYPE
AS-1	Address Sign
AS-2	Trucks/Visitor Usher
AS-5	Yard Rules
AS-6	Truck Entrance
AS-7	Driver's Lounge
AS-8	Receiving Driver Entrance
AS-9	Shipping Driver Entrance
AS-10	Tractor Parking
AS-12	Trailer 3FT From Wall
AS-13	No Entrance
AS-14	No Exit
AS-15(L)	Exit, Left Arrow (AS-15(R) OPP.) AS-15(S) Straight Arrow)
AS-16	Wayfinding
AS-17(L)	Drop-Off/Pick-Up Area, Left Arrow (AS-17(R) OPP.) (AS-17(S) Straight Arrow)
AS-20	Dock Numbers
AS-22	Drop-Off and Pick-Up
AS-23	Associare of the Month
AS-24	Visitor Parking
AS-25	Vendors Parking
AS-26	Muster Area
AS-29	Motorcycle Parking
AS-30	Non-Smoking Area
AS-C#	Parking Location (AS-O#, AS-B#, AS-R#, AS-G#, AS-P#, AS-Y#)

Pavement Graphic Legend

SYMBOL	SIGN TYPE
PG-1	Stop Bar
PG-5	Straight Arrow
PG-6(L)	Left Turn Arrow (PG-6(R)Opp.)
PG-7(R)	Straight or Right Turn Arrows (PG-7(L)OPP.)
PG-8	Left or Right Turn Arrows
PG-9	Left, Straight, or Right Turn Arrow
PG-10	18" Striping Outline and Fill at 45 Degrees
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PG-16	Speed Bump
PG-17	ADA Accessible Car Parking
PG-18	ADA Accessible Van Parking
PG-20	Pedestrian Table
PG-21	Empty Trailer Slip
PG-22	Tractor Dock Parking
PG-24	Warning Line
PG-25	8" Red Fire Lane Stripe

C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

DRAWING INFORMATION
N-S PROJECT NO.: *NS.15807.000*
FILENAME:
SCALE:
DRWN: DATE: *05/2020*
CHKD: *DMR* DATE: *05/2020*
QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

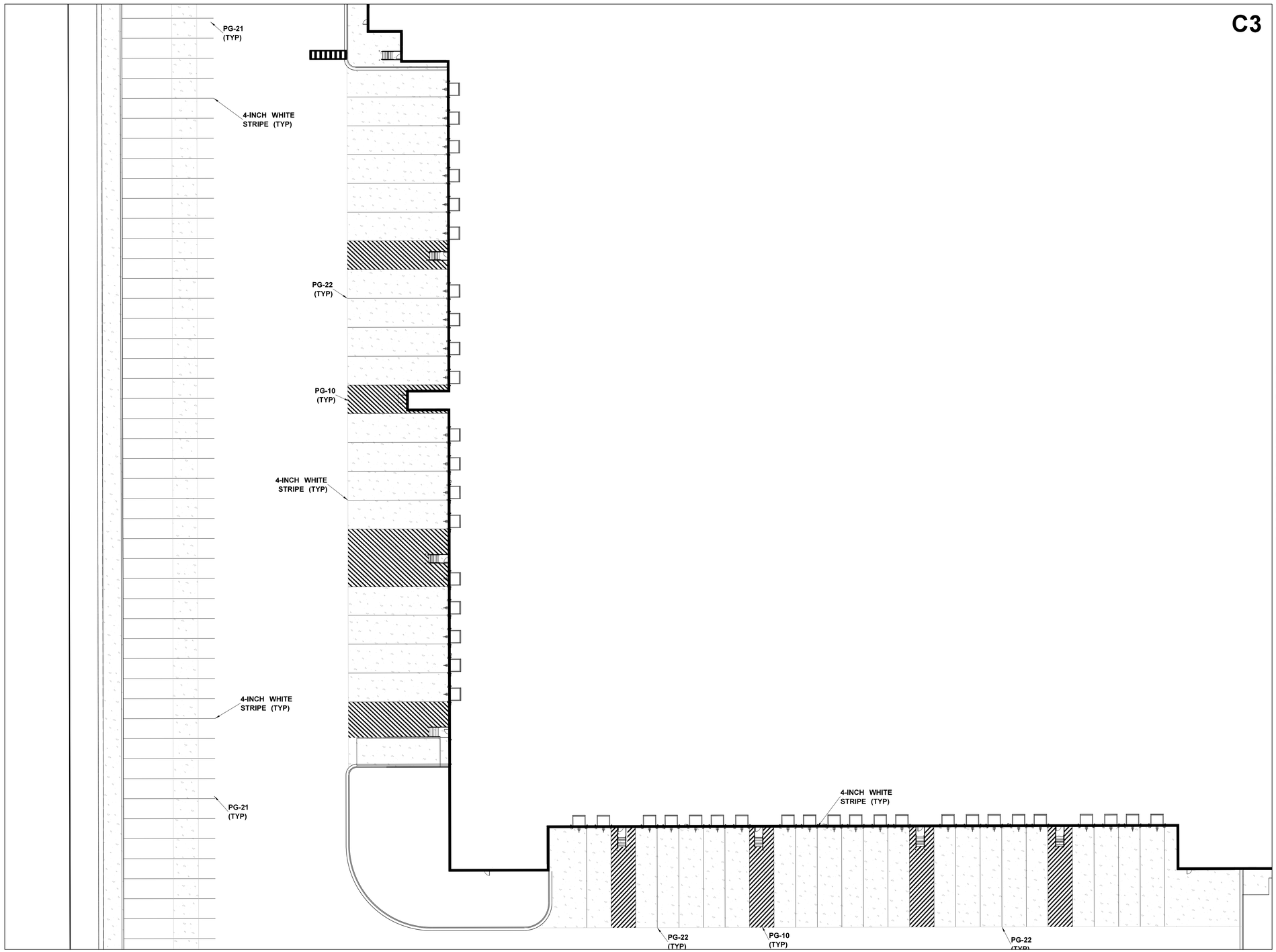
SEAL:

SIGNAGE & STRIPING PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No.: (601) 898-8118

DRAWING NUMBER:
C5.2

MATCH SHEET C5.2



MATCH SHEET C5.4

C3

GRAPHIC SCALE IN FEET
30 0 30 60

N

MATCH SHEET C5.7

Sign Face Legend

SYMBOL	SIGN TYPE
S-1	Stop Sign
S-2	Do Not Enter
S-3	Speed Limit, 5 MPH
S-3(mod)	Speed Bump Sign w/ 5 MPH Placard
S-4	Speed Limit, 10 MPH
S-5(L)	Pedestrian Crossing, Left Arrow (S-5(R)OPP.)
S-7(L)	One Way, Left Arrow (S-7(R) OPP.)
S-9(L)	Left Turn Only (S-9(R) OPP.)
S-11(L)	No Left Turn (S-11(R) OPP.)
S-12	No U Turn
S-13	Trucks Prohibited
S-14	No Parking
S-15	ADA Accessible Car Parking
S-16	ADA Accessible Van Parking
S-17	No Trepassing
S-18	Advanced Intersection Lane Control

Tenant Sign Face Legend

SYMBOL	SIGN TYPE
AS-1	Address Sign
AS-2	Trucks/Visitor Usher
AS-5	Yard Rules
AS-6	Truck Entrance
AS-7	Driver's Lounge
AS-8	Receiving Driver Entrance
AS-9	Shipping Driver Entrance
AS-10	Tractor Parking
AS-12	Trailer 3FT From Wall
AS-13	No Entrance
AS-14	No Exit
AS-15(L)	Exit, Left Arrow (AS-15(R) OPP.) AS-15(S) Straight Arrow)
AS-16	Wayfinding
AS-17(L)	Drop-Off/Pick-Up Area, Left Arrow (AS-17(R) OPP.) (AS-17(S) Straight Arrow)
AS-20	Dock Numbers
AS-22	Drop-Off and Pick-Up
AS-23	Associare of the Month
AS-24	Visitor Parking
AS-25	Vendors Parking
AS-26	Muster Area
AS-29	Motorcycle Parking
AS-30	Non-Smoking Area
AS-C#	Parking Location (AS-O#, AS-B#, AS-R#, AS-G#, AS-P#, AS-Y#)

Pavement Graphic Legend

SYMBOL	SIGN TYPE
PG-1	Stop Bar
PG-5	Straight Arrow
PG-6(L)	Left Turn Arrow (PG-6(R)Opp.)
PG-7(R)	Straight or Right Turn Arrows (PG-7(L)OPP.)
PG-8	Left or Right Turn Arrows
PG-9	Left, Straight, or Right Turn Arrow
PG-10	18" Striping Outline and Fill at 45 Degrees
PG-11	12" Striping Outline and Hatch @ 36" O.C. (White)
PG-12	12" Striping Outline and Hatch @ 36" O.C. (Yellow)
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PG-17	ADA Accessible Car Parking
PG-18	ADA Accessible Van Parking
PG-20	Pedestrian Table
PG-21	Empty Trailer Slip
PG-22	Tractor Dock Parking
PG-24	Warning Line
PG-25	8" Red Fire Lane Stripe

C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

DRAWING INFORMATION
N-S PROJECT NO.: *NS.15807.000*
FILENAME:
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CHKD: *DMR* DATE: *05/2020*
QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

SIGNAGE & STRIPING PLAN

SEAL:

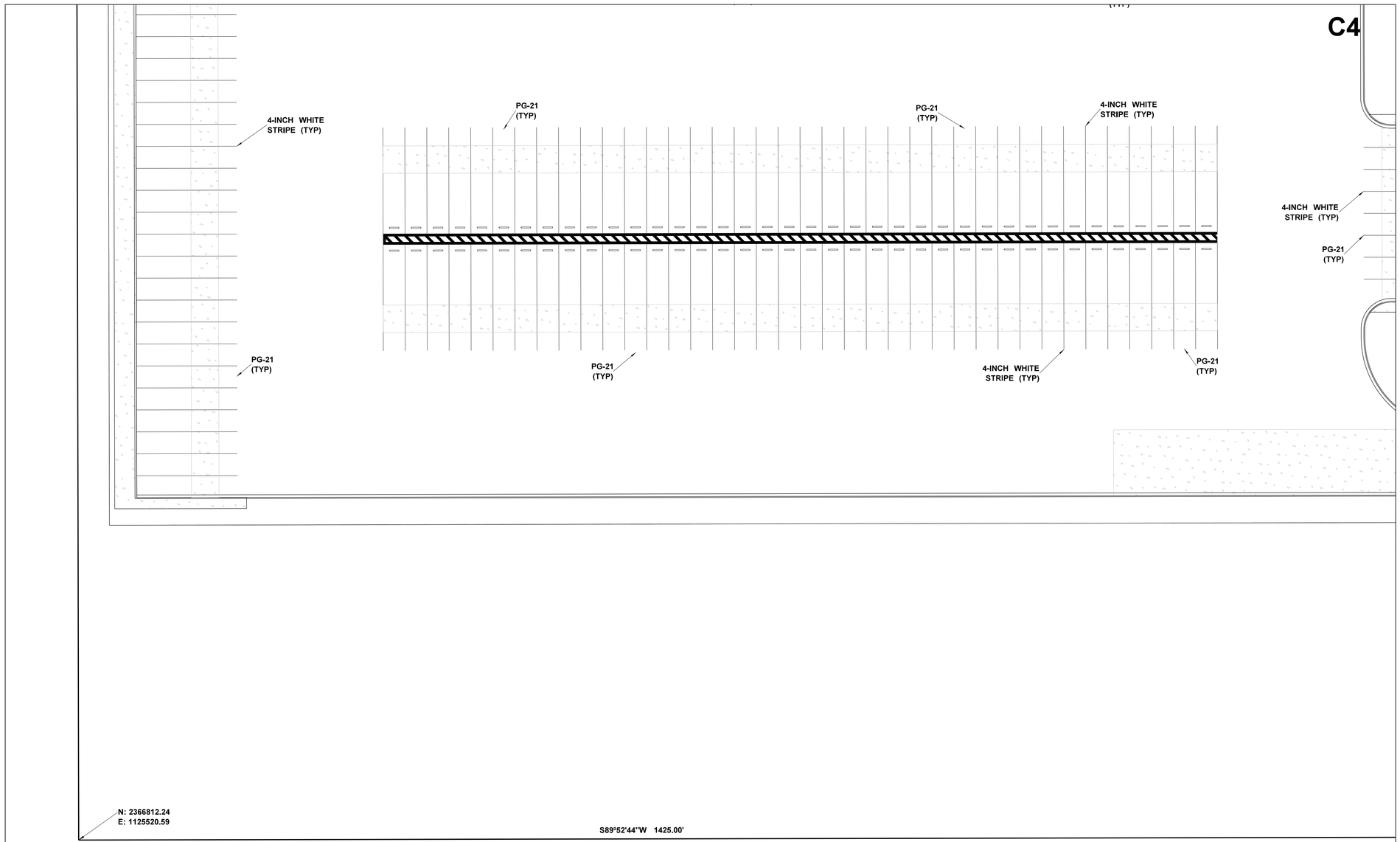
NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

DRAWING NUMBER:
C5.3

MATCH SHEET C5.3

GRAPHIC SCALE IN FEET
30 0 30 60

N



C4

MATCH SHEET C5.8

Sign Face Legend

SYMBOL	SIGN TYPE
S-1	Stop Sign
S-2	Do Not Enter
S-3	Speed Limit, 5 MPH
S-3(mod)	Speed Bump Sign w/ 5 MPH Placard
S-4	Speed Limit, 10 MPH
S-5(L)	Pedestrian Crossing, Left Arrow (S-5(R)OPP.)
S-7(L)	One Way, Left Arrow (S-7(R) OPP.)
S-9(L)	Left Turn Only (S-9(R) OPP.)
S-11(L)	No Left Turn (S-11(R) OPP.)
S-12	No U Turn
S-13	Trucks Prohibited
S-14	No Parking
S-15	ADA Accessible Car Parking
S-16	ADA Accessible Van Parking
S-17	No Trepassing
S-18	Advanced Intersection Lane Control

Tenant Sign Face Legend

SYMBOL	SIGN TYPE
AS-1	Address Sign
AS-2	Trucks/Visitor Usher
AS-5	Yard Rules
AS-6	Truck Entrance
AS-7	Driver's Lounge
AS-8	Receiving Driver Entrance
AS-9	Shipping Driver Entrance
AS-10	Tractor Parking
AS-12	Trailer 3FT From Wall
AS-13	No Entrance
AS-14	No Exit
AS-15(L)	Exit, Left Arrow (AS-15(R) OPP.) AS-15(S) Straight Arrow)
AS-16	Wayfinding
AS-17(L)	Drop-Off/Pick-Up Area, Left Arrow (AS-17(R) OPP.) (AS-17(S) Straight Arrow)
AS-20	Dock Numbers
AS-22	Drop-Off and Pick-Up
AS-23	Associare of the Month
AS-24	Visitor Parking
AS-25	Vendors Parking
AS-26	Muster Area
AS-29	Motorcycle Parking
AS-30	Non-Smoking Area
AS-C#	Parking Location (AS-O#, AS-B#, AS-R#, AS-G#, AS-P#, AS-Y#)

Pavement Graphic Legend

SYMBOL	SIGN TYPE
PG-1	Stop Bar
PG-5	Straight Arrow
PG-6(L)	Left Turn Arrow (PG-6(R)Opp.)
PG-7(R)	Straight or Right Turn Arrows (PG-7(L)OPP.)
PG-8	Left or Right Turn Arrows
PG-9	Left, Straight, or Right Turn Arrow
PG-10	18" Striping Outline and Fill at 45 Degrees
PG-11	12" Striping Outline and Hatch @ 36" O.C. (White)
PG-12	12" Striping Outline and Hatch @ 36" O.C. (Yellow)
PG-14	Trailer Space Numbering
PG-16	Speed Bump
PG-17	ADA Accessible Car Parking
PG-18	ADA Accessible Van Parking
PG-20	Pedestrian Table
PG-21	Empty Trailer Slip
PG-22	Tractor Dock Parking
PG-24	Warning Line
PG-25	8" Red Fire Lane Stripe

C1 C5
C2 C6
C3 C7
C4 C8
KEY MAP

DRAWING INFORMATION
N-S PROJECT NO.: NS.15807.000
FILENAME:
SCALE:
DRWN: DATE: 05/2020
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QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

SEAL:

SIGNAGE & STRIPING PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

DRAWING NUMBER:
C5.4

GRAPHIC SCALE IN FEET
30 0 30 60

N

C6

N: 2368232.78
E: 1127633.38

N89°52'44"E 1425.00'

MATCH SHEET C5.1

MATCH SHEET C5.6

PG-5 (TYP)
PG-1 (TYP)
S-1
4-INCH DOUBLE YELLOW STRIPE (TYP)
4-INCH WHITE STRIPE (TYP)
4-INCH WHITE SOLID STRIPE (TYP)
MONUMENT SIGN
PG-13 (TYP)
PG-16 (TYP)
S-3 (mod) (TYP)
PG-11 (TYP)
S-5(L) (TYP)

Sign Face Legend

SYMBOL	SIGN TYPE
S-1	Stop Sign
S-2	Do Not Enter
S-3	Speed Limit, 5 MPH
S-3(mod)	Speed Bump Sign w/ 5 MPH Placard
S-4	Speed Limit, 10 MPH
S-5(L)	Pedestrian Crossing, Left Arrow (S-5(R)OPP.)
S-7(L)	One Way, Left Arrow (S-7(R) OPP.)
S-9(L)	Left Turn Only (S-9(R) OPP.)
S-11(L)	No Left Turn (S-11(R) OPP.)
S-12	No U Turn
S-13	Trucks Prohibited
S-14	No Parking
S-15	ADA Accessible Car Parking
S-16	ADA Accessible Van Parking
S-17	No Trepassing
S-18	Advanced Intersection Lane Control

Tenant Sign Face Legend

SYMBOL	SIGN TYPE
AS-1	Address Sign
AS-2	Trucks/Visitor Usher
AS-5	Yard Rules
AS-6	Truck Entrance
AS-7	Driver's Lounge
AS-8	Receiving Driver Entrance
AS-9	Shipping Driver Entrance
AS-10	Tractor Parking
AS-12	Trailer 3FT From Wall
AS-13	No Entrance
AS-14	No Exit
AS-15(L)	Exit, Left Arrow (AS-15(R) OPP.) AS-15(S) Straight Arrow)
AS-16	Wayfinding
AS-17(L)	Drop-Off/Pick-Up Area, Left Arrow (AS-17(R) OPP.) (AS-17(S) Straight Arrow)
AS-20	Dock Numbers
AS-22	Drop-Off and Pick-Up
AS-23	Associare of the Month
AS-24	Visitor Parking
AS-25	Vendors Parking
AS-26	Muster Area
AS-29	Motorcycle Parking
AS-30	Non-Smoking Area
AS-C#	Parking Location (AS-O#, AS-B#, AS-R#, AS-G#, AS-P#, AS-Y#)

Pavement Graphic Legend

SYMBOL	SIGN TYPE
PG-1	Stop Bar
PG-5	Straight Arrow
PG-6(L)	Left Turn Arrow (PG-6(R)Opp.)
PG-7(R)	Straight or Right Turn Arrows (PG-7(L)OPP.)
PG-8	Left or Right Turn Arrows
PG-9	Left, Straight, or Right Turn Arrow
PG-10	18" Striping Outline and Fill at 45 Degrees
PG-11	12" Striping Outline and Hatch @ 36" O.C. (White)
PG-12	12" Striping Outline and Hatch @ 36" O.C. (Yellow)
PG-14	Trailer Space Numbering
PG-16	Speed Bump
PG-17	ADA Accessible Car Parking
PG-18	ADA Accessible Van Parking
PG-20	Pedestrian Table
PG-21	Empty Trailer Slip
PG-22	Tractor Dock Parking
PG-24	Warning Line
PG-25	8" Red Fire Lane Stripe

C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

DRAWING INFORMATION
N-S PROJECT NO.: NS.15807.000
FILENAME:
SCALE:
DRWN: DATE: 05/2020
CHKD: DMR DATE: 05/2020
QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

SIGNAGE & STRIPING PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No.: (601) 898-8118

SEAL:

DRAWING NUMBER:
C5.5

MATCH SHEET C5.5

MATCH SHEET C5.2

MATCH SHEET C5.7

GRAPHIC SCALE IN FEET
30 0 30 60

N

C6

4-INCH WHITE STRIPE (TYP)
4-INCH DOUBLE YELLOW STRIPE (TYP)
4-INCH WHITE SOLID STRIPE (TYP)
S00°07'16"E 2107.79'

Sign Face Legend

SYMBOL	SIGN TYPE
S-1	Stop Sign
S-2	Do Not Enter
S-3	Speed Limit, 5 MPH
S-3(mod)	Speed Bump Sign w/ 5 MPH Placard
S-4	Speed Limit, 10 MPH
S-5(L)	Pedestrian Crossing, Left Arrow (S-5(R)OPP.)
S-7(L)	One Way, Left Arrow (S-7(R) OPP.)
S-9(L)	Left Turn Only (S-9(R) OPP.)
S-11(L)	No Left Turn (S-11(R) OPP.)
S-12	No U Turn
S-13	Trucks Prohibited
S-14	No Parking
S-15	ADA Accessible Car Parking
S-16	ADA Accessible Van Parking
S-17	No Trepassing
S-18	Advanced Intersection Lane Control

Tenant Sign Face Legend

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AS-1	Address Sign
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AS-14	No Exit
AS-15(L)	Exit, Left Arrow (AS-15(R) OPP.) AS-15(S) Straight Arrow)
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Pavement Graphic Legend

SYMBOL	SIGN TYPE
PG-1	Stop Bar
PG-5	Straight Arrow
PG-6(L)	Left Turn Arrow (PG-6(R)Opp.)
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PG-20	Pedestrian Table
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PG-24	Warning Line
PG-25	8" Red Fire Lane Stripe

KEY MAP

C1	C5
C2	C6
C3	C7
C4	C8

DRAWING INFORMATION
N-S PROJECT NO.: NS.15807.000
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REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

SIGNAGE & STRIPING PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No.: (601) 898-8118

SEAL:

DRAWING NUMBER:
C5.6

MATCH SHEET C5.6

MATCH SHEET C5.3

MATCH SHEET C5.8

GRAPHIC SCALE IN FEET
30 0 30 60

N

C7

S00°07'16"E 2107.79'

Sign Face Legend

SYMBOL	SIGN TYPE
S-1	Stop Sign
S-2	Do Not Enter
S-3	Speed Limit, 5 MPH
S-3(mod)	Speed Bump Sign w/ 5 MPH Placard
S-4	Speed Limit, 10 MPH
S-5(L)	Pedestrian Crossing, Left Arrow (S-5(R)OPP.)
S-7(L)	One Way, Left Arrow (S-7(R) OPP.)
S-9(L)	Left Turn Only (S-9(R) OPP.)
S-11(L)	No Left Turn (S-11(R) OPP.)
S-12	No U Turn
S-13	Trucks Prohibited
S-14	No Parking
S-15	ADA Accessible Car Parking
S-16	ADA Accessible Van Parking
S-17	No Trepassing
S-18	Advanced Intersection Lane Control

Tenant Sign Face Legend

SYMBOL	SIGN TYPE
AS-1	Address Sign
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Pavement Graphic Legend

SYMBOL	SIGN TYPE
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PG-24	Warning Line
PG-25	8" Red Fire Lane Stripe

C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

DRAWING INFORMATION
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QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

SEAL:

SIGNAGE & STRIPING PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-4118

DRAWING NUMBER:
C5.7

MATCH SHEET C5.7

MATCH SHEET C5.4

C8

GRAPHIC SCALE IN FEET
30 0 30 60

N

PG-13 (TYP)
S-3 (mod) (TYP)
PG-11 (TYP)
PG-1 (TYP)
S-1
S-5(L) (TYP)
PG-5 (TYP)
PG-16 (TYP)
4-INCH WHITE STRIPE (TYP)
4-INCH DOUBLE YELLOW STRIPE (TYP)
PG-11 (TYP)
PG-16 (TYP)
PG-13 (TYP)
S-5(L) (TYP)
PG-6(L) (TYP)
PG-1 (TYP)
PG-7(R) (TYP)
4-INCH WHITE SOLID STRIPE (TYP)
PG-5 (TYP)
PG-6(R) (TYP)

N: 2368237.24
E: 1125523.60

Sign Face Legend

SYMBOL	SIGN TYPE
S-1	Stop Sign
S-2	Do Not Enter
S-3	Speed Limit, 5 MPH
S-3(mod)	Speed Bump Sign w/ 5 MPH Placard
S-4	Speed Limit, 10 MPH
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PG-24	Warning Line
PG-25	8" Red Fire Lane Stripe

C1 C5
C2 C6
C3 C7
C4 C8
KEY MAP

DRAWING INFORMATION
N-S PROJECT NO.: NS.15807.000
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REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

SEAL:

SIGNAGE & STRIPING PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

DRAWING NUMBER:
C5.8

GRAPHIC SCALE IN FEET

100 0 100 200

N

LEGEND

- HEAVY DUTY ASPHALT
- STANDARD DUTY ASPHALT
- CONCRETE
- HARDSCAPE

CONCRETE LANDING PAD

CONCRETE LANDING DOCK

CONCRETE LANDING DOCK

CONCRETE LANDING PAD

CONCRETE LANDING DOCK

CONCRETE SIDEWALK

CONCRETE SIDEWALK

CONCRETE SIDEWALK

CONCRETE SIDEWALK

HARDSCAPE

HARDSCAPE

DRAWING INFORMATION

N-S PROJECT NO.: *NS.15807.000*

FILENAME:

SCALE:

DRWN: DATE: *05/2020*

CHKD: *DMR* DATE: *05/2020*

QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

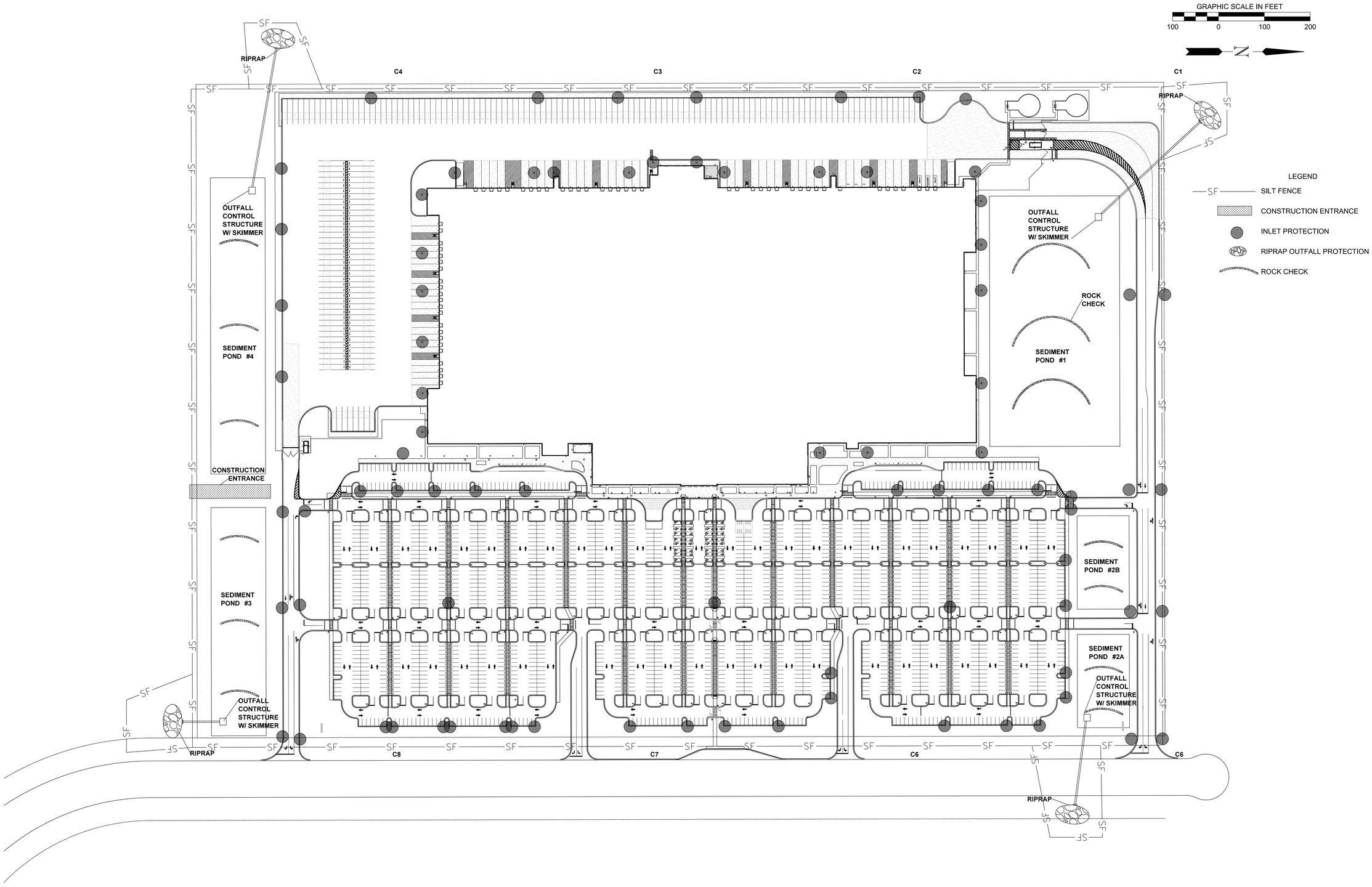
PAVEMENT PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-4118

SEAL:

DRAWING NUMBER:

C6.0



DRAWING INFORMATION
N-S PROJECT NO.: *NS.15807.000*
FILENAME:
SCALE:
DRWN: DATE: *05/2020*
CHKD: *DMR* DATE: *05/2020*
QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

OVERALL EROSION CONTROL

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

SEAL:

DRAWING NUMBER:
C7.0

GRAPHIC SCALE IN FEET
30 0 30 60

N

C1

SEE GRADING PLAN
LIMITS VARY

SILT FENCE (TYP)

OUTFLOW CONTROL
STRUCTURE
W/ SKIMMER

ROCK
CHECK

SEDIMENT POND #1

INLET PROTECTION
(TYP)

INLET PROTECTION
(TYP)

AUGER

COMPACTOR

MATCH SHEET C7.5

MATCH SHEET C7.2

LEGEND

SF SF SILT FENCE

INLET PROTECTION

ROCK CHECK

C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

DRAWING INFORMATION
N-S PROJECT NO.: *NS.15807.000*
FILENAME:
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DRWN: DATE: *05/2020*
CHKD: *DMR* DATE: *05/2020*
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REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

EROSION
CONTROL PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-4118

SEAL:

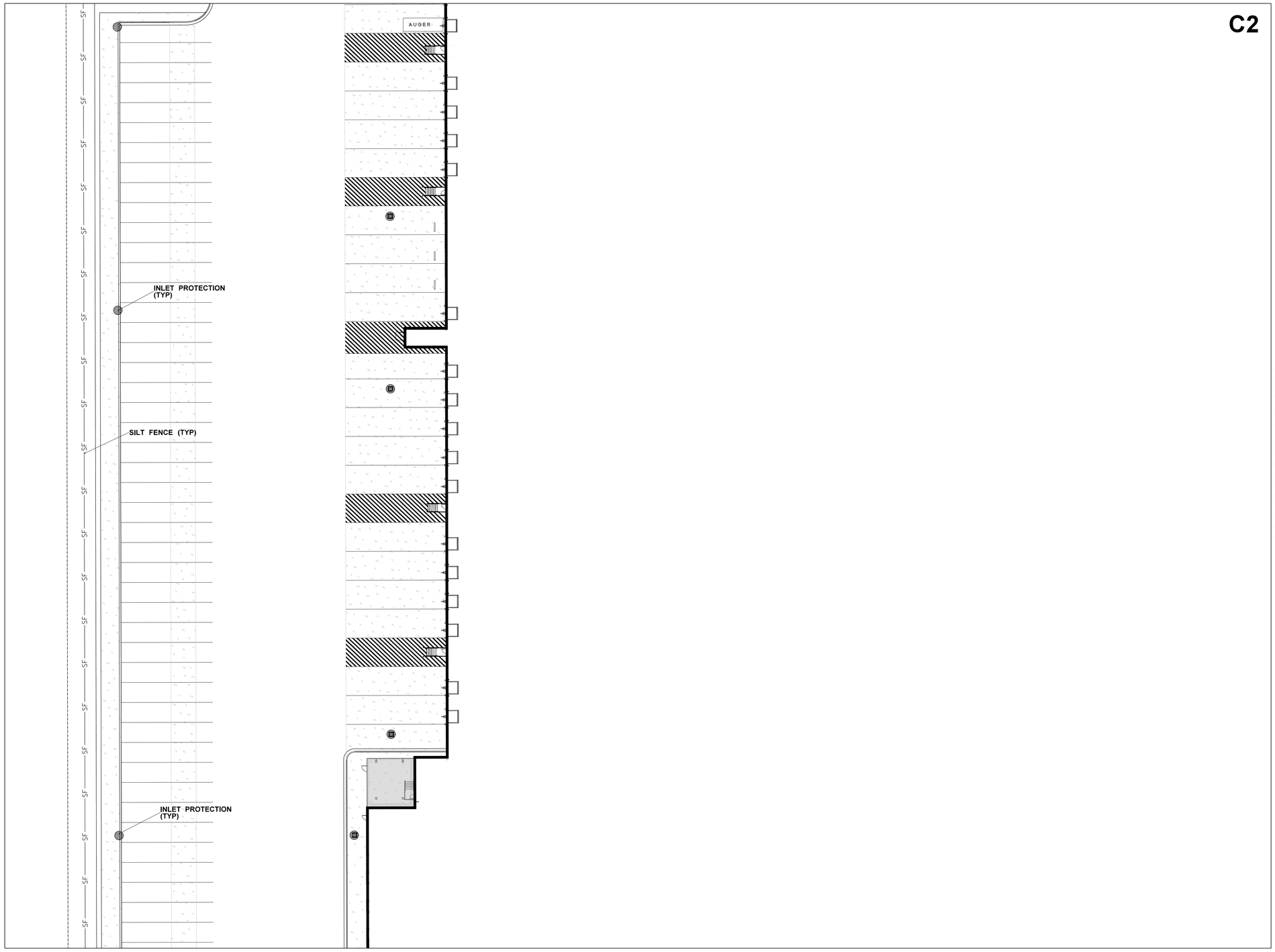
DRAWING NUMBER:
C7.1

MATCH SHEET C7.1

GRAPHIC SCALE IN FEET
30 0 30 60

N

C2



MATCH SHEET C7.6

MATCH SHEET C7.3

C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

REVISIONS

NO.	DATE	BY	DESCRIPTION

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PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

EROSION CONTROL PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

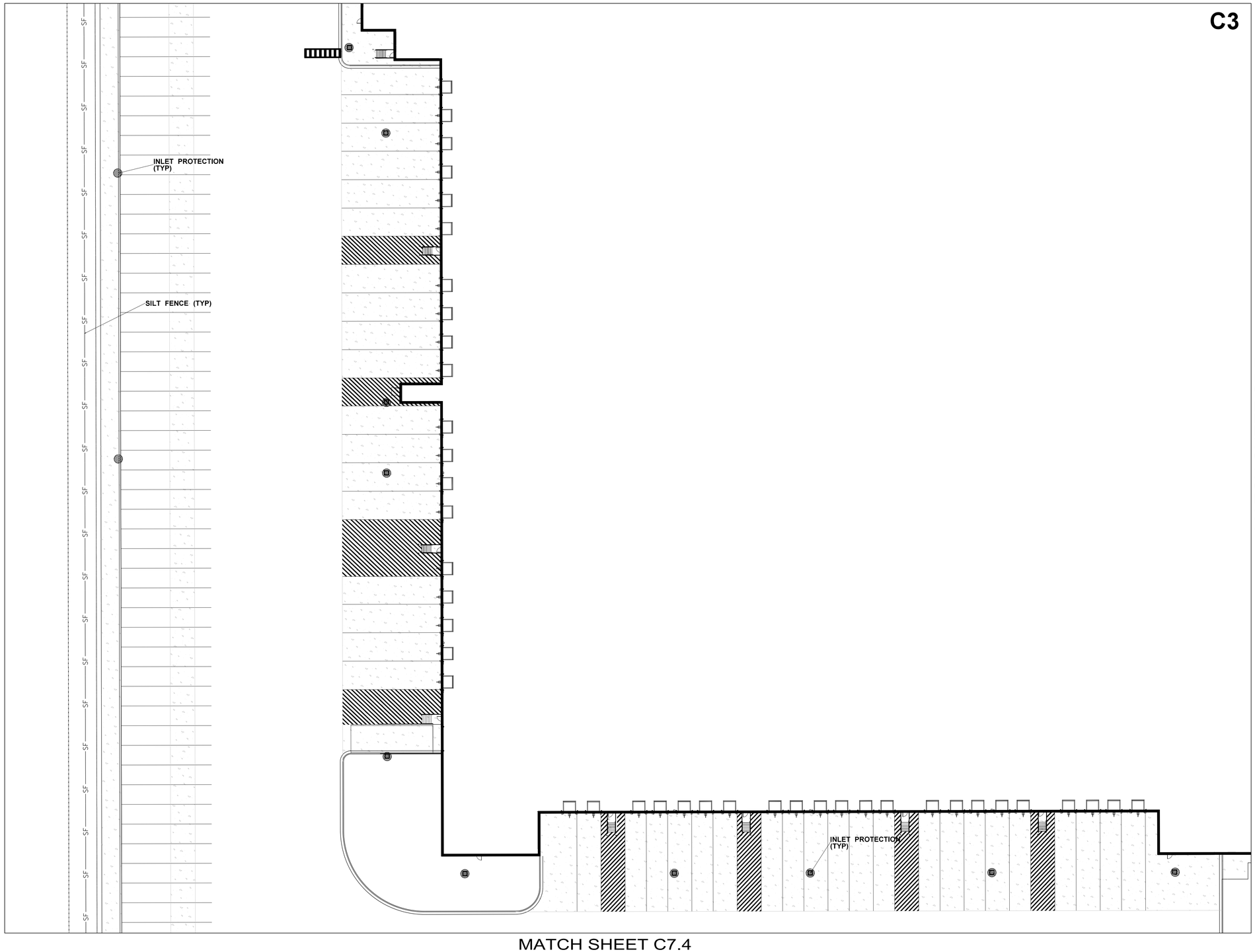
SEAL:

DRAWING NUMBER:
C7.2

MATCH SHEET C7.2

GRAPHIC SCALE IN FEET
30 0 30 60

N



C3

MATCH SHEET C7.7

MATCH SHEET C7.4

C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

DRAWING INFORMATION
N-S PROJECT NO.: *NS.15807.000*
FILENAME:
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REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

EROSION CONTROL PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No. (601) 898-8118

SEAL:

DRAWING NUMBER:
C7.3

MATCH SHEET C7.3

GRAPHIC SCALE IN FEET
30 0 30 60

N

237 L.F. 24" RCP @0.

INLET PROTECTION (TYP)

INLET PROTECTION (TYP)

OUTFLOW CONTROL STRUCTURE W/ SKIMMER

SEDIMENT POND #4

SILT FENCE (TYP)

SF

C4

MATCH SHEET C7.8

C1 C5
C2 C6
C3 C7
C4 C8
KEY MAP

REVISIONS

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PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

EROSION CONTROL PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

SEAL:

DRAWING NUMBER:
C7.4

GRAPHIC SCALE IN FEET
30 0 30 60

N

C6

SILT FENCE (TYP)

SEDIMENT POND #3B

SEDIMENT POND #2A

OUTFLOW CONTROL STRUCTURE W/ SKIMMER

SILT FENCE (TYP)

INLET PROTECTION (TYP)

INLET PROTECTION (TYP)

INLET PROTECTION (TYP)

INLET PROTECTION (TYP)

MATCH SHEET C7.1

MATCH SHEET C7.6

C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

DRAWING INFORMATION
N-S PROJECT NO.: *NS.15807.000*
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REVISIONS

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PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

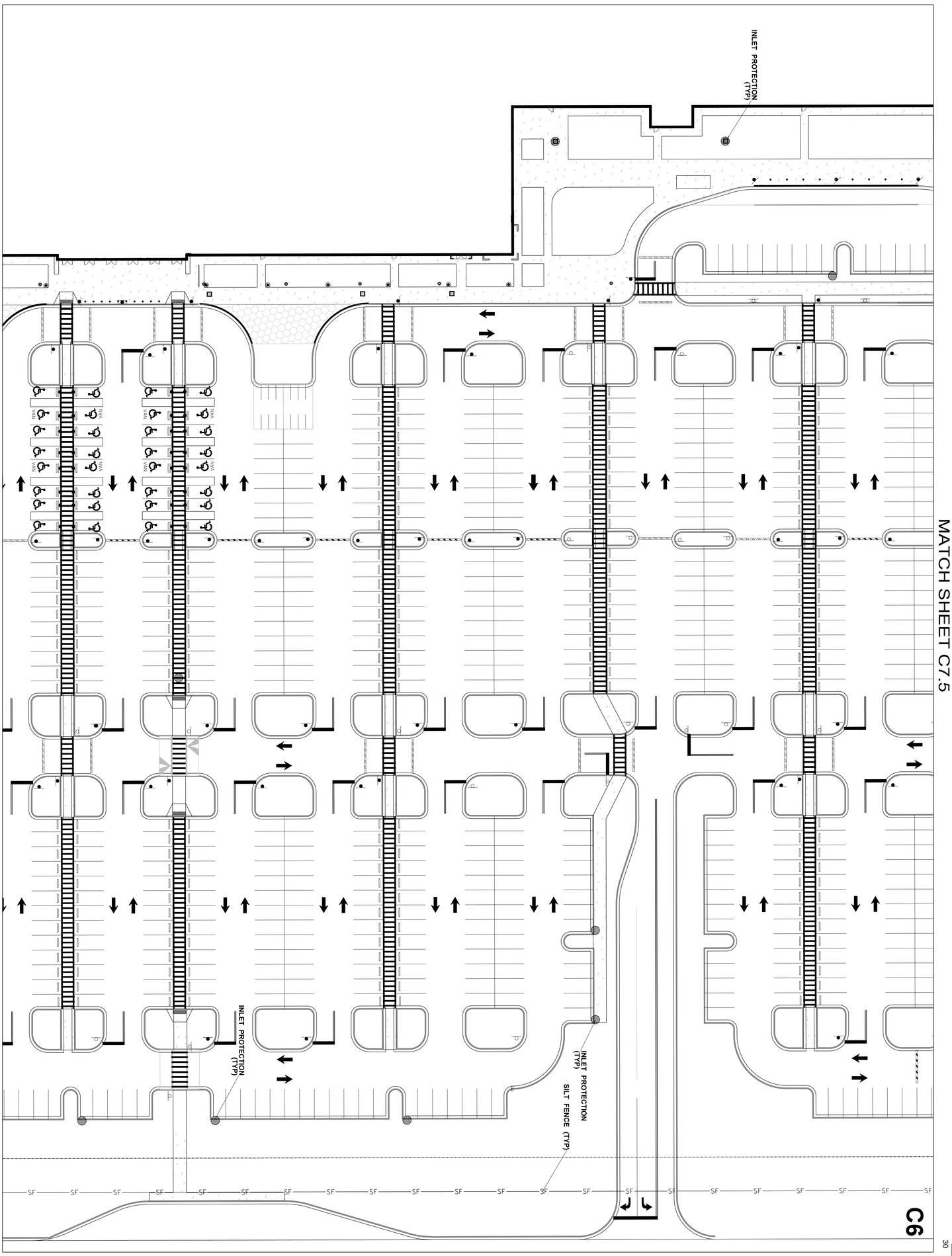
EROSION CONTROL PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

SEAL:

DRAWING NUMBER:
C7.5

MATCH SHEET C7.2



MATCH SHEET C7.7

MATCH SHEET C7.5

KEY MAP

C4	C3	C2	C1
C8	C7	C6	C5

GRAPHIC SCALE IN FEET
30 0 30 60

DRAWING NUMBER: C7.6

EROSION CONTROL PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

SEAL:

PROJECT PINE
SITE DEVELOPMENT

MADISON COUNTY, MISSISSIPPI

REVISIONS			
NO.	DATE	BY	DESCRIPTION

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FILENAME:	
SCALE:	
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CHKD: DMR	DATE: 05/2020
QA/QC:	DATE:

MATCH SHEET C7.6

GRAPHIC SCALE IN FEET
30 0 30 60

N

C7

INLET PROTECTION (TYP)

SILT FENCE (TYP)

INLET PROTECTION (TYP)

INLET PROTECTION (TYP)

INLET PROTECTION (TYP)

MATCH SHEET C7.3

MATCH SHEET C7.8

C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

DRAWING INFORMATION
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PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

EROSION CONTROL PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

SEAL:

DRAWING NUMBER:
C7.7

GRAPHIC SCALE IN FEET
30 0 30 60

N

MATCH SHEET C7.7

MATCH SHEET C7.4

C8

INLET PROTECTION (TYP)

INLET PROTECTION (TYP)

SEDIMENT POND #3

OUTFLOW CONTROL STRUCTURE W/ SKIMMER

CONSTRUCTION ENTRANCE

SILT FENCE (TYP)

SF

KEY MAP

C1	C5
C2	C6
C3	C7
C4	C8

DRAWING INFORMATION
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PROJECT PINE
SITE DEVELOPMENT

MADISON COUNTY, MISSISSIPPI

SEAL:

EROSION CONTROL PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No.: (601) 898-8118

DRAWING NUMBER:
C7.8

GRAPHIC SCALE IN FEET

80 0 80 160

LEFT FRONT PLANTING
SEE ENLARGEMENT SHEET C8.1

RIGHT FRONT PLANTING
SEE ENLARGEMENT SHEET C8.1

SOLID SOD, SPECIES (TYP)

SIGN PLANTING
SEE ENLARGEMENT SHEET C8.1

STREET FRONTAGE PLANTING
SEE ENLARGEMENT SHEET C8.2

SIGN PLANTING
SEE ENLARGEMENT SHEET C8.1

DRAWING INFORMATION

N-S PROJECT NO.: NS.15807.000
FILENAME: 950K Gr-3 PROPOSED BASE.dwg
SCALE: 1"=80'
DRWN: RPB DATE: 05/2020
CHKD: DMR DATE: 05/2020
QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT

MADISON COUNTY, MISSISSIPPI

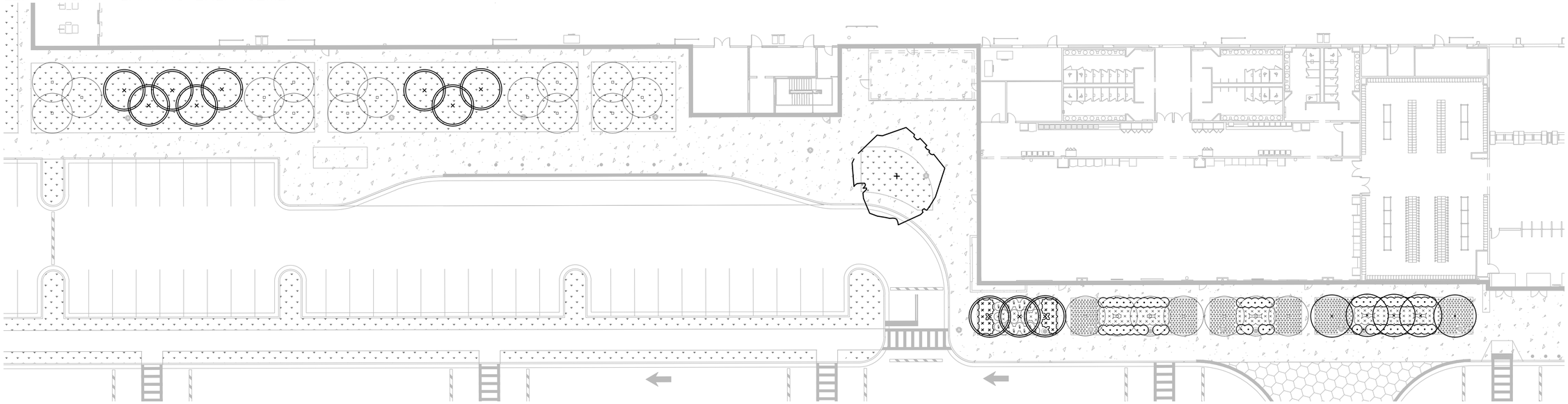
SEAL:

OVERALL PLANTING PLAN

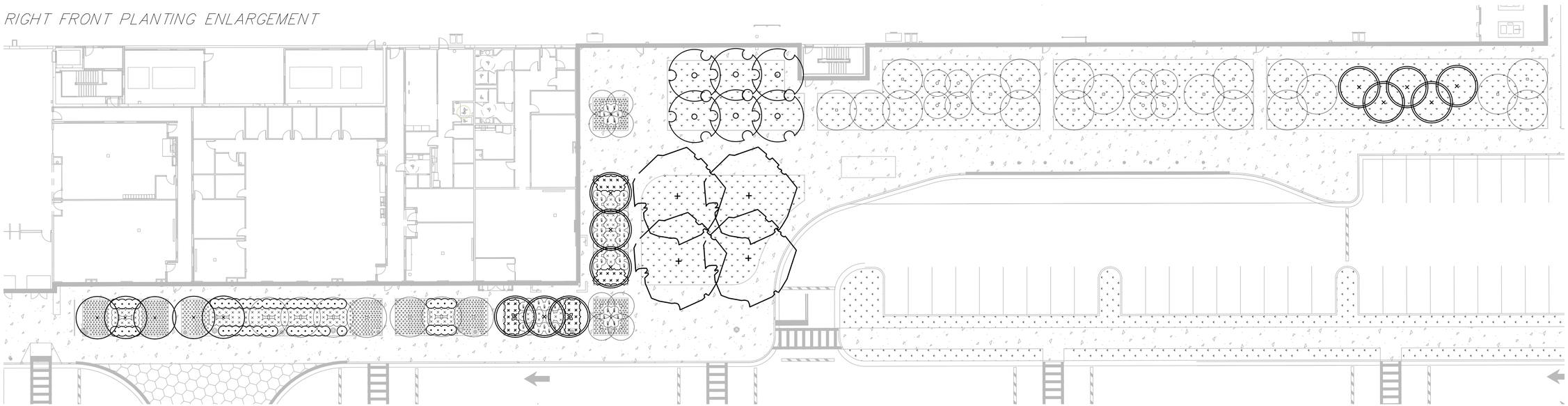
NEEL-SCHAFFER
Solutions You Can Build On
215 Waterford Square • Madison, MS 39110
Telephone No: (601) 898-8118

DRAWING NUMBER:
C8.0

LEFT FRONT PLANTING ENLARGEMENT



RIGHT FRONT PLANTING ENLARGEMENT



GRAPHIC SCALE IN FEET

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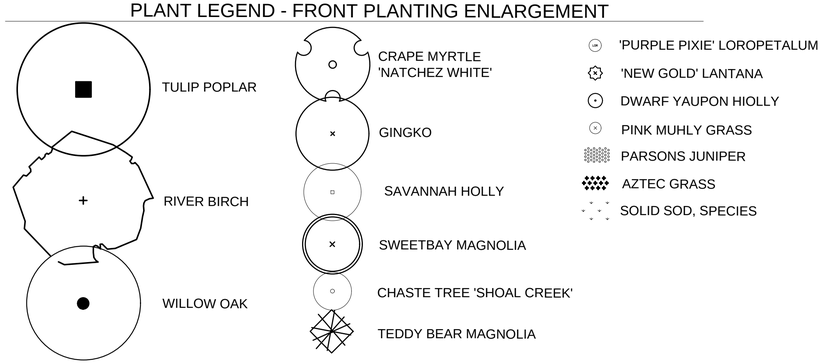
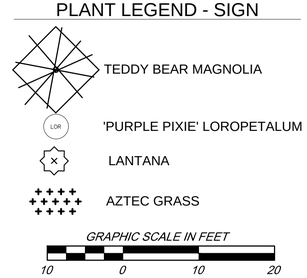
PLANT LEGEND - FRONT PLANTING ENLARGEMENT



SIGN PLANTING ENLARGEMENT

PLANT LEGEND - SIGN



GRAPHIC SCALE IN FEET

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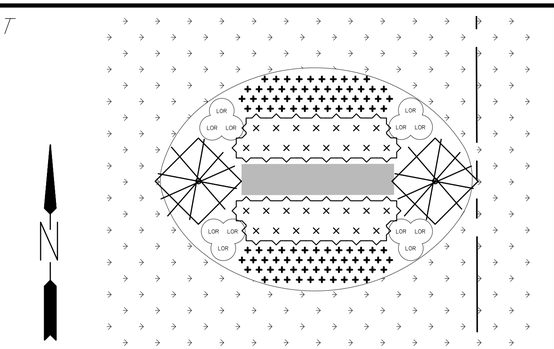


REVISIONS			
NO.	DATE	BY	DESCRIPTION

DRAWING INFORMATION

N-S PROJECT NO.: NS.15807.000
FILENAME: 950K Gr-3 PROPOSED BASE.dwg
SCALE: AS NOTED
DRWN: RPB — DATE: 05/2020
CHKD: DMR — DATE: 05/2020
QA/QC: — DATE:

PROJECT PINE
SITE DEVELOPMENT

MADISON COUNTY, MISSISSIPPI

SEAL:

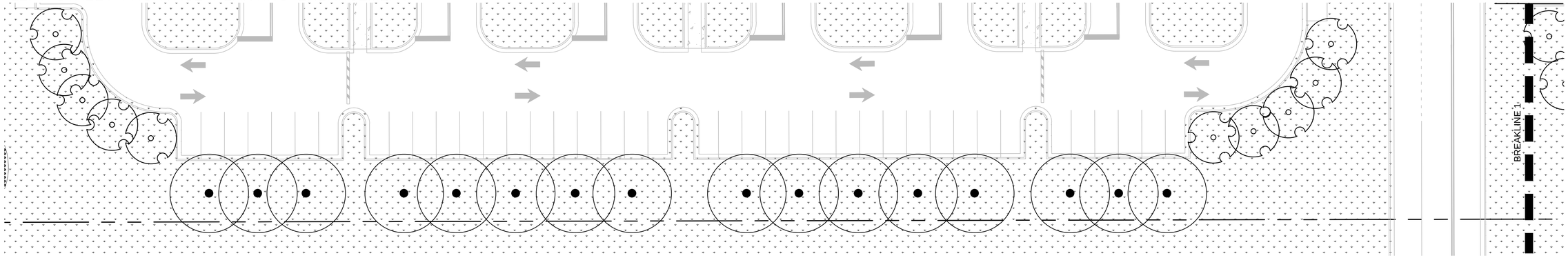
ENLARGEMENT PLANS
BUILDINGS & SIGNS

NEEL-SCHAFFER
Engineers • Surveyors • Planners
215 Waterford Square • Madison, MS 39110
Telephone No: (601) 898-8118

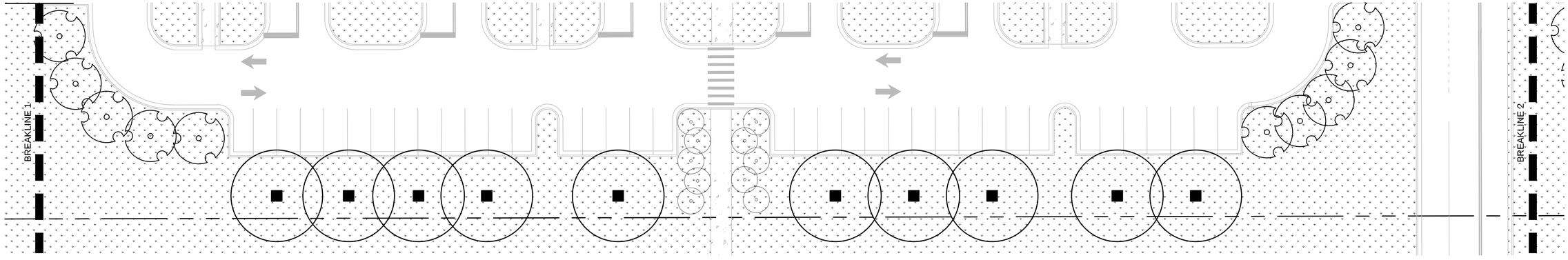
DRAWING NUMBER:

C8.1

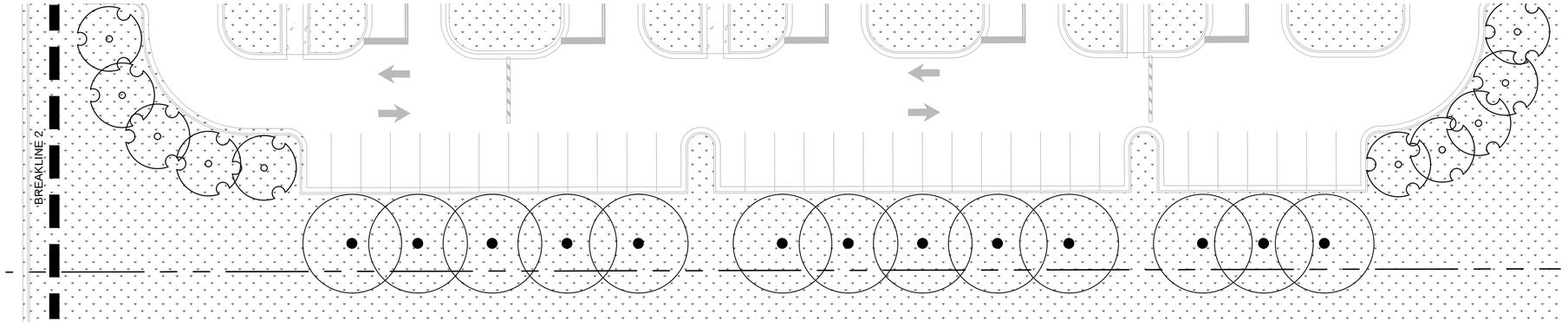
LEFT STREET FRONTAGE PLANTING ENLARGEMENT



MIDDLE STREET FRONTAGE PLANTING ENLARGEMENT



RIGHT STREET FRONTAGE PLANTING ENLARGEMENT



GRAPHIC SCALE IN FEET

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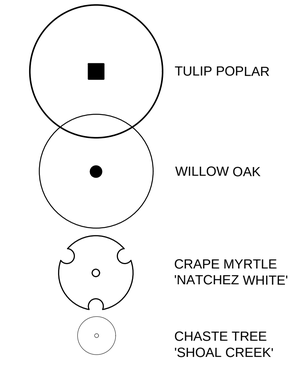
PLANT LEGEND - STREET FRONTAGE PLANTING ENLARGEMENT



- TULIP POPLAR
- WILLOW OAK
- CRAPE MYRTLE 'NATCHEZ WHITE'
- CHASTE TREE 'SHOAL CREEK'

DRAWING INFORMATION

N-S PROJECT NO.: NS.15807.000
FILENAME: 950K Gr-3 PROPOSED BASE.dwg
SCALE: 1" = 20'
DRWN: RPB DATE: 05/2020
CHKD: DMR DATE: 05/2020
QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT

MADISON COUNTY, MISSISSIPPI

ENLARGEMENT PLANS
STREET FRONTAGE

SEAL:

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Engineers • Surveyors • Planners
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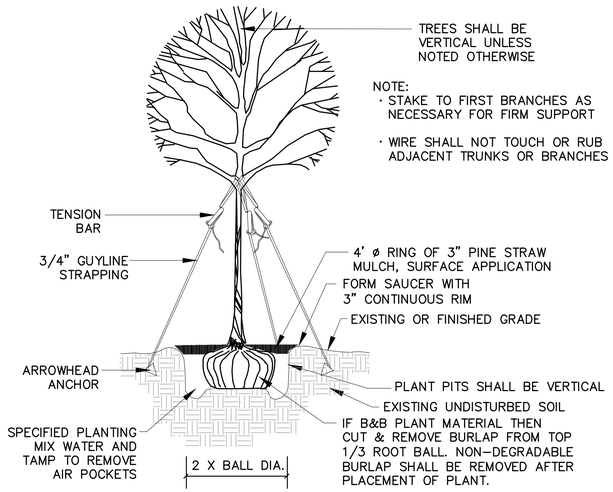
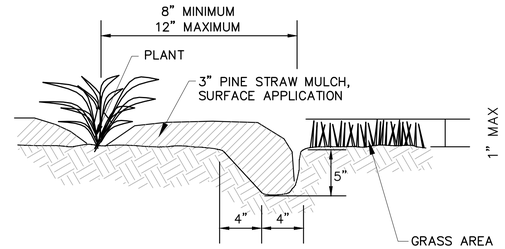
Telephone No: (601) 898-8118

DRAWING NUMBER:
C8.2



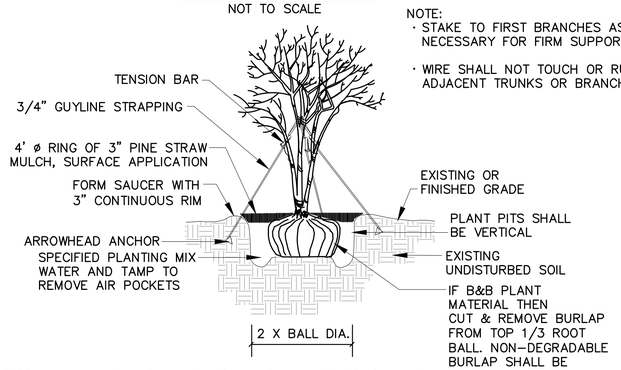
TYPICAL SINGLE-TRUNK TREE PLANTING DETAIL

NOT TO SCALE



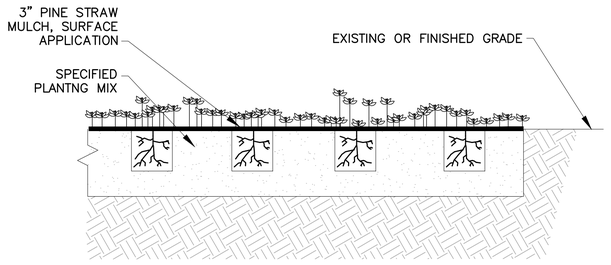
BED EDGING DETAIL

NOT TO SCALE



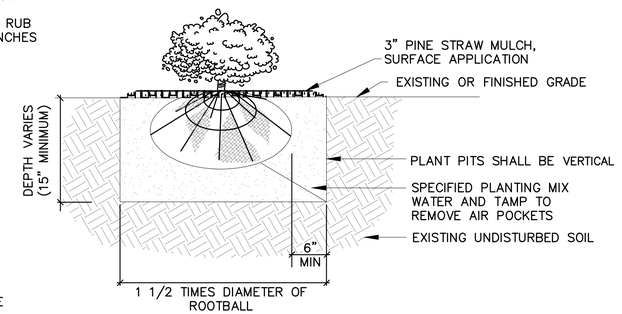
TYPICAL MULTI-TRUNK TREE PLANTING DETAIL

NOT TO SCALE



TYPICAL GROUNDCOVER PLANTING DETAIL

NOT TO SCALE



TYPICAL SHRUB PLANTING DETAIL

NOT TO SCALE

LANDSCAPE QUANTITIES

PAY ITEM	LANDSCAPE ITEMS	QTY	SIZE/UNIT	SEASONAL APPLICATIONS–DATES & RATES				REQUIREMENTS
				SPRING & SUMMER		FALL & WINTER		
NUMBERS	ITEMS			RATES	DATES	RATES	DATES	
ABSORBED	SOIL TEST	1						REQUIRED TO BE SUBMITTED IN ADVANCE OF ALL LANDSCAPE CONSTRUCTION ITEMS; COST ABSORBED IN BED PREP PAY ITEM
211–B	TOPSOIL FOR PLANT HOLES, CONTRACTOR FURNISHED	?	CU. YD.	PER CU. YD.	NOT APPLICABLE	PER CU. YD.	NOT APPLICABLE	6" IN CURBED ISLAND OR FILL AREA BED PREP AREAS (55 CY); 2" IN BED OTHER BED PREP AREAS (6 CY); 1" IN AREAS TO RECEIVE SOLID SOD (20 CY)
ABSORBED	STANDARD GROUND PREPARATION	363,322	SQ. YD.	PER SQ. YD.	BY REQUEST ONLY	SQ. YD.	PER SQ. YD.	APPLIED TO AREAS SHOWN IN PLANS TO RECEIVE SOD; INCLUDES DEBRIS REMOVAL AND FINISHED GRADING (COST ABSORBED IN SOD)
216–B	SOLID SOD, (?????)	363,322	SQ. YD.	PER SQ. YD.	BY REQUEST ONLY	SQ. YD.	PER SQ. YD.	CERTIFICATE REQUIRED
230–D	BED PREPARATION	7,600	SQ. FT.	PER SQ. FT.	NOT APPLICABLE	PER SQ. FT.	NOT APPLICABLE	APPLIED TO AREAS SHOWN IN PLANS TO RECEIVE SHRUB, GROUNDCOVER AND TREE PLANTING; REMOVE EXISTING GRASS AND POOR MATERIAL; ADD TREE BARK MULCH TYPE 3 AND ROTO–TILL INTO EXISTING SOIL TO A MINIMUM DEPTH OF 6"
230–B	TREE PLANTING, RIVER BIRCH	5	65 GALLON	EACH	BY REQUEST ONLY	EACH	OCTOBER 1 – APRIL 30	FULL & HEALTHY PLANT; 15' H / 6' S / 3" CAL
230–B	TREE PLANTING, TULIP POPLAR	10	30 GALLON	EACH	BY REQUEST ONLY	EACH	OCTOBER 1 – APRIL 30	FULL & HEALTHY PLANT; 10' H / 4' S / 2" CAL
230–B	TREE PLANTING, WILLOW OAK	29	30 GALLON	EACH	BY REQUEST ONLY	EACH	OCTOBER 1 – APRIL 30	FULL & HEALTHY PLANT; 8' H / 4' S / 2" CAL
230–B	TREE PLANTING, GINGKO	10	30 GALLON	EACH	BY REQUEST ONLY	EACH	OCTOBER 1 – APRIL 30	FULL & HEALTHY PLANT; 8' H / 4' S / 2" CAL
230–B	TREE PLANTING, SAVANNAH HOLLY	48	15 GALLON	EACH	BY REQUEST ONLY	EACH	OCTOBER 1 – APRIL 30	FULL & HEALTHY PLANT; SPECIMEN
230–B	TREE PLANTING, SWEETBAY MAGNOLIA	22	15 GALLON	EACH	BY REQUEST ONLY	EACH	OCTOBER 1 – APRIL 30	FULL & HEALTHY PLANT; SPECIMEN
230–B	TREE PLANTING, CRAPE MYRTLE 'NATCHEZ WHITE'	36	30 GALLON	EACH	BY REQUEST ONLY	EACH	OCTOBER 1 – APRIL 30	FULL & HEALTHY PLANT; MULTI–TRUNK TREE FORM; 8' H / 3' S / 2" CAL
230–B	TREE PLANTING, CHASTE TREE 'SHOAL CREEK'	26	30 GALLON	EACH	BY REQUEST ONLY	EACH	OCTOBER 1 – APRIL 30	FULL & HEALTHY PLANT; BRANCHED TO GROUND; 8' H / 3' S / 2" CAL
230–B	TREE PLANTING, TEDDY BEAR MAGNOLIA	4	30 GALLON	EACH	BY REQUEST ONLY	EACH	OCTOBER 1 – APRIL 30	FULL & HEALTHY PLANT; MULTI–TRUNK TREE FORM; 8' H / 3' S / 2" CAL
230–A	SHRUB PLANTING, LOROPETALUM 'PURPLE PIXIE'	90	3 GALLON	EACH	BY REQUEST ONLY	EACH	OCTOBER 1 – APRIL 30	FULL & HEALTHY PLANT
230–A	SHRUB PLANTING, PINK MUHLY GRASS	200	3 GALLON	EACH	BY REQUEST ONLY	EACH	OCTOBER 1 – APRIL 30	FULL & HEALTHY PLANT
230–A	SHRUB PLANTING, DWARF YAUPON HOLLY	105	3 GALLON	EACH	BY REQUEST ONLY	EACH	OCTOBER 1 – APRIL 30	FULL & HEALTHY PLANT
230–A	SHRUB PLANTING, LANTANA	120	1 GALLON	EACH	BY REQUEST ONLY	EACH	OCTOBER 1 – APRIL 30	FULL & HEALTHY PLANT
230–F	GROUNDCOVER PLANTING, AZTEC GRASS	100	4" CONT	EACH	BY REQUEST ONLY	EACH	OCTOBER 1 – APRIL 30	FULL & HEALTHY PLANT; 18" SPACING
230–F	GROUNDCOVER PLANTING, VARIEGATED LIRIOPE	2,160	4" CONT	EACH	BY REQUEST ONLY	EACH	OCTOBER 1 – APRIL 30	FULL & HEALTHY PLANT; 18" SPACING
232–A	FERTILIZER FOR WOODY PLANT MATERIAL, TABLET, 21 GRAM	1,465	EACH	SEE REQUIREMENTS	BY REQUEST ONLY	SEE REQUIREMENTS	OCTOBER 1 – APRIL 30	5 PER 30/45/65 GALLON (120); 1 PER 3/1 GALLON (303)
232–A	FERTILIZER FOR WOODY PLANT MATERIAL, TABLET, 10 GRAM	2,260	EACH	SEE REQUIREMENTS	BY REQUEST ONLY	SEE REQUIREMENTS	OCTOBER 1 – APRIL 30	1 PER 4" CONT
ABSORBED	MOISTURE ABSORBANT CRYSTALS	502	OUNCES	SEE REQUIREMENTS	BY REQUEST ONLY	SEE REQUIREMENTS	OCTOBER 1 – APRIL 30	COST ABSORBED IN INDIVIDUAL TREE AND SHRUB PAY ITEMS
ABSORBED	SELECTIVE, PRE–EMERGENCE HERBICIDE	34	LB	SEE REQUIREMENTS	BY REQUEST ONLY	SEE REQUIREMENTS	OCTOBER 1 – APRIL 30	2 GRAM PER SQUARE FEET OF BED PREPARATION AREA; COST ABSORBED IN BED PREP PAY ITEM
ABSORBED	TREE BARK MULCH, TYPE V	70	CU. YD.	PER CU.YD.	NOT APPLICABLE	PER CU.YD.	NOT APPLICABLE	3" DEPTH SURFACE APP. INTO BED PREP AREAS; 3" DEPTH 4'D RING AROUND TREES NOT IN BED PREP AREA
ABSORBED	TREE BARK MULCH, TYPE III	47	CU. YD.	PER CU.YD.	NOT APPLICABLE	PER CU.YD.	NOT APPLICABLE	2" DEPTH PLACED AND ROTO–TILLED INTO BED PREP AREAS COST ABSORBED IN BED PREP PAY ITEM

DRAWING INFORMATION
N-S PROJECT NO.: NS.15807.000
FILENAME: 950K G+J PROPOSED BASE.dwg
SCALE: NA
DRWN: RPB DATE: 05/2020
CHKD: DMR DATE: 05/2020
QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

SEAL:

LANDSCAPE DETAILS, QUANTITIES & SCHEDULE

NEEL-SCHAFFER
Solutions you can build on
215 Waterford Square • Madison, MS 39110
Telephone No: (601) 898-8118

DRAWING NUMBER:
C8.3

GRAPHIC SCALE IN FEET

100 0 100 200

N

C4 C3 C2 C1

C8 C7 C6 C5

OVERALL LIGHTING PLAN

PROJECT PINE
SITE DEVELOPMENT

MADISON COUNTY, MISSISSIPPI

DRAWING NUMBER:
C9.0

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-4118

SEAL:

REVISIONS

NO.	DATE	BY	DESCRIPTION

DRAWING INFORMATION

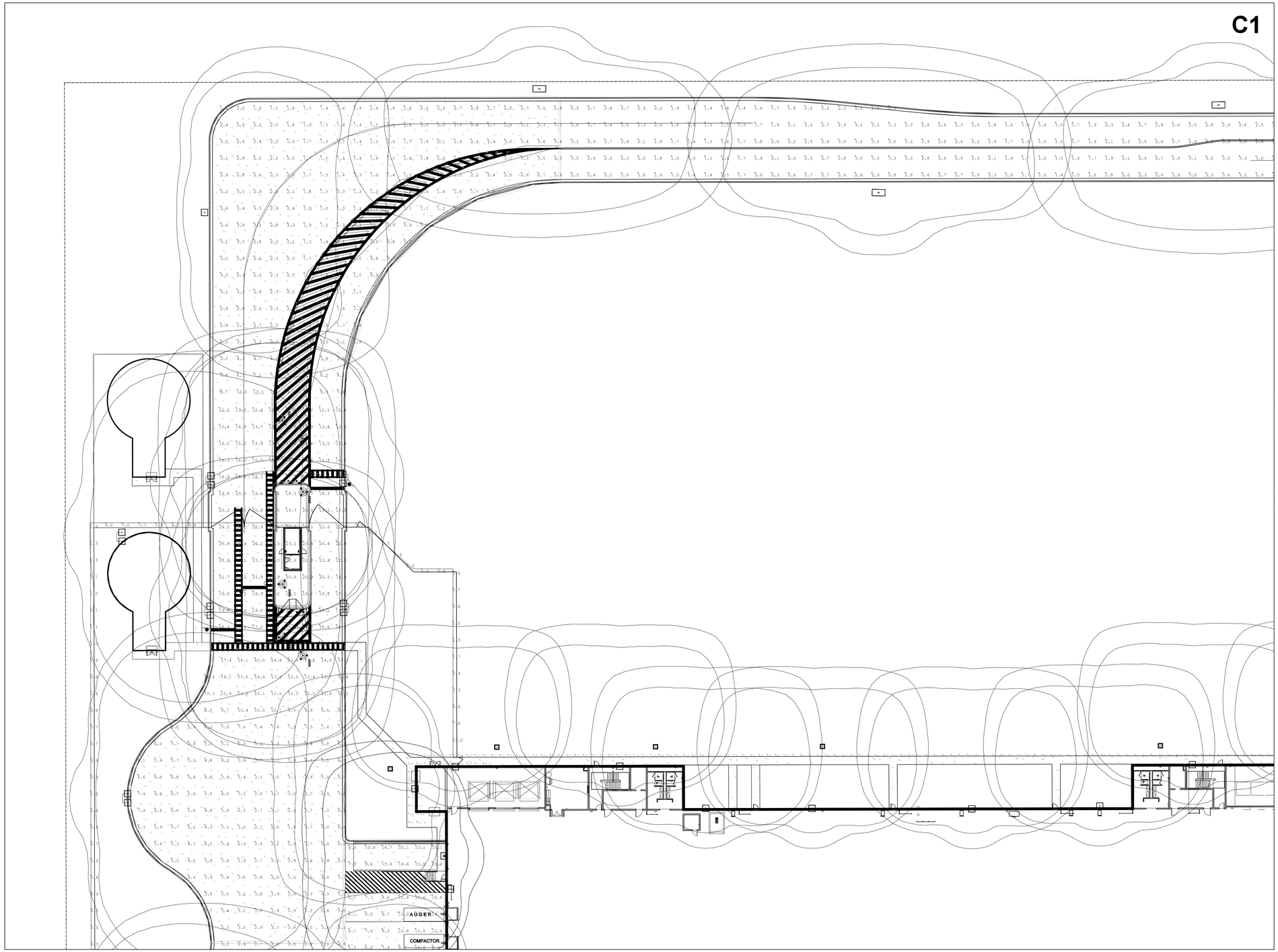
N-S PROJECT NO.: *NS.15807.000*
FILENAME:
SCALE:
DRWN: DATE: *05/2020*
CHKD: *DMR* DATE: *05/2020*
QA/QC: DATE:

GRAPHIC SCALE IN FEET

30 0 30 60

N

C1



MATCH SHEET C9.5

MATCH SHEET C9.2

C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

DRAWING INFORMATION

N-S PROJECT NO.: *NS.15807.000*

FILENAME:

SCALE:

DRWN: DATE: *05/2020*

CHKD: *DMR* DATE: *05/2020*

QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT

MADISON COUNTY, MISSISSIPPI

LIGHTING PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

SEAL:

DRAWING NUMBER:

C9.1

MATCH SHEET C9.1

GRAPHIC SCALE IN FEET
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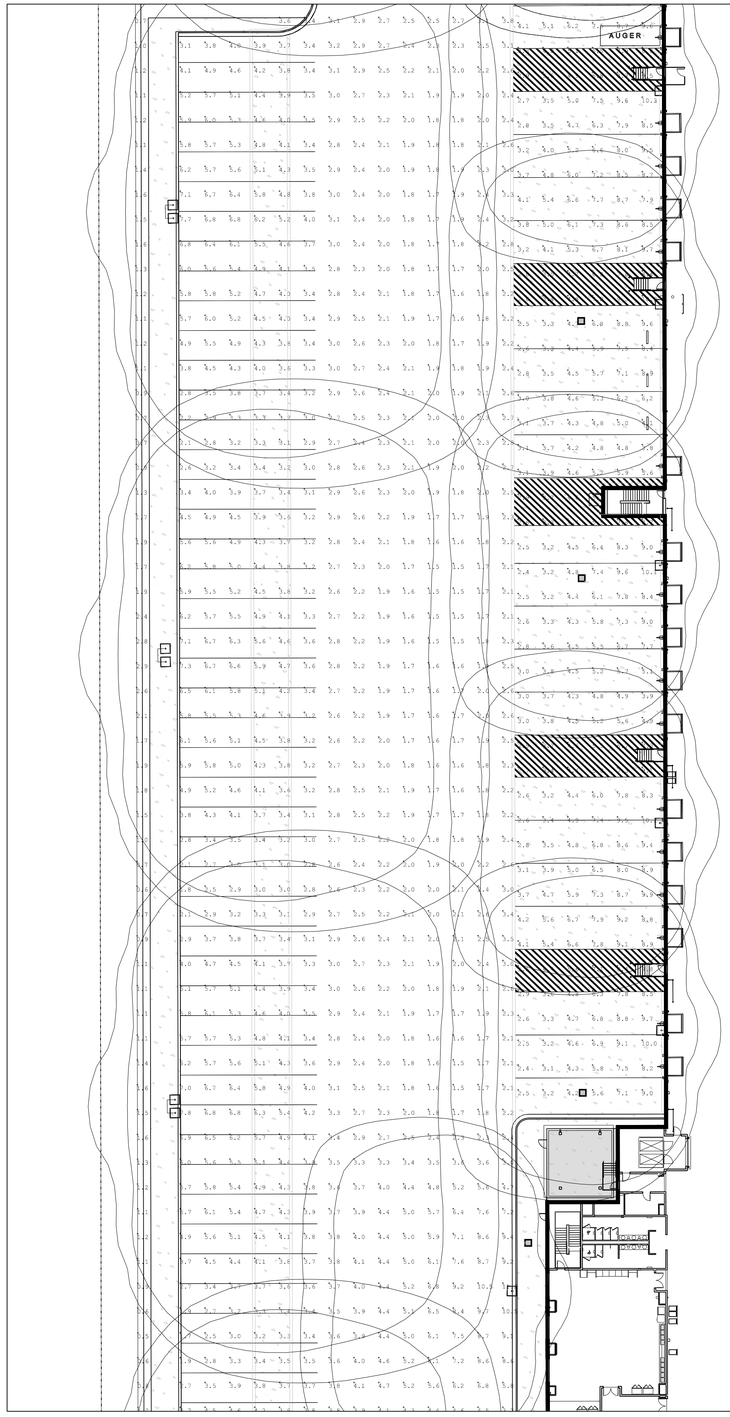

C2

MATCH SHEET C9.6

MATCH SHEET C9.3

C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

REVISIONS

NO.	DATE	BY	DESCRIPTION

DRAWING INFORMATION
N-S PROJECT NO.: *NS.15807.000*
FILENAME:
SCALE:
DRWN: DATE: *05/2020*
CHKD: *DMR* DATE: *05/2020*
QA/QC: DATE:

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

LIGHTING PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

SEAL:

DRAWING NUMBER:
C9.2

MATCH SHEET C9.2

GRAPHIC SCALE IN FEET
30 0 30 60

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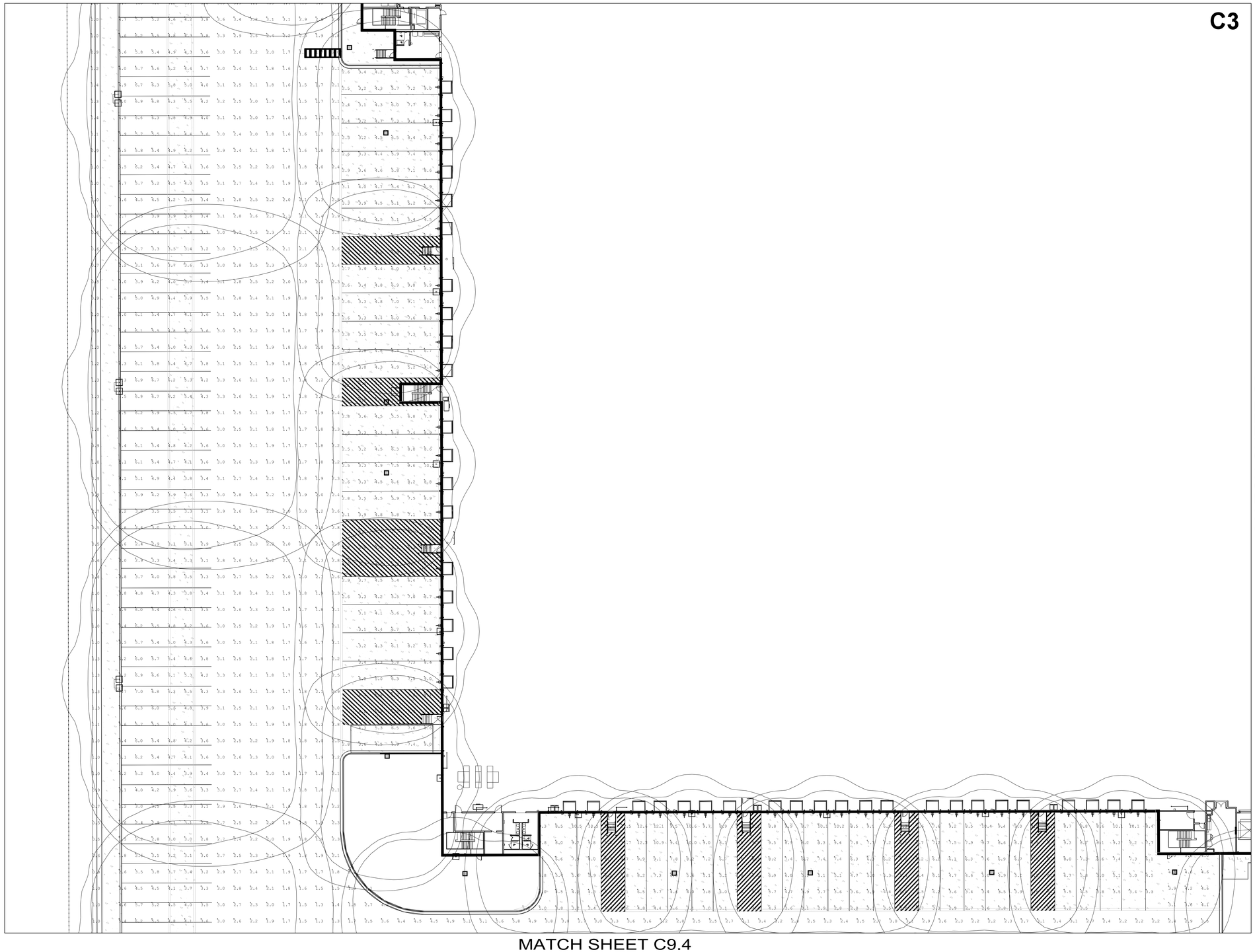

C3

MATCH SHEET C9.7

MATCH SHEET C9.4

C1	C5
C2	C6
C3	C7
C4	C8

KEY MAP

DRAWING INFORMATION
N-S PROJECT NO.: *NS.15807.000*
FILENAME:
SCALE:
DRWN: DATE: *05/2020*
CHKD: *DMR* DATE: *05/2020*
QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

LIGHTING PLAN

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No.: (601) 898-8118

SEAL:

DRAWING NUMBER:
C9.3

MATCH SHEET C9.3

GRAPHIC SCALE IN FEET
30 0 30 60

N

C4

237 L.F. 24" RCP @ 0%

MATCH SHEET C9.8

C1 C5
C2 C6
C3 C7
C4 C8
KEY MAP

REVISIONS

NO.	DATE	BY	DESCRIPTION

DRAWING INFORMATION
N-S PROJECT NO.: NS.15807.000
FILENAME:
SCALE:
DRWN: DATE: 05/2020
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QA/QC: DATE:

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

LIGHTING PLAN

NEEL-SCHAFFER
Solutions you can build upon
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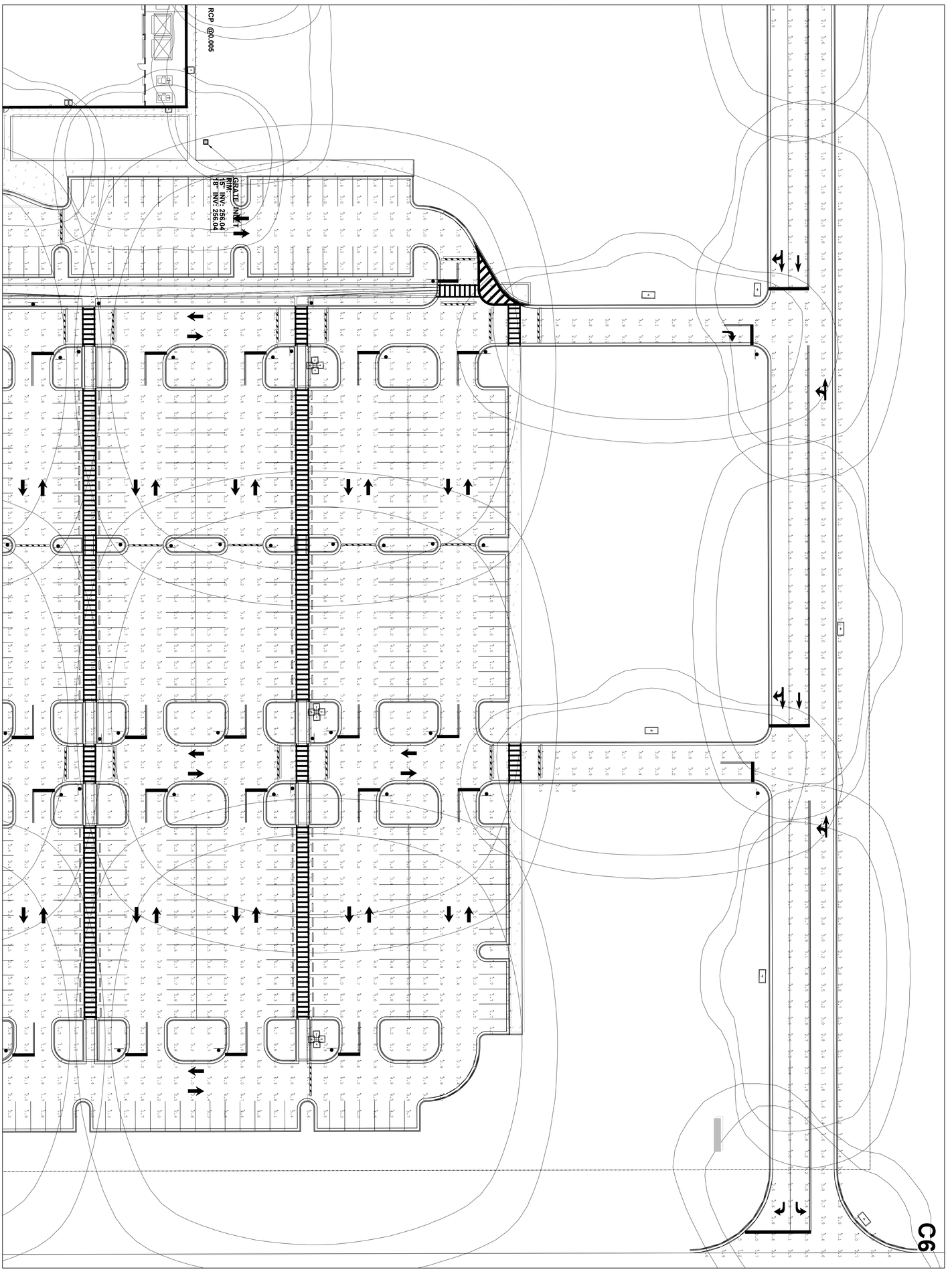
Telephone No: (601) 898-8118

SEAL:

DRAWING NUMBER:
C9.4

MATCH SHEET C9.1



MATCH SHEET C4.6

KEY MAP

C4	C3	C2	C1
C8	C7	C6	C5

GRAPHIC SCALE IN FEET
30 0 30 60

LIGHTING PLAN

DRAWING NUMBER: C9.5

NEEL-SCHAFFER
Solutions you can build upon
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Telephone No: (601) 898-8118

SEAL:

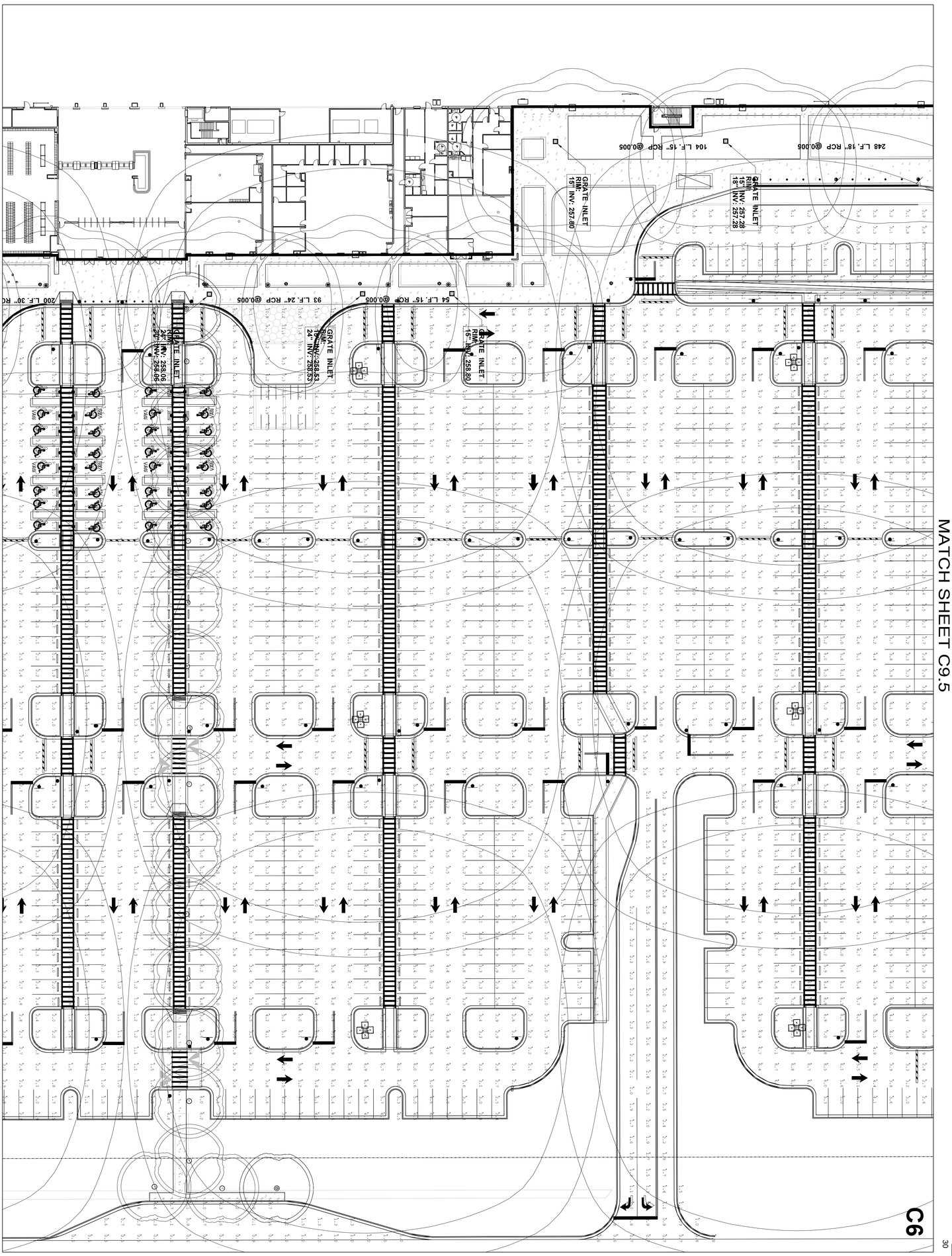
PROJECT PINE
SITE DEVELOPMENT

MADISON COUNTY, MISSISSIPPI

REVISIONS			
NO.	DATE	BY	DESCRIPTION

DRAWING INFORMATION	
N-S PROJECT NO.:	NS.15807.000
FILENAME:	
SCALE:	
DRWN:	DATE: 05/2020
CHKD: DMR	DATE: 05/2020
QA/QC:	DATE:

MATCH SHEET C9.2



MATCH SHEET C9.7

MATCH SHEET C9.5

KEY MAP

C4	C3	C2	C1
C8	C7	C6	C5

GRAPHIC SCALE IN FEET
30 0 30 60

LIGHTING PLAN

DRAWING NUMBER: C9.6

NEEL-SCHAFFER
Solutions you can build upon
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Telephone No: (601) 898-8118

SEAL:

PROJECT PINE
SITE DEVELOPMENT

MADISON COUNTY, MISSISSIPPI

REVISIONS			
NO.	DATE	BY	DESCRIPTION

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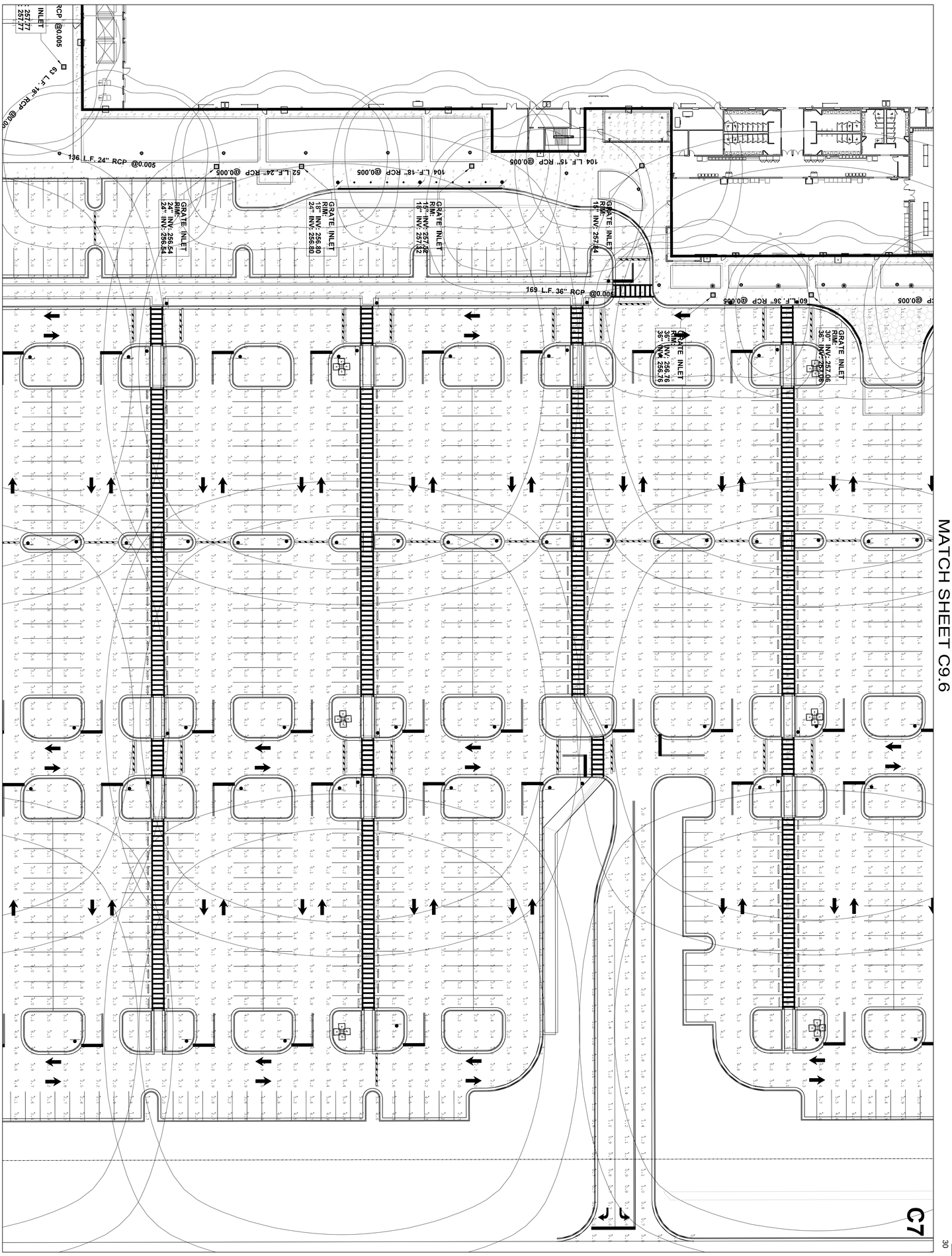
N-S PROJECT NO.:	NS.15807.000
FILENAME:	
SCALE:	
DRWN:	DATE: 05/2020
CHKD: DMR	DATE: 05/2020
QA/QC:	DATE:

MATCH SHEET C9.3



MATCH SHEET C9.8

MATCH SHEET C9.6

KEY MAP

C4	C3	C2	C1
C8	C7	C6	C5

GRAPHIC SCALE IN FEET
30 0 30 60

LIGHTING PLAN

DRAWING NUMBER: C9.7

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SEAL:

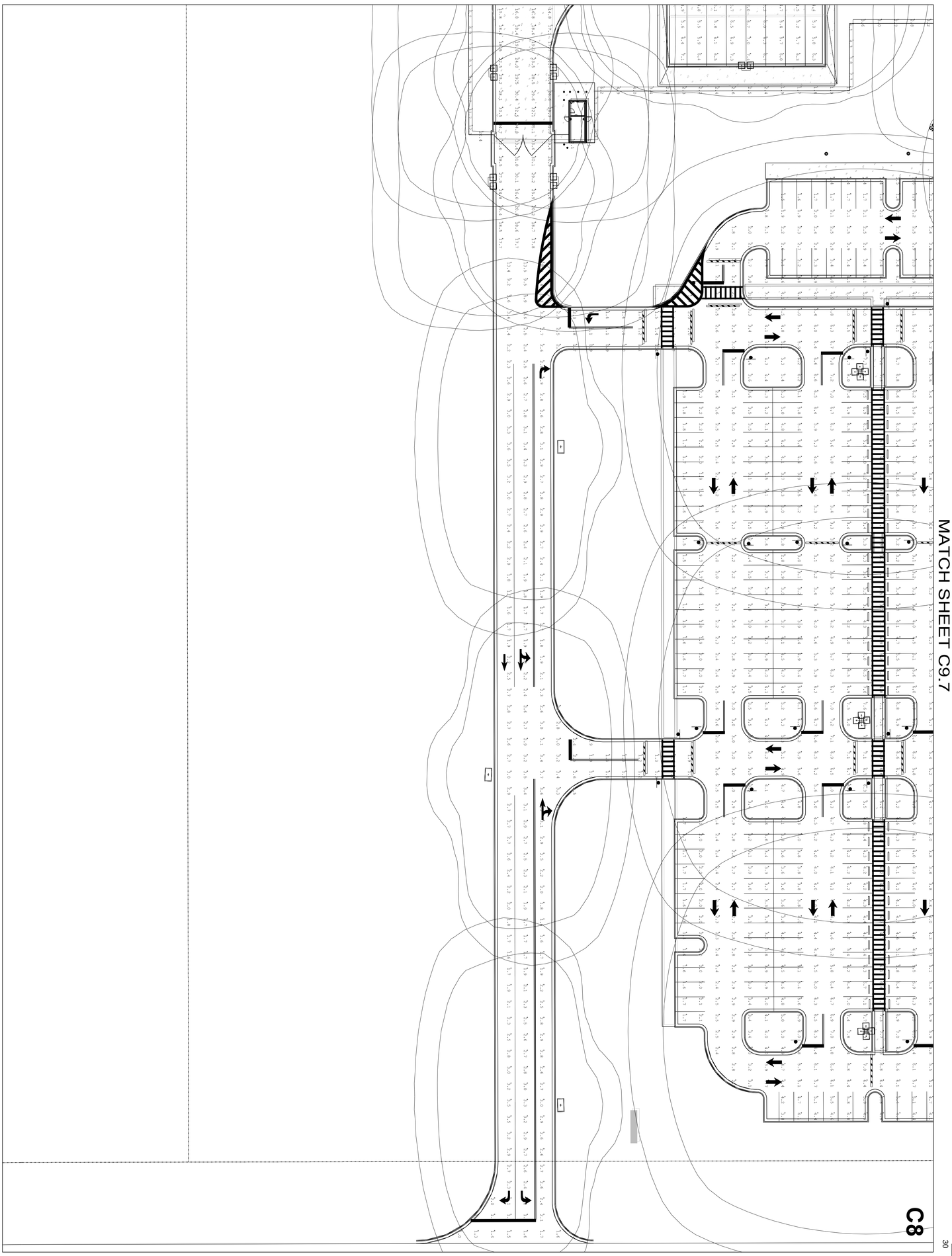
PROJECT PINE
SITE DEVELOPMENT

MADISON COUNTY, MISSISSIPPI

REVISIONS			
NO.	DATE	BY	DESCRIPTION

DRAWING INFORMATION	
N-S PROJECT NO.:	NS.15807.000
FILENAME:	
SCALE:	
DRWN:	DATE: 05/2020
CHKD: DMR	DATE: 05/2020
QA/QC:	DATE:

MATCH SHEET C9.4



MATCH SHEET C9.7

C8

GRAPHIC SCALE IN FEET
30 0 30 60

KEY MAP

C4	C3	C2	C1
C8	C7	C6	C5

DRAWING NUMBER: C9.8

LIGHTING PLAN

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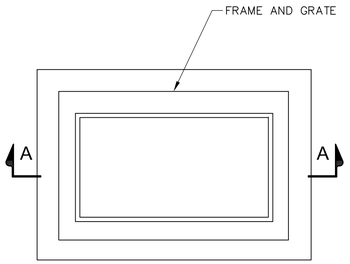
SEAL:

PROJECT PINE
SITE DEVELOPMENT

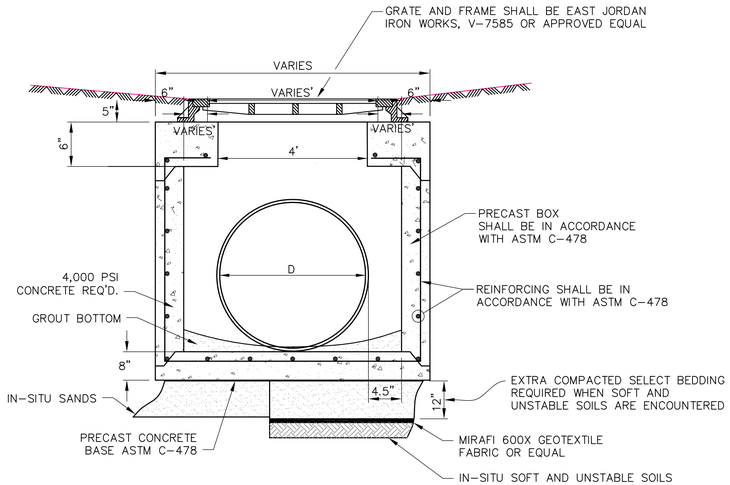
MADISON COUNTY, MISSISSIPPI

REVISIONS			
NO.	DATE	BY	DESCRIPTION

DRAWING INFORMATION	
N-S PROJECT NO.:	NS.15807.000
FILENAME:	
SCALE:	
DRWN:	DATE: 05/2020
CHKD: DMR	DATE: 05/2020
QA/QC:	DATE:



PLAN VIEW



NOTES:

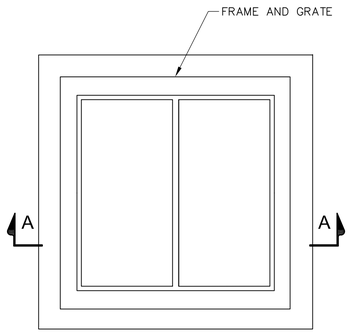
1. SELECT BEDDING MATERIAL SHALL BE A MEDIUM TO COURSE CLEAN SAND, TYPE S3 OR CRUSHED NO. 57 STONE, AS SPECIFIED IN THE SPECIFICATIONS.
2. ALL BEDDING MATERIALS, BACKFILL, COMPACTION TO BE COST ABSORBED.

SECTION A-A

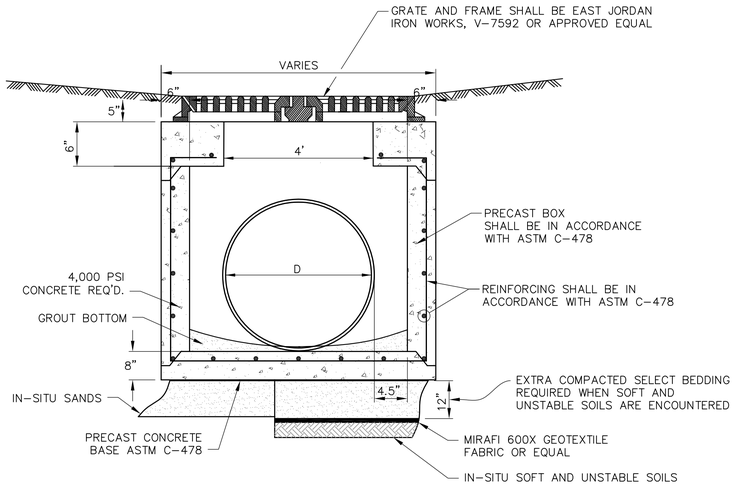
GRATE INLET TYPE 1 DETAIL

NOT TO SCALE

NOTE: ALL STRUCTURES, FRAMES & GRATES SHALL BE DESIGNED TO MEET H-20 LOADING REQUIREMENTS.



PLAN VIEW



NOTES:

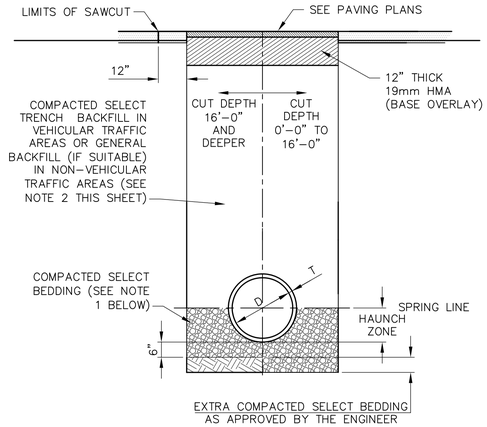
1. SELECT BEDDING MATERIAL SHALL BE A MEDIUM TO COURSE CLEAN SAND, TYPE S3 OR CRUSHED NO. 57 STONE, AS SPECIFIED IN THE SPECIFICATIONS.
2. ALL BEDDING MATERIALS, BACKFILL, COMPACTION TO BE COST ABSORBED.

SECTION A-A

GRATE INLET TYPE 2 DETAIL

NOT TO SCALE

NOTE: ALL STRUCTURES, FRAMES & GRATES SHALL BE DESIGNED TO MEET H-20 LOADING REQUIREMENTS.



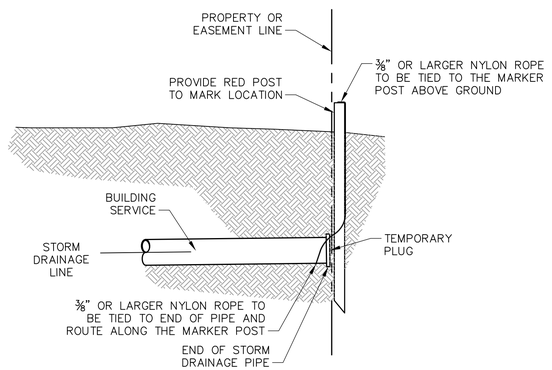
CLASS "B" BEDDING

TYPICAL TRENCH DETAIL FOR CONCRETE PIPE

NOT TO SCALE

NOTES:

1. SELECT BEDDING MATERIAL AND INSTALLATION SHALL BE AS SPECIFIED IN SECTION 02201 OF THE TECHNICAL SPECIFICATIONS.
2. SELECT TRENCH BACKFILL MATERIAL AND INSTALLATION SHALL BE SPECIFIED IN SECTION 02200 OF THE TECHNICAL SPECIFICATIONS.



STORM DRAINAGE CONNECTION

NOT TO SCALE

DRAWING INFORMATION
N-S PROJECT NO.: NS 15807.000
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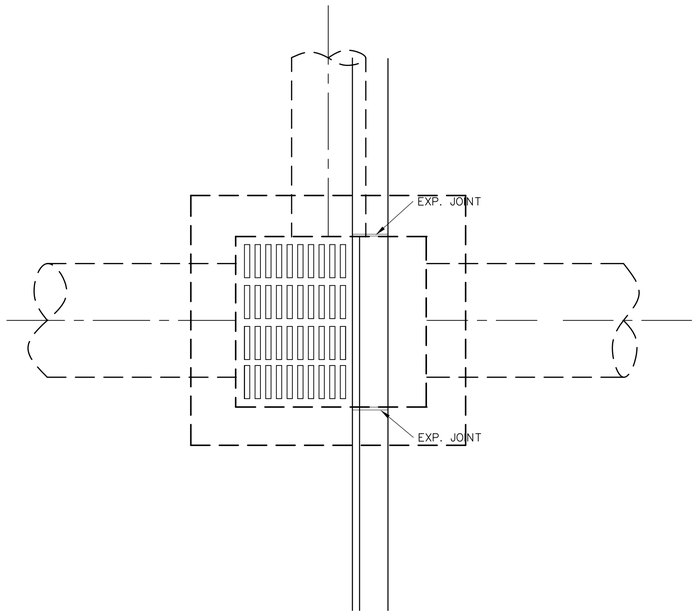
PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

STORM DRAINAGE DETAILS

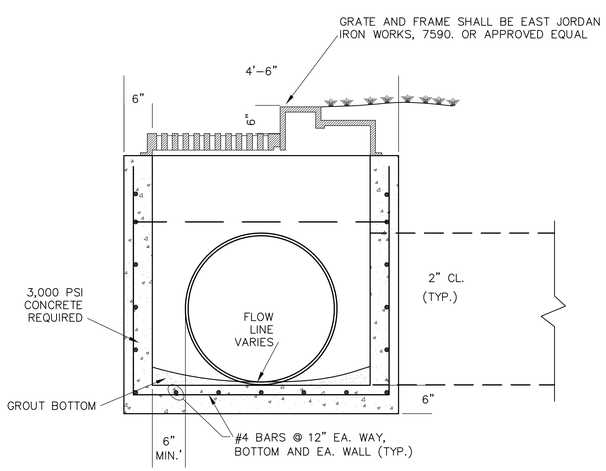
SEAL:

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

DRAWING NUMBER:
C10.1



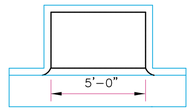
PLAN



ELEVATION

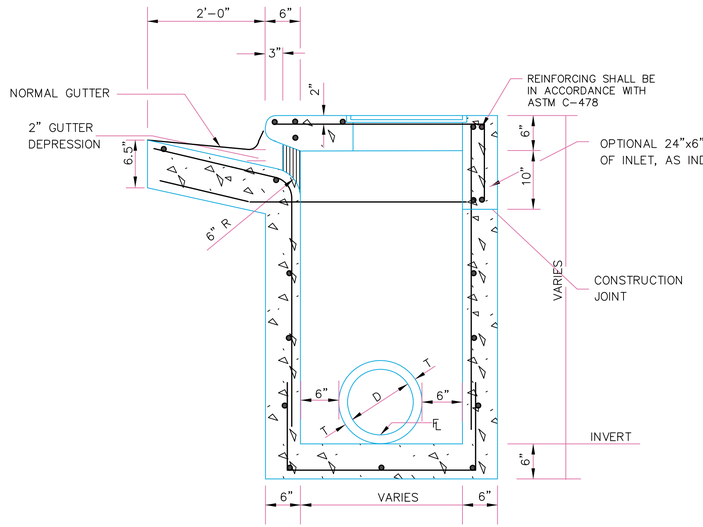
CURB INLET DETAIL

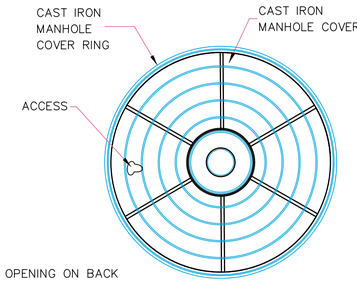
NOT TO SCALE



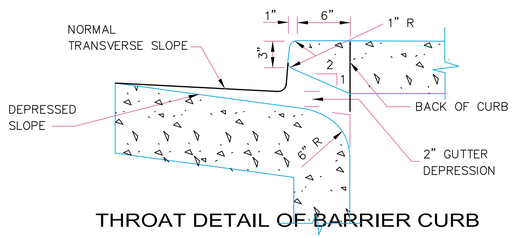
REGULAR INLET

PLAN OF INLET

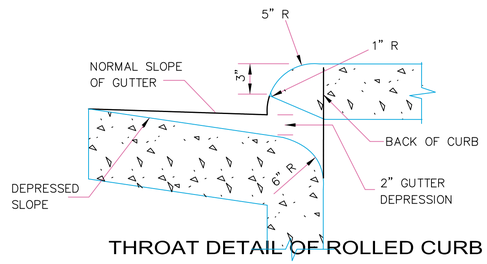




PLAN



THROAT DETAIL OF BARRIER CURB



THROAT DETAIL OF ROLLED CURB

CURB INLET - MDOT SS-2 STANDARD

NOT TO SCALE

GENERAL NOTES:

1. THE STANDARD DETAIL AND SPECIFICATIONS ADOPTED BY THE MISSISSIPPI DEPARTMENT OF TRANSPORTATION FOR SS-2 INLETS SHALL GOVERN OVER THIS DETAIL SHOWN. SS-2 INLETS SHALL BE PAID PER UNIT, AS DESCRIBED IN THE SPECIFICATIONS.
2. PRECAST SS-2 CURB INLETS WILL BE ACCEPTED UPON APPROVAL OF THE ENGINEER.

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MADISON COUNTY, MISSISSIPPI

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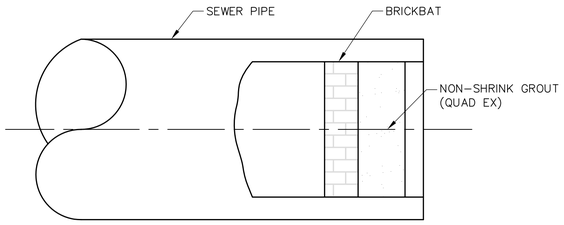
STORM DRAINAGE DETAILS

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

DRAWING NUMBER:
C10.2

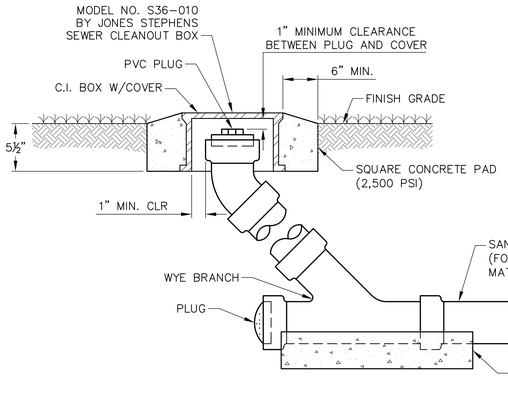


DETAIL OF PIPE PLUG

NOT TO SCALE

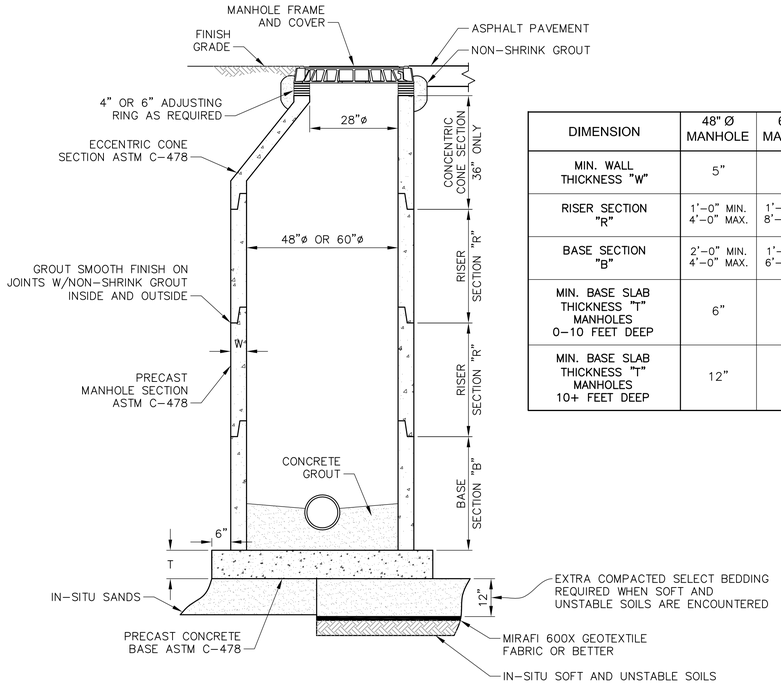
NOTE:

DIG AND REMOVE ONE PIPE SECTION PRIOR TO PLACEMENT OF PIPE PLUG.

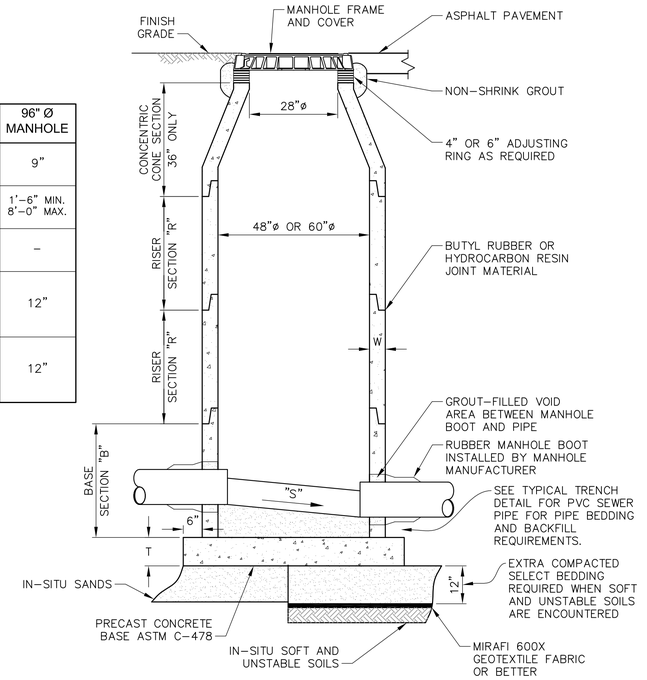


GRAVITY CLEANOUT ASSEMBLY DETAIL

NOT TO SCALE



DIMENSION	48" Ø MANHOLE	60" Ø MANHOLE	84" Ø MANHOLE	96" Ø MANHOLE
MIN. WALL THICKNESS "W"	5"	6"	8"	9"
RISER SECTION "R"	1'-0" MIN. 4'-0" MAX.	1'-6" MIN. 8'-0" MAX.	1'-0" MIN. 8'-0" MAX.	1'-6" MIN. 8'-0" MAX.
BASE SECTION "B"	2'-0" MIN. 4'-0" MAX.	1'-6" MIN. 6'-0" MAX.	–	–
MIN. BASE SLAB THICKNESS "T" MANHOLES 0-10 FEET DEEP	6"	8"	8"	12"
MIN. BASE SLAB THICKNESS "T" MANHOLES 10+ FEET DEEP	12"	12"	12"	12"



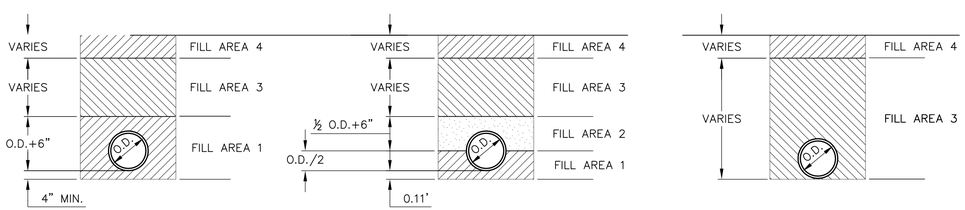
PRECAST MANHOLE WITH ECCENTRIC CONE AND EXTENDED BASE

NOT TO SCALE

NOTES:

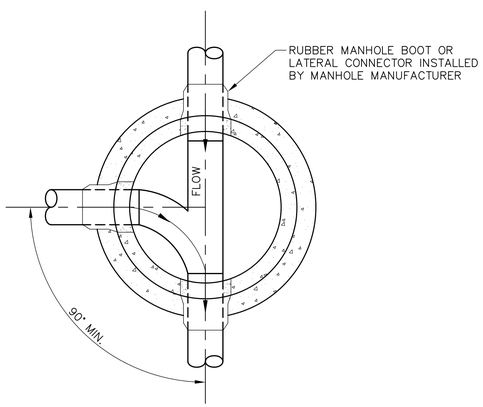
1. DEPTH OF BENCH TO INVERT SHALL BE 0.75 x I.D. (MIN.) FOR PIPES 18-INCH I.D. OR SMALLER. DEPTH OF BENCH TO INVERT SHALL BE EQUAL TO I.D. (MIN.) FOR PIPES GREATER THAN 18-INCH I.D.
2. BENCH SHALL HAVE A MIN. SLOPE OF 1:12.
3. FOR MANHOLES LESS THAN SIX FEET DEEP, A FLAT TOP SLAB SHALL BE USED INSTEAD OF THE ECCENTRIC CONE SECTION.
4. ALL PRECAST MANHOLE SECTIONS SHALL CONFORM TO THE REQUIREMENTS OF ASTM C-478.
5. "S" – MINIMUM SLOPE THROUGH MANHOLE SHALL NOT BE LESS THAN THE AVERAGE OF THE SLOPES OF THE INCOMING AND OUTGOING SEWER LINE.
6. COAT INSIDE OF MANHOLE PER SPECIFICATIONS.
7. WATERPROOF ALL PRECAST MANHOLES PER SPECIFICATIONS.

FILL AREA 1 (ALL LOCATIONS) – 6" MAXIMUM LOOSE LIFTS, HAND OR MECHANICALLY TAMPED TO 95% DENSITY.
FILL AREA 2 (ALL LOCATIONS) – 6" MAXIMUM LOOSE LIFTS, HAND OR MECHANICALLY TAMPED TO 95% DENSITY.
FILL AREA 3 (ALL LOCATIONS) – 12" MAXIMUM LOOSE LIFTS, HAND OR MECHANICALLY TAMPED TO 95% DENSITY.
FILL AREA 4 SEE PAVEMENT REPLACEMENT DETAIL FOR PAVED AREAS, AT OTHER LOCATIONS BRING FILL AREA 3 TO SURFACE.



BEDDING / BACKFILL DETAILS

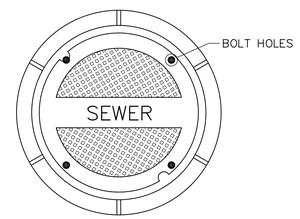
NOT TO SCALE



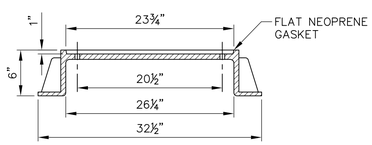
SECTIONAL PLAN

STANDARD MANHOLE

NOT TO SCALE



TOP PLAN OF COVER



SECTION

WATERTITE MANHOLE FRAME AND COVER

NOT TO SCALE

COVER STAMPED "SEWER" FOR SANITARY SEWER COVER STAMPED "STORM" FOR STORM DRAINAGE FRAME & COVER WEIGHT 305 LBS.

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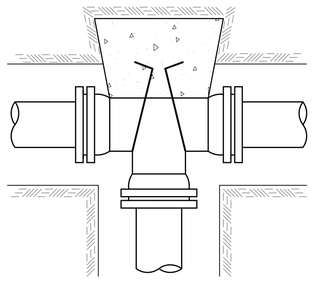
MADISON COUNTY, MISSISSIPPI

SEAL:

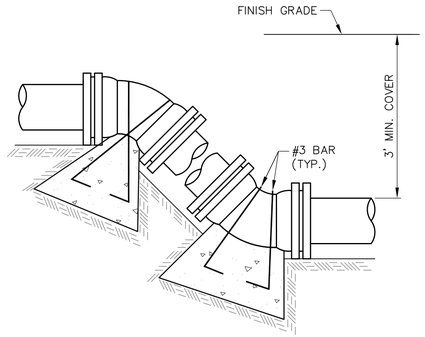
SANITARY SEWER DETAILS

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

DRAWING NUMBER:
C10.3



TEE



VERTICAL BENDS

BEARING AREA IN SQ. FT.

NOMINAL PIPE DIAMETER (IN)	DEAD-END OR TEE	90° BEND	45° BEND	22½° BEND	11¼° BEND
6	2.5	3.0	2.0	2.0	2.0
8	4.0	6.0	3.0	2.0	2.0
10	6.0	9.0	5.0	2.5	2.0
12	9.0	11.0	6.0	3.5	2.0
14	12.0	18.0	9.0	5.0	2.5
16	16.0	22.5	12.0	6.0	3.0
18	20.0	28.0	15.0	8.0	4.0
20	24.5	34.0	19.0	10.0	5.0
24	35.0	49.0	27.0	14.0	7.0
30	54.0	76.0	41.0	21.0	10.0
36	77.0	108.0	59.0	30.0	15.0
42	104.0	146.0	79.0	40.0	20.0

NOTES:

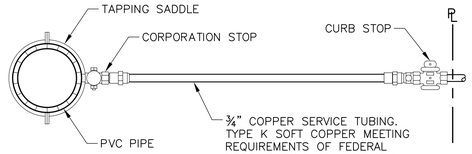
ABOVE VALUES CALCULATED USING P=100 AND ALLOWABLE. SOIL BRG. = 1500 PSF. FOR DIFFERENT P, MULTIPLY ABOVE VALUES BY P/100. FOR DIFFERENT SOIL BRG, MULTIPLY ABOVE VALUES BY 1500/S.B.

VERTICAL BENDS

NOMINAL PIPE DIAMETER (IN)	DEAD-END OR TEE	90° BEND	45° BEND	22½° BEND	11¼° BEND
6	—	—	26.0(1.0)	14.0(.5)	7.0(.3)
8	—	—	45.0(1.7)	25.0(.9)	13.0(.5)
10	—	—	68.0(2.5)	37.0(1.4)	19.0(.7)
12	—	—	97.0(3.6)	52.0(1.9)	27.0(1.0)
14	—	—	130(4.8)	70.0(2.6)	36.0(1.3)
16	—	—	168(6.2)	91.0(3.4)	46.0(1.7)
18	—	—	211(7.8)	114(4.2)	58.0(2.2)
20	—	—	259(9.6)	140(5.2)	72.0(2.6)
24	—	—	370(13.7)	200(7.4)	102(3.8)
30	—	—	568(21.1)	308(11.4)	156(5.8)
36	—	—	814(30.1)	440(16.3)	225(8.3)
42	—	—	1100(40.7)	595(22.0)	303(11.2)
VOLUME OF BLOCKS INCLUDING SOIL LOAD CU. FT. (CU. YDS.)					

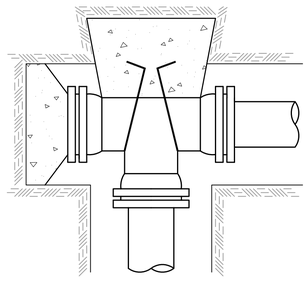
NOTES:

ABOVE VALUES REPRESENT THE VOLUME OF BLOCKS INCLUDING SOIL LOAD IN CU.FT. (CU.YDS.) THE VALUES WERE CALCULATED USING A P=100 PSI AND A S.F.=1.5. FOR DIFFERENT P, MULTIPLY VALUES BY P/100.

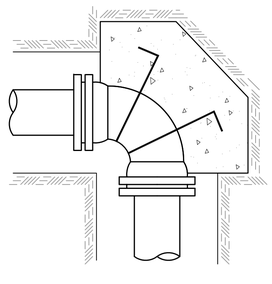


TYPICAL WATER SERVICE CONNECTION

NOT TO SCALE

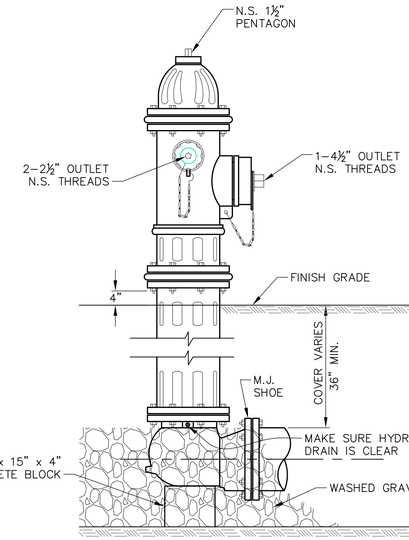


PLUGGED TEE

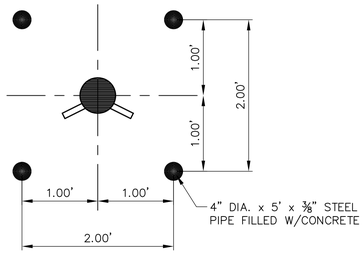


90° BEND

(TYPICAL FOR 45°, 22½° , 11¼°, 5⅛° BENDS)

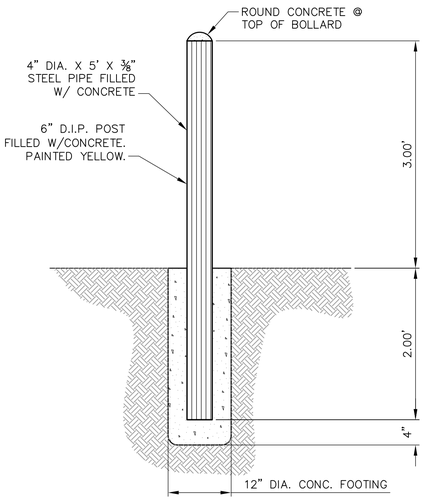


ELEVATION



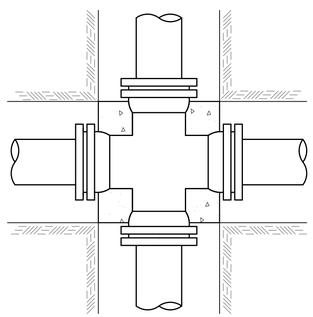
TYPICAL PIPE BOLLARDS AT FIRE HYDRANTS

NOT TO SCALE

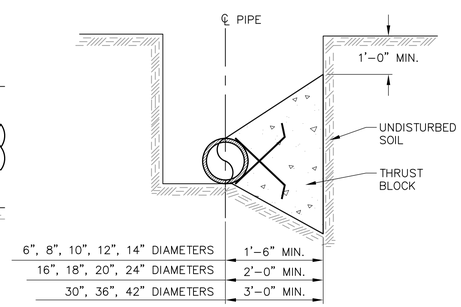


PIPE BOLLARD DETAIL

NOT TO SCALE



CROSS



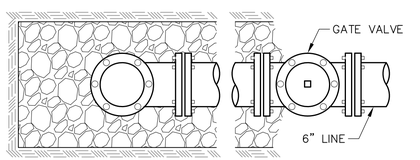
TYPICAL CROSS SECTION

TYPICAL THRUST BLOCKING IN WATER MAINS DETAIL

NOT TO SCALE

NOTE:

ALL THRUST BLOCKS 2,500 PSI CONCRETE AGAINST UNDISTURBED EARTH.



PLAN

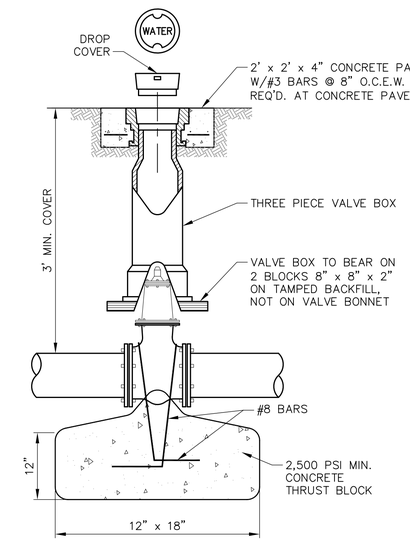
TYPICAL FIRE HYDRANT ASSEMBLY INSTALLATION

NOT TO SCALE

NOTE:

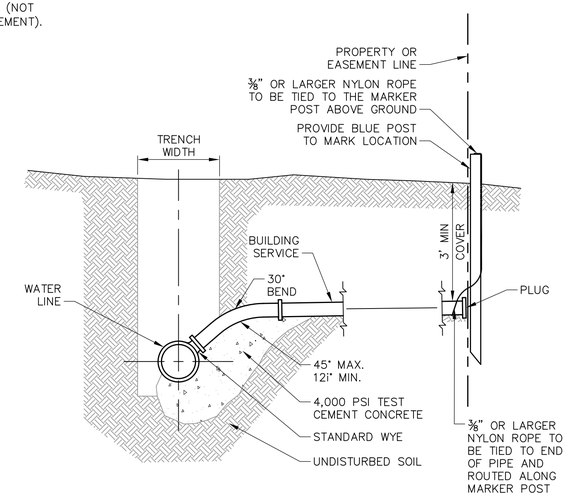
ALL JOINTS OF FIRE ASSEMBLY SHALL BE RESTRAINED.

ANCHOR COUPLINGS REQ'D.



GATE VALVE ASSEMBLY DETAIL

NOT TO SCALE



WATER SERVICE CONNECTION

NOT TO SCALE

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REVISIONS

NO.	DATE	BY	DESCRIPTION

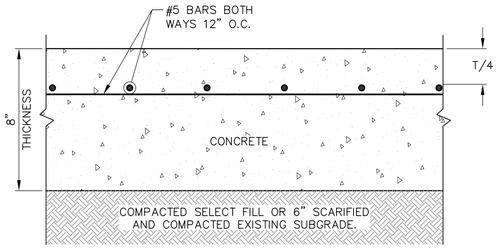
PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

WATER DETAILS

SEAL:

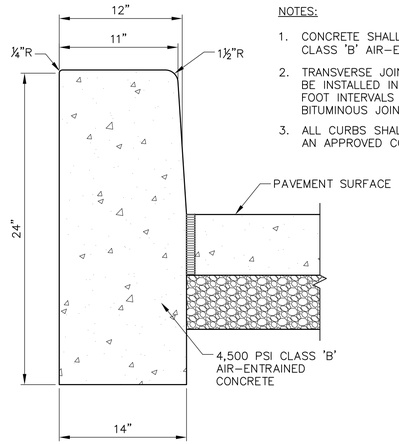
NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

DRAWING NUMBER:
C10.4



HEAVY DUTY CONCRETE PAVEMENT SECTION

NOT TO SCALE

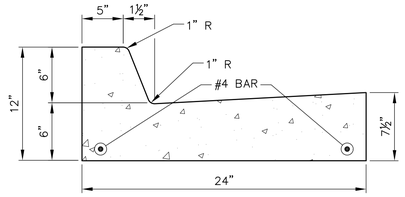


NOTES:

1. CONCRETE SHALL BE 4,500 PSI CLASS 'B' AIR-ENTRAINED CONCRETE
2. TRANSVERSE JOINTS ½" WIDE SHALL BE INSTALLED IN THE CURB AT 200 FOOT INTERVALS WITH PREFORMED BITUMINOUS JOINT FILLER.
3. ALL CURBS SHALL BE INSTALLED ON AN APPROVED COMPACTED SUBGRADE

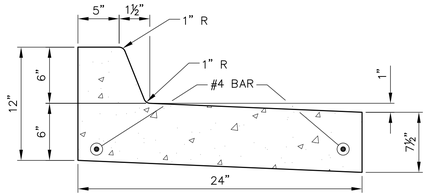
12-INCH CONCRETE CURB

NOT TO SCALE



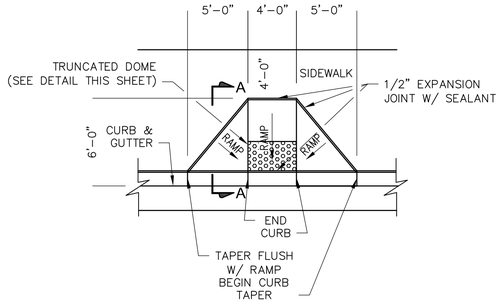
STANDARD CURB AND GUTTER

NOT TO SCALE

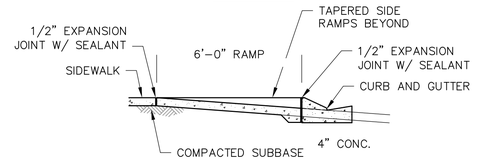


PITCH-AWAY CURB AND GUTTER

NOT TO SCALE



PLAN VIEW

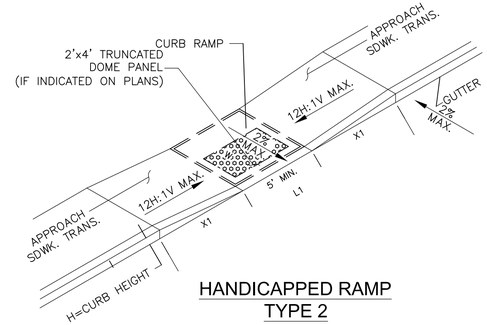


SECTION A-A

HANDICAPPED RAMP TYPE I

NOT TO SCALE

CURB RAMP TYPE E			
W FEET	H INCHES	X1 FEET	L1 FEET
5 MIN.	3	3	11
	4	4	13
	5	5	15
	6	6	17
	7	7	19
	8	8	21
	9	9	23

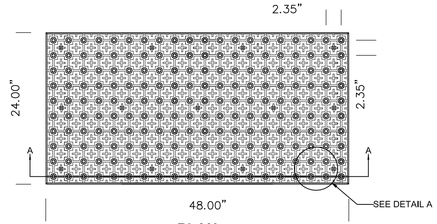


HANDICAPPED RAMP TYPE 2

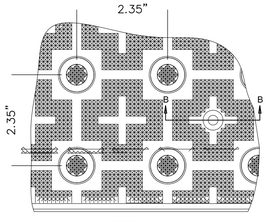
NOT TO SCALE

NOTES:

1. RAMP WIDTH SHALL BE 5' MINIMUM, OR AS SHOWN ON THE PLANS. DETECTABLE WARNINGS SHALL BE PLACED FOR THE ENTIRETY OF THE CURB DEPRESSION, LESS 6" ON EACH SIDE.



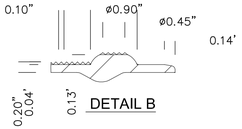
PLAN



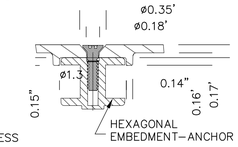
DETAIL A

NOTES:

1. DETECTABLE WARNING PANELS SHALL BE ENGINEERED POLYMER CAST IN PLACE TILES MANUFACTURED BY ACCESS PRODUCTS, OR APPROVED EQUAL, AND INSTALLED PER MANUFACTURER'S RECOMMENDATIONS.
2. PANELS SHALL BE DARK GRAY (FED. COLOR 36118).



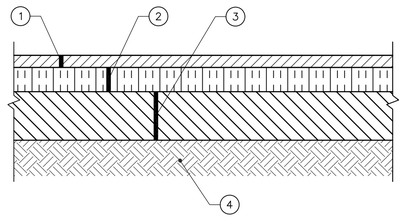
DETAIL B



SECTION B-B

TRUNCATED DOME DETAIL

NOT TO SCALE



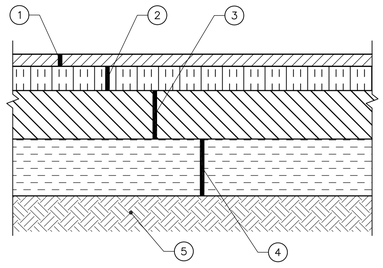
1. 2" HOT MIX ASPHALT SURFACE COURSE, (HT 9.5 mm)
2. 3" HOT MIX ASPHALT BASE (HT 19 mm)
3. 6" 610 STONE OR 2" LIME 6% HYDRATION
4. COMPACTED SUBGRADE

STANDARD DUTY ASPHALT PAVEMENT SECTION

NOT TO SCALE

NOTES:

1. ASPHALT SURFACE COURSE AND BITIMOUS BASE SHALL BE IN ACCORDANCE WITH SECTION 400 OF THE MISSISSIPPI STANDARD SPECIFICATIONS FOR ROAD ANND BRIDGE CONSTRUCTION, DIVISION OF STATE AND ROAD CONSTRUCTION (1996 EDITION).
2. THICKNESSES SHOWN ARE MINIMUM COMPACTED THICKNESS, NOT AVERAGE.



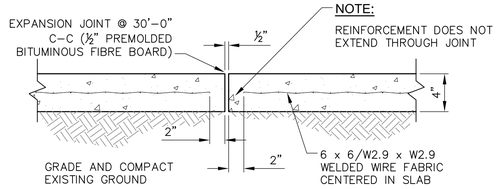
1. 2" HOT MIX ASPHALT SURFACE COURSE, (HT 9.5 mm)
2. 2.5" HOT MIX ASPHALT BINDER (HT 12.5 mm)
3. 6" HOT MIX ASPHALT BASE (HT 19 mm)
4. 6" 610 STONE OR 2" LIME 6% HYDRATION
5. COMPACTED SUBGRADE

HEAVY DUTY ASPHALT PAVEMENT SECTION

NOT TO SCALE

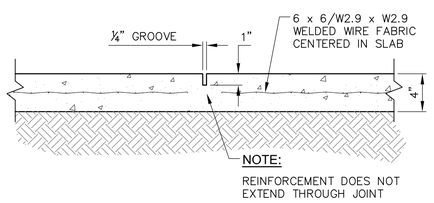
NOTES:

1. ASPHALT SURFACE COURSE AND BITIMOUS BASE SHALL BE IN ACCORDANCE WITH SECTION 400 OF THE MISSISSIPPI STANDARD SPECIFICATIONS FOR ROAD ANND BRIDGE CONSTRUCTION, DIVISION OF STATE AND ROAD CONSTRUCTION (1996 EDITION).
2. THICKNESSES SHOWN ARE MINIMUM COMPACTED THICKNESS, NOT AVERAGE.



SIDEWALK EXPANSION JOINT DETAIL

NOT TO SCALE



SIDEWALK CONTRACTION JOINT DETAIL

NOT TO SCALE

DRAWING INFORMATION
N-S PROJECT NO.: NS 15807.000
FILENAME: 15807-Details.dwg
SCALE: AS SHOWN
DRWN: CAJ/CRB DATE: 05/2020
CHKD: DMR DATE: 05/2020
QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

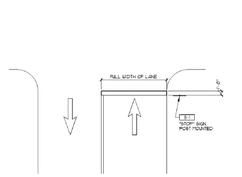
PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

PAVEMENT DETAILS

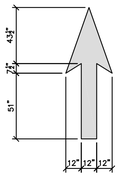
NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

SEAL:

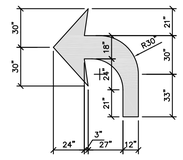
DRAWING NUMBER:
C10.5



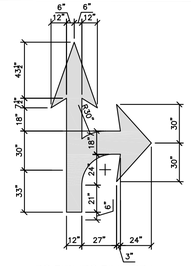
PG-1
Width of Lane x 2'-0"



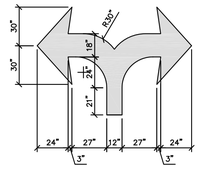
PG-5
Pavement graphics- straight arrow.
Use to direct traffic at one-way drive aisles.
White thermal-applied graphic.



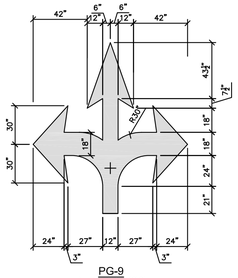
PG-6(L) (PG-6(R) OPP.)
Approx. 8'-0" x 8'-0"
Pavement graphics- left turn arrow.
Use to indicate turning lanes.
White thermal-applied graphic.



PG-7(R) (PG-7(L) OPP.)
Approx. 8'-0" x 12'-0"
Pavement graphics- straight or right turn arrow.
Use to indicate turning lanes.
White thermal-applied graphic

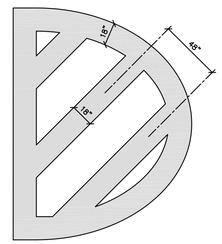


PG-8
Approx. 10'-0" x 8'-0"
Pavement graphics- left or right turn arrow.
Use to indicate turning lanes.
White thermal-applied graphic.



PG-9
Approx. 10'-0" x 12'-0"
Pavement graphics- left, straight, or right turn arrow.
Use to indicate turning lanes.
White thermal-applied graphic.

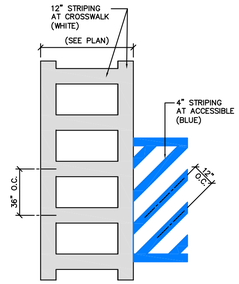
18" STRIPING OUTLINE AND FILL AR 45 DEGREES



TRAFFIC ISLAND

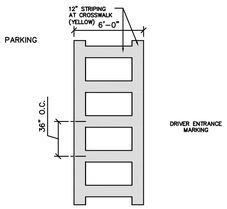
PG-10
Pavement graphics- traffic island
Use to prohibit vehicle travel and parking.
Stripes; yellow at no traffic, blue at accessible parking spaces, white at vendor parking (black indicates asphalt).
Include at emergency exits into the parking lot at all parking spaces that impede direct access to the thoroughfare.

12" STRIPING AT CROSSWALK (WHITE)
(SEE PLAN)

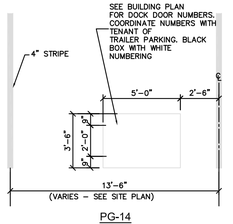


PEDESTRIAN CROSSWALK
ACCESSIBLE PARKING

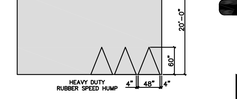
PG-11
12" striping outline and hatch fill at 36" O.C.
Pavement graphics- pedestrian crosswalk.
Use to pedestrian crossing.
White stripes, see plan for width of crosswalk.



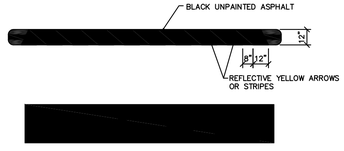
PG-12
12" striping outline and hatch fill at 36" O.C.
Pavement graphics- driver entrance.
Use to direct driver entrance in dock field.
Position in truck court to correspond with the location of the truckers lounge and truckers entry points.
Yellow stripes, see plan for width of crosswalk.



PG-14
5'-0" x 3'-6" (24" tall lettering)
Pavement graphics- trailer space numbering.
Use to label trailer spaces. typical all truck spaces.
Black Box with White Numbering thermal applied graphics.
See plans for dock door numbers. Coordinate numbers with tenant of trailer parking.

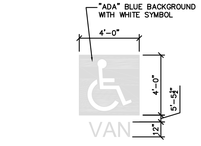


PG-15
20'-0" wide
Pavement graphics- large speed hump.
Use to control speed at outlying drive areas.
White thermal applied white arrows. Asphalt speed humps shall be used in colder climates where snow removal equipment is intended to be used. Rubber speed humps may be used in warmer climates or regions where concrete pavement is prevalent

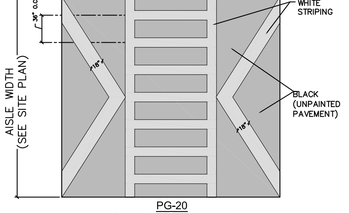


PG-16
12'-0" x 1'-0"
Pavement graphics– small speed bump.
Used to control speed at interior drive aisles. Thermal applied reflective yellow arrows. Asphalt speed bumps shall be used in colder climates where snow removal equipment is intended to be used. Rubber speed bumps may be used in warmer climates or regions where concrete pavement is prevalent.



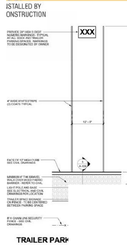


PG-18
4'-0" x 5'-0"
Pavement graphics- standard accessible parking space.
Use at all van accessible parking spaces.
Thermal applied graphics, white symbol with blue background, and white text.



PG-20
Pedestrian Table Pavement Graphics

INSTALLED BY ONSTRUCTION



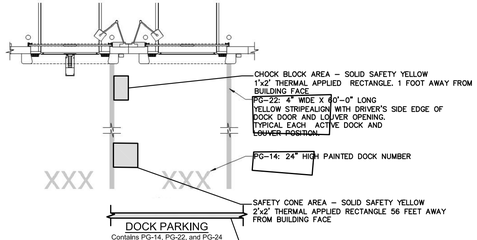
TRAILER PARK

TRAILER PARKING
Contains PG-14 and PG-21

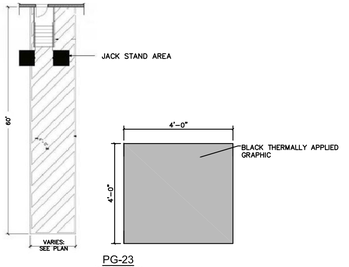
PG-21
12' x 55' (4" wide stripe)
Pavement graphics- empty trailer.
Use to mark empty trailer parker spaces.
Thermal applied white striping with

PG-21: 4" WIDE X 55'-0" LONG WHITE STRIPE

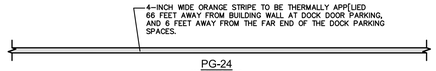
PG-14: 24" HIGH PAINTED STALL NUMBER (COORDINATE NUMBERING WITH TENANT)



DOCK PARKING
Contains PG-14, PG-22, and PG-24
Stripe and Thermal Applied Graphics



PG-23
Jack Stand Area
Thermal Applied Black Graphics



PG-24
WARNING LINE
4" Wide Stripe Orange Pantone 021C Line and Graphics

SIGNAGE NOTES:

1. REFER TO SIGNAGE AND STRIPING PLAN FOR LOCATIONS OF SIGNS AND PAVEMENT MARKINGS.
2. ALL SIGNAGE, STRIPING, AND OTHER TRAFFIC CONTROL DEVICES SHALL BE INSTALLED IN CONFORMANCE WITH THE LATEST EDITION OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).
3. ALL STRIPING SHALL BE LONG LIFE EPOXY RESIN AND 4" WIDE UNLESS OTHERWISE NOTED. ALL PAVEMENT GRAPHICS SHALL BE HOT–APPLIED THERMOPLASTIC (REFLECTIVE).
4. COLOR SHALL BE WHITE ON ASPHALT AND YELLOW ON CONCRETE, UNLESS OTHERWISE NOTED.
5. ASPHALT SPEED HUMPS AND SPEED BUMPS SHALL BE USED IN COLDER CLIMATES WHERE SNOW REMOVAL EQUIPMENT IS INTENDED TO BE USED. RUBBER SPEED HUMPS AND SPEED BUMPS SHALL BE USED IN WARMER CLIMATES OR REGIONS WHERE CONCRETE PAVEMENT IS PREVALENT.
6. ALL PROPOSED SIGNAGE AND STRIPINGSHALL BE INSTALLED IN ACCORDANCE WITH THE TENANT FULFILLMENT WORLDWIDE REAL ESTATE SIGNAGE STANDARDS REVISION 16 DATED OCTOBER 2, 2019 OR CURRENT EDITION.
7. FINAL QUANTITIES SHALL BE COORDINATED AND VERIFIED IN FIELD.
8. ADDITIONAL SIGNAGE NOT SHOWN ON GRAPHICS PLAN (E.G. FIRE LANES) MAY B REQUIRED PER LOCAL CODE AND/OR AHJ. SUB–CONTRACTOR SHALL COORDINATE WITH LOCAL AHJ AND PROVIDE AS REQUIRED.
9. MOUNT SIGNAGE ACCORDING TO LOCAL CODES.
10. TYPICAL SIGN FONT IS SET IN ARIAL.

PAVEMENT GRAPHICS

DRAWING INFORMATION
N-S PROJECT NO.: NS 15807.000
FILENAME: 15807-Details.dwg
SCALE: AS SHOWN
DRWN: CAJ/CRB DATE: 05/2020
CHKD: DMR DATE: 05/2020
QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

PAVEMENT MARKINGS DETAILS

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

SEAL:

DRAWING NUMBER:
C10.6



S-1
30" x 30" (FOR ONE LANE)
36" x 36" (FOR 2 LANES)
MUTCD: R1-1



S-2
30" x 30"
MUTCD: R5-1
DO NOT MOUNT ON
BACK OF STOP SIGN.



S-3
30" x 36"
MUTCD: R2-1



S-3 (MOD)
30" x 30" SIGN AND
18" x 18" PLACARD
MUTCD: W8-1 AND W13-1P



S-4
30" x 36"
MUTCD: R2-1



S-4 (MOD)
30" x 30" SIGN AND
18" x 18" PLACARD
MUTCD: W8-1 AND W13-1P



S-5(L) (SHOWN)
S-5(R) OPP.
30" x 30" SIGN AND
12" x 24" PLACARD
MUTCD: W11-2 AND W16-7 (L OR R)



S-7(R) (SHOWN)
S-7(L) OPP.
30" x 30"
MUTCD: R6-1



S-9(L) (SHOWN)
S-9(R) OPP.
30" x 36"
MUTCD: R3-5



S-11(L) (SHOWN)
S-11(R) OPP.
24" x 24"
MUTCD: R3-2



S-12
24" x 24"
MUTCD: R3-4



S-13
24" x 24"
MUTCD: R5-2



S-14
24" x 24"
MUTCD: R8-3



S-15
12" x 18"
MUTCD: R7-8
COORDINATE WITH LOCAL AHJ
FOR LOCAL GRAPHIC EQUAL



S-16
12" x 18"
MUTCD: R7-8p
COORDINATE WITH LOCAL AHJ
FOR LOCAL GRAPHIC EQUAL



S-17
18" x 12"

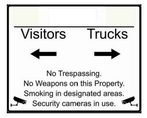
NOTE:

1. ADDITIONAL MUTCD COMPLIANT SIGNAGE MAY BE ADDED ON AN INDIVIDUAL SITE BASIS.

SITE SIGNAGE

SIGNAGE NOTES:

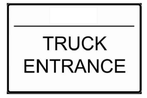
1. REFER TO SIGNAGE AND STRIPING PLAN FOR LOCATIONS OF SIGNS AND PAVEMENT MARKINGS.
2. ALL SIGNAGE, STRIPING, AND OTHER TRAFFIC CONTROL DEVICES SHALL BE INSTALLED IN CONFORMANCE WITH THE LATEST EDITION OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).
3. ALL STRIPING SHALL BE LONG LIFE EPOXY RESIN AND 4" WIDE UNLESS OTHERWISE NOTED. ALL PAVEMENT GRAPHICS SHALL BE HOT-APPLIED THERMOPLASTIC (REFLECTIVE).
4. COLOR SHALL BE WHITE ON ASPHALT AND YELLOW ON CONCRETE, UNLESS OTHERWISE NOTED.
5. ASPHALT SPEED HUMPS AND SPEED BUMPS SHALL BE USED IN COLDER CLIMATES WHERE SNOW REMOVAL EQUIPMENT IS INTENDED TO BE USED. RUBBER SPEED HUMPS AND SPEED BUMPS SHALL BE USED IN WARMER CLIMATES OR REGIONS WHERE CONCRETE PAVEMENT IS PREVALENT.
6. ALL PROPOSED SIGNAGE AND STRIPINGSHALL BE INSTALLED IN ACCORDANCE WITH THE TENANT FULFILLMENT WORLDWIDE REAL ESTATE SIGNAGE STANDARDS REVISION 16 DATED OCTOBER 2, 2019 OR CURRENT EDITION.
7. FINAL QUANTITIES SHALL BE COORDINATED AND VERIFIED IN FIELD.
8. ADDITIONAL SIGNAGE NOT SHOWN ON GRAPHICS PLAN (E.G. FIRE LANES) MAY B REQUIRED PER LOCAL CODE AND/OR AHJ. SUB-CONTRACTOR SHALL COORDINATE WITH LOCAL AHJ AND PROVIDE AS REQUIRED.
9. MOUNT SIGNAGE ACCORDING TO LOCAL CODES.
10. TYPICAL SIGN FONT IS SET IN ARIAL.



AS-2
60" x 48"
TRUCKS/VISITOR USHER
DOUBLE (U-2) POST



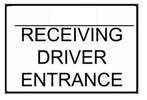
AS-5
48" x 60"
DOUBLE (U-2) POST



AS-6
36" x 24"
DOUBLE (U-2) POST



AS-7
36" x 24"
DOUBLE (U-2) POST



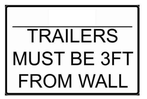
AS-8
36" x 24"
DOUBLE (U-2) POST



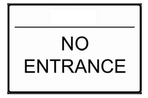
AS-9
36" x 24"
DOUBLE (U-2) POST



AS-10
36" x 24"
DOUBLE (U-2) POST



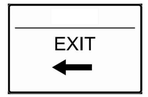
AS-12
36" x 24"
DOUBLE (U-2) POST



AS-13
36" x 24"
DOUBLE (U-2) POST



AS-14
36" x 24"
DOUBLE (U-2) POST



AS-15 (L) SHOWN
AS-15 (R) OPP.
36" x 24"
DOUBLE (U-2) POST



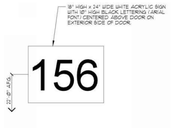
AS-16 (1)
48" x 60"
WAYFINDING
DOUBLE (U-2) POST



AS-16 (2)
48" x 60"
WAYFINDING
DOUBLE (U-2) POST



AS-17(L) SHOWN
AS-17(R) OPP.
AS-17(S) STRAIGHT
36" x 24"
DOUBLE (U-2) POST



AS-20
24" x 18"
DOCK NUMBERS



AS-22
12" x 18"



AS-23
12" x 18"



AS-24
12" x 18"



AS-25
12" x 18"



AS-26(#)
26" x 26"
MUSTER AREA
(MOUNT ON LIGHT POLE)



AS-29
12" x 18"



AS-30
12" x 18"



AS-31
12" x 18"

NOTE:

1. AS-16 LAYOUT SHALL BE SITE SPECIFIC. DETAILS SHOWN ARE FOR THE TRADITIONAL NON-SORT FULFILLMENT FACILITY PROTOTYPE BASED ON SIGN LOCATIONS SHOWN ON SHEETS SS101. ORIENTATION OF ARROWS AND SITE AREAS SHALL BE BASED ON SIGN LOCATION.
2. ADDITIONAL SIGNAGE MAY BE ADDED ON AN INDIVIDUAL SITE BASIS.

DRAWING INFORMATION
N:\S PROJECT NO.: NS.15807.000
FILENAME: 15807-Details.dwg
SCALE: AS SHOWN
DRWN: CAJ/CBB DATE: 05/2020
CHKD: DMR DATE: 05/2020
QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

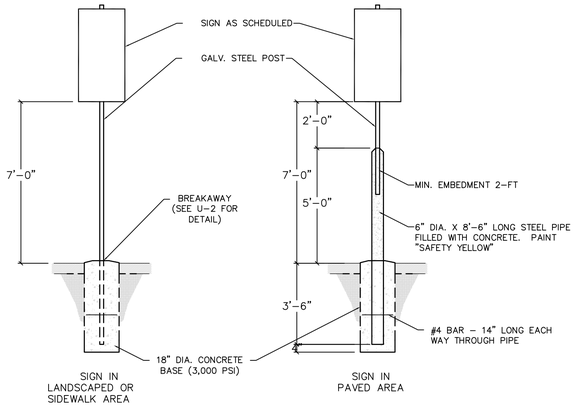
SITE SIGNAGE DETAILS

NEEL-SCHAFFER
Solutions you can build on.
215 Wallace Boulevard, Madison, MS 39110
Telephone No.: (601) 898-8118

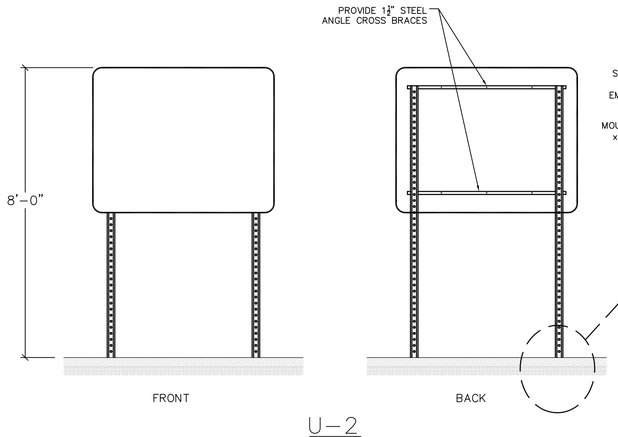
SEAL:

DRAWING NUMBER:
C10.7

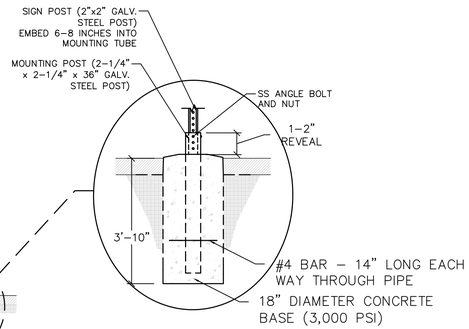
\\MADISON1\Data\Projects\Project Pine\Dwg Plans\15807-Details.dwg, ANSI-2, 7/7/2020 3:31:53 PM, DWG To PDF.pc3, ANSI expand D (34.00 x 22.00 Inches), 1:1, Chuck-Jones



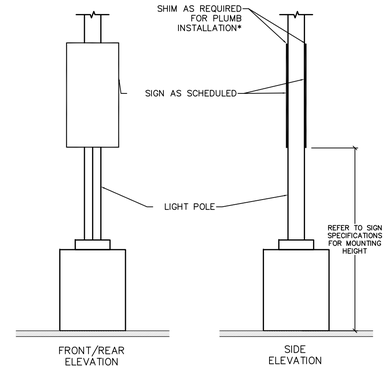
U-1e U-1c



U-2

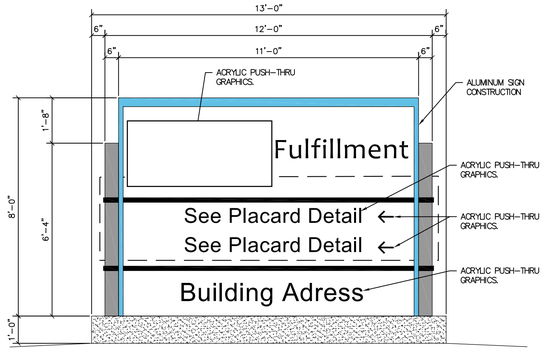


BREAKAWAY MOUNT DETAIL

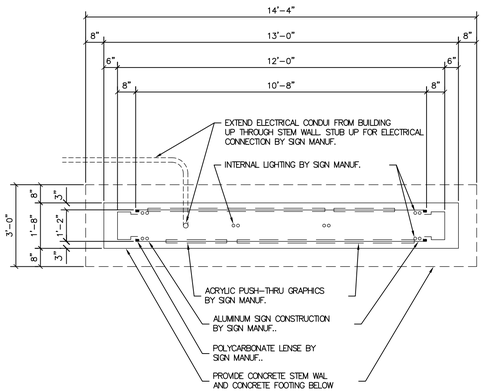


LIGHT POLE SIGNS

* ALL POLE MOUNTED SIGNS SHALL BE ATTACHED USING "LOCK BOLTS" TO PREVENT LOOSENING FROM WIND OR OTHER VIBRATION.



TYPICAL MONUMENT SIGN



SIGNAGE NOTES:

1. REFER TO SIGNAGE AND STRIPING PLAN FOR LOCATIONS OF SIGNS AND PAVEMENT MARKINGS.
2. ALL SIGNAGE, STRIPING, AND OTHER TRAFFIC CONTROL DEVICES SHALL BE INSTALLED IN CONFORMANCE WITH THE LATEST EDITION OF THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).
3. ALL STRIPING SHALL BE LONG LIFE EPOXY RESIN AND 4" WIDE UNLESS OTHERWISE NOTED. ALL PAVEMENT GRAPHICS SHALL BE HOT-APPLIED THERMOPLASTIC (REFLECTIVE).
4. COLOR SHALL BE WHITE ON ASPHALT AND YELLOW ON CONCRETE, UNLESS OTHERWISE NOTED.
5. ASPHALT SPEED HUMPS AND SPEED BUMPS SHALL BE USED IN COLDER CLIMATES WHERE SNOW REMOVAL EQUIPMENT IS INTENDED TO BE USED. RUBBER SPEED HUMPS AND SPEED BUMPS SHALL BE USED IN WARMER CLIMATES OR REGIONS WHERE CONCRETE PAVEMENT IS PREVALENT.
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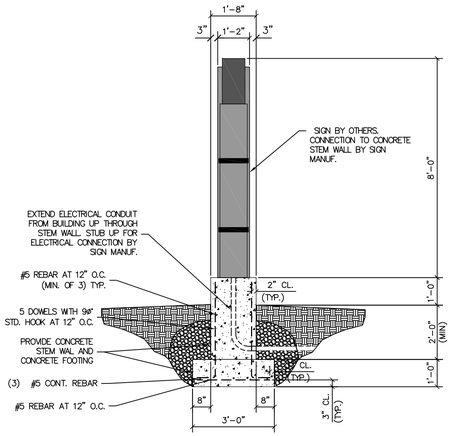
7. FINAL QUANTITIES SHALL BE COORDINATED AND VERIFIED IN FIELD.
8. ADDITIONAL SIGNAGE NOT SHOWN ON GRAPHICS PLAN (E.G. FIRE LANES) MAY B REQUIRED PER LOCAL CODE AND/OR AHJ. SUB-CONTRACTOR SHALL COORDINATE WITH LOCAL AHJ AND PROVIDE AS REQUIRED.
9. MOUNT SIGNAGE ACCORDING TO LOCAL CODES.
10. TYPICAL SIGN FONT IS SET IN ARIAL.

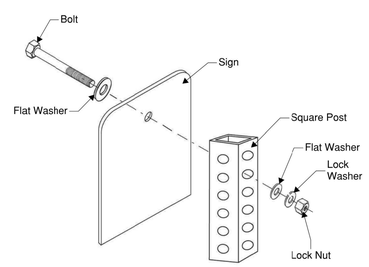
MONUMENT SIGNS

SIGN CONSTRUCTION NOTES

1. SIGN FACE TO BE SATIN WHITE, HALO LIGHTED AT PERIMETER
2. OUTER SURFACES TO BE PAINTED TO MATCH BUILDING COLORS.
3. INTERIOR SURFACES TO BE PAINTED GLOSS WHITE.
4. "AMAZON" - ACRYLIC PUSH-THRU GRAPHICS, OPAQUE BLACK SURFACE, HALO LIGHTED.
5. AMAZON "SMILE" - ACRYLIC PUSH-THRU GRAPHICS, TRANSLUCENT BLUE.
6. DIRECTIONAL TEXT - ACRYLIC PUSH-THRU GRAPHICS, OPAQUE BLACK SURFACE, HALO LIGHTED.
7. DIRECTIONAL ARROWS - ACRYLIC PUSH-THRU GRAPHICS, OPAQUE BLACK SURFACE, HALO LIGHTED.
8. AMAZON LOGO - ACRYLIC PUSH-THRU GRAPHICS, OPAQUE BLACK SURFACE, HALO LIGHTED.



MONUMENT SIGN DETAIL

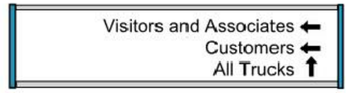


SIGN ATTACHMENT DETAIL

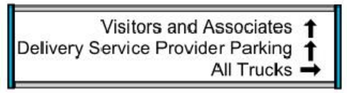
ALL HARDWARE SHALL BE STAINLESS STEEL



FACING PLAN EAST

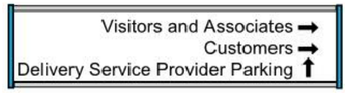


FACING PLAN EAST



FACING PLAN WEST

MONUMENT SIGN 1



FACING PLAN WEST

MONUMENT SIGN 2

NOTES:
1. PLACARD LAYOUT SHALL BE SITE SPECIFIC. DETAIL SHOWN IS FOR THE TRADITIONAL NON-SORT FULFILLMENT FACILITY PROTOTYPE. ORIENTATION OF ARROWS SHALL BE BASED ON MONUMENT SIGN LOCATION.

PLACARD DETAIL

POST AND PANEL SIGNS
MOUNTING U-1E, U-1C, U-2, LIGHT POLE SIGNS

SPECIFICATIONS
THE BELOW REPRESENTS THE MINIMUM STANDARDS FOR THIS PROJECT. MATERIALS SHALL BE PROVIDED AND INSTALLED IN ACCORDANCE WITH THE MORE STRICT REQUIREMENTS OF THOSE SET FORTH BELOW AND LOCAL DOT REGULATIONS.

DESCRIPTION
1. POST AND PANEL SIGNS WITH STANDARD SIZED "MUTCD" AND CUSTOM SIGN FACES.
2. MATERIALS AND CONSTRUCTION
   a. SIGNS TO CONSIST OF ALUMINUM SIGN PANEL ON 2" SQUARE STEEL POST.
   b. PANEL TO CONFORM TO "MUTCD" SPECIFICATIONS. SOLID ALUMINUM PANEL, 0.080" THICK FOR SINGLE POST MOUNTING. SOLID ALUMINUM PANEL, 0.125" THICK FOR DOUBLE POST MOUNTING. COMPOSITE MATERIALS ARE NOT ACCEPTABLE.
   c. POSTS ARE TO BE 2" SQUARE STEEL, 12 GA. 7/16" PERFORATION ON 1" CENTERS. FOUR SIDES TO BE APPROXIMATELY 12' LONG.
   d. SUPPORTS ARE TO BE SUFFICIENT FOR SECURE MOUNTING OF SIGN.
   e. ALL HARDWARE SHALL BE STAINLESS STEEL. IF ADDITIONAL THICKNESS OF MATERIAL OR ADDITIONAL INTERNAL BRACING IS REQUIRED FOR SECURE INSTALLATION OR TO PROVIDE STABILITY, ALTERATIONS SHALL BE REFLECTED IN SHOP DRAWINGS. WIND LOADING AND DURABILITY SHALL BE TAKEN INTO ACCOUNT IN THE ENGINEERING OF THE SIGN.
   f. GRAPHICS AND TYPOGRAPHY SIGN GRAPHICS ARE TO BE HEAVY DUTY '3M' REFLECTIVE VINYL.
   g. CUSTOM GRAPHICS AND TYPOGRAPHY SIGNS ARE AVAILABLE FROM THE OWNER AS ELECTRONIC FILES
   h. COLORS ARE INDICATED ON THE DESIGN INTENT DRAWINGS. ADDITIONAL COLOR AND FINISH SPECIFICATIONS ARE FOUND IN THE GENERAL SPECIFICATIONS.
3. ALL SIGNS INDICATED "DOT" SHALL CONFORM TO THE CURRENT MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES FROM THE FEDERAL HIGHWAY ADMINISTRATION.

INSTALLATION
1. LOCATIONS ARE GENERALLY NOTED ON THE ATTACHED LOCATION PLANS. THE CONTRACTOR IS RESPONSIBLE FOR FIELD VERIFYING ALL INSTALLATION CONDITIONS PRIOR TO FABRICATION.
2. SINGLE POST MOUNTING SHALL BE USED FOR SIGNS WITH A WIDTH OF 30 INCHES OR LESS. MOUNTING U-1e SHALL BE USED FOR SIGNS IN COMPACTED EARTH/GRAVEL OR SIDEWALK. MOUNTING U-1c SHALL BE USED FOR SIGNS IN CONCRETE OR ASPHALT PAVING.
   a. TYPICAL SIGN PANEL INSTALLS BOTTOM OF SIGN AT 7'-0" ABOVE FINISHED GRADE. THE POST EXTENDS TO WITHIN 2" OF THE TOP OF THE SIGN PANEL. INSTALLATION SHALL BE PLUMB, LEVEL, AND STRAIGHT.
   b. MOUNTING U-1e PROVIDES A 36" MOUNTING TUBE (2 1/4" SQUARE STEEL POST EMBEDDED IN CONCRETE WITH 1" TO 2" ABOVE GRADE). THE SIGN POST SHALL BE INSERTED 6-8 INCHES INTO THE MOUNTING TUBE AND ATTACHED WITH A STAINLESS STEEL ANGLE BOLT AND NUT.
3. DOUBLE POST MOUNTING TO BE USED FOR SIGNS WITH A WIDTH OF GREATER THAN 30 INCHES. MOUNTING U-2 PROVIDES TWO POLE SUPPORT SIMILAR TO THE MOUNTING U-1e. ADDITIONALLY, U-2 REQUIRES CROSS BRACING OF STRUCTURAL ANGLE ON THE BACK OF THE SIGN FACE. ALL EXTERIOR SIGNAGE SHALL BE MOUNTED WITH A LOCK WASHER/NUT ASSEMBLY. SEE SIGN ATTACHMENT DETAIL.
   a. TOP OF U-2 MOUNTED SIGN SHALL BE AT 8'-0" ABOVE FINISHED GRADE. INSTALLATION SHALL BE PLUMB, LEVEL, AND STRAIGHT.
   b. MOUNTING U-2 PROVIDES A 36" MOUNTING TUBE (2 1/4" SQUARE STEEL POST EMBEDDED IN CONCRETE WITH 1" TO 2" ABOVE GRADE). THE SIGN POST SHALL BE INSERTED 6-8 INCHES INTO THE MOUNTING TUBE AND ATTACHED WITH A STAINLESS STEEL ANGLE BOLT AND NUT. MOUNTING U-2 IN CONCRETE OR ASPHALT PAVING IS DISCOURAGED.
3. THE INSTALLATION METHODS AND DETAILS FOR EACH LOCATION SHALL BE ILLUSTRATED IN THE SUBMITTED SHOP DRAWINGS. FINAL LOCATION WILL BE APPROVED ON THE SITE BY THE TENANT OR HIS REPRESENTATIVE.
4. SIGN POSTS INSTALLED IN COMPACTED EARTH OR SIDEWALK SHALL BE 18" MIN. FROM FACE OF CURB.

SUBMITTALS
THE FOLLOWING SHALL BE SUBMITTED FOR APPROVAL PRIOR TO FABRICATION - (3) SETS OF SHOP DRAWINGS AND (3) 6"X6" VINYL SAMPLES OF EACH SIGN FACE COLOR. SEE GENERAL CONSTRUCTION AND INSTALLATION SPECIFICATIONS FOR ADDITIONAL SUBMITTALS.

DRAWING INFORMATION
N-S PROJECT NO.: NS 15807.000
FILENAME: 15807-Details.dwg
SCALE: AS SHOWN
DRWN: CAJ/CRB DATE: 05/2020
CHKD: DMR DATE: 05/2020
QA/QC: DATE:

REVISIONS

NO.	DATE	BY	DESCRIPTION

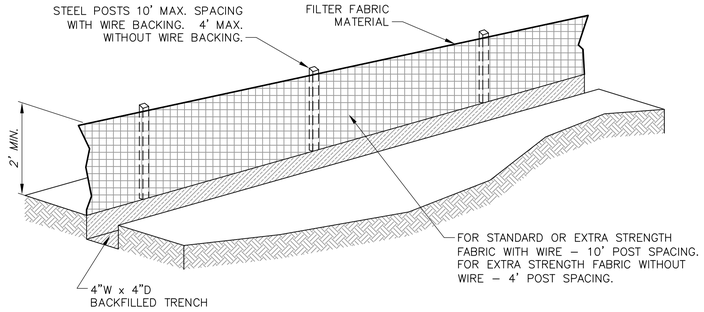
PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

SIGNAGE DETAILS

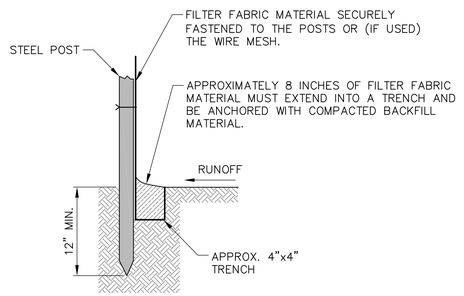
SEAL:

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

DRAWING NUMBER:
C10.8



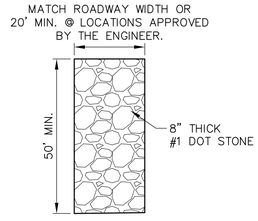
SILT FENCE DETAIL
NOT TO SCALE



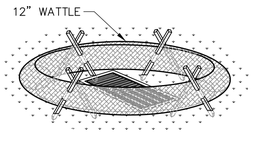
SILT FENCE STAKE DETAIL
NOT TO SCALE

SILT FENCE MAINTENANCE PLAN

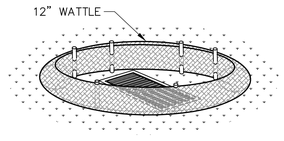
1. CARE SHALL BE TAKEN TO MINIMIZE THE MOVEMENT OF SEDIMENT INTO ALL STORM DRAIN APPURTENANCES AND PUBLIC ROADS UNTIL THE IMPERVIOUS MATERIAL (ROAD/PARKING AREA SURFACE) IS APPLIED.
2. ALL EROSION AND SEDIMENT CONTROL MEASURES WILL BE CHECKED FOR STABILITY AND OPERATIONAL INTEGRITY FOLLOWING EVERY RUNOFF PRODUCING RAINFALL BUT IN NO CASE LESS THAN EVERY WEEK. ANY NECESSARY REPAIRS WILL BE MADE IMMEDIATELY TO MAINTAIN THE MEASURE'S PERFORMANCE AS DESIGNATED.
3. SEDIMENT WILL BE REMOVED FROM THE UPSTREAM FACE OF SILT FENCE WHEN IT REACHES A MAXIMUM SIX–INCH (6") DEPTH AT THE FENCE. THE FENCE WILL BE REPLACED AS NECESSARY TO MAINTAIN A BARRIER.



CONSTRUCTION CLEAN OFF PAD DETAIL
NOT TO SCALE



INLET PROTECTION
NOT TO SCALE



INLET PROTECTION
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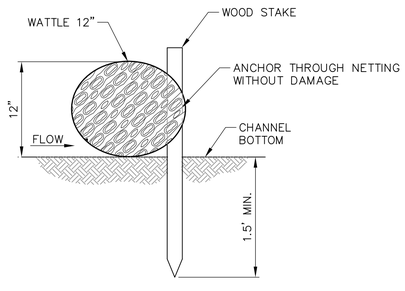

WATTLE SECTION
NOT TO SCALE

NOTES:

1. CONTRACTOR SHALL REVIEW THE SWPPP BEFORE COMMENCING CONSTRUCTION.
2. EROSION CONTROL MEASURES SHALL BE INSTALLED PROMPTLY DURING ALL CONSTRUCTION PHASES. ALL EROSION CONTROL MEASURES SHALL BE IN ACCORDANCE WITH THE MISSISSIPPI PLANNING AND DESIGN MANUAL FOR THE CONTROL OF EROSION, SEDIMENT AND STORMWATER. INSTALLATION AND MAINTENANCE OF STRUCTURAL AND VEGETATIVE PRACTICES SHALL BE PER THE MISSISSIPPI DEPARTMENT OF ENVIRONMENTAL QUALITY, FIELD MANUAL FOR EROSION AND SEDIMENT CONTROL ON CONSTRUCTION SITES IN MISSISSIPPI, SECOND EDITION 2005.
3. CONTRACTOR SHALL COMPLY WITH ALL LOCAL, STATE AND FEDERAL REQUIREMENTS, AND OBTAIN ALL REQUIRED PERMITS AT NO COST TO THE OWNER.
4. SILT FENCING SHALL BE CONSTRUCTED WHERE NECESSARY TO PREVENT SURFACE RUNOFF ONTO THE ADJACENT PROPERTY. THE LOCATION OF THE SILT FENCE SHALL BE COORDINATED WITH THE ARCHITECT AND LANDSCAPE PLANS.
5. THIS PLAN SHALL NOT BE CONSIDERED ALL INCLUSIVE. THE CONTRACTOR SHALL TAKE THE NECESSARY MEASURES TO PREVENT SOIL SEDIMENT FROM LEAVING THE SITE.
6. ADDITIONAL EROSION AND SEDIMENT CONTROL MEASURES WILL BE INSTALLED IF DEEMED NECESSARY BY ON–SITE INSPECTION.
7. LAND DISTURBING ACTIVITIES SHALL NOT COMMENCE UNTIL APPROVAL HAS BEEN RECEIVED FROM GOVERNING AUTHORITIES.
8. ALL DISTURBED AREAS WHICH ARE NOT OTHERWISE INDICATED SHALL RECEIVE 4" OF TOPSOIL AND SOD (MATCHING EXISTING GRASS TYPE).

DRAWING INFORMATION
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REVISIONS

NO.	DATE	BY	DESCRIPTION

PROJECT PINE
SITE DEVELOPMENT
MADISON COUNTY, MISSISSIPPI

SEAL:

EROSION CONTROL DETAILS

NEEL-SCHAFFER
Solutions you can build upon
215 Waterford Square - Madison, MS 39110
Telephone No: (601) 898-8118

DRAWING NUMBER:
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