MEETING AGENDA

The City of Beaufort

HISTORIC DISTRICT REVIEW BOARD

Wednesday, October 9, 2024, 2:00 P.M.

City Hall, Council Chambers, 2nd Floor – 1911 Boundary Street, Beaufort, SC

Please click the link below to access the webinar:
https://us02web.zoom.us/j/83613924841?pwd=jjOh1Jt7GK93T1dc0HspxqKCa7b47V.1
Password: 978966 Meeting ID: 836 1392 4841 Call in Phone #: 1+929 205 6099

STATEMENT OF MEDIA NOTIFICATION: "In accordance with South Carolina Code of Laws, 1976, Section 30-4-80(d), as amended, all local media were duly notified of the time, date, place, and agenda of this meeting."

Note: A project will not be reviewed if the applicant or representative is not present at the meeting.

I. Call to Order:

II. Review of Minutes:

A. September 11, 2024 Meeting Minutes

III. Applications:

A. 1011 Washington Street, PIN R120 004 000 0287 0000, renovations
Applicant: Steven Wall, agent for the City of Beaufort

The city is requesting final approval for major Park renovations including new structures.

B. 1305 North Street, PIN R120 004 000 0674 0000, Additions
Applicant: Rob Montgomery, agent for Marty Herlong

The applicant is requesting preliminary approval for additions to a contributing structure.

C. 408 Carteret Street, PIN R120 004 000 0814 0000, Window Replacement
Applicant: David Murray, agent for Carteret Street United Methodist Church

The applicant is requesting final approval for replacement of all windows on the ca. 1954 addition.

D. **<u>1110 Greene Street, PIN R120 004 000 0277 0000,</u>** New Construction
Applicant: Edward Simpson

The applicant is requesting preliminary approval for the construction of a single-family home and garage/ADU.

IV. Discussion

A. **<u>Streamlining Processes</u>**

V. Adjournment

Historic District Review Board
Meeting Minutes – September 11, 2024

CALL TO ORDER 1:27

A meeting of the Historic District Review Board was held in-person on Wednesday, September 11, 2024 at 2:00 pm.

ATTENDEES

Members in attendance: Grady Woods, (Vice-Chair), Kim Petrella, Rita Wilson, and Eric Berman.

Member absent: Mike Sutton (Chair)

Staff in attendance: Curt Freese (Community Development Director) and Meadors Architecture.

REVIEW OF MINUTES – AUGUST 14, 2024 1:40

Motion: Ms. Wilson made a motion to approve the August 14, 2024 minutes as submitted; seconded by Ms. Petrella. The motion passed unanimously.

All Historic District Review Board Meeting minutes are recorded and can be found on the City's website at http://www.cityofbeaufort.org/AgendaCenter.

APPLICATIONS 2:03

A. **1607 & 1609 Duke Street, PIN R120 003 000 0147 0000,**
Applicant: Arnie McClure, Coast Architects, Inc.

The applicant is requesting final approval to build two new houses.

Curt Freese presented his staff report.

Public Comment:
Lise Sundrla, Historic Beaufort Foundation (HBF), said the Preservation Committee was very pleased with the modifications made to the project. HBF supports the designs that have been submitted.

Public comment closed.

Motion: Ms. Petrella made a motion to approve the project as presented. Ms. Wilson seconded the motion. The motion passed unanimously.

B. **<u>1013 Charles Street, PIN R120 004 000 0193 0000</u>,** Mixed-Use Development **20:27**
Applicant: Lisa Hunnicutt, LTR Enterprises, LLC.

The applicant is requesting final approval for major renovations including the addition of a second story for an existing commercial structure.

Curt Freese presented his staff report.

<u>Public Comment:</u>
Lise Sundrla, Historic Beaufort Foundation (HBF), said the Preservation Committee is very pleased with the modifications from the last time. HBF is in support of the project.

Public comment closed.

Motion: Mr. Berman made a motion to approve the application with staff conditions and with only the modification that number 9 is a blended mock up provided to staff in that the jamb detail per page A.10 detail 4 has a brick veneer L-shaped wrap around to tie into the structure.

Ms. Wilson seconded the motion. The motion passed unanimously.

DISCUSSION 46:49

A. **<u>304 & 305 Bayard Street, PIN R120 004 000 440A 0000</u>,** Subdivision.
Applicant: Jeanne Aimar Rogers, Trustee of Jean Sams Aimar Revocable Trust

The applicant is requesting to subdivide the property into 3 separate parcels.

Curt Freese presented the subdivision background to the Board and stated they will be providing a recommendation to the Zoning Board of Appeals (ZBOA). Staff received a minor subdivision earlier this year to create an additional lot at 313 Bayard Street. The property is contributing. The proposed subdivision has been brought by the family trust, with a potential desire to possibly add a third lot (at the hatched fence line) for tax and financial purposes for the trust. There is no desire at this time to develop either lot should a subdivision be approved. Staff feels the proposed lots would not alter the historic landscape, or the contributing house at 313 Bayard Street. Should the lots eventually be developed, they will be required to come back to the Historic District Review Board (HRB) for approval, as consistent with the historic district. However, as the lots are primarily for tax purposes for the original family to better manage the property, staff recommends approval of the subdivision to the ZBOA.

<u>Public Comment:</u>
Jeremiah Smith, supports the subdivision.

Lise Sundrla, Historic Beaufort Foundation (HBF), said it's not the house that is the critical importance in this, it's the district that is the importance. She referred to the clause from the Development Code that says, *"is properties included, not buildings included within the 1969 National Register nomination".* And this property is included within that. The idea is to protect the district, protect historic street patterns, and protect historic lot patterns. HBF suggested to Ms. Rogers to create an agreement that would go with the deed, rather than subdividing, but her siblings aren't

interesting in going in that direction. HBF doesn't want to have a precedent set that all of a sudden, someone can take a lot(s), subdivide them, make them smaller lots, and put a whole bunch of houses on the lots.

Maxine Lutz, 811 North Street, referred to comments that have been made about other properties that have been subdivided and have set a precent for this and she thinks because there hasn't been any specificity to those comments. She does believe that it's incumbent upon staff to make clear where this has actually happened and when and if at any time these subdivisions have already violated the code. She said she was involved in 2017 when the code was made clear that there were not to subdivisions in the district.

Public comment closed.

Ms. Wilson agreed with Ms. Lutz's comments. Ms. Wilson commented she cannot make a decision until she knows the specifics and if the code has been broken before.

Mr. Berman commented that when he saw the application he wasn't sure if he should comment on it and if it was appropriate for the Board to comment on it. He commented why is this even a restriction, so it prevents future people from splitting lots up into tiny parcels and putting a bunch of homes there and changing the nature of the cityscape or the districts specifically. Mr. Berman commented that he doesn't want to give an official opinion one way or another.

Ms. Petrella understands what Mr. Berman said. She said this subdivision isn't really isn't going to affect the grid of that particular part of this city until a house or building is placed on it.

Mr. Woods referred to the comment that Ms. Rogers said this property has been in her family since King's Grant. He said since they owned this property for so long that their intentions are good. He doesn't feel the family is subdividing the lots to sell off to the highest bidder.

Board suggested giving the applicant a summary of this discussion that presents the different sides. Mr. Freese said we will give the applicant a copy of the minutes.

Ms. Petrella asked if the applicant if time is of essence in wanting to do this as soon as possible. Ms. Rogers, said there are five siblings and two of them definitely want this subdivided, so the property can be named as who has which pieces. She said since she doesn't have any heirs, she won't be on any of them.

ADJOURNMENT 1:35:03

Mr. Berman made a motion seconded by Petrella to adjourn. The meeting ended at 3:35 pm.

1011 WASHINGTON STREET

Washington Street Park Renovations

STAFF REPORT: Washington Park – Final Approval

DATE: October 9, 2024

GENERAL INFORMATION		
Applicant:	**Steven Wall, Agent for the City of Beaufort**	
Site Location/Address:	**1011 Washington Street; R120 004 000 0287 0000**	
Applicant's Request:	**The City is requesting Final approval for major Park Renovations including new structures**	
Current Zoning:	**T4-HN**	
Contributing:	**Non-Contributing**	
Flood Zone/Base Flood	**Flood Zone X, Elevation: ~17'-19'**	
Trees	**The following trees will be removed: 19" Live oak, Three 12" Palmettos, 10" Cedar and a 15" Cedar.**	
ZONING DISTRICT INFORMATION		
	T4-HN	
Lot Width at Setback:	**40'**	
Max Lot Coverage:	**55%**	
Min. Frontage Build Out	**75% of the lot area**	
Front Setback	**Average Setback of the block**	
Side Setback	**Side Interior – 5' min, or 0' if attached. 10' interior in the point**	
Rear Setback	**15'**	
Building Height:	**3 stories max**	
SURROUNDING ZONING, LAND USE AND REQUIRED BUFFERS		
Adjacent Zoning	**Adjacent Land Uses**	**Setbacks for Adjacent Zoning /Buffer required if rezoned**
North: T4-N	**Historic Homes**	**N/A**
South: T4-N	**Historic Homes**	**N/A**
East: T4-N	**Historic Homes**	**N/A**
West: T4-N	**Historic Homes**	**N/A**

Background: The City of Beaufort is proposing improvements to Washington Park. The lot is 1.15 acres and is currently utilized as a park and playground. The park has a long history serving the African American community in the Northwest Quadrant, for music, events, and recreation. The improvements

were recommended by a Washington Park Steering Committee, and by City Council. The HRB approval is the last step in the approval process.

The improvements consist of the following:

- ✓ 1,800 sq. ft. pavilion with wood roof canopy
- ✓ Basketball Halfcourt
- ✓ Toddler Play Mounds
- ✓ Practice Wall
- ✓ Toddler Swing-set
- ✓ Future Murals
- ✓ New Benches
- ✓ New Drinking Fountains
- ✓ Bicycle Racks
- ✓ Trash Receptacles
- ✓ New Landscaping and Irrigation
- ✓ New Sidewalk to Connect to Existing Playground Equipment

The existing basketball half-court, small pavilion, and a toddler swing-set will be demolished. Each is no longer considered functional and is being replaced by the new improvements recommended.

HTRC Meeting 2/7/24

The Applicant attended an HTRC meeting on February 7, 2024, with notes from the meeting below (and proposed revisions in red.

HTRC 2.07.2024 –Comments

1. How will column wraps connect to concrete? Staff is concerned about moisture wicking up and rotting out bottoms if the wood comes into contact with concrete.

Response: Applicant attached a detail.

2. How will cypress be finished? Applicant noted transparent finish during the meeting.

    1. If transparent finished – recommend an oil-based product. Note this will likely need to be reapplied every year to keep up maintenance. Cypress (new growth) is reasonably rot resistant compared to some other species, but will rot, especially in our hot-humid southern climate.

    2. If painted, recommend not using cypress but consider a C and better KDAT pressure treated or sapele.

    Response: Applicant stated it would provide an opaque stain

3. Staff is concerned about the durability of the open joint corners of the columns and beams with the quarter round. Staff recommends studying these corners and consider some other ways to lock-in these corners, increase glue area, and create cross graining joinery. Consider beefing up the cladding to 5/4". New growth cypress is stable but is still prone to movement during the seasons. These corner joints will be extremely exposed and prone to opening.

    Response: The detail reflects our concern with any type of mitered corner eventually pulling apart due the movement of the trim. We have used this particular detail on several past projects with success. We have attached two alternate details for consideration/comment. Moving to 1 ¼" boards would allow sufficient area to lap the corners. Alternately, we could use a simple offset corner detail as well. (This detail was used on the existing restroom building columns and has not held up well, but could be due to the board thickness used)

4. Staff is concerned about the durability of the beam joinery at the beam ends. Same reasons as mentioned in comment 3 above.

    Response: See comments item no.3 above.

5. Given the roof doesn't fully cover the beam ends, staff recommends the applicant consider adding flashing on top of these exposed beam ends.

    Response: We were given several design mandates by the owner which have influenced the current design. One of those mandates was that they did not want to see any metal connectors,

bolts or over metal items on the structure itself. To avoid having to put a "metal cap" on the beam ends, we have called out for the entire beam ends to be wrapped in self – adhering flexible flashing under the cypress trim. We will also call out for the top trim to be installed with a slope to aid in keeping water from tending to sit in the backslope joint.

6. Provide detail on the mural wall construction.

   Response: The mural wall is to be constructed similar to the practice wall, just not as high.

Exterior Materials (PAVILION CANOPY ONLY)

	Material	**Details/Color**
Exterior Materials/Columns	8x 8 Metal Beams with 1 ¼ Stained Cedar trim	Natural stain
Foundation	2' Raised Concrete slab	Concrete
Roof	Standing Seam Metal Roof	Classic Green

Existing Trees on Site:	19" Live oak (specimen tree) Three 12" Palmettos, 10" Cedar and a 15" Cedar.
Flood Ordinance:	All structures are well above the 13' flood requirement

FINDINGS AND RECOMMENDATIONS

Staff Recommendation:

Staff recommends Final approval with the following conditions:

1. **The base of the pavilion is exposed CMU with a sanded paint. Exposed CMU is not permissible per the Beaufort Code. Staff recommends the applicant use a parge coat stucco over the CMU.**
2. **The practice wall is designed as a CMU wall. Exposed CMU is not permissible per the Beaufort Code. Staff recommends the applicant consider a stucco coating or construct the wall with cast-in-place concrete.**
3. **Applicant to provide cutsheets with color specified for the metal roof, metal louvers, gutters and downspouts, lighting, pipe railing, and ceiling fans.**
4. **Applicant to confirm if the new pedestrian gate will match the existing gate.**
5. **Applicant to confirm the height of the post-mounted security cameras.**
6. **Detail 1/sheet C820 shows a 4' tall ornamental fence, but the notes say 5' tall. Applicant to clarify.**

DEVELOPMENT REVIEW PROCESS
HISTORIC REVIEW BOARD APPLICATION

Community Development Department
1911 Boundary Street, Beaufort, South Carolina, 29902
p. (843) 525-7011 / f. (843) 986-5606
Email: development@cityofbeaufort.org / website: www.cityofbeaufort.org

☐ Staff Review
☒ Board Review

Application Fee:
see attached schedule

OFFICE USE ONLY: Date Filed: 9/30 Application #: 27663 Zoning District: T4-HN
BCAGHS Survey: ☐ Yes ☐ No

Schedule: The Historic Review Board (HRB) typically meets the 2nd Wednesday of each month at 2pm. The complete schedule, along with the list of deadlines, may be found here - http://cityofbeaufort.org/372/Historic-District-Review-Board

Submittal Requirements: All forms and information shall be submitted digitally + 5 hardcopies of all documents. In addition to a complete applicationform, applicants shall submit the required items according to the checklists on the subsequent page. **Submittals are due by 12:00 noon on the 2nd Friday before the meeting you want to attend.**

Review Request: ☐ Conceptual ☐ Preliminary ☑ Final ☐ Bailey Bill Approval* ☐ Change After Certification
**Requires a Bailey Bill – Part A Preliminary Review Application Form*

Pursuant to Section 6-29-1145 of the South Carolina Code of Laws, is this tract or parcel restricted by any recorded covenant thatis contrary to, conflicts with, or prohibits the activity described in this application? ☐ **Yes** ☑ **No**

Applicant, Property, and Project Information

Applicant Name: Steven R. Wall

Applicant Address: 1940 Algonquin Road, SC 29405

Applicant E-mail: swall@davisfloyd.com Applicant Phone Number: (843) 554-8602

Applicant Title: ☐ Homeowner ☐ Tenant ☐ Architect ☑ Engineer ☐ Developer

Owner (if other than the Applicant): City of Beaufort (Linda Roper, Primary Contact)

Owner Address: 1911 Boundary Street, Beaufort, SC 29902

Project Name: Washington Street Park Improvements

Property Address: 1011 Washington Street, Beaufort, SC

Property Identification Number *(Tax Map & Parcel Number)*: R120-004-000-0287-0000

Date Submitted: 9/27/2024

Certification of Correctness: I/we certify that the information in this application is correct.

Applicant's Signature: Steven R. Wall Date: 9/27/2024

Owner's Signature: Date:

(The owner's signature is required if the applicant is not the owner.)

DEVELOPMENT REVIEW PROCESS
HISTORIC REVIEW BOARD APPLICATION

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1911 Boundary Street, Beaufort, South Carolina, 29902
p. (843) 525-7011 / f. (843) 986-5606
Email: development@cityofbeaufort.org / website: www.cityofbeaufort.org

☐ Staff Review
☐ Board Review

Application Fee:
see attached schedule

Required Project Information

Project Name: Washington Street Park Improvements

Property Size in Acres: 1.15 Proposed Building Use: New Pavilion

Nature of Work (check all that apply):

■ New Construction, Primary Structure ¨ New Construction, Primary Structure ¨ Alterations / Additions

■ Demolition* ¨ Relocation* **Demolition and Relocation requires a public hearing*

Building Square Footage (if multiple buildings, please list each one and their square footage by floor):
New pavilion = 1,800 SF

Is this project a redevelopment project? ☑ Y ☐ N

Are there existing buildings on the site? ☑ Y ☐ N if yes, will they remain? ☑ Y ☐ N

Provide a brief Project Narrative (if requesting Bailey Bill Approval, this section may be left blank):

To improve the existing Washington Street Park a new pavilion will be constructed to serve the playground & the large open field that currently exists. Double sided benches will be provided as well as trash receptacles, bicycle racks, & drinking fountains. The proposed site will also add a Basketball Half-Court, Practice Wall, Toddler Swing Set, Toddler Play Mounds, and future Historic Murals around the park. New landscaping & irrigation will complete the project. Majority of the existing playground equipment is to remain unchanged with the addition of sidewalk access to the equipment. The Park Master Plan has been endorsed by City Council and the appointed Steering Committee.

CONTACT INFORMATION:

Attention: Julie A. Bachety, Administrative Assistant II
City of Beaufort Community Development Department
1911 Boundary Street, Beaufort, South Carolina 29902
E-Mail: development@cityofbeaufort.org | Phone: (843) 525-7011 | Fax: (843) 986-5606

WASHINGTON STREET PARK IMPROVEMENTS

CDBG GRANT # 4-SP-22-002 / PARD GRANT # 2023030

CITY OF BEAUFORT
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA

PROJECT SUMMARY

LOCAL PROJECT NAME: WASHINGTON STREET PARK IMPROVEMENTS - PHASE 1

PROJECT ADDRESS: 1011 WASHINGTON STREET, BEAUFORT, SC

PROJECT DESCRIPTION:
1.15 ACRE COMMUNITY PARK LOCATED ON WASHINGTON STREET, IN THE CITY OF BEAUFORT, SOUTH CAROLINA. THE PROPOSED CONSTRUCTION ACTIVITIES FOR THIS PROJECT WILL INCLUDE THE CONSTRUCTION OF A PAVILION, BASKETBALL COURT, SITE GRADING, A RAIN GARDEN, AND PIPE CONNECTIONS.

TAX MAP PARCEL INFORMATION:
TMS# R120-004-000-0287-0000

SITE ACREAGE:
SITE ACRES: 1.15 AC.
DISTURBED AREA: 1.40 AC.

SITE ZONING:
ZONING: T4-HN.
OVERLAY: N/A.

ADJACENT ZONING:
NORTH: T4-HN.
SOUTH: T4-HN.
EAST: T4-N.
WEST: T4-HN.

BUFFERS:
FRONT (GREENE STREET): N/A
SIDE (NEWCASTLE STREET): N/A
SIDE (CHURCH STREET): N/A
REAR: (WASHINGTON ST): N/A

BUILDING SETBACKS:
FRONT (GREENE STREET): N/A
SIDE (NEWCASTLE STREET): N/A



LOCATION MAP

0 500' 1000'
SCALE: 1" = 500'



VICINITY MAP

0 250' 500'
SCALE: 1" = 250'

PROTECTED AND GRAND TREE SUMMARY

	NUMBER OF TREES	NUMBER OF INCHES
GRAND TREES TO BE REMOVED (24" & GREATER)	N/A	N/A
SIGNIFICANT TREES TO BE REMOVED (8" - 23")	3	44

*REFER TO SHEET L200 FOR TREE MITIGATION SUMMARY

EXISTING UTILITY NOTE

EXISTING UNDERGROUND UTILITY LOCATIONS ARE APPROXIMATE ONLY AND HAVE NOT BEEN INDIVIDUALLY VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION OF ALL EXISTING UTILITIES BEFORE COMENCING WORK, AND AGREES TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MAY OCCUR DUE TO THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES

ADA NOTES

1. ALL PUBLIC RIGHT-OF-WAYS AND ALL AMENITIES WILL BE ADA COMPLIANT.
2. PUBLIC RIGHT-OF-WAYS MUST REMAIN ADA COMPLIANT THROUGHOUT CONSTRUCTION OR AN ALTERNATIVE ROUTE MUST BE PROVIDED.

SHEET LIST TABLE

PAGE #	SHEET #	SHEET TITLE
1	C000	COVER SHEET
2	C001	GENERAL NOTES
3	C010	EXISTING CONDITIONS
4	C100	DEMOLITION PLAN
5	C200	SITE PLAN
6	C300	GRADING AND DRAINAGE
7	C400	UTILITY PLAN
8	C500	SWPPP NOTES
9	C510	SWPPP PLAN - INITIAL LAND DISTURBANCE
10	C520	SWPPP PLAN - CONSTRUCTION
11	C530	SWPPP PLAN - STABILIZATION
12	C820	SITE DETAILS
13	C821	SITE DETAILS
14	C822	SITE DETAILS
15	C830	GRADING AND DRAINAGE DETAILS
16	C840	BJWSA GENERAL DETAILS
17	C850	SWPPP DETAILS
18	C851	SWPPP DETAILS
19	C980	SCDOT DETAILS
20	L100	LANDSCAPE PLAN
21	L200	LANDSCAPE DETAILS
22	A100	PAVILION SLAB, FRAMING, AND ROOF PLANS
23	A200	PAVILION ELEVATIONS
24	A300	PAVILION DETAILS
25	E001	ELECTRICAL LEGEND AND ELECTRICAL NOTES
26	E002	ELECTRICAL SCHEDULES AND NOTES
27	E100	ELECTRICAL SITE PLAN
28	E101	ELECTRICAL PLANS
29	S000	GENERAL NOTES
30	S001	GENERAL NOTES
31	S002	SPECIAL INSPECTIONS
32	S003	SPECIAL INSPECTIONS
33	S100	PAVILION PLANS
34	S101	PAVILION PLANS
35	S102	PRACTICE WALL PLANS
36	S300	TYP. CONCRETE DETAILS
37	S301	TYP. CONCRETE DETAILS
38	S302	TYP. CONCRETE DETAILS
39	S310	TYP. MASONRY DETAILS
40	S311	TYP. MASONRY DETAILS
41	S320	TYP. STEEL DETAILS
42	S500	SECTIONS AND DETAILS

ISSUED: 07/26/2024

DEVELOPER/OWNER
CITY OF BEAUFORT
LINDA ROPER
500 CARTERET STREET, SUITE B2
BEAUFORT, SC 29902
(843) 525-7084

CIVIL ENGINEER
DAVIS & FLOYD, INC.
STEVEN WALL, PE
1940 ALGONQUIN ROAD, SUITE 301
CHARLESTON, SC 29405
(843) 554-8602

LANDSCAPE ARCHITECT
DAVIS & FLOYD, INC.
RYAN HERTZFELD, PLA
1319 HIGHWAY 72/221 EAST
GREENWOOD, SC 29649
(864) 229-5211

SURVEYOR
DAVIS & FLOYD, INC.
MILTON P. MUCKENFUSS, PLS
1940 ALGONQUIN ROAD, SUITE 301
CHARLESTON, SC 29405
(843) 554-8602

Know what's below. Call before you dig.

SOUTH CAROLINA NOT VALID CERTIFICATE OF AUTHORIZATION DAVIS & FLOYD, INC No. C00538

ISSUED FOR BID

SOUTH CAROLINA PROFESSIONAL ENGINEER STEVEN R. WALL No. 23172 07/26/2024

DAVIS & FLOYD
SINCE 1954
WWW.DAVISFLOYD.COM
1940 ALGONQUIN ROAD, SUITE 301
CHARLESTON, SC 29405
(843) 554-8602

OWNER: CITY OF BEAUFORT
PROJECT TITLE: WASHINGTON STREET PARK IMPROVEMENTS
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA
DRAWING TITLE: COVER SHEET

NO.	RELEASED	CHECKED	DATE
4	C080 RE-SUBMITTAL	SRW	10/20/2023
5	RE-ISSUED TO SCDHEC	SRW	06/19/2024
6	100% SUBMITTAL - ISSUED FOR BID	SRW	07/26/2024

JOB NO. 31959.04
DATE JULY 26, 2024
DESIGNED DRV
DRAWN DRV
CHECKED SRW
APPROVED SRW

C000

PAGE 1 OF 42

G:\Jobs\0ds\31959-04\Production\Civil\Drawings\31959_04-GENERAL.dwg, 7/26/2024 4:22:08 PM, sawyer sorrow
THESE DRAWINGS AND THE DESIGN THEREON ARE THE PROPERTY OF DAVIS & FLOYD, INC. AND MAY NOT BE USED IN WHOLE OR IN PART WITHOUT WRITTEN CONSENT OF THE ENGINEER / ARCHITECT AND ANY INFRINGEMENT WILL BE SUBJECT TO LEGAL ACTION

GENERAL CONSTRUCTION NOTES

1. ELEVATION DATUM: NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 88).
2. HORIZONTAL DATUM: NORTH AMERICAN DATUM OF 1983 (NAD 83).
3. CONTRACTOR SHALL COMPLY WITH ALL APPLICABLE FEDERAL, STATE, LOCAL AND OTHER APPLICABLE AGENCY REGULATIONS.
4. CONTRACTOR SHALL HOLD ALL PERMITS IN HAND PRIOR TO COMMENCEMENT OF WORK.
5. THE CONTRACTOR MUST ACQUIRE COPIES OF ALL REQUIRED PERMITS, STAMPED APPROVED AGENCY PLANS, OS-SWPPP, AND OTHER SUCH REQUIRED DOCUMENTS TO KEEP ONSITE THROUGHOUT CONSTRUCTION FOR AGENCY INSPECTORS, THE OWNER, AND OTHER AUTHORIZED OFFICIALS.
6. CONTRACTOR SHALL PROVIDE ALL BONDS AND INSURANCE REQUIRED BY PUBLIC AND/OR PRIVATE AGENCIES HAVING JURISDICTION.
7. THE CONTRACTOR SHALL BE RESPONSIBLE FOR CONSTRUCTION MEANS AND METHODS, COMPLIANCE WITH OSHA REQUIREMENTS, SCOPE OF WORK, AND COMPLIANCE WITH ALL NECESSARY PERMITS.
8. THE CONTRACTOR SHALL PERFORM ALL WORK NECESSARY TO COMPLETE THE PROJECT IN ACCORDANCE WITH THE APPROVED CONSTRUCTION PLANS AND SPECIFICATIONS INCLUDING SUCH INCIDENTALS AS MAY BE NECESSARY TO MEET APPLICABLE AGENCY REQUIREMENTS AND PROVIDE A COMPLETED PROJECT.
9. THE CONTRACTOR SHALL PROVIDE "AS-BUILT" RECORD DRAWINGS AS SPECIFIED OR REQUIRED IN THE CONTRACT DOCUMENTS. FINAL PAYMENT FOR THE WORK WILL NOT BE MADE UNTIL THE "AS-BUILT" RECORD DRAWINGS HAVE BEEN COMPLETED AND DELIVERED AS INDICATED ABOVE.
10. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL LINES, GRADES AND CONSTRUCTION STAKING FOR THE PROJECT.
11. THE CONTRACTOR SHALL ADVISE THE ENGINEER IF EXISTING GRADES THAT ARE TO REMAIN ARE IN CONFLICT WITH PROPOSED WORK CAUSING LIMITATIONS IN DRAINAGE PERFORMANCE OR SIGNIFICANT CHANGES IN CONSTRUCTION LIMITS DEFINED WITH CUT OR FILL LIMITS AND SPECIFICALLY THAT WORK WHICH MAY RESULT IN ANY CONSTRUCTION TAKING PLACE OUTSIDE OF PROPOSED CONSTRUCTION LIMITS.
12. THE CONTRACTOR SHALL NOTIFY AGENCIES HAVING JURISDICTION AS NECESSARY OF THE ANTICIPATED SCHEDULE FOR INSPECTIONS PRIOR TO CONSTRUCTION.
13. THE CONTRACTOR SHALL MAINTAIN EXISTING 2-WAY TRAFFIC FLOW AT ALL TIMES, EXCEPT AS NOTED IN THE PLANS, AND SHALL PROVIDE FLAG MEN AND APPROPRIATE TRAFFIC CONTROLS AS NEEDED. FOR WORK REQUIRING A TRAFFIC CONTROL PLAN, THE CONTRACTOR SHALL PROVIDE THE LOCAL JURISDICTION AND/OR SCDOT AND OTHERS AS REQUIRED A COPY OF THE TRAFFIC CONTROL PLAN FOR APPROVAL PRIOR TO COMMENCEMENT OF THE ASSOCIATED WORK. AND ANY CHANGES TO THIS PLAN SHALL BE APPROVED BY THE LOCAL JURISDICTION AND/OR SCDOT AND OTHERS AS REQUIRED PRIOR TO IMPLEMENTATION OF CHANGES.
14. THE CONTRACTOR SHALL PROVIDE AND MAINTAIN THEIR OWN TEMPORARY RESTROOM FACILITIES ONSITE FOR WORK CREW USE.
15. ALL EXISTING ROADS SHOWN ON THE PLANS ARE PAVED UNLESS OTHERWISE NOTED.
16. THE CONTRACTOR SHALL PROTECT AND/OR RESTORE ANY CONTRACTOR RELATED IMPROVEMENTS OR DAMAGE ON THE OWNER'S PROPERTY, EASEMENTS, OR ANY ADJOINING PROPERTIES TO MEET OR EXCEED EXISTING CONDITIONS.
17. THE CONTRACTOR SHALL COMPLY WITH THE REQUIREMENTS OF THE NPDES PERMIT AND GUIDELINES OF THE SCDHEC BMP HANDBOOK DURING THE ENTIRE CONSTRUCTION PERIOD. SEDIMENT AND EROSION CONTROL BEST MANAGEMENT PRACTICES (BPMs) SHALL INCLUDE, BUT NOT BE LIMITED TO, SILT FENCES, BERMS, INLET PROTECTION, ETC. AS NEEDED OR AS DIRECTED BY THE ENGINEER.
18. RUBBER SAFETY CAPS SHALL BE INSTALLED ON THE TOPS OF ALL STEEL POSTS USED FROM CONSTRUCTION OF BMPs
19. CLEAR AND GRUB WITHIN WORK LIMITS FOR ALL SURFACE VEGETATION, TREES, STUMPS, BRUSH, ROOTS, ETC. DO NOT DAMAGE OR REMOVE SIGNIFICANT TREES EXCEPT AS SHOWN ON THE DRAWINGS.
20. DISPOSAL OF EXCESS EXCAVATED MATERIALS OFF-SITE AND HAULING OF FILL MATERIALS REQUIRED FOR CONSTRUCTION SHALL BE THE FULL RESPONSIBILITY OF THE CONTRACTOR.
21. WHERE ROADWAY DITCHES AND DRAINAGE PIPES ARE DAMAGED OR DISTURBED, THE CONTRACTOR SHALL RELAY DRAINAGE PIPE TO ORIGINAL INVERT ELEVATIONS AND RE-GRADE DITCHES TO ESTABLISH POSITIVE DRAINAGE.
22. AREAS DISTURBED BY CONSTRUCTION SHALL BE STABILIZED WITH GRASS, SOD, MULCH, ETC. PER PLANS AND DETAILS, OR AT THE DIRECTION OF THE ENGINEER AS MAY BE APPLICABLE.

EXISTING UTILITIES AND FACILITIES

1. THE LOCATION AND DESCRIPTIONS OF EXISTING UTILITIES SHOWN ON THE DRAWINGS ARE COMPILED FROM A COMBINATION OF AVAILABLE RECORDS AND/OR FIELD SURVEYS. THE ENGINEER OR UTILITY COMPANIES DO NOT GUARANTEE THE ACCURACY OR THE COMPLETENESS OF SUCH RECORDS. CONTRACTOR SHALL FIELD VERIFY LOCATIONS AND/OR DEPTHS AS NEEDED OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION. EXERCISE EXTREME CAUTION WHEN WORKING NEAR EXISTING POWER, GAS, AND COMMUNICATIONS LINES.
2. THE CONTRACTOR SHALL LOCATE AND MARK ALL EXISTING PROPERTY AND STREET MONUMENTS PRIOR TO CONSTRUCTION. ANY MONUMENTS DISTURBED DURING CONSTRUCTION OF THE PROJECT SHALL BE REPLACED BY A REGISTERED LAND SURVEYOR AT THE CONTRACTOR'S EXPENSE.
3. THE CONTRACTOR SHALL CALL PALMETTO UTILITY PROTECTION SERVICE (PUPS) AND ANY LOCAL UTILITY COMPANY NOT REPRESENTED BY PUPS A MINIMUM OF 72 HOURS PRIOR TO STARTING ANY PROPOSED WORK (811).
4. THE CONTRACTOR SHALL NOTIFY ALL APPLICABLE UTILITY AGENCY A MINIMUM 72 HOURS IN ADVANCE OF ANY EXCAVATION OR LAND DISTURBANCE NEAR EXISTING UTILITY LINES LOCATED ABOVE OR BELOW GROUND.
5. UNLESS NOTED OTHERWISE, THE CONTRACTOR SHALL PROTECT AND MAINTAIN UTILITY SERVICE TO ALL EXISTING BUILDINGS AT ALL TIMES. IF THE CONTRACTOR REQUIRES AN INTERRUPTION TO ANY UTILITY SERVICE, THEY MUST NOTIFY THE EXISTING PROPERTY OWNER, THE APPLICABLE AGENCY, THE PROJECT OWNER, AND ENGINEER IN WRITING A MINIMUM OF 72 HOURS PRIOR TO THE DESIRED INTERRUPTION TO COORDINATE AND SCHEDULE TEMPORARY DISRUPTIONS AND RECONNECTION OF UTILITIES.
6. ALL UTILITY CROSSINGS SHALL BE POTHOLED PRIOR TO EXCAVATING OR BORING TO ALLOW THE CONTRACTOR TO PREVENT GRADE OR ALIGNMENT CONFLICTS. THE CONTRACTOR SHALL BE RESPONSIBLE FOR IDENTIFYING POTENTIAL UTILITY CONFLICTS FAR ENOUGH AHEAD OF CONSTRUCTION TO MAKE NECESSARY GRADE MODIFICATION WITHOUT DELAYING THE WORK. IF GRADE MODIFICATION IS NECESSARY, THE CONTRACTOR SHALL IMMEDIATELY NOTIFY THE DESIGN ENGINEER. THE DESIGN ENGINEER SHALL OBTAIN APPROVAL FROM THE OWNER AND UTILITY COMPANY HAVING JURISDICTION.
7. RELOCATION, REMOVAL, OR ABANDONMENT OF EXISTING UTILITIES OWNED/MAINTAINED BY OTHER AGENCIES (WATER, SEWER, GAS, POWER, COMMUNICATIONS, ETC.) SHALL BE COORDINATED BY THE CONTRACTOR.
8. ANY MODIFICATION TO UTILITY LAYOUT, MATERIALS, ETC. SHALL BE COORDINATED WITH AND APPROVED BY THE DESIGN ENGINEER AND APPLICABLE AGENCY PRIOR TO ORDERING MATERIALS OR MAKING ANY SUCH CHANGES.
9. INTERFERING PORTIONS OF UTILITIES THAT ARE ABANDONED IN PLACE SHALL BE REMOVED BY THE CONTRACTOR TO THE EXTENT NECESSARY TO ACCOMPLISH THE WORK. THE CONTRACTOR SHALL PLUG THE REMAINING EXPOSED ENDS OF DEMOLISHED SERVICES AND ABANDONED UTILITIES.
10. ALL EXISTING FACILITIES SHALL BE MAINTAINED IN-PLACE BY THE CONTRACTOR UNLESS OTHERWISE DEPICTED ON THE PLANS OR DIRECTED BY THE ENGINEER. THE CONTRACTOR SHALL TAKE ALL PRECAUTIONS NECESSARY TO SUPPORT, MAINTAIN, OR OTHERWISE PROTECT EXISTING UTILITIES AND OTHER FACILITIES NOT INDICATED TO BE REMOVED AT ALL TIMES DURING CONSTRUCTION. ALL EXISTING STRUCTURES, INCLUDING BUT NOT LIMITED TO SIGNS AND DRIVES DISTURBED DURING CONSTRUCTION THAT ARE NOT SHOWN TO BE PERMANENTLY DEMOLISHED SHALL BE RESTORED TO THEIR ORIGINAL CONDITION OR BETTER.
11. THE CONTRACTOR SHALL REMOVE AND REPLACE ALL EXISTING SURFACE FEATURES (UNLESS INDICATED TO BE PERMANENTLY DEMOLISHED) NECESSARY FOR INSTALLATION / REMOVAL OR ALL UNDERGROUND AND ABOVE GROUND WORK AS INDICATED ON THESE PLANS AND IN THE SCOPE OF WORK. THIS SHALL INCLUDE BUT NOT BE LIMITED TO FENCES, CURB & GUTTER, LANDSCAPING, SIDEWALKS, AND PAVEMENT.
12. ANY PAVEMENT DAMAGED DURING CONSTRUCTION THAT IS NOT INDICATED TO BE PERMANENTLY DEMOLISHED SHALL BE RESORTED TO ORIGINAL CONDITION OR BETTER. ANY BROKEN PAVEMENT EDGES SHALL BE SAW-CUT IN A SMOOTH STRAIGHT LINE AND THE PAVEMENT REPLACED TO MATCH EXISTING GRADES.
13. DRAINAGE PIPES DESTROYED DURING CONSTRUCTION (WHICH ARE NOT INDICATED TO BE PERMANENTLY DEMOLISHED) ARE TO BE REPLACED AT A MINIMUM WITH NEW CLASS III - WALL B REINFORCED CONCRETE PIPE COMPLYING WITH ASTM C76, OR WITH OTHER OWNER APPROVED EQUIVALENT PIPE MATERIAL. THE CONTRACTOR SHALL NOTIFY THE ENGINEER OF SUCH INSTANCES TO ENSURE MATERIAL COMPATIBILITY WITH THE EXISTING SOIL CONDITIONS FOR THIS SITE.
14. ANY SEPTIC TANKS ENCOUNTERED DURING CONSTRUCTION SHALL BE PUMPED OUT BY A CERTIFIED COMPANY, THE TANK EXCAVATED, AND DISPOSED OF PER INDUSTRY STANDARDS.
15. ANY FUEL TANKS ENCOUNTERED SHALL BE REMOVED AND DISPOSED OF PER SCDHEC REQUIREMENTS. BACKFILL WITH COMPACTED GRANULAR MATERIAL.
16. ANY OTHER TYPES OF WELLS, TANKS, PIPES, STRUCTURES ETC., ENCOUNTERED SHALL BE IMMEDIATELY BROUGHT TO THE ATTENTION OF THE OWNER AND ENGINEER. IN THE EVENT CONTAMINATED OR HAZARDOUS MATERIAL IS ENCOUNTERED, THE CONTRACTOR SHALL CONTACT THE OWNER AND ENGINEER IMMEDIATELY.

GRADING, PAVING AND DRAINAGE

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MANAGING CONSTRUCTION ACTIVITIES AT ALL TIMES TO ENSURE THAT PUBLIC STREETS AND RIGHT-OF-WAYS ARE KEPT CLEAN OF MUD, DUST, OR DEBRIS. DUST ABATEMENT SHALL BE MAINTAINED BY ADEQUATE WATERING OF THE SITE BY THE CONTRACTOR
2. FOR GRADING, PAVING, AND DRAINAGE WORK LOCATED WITHIN SCDOT AND/OR PUBLIC RIGHTS-OF-WAY, ALL MATERIALS AND EQUIPMENT, UNLESS SPECIFICALLY STATED OTHERWISE HEREIN, SHALL BE IN ACCORDANCE WITH REQUIREMENTS OF THE SCDOT STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION, LATEST EDITION.
3. STRIP WORK LIMITS, REMOVING ALL ORGANIC MATTER WHICH CAN NOT BE COMPACTED INTO A STABLE MASS. ALL TREES, BRUSH, AND DEBRIS ASSOCIATED WITH CLEARING, STRIPPING, OR GRADING SHALL BE REMOVED AND DISPOSED OF OFF-SITE BY THE CONTRACTOR. ANY TREES MARKED OR SUSPECTED OF BEING PROTECTED SHALL BE COORDINATED THROUGH THE OWNER, ENGINEER, AND THE LOCAL JURISDICTION PRIOR TO REMOVAL.
4. UNLESS SPECIFICALLY STATED OTHERWISE, ALL FILL SHALL BE APPROVED BY THE ENGINEER AND CONSTRUCTED IN 10" LIFTS MAXIMUM WITH HEAVY COMPACTION EQUIPMENT. EACH LIFT SHALL BE COMPACTED TO 95% OF THE MAXIMUM DRY DENSITY PER AASHTO T-180 "TEST METHOD (MODIFIED PROCTOR) AND BE WITHIN 3% OF THE OPTIMUM MOISTURE CONTENT.
5. ALL FILL MATERIALS SHALL BE COMPACTED IN LIFTS TO THE DESIRED COMPACTION RATES WITH FIELD DENSITY TEST REPORTS DOCUMENTING THAT THE REQUIREMENTS HAVE BEEN ACHIEVED. ALLOW INSPECTING AGENCY TO INSPECT AND TEST SUBGRADES AND EACH FILL OR BACKFILL LAYER. PROCEED WITH SUBSEQUENT EARTH MOVING ONLY AFTER TESTING RESULTS FOR PREVIOUSLY COMPLETED WORK COMPLY WITH REQUIREMENTS. WHEN TESTING AGENCY REPORTS THAT SUBGRADES, FILLS, OR BACKFILLS HAVE NOT ACHIEVED DEGREE OF COMPACTION SPECIFIED; SCARIFY, MOISTEN, AND AERATE OR REMOVE AND REPLACE SOIL MATERIALS TO DEPTH REQUIRED. RECOMPACT AND RETEST UNTIL SPECIFIED COMPACTION IS OBTAINED.
6. UNLESS OTHERWISE SHOWN ON THE DRAWINGS, NO FILL SLOPES SHALL BE CONSTRUCTED STEEPER THAN 3H:1V.
7. THE CONTRACTOR SHALL FURNISH, INSTALL, MONITOR, AND MAINTAIN EXCAVATION OPEN-TRENCH SUPPORT AND PROTECTION SYSTEMS CAPABLE OF SUPPORTING EXCAVATION SIDEWALLS AND OF RESISTING SOIL AND HYDROSTATIC PRESSURE AND SUPERIMPOSED AND CONSTRUCTION LOADS. PREVENT SURFACE WATER FROM ENTERING EXCAVATIONS BY GRADING, DIKES, OR OTHER MEANS. INSTALL EXCAVATION SUPPORT AND PROTECTION SYSTEMS WITHOUT DAMAGING EXISTING BUILDINGS, STRUCTURES, AND SITE IMPROVEMENTS ADJACENT TO EXCAVATION. MONITOR VIBRATIONS, SETTLEMENTS, AND MOVEMENTS. SHOW EXISTING CONDITIONS OF ADJACENT CONSTRUCTION AND SITE IMPROVEMENTS WITH PHOTOGRAPHS AND OR VIDEOS THAT MIGHT BE MISCONSTRUED AS DAMAGE CAUSED BY THE ABSENCE OF. THE INSTALLMENT OF, OR THE PERFORMANCE OF EXCAVATION SUPPORT AND PROTECTION SYSTEMS AND SUBMIT BEFORE WORK BEGINS.
8. THE CONTRACTOR SHALL RESTORE ALL AREAS DISTURBED BY CONSTRUCTION TO GRADES THAT RESULT IN POSITIVE DRAINAGE TO THE EXISTING AND/OR NEW STORM DRAINAGE INLETS, UNLESS OTHERWISE NOTED.

STORM WATER SYSTEM NOTES

1. THE CONTRACTOR SHALL BE RESPONSIBLE FOR MAINTAINING PROPER DRAINAGE OF EXISTING STORM SEWER LINES AND CHANNELS DURING CONSTRUCTION WORK.
2. NEW STORM WATER SYSTEMS SHALL BE CONSTRUCTED IN ACCORDANCE WITH THE LOCAL JURISDICTION AND/OR SCDOT SPECIFICATIONS AND REQUIREMENTS.
3. THE GRADE OF THE GRAVITY STORM PIPES SHALL BE MAINTAINED AT A CONSTANT SLOPE BETWEEN INVERT ELEVATIONS.
4. UNLESS SPECIFICALLY NOTED OTHERWISE, REINFORCED CONCRETE PIPE (RCP) SHALL BE ASTM C-76, CLASS III - WALL B WITH GASKETED JOINTS PER ASTM C443. THE EXTERIOR OF THE JOINTS FOR ALL RCP SHALL BE WRAPPED WITH FILTER FABRIC, MINIMUM 18" IN WIDTH.
5. ALL MANHOLE LIDS AND CATCH BASINS SHALL CONTAIN A LABEL IDENTIFYING THE SYSTEM AS STORMWATER AND MARKED WITH AN APPROPRIATE STORMWATER AWARENESS MESSAGE SUCH AS "NO DUMPING - DRAINS TO WATERWAYS."
6. AT THE COMPLETION OF CONSTRUCTION WHEN THE SITE IS FULLY STABILIZED, THE CONTRACTOR SHALL CLEAN ALL STORMWATER DRAINAGE SYSTEMS WITHIN THE PROJECT LIMITS.

WATER SYSTEM NOTES

1. WATER INSTALLATION SHALL BE IN ACCORDANCE WITH THE "TEN STATES STANDARDS", SCDHEC REGULATIONS, AND BEAUFORT - JASPER WATER & SEWER AUTHORITY AND MANUAL AND APPROVED TECHNICAL SPECIFICATIONS, LATEST EDITION, FOUND AT https://www.bjwsa.org/

WASTEWATER SYSTEM NOTES

1. WASTEWATER INSTALLATION SHALL BE IN ACCORDANCE WITH THE "TEN STATES STANDARDS", SCDHEC REGULATIONS, AND BEAUFORT - JASPER WATER & SEWER AUTHORITY AND MANUAL] AND APPROVED TECHNICAL SPECIFICATIONS, LATEST EDITION, FOUND AT https://www.bjwsa.org/

PROJECT CLOSEOUT NOTES

1. ALL SUBMITTED RECORD DRAWINGS AND ASSUILT SURVEYS MUST INCLUDE AND REFERENCE THE LATEST PERMITTED PLANS.
2. THE CONTRACTOR SHALL PROVIDE ALL REQUIRED RECORD (AS-BUILT) DRAWINGS, PIPE VIDEOS, VALVE CARDS, AND TESTING FORMS TO CLOSE-OUT UTILITY PERMITS AS APPLICABLE.
3. A PERMANENT STORMWATER FACILITY MAINTENANCE AND RESPONSIBILITY AGREEMENT AND RECORD (AS-BUILT) DRAWINGS MUST BE COMPLETED IN ACCORDANCE WITH BEAUFORT COUNTY SPECIFICATIONS BEFORE A CERTIFICATE OF OCCUPANCY AND A NOTICE OF TERMINATION OF THE CONSTRUCTION GENERAL PERMIT WILL BE APPROVED.

CONTACTS			
FIRM/AGENCY/UTILITY		PHONE	CONTACT
OWNER/DEVELOPER	CITY OF BEAUFORT	(843) 525-7084	LINDA ROPER
CIVIL ENGINEER	DAVIS & FLOYD, INC.	(843) 554-8602	STEVE WALL, PE
LANDSCAPE ARCHITECT	DAVIS & FLOYD, INC.	(843) 554-8602	RYAN HERTZFELD, PLA
SURVEYOR	DAVIS & FLOYD, INC.	(843) 554-8602	MILTON P. MUCKENFUSS, PLS PLS #21231
GEOTECHNICAL ENGINEER	F&ME CONSULTANTS	(803) 254-4540	ANDY WHITFIELD, PE
ARCHITECT	DAVIS & FLOYD, INC.	(864) 229-5211	JAMES STEVERSON, AIA
STRUCTURAL ENGINEER	DAVIS & FLOYD, INC.	(843) 554-8602	JEREMY WILLIAMS, PE
ELECTRICAL ENGINEER	MEREDITH ENGINEERING GROUP, INC.	(864) 377-3449	LARRY MEREDITH, JR., PE, LEED AP
COMMUNITY DEVELOPMENT DIRECTOR	CITY OF BEAUFORT	(843) 441-6129	CURT FREESE
ENGINEERING / PUBLIC WORKS	CITY OF BEAUFORT	(843) 525-7094	NATE FARROW
NPDES PERMITTING	SCDHEC - STORMWATER	(843) 953-5324	PAM WINKLER
COASTAL ZONE CONSISTENCY	SCDHEC - COASTAL ZONE CONSISTENCY	(843) 953-0860	HOLLI MARTIN
WATER	BJWSA	(843) 987-9200	MATTHEW MICHAELS
SEWER	BJWSA	(843) 987-9200	MATTHEW MICHAELS
ELECTRICAL	DOMINION ENERGY ELECTRIC	(843) 815-8808	PARKS MOSS
GAS	DOMINION ENERGY GAS	(803) 603-5498	NICK ROBERTS
TELECOMMUNICATIONS	HARGRAY COMMUNICATIONS, INC.	(843) 384-2993	MICHELLE RUSSOM

ABBREVIATIONS LEGEND

RBF	REBAR FOUND
OTPF	OPEN TOP PIPE FOUND
RBS	REBAR SET
CMF	CONCRETE MONUMENT FOUND
IPPF	IRON PINCH TOP PIPE FOUND
IE:	INVERT ELEVATION
FFE	FIRST FLOOR ELEVATION
SSMH	SEWER MANHOLE
SDMH	STORM DRAIN MANHOLE
EBB	ELECTRIC BREAKER BOX
3X1X6T	SIZE OF STRUCTURE

SYMBOLS LEGEND

PROPERTY IRON FOUND
CALCULATED POINT
BOLLARD
UTILITY POLE
ELECTRICAL VAULT
ELECTRICAL METER
LIGHT POLE
GUY POLE
ELECTRICAL ACCESS
NATURAL GAS METER
NATURAL GAS VALVE
STORM DRAIN MANHOLE (SDMH)
GRATE INLET
FIRE HYDRANT
WATER METER
IRRIGATION CONTROL VALVE
WATER HEATER
SPRINKLER HEAD
WATER VALVE
WATER GATE VALVE
FIRE HYDRANT
WATER FOUNTAIN (2)
SEWER CLEANOUTS
SEWER MANHOLE (SSMH)
SIGN
GATE
SHRUBS
WATER FOUNTAIN

LEGEND

PROPERTY LINE
ADJACENT PROPERTY LINE
EXISTING EASEMENT LINE
OVERHEAD ELECTRICAL LINE
UNDERGROUND ELECTRICAL LINE
UNDERGROUND COMMUNICATION LINE
FENCE
MAJOR CONTOURS
MINOR CONTOURS
ASPHALT HATCH
CONCRETE
WOOD CHIPPED AREA
BUILDING HATCH

GENERAL LEGEND

PROPERTY LINE
RIGHT OF WAY
EASEMENT
BUFFER
SETBACK
LIMITS OF DISTURBANCE — NPDES
TREE PROTECTION

DEMOLITION LEGEND

UNDERGROUND UTILITIES/MISC. TO BE REMOVED
ASPHALT TO BE REMOVED
MILL AND OVERLAY
CONCRETE TO BE REMOVED
TREE TO BE REMOVED

TREE LEGEND

HEALTHY GRAND TREE
HEALTHY GRAND TREE TO BE REMOVED
CLASS 2 TREE
CLASS 2 TREE TO BE REMOVED
CLASS 3 TREE
CLASS 3 TREE TO BE REMOVED
CLASS 4 TREE
CLASS 4 TREE TO BE REMOVED

SITE LEGEND

CENTERLINE
CURB
CURB AND GUTTER
FENCELINE
RETAINING WALL
TREE PROTECTION
PROPOSED LIGHT-DUTY ASPHALT
WHEEL STOP
PROPOSED PERVIOUS PAVEMENT
A.D.A. PARKING AND SIGNAGE
PROPOSED CONCRETE
SIGN
PROPOSED HEAVY-DUTY CONCRETE
STOP BAR (PAVEMENT MARKING)
BIORETENTION CELL / RAIN GARDEN
DIRECTIONAL ARROW (PAVEMENT MARKING)
WETLAND BUFFER
A.D.A. RAMP WITH DETECTABLE WARNINGS
ONLY SIGN (PAVEMENT MARKING) — ONLY
SITE LIGHTING FIXTURES
NORMAL SPACE PARKING COUNT
DOME LIGHT POLE

UTILITY LEGEND

WATER — W
SANITARY SEWER - GRAVITY — SS
SANITARY SEWER - FORCE MAIN — FM
OVERHEAD ELECTRIC — OHP
UNDERGROUND ELECTRIC — UGE
NATURAL GAS — GAS
FIBER OPTIC — FO
COMMUNICATIONS — C
END CAP
CONDUIT HANDHOLE
BACKFLOW PREVENTOR
SECURITY CAMERA
FIRE DEPARTMENT CONNECTION
UTILITY POLE
WATER METER
TEE
SANITARY SEWER CLEANOUT
SANITARY SEWER MANHOLE
45° VERTICAL BEND
BEND

GRADING LEGEND

EXISTING CONTOUR - MAJOR — 105
EXISTING CONTOUR - MINOR — 104
PROPOSED CONTOUR - MAJOR — 105
PROPOSED CONTOUR - MINOR — 104
SWALE
GRADE ELEVATION - EXISTING ELEVATION — 0.00
GRADE ELEVATION - MATCH EXISTING ELEVATION — 0.00 ME
GRADE ELEVATION - 6" CURB (TYP.) FACE OF CURB — FOC 0.00
GRADE ELEVATION - FINISH GRADE ELEVATION — FG 0.00
GRADE ELEVATION - 6" CURB FACE OF CURB, BACK OF CURB — FOC: 0.00, BOC: 0.50
GRADE ELEVATION - FLUSH CURB FACE OF CURB, BACK OF CURB — FOC: 0.00, BOC: 0.00
GRADE ELEVATION - INLET ELEVATION — INLET: 0.00
GRADE ELEVATION - 3" ROLL CURB FACE OF CURB, ROLL CURB — FOC: 0.00, RC: 0.25
GRADE ELEVATION - FLUSH CURB — FLUSH: 0.00
GRADE ELEVATION - HIGH POINT ELEVATION — HP: 0.00
PIPE FLOW DIRECTIONAL ARROW
SURFACE FLOW DIRECTIONAL ARROW

DRAINAGE LEGEND

PROPOSED STORM PIPE
UNDERDRAIN — UD — UD
CATCH BASIN - SCDOT TYPE 1
DROP INLET
OUTLET CONTROL STRUCTURE
STORM MANHOLE
LANDSCAPE GRATE
SECONDARY DRAINAGE CLEANOUT

EROSION CONTROL LEGEND

CONSTRUCTION FENCE — CF — CF
SILT FENCE — SF — SF
SILT FENCE - REINFORCED — RSF — RSF
PERMANENT SEEDING — PS
INLET PROTECTION - TYPE E (CURB INLET SURFACE COURSE) — E
PORTABLE TOILET — PT
INLET PROTECTION - TYPE D (DROP INLET) — D
RIP RAP
OUTLET PROTECTION (RIP RAP)
ROCK CHECK DAM
STABILIZED CONSTRUCTION ENTRANCE
CONCRETE WASHOUT — CW
TEMPORARY SEEDING — TS
DUST CONTROL — DC
SEDIMENT TRAP
INLET PROTECTION - TYPE A (FILTER FABRIC) — A
SEDIMENT TUBE
INLET PROTECTION - TYPE A (SEDIMENT TUBE) — A
SODDING — SO

SOUTH CAROLINA NO. 23172 REGISTERED PROFESSIONAL ENGINEER STEVEN R. WALL — 05/31/2024 — DAVIS & FLOYD, INC — No. C00538 — CERTIFICATE OF AUTHORIZATION

FOR AGENCY REVIEW
NOT FOR CONSTRUCTION

SOUTH CAROLINA NO. 23172 REGISTERED PROFESSIONAL ENGINEER STEVEN R. WALL — 05/31/2024

DAVIS & FLOYD
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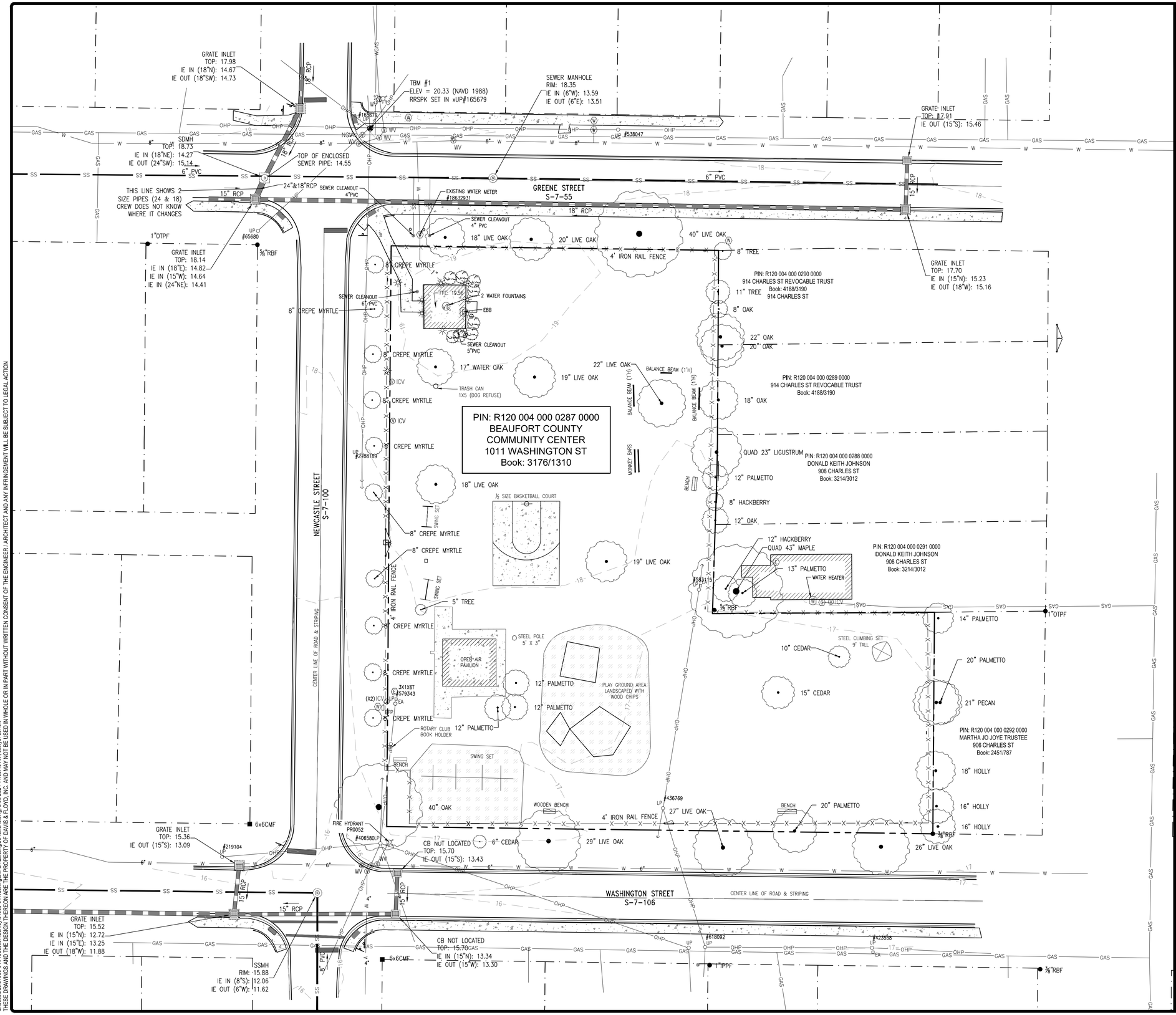
OWNER: CITY OF BEAUFORT
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA
PROJECT TITLE: WASHINGTON STREET PARK IMPROVEMENTS
DRAWING TITLE: GENERAL NOTES

NO.	REVISION	CHECKED	DATE
1	BJWSA INITIAL SUBMITTAL	SRW	03/15/24
2	BJWSA RESUBMITTAL	SRW	04/12/2024
4	CDBG RESUBMITTAL	SRW	05/03/2024
5	REVISED TO SCDHEC	SRW	05/31/2024

PROJECT NO. 31950.04
DATE: MAY 31, 2024
DESIGNED: BAT
DRAWN: BAT
CHECKED: MEC
APPROVED: SRW

C001
PAGE 2 OF 42

G:\Jobs\Dwg\31950-04\Production\Civil\Drawings\31950.04-GENERAL.dwg, 5/30/2024 11:05:37 AM, sawyer sorrow
THESE DRAWINGS AND THE DESIGN THEREON ARE THE PROPERTY OF DAVIS & FLOYD, INC. AND MAY NOT BE USED IN WHOLE OR IN PART WITHOUT WRITTEN CONSENT OF THE ENGINEER / ARCHITECT AND ANY INFRINGEMENT WILL BE SUBJECT TO LEGAL ACTION



I HEREBY STATE THAT TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF, THE SURVEY SHOWN HEREON WAS MADE IN ACCORDANCE WITH THE REQUIREMENTS OF THE MINIMUM STANDARDS MANUAL FOR THE PRACTICE OF LAND SURVEYING IN SOUTH CAROLINA, AND MEETS OR EXCEEDS THE REQUIREMENTS FOR A CLASS "A" SURVEY AS SPECIFIED THEREIN. THE AREA WAS DETERMINED BY THE COORDINATE METHOD OF AREA DETERMINATION. THE PRECISION OF THE UNADJUSTED FIELD SURVEY WAS GREATER THAN 1:10,000.

MILTON MUCKENFUSS – S.C.R.L.S. No. 21231 DATE: 07/12/2023

NOTES:

1. ELEVATION DATUM: NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 88).
2. HORIZONTAL DATUM: SOUTH CAROLINA STATE PLANE COORDINATE SYSTEM OF 1983 BASED ON INTERNATIONAL FEET (SC83IF).
3. BY GRAPHIC PLOTTING ONLY, THIS PROPERTY APPEARS TO BE IN AN AREA OF MINIMAL FLOOD HAZARD, FLOOD ZONE X (NAVD-88) AS SHOWN ON FLOOD INSURANCE RATE MAP #45013C0158G & 45013C0166G EFFECTIVE DATE: MARCH 23, 2021. LOCATED IN COMMUNITY 450026.
4. THIS SURVEY SHOWS ONLY EASEMENTS WHICH ARE OBVIOUS OR APPARENT TO THE SURVEYOR.
5. UNDERGROUND UTILITIES HAVE BEEN COMPILED AND SHOWN BASED ON A COMBINATION OF PHYSICAL SURVEY AND MAPS PROVIDED BY BJWSA.

ABBREVIATIONS LEGEND

RBF	REBAR FOUND
OTPF	OPEN TOP PIPE FOUND
RBS	REBAR SET
CMF	CONCRETE MONUMENT FOUND
IPPF	IRON PINCH TOP PIPE FOUND
IE:	INVERT ELEVATION
FFE	FIRST FLOOR ELEVATION
SSMH	SEWER MANHOLE
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EBB	ELECTRIC BREAKER BOX
3X1X6T	SIZE OF STRUCTURE

SYMBOLS LEGEND

- PROPERTY IRON FOUND
- CALCULATED POINT
- BOLLARD
- UTILITY POLE
- ELECTRICAL VAULT
- ELECTRICAL METER
- LIGHT POLE
- GUY POLE
- ELECTRICAL ACCESS
- NATURAL GAS METER
- NATURAL GAS VALVE
- STORM DRAIN MANHOLE (SDMH)
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- FIRE HYDRANT
- WATER METER
- IRRIGATION CONTROL VALVE
- WATER HEATER
- SPRINKLER HEAD
- WATER VALVE
- WATER GATE VALVE
- FIRE HYDRANT
- WATER FOUNTAIN (2)
- SEWER CLEANOUTS
- SEWER MANHOLE (SSMH)
- SIGN
- GATE
- SHRUBS
- WATER FOUNTAIN

LEGEND

- PROPERTY LINE
- ADJACENT PROPERTY LINE
- EXISTING EASEMENT LINE
- OVERHEAD ELECTRICAL LINE
- UNDERGROUND ELECTRICAL LINE
- UNDERGROUND COMMUNICATION LINE
- FENCE
- MAJOR CONTOURS
- MINOR CONTOURS
- ASPHALT HATCH
- CONCRETE
- WOOD CHIPPED AREA
- BUILDING HATCH

N

STATE PLANE

0 20' 40'

SCALE: 1" = 20'

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

PROJECT DATUM INFORMATION:

HORIZONTAL DATUM: NAD 83
VERTICAL DATUM: NAVD88

SOUTH CAROLINA CERTIFICATE OF AUTHORIZATION
DAVIS & FLOYD, INC
No. C00538

FOR AGENCY REVIEW
NOT FOR CONSTRUCTION

SOUTH CAROLINA REGISTERED PROFESSIONAL LAND SURVEYOR
NO. 21231
Tier A
MILTON P. MUCKENFUSS

DAVIS & FLOYD
SINCE 1954
WWW.DAVISFLOYD.COM
1940 ALGONQUIN ROAD, SUITE 301
CHARLESTON, SC 29405
(843) 554-8902

OWNER: CITY OF BEAUFORT
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA

PROJECT TITLE: WASHINGTON STREET PARK IMPROVEMENTS

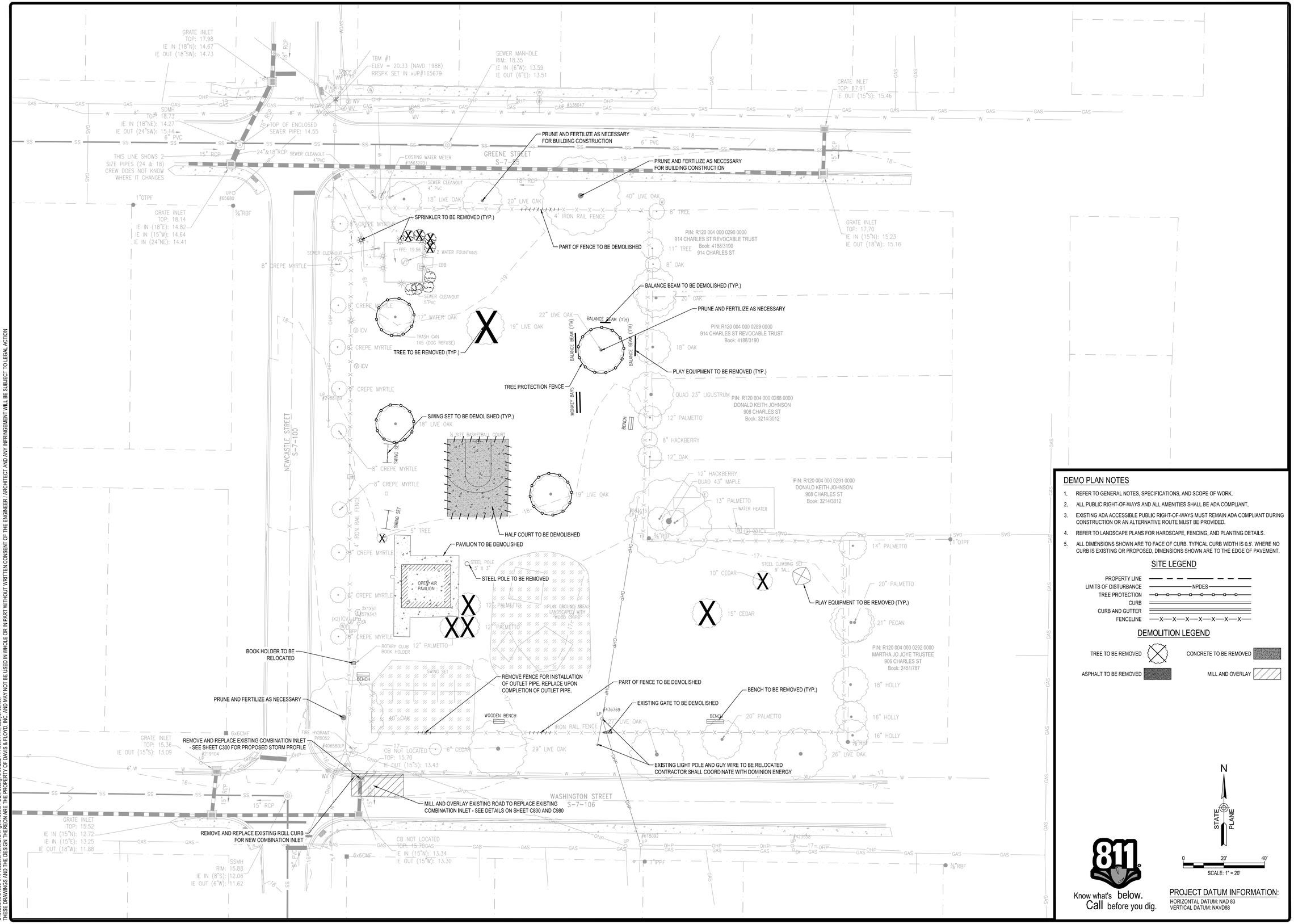
DRAWING TITLE: EXISTING CONDITIONS

NO.	REVISED	CHECKED	DATE
1	BJWSA MH TIE, SUBMITTAL	SRW	10/31/2023
2	BJWSA WS SUBMITTAL	SRW	04/12/2023
4	CDBG-RC SUBMITTAL	SRR	05/03/2024
5	REVISIONS TO SCHEC	SRR	05/31/2024

JOB NO. 31959.04
DATE MAY 31, 2024
DESIGNED DRV
DRAWN DRV
CHECKED MPM
APPROVED SRW

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PAGE 3 OF 42

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DEMO PLAN NOTES

1. REFER TO GENERAL NOTES, SPECIFICATIONS, AND SCOPE OF WORK.
2. ALL PUBLIC RIGHT-OF-WAYS AND ALL AMENITIES SHALL BE ADA COMPLIANT.
3. EXISTING ADA ACCESSIBLE PUBLIC RIGHT-OF-WAYS MUST REMAIN ADA COMPLIANT DURING CONSTRUCTION OR AN ALTERNATIVE ROUTE MUST BE PROVIDED.
4. REFER TO LANDSCAPE PLANS FOR HARDSCAPE, FENCING, AND PLANTING DETAILS.
5. ALL DIMENSIONS SHOWN ARE TO FACE OF CURB. TYPICAL CURB WIDTH IS 0.5'. WHERE NO CURB IS EXISTING OR PROPOSED, DIMENSIONS SHOWN ARE TO THE EDGE OF PAVEMENT.

SITE LEGEND

PROPERTY LINE
LIMITS OF DISTURBANCE — NPDES
TREE PROTECTION
CURB
CURB AND GUTTER
FENCELINE

DEMOLITION LEGEND

TREE TO BE REMOVED
CONCRETE TO BE REMOVED
ASPHALT TO BE REMOVED
MILL AND OVERLAY

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

N
STATE PLANE
0 20' 40'
SCALE: 1" = 20'

PROJECT DATUM INFORMATION:
HORIZONTAL DATUM: NAD 83
VERTICAL DATUM: NAVD88

SOUTH CAROLINA NO. 3027 CERTIFICATE OF AUTHORIZATION DAVIS & FLOYD, INC No. C00538
FOR AGENCY REVIEW
NOT FOR CONSTRUCTION
SOUTH CAROLINA 24 ENGINEER No. 23172 05/31/2024 REGISTERED STEVEN R. WALL

DAVIS & FLOYD
SINCE 1954
WWW.DAVISFLOYD.COM
1940 ALGONQUIN ROAD, SUITE 301
CHARLESTON, SC 29405
(843) 554-8902

OWNER: CITY OF BEAUFORT

PROJECT TITLE: WASHINGTON STREET PARK IMPROVEMENTS
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA

DRAWING TITLE: DEMOLITION PLAN

NO.	REVISIONS	BY	DATE
1	BJWSA W/ TM - SUBMITTAL	SRW	04/12/2024
2	BJWSA WSC/SUBMITTAL	SRW	05/03/2024
4	CDBG WSC/SUBMITTAL	SRW	05/31/2024
5	REVISED TO ADDHSC	SRW	06/21/2024

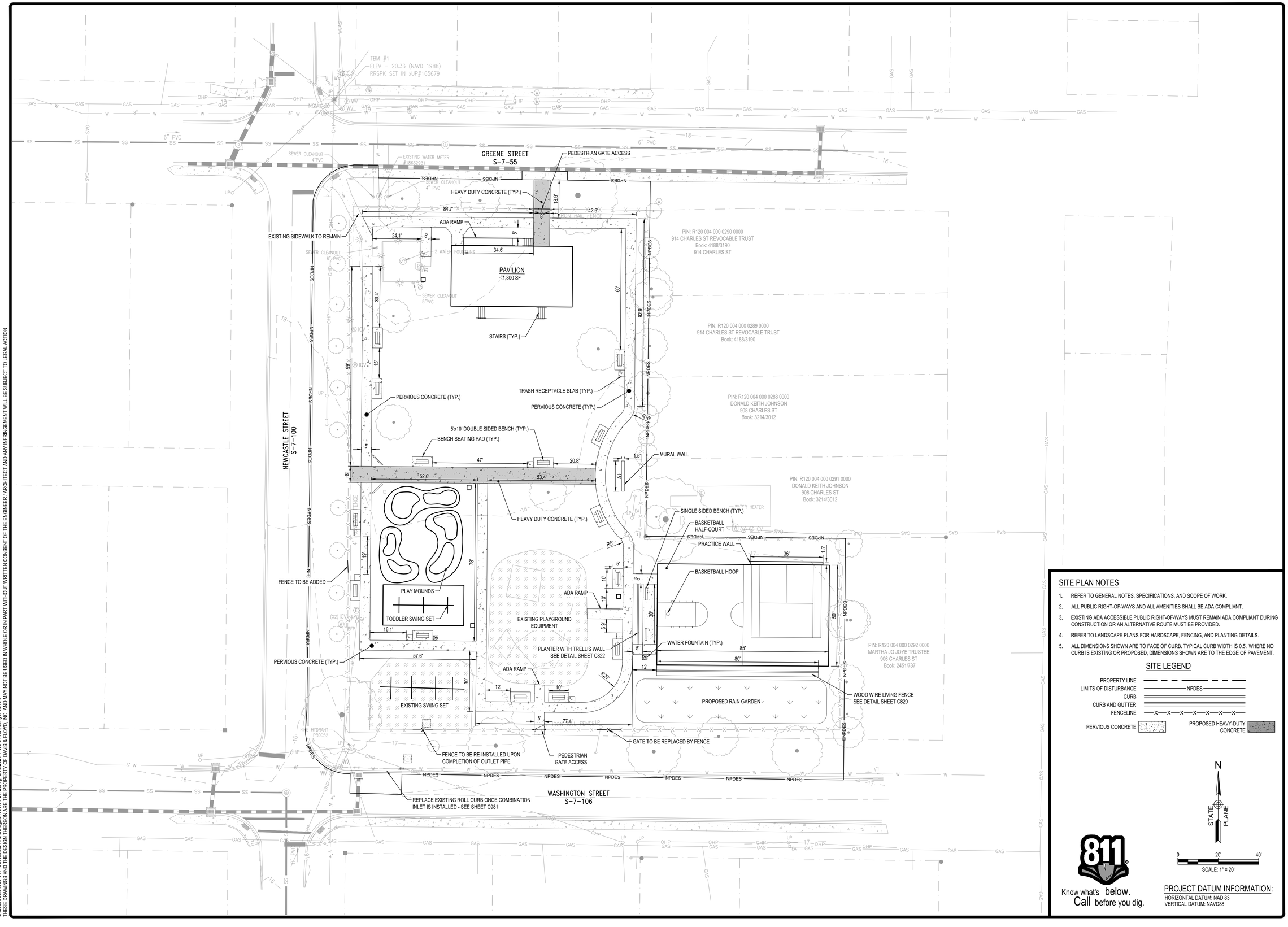
DESIGNED DRV
DRAWN DRV
CHECKED SRW
APPROVED SRW

JOB NO. 31959.04
DATE MAY 31, 2024

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PAGE 4 OF 42

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SITE PLAN NOTES

1. REFER TO GENERAL NOTES, SPECIFICATIONS, AND SCOPE OF WORK.
2. ALL PUBLIC RIGHT-OF-WAYS AND ALL AMENITIES SHALL BE ADA COMPLIANT.
3. EXISTING ADA ACCESSIBLE PUBLIC RIGHT-OF-WAYS MUST REMAIN ADA COMPLIANT DURING CONSTRUCTION OR AN ALTERNATIVE ROUTE MUST BE PROVIDED.
4. REFER TO LANDSCAPE PLANS FOR HARDSCAPE, FENCING, AND PLANTING DETAILS.
5. ALL DIMENSIONS SHOWN ARE TO FACE OF CURB. TYPICAL CURB WIDTH IS 0.5'. WHERE NO CURB IS EXISTING OR PROPOSED, DIMENSIONS SHOWN ARE TO THE EDGE OF PAVEMENT.

SITE LEGEND

PROPERTY LINE
LIMITS OF DISTURBANCE — NPDES
CURB
CURB AND GUTTER
FENCELINE — X — X — X — X — X — X — X —
PERVIOUS CONCRETE
PROPOSED HEAVY-DUTY CONCRETE

N
STATE PLANE
0 20' 40'
SCALE: 1" = 20'

Know what's below. Call before you dig.

PROJECT DATUM INFORMATION:

HORIZONTAL DATUM: NAD 83
VERTICAL DATUM: NAVD88

SOUTH CAROLINA
DAVIS & FLOYD, INC
No. C00538
CERTIFICATE OF AUTHORIZATION

FOR AGENCY REVIEW
NOT FOR CONSTRUCTION

SOUTH CAROLINA
No. 23172
05/31/2024
REGISTERED
PROFESSIONAL ENGINEER
STATE OF NORTH

DAVIS & FLOYD
SINCE 1954
WWW.DAVISFLOYD.COM
1940 ALGONQUIN ROAD, SUITE 301
CHARLESTON, SC 29405
(843) 554-8902

OWNER
CITY OF BEAUFORT
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA

PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

DRAWING TITLE
SITE PLAN

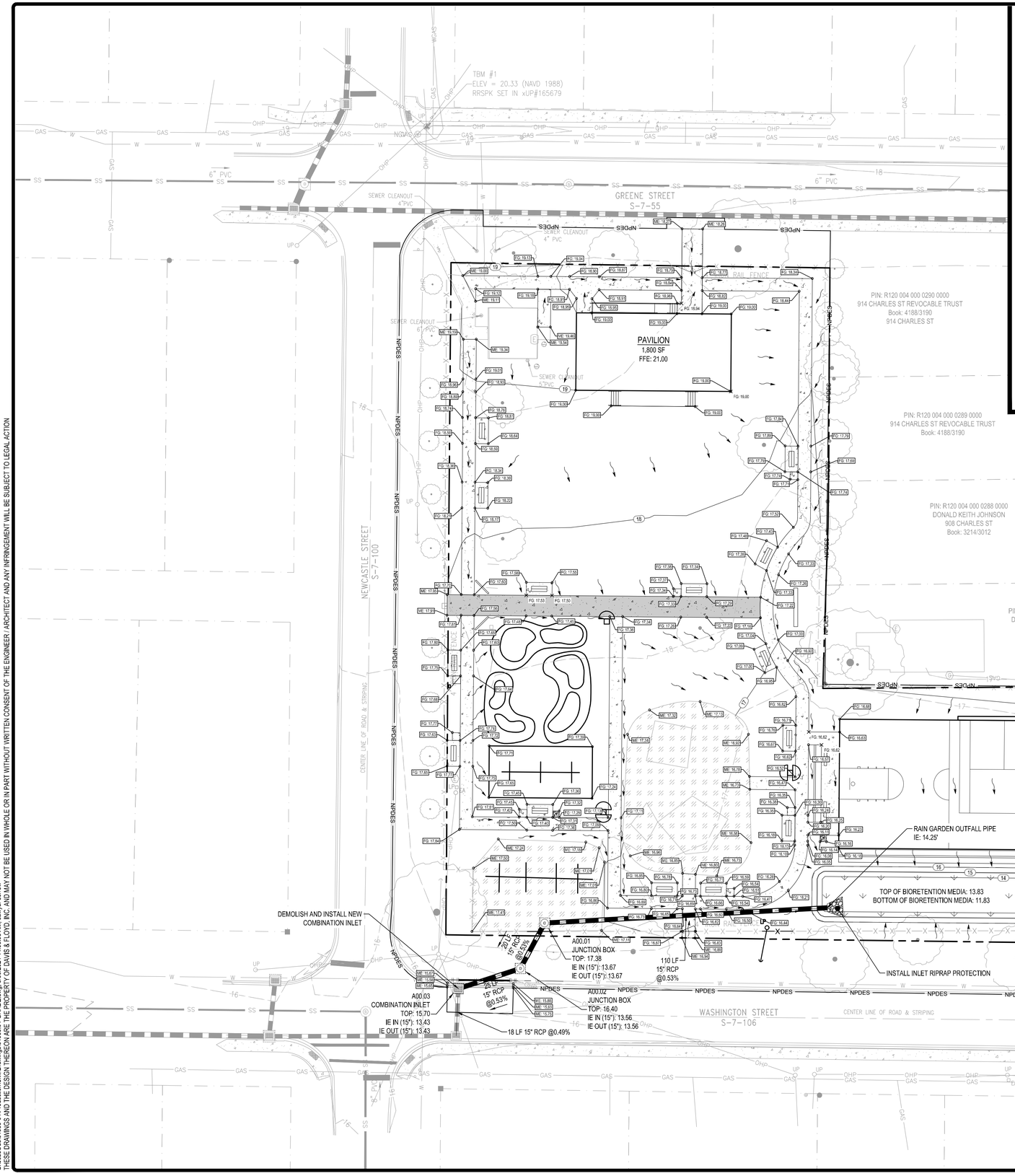
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1	BJDSA RETAIL SUBMITTAL	SRW	SRW	5/31/2024
2	BJDSA RE-SUBMITTAL	SRW	SRW	04/12/2023
4	CDBG RE-SUBMITTAL	SRW	SRW	05/03/2024
5	REVISED TO SCAPE	SRW	SRW	05/31/2024

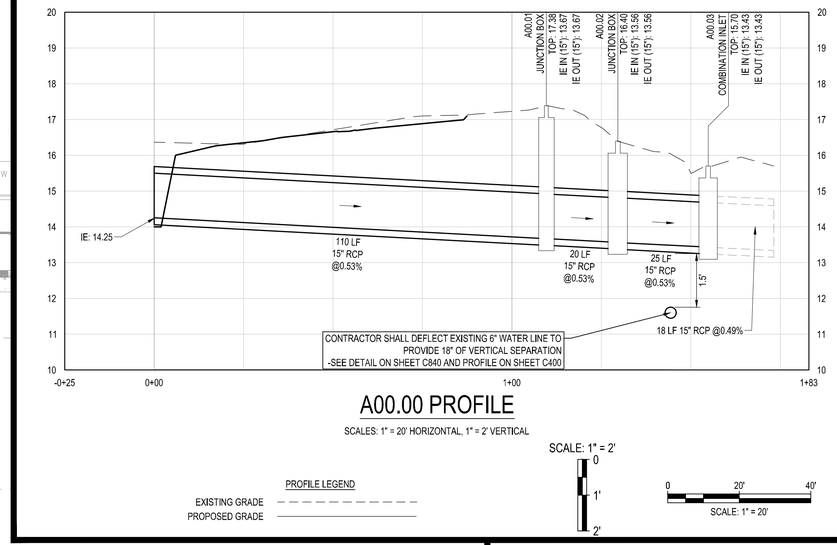
JOB NO. 31959.04
DATE MAY 31, 2024
DESIGNED DRV
DRAWN DRV
CHECKED SRW
APPROVED SRW

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A00.00 PROFILE

SCALES: 1" = 20' HORIZONTAL, 1" = 2' VERTICAL

PROFILE LEGEND

EXISTING GRADE

PROPOSED GRADE

SCALE: 1" = 2'

SCALE: 1" = 20'

UTILITY PLAN NOTES

1. REFER TO GENERAL NOTES, SPECIFICATIONS, AND SCOPE OF WORK.
2. EXISTING CONDITIONS WERE OBTAINED FROM AVAILABLE RECORD DRAWINGS AND FIELD SURVEYS AND ARE NOT WARRANTED TO BE COMPLETE OR ACCURATE. CONTRACTOR SHALL VERIFY EXACT LOCATION OF ALL UTILITIES IN THE FIELD PRIOR TO THE START OF ANY WORK.
3. SOME UNDERGROUND CONDUITS MAY NOT BE SHOWN ON THESE PLANS. PRIOR TO ANY EXCAVATION, CONTRACTOR TO SUB-CONTRACT UTILITY LOCATION SERVICES FOR EXISTING UNDERGROUND UTILITIES
4. CONTRACTOR TO PROVIDE OWNER WITH AT LEAST 48 HOURS NOTICE PRIOR TO ANY REQUIRED UTILITY SERVICE DISRUPTIONS OR SHUTDOWNS.
5. CONTRACTOR SHALL USE CARE WHEN WORKING NEAR EXISTING ACTIVE BUILDINGS AND OTHER INFRASTRUCTURE.
6. CONTRACTOR SHALL COORDINATE ELECTRICAL SERVICE TO BUILDING WITH DOMINION ENERGY AND PROVIDE UNDERGROUND ELECTRICAL SERVICE CONDUITS AS APPLICABLE.
7. SITE LIGHTING FOR THE PROJECT SHALL BE PROVIDED BY DOMINION ENERGY. CONTRACTOR SHALL INSTALL ANY NECESSARY CONDUITS PER AN APPROVED PLAN PROVIDED BY DOMINION ENERGY.

GRADING AND DRAINAGE PLAN NOTES

1. REFER TO GENERAL NOTES, SPECIFICATIONS, AND SCOPE OF WORK
2. EXISTING CONDITIONS WERE OBTAINED FROM AVAILABLE RECORD DRAWINGS AND FIELD SURVEYS AND ARE NOT WARRANTED TO BE COMPLETE OR ACCURATE. CONTRACTOR SHALL VERIFY EXACT LOCATION OF ALL UTILITIES IN THE FIELD PRIOR TO THE START OF ANY WORK.
3. SOME UNDERGROUND CONDUITS MAY NOT BE SHOWN ON THESE PLANS. PRIOR TO ANY EXCAVATION, CONTRACTOR TO SUB-CONTRACT UTILITY LOCATION SERVICES FOR EXISTING UNDERGROUND UTILITIES.
4. SEE SWPPP PLANS FOR SEQUENCE OF CONSTRUCTION AND SEDIMENT & EROSION CONTROL BMP LOCATIONS
5. CONTOURS AND SPOT ELEVATIONS PROVIDED ON THIS PLAN ARE FINISHED GROUND ELEVATIONS.
6. STORM SYSTEM PIPING & STRUCTURES SHOWN. ALL OTHER UTILITIES MAY NOT BE SHOWN FOR CLARITY.
7. CONTRACTOR SHALL CONFIRM THAT ADA REQUIRMENTS ARE MET WHERE SIDEWALKS INTERSECT BUILDING ACCESS RAMPS.

GRADING LEGEND

PROPERTY LINE
RIGHT OF WAY
SETBACK
LIMITS OF DISTURBANCE — NPDES
EXISTING CONTOUR - MAJOR — 105
EXISTING CONTOUR - MINOR — 104
PROPOSED CONTOUR - MAJOR — 105
PROPOSED CONTOUR - MINOR — 104
SURFACE FLOW DIRECTIONAL ARROW
PIPE FLOW DIRECTIONAL ARROW
INLET PROTECTION (RIP RAP)
GRADE ELEVATION - MATCH EXISTING ELEVATION — 0.00 ME
GRADE ELEVATION - FINISH GRADE ELEVATION — FG: 0.00

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PROJECT DATUM INFORMATION:

HORIZONTAL DATUM: NAD 83
VERTICAL DATUM: NAVD88

SCALE: 1" = 20'

FOR AGENCY REVIEW
NOT FOR CONSTRUCTION

DAVIS & FLOYD, INC
No. C00538
CERTIFICATE OF AUTHORIZATION
SOUTH CAROLINA

ENGINEER
No. 23172
05/31/2024
STEVEN R. WILSON
SOUTH CAROLINA

DAVIS & FLOYD
SINCE 1954
WWW.DAVISFLOYD.COM
1940 ALGONQUIN ROAD, SUITE 301
CHARLESTON, SC 29405
(843) 554-8902

OWNER
CITY OF BEAUFORT
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA

PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

DRAWING TITLE
GRADING AND DRAINAGE

NO.	REVISION	CHK'D	DATE
1	BJWSA INITIAL SUBMITTAL	SRW	04/12/2024
2	BJWSA RE-SUBMITTAL	SRW	05/03/2024
4	CCRD RE-SUBMITTAL	SRW	05/17/2024
5	REVISED TO SCHAEC	SRW	05/31/2024

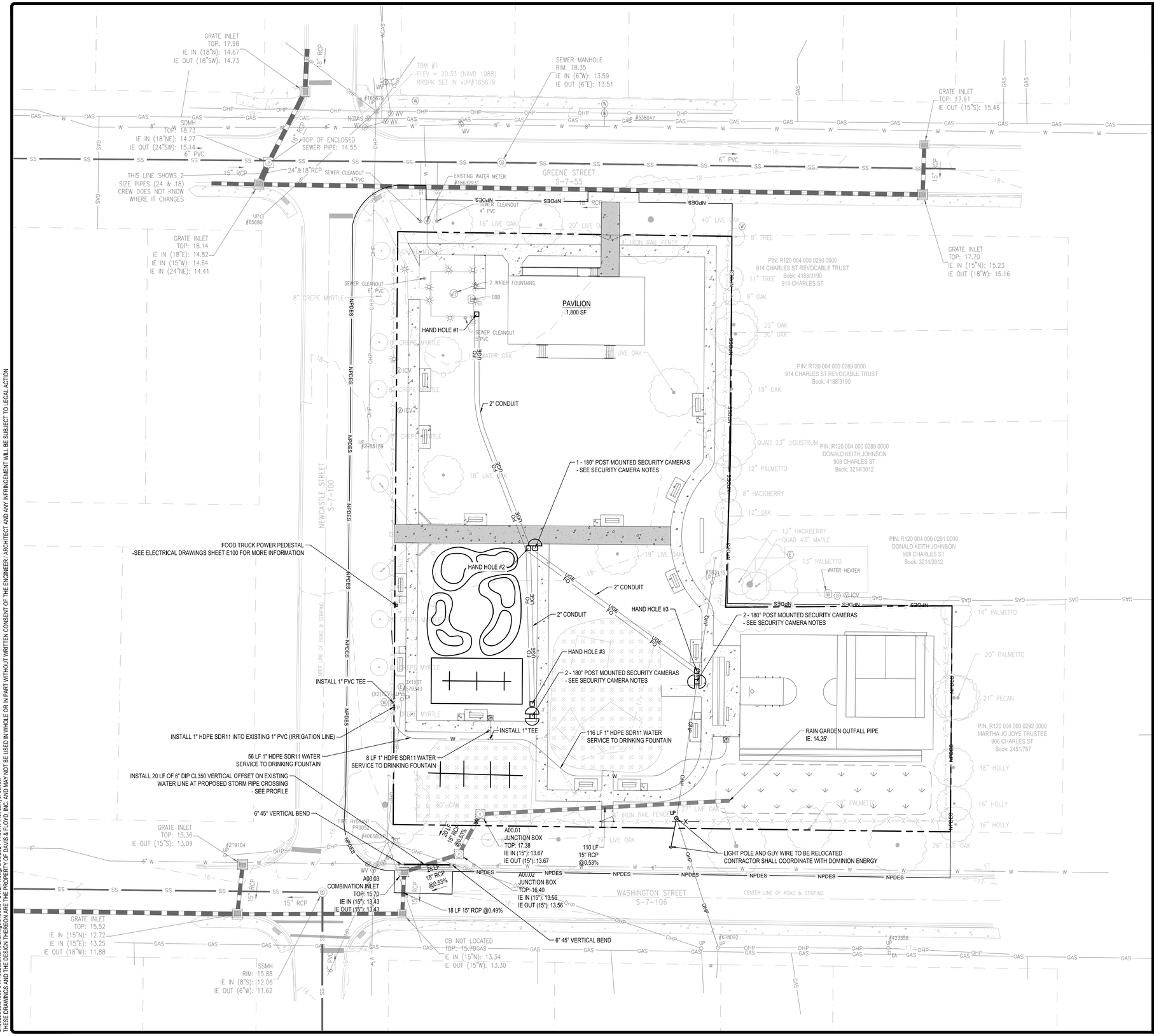
JOB NO.: 31959.04
DATE: MAY 31, 2024
DESIGNED: DRV
DRAWN: DRV
CHECKED: SRW
APPROVED: SRW

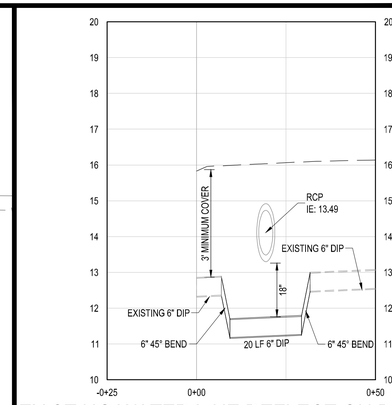
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POST MOUNTED SECURITY CAMERA NOTES:

1. EACH SECURITY CAMERA POST TO HAVE 110V / 240 WATTS.
2. EACH SECURITY CAMERA POST TO HAVE 18" x 18" x 10" WEATHERPROOF BOX TO HOUSE WI-FI COMPONENTS.
3. POST TO BE HOLLOW CORE AND SUPPLIED BY THE CITY PROVIDER.
4. EACH SECURITY CAMERA POST TO HAVE HAND HOLE FOR POWER.

UTILITY PLAN NOTES

1. REFER TO GENERAL NOTES, SPECIFICATIONS, AND SCOPE OF WORK.
2. EXISTING CONDITIONS WERE OBTAINED FROM AVAILABLE RECORD DRAWINGS AND FIELD SURVEYS AND ARE NOT WARRANTED TO BE COMPLETE OR ACCURATE. CONTRACTOR SHALL VERIFY EXACT LOCATION OF ALL UTILITIES IN THE FIELD PRIOR TO THE START OF ANY WORK.
3. SOME UNDERGROUND CONDUITS MAY NOT BE SHOWN ON THESE PLANS. PRIOR TO ANY EXCAVATION, CONTRACTOR TO SUB-CONTRACT UTILITY LOCATION SERVICES FOR EXISTING UNDERGROUND UTILITIES
4. CONTRACTOR TO PROVIDE OWNER WITH AT LEAST 48 HOURS NOTICE PRIOR TO ANY REQUIRED UTILITY SERVICE DISRUPTIONS OR SHUTDOWNS.
5. CONTRACTOR SHALL USE CARE WHEN WORKING NEAR EXISTING ACTIVE BUILDINGS AND OTHER INFRASTRUCTURE.
6. CONTRACTOR SHALL COORDINATE WITH THE BEAUFORT/JASPER COUNTY WATER DEPARTMENT FOR WATER SERVICE CONNECTION.
6. CONTRACTOR SHALL COORDINATE WITH THE BEAUFORT/JASPER COUNTY SEWER DEPARTMENT FOR SEWER SERVICE CONNECTION.
7. CONTRACTOR SHALL COORDINATE ELECTRICAL SERVICE TO BUILDING WITH DOMINION ENERGY AND PROVIDE UNDERGROUND ELECTRICAL SERVICE CONDUITS AS APPLICABLE.
8. SITE LIGHTING FOR THE PROJECT SHALL BE PROVIDED BY DOMINION ENERGY. CONTRACTOR SHALL INSTALL ANY NECESSARY CONDUITS PER AN APPROVED PLAN PROVIDED BY DOMINION ENERGY.

UTILITY LEGEND

PROPERTY LINE
LIMITS OF DISTURBANCE — NPDES
TREE PROTECTION
WATER — W — W
SANITARY SEWER - GRAVITY — SS — SS
SANITARY SEWER - FORCE MAIN — FM — FM
OVERHEAD ELECTRIC — OHP — OHP
UNDERGROUND ELECTRIC — UGE — UGE
NATURAL GAS — GAS — GAS
FIBER OPTIC — FO — FO
COMMUNICATIONS — C — C
BEND
REDUCER
BACKFLOW PREVENTOR
TEE
GATE VALVE
45° VERTICAL BEND

N
STATE PLANE

0 20' 40'
SCALE: 1" = 20'

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

PROJECT DATUM INFORMATION:

HORIZONTAL DATUM: NAD 83
VERTICAL DATUM: NAVD88

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SOUTH CAROLINA — DAVIS & FLOYD, INC — No. C00538 — CERTIFICATE OF AUTHORIZATION
FOR AGENCY REVIEW NOT FOR CONSTRUCTION
SOUTH CAROLINA — No. 23172 — 05/31/2024 — REGISTERED PROFESSIONAL ENGINEER — STEVEN R. WILSON

DAVIS & FLOYD
SINCE 1954
WWW.DAVISFLOYD.COM
1940 ALGONQUIN ROAD, SUITE 301
CHARLESTON, SC 29405
(843) 554-8902

OWNER: CITY OF BEAUFORT
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA
PROJECT TITLE: WASHINGTON STREET PARK IMPROVEMENTS
DRAWING TITLE: UTILITY PLAN

NO.	REVISED	CHKD	DATE
1	SUBMITTAL	SRW	07/2023
2	SUBMITTAL	SRW	04/2/2023
4	SUBMITTAL	SRW	05/31/2024
5	ADDED TO SCHED.	SRW	05/31/2024

JOB NO. 31959.04
DATE: MAY 31, 2024
DESIGNED: DRV
DRAWN: DRV
CHECKED: SRW
APPROVED: SRW

C400

SCDHEC/OCRM STANDARD NOTES

1. IF NECESSARY, SLOPES, WHICH EXCEED EIGHT (8) VERTICAL FEET, SHOULD BE STABILIZED WITH SYNTHETIC OR VEGETATIVE MATS, IN ADDITION TO HYDRO-SEEDING. IT MAY BE NECESSARY TO INSTALL TEMPORARY SLOPE DRAINS DURING CONSTRUCTION. TEMPORARY BERMS MAY BE NEEDED UNTIL THE SLOPE IS BROUGHT TO GRADE.

2. STABILIZATION MEASURES SHALL BE INITIATED AS SOON AS PRACTICABLE IN PORTIONS OF THE SITE WHERE CONSTRUCTION ACTIVITIES HAVE TEMPORARILY OR PERMANENTLY CEASED, BUT IN NO CASE MORE THAN FOURTEEN (14) DAYS AFTER WORK HAS CEASED, EXCEPT AS STATED BELOW.

   A. WHERE STABILIZATION BY THE 14TH DAY IS PRECLUDED BY SNOW COVER OR FROZEN GROUND CONDITIONS STABILIZATION MEASURES MUST BE INITIATED AS SOON AS PRACTICABLE.

   B. WHERE CONSTRUCTION ACTIVITY ON A PORTION OF THE SITE IS TEMPORARILY CEASED, AND EARTH-DISTURBING ACTIVITIES WILL BE RESUMED WITHIN 14 DAYS, TEMPORARY STABILIZATION MEASURES DO NOT HAVE TO BE INITIATED ON THAT PORTION OF THE SITE.

3. ALL SEDIMENT AND EROSION CONTROL DEVICES SHALL BE INSPECTED ONCE EVERY CALENDAR WEEK. IF PERIODIC INSPECTION OR OTHER INFORMATION INDICATES THAT A BMP HAS BEEN INAPPROPRIATELY OR INCORRECTLY PLACED, THE PERMITTEE MUST ADDRESS THE NECESSARY REPLACEMENT OR MODIFICATION REQUIRED TO CORRECT THE BMP WITHIN 48 HOURS OF IDENTIFICATION.

4. PROVIDE SILT FENCE AND/OR OTHER CONTROL DEVICES, AS MAY BE REQUIRED, TO CONTROL SOIL EROSION DURING UTILITY CONSTRUCTION. ALL DISTURBED AREAS SHALL BE CLEANED, GRADED, AND STABILIZED WITH GRASSING IMMEDIATELY AFTER THE UTILITY INSTALLATION. FILL, COVER, AND TEMPORARY SEEDING AT THE END OF EACH DAY ARE RECOMMENDED. IF WATER IS ENCOUNTERED WHILE TRENCHING, THE WATER SHOULD BE FILTERED TO REMOVE ANY SEDIMENTS BEFORE BEING PUMPED BACK INTO ANY WATERS OF THE STATE PER THE ENVIRONMENTAL PLANS.

5. ALL EROSION CONTROL DEVICES SHALL BE PROPERLY MAINTAINED DURING ALL PHASES OF CONSTRUCTION UNTIL THE COMPLETION OF ALL CONSTRUCTION ACTIVITIES AND ALL DISTURBED AREAS HAVE BEEN STABILIZED. ADDITIONAL CONTROL DEVICES MAY BE REQUIRED DURING CONSTRUCTION IN ORDER TO CONTROL EROSION AND/OR OFFSITE SEDIMENTATION. ALL TEMPORARY CONTROL DEVICES SHALL BE REMOVED ONCE CONSTRUCTION IS COMPLETE AND THE SITE IS STABILIZED.

6. THE CONTRACTOR MUST TAKE NECESSARY ACTION TO MINIMIZE THE TRACKING OF MUD ONTO PAVED ROADWAY(S) FROM CONSTRUCTION AREAS AND THE GENERATION OF DUST. THE CONTRACTOR SHALL DAILY REMOVE MUD/SOIL FROM PAVEMENT, AS MAY BE REQUIRED.

7. TEMPORARY DIVERSION BERMS AND/OR DITCHES WILL BE PROVIDED AS NEEDED DURING CONSTRUCTION TO PROTECT WORK AREAS FROM UPSLOPE RUNOFF AND/OR TO DIVERT SEDIMENT-LADEN WATER TO APPROPRIATE TRAPS OR STABLE OUTLETS.

8. ALL WATERS OF THE STATE (WOS), INCLUDING WETLANDS, ARE TO BE FLAGGED OR OTHERWISE CLEARLY MARKED IN THE FIELD. A DOUBLE ROW OF SILT FENCE IS TO BE INSTALLED IN ALL AREAS WHERE A 50-FOOT BUFFER CAN'T BE MAINTAINED BETWEEN THE DISTURBED AREA AND ALL WOS. A 10-FOOT BUFFER SHOULD BE MAINTAINED BETWEEN THE LAST ROW OF SILT FENCE AND ALL WOS.

9. LITTER, CONSTRUCTION DEBRIS, OILS, FUELS, AND BUILDING PRODUCTS WITH SIGNIFICANT POTENTIAL FOR IMPACT (SUCH AS STOCKPILES OF FRESHLY TREATED LUMBER) AND CONSTRUCTION CHEMICALS THAT COULD BE EXPOSED TO STORM WATER MUST BE PREVENTED FROM BECOMING A POLLUTANT SOURCE IN STORM WATER DISCHARGES.

10. A COPY OF THE SWPPP, INSPECTION RECORDS, AND RAINFALL DATA MUST BE RETAINED AT THE CONSTRUCTION SITE OR A NEARBY LOCATION EASILY ACCESSIBLE DURING NORMAL BUSINESS HOURS, FROM THE DATE OF COMMENCEMENT OF CONSTRUCTION ACTIVITIES TO THE DATE THAT FINAL STABILIZATION IS REACHED.

11. INITIATE STABILIZATION MEASURES ON ANY EXPOSED STEEP SLOPE (3H:1V OR GREATER) WHERE LAND-DISTURBING ACTIVITIES HAVE PERMANENTLY OR TEMPORARILY CEASED, AND WILL NOT RESUME FOR A PERIOD OF SEVEN (7) CALENDAR DAYS.

12. MINIMIZE SOIL COMPACTION AND, UNLESS INFEASIBLE, PRESERVE TOPSOIL.

13. MINIMIZE THE DISCHARGE OF POLLUTANTS FROM EQUIPMENT AND VEHICLE WASHING, WHEEL WASH WATER, AND OTHER WASH WATERS. WASH WATERS MUST BE TREATED IN A SEDIMENT BASIN OR ALTERNATIVE CONTROL THAT PROVIDES EQUIVALENT OR BETTER TREATMENT PRIOR TO DISCHARGE.

14. MINIMIZE THE DISCHARGE OF POLLUTANTS FROM DEWATERING OF TRENCHES AND EXCAVATED AREAS. THESE DISCHARGES ARE TO BE ROUTED THROUGH APPROPRIATE BMPS (SEDIMENT BASIN, FILTER BAG, ETC.).

15. THE FOLLOWING DISCHARGES FROM SITES ARE PROHIBITED:

- WASTEWATER FROM WASHOUT OF CONCRETE, UNLESS MANAGED BY AN APPROPRIATE CONTROL;
- WASTEWATER FROM WASHOUT AND CLEANOUT OF STUCCO, PAINT, FORM RELEASE OILS, CURING COMPOUNDS AND OTHER CONSTRUCTION MATERIALS;
- FUELS, OILS, OR OTHER POLLUTANTS USED IN VEHICLE AND EQUIPMENT OPERATION AND MAINTENANCE; AND
- SOAPS OR SOLVENTS USED IN VEHICLE AND EQUIPMENT WASHING.

16. AFTER CONSTRUCTION ACTIVITIES BEGIN, INSPECTIONS MUST BE CONDUCTED AT A MINIMUM OF AT LEAST ONCE EVERY CALENDAR WEEK AND MUST BE CONDUCTED UNTIL FINAL STABILIZATION IS REACHED ON ALL AREAS OF THE CONSTRUCTION SITE.

17. IF EXISTING BMPS NEED TO BE MODIFIED OR IF ADDITIONAL BMPS ARE NECESSARY TO COMPLY WITH THE REQUIREMENTS OF THIS PERMIT AND/OR SC'S WATER QUALITY STANDARDS, IMPLEMENTATION MUST BE COMPLETED BEFORE THE NEXT STORM EVENT WHENEVER PRACTICABLE. IF IMPLEMENTATION BEFORE THE NEXT STORM EVENT IS IMPRACTICABLE, THE SITUATION MUST BE DOCUMENTED IN THE SWPPP AND ALTERNATIVE BMPS MUST BE IMPLEMENTED AS SOON AS REASONABLY POSSIBLE.

18. A PRE-CONSTRUCTION CONFERENCE MUST BE HELD FOR EACH CONSTRUCTION SITE WITH AN APPROVED ON-SITE SWPPP PRIOR TO THE IMPLEMENTATION OF CONSTRUCTION ACTIVITIES. FOR NON-LINEAR PROJECTS THAT DISTURB 10 ACRES OR MORE, THIS CONFERENCE MUST BE HELD ON-SITE UNLESS THE DEPARTMENT HAS APPROVED OTHERWISE.

LOCAL JURISDICTION MS4 STANDARD NOTES

1. INSERT HERE.

DRAINAGE FACILITIES MAINTENANCE PLAN

1. TEMPORARY SEDIMENT CONTROLS:

   THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL MAINTENANCE INCLUDING BUT NOT NECESSARILY LIMITED TO:

   A. DURING CONSTRUCTION (UNTIL FINAL ACCEPTANCE BY THE AUTHORITIES HAVING JURISDICTION):
      1) DAILY:
         a) OBSERVING PAVED AREAS THAT ARE UTILIZED FOR SITE ACCESS TO LOOK FOR SIGNS OF SOIL BEING TRACKED FROM THE SITE AND TAKING CORRECTIVE ACTION AS NECESSARY
         b) CORRECTING ANY DAMAGE TO TEMPORARY SEDIMENT CONTROLS AS SOON AS POSSIBLE WHEN IT OCCURS.
      2) WEEKLY:
         a) INSPECTING TEMPORARY SEDIMENT CONTROLS FOR DAMAGE AND ACCUMULATED SEDIMENT. REMOVING SEDIMENT AND REPAIRING OR REPLACING DAMAGED TEMPORARY SEDIMENT CONTROLS AS NECESSARY.
         b) EVALUATING PERFORMANCE AND AMENDING, MODIFYING, IMPROVING, OR RELOCATING TEMPORARY SEDIMENT CONTROLS AS NECESSARY.
         c) LOGGING INSPECTION OBSERVATIONS, RECOMMENDATIONS, REPAIRS, RELOCATIONS, AMENDMENTS, AND IMPROVEMENTS AS NECESSARY
      3) BI-WEEKLY:
         a) EVALUATING SITE AND INSTALLING PERMANENT LANDSCAPING OR TEMPORARY SEEDING AS NECESSARY.
   B. AT COMPLETION OF CONSTRUCTION (UPON FINAL ACCEPTANCE BY AUTHORITIES HAVING JURISDICTION)
      1) REMOVING OF ALL TEMPORARY SEDIMENT CONTROLS.

2. DRAINAGE CULVERTS AND STRUCTURES:

   A. DURING CONSTRUCTION (UNTIL FINAL ACCEPTANCE BY THE AUTHORITIES HAVING JURISDICTION):
      THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL MAINTENANCE INCLUDING BUT NOT NECESSARILY LIMITED TO:
      1) PROTECTING THE CULVERTS AND STRUCTURES FROM DAMAGE.
      2) PREVENTING SEDIMENT FROM ENTERING THE CULVERTS AND STRUCTURES.
      3) REPAIRING OF ANY DAMAGE AND REMOVAL OF SEDIMENT AS SOON AS POSSIBLE AFTER IT OCCURS.

TEMPORARY BUFFER ZONE MANAGEMENT AND SURFACE WATER PROTECTION PLAN:

1. TEMPORARY (CONSTRUCTION) BUFFERS ARE NOT TO BE CONFUSED WITH PERMANENT BUFFERS THAT MAY BE SHOWN ELSEWHERE IN THE CONSTRUCTION PLANS. EXERCISE CARE TO DIFFERENTIATE BETWEEN TEMPORARY AND PERMANENT BUFFERS AND THEIR ASSOCIATED REQUIREMENTS.
2. TEMPORARY BUFFER ZONES SHALL BE FLAGGED PRIOR TO THE INSTALLATION OF PERIMETER CONTROLS.
3. ALL PERIMETER AND SEDIMENT CONTROL BMPS, SHALL BE INSTALLED PRIOR TO THE DISCHARGE OF STORMWATER RUNOFF INTO THE ADJACENT SURFACE WATERS AND SHALL BE MAINTAINED UNTIL FINAL STABILIZATION.
4. AREAS CONTRIBUTING DIRECT RUNOFF TO TEMPORARY BUFFER AREAS SHALL BE STABILIZED PRIOR TO COMMENCING WORK WITHIN THE TEMPORARY BUFFER AREA.
5. ONCE CONSTRUCTION WITHIN AND ADJACENT TO TEMPORARY BUFFER AREAS IS COMPLETED, THE AREAS SHALL BE STABILIZED AS SOON AS PRACTICAL.
6. IN THE EVENT A BUFFER IS ACCIDENTALLY DISTURBED, THE CONTRACTOR SHALL STABILIZE THE AREA AS SOON AS POSSIBLE AND CONSULT THE ENGINEER REGARDING REMEDIAL MEASURES OR EROSION CONTROL MEASURES.
7. NO DISTURBANCE SHALL OCCUR WITHIN CRITICAL AREAS (IE: SALTWATER MARSH).

TEMPORARY SEEDING

(TO BE USED ONLY FOR TEMPORARY STABILIZATION DURING CONSTRUCTION)

1. ALL PREPARATION, INSTALLATION, AND MAINTENANCE OF TEMPORARY SEEDING SHALL BE IN ACCORDANCE WITH APPLICABLE PORTIONS OF SECTION 810 OF THE SCDOT STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION (LATEST EDITION).
2. IN PARTICULAR THE CONTRACTOR SHALL:
   A. ESTABLISH A STAND OF VEGETATION THAT IS CAPABLE OF EROSION CONTROL.
   B. PROVIDE MINIMUM DENSITY COVERAGE OF 70% THROUGHOUT THE SEEDED AREA.
   C. MAINTAIN THE STAND OF VEGETATION UNTIL REPLACED BY PERMANENT LANDSCAPING OR SUBSEQUENT CONSTRUCTION.
3. TEMPORARY SEED SHALL BE IN ACCORDANCE WITH SECTION 1.4 OF THE SCDOT SUPPLEMENTAL TECHNICAL SPECIFICATION FOR SEEDING (SDOT DESIGNATION: SC-M-810-4). SEED SPECIES AND APPLICATION RATE SHALL BE AS INDICATED FOR THE PROJECT LOCATION, SOIL TYPE, AND DATE OF INSTALLATION (SEE CHARTS).

PERMANENT SEEDING

(TO BE USED WHERE PERMANENT TURF BY SEEDING IS INDICATED ON PLANS OR DETAILS)

1. ALL PREPARATION, INSTALLATION, AND MAINTENANCE SHALL BE IN ACCORDANCE WITH THE LANDSCAPING SPECIFICATIONS FOR THE PROJECT OR, IN INSTANCES WHERE LANDSCAPING SPECIFICATIONS DO NOT EXIST, IN ACCORDANCE WITH APPLICABLE PORTIONS OF SECTION 810 OF THE SCDOT STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION (LATEST EDITION).
2. IN PARTICULAR THE CONTRACTOR SHALL, AT A MINIMUM UNLESS OTHERWISE SPECIFIED AS INDICATED ABOVE:
   A. ESTABLISH A UNIFORM PERENNIAL STAND OF VEGETATION WITH A ROOT SYSTEM THAT IS SUFFICIENTLY DEVELOPED TO SURVIVE DRY PERIODS AND WINTER WEATHER AND BE CAPABLE OF RE-ESTABLISHMENT IN THE SPRING.
   B. PROVIDE MINIMUM DENSITY COVERAGE OF 70% THROUGHOUT THE SEEDED AREA.
   C. MAINTAIN THE STAND OF VEGETATION INCLUDING MOWING, FERTILIZING, WEED, DISEASE AND INSECT CONTROL; AND WATERING AS NECESSARY, UNTIL FINAL ACCEPTANCE BY THE AUTHORITY HAVING JURISDICTION.
3. UNLESS OTHERWISE INDICATED, PERMANENT SEED SHALL BE IN ACCORDANCE WITH SECTION 1.4 OF THE SCDOT SUPPLEMENTAL TECHNICAL SPECIFICATION FOR SEEDING (SDOT DESIGNATION: SC-M-810-4). SEED SPECIES AND APPLICATION RATE SHALL BE AS INDICATED FOR THE PROJECT LOCATIONS, SOIL TYPE, AND DATE OF INSTALLATION (SEE CHARTS).

PERMITTING NOTES

1. THESE PLANS HAVE BEEN PREPARED TO MEET THE INITIAL REQUIREMENTS OF A STORMWATER POLLUTION PREVENTION PLAN (SWPPP) FOR COVERAGE UNDER THE SOUTH CAROLINA NPDES GENERAL PERMIT FOR STORMWATER DISCHARGES FROM CONSTRUCTION ACTIVITIES (SCR100000). THE OWNER AND CONTRACTOR(S) ARE ADVISED THAT ADDITIONAL REQUIREMENTS, WHICH ARE BEYOND THE SCOPE OF THESE PLANS, MUST BE MET IN ORDER TO ASSURE CONTINUED COVERAGE UNDER THE NPDES GENERAL PERMIT.
2. COVERAGE UNDER THE NPDES IS INITIATED BY THE SOUTH CAROLINA DEPARTMENT OF HEALTH AND ENVIRONMENTAL CONTROL (SCDHEC) APPROVAL OF THE PROJECT FOR CONSTRUCTION. THE OWNER'S SUBMITTAL OF A NOTICE OF INTENT (NOI) SERVES AS THE OWNER'S CERTIFICATION THAT HE HAS PREPARED, AND WILL IMPLEMENT AND MAINTAIN, A SWPPP THROUGHOUT THE CONSTRUCTION PERIOD. FURTHERMORE, IT CERTIFIES THAT HE WILL DOCUMENT AND WHERE REQUIRED, REPORT SITE CONDITIONS, REMEDIAL EFFORTS, SWPPP MODIFICATIONS, AND OTHER STORMWATER RELATED ACTIVITIES IN ACCORDANCE WITH NPDES REQUIREMENTS. COVERAGE UNDER THE NPDES IS TERMINATED UPON THE OWNER'S SUBMITTAL OF A NOTICE OF TERMINATION (NOT) WHEN SCDHEC APPROVAL OF THE COMPLETED PROJECT HAS BEEN RECEIVED.
3. THE OWNER IS ADVISED THAT DAVIS & FLOYD'S SCOPE OF SERVICES DOES NOT NECESSARILY INCLUDE EFFORTS TO DOCUMENT AND REPORT ACTIVITIES IN ACCORDANCE WITH NPDES REQUIREMENTS. WHILE DAVIS & FLOYD CAN PERFORM THESE SERVICES UPON REQUEST, THEY CAN ALSO BE PROVIDED BY THIRD PARTY FIRMS WHO SPECIALIZE IN DOCUMENTATION AND REPORTING OF NPDES RELATED ACTIVITIES. REGARDLESS, THESE ACTIVITIES MUST BE ACCOMPLISHED, DOCUMENTED, AND WHERE REQUIRED, REPORTED THROUGHOUT THE CONSTRUCTION PERIOD IN ORDER TO AVOID AN NPDES VIOLATION.
4. ADDITIONAL PARTIES WHO ARE ASSOCIATED WITH LAND DISTURBING ACTIVITIES FOR A PROJECT THAT HAS RECEIVED NPDES COVERAGE MAY SHARE RESPONSIBILITY FOR COMPLIANCE UNDER THE NPDES CO-PERMITTEE REGULATIONS. IN ADDITION, PARTIES WHO ARE ASSOCIATED WITH LAND DISTURBANCES THAT ARE PART OF A "LARGER COMMON PLAN" (LCP) THAT HAS RECEIVED NPDES COVERAGE MAY ALSO SHARE RESPONSIBILITY FOR COMPLIANCE UNDER THE NPDES CO-PERMITTEE REGULATIONS. ALL PARTIES ASSOCIATED WITH ANY CONSTRUCTION ACTIVITIES ARE ADVISED TO CLARIFY THEIR RESPONSIBILITIES WITH REGARD TO COMPLIANCE WITH THE REQUIREMENTS OF THE NPDES.

SWPPP INSPECTIONS AND DOCUMENTATION

1. SWPPP INSPECTOR'S RESPONSIBILITIES:
   A. THE SWPPP INSPECTOR SHALL HAVE A CURRENT CEPSCI CERTIFICATION AND/OR BE A LICENSED PROFESSIONAL ENGINEER IN THE STATE OF SOUTH CAROLINA.
   B. THE SWPPP INSPECTOR SHALL ACQUIRE AND MAINTAIN A COPY OF THE APPROVED C-SWPPP MANUAL, APPROVED PERMITS, AND APPROVED PLANS FROM THE SWPPP DESIGNER. THE C-SWPPP WILL THEN BECOME THE OS-SWPPP MANUAL.
   C. THE SWPPP INSPECTOR SHALL PERFORM SWPPP INSPECTIONS AT LEAST ONCE EACH CALENDAR WEEK AND AFTER STORM EVENTS, WITH NO TIME PERIOD BETWEEN INSPECTIONS EXCEEDING 9 DAYS.
   D. THE SWPPP INSPECTOR SHALL PROVIDE THE SWPPP INSPECTION REPORT, PHOTOS, AND OTHER DOCUMENTATION TO BE KEPT ONSITE. THE SITE CONTRACTOR SHALL PROVIDE A LOCATION TO STORE AND MAINTAIN THE SWPPP DOCUMENTS ONSITE (SEE CONTRACTOR'S RESPONSIBILITIES BELOW).
   E. IN THE EVENT THE SWPPP DOCUMENTATION CANNOT BE KEPT AND MAINTAINED AT THE PROJECT SITE, THE SWPPP INSPECTOR SHALL PROVIDE A LAMINATED PLACARD ONSITE DENOTING WHERE A COPY OF THE APPROVED PLANS AND SWPPP DOCUMENTS CAN BE ACQUIRED WITHIN 30 MINUTES NOTICE AT THE REQUEST OF THE AGENCY INSPECTOR. THE PLACARD SHALL PROVIDE THE SWPPP INSPECTOR'S PRINTED NAME, PHONE NUMBER, EMAIL ADDRESS, AND PHYSICAL ADDRESS OF THE LOCATION OF THE SWPPP DOCUMENTS. THE PLACARD SHALL ALSO PROVIDE AN ALTERNATE PHONE NUMBER AND CONTACT NAME IN THE EVENT THE SWPPP INSPECTOR IS UNAVAILABLE.
   F. THE SWPPP INSPECTOR SHALL EMAIL COPIES OF EACH INSPECTION TO THE DESIGN ENGINEER, SWPPP DESIGNER (IF DIFFERENT THAN THE DESIGN ENGINEER), AND THE SITE CONTRACTOR WITHIN THREE (3) DAYS AFTER THE INSPECTION. ONE COPY OF THE INSPECTION DOCUMENTS SHALL BE FILED BY THE SWPPP INSPECTOR IN OR WITH THE ONSITE SWPPP MANUAL IMMEDIATELY AFTER THE INSPECTION.
   G. THE SWPPP INSPECTOR SHALL PERFORM ALL SWPPP INSPECTION DUTIES AS DEFINED BY THE APPROVED PLANS, CEPSCI STANDARDS, NPDES PERMIT, SCDHEC-OCRM, AND/OR OTHER AGENCY REQUIREMENTS.
2. CONTRACTOR'S RESPONSIBILITIES:
   A. CONTRACTOR SHALL PROVIDE A WEATHERPROOF ENCLOSURE ONSITE TO STORE AND MAINTAIN THE SWPPP INSPECTOR'S REPORTS, OS-SWPPP MANUAL, AND APPROVED SET OF SITE CONSTRUCTION PLANS. IF A CONSTRUCTION TRAILER IS TO BE LOCATED ONSITE, THEN THE CONTRACTOR SHALL PROVIDE A FILE CABINET, OR OTHER MEANS, DESIGNATED ONLY FOR SWPPP DOCUMENTS & REPORTS.
   B. THE CONTRACTOR SHALL ENSURE THE SWPPP INSPECTOR HAS 24-HOUR ACCESS TO SWPPP DOCUMENTS AND PLANS.
   C. THE CONTRACTOR SHALL PROVIDE THEIR ONSITE PROJECT MANAGER'S AND/OR SUPERINTENDANT'S NAME, PHONE NUMBER, AND EMAIL ADDRESS TO THE SWPPP INSPECTOR.
   D. CONTRACTOR SHALL PROVIDE AND MAINTAIN AT LEAST ONE RAIN GAUGE ONSITE IN AN OPEN AREA. THE RAIN GAGE SHALL BE AT LEAST 20 FEET CLEAR OF ANY TREE CANOPIES, BUILDINGS, OR OTHER VERTICAL STRUCTURES THAT COULD PREVENT RAINFALL FROM REACHING THE RAIN GAGE.

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DAVIS & FLOYD, INC
No. C00538
CERT IF ICATE OF AUTHORIZATION
FOR AGENCY REVIEW
NOT FOR CONSTRUCTION
SOUTH CAROLINA PROFESSIONAL ENGINEER
No. 23172
05/31/2024
STEVEN R. BAKER
DAVIS & FLOYD
SINCE 1954
WWW.DAVISFLOYD.COM
1940 ALGONQUIN ROAD, SUITE 301
CHARLESTON, SC 29405
(843) 554-8902

OWNER
CITY OF BEAUFORT
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA
PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

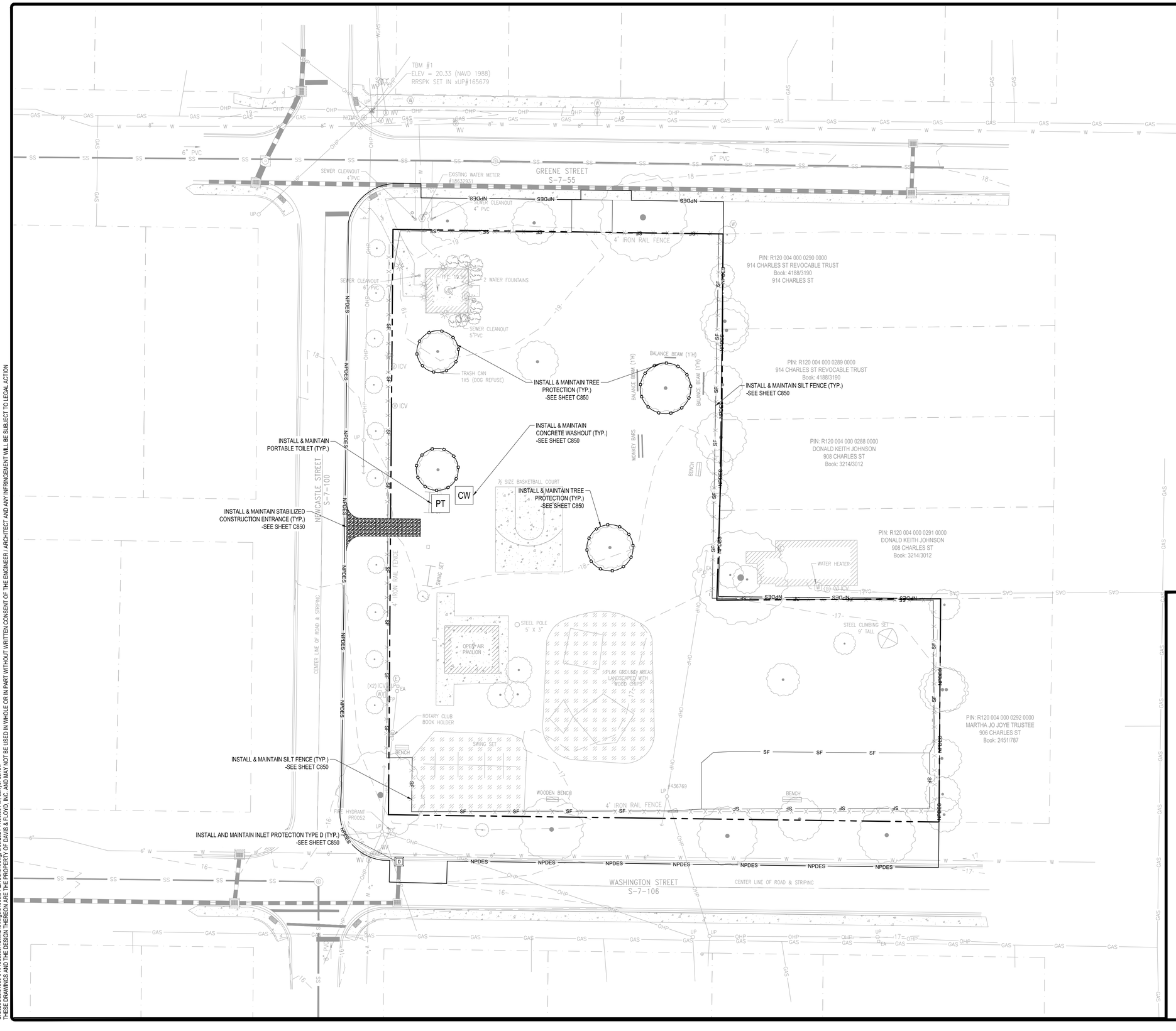
DRAWING TITLE
SWPPP NOTES

NO.	REVISIONS	DRAWN	CHECKED	DATE
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2	BASIS RE-SUBMITTAL	SRW	SRW	04/12/2023
4	CDBG SUBMITTAL	SRW	SRW	05/03/2024
5	REVISED TO SCDHEC	SRW	SRW	05/31/2024

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DATE MAY 31, 2024
DESIGNED BAT
DRAWN MEC
CHECKED SRW
APPROVED SRW

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SWPPP NOTES

1. REFER TO GENERAL NOTES, SPECIFICATIONS, AND SCOPE OF WORK.
2. SEE SWPPP NOTES SHEET C500 FOR SEQUENCE OF CONSTRUCTION AND GENERAL SWPPP NOTES.
3. SILT FENCE IS LIMITS OF DISTURBANCE.
4. PERIMETER SILT FENCING TO BE INSTALLED ALONG EXISTING IRON FENCE LINE (TYP).
5. CONTRACTOR SHALL INSTALL PERIMETER AND SEDIMENT CONTROLS PRIOR TO BEGINNING ADDITIONAL SITE WORK.
6. REFER TO LANDSCAPE PLANS FOR FINAL STABILIZATION DETAILS.

EROSION CONTROL LEGEND

PROPERTY LINE
LIMITS OF DISTURBANCE — NPDES
TREE PROTECTION
SILT FENCE — SF — SF
PORTABLE TOILET — PT
CONCRETE WASHOUT — CW
STABILIZED CONSTRUCTION ENTRANCE
INLET PROTECTION - TYPE D (DROP INLET) — D

N
STATE PLANE
0 20' 40'
SCALE: 1" = 20'

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PROJECT DATUM INFORMATION:
HORIZONTAL DATUM: NAD 83
VERTICAL DATUM: NAVD88

SOUTH CAROLINA NOTICE OF AUTHORIZATION
DAVIS & FLOYD, INC
No. C00538
CERTIFICATE OF AUTHORIZATION

FOR AGENCY REVIEW
NOT FOR CONSTRUCTION

SOUTH CAROLINA ENGINEER
No. 23172
05/31/2024
REGISTERED
STEVEN R. WALL

DAVIS & FLOYD
SINCE 1954
WWW.DAVISFLOYD.COM
1940 ALGONQUIN ROAD, SUITE 301
CHARLESTON, SC 29405
(843) 554-8902

OWNER
CITY OF BEAUFORT
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA

PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

DRAWING TITLE
SWPPP PLAN - INITIAL LAND DISTURBANCE

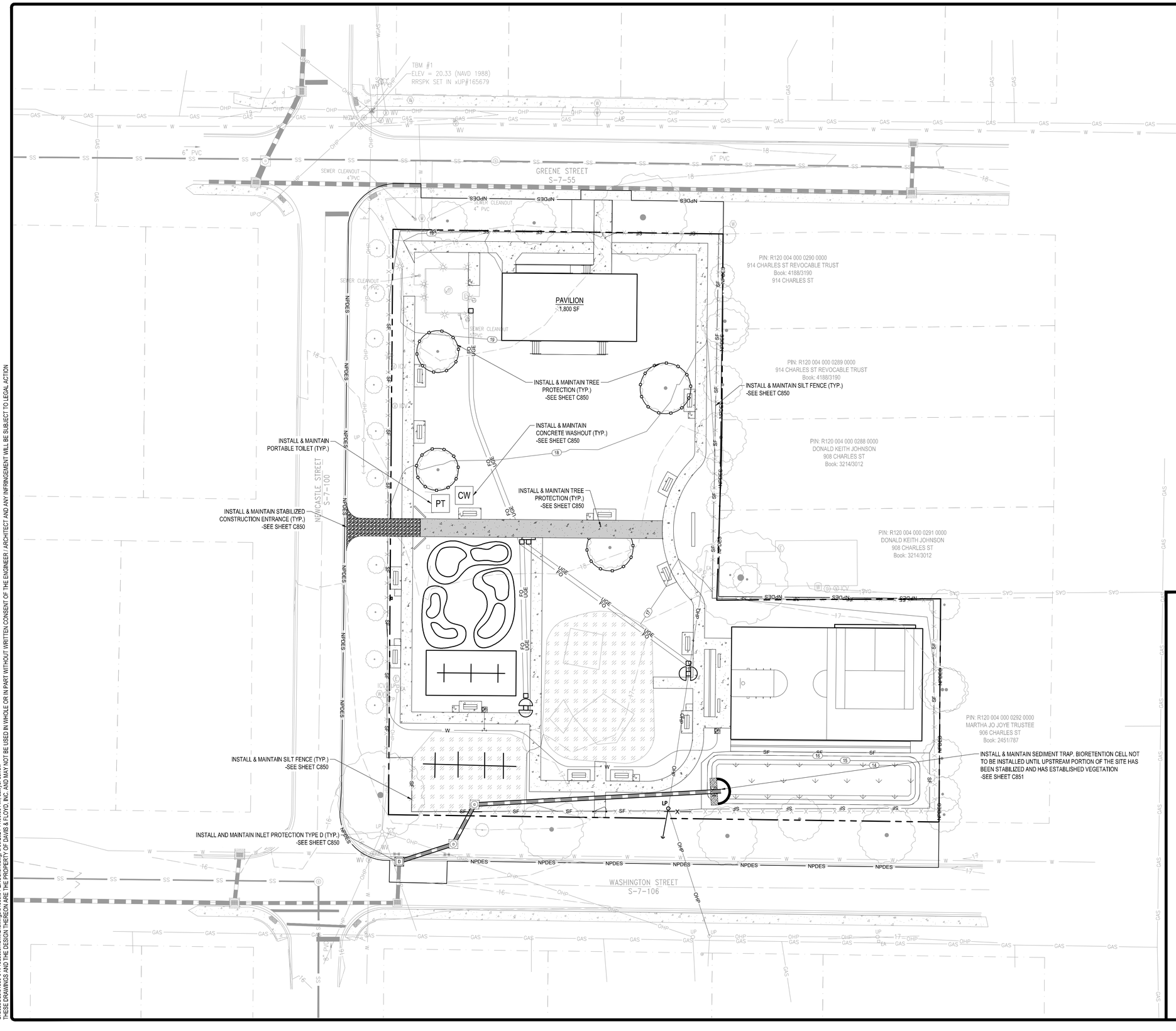
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5	RESUBMITTAL	SRW	05/31/2024

JOB NO. 31959.04
DATE: MAY 31, 2024
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SWPPP NOTES

1. REFER TO GENERAL NOTES, SPECIFICATIONS, AND SCOPE OF WORK.
2. SEE SWPPP NOTES SHEET C500 FOR SEQUENCE OF CONSTRUCTION AND GENERAL SWPPP NOTES.
3. SILT FENCE IS LIMITS OF DISTURBANCE.
4. PERIMETER SILT FENCING TO BE INSTALLED ALONG EXISTING IRON FENCE LINE (TYP).
5. CONTRACTOR SHALL INSTALL PERIMETER AND SEDIMENT CONTROLS PRIOR TO BEGINNING ADDITIONAL SITE WORK.
6. REFER TO LANDSCAPE PLANS FOR FINAL STABILIZATION DETAILS.

EROSION CONTROL LEGEND

- PROPERTY LINE
- LIMITS OF DISTURBANCE — NPDES
- TREE PROTECTION
- SILT FENCE — SF — SF
- PORTABLE TOILET — PT
- CONCRETE WASHOUT — CW
- STABILIZED CONSTRUCTION ENTRANCE
- INLET PROTECTION - TYPE D (DROP INLET) — D
- INLET PROTECTION (RIP RAP)
- SEDIMENT TRAP

N

STATE PLANE

0 20' 40'

SCALE: 1" = 20'

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PROJECT DATUM INFORMATION:
HORIZONTAL DATUM: NAD 83
VERTICAL DATUM: NAVD88

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FOR AGENCY REVIEW
NOT FOR CONSTRUCTION

SOUTH CAROLINA PROFESSIONAL ENGINEER STEVEN R. SAWYER No. 23172 05/31/2024

DAVIS & FLOYD
SINCE 1954
WWW.DAVISFLOYD.COM
1940 ALGONQUIN ROAD, SUITE 301
CHARLESTON, SC 29405
(843) 554-8902

OWNER
CITY OF BEAUFORT
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA

PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

DRAWING TITLE
SWPPP PLAN - CONSTRUCTION

NO.	REVISION	CHECKED	DATE
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2	SUBMITTAL SUBMITTAL	SRW	04/12/2023
4	CDBG RFI SUBMITTAL	SRW	05/03/2024
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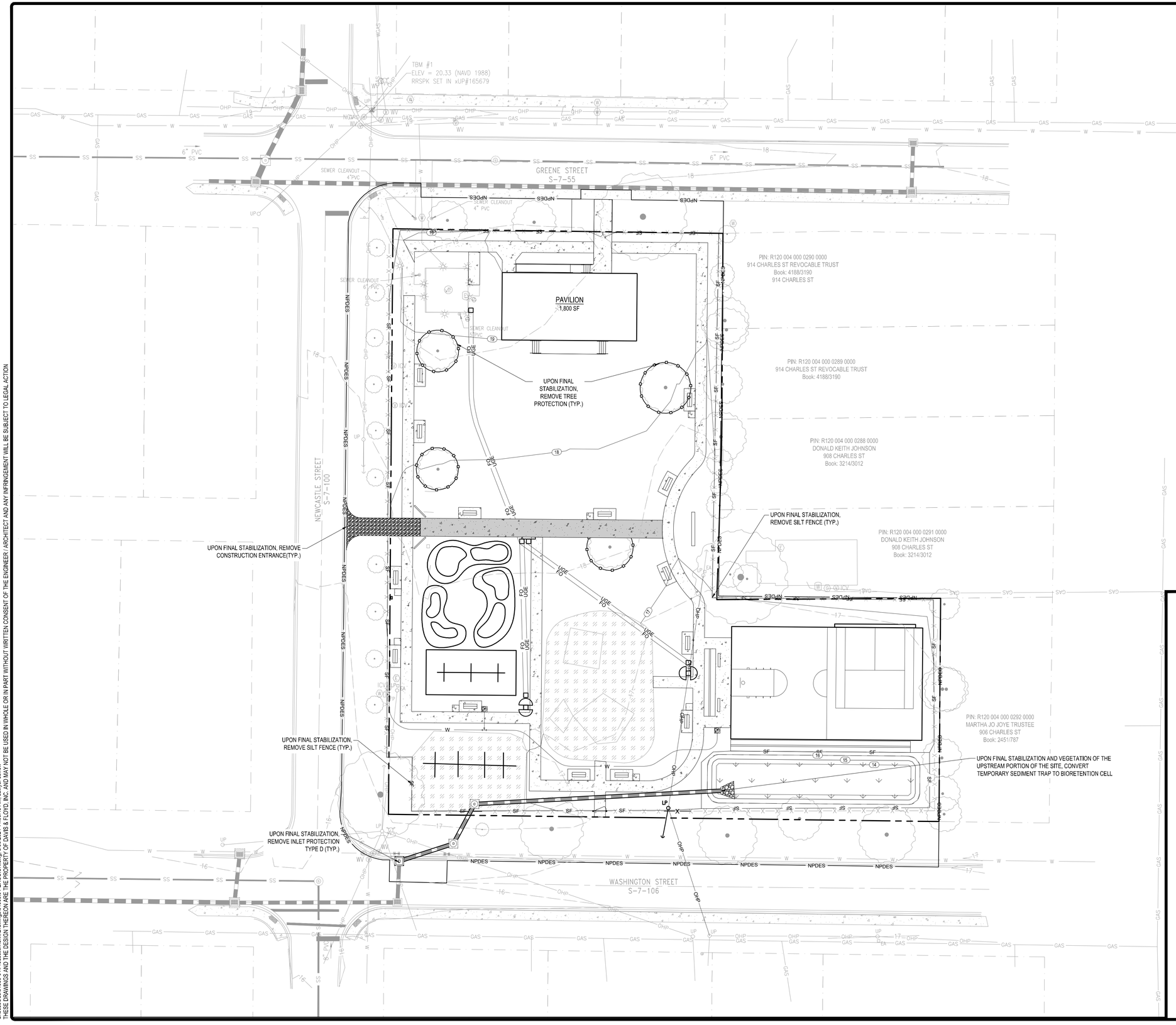
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SWPPP NOTES

1. REFER TO GENERAL NOTES, SPECIFICATIONS, AND SCOPE OF WORK.
2. SEE SWPPP NOTES SHEET C500 FOR SEQUENCE OF CONSTRUCTION AND GENERAL SWPPP NOTES.
3. SILT FENCE IS LIMITS OF DISTURBANCE.
4. PERIMETER SILT FENCING TO BE INSTALLED ALONG EXISTING IRON FENCE LINE (TYP).
5. CONTRACTOR SHALL INSTALL PERIMETER AND SEDIMENT CONTROLS PRIOR TO BEGINNING ADDITIONAL SITE WORK.
6. REFER TO LANDSCAPE PLANS FOR FINAL STABILIZATION DETAILS.
7. AFTER FINAL STABILIZATION IS ACHIEVED, ALL TEMPORARY BMPS SHALL BE REMOVED FROM THE SITE.

EROSION CONTROL LEGEND

- PROPERTY LINE
- LIMITS OF DISTURBANCE — NPDES
- TREE PROTECTION
- SILT FENCE — SF
- PORTABLE TOILET — PT
- CONCRETE WASHOUT — CW
- STABILIZED CONSTRUCTION ENTRANCE
- INLET PROTECTION - TYPE D (DROP INLET) — D
- INLET PROTECTION (RIP RAP)
- SEDIMENT TRAP

N
STATE PLANE

0 20' 40'
SCALE: 1" = 20'

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PROJECT DATUM INFORMATION:

HORIZONTAL DATUM: NAD 83
VERTICAL DATUM: NAVD88

SOUTH CAROLINA NOTICE OF CERTIFICATE OF AUTHORIZATION
DAVIS & FLOYD, INC
No. C00538

FOR AGENCY REVIEW
NOT FOR CONSTRUCTION

SOUTH CAROLINA REGISTERED PROFESSIONAL ENGINEER
STEVEN R. WAGNER
No. 23172
05/31/2024

DAVIS & FLOYD
SINCE 1954
WWW.DAVISFLOYD.COM
1940 ALGONQUIN ROAD, SUITE 301
CHARLESTON, SC 29405
(843) 554-8902

OWNER
CITY OF BEAUFORT
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA

PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

DRAWING TITLE
SWPPP PLAN - STABILIATION

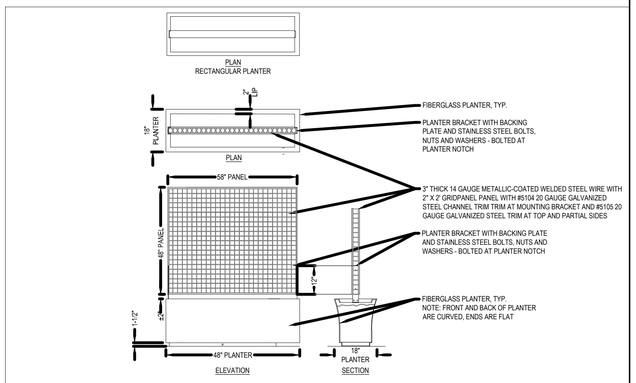
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4	CDBG-EC SUBMITTAL	SRW	05/03/2024
5	REVISED TO SCDHEC	SRW	05/31/2024

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DATE MAY 31, 2024
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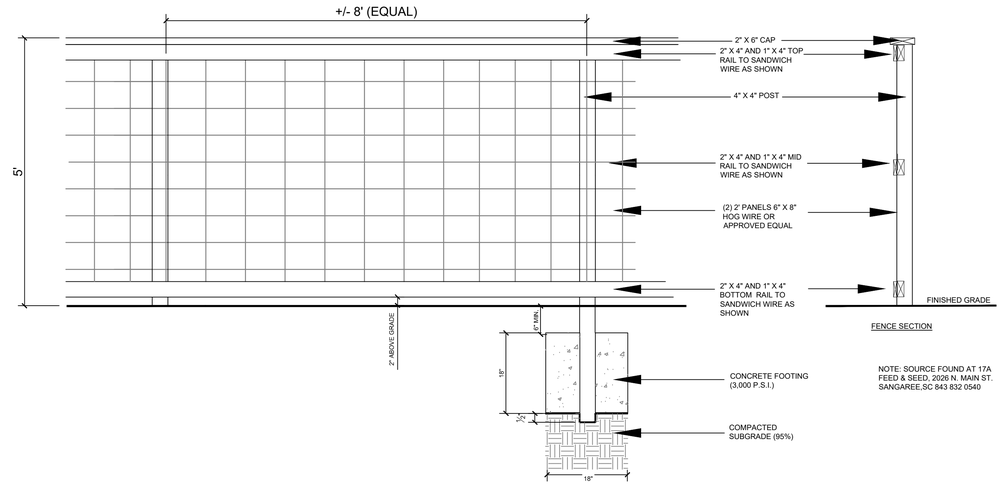


NOTES:
1. INSTALLATION TO BE COMPLETED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS.
2. DO NOT SCALE DRAWING.
3. THIS DRAWING IS INTENDED FOR USE BY ARCHITECTS, ENGINEERS, CONTRACTORS, CONSULTANTS AND DESIGN PROFESSIONALS FOR PLANNING PURPOSES ONLY. THIS DRAWING MAY NOT BE USED FOR CONSTRUCTION.
4. ALL INFORMATION CONTAINED HEREIN WAS CURRENT AT THE TIME OF DEVELOPMENT BUT MUST BE REVIEWED AND APPROVED BY THE PRODUCT MANUFACTURER TO BE CONSIDERED ACCURATE.

PLANTER WITH TRELLIS PANEL

RECTANGULAR PLANTER WITH TRELLIS PANEL

374-549



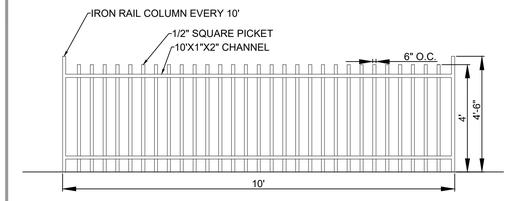
NOTE: SOURCE FOUND AT 17A FEED & SEED, 2026 N. MAIN ST. SANGAREE,SC 843 832 0540

2 5' X 8' WOOD WIRE FENCE

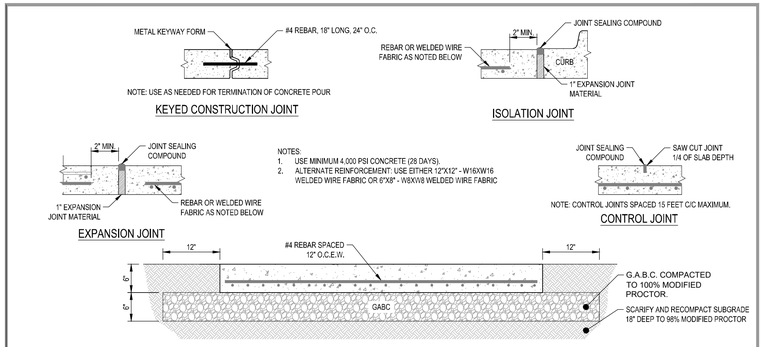
NTS

GENERAL NOTES:

1. DETAIL IS FOR REFERENCE ONLY. FENCE IS DESIGN-BUILD BY CONTRACTOR.
2. FENCE TO BE APPROVED BY OWNER BEFORE ANY WORK IS PERFORMED.
3. FENCE SHALL BE 5' TALL IN HEIGHT.
4. FENCE PANEL SHALL BE ALUMINUM.



4' TALL ORNAMENTAL FENCE
N.T.S.



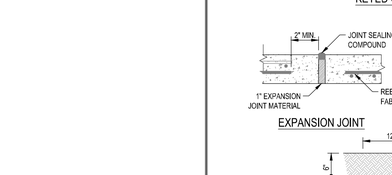
TYPICAL HEAVY DUTY CONCRETE PAVEMENT SECTION

N.T.S.

1 4' IRON RAIL FENCE

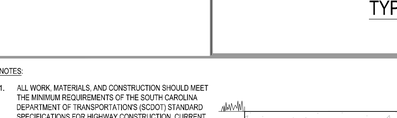
NTS
DETAIL-SCALE

NOTES:
1. ALL WORK, MATERIALS, AND CONSTRUCTION SHOULD MEET THE MINIMUM REQUIREMENTS OF THE SOUTH CAROLINA DEPARTMENT OF TRANSPORTATIONS (SCDOT) STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION, CURRENT EDITION.
2. SIDEWALKS DESIGNATED AS ACCESSIBLE ROUTES SHALL BE IN COMPLIANCE WITH ADA STANDARDS FOR ACCESSIBLE DESIGN, LATEST EDITION.
3. MAXIMUM CROSS SLOPE SHALL BE 2% (50:1).
4. MAXIMUM SLOPE ALONG SIDEWALK ALIGNMENT SHALL BE 8.3% (12:1).
5. USE MINIMUM 2,500 PSI CONCRETE (28 DAY).
6. SIDEWALK SHALL HAVE A BROOMED FINISH.
7. SPACE CONTRACTION JOINTS ON 10' CENTERS OR AS REQUIRED TO ACHIEVE UNIFORM SPACING BETWEEN EXPANSION JOINTS.
8. EXPANSION JOINTS SHALL BE INSTALLED EVERY 30' AND AT ALL JOINTS BETWEEN SLABS OF VARYING THICKNESS.
9. PROVIDE 1/2" EXPANSION JOINT WHERE SIDEWALK ABUTS BUILDING OR CURB.

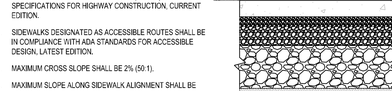




TYPICAL EXPANSION JOINT



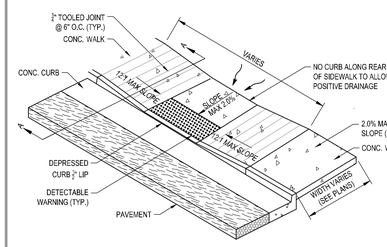
PLAN



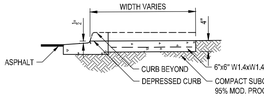
CONTRACTION JOINT

PERVIOUS CONCRETE SIDEWALK

N.T.S.



PLAN



SECTION A-A

NOTES:
1. INSTALLATION OF ALL RAMPS SHALL BE IN COMPLIANCE WITH ADA STANDARDS FOR ACCESSIBLE DESIGN, LATEST EDITION.
2. USE MINIMUM 2,500 PSI CONCRETE (28 DAYS).
3. COMPACT SUBGRADE TO 95% OF MOD. PROCTOR.
4. SEE SITE PLANS FOR RAMP DIMENSIONS.
5. RAMP SURFACE SHALL HAVE A COARSE FINISH CONTRASTING TO SURROUNDING WALKWAY
6. 1/4" MAX. TRANSITION BETWEEN RAMP AND CURB.
7. WELDED WIRE MESH TO BE USED AS REINFORCEMENT
8. DETAIL SHOWN IS FOR SIDEWALK IMMEDIATELY ADJACENT TO CURB AND GUTTER.
9. CONCRETE CURB SHALL TRANSITION WITH RAMP FOR 6' MIN.

ADA RAMP

N.T.S.

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No. C00538
CERTIFICATE OF AUTHORIZATION
FOR AGENCY REVIEW
NOT FOR CONSTRUCTION
SOUTH CAROLINA
No. 23172
05/31/2024
REGISTERED
ENGINEER
STEVEN R. WASEK

DAVIS & FLOYD
SINCE 1954
WWW.DAVISFLOYD.COM
1940 ALGONQUIN ROAD, SUITE 301
CHARLESTON, SC 29405
(843) 554-8902

OWNER
CITY OF BEAUFORT
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA

PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

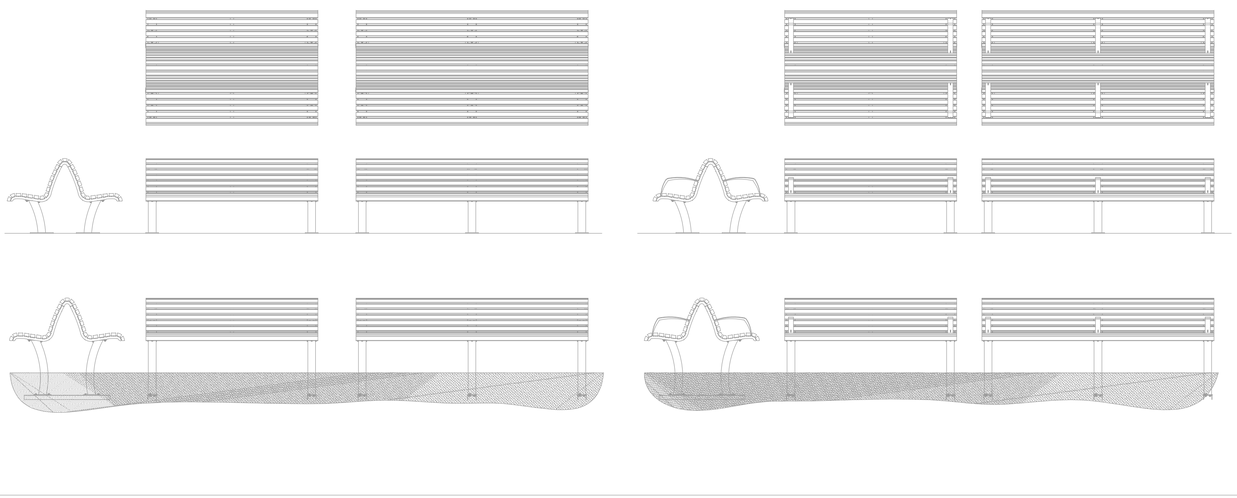
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SITE DETAILS

NO.	RELEASED	DATE	CHKD
1	BJASA PKG SUBMITTAL	07/12/23	SRW
2	BJASA RE-SUBMITTAL	04/12/2023	SRW
4	CDBG RE-SUBMITTAL	05/03/2024	SRW
5	REVISIONS TO SCDHEC	05/31/2024	SRW

JOB NO. 31959.04
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PLURIS BENCH 02.205 ZANO **STREET FURNITURE**









OPTIONS

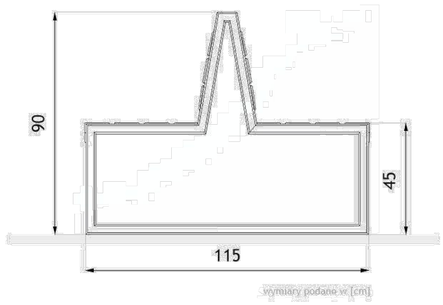
Seat and backrest
- soft wood
- hard wood (oil finish)
- premium hard wood

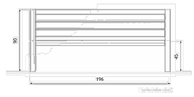
Methods of installation
- attached by bolts to foundation

DESCRIPTION

Pluris 02.205 is a very comfortable and functional **double-sided bench** manufactured from **stainless steel** or **carbon steel**. Especially **stainless steel** can be recommended as ultimate material for manufacturing benches. It is immensely strong, **corrosion resistant** and has a stunning appearance. The seating section is made of pine, spruce softwood or exotic hardwood. It's a stylish bench designed for modern environments both inside and out.

PLURIS BENCH 02.205 ZANO **STREET FURNITURE**





td>

GENERAL TECHNICAL DATA

Weight
- 90 kg

Dimensions
- width: 115 cm
- length: 196 cm
- height: 90 cm

Materials
- wood
- 80x40 steel profiles

ZANO



Product: Pluris Bench
Catalog number: **02.205**
Designer:
Mateusz Welmiński

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SOUTH CAROLINA REGISTERED PROFESSIONAL ENGINEER
STEVEN R. WALL
No. 23172
05/31/2024

DAVIS & FLOYD
SINCE 1954
WWW.DAVISFLOYD.COM
1940 ALGONQUIN ROAD, SUITE 301
CHARLESTON, SC 29405
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OWNER
CITY OF BEAUFORT
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA

PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

DRAWING TITLE
SITE DETAILS

NO.	REVISION	CHECKED	DATE
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2	BUILDING RESUBMITTAL	SRW	04/12/2024
5	REVISED TO SCHHC	SRW	05/31/2024

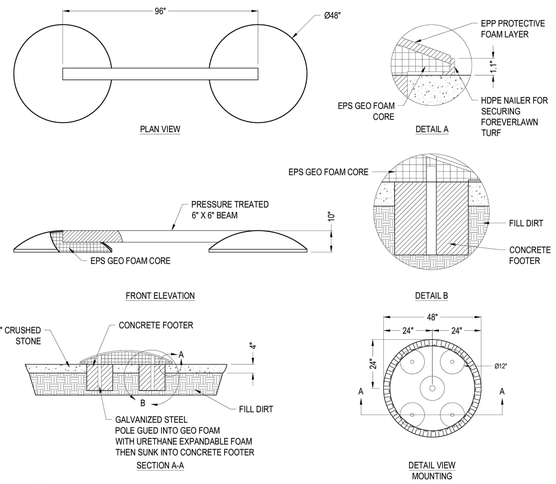
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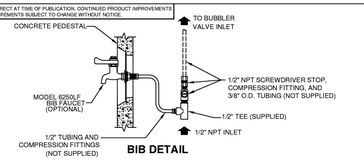
PLAYGROUND GRASS™ PLAYMOUNDS™

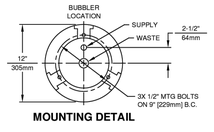
PLAYGROUND TURF: PLAYGROUND GRASS PLAYMOUND - 4FT MOUND BALANCE BEAM

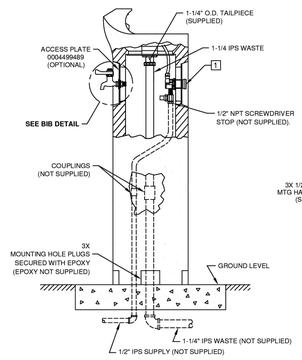
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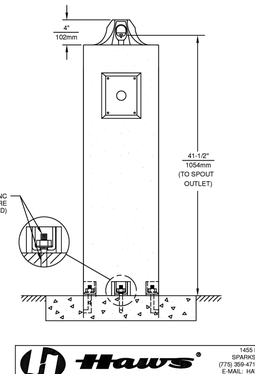
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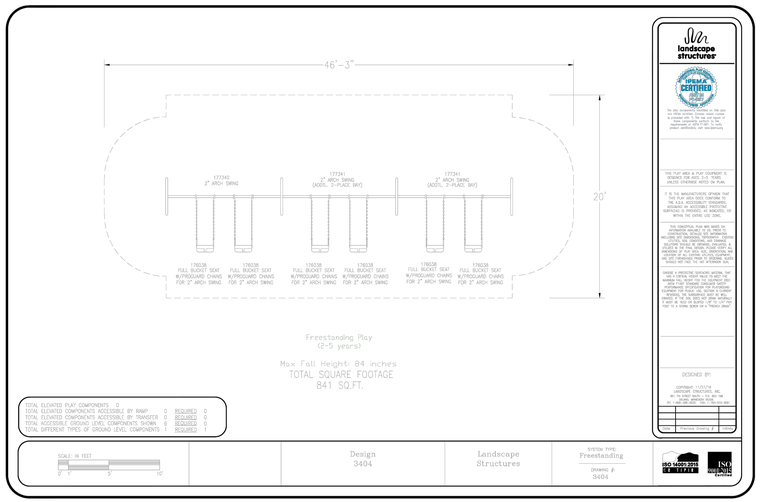
NOTES:
1 REFER TO 5874 SERIES OPERATION AND MAINTENANCE MANUAL FOR PUSH BUTTON AND VALVE INSTALLATION/MAINTENANCE INSTRUCTIONS.

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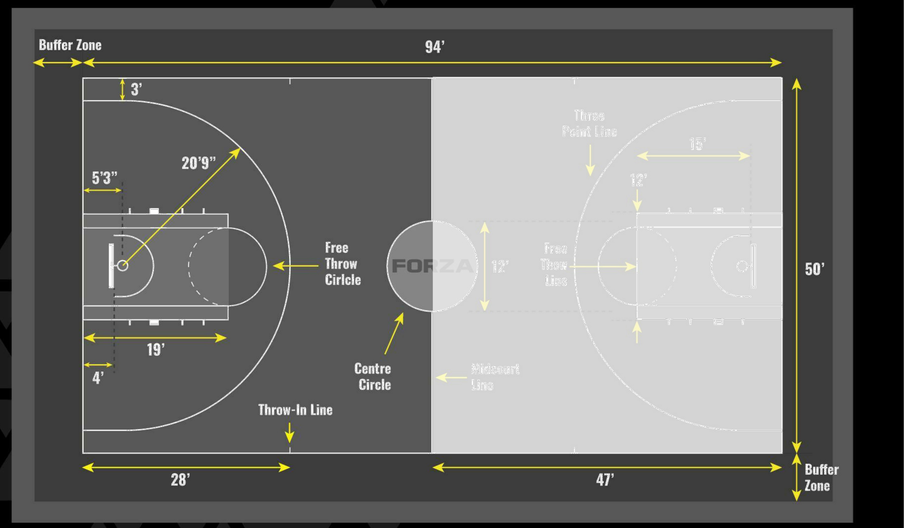
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DV 4/8/2016	DV 4/8/2016		18
APPROVED	DATE	SCALE 1:2:1	DRAWING TYPE: INSTALLATION
DV	4/8/2016		SIZE A SHEET 1 OF 1

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COLLEGE BASKETBALL COURT DIMENSIONS (FT)

BY FORZA



Playing area: 4,700ft²

SOUTH CAROLINA
DAVIS & FLOYD, INC
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SOUTH CAROLINA
No. 23172
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DRAWING TITLE
SITE DETAILS

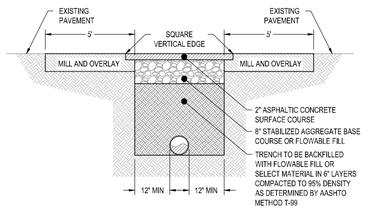
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2	BJWSA RE-SUBMITTAL	SRW	04/12/2024
5	REVISIONS TO SCOPE/EC	SRW	05/31/2024

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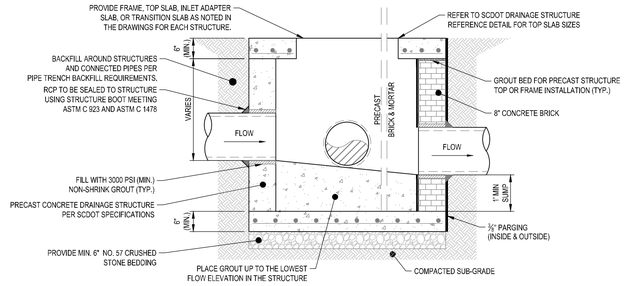


NOTES:

1. FINAL MILL AND OVERLAY SHALL BE 5' ON EACH SIDE OF ROAD CUT AND EXTEND THE FULL LANE WIDTH.
2. IF CUT ENCROACHES ON MORE THAN ONE LANE, THEN FINAL MILL AND OVERLAY WILL EXTEND THE FULL WIDTH OF SECOND LANE.
3. IF ROAD CUT IS IN AN INTERSECTION, THE ENTIRE INTERSECTION SHALL BE MILLED AND OVERLAID, RADIUS TO RADIUS.

SCDOT OPEN CUT REPAIR FOR LOW VOLUME ASPHALT PAVEMENT

N.T.S.

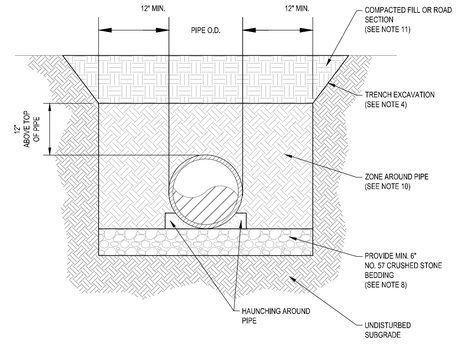


NOTES:

1. SCDOT MATERIALS AND CONSTRUCTION TYP. NOTE.
2. CONTRACTOR SHALL PROVIDE STRUCTURES SUITABLE TO ACCOMMODATE DRAINAGE PIPE SIZES INDICATED ON THE PLANS AND SHALL NOTIFY THE ENGINEER OF ANY CONFLICTS.
3. ALL MANHOLE LIDS AND CATCH BASINS SHALL CONTAIN A LABEL IDENTIFYING THE SYSTEM AS STORMWATER AND MARKED WITH AN APPROPRIATE STORMWATER AWARENESS MESSAGE SUCH AS "NO DUMPING - DRAINS TO WATERWAYS".
4. WHEN LOCATING DRAINAGE STRUCTURES THAT ARE IN CONFLICT WITH UTILITIES, FOUNDATIONS, RETAINING WALL COMPONENTS, GUARDRAIL POSTS, OR OTHER SUBSURFACE STRUCTURES, NOTIFY THE ENGINEER BEFORE RELOCATING EITHER CONFLICTING PART.
5. USE ONLY NON-SHRINK GROUT.
6. USE AT LEAST 6" THICK PRECAST WALLS, OR 8" THICK BRICK MASONRY WALLS.
7. USE NO MORE THAN ONE TRANSITION SLAB AND ONE INLET ADAPTER SLAB IN A SINGLE STRUCTURE.
8. WHEN WITHIN THE PEDESTRIAN ACCESS ROUTE (SIDEWALKS, CROSSWALKS, ACCESSIBLE PARKING, ETC.) USE ONLY DRAINAGE SYSTEMS DESIGNATED AS ADA COMPLIANT.
9. LOCATE BICYCLE RATED GRATES OUTSIDE OF THE PEDESTRIAN ACCESS ROUTE. SET BICYCLE RATED GRATES FLUSH TO WITHIN + 0" TO -1/4" OF ADJACENT PAVEMENT GRADE OR FLUSH TO WITHIN +0" TO -1" OF ADJACENT SOILS FOR NON-PAVED LOCATIONS.
10. IN ADDITION TO STANDARD FOUNDRY MARKINGS, MARK ALL PIECES WITH "DRAINS TO WATERWAY". WHERE SPACE PERMITS.
11. WHEN THE PROJECT PLANS SPECIFY IMPROVED FOUNDATION FOR PIPE, EXTEND THIS UNDERCUT AND IMPROVED PROCEDURE THROUGH AND UNDER THE FOOTPRINT OF THE BASE SLAB OF THE DRAINAGE STRUCTURE.
12. USE THE SAME FOUNDATION AND BEDDING DETAIL ESTABLISHED FOR THE PIPE CULVERTS (SEE SCDOT STANDARD DRAWING SECTION 714).
13. PROJECT PIPE THROUGH THE INSIDE FACE OF THE BOX, 1" TO (+/- 1/4") BEYOND THE INSIDE FACE WHEN MEASURED AT THE SPRINGLINE OF THE PIPE.
14. SKEWED PIPE MAY BE REQUIRED TO EXTEND FURTHER INTO PIPE TO FACILITATE THE FLUSH OUT.
15. FULLY GROUT THE PERIMETER OF THE PIPE TO FILL THE BOX WALL OPENING.
16. ON THE INSIDE FACE OF THE BOX, BEVEL THE GROUT THE FULL AMOUNT OF EACH PIPE PROJECTION AND TO FULLY COVER THE BOX WALL OPENING WITH 1" OVERLAP. ON THE OUTSIDE FACE OF THE BOX, PACK GROUT UNDER THE PIPE TO FILL ANY GAPS IN THE PIPE BEDDING/FOUNDATION DIRECTLY AT THE BOX AND BEVEL GROUT AROUND THE PERIMETER OF THE PIPE TO FULLY COVER THE BOX WALL OPENING WITH 1" OVERLAP.
17. GROUT OR MORTAR THE ENTIRE FLOOR OF THE BOX UP TO THE INVERT ELEVATION OF THE LOWEST OUTLET PIPE.
18. CONSTRUCT KEYED OR LAPPED JOINTS FOR ALL PRECAST SOLID WALL BOX AND RISER SECTIONS EXCEPT WHEN JOINT ATTACHES TO A FLAT ADAPTER SLAB.
19. GROUT THE INTERFACE BETWEEN THE BOX/RISERS AND THE SLAB WITH A 1/2" LIFT OF NON-SHRINK GROUT.
20. FOR CAST OR STEEL FRAMES PLACED DIRECTLY ON BRICK OR CONCRETE, USE EITHER A NON-SHRINK GROUT LIFT OR A PREFABRICATED RISER/GASKET SPECIFICALLY MADE FOR THIS INTERFACE.
21. COMPLETELY REMOVE LIFTING DEVICES FROM TOP SLABS, AND CLOSE ANY RECESSES OR LIFT HOLE IN SLABS THAT FORM THE SIDEWALK SURFACE WITH GROUT.
22. USE PIPE SELECT BACKFILL AND COMPACTION METHOD DESCRIBED IN SC-M-714 FOR SOIL AROUND THE ENTIRE PERIMETER OF THE BOX WITHIN EACH PIPE EMBEDMENT ZONE AND THE TRENCH EXCAVATION CREATED TO INSTALL THE BOX AND PIPE(S).
23. WHERE REQUIRED, HAND FORM THROATED INLETS AND CONCRETE APRONS.
24. WHERE PRECAST COMPONENTS SERVE AS SIDEWALK SURFACE, SET ELEVATION TO MATCH SIDEWALK GROSS SLOPE AND PROFILE WITH NO MORE THAN 1/8" GRADE DIFFERENCE.
25. WHERE PRECAST COMPONENTS INTERFACE ROADWAY PAVEMENTS, SET ELEVATION OF THE SLAB TO WITHIN 1/4" OF FINISHED GRADE ELEVATION.

TYPICAL DRAINAGE STRUCTURE

N.T.S.

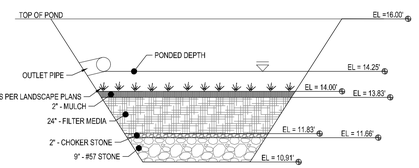


NOTES:

1. ALL MATERIALS AND CONSTRUCTION SHALL CONFORM TO SCDOT STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION, LATEST EDITION, UNLESS NOTED OTHERWISE.
2. ALL INSTALLATIONS SHALL BE PERFORMED IN ACCORDANCE WITH PIPE MANUFACTURER'S RECOMMENDATION.
3. PROTECT EXISTING STRUCTURES, UTILITIES, SIDEWALKS, PAVEMENTS, AND OTHER FACILITIES FROM DAMAGES CAUSED BY SETTLEMENT, LATERAL MOVEMENT, UNDERMINING, WASHOUT, AND OTHER HAZARDS CREATED BY TRENCHING OPERATIONS.
4. SLOPE, BENCH, BRACE, SHORE, OR SHIELD ALL TRENCH EXCAVATIONS IN ACCORDANCE WITH OSHA CONSTRUCTION STANDARDS FOR EXCAVATION.
5. PROVIDE PUMPING AND DRAINAGE FACILITIES ADEQUATE TO KEEP THE EXCAVATED AREA SUFFICIENTLY DRY FROM GROUNDWATER AND SURFACE RUNOFF DURING CONSTRUCTION.
6. FINE GRADE THE BOTTOM OF TRENCH TO ALLOW FIRM BEARING OF THE BOTTOM OF THE PIPE. PROVIDE BELL HOLES AT EACH JOINT LOCATION.
7. WRAP ALL PIPE JOINTS WITH MIN. 6 OZ/SY NON-WOVEN FILTER FABRIC, US 160NW OR EQUIVALENT.
8. PROVIDE CRUSHED STONE OR GRAVEL BEDDING MEETING ASTM C 33, GRADATION 57 (NO. 57). UNDERCUT UNSUITABLE SOILS IN TRENCH BOTTOMS AND PROVIDE ADDITIONAL UNITS OF STONE BEDDING AS DIRECTED BY THE ENGINEER.
9. BACKFILL TRENCH WITH SUITABLE NATIVE MATERIALS WITH NO FRAGMENTS LARGER THAN 2 INCHES IN GREATEST DIMENSION. BACKFILL UP TO A LEVEL OF 2 FEET OVER TOP OF THE PIPE SHALL CONTAIN NO ROCK, CLODS, OR ORGANIC MATERIALS.
10. BACKFILL IN ZONE AROUND PIPE TO BE PLACED IN 6" LIFTS AND COMPACTED TO 100% STANDARD PROCTOR MAX. DENSITY (TEST METHOD C, ASTM D698), OR AS DIRECTED BY GEOTECHNICAL ENGINEER. COMPACT THOROUGHLY UNDER PIPE HAUNCHES AND TAMP UNIFORMLY TO PREVENT LATERAL DISPLACEMENT OF THE PIPE.
11. REMAINING BACKFILL ABOVE PIPE ZONE SHALL BE COMPACTED TO 92% MAX. DENSITY IN UNPAVED AREAS, OR 95% MAX. DENSITY IN PAVED AREAS, UNLESS NOTED OTHERWISE.

RCP TRENCH

N.T.S.

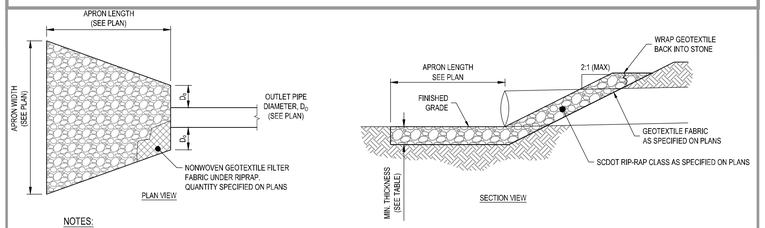


NOTES:

1. EXCAVATE AND FILL BIORETENTION CELL WITH ENGINEERED PLANTING SOIL ONLY AFTER ALL UPLAND AREAS DRAINING TO RAINGARDEN ARE FULLY STABILIZED.
2. CONSTRUCT RAINGARDEN TO THE SIZE AND DIMENSION SHOWN ON PLAN.
3. REFER TO LANDSCAPING PLANS FOR RAINGARDEN PLANTING MATERIALS.
4. INSTALLATION OF BIOSOIL SHALL NOT COMMENCE UNTIL ALL CONTRIBUTING DRAINAGE AREAS ARE PERMANENTLY STABILIZED AND HAVE ESTABLISHED VEGETATION.

RAIN GARDEN / BIORETENTION BMP

N.T.S.



NOTES:

1. ALL MATERIALS AND CONSTRUCTION SHALL CONFORM TO SCDOT STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION, LATEST EDITION, UNLESS OTHERWISE NOTED.
2. CONTRACTOR SHALL TAKE CARE TO PLACE RIPRAP SO THAT THE AVERAGE ELEVATION OF THE TOP OF RIPRAP IS AS NEAR TO THE FINISHED GRAD INDICATED SO AS NOT TO IMPEDE THE DISCHARGE FROM THE PIPE OR STRUCTURE.

TABLE 804-10SA RIPRAP		
CLASS	D50 (FT)	MINIMUM THICKNESS (FT)
A	0.50	1.00
B	0.75	1.50
C	1.30	2.60
D	1.80	3.60
E	2.25	4.50
F	2.85	5.70

RIPRAP INLET PROTECTION

N.T.S.

SCDOT DRAINAGE STRUCTURES REFERENCE:

CATCH BASINS

PLAN CALL-OUT	SCDOT DESIGNATION	SCDOT STANDARD DRAWING(S)	REFERENCE SCDOT STANDARD DRAWING(S)
SCDOT TYPE 1	CATCH BASIN TYPE 1	719-001-01 TO 719-001-05	719-305-00, 719-310-00, 719-550-00
SCDOT TYPE 9	CATCH BASIN TYPE 9 & 9MH	719-009-01 TO 719-009-04 & 719-009-R14	719-305-00, 719-310-00, 719-420-00 719-425-00, 719-510-00, 719-550-00
SCDOT TYPE 15	CATCH BASIN TYPE 15	719-015-01 TO 719-015-02	719-115-00, 719-420-00, 719-425-00 719-550-00
SCDOT TYPE 16	CATCH BASIN TYPE 16	719-016-01 TO 719-016-02	719-305-00, 719-310-00, 719-420-00 719-425-00, 719-510-00, 719-550-00
SCDOT TYPE 17	CATCH BASIN TYPE 17	719-017-01 TO 719-017-02 & 719-017-R5, 719-017-R6	719-305-00, 719-310-00, 719-420-00 719-425-00, 719-510-00, 719-550-00
SCDOT TYPE 18	CATCH BASIN TYPE 18	19-018-01 TO 719-018-02 &719-018-R7, 719-018-R8	719-305-00, 719-310-00, 719-420-00 719-425-00, 719-510-00, 719-550-00

DROP INLETS

PLAN CALL-OUT	SCDOT DESIGNATION	SCDOT STANDARD DRAWING(S)	REFERENCE SCDOT STANDARD DRAWING(S)
24x24 GRATE INLET	DROP INLET 24x24	719-105-01 TO 719-105-02	719-001-04, 719-009-04, 719-110-01 719-110-02, 719-305-00, 719-310-00 719-315-00, 719-330-02, 719-420-00 719-425-00, 719-505-03, 719-550-00
24x36 GRATE INLET	DROP INLET 24x36	719-110-01 TO 719-110-02	719-001-04, 719-009-04, 719-110-01 719-110-02, 719-305-00, 719-310-00 719-315-00, 719-330-02, 719-420-00 719-425-00, 719-505-03, 719-550-00
DROP INLET TYPE 112	DROP INLET TYPE 112	719-112-01 TO 719-112-02	719-012-02, 719-305-00, 719-310-00 719-420-00, 719-425-00, 719-550-00
DROP INLET TYPE 115	DROP INLET TYPE 115	719-115-00	719-015-02, 719-305-00, 719-310-00 719-420-00

JUNCTION BOXES

PLAN CALL-OUT	SCDOT DESIGNATION	SCDOT STANDARD DRAWING(S)	REFERENCE SCDOT STANDARD DRAWING(S)
JUNCTION BOX	DRAINAGE ACCESS MANHOLE	719-505-01 TO 719-505-04	719-001-04, 719-009-04, 719-110-01 719-110-02, 719-305-00, 719-310-00 719-315-00, 719-330-02, 719-420-00 719-425-00, 719-505-03, 719-550-00

NOTES:

1. STRUCTURES SHALL BE BASED UPON CURRENT SCDOT STANDARD DRAWINGS AT TIME OF CONSTRUCTION.
2. BUILT -IN-PLACE STRUCTURES SHALL HAVE ½" PARGING ALL AROUND THE EXTERIOR OF THE STRUCTURE.
3. PRE-CAST STRUCTURES SHALL BE SUPPLIED WITH A MINIMUM OF 6" WALL THICKNESS.
4. BUILT-IN-PLACE STRUCTURES SHALL BE CONSTRUCTED WITH A MINIMUM WALL THICKNESS OF 8".
5. DRAINAGE STRUCTURES SHALL BE BEDDED ON 6" (MIN.) OF CLEAN NO. 57 STONE.

SCDOT DRAINAGE STRUCTURE REFERENCES

N.T.S.

SOUTH CAROLINA
DAVIS & FLOYD, INC
No. C00538
CERTIFICATE OF AUTHORIZATION

FOR AGENCY REVIEW
NOT FOR CONSTRUCTION

SOUTH CAROLINA
STEVEN R. WALL
No. 23172
05/31/2024
REGISTERED ENGINEER

DAVIS & FLOYD
SINCE 1954
WWW.DAVISFLOYD.COM
1940 ALGONQUIN ROAD, SUITE 301
CHARLESTON, SC 29405
(843) 554-8902

OWNER
CITY OF BEAUFORT
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA

PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

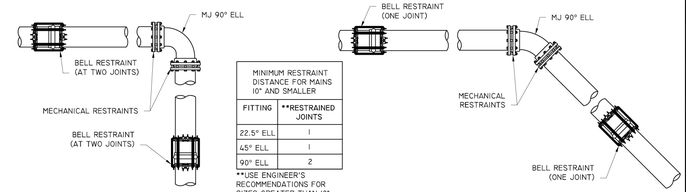
DRAWING TITLE
GRADING AND DRAWING DETAILS

NO.	REVISION	DRAWN	CHECKED	DATE
1	BASIS REVTAL SUBMITTAL	SRW	SRW	05/31/2024
2	BASIS MS SUBMITTAL	SRW	SRW	04/12/2023
4	CDBG MS SUBMITTAL	SRW	SRW	05/03/2024
5	REVISIONS TO SCHEC	SRW	SRW	05/31/2024

JOB No. 31959.04
DATE MAY 31, 2024
DESIGNED DRV
DRAWN DRV
CHECKED SRW
APPROVED SRW

C830

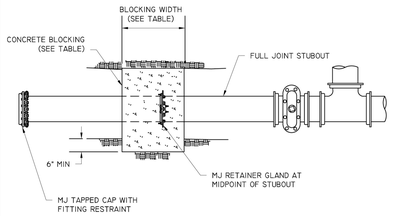
PAGE 15 OF 42



MINIMUM RESTRAINT DISTANCE FOR MAINS 10" AND SMALLER	
FITTING	**RESTRAINED JOINTS
22.5° ELL	1
45° ELL	1
90° ELL	2

**USE ENGINEER'S RECOMMENDATIONS FOR SIZES GREATER THAN 10"

TYPICAL FITTING AND JOINT RESTRAINT

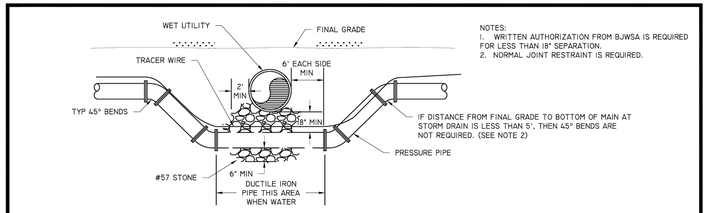


TYPICAL FUTURE STUBOUT

MINIMUM BLOCKING DIMENSIONS		
PIPE SIZE (IN)	BLOCKING BEARING AREA (FT^2)	BLOCKING WIDTH (IN)
4	2	24
6	4	24
8	7	36
10	11	36
12	15	36
OVER 12" BY THE DESIGN ENGINEER		

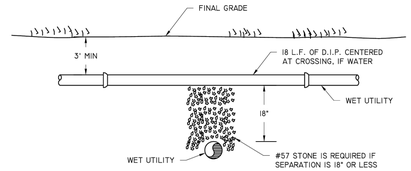
NOTE:
1. THE MINIMUM DIMENSIONS TABLE IS BASED ON AN ASSUMED SOIL BEARING OF 2000 LBS PER SQ. FT. IF BEARING VALUE FOR SOIL IS LESS THAN AREA SHOWN HEREIN SHOULD BE INCREASED ACCORDINGLY.
2. JOINT IS DEFINED TO BE A MINIMUM OF 18' IN LENGTH.

BEAUFORT - JASPER WATER & SEWER AUTHORITY		
MECHANICAL RESTRAINT		
DATE 07/01/09	DRAWN BY: BMC	DRAWING # G-08
SCALE: N.T.S.	APPROVED BY: ERS	



NOTES:
1. WRITTEN AUTHORIZATION FROM BJWSA IS REQUIRED FOR LESS THAN 18" SEPARATION.
2. NORMAL JOINT RESTRAINT IS REQUIRED.

PRESSURE PIPE UNDER WET UTILITY
FOR FINAL DEPTH 5' OR GREATER



WET UTILITY CROSSING

BEAUFORT - JASPER WATER & SEWER AUTHORITY		
WET UTILITY CROSSING		
DATE 07/01/09	DRAWN BY: BMC	DRAWING # G-16
SCALE: N.T.S.	APPROVED BY: ERS	

N.T.S.

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THESE DRAWINGS AND THE DESIGN THEREON ARE THE PROPERTY OF DAVIS & FLOYD, INC., AND MAY NOT BE USED IN WHOLE OR IN PART WITHOUT WRITTEN CONSENT OF THE ENGINEER / ARCHITECT AND ANY INFRINGEMENT WILL BE SUBJECT TO LEGAL ACTION

SOUTH CAROLINA NOTICE OF CERTIFICATION
DAVIS & FLOYD, INC
No. C00538
CERTIFICATE OF AUTHORITY

FOR AGENCY REVIEW
NOT FOR CONSTRUCTION

SOUTH CAROLINA REGISTERED ENGINEER
STEVEN R. WILSON
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05/31/2024

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SINCE 1954
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1940 ALGONQUIN ROAD, SUITE 301
CHARLESTON, SC 29405
(843) 554-8902

OWNER
CITY OF BEAUFORT
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA

PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

DRAWING TITLE
BJWSA GENERAL DETAILS

NO.	REVISED	CHECKED	DATE
1	BJWSA INITIAL SUBMITTAL	SRW	10/27/2023
2	BJWSA MID-SUBMITTAL	SRW	04/12/2023
4	CODS RE-SUBMITTAL	SRW	05/03/2024
5	REVISIONS TO CODS REC	SRW	05/31/2024

JOB NO. 31959.04
DATE MAY 31, 2024
DESIGNED DRV
DRAWN DRV
CHECKED SRW
APPROVED SRW

C840

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GENERAL NOTES:

1. DO NOT PLACE SILT FENCE ACROSS CHANNELS OR IN OTHER AREAS SUBJECT TO CONCENTRATED FLOWS. SILT FENCE SHOULD NOT BE USED AS A VELOCITY CONTROL BMP. CONCENTRATED FLOWS ARE ANY FLOWS GREATER THAN 0.5 CFS.
2. MAXIMUM SHEET OR OVERLAND FLOW PATH LENGTH TO THE SILT FENCE SHALL BE 100-FEET.
3. MAXIMUM SLOPE STEEPNESS (NORMAL [PERPENDICULAR] TO THE FENCE LINE) SHALL BE 2:1.
4. SILT FENCE JOINTS, WHEN NECESSARY, SHALL BE COMPLETED BY ONE OF THE FOLLOWING OPTIONS:
   - WRAP EACH FABRIC TOGETHER AT A SUPPORT POST WITH BOTH ENDS FASTENED TO THE POST, WITH A 1-FOOT MINIMUM OVERLAP;
   - OVERLAP SILT FENCE BY INSTALLING 3-FEET PASSED THE SUPPORT POST TO WHICH THE NEW SILT FENCE ROLL IS ATTACHED, ATTACH OLD ROLL TO NEW ROLL WITH HEAVY-DUTY PLASTIC TIES; OR,
   - OVERLAP ENTIRE WIDTH OF EACH SILT FENCE ROLL FROM ONE SUPPORT POST TO THE NEXT SUPPORT POST.
5. ATTACH FILTER FABRIC TO THE STEEL POSTS USING HEAVY-DUTY PLASTIC TIES THAT ARE EVENLY SPACED WITHIN THE TOP 8-INCHES OF THE FABRIC.
6. INSTALL THE SILT FENCE PERPENDICULAR TO THE DIRECTION OF THE STORM WATER FLOW AND PLACE THE SILT FENCE THE PROPER DISTANCE FROM THE TOE OF STEEP SLOPES TO PROVIDE SEDIMENT STORAGE AND ACCESS FOR MAINTENANCE AND CLEAN OUT.
7. INSTALL SILT FENCE CHECKS (TIE-BACKS) EVERY 50-100 FEET, DEPENDENT ON SLOPE. ALONG SILT FENCE THAT IS INSTALLED WITH SLOPE AND WHERE CONCENTRATED FLOWS ARE EXPECTED OR ARE DOCUMENTED ALONG THE PROPOSED/INSTALLED SILT FENCE.

INSPECTION & MAINTENANCE:

1. THE KEY TO FUNCTIONAL SILT FENCE IS WEEKLY INSPECTIONS, ROUTINE MAINTENANCE, AND REGULAR SEDIMENT REMOVAL.
2. REGULAR INSPECTIONS OF SILT FENCE SHALL BE CONDUCTED ONCE EVERY CALENDAR WEEK AND, AS RECOMMENDED, WITHIN 24-HOURS AFTER EACH RAINFALL EVENT THAT PRODUCES 1/2-INCH OR MORE OF PRECIPITATION.
3. ATTENTION TO SEDIMENT ACCUMULATIONS ALONG THE SILT FENCE IS EXTREMELY IMPORTANT. ACCUMULATED SEDIMENT SHOULD BE CONTINUALLY MONITORED AND REMOVED WHEN NECESSARY.
4. REMOVE ACCUMULATED SEDIMENT WHEN IT REACHES 1/3 THE HEIGHT OF THE SILT FENCE.
5. REMOVED SEDIMENT SHALL BE PLACED IN STOCKPILE STORAGE AREAS OR SPREAD THINLY ACROSS DISTURBED AREA. STABILIZE THE REMOVED SEDIMENT AFTER IT IS RELOCATED.
6. CHECK FOR AREAS WHERE STORM WATER RUNOFF HAS ERODED A CHANNEL BENEATH THE SILT FENCE, OR WHERE THE FENCE HAS SAGGED OR COLLAPSED DUE TO RUNOFF OVERTOPPING THE SILT FENCE. INSTALL CHECKS/TIE-BACKS AND/OR REINSTALL SILT FENCE, AS NECESSARY.
7. CHECK FOR TEARS WITHIN THE SILT FENCE, AREAS WHERE SILT FENCE HAS BEGUN TO DECOMPOSE, AND FOR ANY OTHER CIRCUMSTANCE THAT MAY RENDER THE SILT FENCE INEFFECTIVE. REMOVE DAMAGED SILT FENCE AND REINSTALL NEW SILT FENCE IMMEDIATELY.
8. ALL SILT FENCE AND POST MATERIALS SHOULD BE REMOVED AND PROPERLY DISPOSED OF WITHIN 30 DAYS AFTER FINAL STABILIZATION IS ACHIEVED AND ONCE IT IS REMOVED, THE RESULTING DISTURBED AREA SHALL BE PERMANENTLY STABILIZED.

POST REQUIREMENTS:

1. SILT FENCE POSTS MUST BE 48-INCH LONG STEEL POSTS THAT MEET, AT A MINIMUM, THE FOLLOWING PHYSICAL CHARACTERISTICS.
   - COMPOSED OF A HIGH STRENGTH STEEL WITH A MINIMUM YIELD STRENGTH OF 50,000 PSI.
   - INCLUDE A STANDARD "T" SECTION WITH A NOMINAL FACE WIDTH OF 1.38-INCHES AND A NOMINAL "T" LENGTH OF 1.48-INCHES.
   - WEIGH 1.25 POUNDS PER FOOT (± 8%)
2. POSTS SHALL BE EQUIPPED WITH PROJECTIONS TO AID IN FASTENING OF FILTER FABRIC.
3. STEEL POSTS MAY NEED TO HAVE A METAL SOIL STABILIZATION PLATE WELDED NEAR THE BOTTOM WHEN INSTALLED ALONG STEEP SLOPES OR INSTALLED IN LOOSE SOILS. THE PLATE SHOULD HAVE A MINIMUM CROSS SECTION OF 11-SQUARE INCHES AND BE COMPOSED OF 15 GAUGE STEEL, AT A MINIMUM. THE METAL SOIL STABILIZATION PLATE SHOULD BE COMPLETELY BURIED.
4. INSTALL POSTS TO A MINIMUM OF 24-INCHES. A MINIMUM HEIGHT OF 1- TO 2-INCHES ABOVE THE FABRIC SHALL BE MAINTAINED, AND A MAXIMUM HEIGHT OF 3 FEET SHALL BE MAINTAINED ABOVE THE GROUND.
5. POST SPACING SHALL BE AT A MAXIMUM OF 6-FEET ON CENTER.
6. INSTALL RUBBER SAFETY CAPS ON TOPS OF STEEL POSTS.

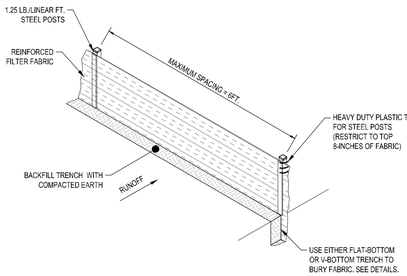
FABRIC REQUIREMENTS:

1. SILT FENCE MUST BE COMPOSED OF WOVEN GEOTEXTILE FILTER FABRIC THAT CONSISTS OF THE FOLLOWING REQUIREMENTS:
   - COMPOSED OF FIBERS CONSISTING OF LONG CHAIN SYNTHETIC POLYMERS OF AT LEAST 85% BY WEIGHT OF POLYOLEFINS, POLYESTERS, OR POLYAMIDES THAT ARE FORMED INTO A NETWORK SUCH THAT THE FILAMENTS OR YARNS RETAIN DIMENSIONAL STABILITY RELATIVE TO EACH OTHER;
   - FREE OF ANY TREATMENT OR COATING WHICH MIGHT ADVERSELY ALTER ITS PHYSICAL PROPERTIES AFTER INSTALLATION;
   - FREE OF ANY DEFECTS OR FLAWS THAT SIGNIFICANTLY AFFECT ITS PHYSICAL AND/OR FILTERING PROPERTIES; AND,
   - HAVE A MINIMUM WIDTH OF 36-INCHES.
2. USE ONLY FABRIC APPEARING ON SCDOT'S QUALIFIED PRODUCTS LISTING (QPL), APPROVAL SHEET #34, MEETING THE REQUIREMENTS OF THE MOST CURRENT EDITION OF THE SCDOT STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION.
3. 12-INCHES OF THE FABRIC SHOULD BE PLACED WITHIN EXCAVATED TRENCH AND TOED IN WHEN THE TRENCH IS BACKFILLED.
4. FILTER FABRIC SHALL BE PURCHASED IN CONTINUOUS ROLLS AND CUT TO THE LENGTH OF THE BARRIER TO AVOID JOINTS.
5. FILTER FABRIC SHALL BE INSTALLED AT A MINIMUM OF 24-INCHES ABOVE THE GROUND.

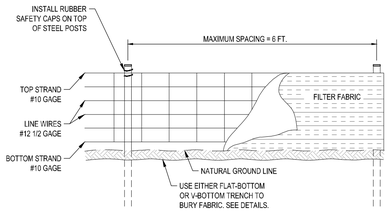
PLAN SYMBOL

SILT FENCE — SF — SF —

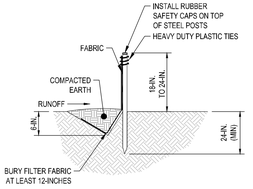
REINFORCED SILT FENCE —RSF —RSF—



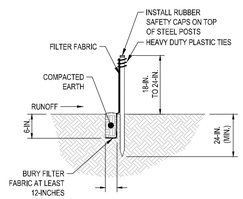
SILT FENCE INSTALLATION



REINFORCED SILT FENCE DETAIL



V-SHAPED TRENCH DETAIL



FLAT-BOTTOM TRENCH DETAIL

REINFORCED SILT FENCE NOTES:

1. WOVEN WIRE FENCE SHALL BE REQUIRED WHERE SPECIFIED AND AS A BACKING FOR FILTER FABRIC WITH AN ELONGATION AS DETERMINED BY ASTM D 1682, OF 50% OR GREATER. THE WIRE FENCE SHALL BE A MINIMUM OF 32 INCHES IN WIDTH AND SHALL HAVE A MINIMUM OF 6 LINE WIRES WITH 12 INCH STAY SPACING.
2. WOVEN WIRE FENCE SHALL BE ATTACHED TO STEEL POST USING TIE WIRES. NUMBER AND LOCATION OF FASTENERS WILL BE AS DIRECTED BY THE ENGINEER BUT IN ALL CASES, AFFIXED TO THE POST IN NO LESS THAN FOUR PLACES. THE FILTER FABRIC WILL BE TIED TO THE WOVEN WIRE FENCE AS DIRECTED BY THE ENGINEER IN SUCH A MANNER TO PREVENT SAGGING OR TEARING OF THE FABRIC.
3. WHEN THE TEMPORARY SILT FENCE IS REQUIRED TO RUN NEXT TO AND PARALLEL WITH A CONSTRUCTION FENCE, THE FILTER FABRIC MAY BE ATTACHED TO THE CONSTRUCTION FENCE INSTEAD OF INSTALLING A SEPARATE WOVEN WIRE FENCE.

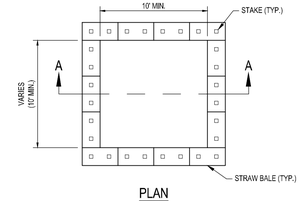
**THIS DETAIL IS BASED ON SCDHEC STANDARD DRAWING NO. SC-03 (FEBRUARY 2014) AND HAS BEEN FORMATTED TO D&F STANDARDS.

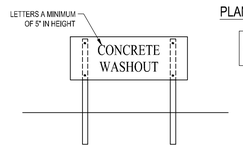
SC-03 SILT FENCE

N.T.S.

PLAN SYMBOL

CW





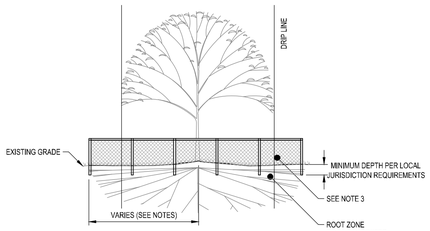
CONCRETE WASHOUT SIGN DETAIL

NOTES:

1. ACTUAL LAYOUT DETERMINED IN FIELD.
2. INSTALL CONCRETE WASHOUT SIGN (24"X24", MINIMUM) WITHIN 30' OF THE TEMPORARY CONCRETE WASHOUT FACILITY.
3. TEMPORARY WASHOUT AREA MUST BE AT LEAST 50' FROM A STORM DRAIN, CREEK BANK OR PERIMETER CONTROL.
4. CLEAN OUT CONCRETE WASHOUT AREA WHEN 50% FULL.
5. THE KEY TO FUNCTIONAL CONCRETE WASHOUTS IS WEEKLY INSPECTIONS, ROUTINE MAINTENANCE, AND REGULAR CLEAN OUT.
6. SILT FENCE SHALL BE INSTALLED AROUND PERIMETER OF CONCRETE WASHOUT AREA EXCEPT FOR THE SIDE UTILIZED FOR ACCESSING THE WASHOUT.
7. A ROCK CONSTRUCTION ENTRANCE MAY BE NECESSARY ALONG ONE SIDE OF THE WASHOUT TO PROVIDE VEHICLE ACCESS.

RC-07 CONCRETE WASHOUT

N.T.S.



NOTES:

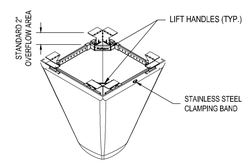
1. PROTECTED TREES SHALL BE TREATED AND CARED FOR BY A CERTIFIED ARBORIST DURING CONSTRUCTION.
2. INSTALLATION AND APPROVAL OF TREE PROTECTION BARRICADES IS REQUIRED PRIOR TO BEGINNING LAND DISTURBING ACTIVITIES.
3. CONSTRUCT TREE BARRICADES WITH THE MATERIALS AND TO THE DIMENSIONS SPECIFIED BY LOCAL ORDINANCE.
4. UNLESS SPECIFIED BY LOCAL ORDINANCE, INSTALL TREE PROTECTION AT THE DRIP LINE OR AS SHOWN ON THE DRAWINGS.
5. ALL WORK DONE WITHIN PROTECTIVE BARRICADES IS TO BE DONE BY HAND AND LIGHT EQUIPMENT.
6. ANY ROOTS TO BE REMOVED OUTSIDE PROTECTIVE BARRICADES SHALL BE SEVERED CLEAN. A 2" LAYER OF MULCH SHALL BE APPLIED OVER THE SURFACE OF EXPOSED ROOTS DURING CONSTRUCTION.

TREE PROTECTION BARRICADE

N.T.S.

PLAN SYMBOL

D





FLEXSTORM® DROP-IN INLET FILTER OR APPROVED EQUAL

NOTE:

1. INLET FILTER SHALL BE SIZED, INSTALLED, AND MAINTAINED ACCORDING TO MANUFACTURERS SPECIFICATIONS

OPERATION AND MAINTENANCE PLAN

INSTALLATION INSTRUCTIONS:

1. REMOVE THE GRATE FROM THE CASTING OR CONCRETE DRAINAGE STRUCTURE.
2. CLEAN THE LEDGE (LIP) OF THE CASTING FRAME OR DRAINAGE STRUCTURE TO ENSURE IT IS FREE OF STONE AND DIRT.
3. DROP IN THE FLEXSTORM INLET FILTER THROUGH THE CLEAR OPENING AND BE SURE THE SUSPENSION HANGERS REST FIRMLY ON THE INSIDE LEDGE (LIP) OF THE CASTING.
4. REPLACE THE GRATE AND CONFIRM THAT IT IS ELEVATED NO MORE THAN $\frac{1}{2}$", WHICH IS THE THICKNESS OF THE STEEL HANGERS.

FREQUENCY OF INSPECTIONS:

1. CONSTRUCTION SITE INSPECTION SHALL OCCUR FOLLOWING EVERY RAIN EVENT AND, AT MINIMUM, ONCE EVERY SEVEN (7) CALENDAR DAYS REGARDLESS OF RAINFALL. INSPECTION SHALL ALSO OCCUR AT ANY TIME AT THE DIRECTION OF THE OWNER OR HIS REPRESENTATIVE. ANY DROP-IN FILTER HAVING ACCUMULATED ANY SEDIMENT OR DEBRIS SHALL BE CLEANED IMMEDIATELY AND REINSTALLED.

MAINTENANCE GUIDELINES:

1. EMPTY THE SEDIMENT BAG IF MORE THAN HALF FILLED WITH SEDIMENT AND DEBRIS, OR AS DIRECTED BY THE ENGINEER.
2. REMOVE THE GRATE, ENGAGE THE LIFTING BARS OR HANDLES WITH THE FLEXSTORM REMOVAL TOOL, AND LIFT FROM THE DRAINAGE STRUCTURE.
3. DISPOSE OF THE SEDIMENT OR DEBRIS AS DIRECTED BY THE ENGINEER OR MAINTENANCE CONTRACT IN ACCORDANCE WITH EPA GUIDELINES.
4. AS AN ALTERNATIVE, AN INDUSTRIAL VACUUM MAY BE USED TO COLLECT THE ACCUMULATED SEDIMENT.
5. REMOVE ANY CAKED ON SILT FROM THE SEDIMENT BAG AND REVERSE FLUSH THE BAG WITH MEDIUM SPRAY FOR OPTIMAL FILTRATION.
6. REPLACE THE BAG IF TORN OR PUNCTURED TO $\frac{1}{2}$" DIAMETER OR GREATER ON THE LOWER HALF OF THE BAG.
7. POST CONSTRUCTION PC BAGS MAINTENANCE: AT 50% SATURATION, THE AVERAGE 2'x2" ADSORB-IT LINED PC FILTER WILL RETAIN APPROXIMATELY 75 OZ. (4.2 LBS) OF OIL AND SHOULD BE SERVICED OR REPLACED. IT CAN BE CENTRIFUGED OR PASSED THROUGH A WRINGER TO RECOVER THE OILS, AND THE FABRIC REUSED (WITH 85% TO 90% EFFICACY, IT MAY ALSO BE RECYCLED FOR ITS FUEL VALUE THROUGH WASTE TO ENERGY INCINERATION.
8. MYCELX SKIMMER POUCHES: THE SKIMMERS START YELLOW IN COLOR AND WILL GRADUALLY TURN BROWN AS THEY BECOME SATURATED, INDICATING TIME FOR REPLACEMENT. EACH MYCELX SKIMMER POUCH WILL ABSORB APPROXIMATELY 89 OZ. (5 LBS) OF OIL BEFORE REQUIRING REPLACEMENT.

SEDIMENT BAG REPLACEMENT:

1. REMOVE BAG BY LOOSENING OR CUTTING OF THE CLAMPING BAND.
2. TAKE THE NEW SEDIMENT BAG, WHICH IS EQUIPPED WITH A STAINLESS STEEL WORM DRIVE CLAMPING BAND, AND USE A SCREWDRIVER TO TIGHTEN THE BAG ROUND THE FRAME CHANNEL.
3. ENSURE THE BAG IS SECURE AND THAT THERE IS NO SLACK AROUND THE PERIMETER OF THE BAND.

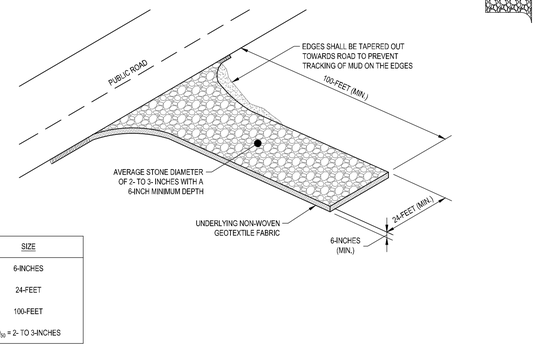
REMOVAL OF DROP-IN INLET PROTECTION:

1. UPON SITE STABILIZATION, FINAL INSPECTION, AND CLOSEOUT, THE CONTRACTOR SHALL REMOVE ALL DROP-IN INLET FILTERS FROM PUBLIC RIGHT-OF-WAYS.

TYPE D DROP-IN INLET PROTECTION

N.T.S.

PLAN SYMBOL



SPECIFICATION	SIZE
ROCK PAD THICKNESS	6-INCHES
ROCK PAD WIDTH	24-FEET
ROCK PAD LENGTH	100-FEET
ROCK PAD STONE SIZE	D_{50} = 2- TO 3-INCHES

GENERAL NOTES:

1. STABILIZED CONSTRUCTION ENTRANCES SHOULD BE USED AT ALL POINTS WHERE TRAFFIC WILL EGRESS/INGRESS A CONSTRUCTION SITE ONTO A PUBLIC ROAD OR ANY IMPERVIOUS SURFACES, SUCH AS PARKING LOTS.
2. INSTALL A NON-WOVEN GEOTEXTILE FABRIC PRIOR TO PLACING ANY STONE.
3. INSTALL A CULVERT PIPE ACROSS THE ENTRANCE WHEN NEEDED TO PROVIDE POSITIVE DRAINAGE.
4. THE ENTRANCE SHALL CONSIST OF 2- TO 3-INCH D_{50} STONE PLACED AT A MINIMUM DEPTH OF 6-INCHES.
5. MINIMUM DIMENSIONS OF THE ENTRANCE SHALL BE 24-FEET WIDE BY 100-FEET LONG, AND MAY BE MODIFIED AS NECESSARY TO ACCOMMODATE SITE CONSTRAINTS.
6. THE EDGES OF THE ENTRANCE SHALL BE TAPERED OUT TOWARDS THE ROAD TO PREVENT TRACKING AT THE EDGE OF THE ENTRANCE.
7. DIVERT ALL SURFACE RUNOFF AND DRAINAGE FROM THE STONE PAD TO A SEDIMENT TRAP OR BASIN OR OTHER SEDIMENT TRAPPING STRUCTURE.
8. LIMESTONE MAY NOT BE USED FOR THE STONE PAD.

***THIS DETAIL IS BASED ON SCDHEC STANDARD DRAWING NO. SC-06 (FEBRUARY 2014) AND HAS BEEN FORMATTED TO D&F STANDARDS.

CONSTRUCTION ENTRANCE - INSPECTION & MAINTENANCE:

1. THE KEY TO FUNCTIONAL CONSTRUCTION ENTRANCES IS WEEKLY INSPECTIONS, ROUTINE MAINTENANCE, AND REGULAR SEDIMENT REMOVAL.
2. REGULAR INSPECTIONS OF CONSTRUCTION ENTRANCES SHALL BE CONDUCTED ONCE EVERY CALENDAR WEEK AND, AS RECOMMENDED, WITHIN 24-HOURS AFTER EACH RAINFALL EVENT THAT PRODUCES 1/2-INCH OR MORE OF PRECIPITATION.
3. DURING REGULAR INSPECTIONS, CHECK FOR MUD AND SEDIMENT BUILDUP AND PAD INTEGRITY. INSPECTION FREQUENCIES MAY NEED TO BE MORE FREQUENT DURING LONG PERIODS OF WET WEATHER.
4. RESHAPE THE STONE PAD AS NECESSARY FOR DRAINAGE AND RUNOFF CONTROL.
5. WASH OR REPLACE STONES AS NEEDED AND AS DIRECTED BY SITE INSPECTOR. THE STONE IN THE ENTRANCE SHOULD BE WASHED OR REPLACED WHENEVER THE ENTRANCE FAILS TO REDUCE THE AMOUNT OF MUD BEING CARRIED OFF-SITE BY VEHICLES. FREQUENT WASHING WILL EXTEND THE USEFUL LIFE OF STONE PAD.
6. IMMEDIATELY REMOVE MUD AND SEDIMENT TRACKED OR WASHED ONTO ADJACENT IMPERVIOUS SURFACES BY BRUSHING OR SWEEPING. FLUSHING SHOULD ONLY BE USED WHEN THE WATER CAN BE DISCHARGED TO A SEDIMENT TRAP OR BASIN.
7. DURING MAINTENANCE ACTIVITIES, ANY BROKEN PAVEMENT SHOULD BE REPAIRED IMMEDIATELY.
8. CONSTRUCTION ENTRANCES SHOULD BE REMOVED AFTER THE SITE HAS REACHED FINAL STABILIZATION. PERMANENT VEGETATION SHOULD REPLACE AREAS FROM WHICH CONSTRUCTION ENTRANCES HAVE BEEN REMOVED, UNLESS AREA WILL BE CONVERTED TO AN IMPERVIOUS SURFACE TO SERVE POST-CONSTRUCTION.

SC-06 STABILIZED CONSTRUCTION ENTRANCE

N.T.S.

SOUTH CAROLINA NO. 00538 DAVIS & FLOYD, INC CERTIFICATE OF AUTHORIZATION
FOR AGENCY REVIEW NOT FOR CONSTRUCTION
SOUTH CAROLINA REGISTERED PROFESSIONAL ENGINEER STEVEN R. SAWYER No. 23172 05/31/2024
DAVIS & FLOYD SINCE 1954
WWW.DAVISFLOYD.COM
1940 ALGONQUIN ROAD, SUITE 301
CHARLESTON, SC 29405
(843) 554-8902

OWNER: CITY OF BEAUFORT
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA

PROJECT TITLE: WASHINGTON STREET PARK IMPROVEMENTS

DRAWING TITLE: SWPPP DETAILS

NO.	REVISION	CHKD'D	DATE
1	SUBMITTAL	SRW	05/31/2024
2	SUBMITTAL	SRW	04/12/2024
4	CDBG SUBMITTAL	SRW	05/03/2024
5	REVISED TO SCDHEC	SRW	05/31/2024

JOB NO. 31959.04
DATE: MAY 31, 2024
DESIGNED: DAT
DRAWN: MEC
CHECKED: SRW
APPROVED: SRW

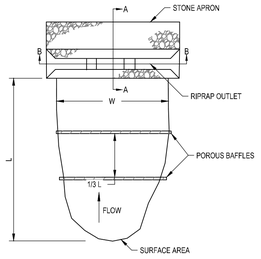
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PERMANENT SEEDING - COASTAL													
SPECIES	RATE	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
SANDY, DROUGHTY SITES													
BROWNTOP MILLET	10 lbs/ac												
BAHIAGRASS	40 lbs/ac												
BROWNTOP MILLET	10 lbs/ac												
BAHIAGRASS	30 lbs/ac												
SERICEA LESPEDEZA	40 lbs/ac												
BROWNTOP MILLET	10 lbs/ac												
ATLANTIC COASTAL PANICGRASS	15 lbs PLS/ac												
BROWNTOP MILLET	10 lbs/ac												
SWITCHGRASS (ALAMO)	8 lbs PLS/ac												
LITTLE BLUESTEM	4 lbs/ac												
SERICEA LESPEDEZA	20 lbs/ac												
BROWTOP MILLET	10 lbs/ac												
WEEPING LOVEGRASS	8 lbs/ac												
WELL DRAINED, CLAYEY/LOAMEY SITES													
BROWNTOP MILLET	10 lbs/ac												
BAHIAGRASS	40 lbs/ac												
RYE, GRAIN	10 lbs/ac												
BAHIAGRASS	40 lbs/ac												
CLOVER, CRIMSON (ANNUAL)	5 lbs/ac												
BROWTOP MILLET	10 lbs/ac												
BAHIAGRASS	30 lbs/ac												
SERICEA LESPEDEZA	40 lbs/ac												
BROWTOP MILLET	10 lbs/ac												
BERMUDA, COMMON	10 lbs/ac												
SERICEA LESPEDEZA	40 lbs/ac												
BROWNTOP MILLET	10 lbs/ac												
BERMUDA, COMMON	12 lbs/ac												
KOBE LESPEDEZA (ANNUAL)	10 lbs/ac												
BROWNTOP MILLET	10 lbs/ac												
BAHIAGRASS	20 lbs/ac												
BERMUDA, COMMON	6 lbs/ac												
SERICEA LESPEDEZA	40 lbs/ac												
BROWNTOP MILLET	10 lbs/ac												
SWITCHGRASS	8 lbs/ac												
LITTLE BLUESTEM	3 lbs PLS/ac												
INDIANGRASS	3 lbs PLS/ac												

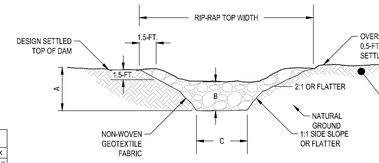
TEMPORARY SEEDING - COASTAL													
SPECIES	RATE	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC
SANDY, DROUGHTY SITES													
BROWNTOP MILLET	40 lbs/ac												
RYE, GRAIN	56 lbs/ac												
RYEGRASS	50 lbs/ac												
WELL DRAINED, CLAYEY/LOAMEY SITES													
BROWNTOP MILLET OR	40 lbs/ac												
JAPANESE MILLET	40 lbs/ac												
RYE, GRAIN OR	56 lbs/ac												
OATS	75 lbs/ac												
RYEGRASS	50 lbs/ac												

SCDOT COASTAL GRASSING SCHEDULE



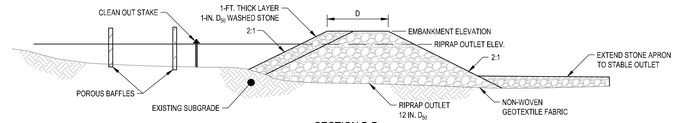
PLAN VIEW

PLAN SYMBOL



DIMENSIONS		
A	EMBANKMENT HEIGHT	5' MAX
B	RIPRAP OUTLET HEIGHT	3.5' MAX
C	RIPRAP OUTLET BOTTOM WIDTH	3' MIN
D	RIPRAP OUTLET TOP FLOW LENGTH	2' MIN

SECTION A-A



SECTION B-B

PLAN DIMENSIONS

TRAP NO.	LENGTH (FT.)	WIDTH (FT.)	BOTTOM ELEV. (FT.)
1	94.5	21.5	14.25

SECTION A-A DIMENSIONS

TRAP NO.	RIP-RAP OUTLET HEIGHT, B (FT.)	RIP-RAP OUTLET ELEV. (FT.)	RIP-RAP BOTT. WIDTH, C (FT.)	RIP-RAP TOP WIDTH (FT.)	SIDE SLOPES	EMBANKMENT HEIGHT, A (FT.)	EMBANKMENT ELEV. (FT.)
1	3.5	17.75	13.5	21.5	2:1	5	16.00

SECTION B-B DIMENSIONS

TRAP NO.	RIP-RAP BOTTOM LENGTH (FT.)	RIP-RAP TOP LENGTH, D (FT.)	SIDE SLOPES	STONE APRON LENGTH (FT.)	"V" VOLUME (FT³)
1	17	3	2:1	AS REQUIRED	6095.25

GENERAL NOTES

1. SEDIMENT TRAPS SHOULD NOT BE PLACED IN WATERS OF THE STATE OR USGS BLUE-LINE STREAMS (UNLESS APPROVED BY FEDERAL AUTHORITIES).
2. THE ROCK OUTLET STRUCTURE SHALL CONSIST OF 12-INCH D_{50} RIPRAP. THE UPSTREAM FACE OF THIS OUTLET SHALL CONSIST OF A 1-FOOT THICK LAYER OF 1-INCH D50 WASHED STONE. THE MAXIMUM STEEPNESS OF THE ROCK OUTLET STRUCTURE SHALL BE 2:1.
3. BOTH THE ROCK OUTLET AND THE STONE APRON SHALL HAVE AN UNDERLYING LAYER OF NON-WOVEN GEOTEXTILE FILTER FABRIC.
4. ALL INTERNAL SIDE SLOPES OF THE SEDIMENT TRAP SHOULD BE 3:1 OR FLATTER.
5. A SEDIMENT CLEANOUT STAKE SHOULD BE INSTALLED AND MARKED TO REMOVE SEDIMENT AT 50% OF THE SEDIMENT STORAGE VOLUME.
6. AT LEAST TWO (2) POROUS BAFFLES SHALL BE INSTALLED WITHIN THE SEDIMENT TRAP. THERE SHOULD BE AT LEAST 10 LINEAR FEET BETWEEN EACH BAFFLE AND BETWEEN ANY ROW OF BAFFLES AND ANY OF THE SEDIMENT TRAP'S INLETS/OUTLETS.
7. AFTER CONSTRUCTION OF EACH SEDIMENT TRAP, THE AREA DISTURBED TO CONSTRUCT THE TRAP SHOULD BE PROMPTLY STABILIZED, INCLUDING ALL SIDE SLOPES.

INSPECTION AND MAINTENANCE

1. THE KEY TO A FUNCTIONAL SEDIMENT TRAP IS WEEKLY INSPECTIONS, ROUTINE MAINTENANCE AND REGULAR SEDIMENT REMOVAL.
2. REGULAR INSPECTIONS OF SEDIMENT TRAPS SHOULD BE CONDUCTED ONCE EVERY CALENDAR WEEK AND, AS RECOMMENDED, WITHIN 24-HOURS AFTER EACH RAINFALL EVENT THAT PRODUCES 1/2-INCH OR MORE OF PRECIPITATION.
3. ATTENTION TO SEDIMENT ACCUMULATIONS WITHIN THE TRAP IS EXTREMELY IMPORTANT. ACCUMULATED SEDIMENT DEPOSITION SHOULD BE CONTINUALLY MONITORED IN THE TRAP AND REMOVED WHEN NECESSARY.
4. REMOVE ACCUMULATED SEDIMENT WHEN IT REACHES 50% OF THE DESIGNED SEDIMENT STORAGE VOLUME AS MARKED BY THE CLEANOUT STAKE.
5. REMOVED SEDIMENT FROM THE TRAP SHALL BE PLACED IN STOCKPILE STORAGE AREAS OR SPREAD THINLY ACROSS THE DISTURBED AREA, STABILIZE THE REMOVED SEDIMENT AFTER IT IS RELOCATED.
6. DISTURBED AREAS RESULTING FROM THE REMOVAL OF THE SEDIMENT TRAP SHOULD BE PERMANENTLY STABILIZED AND ADDITIONAL BMPS, SUCH AS SILT FENCE, SHOULD BE UTILIZED TO HANDLE STORMWATER RUNOFF FROM THIS DISTURBED AREA UNTIL FINAL STABILIZATION IS REACHED.

**THIS DETAIL IS BASED ON SCDHEC STANDARD DRAWING NO. SC-02 (FEBRUARY 2014) AND HAS BEEN FORMATTED TO D&F STANDARDS.

SEDIMENT TRAP

N.T.S.

SOUTH CAROLINA NO. 23172 PROFESSIONAL ENGINEER DAVIS & FLOYD, INC No. C00538 CERTIFICATE OF AUTHORIZATION

FOR AGENCY REVIEW
NOT FOR CONSTRUCTION

SOUTH CAROLINA NO. 23172 PROFESSIONAL ENGINEER STEVEN R. WASEK 05/31/2024

DAVIS & FLOYD
SINCE 1954
WWW.DAVISFLOYD.COM
1940 ALGONQUIN ROAD, SUITE 301
CHARLESTON, SC 29405
(843) 554-8902

OWNER
CITY OF BEAUFORT
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA

PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

NO.	REVISED	CHECKED	DATE
1	BASIS & INITIAL SUBMITTAL	SRW	05/31/2024
2	BASIS & NPDES SUBMITTAL	SRW	04/12/2023
4	CODES RE-SUBMITTAL	SRW	05/03/2024
5	REVISIONS TO SCDHEC	SRW	05/31/2024

DRAWING TITLE
SWPPP DETAILS

JOB No. 31959.04
DATE MAY 31, 2024
DESIGNED DRV
DRAWN DRV
CHECKED SRW
APPROVED SRW

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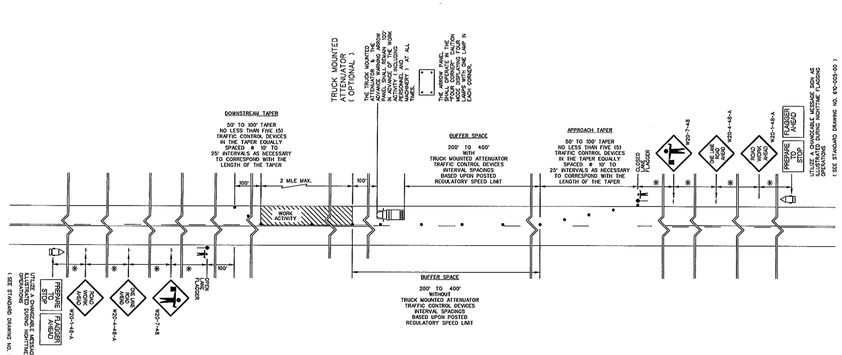
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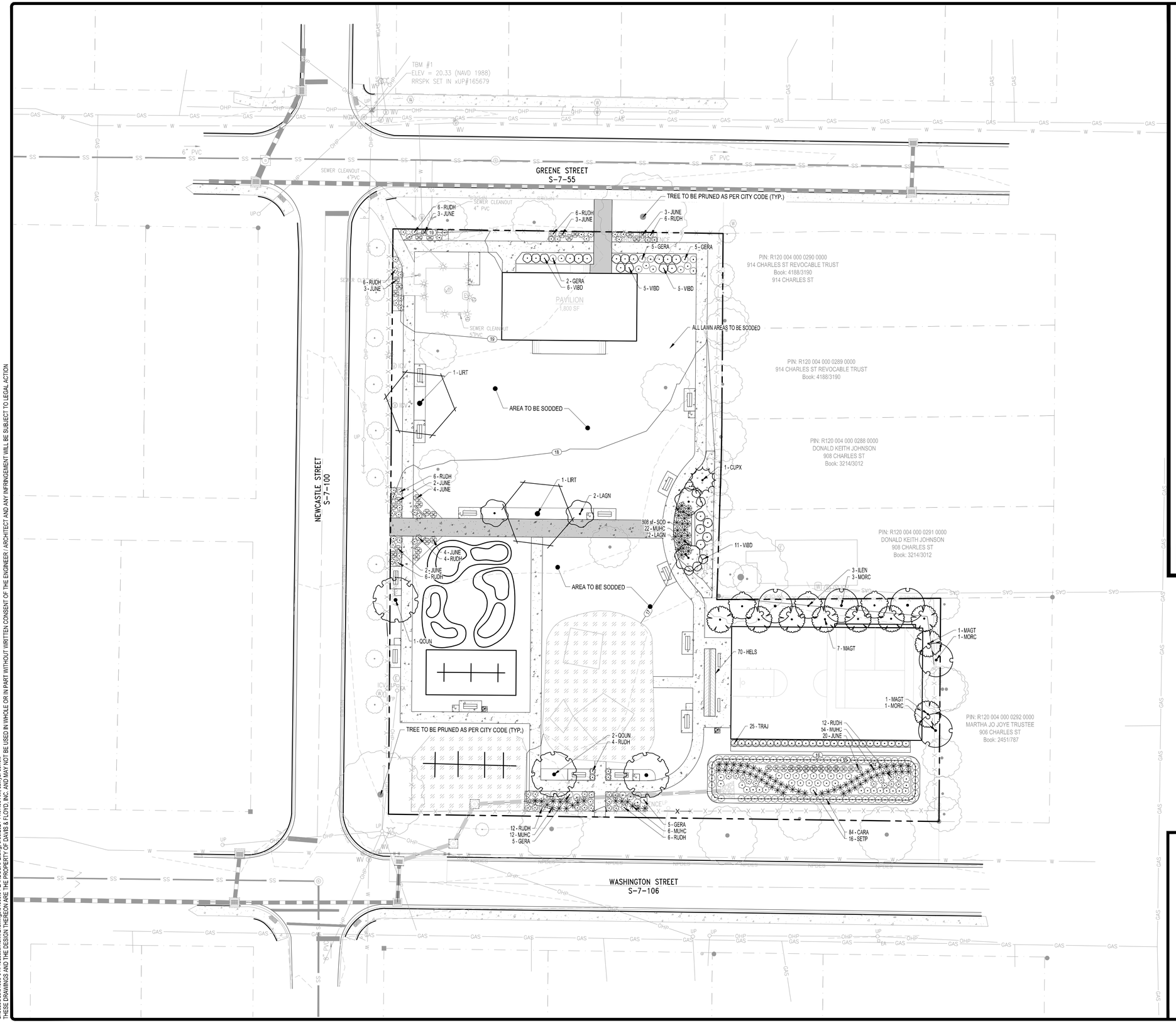
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DRAWING 610-005-10 NOTES

1. SEE STANDARD DRAWING NO. 610-005-00 FOR ALL GENERAL NOTES AND REQUIREMENTS.


TRUCK MOUNTED ATTENUATOR (OPTIONAL)
DOWNSTREAM TAPER
50' TO 100' TAPER
NO LESS THAN FIVE (5) TRAFFIC CONTROL DEVICES IN THE TAPER EQUALLY SPACED @ 10' TO 25' INTERVALS AS NECESSARY TO CORRESPOND WITH THE LENGTH OF THE TAPER
BUFFER SPACE
200' TO 400'
TRUCK MOUNTED ATTENUATOR TRAFFIC CONTROL DEVICES INTERVAL SPACINGS BASED UPON POSTED REGULATORY SPEED LIMIT
APPROACH TAPER
50' TO 100' TAPER
NO LESS THAN FIVE (5) TRAFFIC CONTROL DEVICES IN THE TAPER EQUALLY SPACED @ 10' TO 25' INTERVALS AS NECESSARY TO CORRESPOND WITH THE LENGTH OF THE TAPER
2 MILE MAX.
WORK ACTIVITY
100'
100'
BUFFER SPACE
200' TO 400'
TRUCK MOUNTED ATTENUATOR TRAFFIC CONTROL DEVICES INTERVAL SPACINGS BASED UPON POSTED REGULATORY SPEED LIMIT
CLOSED LANE
CLOSED FLAGGER
R20-7-48
R20-3-48-A
R20-3-48-A
ROAD WORK AHEAD
R20-3-48-A
ROAD WORK AHEAD
PREPARE TO STOP
FLAGGER AHEAD
ADVANCE SIGN AS LOCATED AND SPACED DURING NIGHTTIME FLAGGING OPERATIONS
(SEE STANDARD DRAWING NO. 610-005-00)
(SEE STANDARD DRAWING NO. 610-005-00)
R20-3-48-A
ROAD WORK AHEAD
R20-3-48-A
ROAD WORK AHEAD
R20-7-48
FLAGGER
PREPARE TO STOP
R20-3-48-A
ROAD WORK AHEAD
R20-3-48-A
ROAD WORK AHEAD
R20-3-48-A
ROAD WORK AHEAD



PLANT PALETTE

SYMBOL	CODE	BOTANICAL / COMMON NAME
TREES		
	CUPX	Cupressus x leylandii / Leyland Cypress
	ILEN	Ilex x 'Nellie R. Stevens' / Nellie R. Stevens Holly
	LIRT	Liriodendron tulipifera / Tulip Poplar
	MAGT	Magnolia grandiflora 'Southern Charm' / Teddy Bear® Southern Magnolia
	MORC	Morella cerifera / Wax Myrtle
	QOUN	Quercus nuttallii / Nuttall Oak
UNDERSTORY TREES		
	LAGN	Lagerstroemia x `Natchez` / Crape Myrtle
SHRUBS		
	CARA	Carex amphibola / Creek Sedge
	GERA	Geranium maculatum 'Album' / White Geranium
	JUNE	Juncus effusus / Soft Rush
	MUHC	Muhlenbergia capillaris / Pink Muhly Grass
	RUDH	Rudbeckia hirta / Black-eyed Susan
	SETP	Setcreasea pallida / Purple Spiderwort
	VIBD	Viburnum obovatum 'Densa' / Dwarf Walter's Viburnum
VINES		
	TRAJ	Trachelospermum jasminoides 'Confederate' / Confederate Jasmine
SHRUB AREAS		
	HELS	Heliotropium curassavicum / Salt Heliotrope

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

N

STATE PLANE

0 20' 40'

SCALE: 1" = 20'

PROJECT DATUM INFORMATION:
HORIZONTAL DATUM: NAD 83
VERTICAL DATUM: NAVD88

DAVIS & FLOYD, INC. No. 264
STATE OF SOUTH CAROLINA
CERTIFICATE OF AUTHORIZATION
FOR AGENCY REVIEW
NOT FOR CONSTRUCTION
SOUTH CAROLINA LANDSCAPE ARCHITECT
REGISTERED
RICHARD R. HERTZFELD
419
5/31/2024

DAVIS & FLOYD
SINCE 1954
WWW.DAVISFLOYD.COM
1940 ALGONQUIN ROAD, SUITE 301
CHARLESTON, SC 29405
(843) 554-8902

OWNER
CITY OF BEAUFORT
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA

PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

DRAWING TITLE
LANDSCAPE PLAN

NO.	ISSUED	CHECKED	DATE
1	SUBMITTAL	SRW	07/12/23
2	RESUBMITTAL	SRW	04/12/2023
5	REVISIONS TO SCHEME	SRW	05/31/2024
1	SUBMITTED FOR 30% REVIEW		

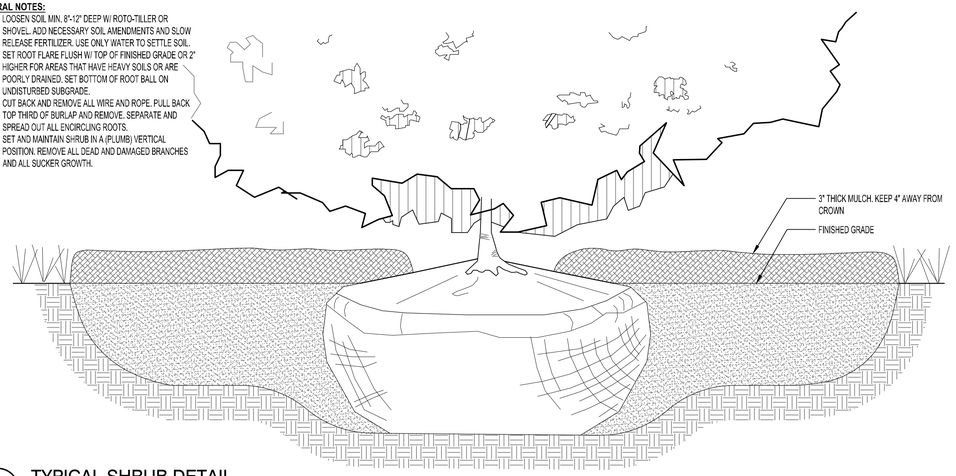
JOB NO. 31959.04
DATE MAY 31, 2024
DESIGNED DRV
DRAWN DRV
CHECKED RRH
APPROVED RRH

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PAGE 20 OF 42

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GENERAL NOTES:

1. LOOSEN SOIL MIN. 8"-12" DEEP W/ ROTO-TILLER OR SHOVEL. ADD NECESSARY SOIL AMENDMENTS AND SLOW RELEASE FERTILIZER. USE ONLY WATER TO SETTLE SOIL.
2. SET ROOT FLARE FLUSH W/ TOP OF FINISHED GRADE OR 2" HIGHER FOR AREAS THAT HAVE HEAVY SOILS OR ARE POORLY DRAINED. SET BOTTOM OF ROOT BALL ON UNDISTURBED SUBGRADE.
3. CUT BACK AND REMOVE ALL WIRE AND ROPE. PULL BACK TOP THIRD OF BURLAP AND REMOVE. SEPARATE AND SPREAD OUT ALL ENCIRCLING ROOTS.
4. SET AND MAINTAIN SHRUB IN A (PLUMB) VERTICAL POSITION. REMOVE ALL DEAD AND DAMAGED BRANCHES AND ALL SUCKER GROWTH.

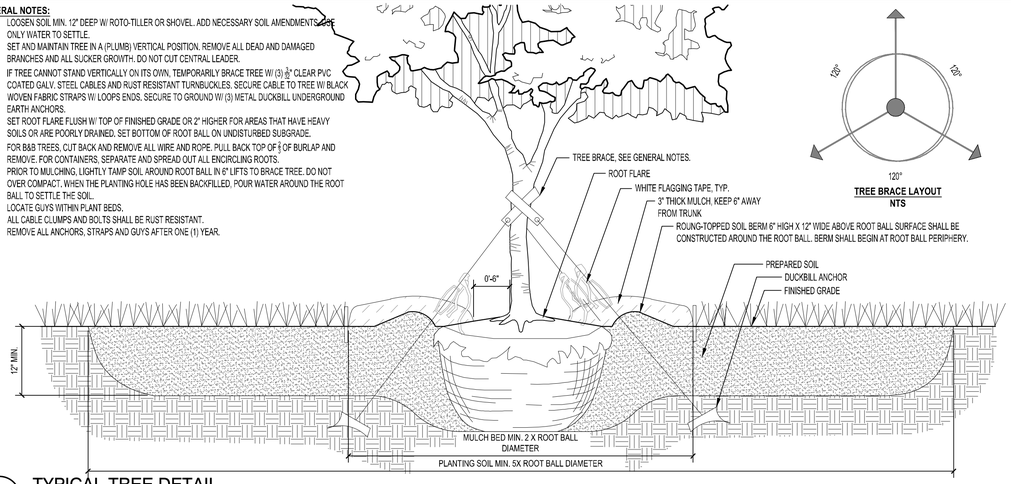


1 TYPICAL SHRUB DETAIL

NTS

GENERAL NOTES:

1. LOOSEN SOIL MIN. 12" DEEP W/ ROTO-TILLER OR SHOVEL. ADD NECESSARY SOIL AMENDMENTS. USE ONLY WATER TO SETTLE.
2. SET AND MAINTAIN TREE IN A (PLUMB) VERTICAL POSITION. REMOVE ALL DEAD AND DAMAGED BRANCHES AND ALL SUCKER GROWTH. DO NOT CUT CENTRAL LEADER.
3. IF TREE CANNOT STAND VERTICALLY ON ITS OWN, TEMPORARILY BRACE TREE W/ (3) 1" CLEAR PVC COATED GALV. STEEL CABLES AND RUST RESISTANT TURNBUCKLES. SECURE CABLE TO TREE W/ BLACK WOVEN FABRIC STRAPS W/ LOOPS ENDS. SECURE TO GROUND W/ (3) METAL DUCKBILL UNDERGROUND EARTH ANCHORS.
4. SET ROOT FLARE FLUSH W/ TOP OF FINISHED GRADE OR 2" HIGHER FOR AREAS THAT HAVE HEAVY SOILS OR ARE POORLY DRAINED. SET BOTTOM OF ROOT BALL ON UNDISTURBED SUBGRADE.
5. FOR B&B TREES, CUT BACK AND REMOVE ALL WIRE AND ROPE. PULL BACK TOP OF ⅓ OF BURLAP AND REMOVE. FOR CONTAINERS, SEPARATE AND SPREAD OUT ALL ENCIRCLING ROOTS.
6. PRIOR TO MULCHING, LIGHTLY TAMP SOIL AROUND ROOT BALL IN 6" LIFTS TO BRACE TREE. DO NOT OVER COMPACT. WHEN THE PLANTING HOLE HAS BEEN BACKFILLED, POUR WATER AROUND THE ROOT BALL TO SETTLE THE SOIL.
7. LOCATE GUYS WITHIN PLANT BEDS.
8. ALL CABLE CLUMPS AND BOLTS SHALL BE RUST RESISTANT.
9. REMOVE ALL ANCHORS, STRAPS AND GUYS AFTER ONE (1) YEAR.



TREE BRACE LAYOUT
NTS

2 TYPICAL TREE DETAIL

NTS

SEEDING NOTES:

1. EXTENT OF WORK - PROVIDE SOIL ESTABLISHMENT OF FINISH GRADE, PREPARATION, FERTILIZING AND SEEDING, OF ALL NEWLY GRADED FINISHED EARTH SURFACES, UNLESS INDICATED OTHERWISE, AND AT ALL AREAS INSIDE OR OUTSIDE THE LIMITS OF CONSTRUCTION THAT ARE DISTURBED BY THE CONTRACTOR'S OPERATIONS.
2. *TURF ESTABLISHMENT PERIOD - THE ESTABLISHMENT PERIOD FOR TURF SHALL BEGIN IMMEDIATELY AFTER INSTALLATION, WITH THE APPROVAL OF THE ENGINEER, AND CONTINUE UNTIL THE DATE THAT THE OWNER ACCEPTS THE PROJECT OR PHASE FOR BENEFICIAL USE AND OCCUPANCY AND A STAND OF GRASS IS ACHIEVED. DURING THE TURF ESTABLISHMENT PERIOD THE CONTRACTOR SHALL:
   a. WATER THE TURF TO MAINTAIN AN ADEQUATE SUPPLY OF MOISTURE WITHIN ROOT ZONE. AN ADEQUATE SUPPLY OF MOISTURE IS THE EQUIVALENT OF 1 INCH OF ABSORBED WATER PER WEEK EITHER THROUGH NATURAL RAINFALL OR AUGMENTED BY PERIODIC WATERING. APPLY WATER AT A MODERATE RATE SO AS NOT TO FLOOD THE TURF.
   b. PROVIDE THE FOLLOWING TURF ESTABLISHMENT:
   i. ERADICATE ALL WEEDS. WATER, FERTILIZE, OVERSEED AND PERFORM ANY OTHER OPERATION NECESSARY TO PROMOTE THE GROWTH OF GRASS.
   ii. RESEED OR RE-SOD AREAS VOID OF TURF ONE SQUARE FOOT AND LARGER IN AREA.
   iii. MOW THE NEW LAWN AT LEAST THREE TIMES PRIOR TO THE FINAL INSPECTION. BEGIN MOWING WHEN GRASS IS 4 INCHES HIGH. MOW TO A 2½2 INCH HEIGHT.
3. PERMANENT GRASS SEEDING RATES- SEED MIXTURE (FOR AREA INDICATED ON PLAN TO RECEIVE BERMUDA SEED.)
   PLANTING SEASON VARIETY LB/ 100 S.F.
   SPRING/SUMMERBROWN TOP MILLET 1/2 LB.
   (APRIL 1 - AUG. 31) HULLED BERMUDA GRASS 2 LBS. (SAHARA)
   FALL/WINTER ANNUAL RYE GRASS 6 LBS.
   (SEPT 1. - MAR. 31)HULLED BERMUDA GRASS 1 LB.
   UNHULLED BERMUDA GRASS 3 LBS. (SAHARA)
   NOTE: SOME ANNUAL GRASS SPECIES ARE INCLUDED IN THIS MIX. THESE ARE TO BE PLANTED AT THE SAME TIME AS THE PERENNIAL GRASS SPECIES TO PROVIDE QUICK COVER AND STABILIZE THE SOIL UNTIL THE PERENNIAL SEEDS GERMINATE AND BECOME ESTABLISHED.
4. WOOD CELLULOSE FIBER MULCH - USE RECOVERED MATERIALS OF EITHER PAPER- BASED (100 PERCENT) OR WOOD-BASED (100 PERCENT) HYDRAULIC MULCH. PROCESSED TO CONTAIN NO GROWTH OR GERMINATION-INHIBITING FACTORS AND DYED AN APPROPRIATE COLOR TO FACILITATE VISUAL METERING OF MATERIALS APPLICATION. COMPOSITION ON AIR-DRY WEIGHT BASIS: 9 TO 15 PERCENT MOISTURE, pH RANGE FROM 3.5 TO 5.0. USE WITH HYDRAULIC APPLICATION OF GRASS SEED AND FERTILIZER. FIRST, MIX WATER AND FIBER. FIBER SHALL BE ADDED AT 1,000 POUNDS, DRY WEIGHT, PER ACRE. THEN ADD FERTILIZER TO PRODUCE A HOMOGENEOUS SLURRY. WHEN HYDRAULICALLY SPRAYED ON THE GROUND, MATERIAL SHALL FORM A BLOTTER LIKE COVER IMPREGNATED UNIFORMLY WITH GRASS SEED. APPLY SEEDED SLURRY EVENLY IN TWO INTERSECTION DIRECTIONS TO ACHIEVE A MINIMUM 60% COVERAGE.
5. *SOIL ANALYSIS - IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO HAVE A SOIL ANALYSIS PERFORMED BY THE COUNTY EXTENSION SERVICE OR SOME OTHER APPROVED LABORATORY FOR A SOIL ANALYSIS REPORT. THE CONTRACTOR SHALL THEN PROVIDE THE RECOMMENDATIONS OF THE REPORT TO THE ENGINEER FOR WRITTEN APPROVAL. RECOMMENDATIONS SHALL ENSURE THAT SOIL pH IS WITHIN 6-7 PRIOR TO SEEDING AND SHALL INCLUDE RATES FOR LIME, AND FERTILIZER.
6. SOIL PREPARATION - PRIOR TO MASS GRADING, REMOVE EXISTING TOPSOIL TO A MINIMUM DEPTH OF 6" AND STOCKPILE. IF AREAS TO BE GRADED ARE COVERED WITH GRAVEL, COMPLETELY REMOVE GRAVEL AND DISPOSE OF OFF-SITE IN A MANNER THAT COMPLIES WITH ALL LOCAL, STATE, AND FEDERAL LAWS. AFTER AREAS HAVE BEEN BROUGHT TO FINISH SUBGRADE ELEVATION, THOROUGHLY TILL TO MINIMUM DEPTH OF 6 INCHES BY SCARIFYING, DISKING OR HARROWING. REMOVE DEBRIS AND STONES LARGER THAN ONE INCH IN ANY DIMENSION REMAINING ON SURFACE AFTER TILLAGE. SPREAD STOCKPILED OR HAULED IN TOPSOIL EVENLY TO A MIN. DEPTH OF 6" TO PROVIDE POSITIVE DRAINAGE. DO NOT SPREAD TOPSOIL WHEN FROZEN OR EXCESSIVELY WET OR DRY. CORRECT IRREGULARITIES IN FINISHED SURFACES TO ELIMINATE DEPRESSIONS. PROTECT FINISHED PREPARED SOIL AREAS FROM DAMAGE BY VEHICULAR OR PEDESTRIAN TRAFFIC.

IRRIGATION NOTES:

CONTRACTOR IS RESPONSIBLE FOR PROVIDING THE DESIGN, MATERIALS, AND LABOR TO INSTALL AN IRRIGATION SYSTEM MEETING THE FOLLOWING REQUIREMENTS:

1. ALL SEEDED AREAS, TURF AREAS, BED AREAS, AND TREE PITS SHALL BE IRRIGATED.
2. TURF AREAS, BED AREAS AND CANOPY TREES TO RECEIVE DRIP IRRIGATION. THE IRRIGATION SYSTEM SHALL BE CONTROLLED BY AN AUTOMATED TWO-WIRE IRRIGATION CONTROLLER SUCH AS A WEATHERTRAK CONTROLLER OR APPROVED EQUIVALENT. THE CONTRACTOR SHALL COORDINATE WITH UTILITY PROVIDER AND OWNER TO PROVIDE POWER TO THE CONTROLLER. THE CONTRACTOR IS RESPONSIBLE FOR THE COST TO PROVIDE POWER TO THE CONTROLLER LOCATION AND FOR PROVIDING AND INSTALLING THE CONTROLLER. IT SHALL BE MOUNTED IN A MANNER ACCEPTABLE TO OWNER.
3. A SEPARATE WATER METER SHALL BE DEDICATED FOR EACH PLANTING AREA.
4. CONTRACTOR SHALL TIE THE PROPOSED IRRIGATION MAIN LINE INTO THE EXISTING OR PROPOSED WATER SYSTEM. COORDINATE WITH THE UTILITY PROVIDER AND/OR OWNER OF THE EXISTING OR PROPOSED WATER LINE.
5. IRRIGATION MAINLINES AND LATERALS SHALL BE SCHEDULE 40 PVC PIPE. MINIMUM MAINLINE SIZE SHALL BE 2 1/2" AND MINIMUM LATERAL SIZE SHALL BE 3/4".
6. THE CONTRACTOR SHALL PROVIDE THE OWNER WITH AN IRRIGATION PLAN FOR REVIEW BY THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION. THE SYSTEM SHALL FULLY FUNCTION TO PROVIDE UNIFORM COVERAGE TO THE SATISFACTION OF THE OWNER, FLOW VELOCITY IN ALL PIPES SHALL BE KEPT UNDER 5 FPS AND MAINLINE PRESSURE SHALL BE ADJUSTED TO BE BETWEEN 30 PSI AND 50 PSI. ADJUSTMENT AT EACH VALVE SHALL BE MADE SO THAT PRESSURE IS DELIVERED TO THE SPRAY HEADS AT THE MANUFACTURER'S RECOMMENDED OPERATING PRESSURE.
7. THE CONTRACTOR SHALL INITIALLY SET THE PROGRAM TIMES IN A MANNER TO BE AGREED UPON BY THE CONTRACTOR AND OWNER. CONTRACTOR IS RESPONSIBLE FOR ADJUSTMENTS TO WATERING TIMES THEREAFTER UNTIL TURNING THE PROJECT OVER TO THE OWNER AT FINAL ACCEPTANCE.
9. IRRIGATION PLANS ARE TO BE REVIEWED AND APPROVED BY THE CITY OF BEAUFORT DEPARTMENT OF PARKS PRIOR TO INSTALLATION.
10. THE CONTRACTOR SHALL PROVIDE THE OWNER WITH A SET OF 'AS-BUILT' PLANS AFTER IRRIGATION SYSTEM INSTALLATION.
11. THE CONTRACTOR SHALL WARRANTY THE IRRIGATION SYSTEM FOR A PERIOD OF ONE (1) YEAR AFTER FINAL COMPLETION AGAINST POOR WORKMANSHIP AND PRODUCT DEFECTS.
12. ALL WORK SHALL BE IN COMPLIANCE WITH LOCAL, STATE AND FEDERAL REQUIREMENTS AND GUIDELINES.
13. IRRIGATION CONTRACTOR IS RESPONSIBLE FOR PROVIDING AND COORDINATING SLEEVES WITH GENERAL CONTRACTOR DURING INSTALLATION.

PLANT SCHEDULE

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	CONT	CAL	HT
TREES						
	CUPX	1	Cupressus x leylandii / Leyland Cypress	B & B	2" CAL	6 FT
	ILEN	3	Ilex x 'Nellie R. Stevens' / Nellie R. Stevens Holly	B & B	2" CAL	As Shown
	LIRT	2	Liriodendron tulipifera / Tulip Poplar	B & B	2" CAL	12' H
	MAGT	9	Magnolia grandiflora 'Southern Charm' / Teddy Bear® Southern Magnolia	B & B	2" CAL	12' H
	MORC	5	Morella cerifera / Wax Myrtle	B & B	2" CAL	12' H
	QOUN	3	Quercus nuttallii / Nuttall Oak	B & B	2.5" CAL	As Shown
UNDERSTORY TREES						
	LAGN	4	Lagerstroemia x 'Natchez' / Crape Myrtle	B & B	2" CAL	6 FT
SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	CONT	SIZE	HT
SHRUBS						
	CARA	84	Carex amphibola / Creek Sedge	1 gal	12"-18"	As Shown
	GERA	22	Geranium maculatum 'Album' / White Geranium	3 gal	24"-36"	As Shown
	JUNE	46	Juncus effusus / Soft Rush	1 gal	12' - 18" Min	As Shown
	MUHC	94	Muhlenbergia capillaris / Pink Muhly Grass	3 gal	12"-18"	As Shown
	RUDH	84	Rudbeckia hirta / Black-eyed Susan	3 gal	12' - 18" Min	As Shown
	SETP	16	Setcreasea pallida / Purple Spiderwort	3 gal	12' - 18" Min	As Shown
	VIBD	27	Viburnum obovatum 'Densa' / Dwarf Walter's Viburnum	3 gal	18"-24"	As Shown
VINES						
	TRAJ	25	Trachelospermum jasminoides 'Confederate' / Confederate Jasmine	3 gal	12"-18"	As Shown
SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	CONT.	SIZE	SPACING
SHRUB AREAS						
	HELS	70	Heliotropium curassavicum / Salt Heliotrope	1 gal	12"-18"	12" - 18" O.C.
SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	CONT	SIZE	HT
SOD/SEED						
	SOD	808 sf	Zoysia x 'Zeon' / Zeon Zoysia	sod		

ABBREVIATION NOTE:
WHERE AN ABBREVIATION IS SHOWN, THE FOLLOWING NOTES APPLY:
QTY - QUANTITY OF PLANT MATERIAL REQUIRED FOR THE PROJECT. (NOTE: CONTRACTOR RESPONSIBLE TO VERIFY QUANTITIES INDICATED. PLAN SHALL TAKE PRECEDENCE OVER SCHEDULE.)
BOTANICAL/COMMON NAME- PLANT MATERIAL TO BE INSTALLED.
CONT - CONTAINER TYPE WHICH PLANT MATERIAL IS ENCASED UPON SITE DELIVERY. (HEIGHT AND CALIPER SHALL TAKE PRECEDENCE OVER CONTAINER.)
CAL - CALIPER/DIAMETER OF TRUNK. (CALIPER SHALL TAKE PRECEDENCE OVER HEIGHT AND SPREAD.)
SIZE - HEIGHT AND/OR WIDTH OF PLANT MATERIAL AT INSTALLATION
SPACING - DISTANCE FROM CENTER OF EACH PLANT. (PLAN SHALL TAKE PRECEDENCE OVER SCHEDULE.)
REMARKS - SPECIFIC NOTES FURTHER SPECIFYING OR DESCRIBING PLANT MATERIAL.

QUANTITIES NOTES:
PLANT MATERIAL LIST, ROCK SCHEDULE, AND MULCH SCHEDULE PREPARED FOR ESTIMATING PURPOSES ONLY. QUANTITY ESTIMATES HAVE BEEN MADE CAREFULLY, BUT THE LANDSCAPE ARCHITECT ASSUMES NO LIABILITY FOR OMISSIONS OR ERRORS. CONTRACTORS SHALL MAKE THEIR OWN QUANTITY TAKE-OFFS USING DRAWINGS TO DETERMINE QUANTITIES TO THEIR SATISFACTION, REPORTING PROMPTLY TO THE LANDSCAPE ARCHITECT ANY DISCREPANCIES WHICH MAY AFFECT BIDDING. NO EXTRA COMPENSATION SHALL BE ALLOWED FOR EXTRA QUANTITIES NECESSARY TO COMPLETE THE WORK.
1. QUANTITIES PROVIDED DO NOT ACCOUNT FOR WASTE.
CONTRACTOR SHALL VERIFY ALL QUANTITIES AND INSTALL ACCORDING TO PLAN. QUANTITIES DO NOT ACCOUNT FOR WASTE.

PLANT SCHEDULE BUFFER

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	CONT	CAL	HT
TREES						
	CUPX	1	Cupressus x leylandii / Leyland Cypress	B & B	2" CAL	6 FT
	ILEN	3	Ilex x 'Nellie R. Stevens' / Nellie R. Stevens Holly	B & B	2" CAL	As Shown
	MAGT	7	Magnolia grandiflora 'Southern Charm' / Teddy Bear® Southern Magnolia	B & B	2" CAL	12' H
	MORC	3	Morella cerifera / Wax Myrtle	B & B	2" CAL	12' H
UNDERSTORY TREES						
	LAGN	2	Lagerstroemia x 'Natchez' / Crape Myrtle	B & B	2" CAL	6 FT
SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	CONT	SIZE	HT
SHRUBS						
	MUHC	22	Muhlenbergia capillaris / Pink Muhly Grass	3 gal	12"-18"	As Shown
	VIBD	11	Viburnum obovatum 'Densa' / Dwarf Walter's Viburnum	3 gal	18"-24"	As Shown
SOD/SEED						
	SOD	808 sf	Zoysia x 'Zeon' / Zeon Zoysia	sod		

GENERAL NOTES:

1. THE LOCATIONS OF EXISTING UNDERGROUND UTILITIES ARE SHOWN IN AN APPROXIMATE WAY ONLY AND HAVE NOT BEEN INDEPENDENTLY VERIFIED BY THE OWNER OR ITS REPRESENTATIVE. THE CONTRACTOR SHALL DETERMINE THE EXACT LOCATION BOTH HORIZONTALLY & VERTICALLY OF ALL EXISTING & PROPOSED UTILITIES BEFORE COMMENCING WORK, AND HE SHALL AGREE TO BE FULLY RESPONSIBLE FOR ANY AND ALL DAMAGES WHICH MIGHT BE OCCASIONED BY THE CONTRACTOR'S FAILURE TO EXACTLY LOCATE AND PRESERVE ANY AND ALL UNDERGROUND UTILITIES. THE CONTRACTOR SHALL REPAIR ANY DAMAGE TO UTILITIES THAT ARE DISTURBED AS A RESULT OF THE WORK.
2. ALL AREAS THAT ARE DISTURBED BY CONSTRUCTION INSIDE OR OUTSIDE OF THE LIMIT OF WORK NOT PROVIDED WITH LANDSCAPE MATERIAL SHALL BE HYDROSEEDED PER THE PERMANENT GRASSING SCHEDULE ON SWP SHEET WITHIN CIVIL DRAWINGS.
3. ALL TREES AND SHRUBS SHALL RECEIVE PINESTRAW MULCH AT A MINIMUM DEPTH OF 3".
4. ALL TREES LOCATED IN LAWN AREAS SHALL RECEIVE A MULCH RING AS INDICATED IN DETAIL 1.
5. PROVIDE EROSION CONTROL WHERE SLOPES ARE GREATER THAN 3:1 AND WHERE EROSION KEEPS RE-OCCURRING.
6. ALL TREE, SHRUB, AND GROUNDCOVER MATERIAL SHALL BE PLANTED WITHIN 24 HOURS OF DELIVERY.
7. ANY PLANTS LOCATED IN DIRECT SUN SHALL BE NURSERY SUN GROWN.
8. ALL PLANT MATERIAL TO MEET OR EXCEED AAN STANDARDS.
9. ALL TREES TO BE PLANTED FOLLOWING ACCEPTED HORTICULTURAL PRACTICES. PLANTING HOLES TO BE BACKFILLED WITH 1/3 COMPOST. DO NOT APPLY FERTILIZER AT PLANTING.
10. ALL SHRUBS, GRASSES AND GROUNDCOVERS TO BE SURFACE FERTILIZED WITH OSMOCOTE SLOW-RELEASE FERTILIZER ACCORDING TO MANUFACTURER'S RECOMMENDATIONS.
11. ALL LAWN AREAS ARE TO BE SODDED.
12. CONTRACTOR IS RESPONSIBLE FOR PROVIDING ALL NECESSARY LICENSES AND INSURANCE TO COMPLETE WORK.
13. FINAL CLEANUP OF SITE AS A RESULT OF LANDSCAPE OPERATIONS AND ALL FINE GRADING SHALL BE THE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR.
14. CONTRACTOR SHALL ENSURE POSITIVE DRAINAGE.
15. ALL PLANT MATERIAL, IRRIGATION, AND WORKMANSHIP TO BE GUARANTEED FOR ONE YEAR FROM THE DATE OF ACCEPTANCE BY THE OWNER OR OWNER'S REPRESENTATIVE.
16. CONTRACTOR TO MAINTAIN ALL PLANTBEDS AND PLANT LIFE UNTIL FINAL ACCEPTANCE OF LANDSCAPE. WARRANTY PERIOD OF ONE YEAR FOR PLANT MATERIAL BEGINS WHEN COMPLETION OF ALL PUNCH LIST ITEMS AND FINAL ACCEPTANCE OF LANDSCAPE HAVE BEEN APPROVED.
17. CONTRACTOR SHALL PROVIDE IRRIGATION SHOP DRAWINGS TO LANDSCAPE ARCHITECT AND CITY HORTICULTURIST FOR APPROVAL PRIOR TO CONSTRUCTION.
18. CONTRACTOR SHALL REPORT ANY DISCREPANCIES TO LANDSCAPE ARCHITECT PRIOR TO CONSTRUCTION.
19. STAKING ONLY REQUIRED AS DEEMED NECESSARY BY THE LANDSCAPE CONTRACTOR.
20. THERE SHALL BE NO SUBSTITUTIONS, DELETIONS, OR ADDITIONS WITHOUT WRITTEN APPROVAL OF THE LANDSCAPE ARCHITECT.
21. ALL CONSTRUCTION SHALL CONFORM TO CITY, COUNTY, STATE, AND FEDERAL REQUIREMENTS.
22. ALL PRESERVED TREES TO RECEIVE TREE PROTECTION BARRICADES AS DETAILED IN CIVIL PLANS.
23. NO TREE ENCROACHMENTS SHALL EXCEED 25% OF THE LIVE CANOPY WITHOUT PRIOR APPROVAL OF THE CITY OF BEAUFORT AND THE LANDSCAPE ARCHITECT.
24. ANY PROPOSED TREES WITHIN 10' FROM DRAINAGE PIPES SHALL RECEIVE TREE ROOT BARRIERS WHICH SHALL BE APPROVED BY THE CITY OF BEAUFORT

PLANT SCHEDULE RAIN GARDEN

SYMBOL	CODE	QTY	BOTANICAL / COMMON NAME	CONT	SIZE	HT
SHRUBS						
	CARA	84	Carex amphibola / Creek Sedge	1 gal	12"-18"	As Shown
	JUNE	20	Juncus effusus / Soft Rush	1 gal	12' - 18" Min	As Shown
	MUHC	54	Muhlenbergia capillaris / Pink Muhly Grass	3 gal	12"-18"	As Shown
	RUDH	12	Rudbeckia hirta / Black-eyed Susan	3 gal	12' - 18" Min	As Shown
	SETP	16	Setcreasea pallida / Purple Spiderwort	3 gal	12' - 18" Min	As Shown

TREE MITIGATION:				
SCHEDULE OF TREES TO BE REMOVED				
PROJECT NAME: WASHINGTON STREET PARK:	ZONING DISTRICT: T4-HN			
TREE TYPE	10"	15"	19"	TOTALS (TYPES)
CEDAR	1	1		1
LIVE OAK			1	1
	10	15	19	44

SCHEDULE OF TREES TO BE SAVED:					TOTALS (TYPE)	TOTAL TREES (IN.)
TREE TYPE	17"	18"	19"	22"		
WATER OAK	1				1	
LIVE OAK		1	1	1	3	
					4	76

PROPOSED TREES:			TOTAL TREES (IN.)
TREE TYPE	2"	2.5"	
LEYLAND CYPRESS	2		
NELLIE R. STEVENS HOLLY	3		
TULIP POPLAR	1		
TEDDY BEAR SOUTHERN MAGNOLIA	9		
WAX MYRTLE	5		
NUTTALL OAK		3	
	40	7.5	47.5

TOTAL TREES ON SITE:	EXISTING	PROPOSED	TOTAL TREES (IN.)
TREE TYPE			
LEYLAND CYPRESS		2" * 1 TREES	
NELLIE R. STEVENS HOLLY		2" * 3 TREES	
TULIP POPLAR		2" * 2 TREE	
TEDDY BEAR SOUTHERN MAGNOLIA		2" * 9 TREES	
WAX MYRTLE		2" * 5 TREES	
NUTTALL OAK		2.5" * 3 TREES	
LIVE OAK	18" * 1 TREES		
LIVE OAK	19" * 1 TREES		
LIVE OAK	22" * 1 TREES		
WATER OAK	17" * 1 TREES		
	76	47.5	123.5
123.5" TREES ON SITE > 44" TREES REMOVED			

N

STATE PLANE

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

PROJECT DATUM INFORMATION:
HORIZONTAL DATUM: NAD 83
VERTICAL DATUM: NAVD88

SOUTH CAROLINA LICENSED LANDSCAPE ARCHITECT 1119 REGISTERED 10/2/2023 HERITAGE L.A.D. — DAVIS & FLOYD, INC. No. 264 — State of South Carolina — Certificate of Authorization

FOR AGENCY REVIEW
NOT FOR CONSTRUCTION

DAVIS & FLOYD
SINCE 1954
WWW.DAVISFLOYD.COM
1940 ALGONQUIN ROAD, SUITE 301
CHARLESTON, SC 29405
(843) 554-8002

OWNER
CITY OF BEAUFORT
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA

PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

DRAWING TITLE
LANDSCAPE DETAILS

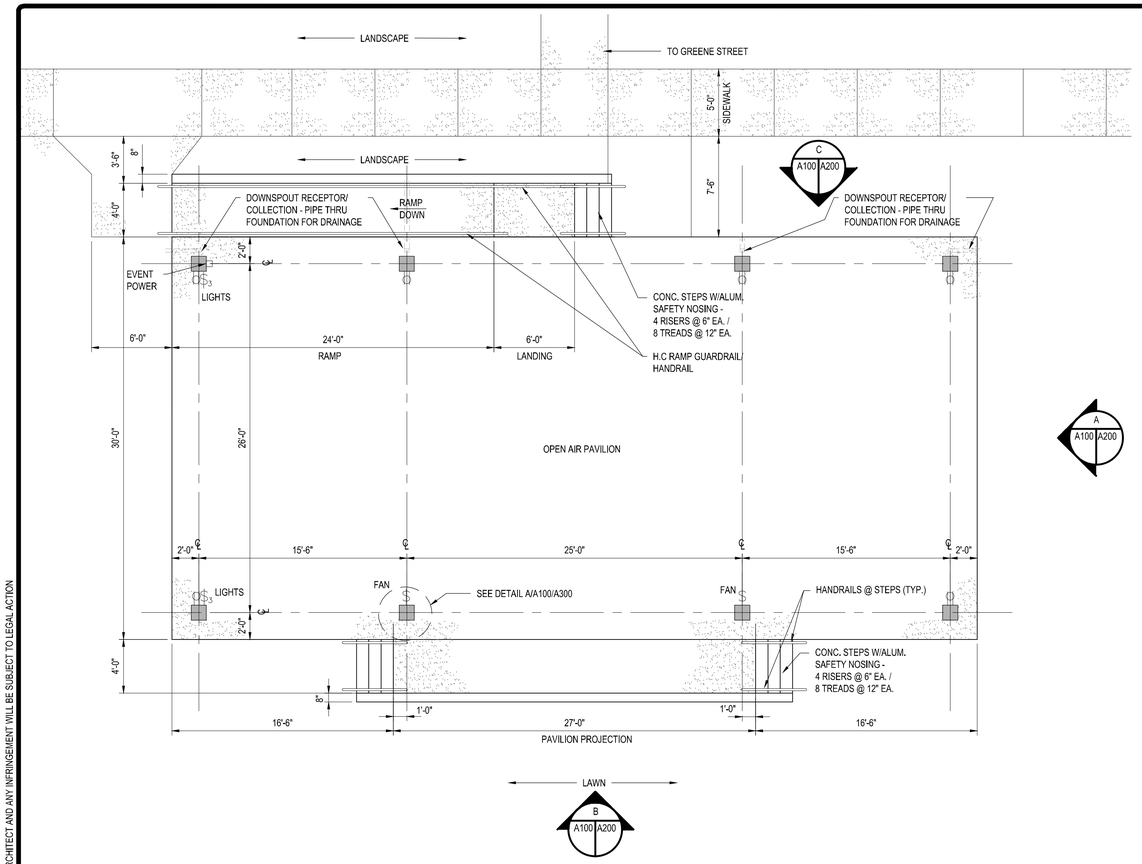
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DATE	MAY 31, 2024
DESIGNED	DRV
DRAWN	DRV
CHECKED	RRH
APPROVED	RRH

PAGE 21 OF 42

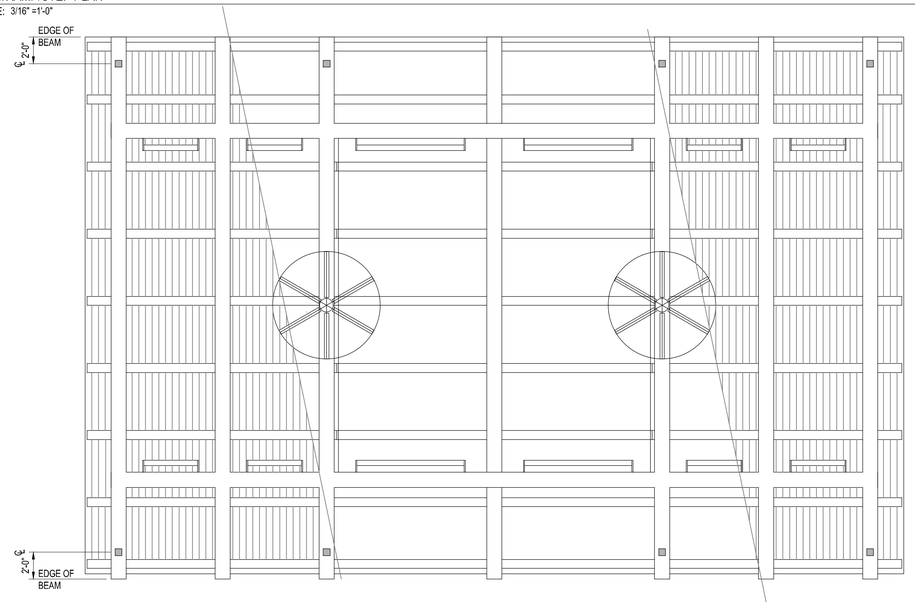
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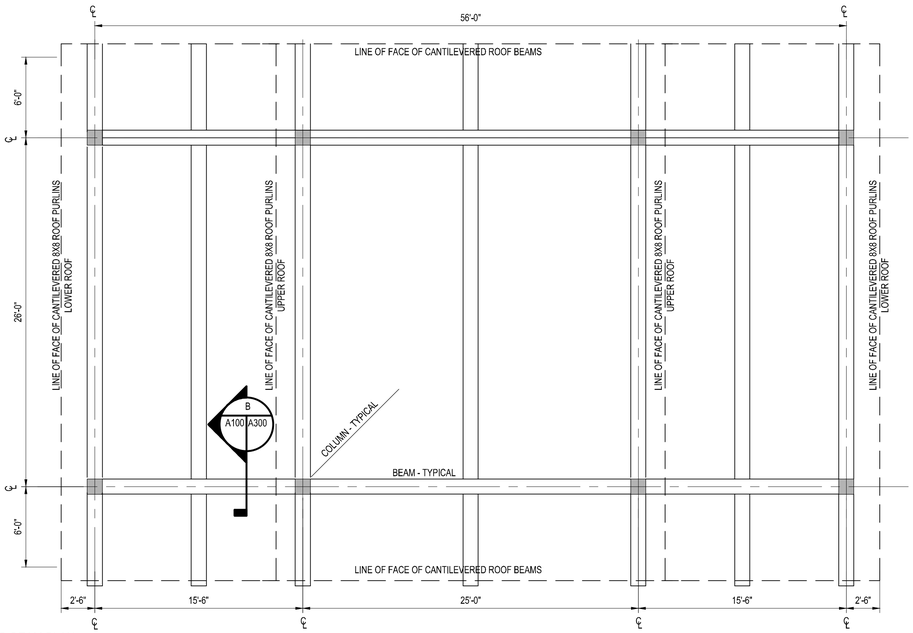
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SCALE: 3/16" =1'-0"



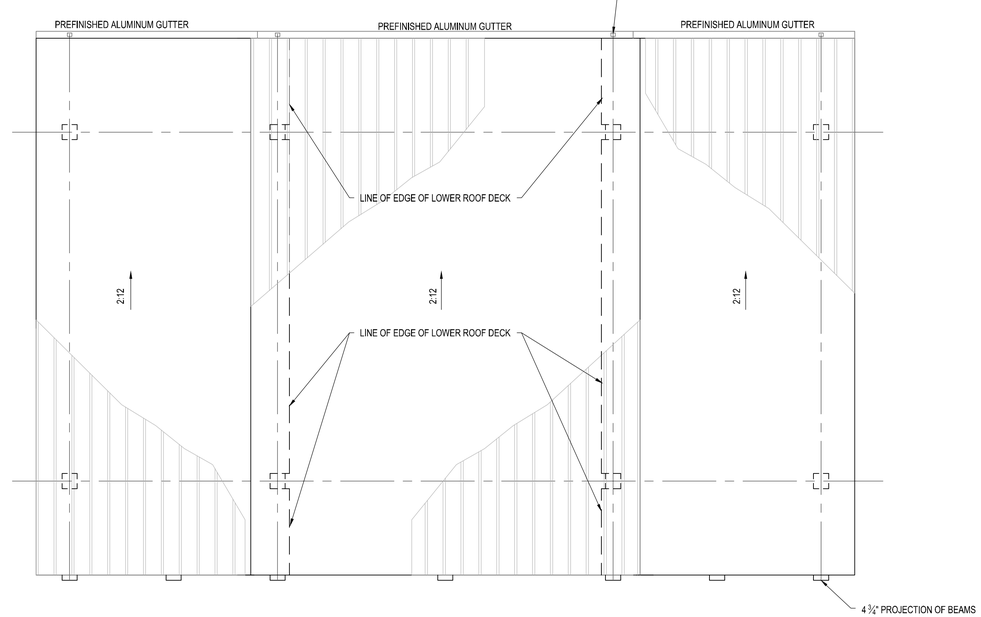
REFLECTED CEILING PLAN

SCALE: 3/16" =1'-0"



COLUMN AND BEAM PLAN

SCALE: 3/16" =1'-0"



ROOF PLAN

SCALE: 3/16" =1'-0"

GRAPHIC SCALE

4 2 0 4 8

SCALE: 3/16" = 1'-0"

UNIT OF MEASURE: FEET

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SOUTH CAROLINA STATE BOARD REGISTERED
DAVIS & FLOYD, INC.
Certificate of Authorization No. C-1723
SC 27023

ISSUED FOR BID
NOT FOR CONSTRUCTION

DAVIS & FLOYD
SINCE 1954
WWW.DAVISFLOYD.COM
1319 HIGHWAY 72/221 EAST
GREENWOOD, SC 29649
864-229-5211

OWNER
CITY OF BEAUFORT
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA

PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

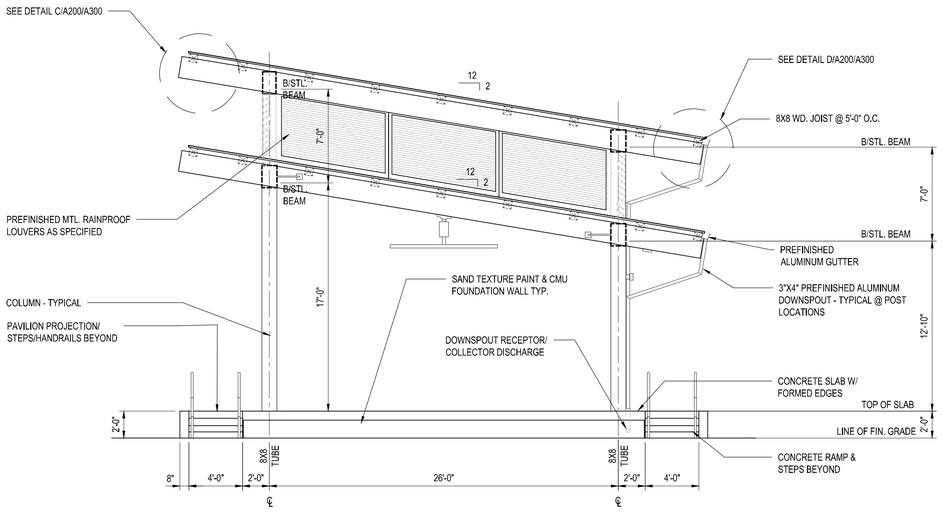
DRAWING TITLE
PAVILION SLAB, FRAMING AND ROOF PLANS

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2	HP REVIEW COMMENTS	JRS	12/14/23
1	RESOLUTION 30% REVIEW	JRS	9/2023

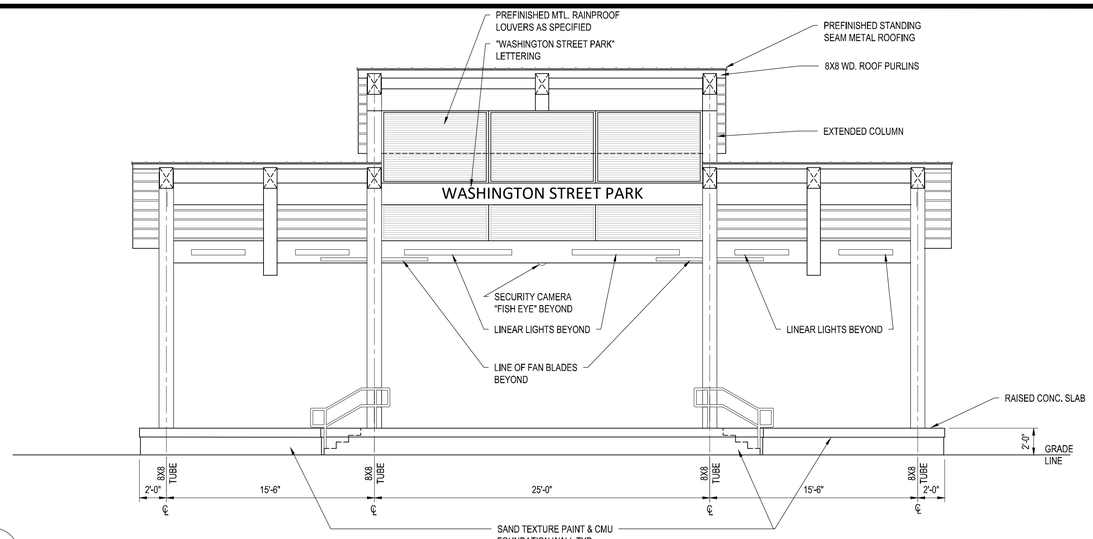
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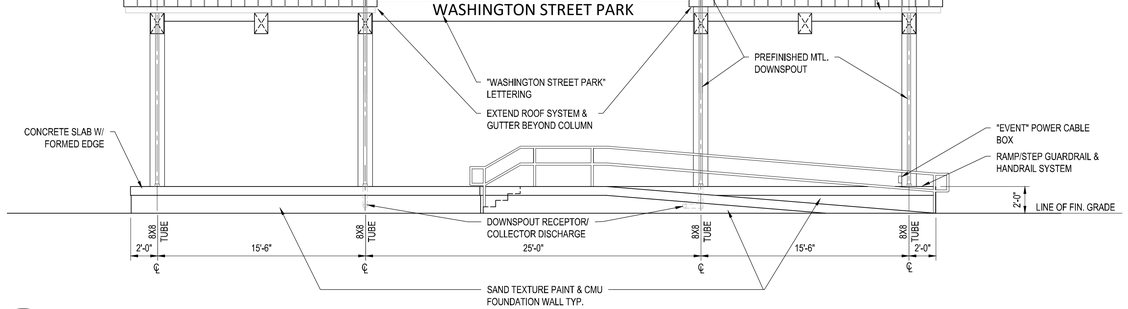
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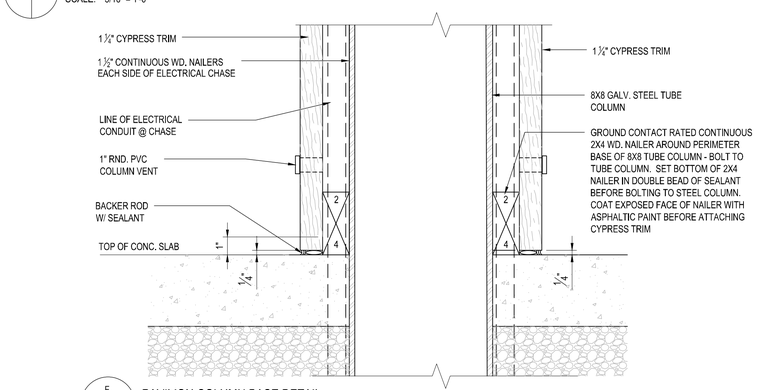
A | A100 | A200 — PAVILION ELEVATION - OPPOSITE SIDE ELEVATION SIMILAR
SCALE: 3/16" = 1'-0"



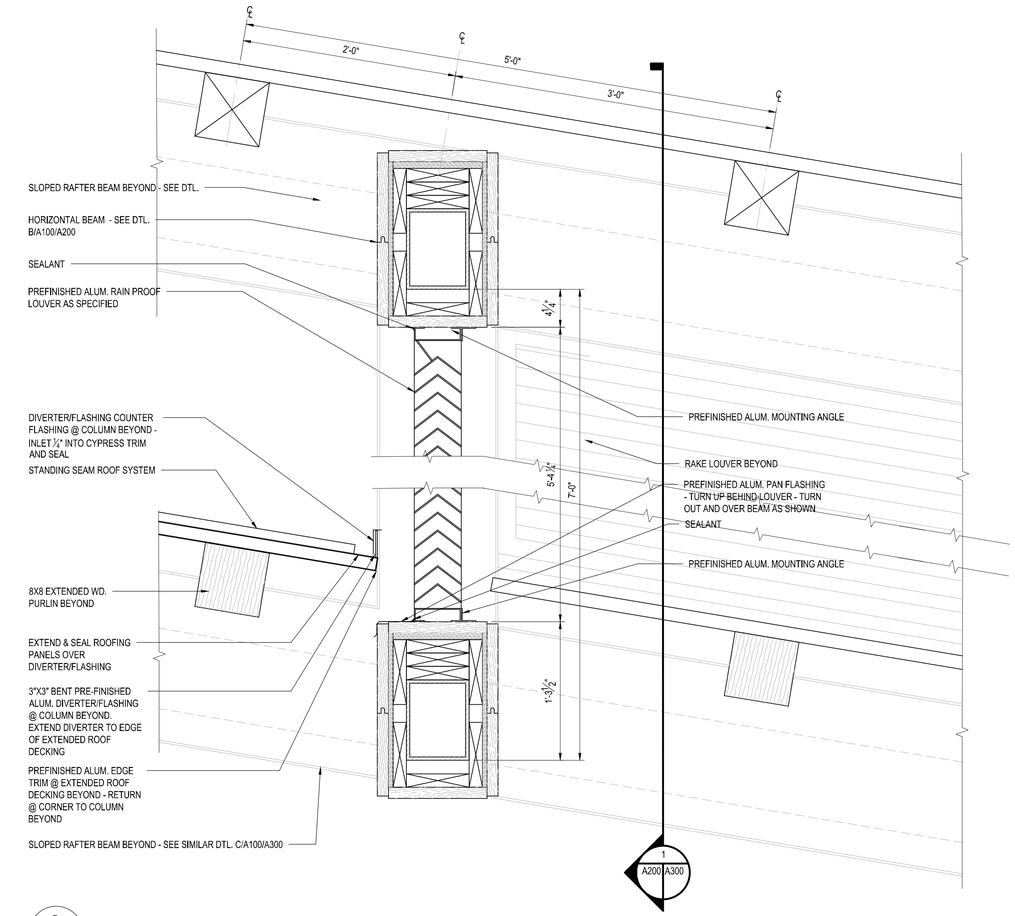
B | A100 | A200 — PAVILION ELEVATION - PARK SIDE
SCALE: 3/16" = 1'-0"



C | A100 | A200 — PAVILION ELEVATION - STREET SIDE
SCALE: 3/16" = 1'-0"



F | A100 | A200 — PAVILION COLUMN BASE DETAIL
SCALE: 3" = 1'-0"



D | A200 | A200 — LOUVER SECTION
SCALE: 1 1/2" = 1'-0"

GRAPHIC SCALE
4 2 0 4 8
SCALE: 3/16" = 1'-0"
UNIT OF MEASURE: FEET

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OWNER: CITY OF BEAUFORT
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA
PROJECT TITLE: WASHINGTON STREET PARK IMPROVEMENTS
DRAWING TITLE: PAVILION ELEVATIONS

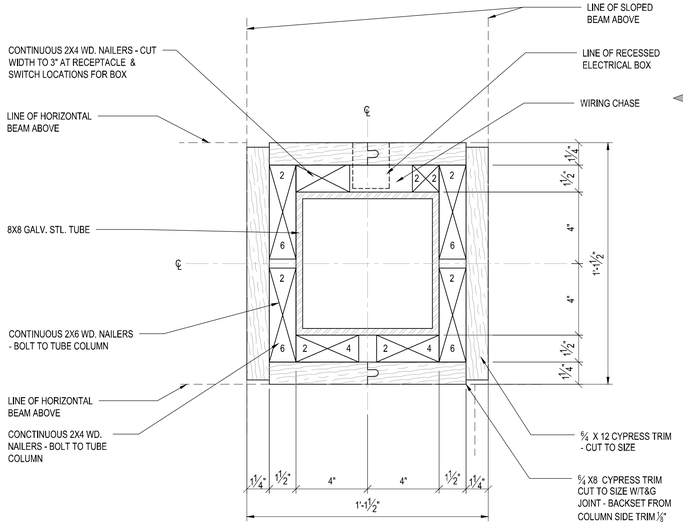
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4	CDSG RE-SUBMITTAL	SRW	06/28/2024
3	ISSUED FOR 90% REVIEW	JRS	6/13/24
2	CE KEYVIEW COMMENTS	JRS	5/31/24
1	ISSUED FOR 50% REVIEW	JRS	5/2/23

JOB NO. 31959.04
DATE JULY 26, 2024
DESIGNED JRS
DRAWN WCG
CHECKED JRS
APPROVED JRS

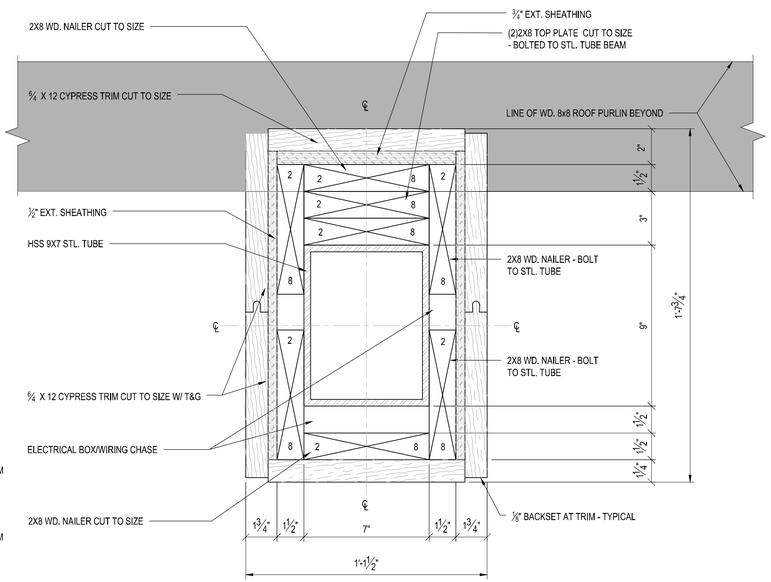
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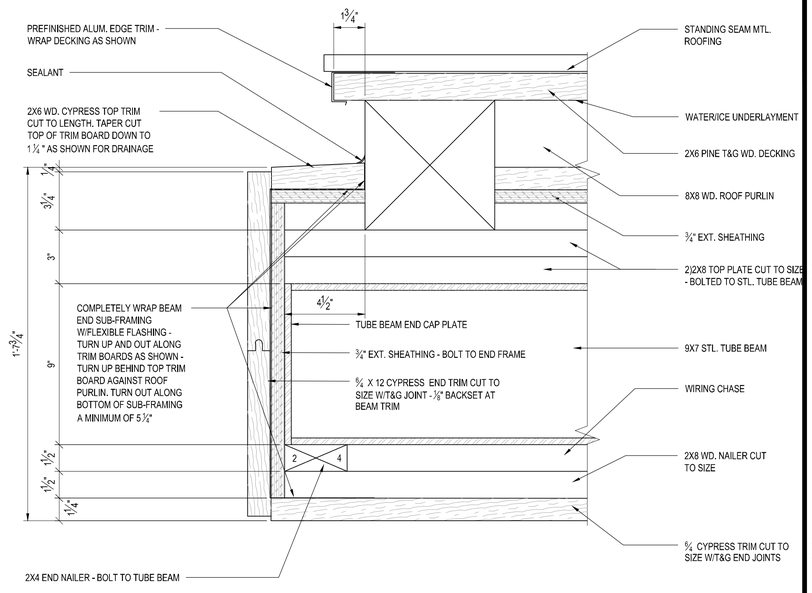
PAVILION INTERIOR



A | A100 | A300
PAVILION COLUMN - TYPICAL
SCALE: 3" = 1'-0"



B | A100 | A300
PAVILION BEAM - TYPICAL
SCALE: 3" = 1'-0"



C | A200 | A300
PAVILION BEAM END
SCALE: 3" = 1'-0"

PAVILION EXTERIOR

D | A200 | A300
PAVILION BEAM END @ GUTTER
SCALE: 3" = 1'-0"

1 | A200 | A300
LOUVER SECTION - BETWEEN SLOPE BEAMS
SCALE: 1 1/2" = 1'-0"

E | A200 | A300
LOUVER/CURB FLASHING DETAIL
SCALE: 3" = 1'-0"

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1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA

PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

DRAWING TITLE
PAVILION DETAILS

NO.	REVISIONS	CHK'D BY	DATE
5	100% SUBMITTAL - REISSUED FOR BID	SRW	6/28/2024
4	CDSS RE-SUBMITTAL	SRW	5/03/2024
3	REISSUED FOR 100% REVIEW		
2			
1			

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DATE JULY 26, 2024
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ELECTRICAL LEGEND

A-1,3,5	HOMERUN TO PANELBOARD. CONDUIT ROUTED UNDERGROUD. LETTER OR LETTERS DENOTE WHICH PANEL AND NUMBER OR NUMBERS INDICATE WHICH CIRCUIT OR CIRCUITS. EACH ARROWHEAD INDICATES A SEPARATE CIRCUIT WHERE MULTIPLE CIRCUITS ARE RUN IN A COMMON CONDUIT.
	CONDUIT ROUTED CONCEALED WITHIN BEAM CLADDING.
	CONDUIT ROUTED UNDERGROUND OR UNDER SLAB.
5	DUPLEX CONVENIENCE RECEPTACLE, SPECIFICATION GRADE, WEATHER-RESISTANT, GROUND-FAULT INTERRUPTER TYPE, 20 AMP, 125 VAC, 3 WIRE GROUNDING TYPE, SIDE TERMINALS, NEMA 5-20R, UL498. FLUSH MOUNTED 16" ABOVE FINISHED FLOOR TO THE BOTTOM OF THE OUTLET BOX. 4" SQUARE OUTLET BOX WITH PLASTER RING AND WEATHER-PROOF DAMP LOCATION COVER PLATE. NUMBER, WHERE SHOWN, INDICATES CIRCUIT SUPPLYING THE RECEPTACLE.
A, B, 1, C, 1	LED LIGHTING FIXTURE. CAPITAL LETTER INDICATES FIXTURE TYPE AS SHOWN ON THE LIGHTING FIXTURE SCHEDULE. NUMBER INDICATES CIRCUIT FEEDING THE LIGHTING FIXTURE.
C, 3	EXTERIOR CEILING/BEAM-MOUNTED LIGHTING FIXTURE. CAPITAL LETTER INDICATES FIXTURE TYPE AS SHOWN ON THE LIGHTING FIXTURE SCHEDULE. NUMBER INDICATES CIRCUIT FEEDING THE LIGHTING FIXTURE.
F, 5	HIGH VOLUME FAN, BEAM MOUNTED. CAPITAL LETTER INDICATES TYPE AS SHOWN IN THE LIGHTING FIXTURE SCHEDULE. NUMBER INDICATES CIRCUIT SUPPLYING THE FAN. PROVIDE WITH WALL-MOUNTED WIRED CONTROLLER. RATED FOR COVERED OUTDOOR LOCATION.
	SURFACE MOUNTED PANELBOARD, SINGLE PHASE, 120/240 VOLT. SEE APPROPRIATE PANEL SCHEDULE.
	PIN/SLEEVE RECEPTACLE WITH MECHANICAL INTERLOCK, 100 AMP, 240 VOLT, NEMA 4X ENCLOSURE, LOCKABLE HANDLE, BASIS OF DESIGN: HUBBEL CATALOG NUMBER HBL3100MI6W. MOUNT ON COLUMN 24" ABOVE FINISHED FLOOR TO THE BOTTOM OF THE ENCLOSURE.
$	TOGGLE SWITCH, THREE-WAY, SPECIFICATION GRADE, 120/277 VOLT, 20 AMP, FLUSH-MOUNTED 48" ABOVE FINISHED FLOOR TO THE CENTER OF THE SWITCH. PROVIDE WITH METAL, HINGED, WEATHERPROOF COVERPLATE. ARCHITECT TO SELECT COLOR DURING SHOP DRAWING REVIEW.
$	WALL MOUNTED WIRED CONTROLLER PROVIDE WITH HIGH VOLUME FAN, FLUSH-MOUNTED 48" ABOVE FINISHED FLOOR TO THE CENTER OF THE SWITCH. PROVIDE WITH METAL, HINGED, WEATHERPROOF COVERPLATE.
HH	HANDHOLE, PRECAST POLYMER CONCRETE, 12" X 12", GASKETED, BASIS OF DESIGN: QUAZITE PC1212DG12.

WIRING DEVICE NOTES

1. PROVIDE PRODUCT DATA SHEETS FOR EACH TYPE OF WIRING DEVICE INSTALLED ON THIS PROJECT.
2. WIRING DEVICES, COMPONENTS, AND ACCESSORIES SHALL BE LISTED AND LABELED BY UL AND MARKED FOR INTENDED LOCATION AND APPLICATION.
3. OBTAIN EACH TYPE OF WRING DEVICE AND ASSOCIATED WALL PLATE FROM SINGLE SOURCE FROM SINGLE MANUFACTURER.
4. STRAIGHT-BLADE RECEPTACLES SHALL BE SINGLE-PIECE, RIVETLESS, NICKEL-PLATED, ALL-BRASS GROUNDING SYSTEM WITH NICKEL-PLATED, BRASS MOUNTING STRAP.
5. GFCI RECEPTACLES SHALL COMPLY WITH NEMA WD-1 AND UL 943 CLASS A, AND INCLUDE AN INDICATOR LIGHT THAT SHOWS WHEN GFCI HAS MALFUNCTIONED AND NO LONGER PROVIDES PROPER GFCI PROTECTION.
6. WALL PLATES SHALL INCLUDE PLATE SECURING SCREWS TO MATCH PLATE FINISH. DAMP-LOCATION PLATES SHALL BE CAST ALUMINUM WITH SPRING-LOADED LIFT COVER, AND LISTED AND LABELED FOR USE IN WET AND DAMP LOCATIONS.
7. WIRING DEVICES SHALL BE BLACK. CONFIRM DEVICE COLOR WITH ARCHITECT AND OWNER DURING SHOP DRAWING REVIEW.
8. PROTECT INSTALLED DEVICES AND THEIR BOXES. DO NOT PLACE WALL FINISH MATERIALS OVER DEVICE BOXES AND DO NOT CUT HOLES FOR BOXES WITH ROUTERS THAT ARE GUIDED BY RIDING AGAINST OUTSIDE OF BOXES.
9. KEEP OUTLET BOXES FREE OF PLASTER, DRYWALL COMPOUND, MORTAR, CEMENT, CONCRETE, DUST, PAINT, AND OTHER MATERIAL THAT MAY CONTAMINATE THE RACEWAY SYSTEM, AND CONDUCTORS.
10. DO NOT STRIP INSULATION FROM CONDUCTORS UNTIL IMMEDIATELY BEFORE THEY ARE SPLICED OR TERMINATED ON DEVICES.
11. STRIP INSULATION EVENLY AROUND THE CONDUCTOR USING TOOLS DESIGNED FOR THE PURPOSE. AVOID SCORING OR NICKING OF SOLID WIRE OR CUTTING STRANDS FROM STRANDED WIRE.
12. THE LENGTH OF FREE CONDUCTORS AT OUTLETS FOR DEVICES SHALL MEET THE PROVISIONS OF NFPA 70, ARTICLE 300, WITHOUT PIGTAILS.
13. REPLACE DEVICES THAT HAVE BEEN IN TEMPORARY USE DURING CONSTRUCTION.
14. KEEP EACH WIRING DEVICE IN ITS PACKAGE UNTIL IT IS TIME TO CONNECT CONDUCTORS. DO NOT REMOVE SURFACE PROTECTION, SUCH AS PLASTIC FILM AND SMUDGE COVERS, UNTIL THE LAST POSSIBLE MOMENT.
15. WHEN CONDUCTORS LARGER THAN NO. 12 AWG ARE INSTALLED ON 20-A CIRCUITS, SPLICE NO. 12 AWG PIGTAILS FOR DEVICE CONNECTIONS. PIGTAILS SHALL BE NOT LESS THAN 6 INCHES IN LENGTH.
16. MAKE WIRING CONNECTIONS USING SIDE WIRING WITH BINDING-HEAD SCREW TERMINALS. WRAP SOLID CONDUCTOR TIGHTLY CLOCKWISE, TWO-THIRDS TO THREE-FOURTHS OF THE WAY AROUND THE TERMINAL SCREW. USE A TORQUE SCREWDRIVER WHEN A TORQUE IS RECOMMENDED OR REQUIRED BY THE MANUFACTURER. TIGHTEN UNUSED TERMINAL SCREWS ON THE DEVICE.
17. REMOVE THE FIBER OR PLASTIC WASHERS USED TO HOLD DEVICE-MOUNTING SCREWS IN YOKES, ALLOWING METAL-TO-METAL CONTACT.
18. ORIENT RECEPTACLES SO THAT GROUND PIN IS DOWN IN VERTICALLY MOUNTED RECEPTACLES AND TO THE RIGHT IN HORIZONTALLY MOUNTED RECEPTACLES. MOUNT ALL DEVICES FLUSH IN WALL WITH LONG DIMENSION VERTICAL.
19. PROVIDE WALL PLATES FOR ALL OUTLET BOXES.
20. IDENTIFY EACH RECEPTACLE AND LIGHTING SWITCH WITH PANELBOARD IDENTIFICATION AND CIRCUIT NUMBER. PROVIDE ADHESIVE LABEL ON INSIDE OF COVER PLATE.
21. TEST RECEPTACLES USING A POLARITY TEST PLUG TO CONFIRM PROPER POLARITY AND NO OPEN CIRCUITS EXIST. VERIFY THE DEVICE AND OUTLET BOX ARE SECURELY MOUNTED. TEST FOR GFCI AND GFEP TRIPPING VALUES SPECIFIED IN UL 1436 AND UL 943. WIRING DEVICE WILL BE CONSIDERED DEFECTIVE IF IT DOES NOT PASS TESTS AND INSPECTIONS.

CONDUCTOR INSTALLATION NOTES

1. INSTALL CONDUCTORS AT EACH OUTLET WITH A MINIMUM OF 12 INCHES OF SLACK.
2. IDENTIFY AND COLOR-CODE CONDUCTORS AND CABLES AS SPECIFIED.
3. TIGHTEN ELECTRICAL CONNECTORS AND TERMINALS ACCORDING TO MANUFACTURER'S PUBLISHED TORQUE-TIGHTENING VALUES. IF MANUFACTURER'S TORQUE VALUES ARE NOT INDICATED, USE THOSE SPECIFIED IN UL 486A.
4. COMPLETE RACEWAY INSTALLATION BETWEEN CONDUCTOR AND CABLE TERMINATION POINTS PRIOR TO PULLING CONDUCTORS AND CABLES.
5. USE MANUFACTURER-APPROVED PULLING COMPOUND OR LUBRICANT WHERE NECESSARY; COMPOUND USED MUST NOT DETERIORATE CONDUCTOR OR INSULATION. DO NOT EXCEED MANUFACTURER'S RECOMMENDED MAXIMUM PULLING TENSIONS AND SIDEWALL PRESSURE VALUES.
6. USE PULLING MEANS, INCLUDING FISH TAPE, CABLE, ROPE, AND BASKET-WEAVE WIRE/CABLE GRIPS, THAT WILL NOT DAMAGE CABLES OR RACEWAY.
7. SERVICE AND FEEDER CONDUCTORS SHALL BE INSTALLED SPLICE FREE.

GENERAL ELECTRICAL NOTES

1. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH THE LATEST, ADOPTED EDITION OF FEDERAL/STATE/LOCAL CODES, NATIONAL FIRE PROTECTION ASSOCIATION (NFPA) CODES, NATIONAL ELECTRICAL CODE(NEC/NFPA 70), INTERNATIONAL BUILDING CODE(IBC) AND ALL REQUIREMENTS OF THE AUTHORIY HAVING JURISDICTION(AHJ).
2. ELECTRICAL CONTRACTOR SHALL OBTAIN ALL PERMITS AND LICENSES AND PAY ALL FEES RELATIVE TO INSTALLATION OF ALL WORK. NOTIFY ENGINEER OF ANY EASEMENT MODIFICATION REQUIREMENTS.
3. COMPLY WITH ALL SAFETY REGULATIONS INCLUDING, BUT NOT LIMITED TO OSHA, NATIONAL ELECTRICAL SAFETY CODE AND ALL OTHER SAFETY REGULATIONS.
4. WHERE THE WORD "PROVIDE" IS USED, THIS SHALL MEAN "FURNISH AND INSTALL."
5. ELECTRICAL DRAWINGS ARE DIAGRAMMATIC ONLY; PROVIDE ALL REQUIRED JUNCTION BOXES, PULL BOXES, SURFACE/RECESSED DEVICE BOXES, CONDUITS, FITTINGS, SUPPORTS, ACCESS DOORS, HARDWARE, ACCESSORIES,ETC. REQUIRED FOR A COMPLETE, OPERABLE AND MAINTAINABLE ELECTRICAL SYSTEM.
6. ELECTRICAL CONTRACTOR SHALL COORDINATE WORK WITH OTHER CONTRACTORS AND TRADES PRIOR TO COMMENCING ELECTRICAL INSTALLATION WORK. YIELD RIGHT-OF-WAY TO GRAVITY DEPENDENT PLUMBING, AND ANY OTHE TRADE EQUIPMENT TO ENSURE PROPER OPERATION OF ALL SYSTEMS.
7. ELECTRICAL CONTRACTOR SHALL OBTAIN A COPY OF AND COORDINATE WORK WITH ALL CONTRACT DOCUMENTS, SHOP DRAWINGS AND EQUIPMENT DOCUMENTS.
8. ALL ELECTRICAL EQUIPMENT SHALL BE LISTED AND LABELED BY A NATIONALLY RECOGNIZED LABORATORY (NRTL) ACCEPTABLE TO THE AHJ SUCH AS UNDERWRITER'S LABORATORY(UL). DO NOT ATTACH ELECTRICAL EQUIPMENT TO OTHER EQUIPMENT IF SUCH ATTACHMENT WOULD INVALIDATE ASSOCIATED LISTINGS.
9. INSTALL ALL DEVICES AND EQUIPMENT IN ACCORDANCE WITH IBC SEISMIC REQUIREMENTS, MANUFACTURER'S RECOMMENDATIONS, NEC AND NRTL REQUIREMENTS.
10. PROVIDE EQUIPMENT GROUNDING CONDUCTOR IN ALL BRANCH AND FEEDER CONDUITS. BOND METALLIC EQUIPMENT UTILIZING GROUNDING BUSHINGS. UTILIZE MYER'S HUBS IN WET LOCATIONS. PROVIDE GROUNDING AND BONDING OF ALL METALLIC RACEWAYS, BOXES, TROUGHS, WIREWAYS, DEVICES AND EQUIPMENT IN ACCORDNACE WITH THE NEC.
11. PROVIDE GROUNDING BUS FOR ALL ENCLOSED CIRCUIT BREAKERS (ECBS) OR SIMILAR EQUIPMENT. PROVIDE NEUTRAL BUS FOR ALL ECBS' OR SIMILAR EQUIPMENT WHERE ADDITIONAL WIRE ABOVE NUMBER OF CONDUCTORS IS CALLED FOR OR WHERE IMPLIED WITH A DUAL VOLTAGE RATING SUCH AS 120/208V, 120/240V, 277/480V, ETC.
12. UNLESS OTHERWISE NOTED IN THE CONTRACT DOCUMENTS, ALL ELECTRICAL EQUIPMENT SHALL BE NEW AND MANUFACTURED WITHIN ONE YEAR OF INSTALLATION ON PROJECT.
13. USING MACHINE PRINTED MELAMINE LABELING, LABEL SERVICE EQUIPMENT IN ACCORDANCE WITH NEC 110.24.
14. ELECTRICAL WIRING, CONDUIT AND CIRCUIT BREAKERS FOR ELECTRICAL EQUIPMENT ARE BASED ON THE BASIS-OF-DESIGN EQUIPMENT SPECIFIED IN THE CONTRACT DOCUMENTS. ANY CHANGES IN EQUIPMENT SHALL BE BROUGHT TO THE ATTENTION OF THE ENGINEER IMMEDIATELY. LABOR AND MATERIAL CHANGES TO THE ELECTRICAL SYSTEM DUE TO CHANGES IN EQUIPMENT SHALL BE PAID FOR BY THE INITIATOR OF THE CHANGE AND SHALL BE CONSIDERED IN JUSTIFICATION OF CHANGE.
15. PROVIDE ALL EQUIPMENT, COMPONENTS, DEVICES, CONDUIT, WIRING AND CABLING SHOWN ON THE ONE-LINE DIAGRAMS, PLAN DRAWINGS, BLOCK DIAGRAMS. OMISSION OF ITEMS FROM CERTAIN DRAWINGS WHETHER INTENTIONAL TO SHOW OTHER DETAILS OR UNINTENTIONAL SHALL NOT RELIEVE ELECTRICAL CONTRACTOR FORM RESPONSIBILITY TO PROVIDE ITEMS.
16. EXACT LOCATION OF ALL EQUIPMENT, DEVICES AND ACCESSORIES SHALL BE FIELD VERIFIED AND COORDINATED WITH OTHER TRADES. ADJUST LOCATIONS TO SUIT FIELD CONDITIONS.
17. COMPLY WITH WORKING AND ALL OTHER CLEARANCES REQUIRED BY THE NEC AND APPLICABLE CODES; UTILIZE MANUFACTURER'S RECOMMENDED CLEARANCES IF GREATER THAN CODE REQUIREMENTS.
18. ELECTRICAL CONTRACTOR SHALL RUN CONDUIT AND WIRING TO ALL EQUIPMENT REQUIRING ELECTRICAL CONNECTIONS. VERIFY LOCATION AND TYPE OF CONNECTIONS/OUTLET FROM SHOP DRAWING OF ALL EQUIPMENT PRIOR TO ROUGH-IN. SEE EQUIPMENT LAYOUT DRAWING FOR EXACT LOCATION OF EQUIPMENT.
19. ELECTRICAL CONTRACTOR SHALL PERFORM ALL CORE-DRILLING, CUTTING, DIGGING OR TRENCHING REQUIRED UNDER THE SUPERVISION OF THE GENERAL CONTRACTOR SUBJECT TO THE DIRECTION AND APPROVAL OF THE OWNER'S REPRESENTATIVE AND ENGINEER. DO NOT ENDANGER STABILITY OF SITE, STRUCTURE OR ANY PART THEREOF.
20. CONTRACTOR SHALL FIELD VERIFY SWITCH AND/OR CIRCUIT BREAKER SOURCE OF EACH BRANCH OR FEEDER CIRCUIT PRIOR TO PERFORMING ANY WORK.
21. POWER WIRING SHALL BE COPPER WITH 600-VOLT, 90ºC TYPE THWN-2 INSULATION; #12AWG MINIMUM FOR POWER CIRCUITS. #10 AWG AND #12 AWG SHALL BE SOLID; #8 AWG AND LARGER SHALL BE STRANDED. ALL WIRING SHALL BE ROUTED IN CONDUIT.
22. TERMINATE THREADED CONDUITS INTO THREADED HUBS IN WET LOCATIONS. INSTALL BUSHINGS ON CONDUITS UP TO 1-1/4" AND INSULATED THROAT METAL BUSHINGS ON 1-1/2" AND LARGER CONDUITS TERMINATED WITH LOCKNUTS IN DRY LOCATIONS. INSTALL INSULATED THROAT METAL GROUNDING BUSHINGS ON SERVICE CONDUITS. SEAL UNDERGROUND CONDUITS: BASIS OF DESIGN: POLY WATER FST DUCT SEALANT SYSTEM.
23. CONNECTORS AND TERMINATIONS FOR CONDUCTORS SHALL BE COMPATIBLE WITH CONDUCTOR SIZE AND MATERIAL AND NRTL LISTED AND NEC COMPLIANT. AMPACITY LIMITATIONS OF ALL TERMINALS AND CONNECTORS SHALL NOT BE EXCEEDED UNDER NORMAL LOAD CONDITIONS.
24. DO NOT EXCEED MAXIMUM PULLING TENSIONS OF WIRES AND CABLES; DO NOT VEND CABLES IN TIGHTER RADII THAN CABLES' MINIMUM BEND RADII.
25. MINIMUM CONDUIT SIZE SHALL BE 1/2". SUPPORT CONDUITS IN ACCORDANCE WITH THE NEC; IF CONDUIT MANUFACTURER RECOMMENDS MORE STRINGENT SUPPORT SPACING, FOLLOW MANUFACTURER'S RECOMMENDED SPACING. UNDERGROUND CONDUIT SHALL BE PVC, SCHEDULE 40 AND SHALL TRANSITION TO RIGID GALVANIZED STEEL BEFORE STUBBING ABOVE GRADE. COAT UNDERGROUND STEEL CONDUIT WITH BITUMASTIC PAINT. ABOVE GROUND CONDUIT IN WET LOCATIONS SHALL BE RIGID GALVANIZED STEEL CONDUIT. ABOVE GROUND CONDUIT IN DRY LOCATIONS SHALL BE ELECTRICAL METALLIC TUBING WITH COMPRESSION FITTINGS. PROVIDE THREADED FITTINGS ON RIGID STEEL CONDUIT.
26. PROTECT DEVICES AND EQUIPMENT DURING CONSTRUCTION; DEVICE OR EQUIPMENT REPLACEMENT MAY BE REQUIRED AT CONTRACTOR'S EXPENSE DUE TO DAMAGE.
27. PROVIDE OPERATION AND MAINTENANCE MANUAL FOR ALL EQUIPMENT AND DEVICES PROVIDED. PROVIDE IN ELECTRONIC PDF FORMAT AND ONE HARD COPY.
28. PROVIDE AS-BUILT DRAWING FOR ALL ELECTRICAL SYSTEMS. PROVIDE IN ELECTRONIC PDF FORMAT AND ONE HARD COPY.
29. PROVIDE SUBMITTALS FOR ALL ELECTRICAL EQUIPMENT ON THIS PROJECT INCLUDING BUT NOT LIMITED TO: LIGHTING FIXTURES, LIGHTING CONTROLS, CIRCUIT BREAKERS, PANELBOARDS, DISCONNECTS, WIRING DEVICES, GROUNDING EQUIPMENT, WIRING AND CONDUIT AND FITTINGS. PROVIDE IN ELECTRONIC PDF FORMAT REFERENCED TO ITS SPECIFIC SPECIFICATION SECTION WHERE APPLICABLE.

ELECTRICAL EQUIPMENT SPECIFICATIONS/NOTES

1. PROVIDE PRODUCT DATA AND SHOP DRAWINGS FOR EACH PANELBOARD, ENCLOSED CIRCUIT BREAKER, DISCONNECT, MOTOR STARTER/CONTROLLER, AND ALL OTHER ELECTRICAL EQUIPMENT INCLUDING MATERIALS, OVERCURRENT PROTECTIVE DEVICES, ACCESSORIES, DIMENSIONS, ELECTRICAL CHARACTERISTICS, RATINGS, AND FINISHES.
2. ELECTRICAL EQUIPMENT BASIS OF DESIGN IS EATON/CUTLER HAMMER.
3. HANDLE AND PREPARE PANELBOARDS FOR INSTALLATION IN ACCORDANCE WITH NEMA PB1.
4. DO NOT DELIVER OR INSTALL ELECTRICAL EQUIPMENT UNTIL SPACES ARE ENCLOSED AND WEATHERTIGHT.
5. RATE EQUIPMENT FOR CONTINUOUS OPERATION AT A TEMPERATURE RANGE OF 23 DEGRESS FARENHEIT TO 104 DEGRESS FARENHEIT AND TO AN ALTITUDE NOT EXCEEDING 6,600 FEET.
6. MANUFACTURER'S WARRANTY ON ELECTRICAL EQUIPMENT SHALL BE 12 MONTHS FROM SUBSTANTIAL COMPLETION. WARRANTY INCLUDES COST OF MATERIALS AND LABOR TO REPAR AND/OR REPLACE.
7. ALL ELECTRICAL EQUIPMENT SHALL BE U.L. LISTED FOR INTENDED LOCATION AND APPLICATION.
8. FABRICATE AND TEST ALL ELECTRICAL EQUIPMENT ACCORDING TO IEEE 344 TO WITHSTAND SEISMIC FORCES SPECIFIED IN ACCORDANCE WITH ASCE/SEI 7-10. PROVIDE SEISMIC EQUIPMENT CERTIFICATIONS AS INDICATED ON THE DRAWINGS. INDICATE WHETHER CERTIFICATION IS BASED ON ACTUAL TEST OF ASSEMBLED COMPONENTS OR ON CALCULATION. IDENTIFY CENTER OF GRAVITY AND LOCATE AND DESCRIBE MOUNTING AND ANCHORAGE PROVISIONS.
9. ENCLOSURES SHALL BE NEMA 1, SURFACE-MOUNTED TYPE FOR DRY LOCATIONS, AND NEMA 3R FOR WET LOCATIONS, UNLESS INDICATED OTHERWISE.
11. CIRCUIT BREAKERS SHALL BE BOLT-ON TYPE OR PLUG-IN TYPE WITH INDIVIDUAL POSITIVE-LOCKING DEVICE REQUIRING MECHANICAL RELEASE FOR REMOVAL.
12. MULTI-POLE CIRCUIT BREAKERS SHALL BE ENCLOSED WITHIN A SINGLE HOUSING WITH A SINGLE HANDLE.
13. GROUND-FAULT CIRCUIT-INTERRUPTER (GFCI) CIRCUIT BREAKERS SHALL HAVE CLASS "A" GROUND-FAULT PROTECTION (6mA TRIP).
14. GROUND-FAULT EQUIPMENT-PROTECTION (GFEP) CIRCUIT BREAKERS SHALL HAVE CLASS "B" GROUND-FAULT PROTECTION (30mA TRIP).
15. CIRCUIT BREAKERS SHALL COMPLY WITH U.L. 498, THERMAL-MAGNETIC TYPE, INVERSE TIME-CURRENT ELEMENT FOR LOW-LEVEL OVERLOADS, INSTANTANEOUS MAGNETIC TRIP ELEMENT FOR SHORT CIRCUITS, ADJUSTABLE MAGNETIC TRIP SETTING FOR CIRCUIT BREAKER FRAME SIZES 250 AMPERE AND LARGER.
16. PROVIDE CIRCUIT BREAKERS WITH FIXED HANDLE PADLOCKING DEVICE FOR LOCKING CIRCUIT BREAKER IN THE OFF POSITION WHERE SUPPLYING MECHANICAL EQUIPMENT AND OTHERWISE INDICATED.
17. PROVIDE TYPEWRITTEN CIRCUIT DIRECTORIES IN ALL PANELBOARDS. MOUNT DIRECTORY INSIDE PANELBOARD DOOR IN METAL FRAME WITH TRANSPARENT PROTECTIVE COVER. DIRECTORIES SHALL INDICATE OWNER'S FINAL ROOM DESIGNATIONS.
18. VERIFY ACTUAL FIELD CONDITIONS WITH FIELD MEASUREMENTS PRIOR TO ORDERING ELECTRICAL EQUIPMENT TO VERIFY EQUIPMENT FITS IN ALLOCATED SPACE AND COMPLIES WITH REQUIRED CLEARANCES SPECIFIED IN NFPA 70.
19. EXAMINE SURFACES TO RECEIVE ELECTRICAL EQUIPMENT FOR COMPLIANCE WITH INSTALLATION TOLERANCES AND OTHER CONDITIONS AFFECTING WORK. PROCEED WITH INSTALLATION ONLY AFTER UNSATISFACTORY CONDITIONS HAVE BEEN CORRECTED.
20. MOUNT ELECTRICAL EQUIPMENT INCLUDING PANELS, ENCLOSED CIRCUIT BREAKERS AND DISCONNECTS TO STEEL SLOTTED SUPPORTS AFFIXED TO WALLS. ORIENT STEEL SLOTTED SUPPORTS VERTICALLY.
21. TIGHTEN BOLTED CONNECTIONS AND CIRCUIT BREAKER CONNECTIONS USING CALIBRATED TORQUE WRENCH OR TORQUE SCREWDRIVER PER MANUFACTURER'S WRITTEN INSTRUCTIONS.
22. TRAIN CONDCTORS NEATLY AND ARRANGE IN PANELBOARD WIRING SPACE IN GROUPS AND BUNDLE AND WRAP WITH TIE WIRES. ARRANGE SO THAT WIRE SIZE IS VISIBLE. PROVIDE VINYL LABELS WITH CIRCUIT NUMBER ON PHASE AND NEUTRAL CONDUCTORS.
23. PROVIDE MELAMINE NAMEPLATE ON EACH PANELBOARD, DISCONNECT, MOTOR CONTROLLER/STARTER, AND ENCLOSED CIRCUIT BREAKER. SECURE NAMEPLATES TO PANELBOARDS WITH SELF-TAPPING SCREWS. ADHESIVE IS NOT ACCEPTABLE.
24. INSTALL WARNING SIGNS IN COMPLIANCE WITH NFPA 70 INCLUDING ARC-FLASH HAZARD WARNINGS.
25. PERFORM EACH VISUAL, MECHANICAL AND ELECTRICAL TEST AS STATED IN NETA ATS FOR EACH PANEL, DISCONNECT, ENCLOSED CIRCUIT BREAKER AND MOTOR STARTER.
26. PROVIDE TEST AND INSPECTION REPORTS ON ELECTRICAL SYSTEM AND SUBMIT TO THE ENGINEER OF RECORD (EOR) PRIOR TO REQUEST FOR SUBSTANTIAL COMPLETION INSPECTION. ALL DEFICIENCIES SHALL BE CORRECTED PRIOR TO SUBSTANTIAL COMPLETION INSPECTION.
27. CONTRACTOR SHALL PROVIDE ASSISTANCE TO ENGINEER TO CONDUCT CONSTRUCTION OBSERVATION INCLUDING OPERATING ALL ELECTRICAL SYSTEMS, REMOVING PANEL COVERS, ETC...
28. CLEAN ALL ELECTRICAL EQUIPMENT PRIOR TO SUBSTANTIAL COMPLETION INSPECTION.

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ELECTRICAL ABBREVIATIONS

AFG	ABOVE FINISH GRADE	G, GND	GROUND	PH	PHASE
A	AMPERE	HP	HORSEPOWER	PVC	POLYVINYL CHLORIDE
AIC	AMPERES INTERRUPTING CURRENT	HOA	HAND-OFF-AUTO	REQ'D	REQUIRED
APPROX	APPROXIMATELY	IMC	INTERMEDIATE METALLIC CONDUIT	RCPT	RECEPTACLE
AWG	AMERICAN WIRE GAUGE	JBOX	JUNCTION BOX	REF	REFERENCE
BFG	BELOW FINISHED GRADE	KCMIL	THOUSAND CIRCULAR MILS	RGS	RIGID GALVANIZED STEEL
BLDG	BUILDING	KW	KILOWATT	RM	ROOM
C,CND	CONDUIT	KVA	KILOVOLT AMPERES	SS	STAINLESS STEEL
CKT	CIRCUIT	MIN	MINIMUM	SW	SWITCH
CU	COPPER	MLO	MAIN LUG ONLY	TYP	TYPICAL
DISC	DISCONNECT	MTD	MOUNTED	UL	UNDERWRITERS LABORATORIES
ECB	ENCLOSED CIRCUIT BREAKER	NEC	NATIONAL ELECTRICAL CODE	W	WATT
ELEC	ELECTRICAL	NEMA	NATIONAL ELECTRICAL MANUFACTURERS ASSOCIATION	W/	WITH
EMT	ELECTRICAL METALLIC TUBING	N	NORTH	WP	WEATHERPROOF
EOR	ENGINEER OF RECORD	NO.	NUMBER		
FWE	FURNISHED WITH EQUIPMENT	NTS	NOT TO SCALE		

IDENTIFICATION FOR ELECTRICAL SYSTEMS

1. COMPLY WITH REQUIREMENT OF NFPA 70, INCLUDING ARC-FLASH WARNING LABELS.
2. ADHESIVE-ATTACHED LABELING MATERIALS SHALL COMPLY WITH UL 969.
3. COLOR-CODING OF WIRING AS FOLLOWS:
   a. COLORS FOR 120/240-V CIRCUITS
      1. PHASE A: BLACK
      2. PHASE B: RED
   b. COLOR FOR NEUTRALS: WHITE
   c. COLOR FOR EQUIPMENT GROUNDS: GREEN
4. PROVIDE 1/4" x 1.5", SELF-ADHESIVE, PRE-PRINTED, BLACK ON WHITE, VINYL-COATED, POLYESTER WIRE MARKERS FOR EACH CIRCUIT CONDUCTOR IN PANELBOARDS, DISCONNECTS, MOTOR CONTROLLERS, ETC..
5. PROVIDE 1" x 1", SELF-ADHESIVE, PRE-PRINTED, BLACK ON WHITE, VINYL-COATED, POLYESTER LABELS FOR CIRCUIT LABELING IN OUTLET BOXES AND PULL/JUNCTIONS BOXES. CIRCUITS IN PULL/JUNCTION BOXES SHALL BE TIE-WRAPPED AND LABEL PLACED AROUND BUNDLED CONDUCTORS.
6. SELF-ADHESIVE VINYL TAPE SHALL BE COLORED, HEAVY-DUTY, WATERPROOF, FADE RESISTANT, MINIMUM 3 MILS THICK BY 2 INCHES WIDE.
7. PROVIDE MELAMINE PLASTIC SIGNS ON PANELS, DISCONNECTS, MOTOR STARTERS, AND CABINETS. SIGNS SHALL BE 1/8 INCH THICK WITH ENGRAVED LEGEND WITH BLACK LETTERS ON WHITE FACE. SIGNS SHALL BE DRILLED FOR MECHANICAL FASTENERS WITH 1/4-INCH GROMMETS IN CORNERS FOR MOUNTING. PANEL SIGNS SHALL INCLUDE 3 LINES OF TEXT INCLUDING PANEL NAME ON FIRST LINE, PHASE AND VOLTAGE ON SECOND LINE AND "SUPPLIED BY "NAME OF SUPPLY PANEL" ON THIRD LINE. DISCONNECTS AND MOTOR STARTERS SHALL HAVE NAME OF EQUIPMENT BEING SUPPLIED ON FIRST LINE AND PANEL SUPPLYING DISCONNECTON SECOND LINE. CABINETS SHALL HAVE NAME OF FIRST LINE AND PANEL SUPPLYING CABINET ON SECOND LINE.
8. FASTENERS FOR SIGNS SHALL BE SELF-TAPPING, STAINLESS-STEEL SCREWS.
9. CLEAN ALL EQUIPMENT SURFACES BEFORE APPLYING LABELS OR SIGNS.

GROUNDING NOTES

1. PROVIDE PRODUCT DATA FOR EACH COMPONENT OF THE GROUNDING SYSTEM INCLUDING: WIRING, GROUND RODS, AND TEST WELLS.
2. PROVIDE GROUND SYSTEM REPORTS. TESTS SHALL DETERMINE IF GROUND-RESISTANCE OR IMPEDANCE VALUES COMPLY WITH SPECIFIED VALUES AND RECOMMEND CORRECTIVE ACTION IF THEY DO NOT.
3. COMPLY WITH UL 467 FOR GROUNDING AND BONDING MATERIALS AND EQUIPMENT.
4. GROUND WIRING AND BONDING JUMPERS SHALL BE BARE COPPER.
5. PROVIDE AN INSULATED EQUIPMENT GROUNDING CONDUCTOR IN ALL FEEDER AND BRANCH CIRCUITS.
6. PROVIDE EXOTHERMIC-WELDING KITS OF TYPES RECOMMENDED BY KIT MANUFACTURER FOR MATERIALS BEING JOINED AND INSTALLATION CONDITIONS.
7. CABLE-TO-CABLE CONNECTORS SHALL BE COMPRESSION TYPE, COPPER OR COPPER-ALLOY.
8. GROUND RODS SHALL BE COPPER-CLAD, 3/4 INCH BY 10 FEET.
9. GROUNDING CONDUCTORS #8 AND SMALLER SHALL BE SOLID. GROUNDING CONDUCTORS #6 AND LARGER SHALL BE STRANDED.
10. CONDUCTOR TERMINATIONS AND CONNECTIONS SHALL BE AS FOLLOWS:
    a. BOLTED CONNECTORS FOR PIPE AND EQUIPMENT GROUNDING CONDUCTOR TERMINATIONS.
    b. WELDED CONNECTIONS EXCEPT AT TEST WELLS FOR UNDERGROUND CONNECTIONS.
    c. BOLTED CONNECTORS FOR CONNECTION TO GROUND ROD AT TEST WELL.
11. PROVIDE A BONDING JUMPER BETWEEN THE NEUTRAL AND GROUND BUS IN THE SERVICE-RATED EQUIPMENT.
12. DRIVE GROUND RODS UNTIL TOPS ARE 2 INCHES BELOW FINISHED GRADE. DO NOT CUT OFF ANY PORTION OF GROUND RODS.
13. PROVIDE TEST WELL AT THE GROUND ROD ELECTRICALLY CLOSEST TO THE SERVICE ENTRANCE. SET TOP OF TEST WELL FLUSH WITH FINISHED GRADE.
14. TESTS AND INSPECTIONS SHALL BE PERFORMED BY QUALIFIED COMPANIES WITH A MINIMUM OF FIVE YEARS EXPERIENCE TESTING SIMILAR SIZED SYSTEMS. SUBMIT TESTING COMPANY'S QUALIFICATIONS.
15. PERFORM TESTS AND INSPECTIONS OF GROUNDING SYSTEM.
    a. PERFORM TESTS AFTER INSTALLING GROUNDING SYSTEM BUT BEFORE PERMANENT ELECTRICAL CIRCUITS HAVE BEEN ENERGIZED.
    b. INSPECT PHYSICAL AND MECHANICAL CONDITION OF COMPONENTS. VERIFY TIGHTNESS OF ACCESSIBLE, BOLTED, ELECTRICAL CONNECTIONS WITH A CALIBRATED TORQUE WRENCH ACCORDING TO MANUFACTURER'S WRITTEN INSTRUCTIONS.
    c. TEST COMPLETED GROUNDING SYSTEM AT THE GROUND TEST WELL AND AT INDIVIDUAL GROUND RODS. MAKE TESTS AT GROUND RODS BEFORE ANY CONDUCTORS ARE CONNECTED.
       1. MEASURE GROUND RESISTANCE NO FEWER THAN 48 HOURS AFTER LAST TRACE OF PRECIPITATION AND WITHOUT SOIL BEING MOISTENED BY ANY MEANS OTHER THAN NATURAL DRAINAGE OR SEEPAGE AND WITHOUT CHEMICAL TREATMENT OF OTHER ARTIFICIAL MEAN

LIGHTING FIXTURE SCHEDULE

TAG	BASIS OF DESIGN: MANUFACTURER:CATALOG NUMBER	MOUNTING	LAMPS / LUMENS	VOLTAGE	CCT	WATTS	DESCRIPTION
A	PMC LIGHTING: ES44-D-W-35-110-4'-B-BLK-UNV-WL	FACE OF BEAM	LED / 4,400	120	3500	27.2	4' LED SURFACE LINEAR, EXTRUDED ALUMINUM HOUSING, DIRECT, WET LOCATION LISTING, ACRYLIC LENS, IC RATED, FIVE YEAR WARRANTY.
B	PMC LIGHTING: ES45-DI-W-35-110-8'-B/D-BLK-UNV-WL	FACE OF BEAM	LED / 8,800	120	3500	54.4	8' LED SURFACE LINEAR, EXTRUDED ALUMINUM HOUSING, DIRECT/INDIRECT, WET LOCATION LISTING, ACRYLIC LENS, IC RATED, FIVE YEAR WARRANTY.
C	HALO: SMD6S-12-9S-WH-EM	BOTTOM OF BEAM	LED / 1,100	120	3500	18.4	6" SURFACE MOUNT SQUARE LED, ALUMINUM HOUSING, INTEGRAL EMERGENCY BATTERY, WET LOCATION LISTING.
F	BIG ASS FANS: i6 MK-I61-08-19-06-A727-I12	BOTTOM OF BEAM	N/A	120	N/A	36	HIGH VOLUME FAN, 8' DIAMETER, SIX AIRCRAFT-GRADE ALUMINUM AIRFOILS, DIRECT DRIVE MOTOR, 12'' DOWNROD, OUTDOOR RATED, WIRED WALL CONTROLLER.

NOTES:

1. PROVIDE SUBMITTAL OF LIGHTING PACKAGE FOR ENGINEER REVIEW. SUBMITTAL SHALL INCLUDE PRODUCT DATA FOR EACH LIGHTING FIXTURE TYPE ARRANGED IN ORDER OF LUMINAIRE DESIGNATION. PRODUCT DATA SHALL INCLUDE INFORMATION ON FEATURES, ACCESSORIES, FINISHES, PHYSICAL DESCRIPTION, DIMENSIONS, LIFE EXPECTANCY, LUMEN OUTPUT, COLOR RENDERING INDEX AND ENERGY EFFICIENCY. PHOTOMETRIC DATA SHALL BE SUPPLIED WHEN REQUESTED. COLOR OPTIONS WILL BE SELECTED BY ARCHITECT DURING SHOP DRAWING REVIEW.
2. PROVIDE LIGHTING FIXTURES FROM A SINGLE MANUFACTURER FOR EACH FIXTURE TYPE.
3. PROVIDE PROTECTIVE COVERINGS ON EXPOSED SURFACES OF LIGHTING FIXTURES PRIOR TO SHIPPING.
4. LIGHTING FIXTURES LOCATED IN DAMP OR WET LOCATIONS SHALL BE UL LISTED FOR THE RESPECTIVE ENVIRONMENT.
5. LED LAMPS SHALL HAVE A MINIMUM RATED LAMP LIFE OF 50,000 HOURS TO REPORTED L70.
6. METAL PARTS SHALL BE FREE OF BURRS AND SHARP CORNERS AND EDGES.
7. ACRYLIC DIFFUSERS SHALL BE ONE HUNDRED PERCENT VIRGIN ACRYLIC PLASTIC, WITH HIGH RESISTANCE TO YELLOWING, HEAT AND UV RADIATION.
8. LOCATE FACTORY-APPLIED LABELS WHERE THEY WILL BE READILY VISIBLE TO SERVICE PERSONNEL, BUT NOT SEEN FROM NORMAL VIEWING ANGLES WHEN LAMPS ARE IN PLACE.
9. EXAMINE ROUGHING-IN FOR LIGHTING FIXTURE TO VERIFY ACTUAL LOCATIONS OF LIGHTING FIXTURE AND ELECTRICAL CONNECTIONS PRIOR TO INSTALLATION. PROCEED WITH INSTALLATION ONLY AFTER SATISFACTORY CONDITIONS HAVE BEEN CORRECTED.
10. INSTALLATION SHALL COMPLY WITH NECA 1. INSTALL LIGHTING FIXTURES LEVEL, PLUMB, AND SQUARE WITH STRUCTURAL MEMBERS.
11. LIGHTING FIXTURE SUPPORTS SHALL BE CAPABLE OF SUPPORTING A HORIZONTAL FORCE OF 100% OF LIGHTING FIXTURE WEIGHT AND A VERTICAL FORCE OF 400% OF LIGHTING FIXTURE WEIGHT.
12. CONTRACTOR SHALL CONDUCT OPERATIONAL TEST INCLUDING LIGHTING CONTROLS AND EMERGENCY LIGHTING SYSTEMS TO CONFIRM PROPER OPERATION PRIOR TO ENGINEER CONDUCTING INSPECTION. PREPARE TEST AND INSPECTION REPORTS PRIOR TO ENGINEER CONDUCTING SUBSTANTIAL COMPLETION INSPECTION. CONTRACTOR SHALL CONDUCT TESTING OF ENTIRE LIGHTING SYSTEM IN THE PRESENCE OF THE ENGINEER, ARCHITECT, OWNER AND AUTHORITY HAVING JURISDICTION (AHJ). LIGHTING SYSTEM WILL BE CONSIDERED DEFECTIVE IF IT DOES NOT PASS OPERATIONAL TESTS AND INSPECTIONS.

RACEWAY/ELECTRICAL BOXES SPECIFICATIONS

1. DEVICE BOXES IN INTERIOR, DRY LOCATIONS SHALL BE SHEET METAL AND COMPLY WITH NEMA OS 1. PROVIDE WITH MUD RING AND STAINLESS STEEL COVER PLATES. DEVICE BOXES IN EXTERIOR, WET LOCATIONS SHALL BE CAST-METAL, TYPE FD, WITH THREADED HUBS AND GASKETED COVERS AND COMPLY WITH NEMA FB 1. PROVIDE WITH WEATHERPROOF METAL COVER PLATE. DEVICE BOXES SHALL BE 4 INCHES SQUARE BY 2-1/8 INCHES DEEP. GANGABLE BOXES ARE PROHIBITED.

2. PULL AND JUNCTION BOXES SHALL BE SHEET METAL AND AND COMPLY WITH NEMA OS 1 AND PROVIDED WITH SCREW COVER PLATE. FASTEN JUNCTION AND PULL BOXES TO OR SUPPORT FROM BUILDING STRUCTURE. DO NOT SUPPORT BOXES BY CONDUIT.

3. CONDUIT ABOVE GRADE IN DAMP AND WET LOCATIONS SHALL BE RIGID GALVANIZED STEEL CONDUIT OR INTERMEDIATE METAL CONDUIT WITH SCREW FITTINGS. CONDUIT ABOVE GRADE IN DRY LOCATIONS SHALL BE ELECTRICAL METALLIC TUBING WITH COMPRESSION FITTINGS. PROVIDE ALL APPURTENANCES INCLUDING FITTINGS, ELBOWS, BUSHINGS, AND SUPPORTS.

4. ALL CONDUITS, FITTINGS, BOXES AND ENCLOSURES SHALL BE LISTED AND LABELED AS DEFINED IN NFPA 70 AND MARKED FOR INTENDED LOCATION AND APPLICATION.

5. PROVIDE JOINT COMPOUND FOR USE IN CONDUIT ASSEMBLIES AND COMPOUNDED FOR USE TO LUBRICATE AND PROTECT THREADED CONDUIT JOINTS FROM CORROSION AND TO ENHANCE THEIR CONDUCTIVITY.

6. ALL CONDUIT SHALL BE CONCEALED UNLESS SPECIFICALLY NOTED/INDICATED OTHERWISE.

7. RIGID GALVANIZED STEEL (RGS) CONDUIT SHALL COMPLY WITH ANSI C80.1 AND UL 6.

8. PROVIDE STEEL THREADED FITTINGS FOR RIGID GALVANIZED STEEL CONDUIT COMPLYING WITH NEMA FB 1 AND UL 514B.

9. LIQUID TIGHT FLEXIBLE METAL CONDUIT (LFMC) SHALL BE FLEXIBLE STEEL CONDUIT WITH PVC JACKET AND COMPLY WITH UL 360.

10. ROUTE RACEWAYS PARALLEL AND PERPENDICULAR TO BUILDING LINES. ALL CONDUCTORS SHALL BE INSTALLED IN CONDUIT AS INDICATED. INSTALL NO MORE THAN THREE 90-DEGREE BENDS IN ANY CONDUIT RUN. SUPPORT CONDUITS WITHIN 12-INCHES OF CHANGES IN DIRECTION AND WITHIN 12-INCHES OF ENCLOSURES TO WHICH ATTACHED.

11. TERMINATE THREADED CONDUITS INTO THREADED HUBS IN WET LOCATIONS. TERMINATE THREADED CONDUITS WITH LOCKNUTS ON INSIDE AND OUTSIDE OF BOXES AND CABINETS IN DRY LOCATIONS. INSTALL BUSHINGS ON CONDUITS UP TO 1-1/4-INCH AND INSULATED THROAT METAL BUSHINGS ON 1-1/2-INCH CONDUITS TERMINATED WITH LOCKNUTS. INSTALL INSULATED THROAT METAL GROUNDING BUSHINGS ON SERVICE CONDUITS. SEAL UNDERGROUND CONDUITS: BASIS OF DESIGN: POLYWATER FST DUCT SEALANT SYSTEM.

12. INSTALL RACEWAYS SQUARE TO THE ENCLOSURE AND TERMINATE AT ENCLOSURES WITH LOCKNUTS. INSTALL LOCKNUTS HAND TIGHT PLUS 1/4 TURN MORE. DO NOT RELY ON LOCKNUTS TO PENETRATE NONCONDUCTIVE COATINGS ON ENCLOSURES. REMOVE COATINGS IN THE LOCKNUT AREA PRIOR TO ASSEMBLING CONDUIT TO ENCLOSURE TO ASSURE A CONTINUOUS GROUND PATH.

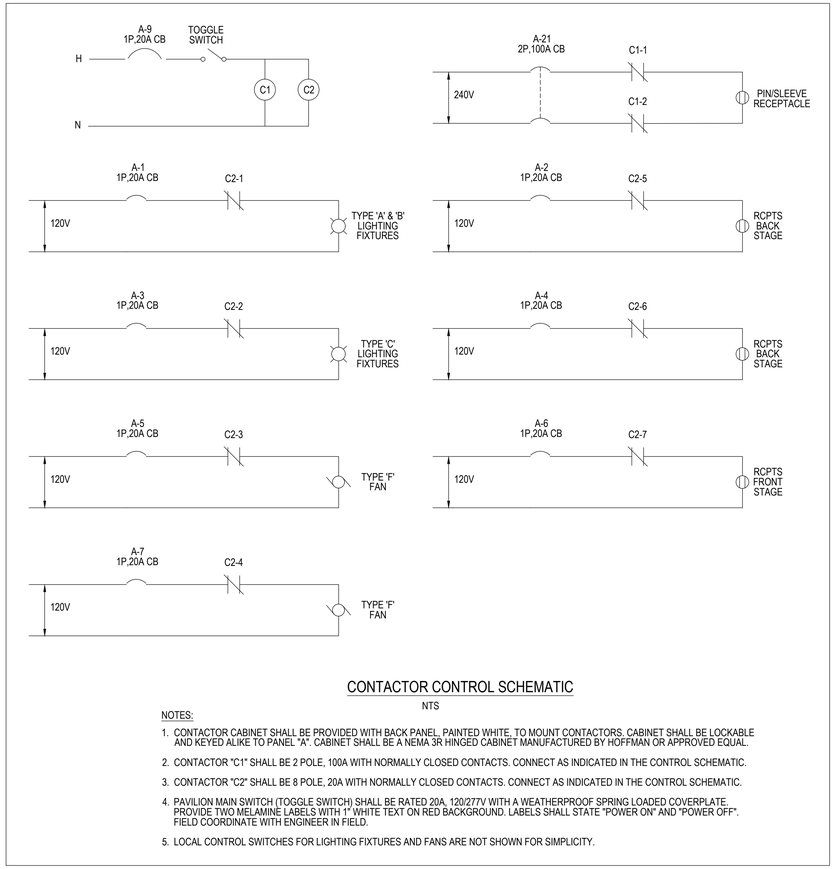
13. INSTALL PULL WIRES IN EMPTY RACEWAYS. USE POLYPROPYLENE PLASTIC LINE WITH NOT LESS THAN 200-LB TENSILE STRENGTH. LEAVE AT LEAST 12 INCHES OF SLACK AT EACH END OF PULL WIRE. CAP UNDERGROUND RACEWAYS DESIGNATED AS SPARE ABOVE GRADE ALONGSIDE RACEWAYS IN USE.

14. SUPPORT CONDUITS AND BOXES WITH STEEL SLOTTED SUPPORT SYSTEMS THAT ARE PREFORMED STEEL CHANNELS AND ANGLES. HARDWARE AND ACCESSORIES SHALL BE STAINLESS STEEL. SELECT CHANNEL FOR APPLICABLE LOAD CRITERIA.

15. APPLICATION AND INSTALLATION OF HANGERS AND SUPPORTS SHALL COMPLY WITH NECA 1. SPACE SUPPORTS FOR CONDUITS AS REQUIRED BY NFPA 70. MINIMUM ROD SIZE SHALL BE 1/2 INCH IN DIAMETER. FOR SUPPORT OF MULTIPLE RACEWAYS, INSTALL TRAPEZE-TYPE SUPPORTS FABRICATED WITH STEEL SLOTTED SUPPORT SYSTEM, SIZED SO CAPACITY CAN BE INCREASED BY AT LEAST 25 PERCENT IN THE FUTURE WITHOUT EXCEEDING THE SPECIFIED DESIGN LOAD LIMITS. SECURE RACEWAYS TO THESE SUPPORTS WITH SINGLE BOLT CONDUIT CLAMPS.

16. ANCHOR AND FASTEN ELECTRICAL ITEMS AND THEIR SUPPORTS TO BUILDING STRUCTURAL ELEMENTS BY THE FOLLOWING METHODS:
    a. BOLT TO CONCRETE INSERTS FOR NEW CONCRETE
    b. APPROVED TOGGLE-TYPE BOLTS ON HOLLOW MASONRY UNITS
    c. EXPANSION ANCHOR FASTENERS ON SOLID MASONRY UNITS
    d. BEAM CLAMPS COMPLYING WITH MSS SP-69 TO STEEL

17. MOUNT CABINETS, PANELBOARDS, DISCONNECT SWITCHES, PULL AND JUNCTION BOXES, AND OTHER WALL-MOUNTED EQUIPMENT ON SLOTTED-CHANNEL RACKS ATTACHED TO SUBSTRATE BY MEANS THAT COMPLY WITH SEISMIC-RESTRAINT STRENGTH AND ANCHORAGE REQUIREMENTS.

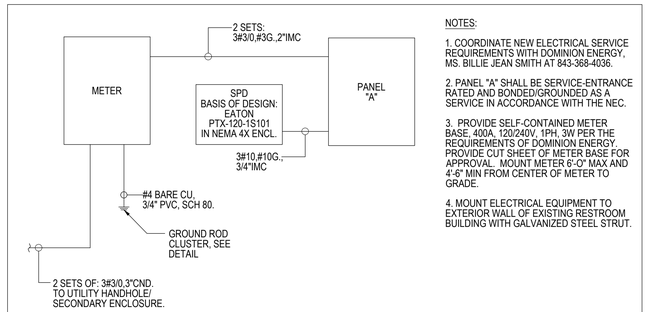


CONTACTOR CONTROL SCHEMATIC

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NOTES:

1. CONTACTOR CABINET SHALL BE PROVIDED WITH BACK PANEL, PAINTED WHITE, TO MOUNT CONTACTORS. CABINET SHALL BE LOCKABLE AND KEYED ALIKE TO PANEL "A". CABINET SHALL BE A NEMA 3R HINGED CABINET MANUFACTURED BY HOFFMAN OR APPROVED EQUAL.
2. CONTACTOR "C1" SHALL BE 2 POLE, 100A WITH NORMALLY CLOSED CONTACTS. CONNECT AS INDICATED IN THE CONTROL SCHEMATIC.
3. CONTACTOR "C2" SHALL BE 8 POLE, 20A WITH NORMALLY CLOSED CONTACTS. CONNECT AS INDICATED IN THE CONTROL SCHEMATIC.
4. PAVILION MAIN SWITCH (TOGGLE SWITCH) SHALL BE RATED 20A, 120/277V WITH A WEATHERPROOF SPRING LOADED COVERPLATE. PROVIDE TWO MELAMINE LABELS WITH 1" WHITE TEXT ON RED BACKGROUND. LABELS SHALL STATE "POWER ON" AND "POWER OFF". FIELD COORDINATE WITH ENGINEER IN FIELD.
5. LOCAL CONTROL SWITCHES FOR LIGHTING FIXTURES AND FANS ARE NOT SHOWN FOR SIMPLICITY.



NOTES:

1. COORDINATE NEW ELECTRICAL SERVICE REQUIREMENTS WITH DOMINION ENERGY, MS. BILLIE JEAN SMITH AT 843-368-4036.
2. PANEL "A" SHALL BE SERVICE-ENTRANCE RATED AND BONDED/GROUNDED AS A SERVICE IN ACCORDANCE WITH THE NEC.
3. PROVIDE SELF-CONTAINED METER BASE, 400A, 120/240V, 1PH, 3W PER THE REQUIREMENTS OF DOMINION ENERGY. PROVIDE CUT SHEET OF METER BASE FOR APPROVAL. MOUNT METER 6'-0" MAX AND 4'-6" MIN FROM CENTER OF METER TO GRADE.
4. MOUNT ELECTRICAL EQUIPMENT TO EXTERIOR WALL OF EXISTING RESTROOM BUILDING WITH GALVANIZED STEEL STRUT.

POWER RISER - WASHINGTON STREET PARK PAVILION

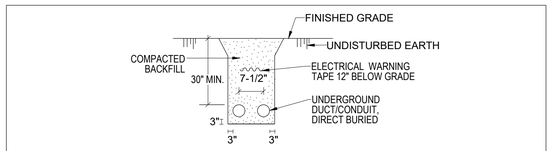
NOT TO SCALE

PANEL "A"

LOCATION: EXTERIOR RESTROOM BLDG	MAIN BUS: 400A				SSCR: 25KAIC FULLY RATED				ENCLOSURE TYPE: NEMA 3R				TOP FED, COPPER BUS					
SERVICE: 240/120V, 1 PHASE, 3 WIRE	MAIN BREAKER: 400A				# OF CIRCUITS: 24								BASIS OF DESIGN: EATON					
LOAD SERVED	BREAKER SIZE	WIRE SIZE			CND SIZE	CKT #	LOAD(AMPS)		LOAD (AMPS)		CKT #	CND SIZE	WIRE SIZE			BREAKER SIZE	LOAD SERVED	
		PH	N	G			A	B	A	B			G	N	PH			
LIGHTS - PAVILION INTERIOR	1P/20	12	12	12	1/2"	1	4.1		3.0		2	1/2"	12	12	12	1P/20	RCPTS - PAVILION BACK STAGE	
LIGHTS - PAVILION EXTERIOR	1P/20	12	12	12	1/2"	3		1.7		3.0	4			12	12	1P/20	RCPTS - PAVILION BACK STAGE	
FAN - PAVILION	1P/20	12	12	12	1/2"	5	6.0		3.0		6	1/2"	12	12	12	1P/20	RCPTS - PAVILION FRONT STAGE	
FAN - PAVILION	1P/20	12	12	12	1/2"	7		6.0			8					1P/20	SPARE	
PAVILION CONTACTORS CONTROL CIRCUIT	1P/20	12	12	12	1/2"	9	1				10					1P/20	SPARE	
SPARE	1P/20					11					12					1P/20	SPARE	
SPARE	1P/20					13					14					1P/20	SPARE	
SPARE	1P/20					15					16					1P/20	SPARE	
SPD	2P/30	10	10	10	1/2"	17					18	1-1/4"	8	2	2	2P/100	PANEL - RESTROOM BLDG	
		10													2			
RCPT - PAVILION	2P/100*	2	2	8	1-1/4"	21	80.0		80.0		22	1-1/4"	8	2	2	2P/100*	POWER PEDESTAL - FOOD TRUCK	
		2						80.0		80.0					2			
						SUBTOTAL	91.1	87.7	86.0	83.0								

* INDICATES GFI CIRCUIT BREAKER

Aϕ 177.1
Bϕ 170.7



UNDERGROUND CONDUIT/DUCT DETAIL

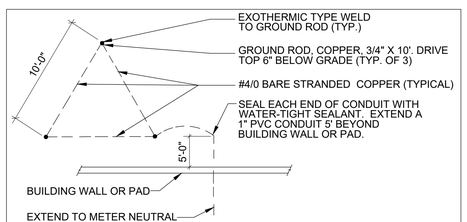
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EARTHWORK NOTES:

1. BACKFILL SHALL BE COMPACTED TO 90% STANDARD PROCTOR ASTM D698 AND SHALL BE FREE OF ORGANIC MATERIAL AND FREE OF ROCKS GREATER THAN TWO INCHES IN DIAMETER.

INSTALLATION NOTES:

1. EXCAVATE TRENCH BOTTOM TO PROVIDE FIRM AND UNIFORM SUPPORT FOR CONDUIT.
2. AFTER INSTALLING CONDUIT, BACKFILL AND COMPACT, START AT TIE-IN POINT, AND WORK TOWARD END OF CONDUIT RUN, LEAVING CONDUIT AT END OF RUN FREE TO MOVE WITH EXPANSION AND CONTRACTION AS TEMPERATURE CHANGES DURING PROCESS. FIRMLY HAND TAMP BACKFILL AROUD CONDUIT TO PROVIDE MAXIMUM SUPPORTING STRENGTH. AFTER PLACING CONTROLLED BACKFILL TO WITHIN 12 INCHES OF FINISHED GRADE, MAKE FINAL CONDUIT CONNECTION AT END OF RUN AND COMPLETE BACKFILLING.
3. INSTALL MANUFACTURED RIGID STEEL ELBOWS FOR STUB-UPS AT RACKS AND PAD-MOUNTED EQUIPMENT THROUGH SLAB. COUPLE STEEL CONDUITS TO DUCTS WITH ADAPTERS DESIGNED FOR THE PURPOSE. FOR STUB-UPS AT EQUIPMENT MOUNTED ON OUTDOOR CONCRETE BASES EXTEND STEEL CONDUIT HORIZONTALLY A MINIMUM OF 60 INCHES FROM EDGE OF EQUIPMENT BASE. INSTALL INSULATED GROUNDING BUSHINGS ON TERMINATIONS AT EQUIPMENT.
4. SEE NFPA 70, FIGURE 310.60 FOR DUCTBANK DIMENSIONS FOR INSTALLATIONS CONSISTING OF MORE THAN TWO DUCTS. DUCTS/CONDUITS SHALL BE MOUNTED ON DUCT SPACERS WITH STAGGERED JOINTS. UTILIZE REBAR DRIVEN VERTICALLY IN SOIL TO TIE/SUPPORT DUCT SPACERS.



GROUND ROD CLUSTER DETAIL

NTS

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SOUTH CAROLINA
MEREDITH ENGINEERING GROUP, INC.
No. 5883
CERTIFICATE OF AUTHORIZATION

ISSUED FOR BID

REGISTERED PROFESSIONAL ENGINEER
SOUTH CAROLINA
NO. 16937
5/20/2024
LARRY M. MEREDITH, JR.

DAVIS & FLOYD
SINCE 1954
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864.229.5211

OWNER: CITY OF BEAUFORT
PROJECT TITLE: WASHINGTON STREET PARK IMPROVEMENTS
101 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA

DRAWING TITLE: ELECTRICAL SCHEDULES AND NOTES

NO	REVISED	CHECKED	DATE
1	ISSUED FOR AGENCY REVIEW	LMM	3/29/2024
2	ISSUED FOR BID	LMM	5/20/2024

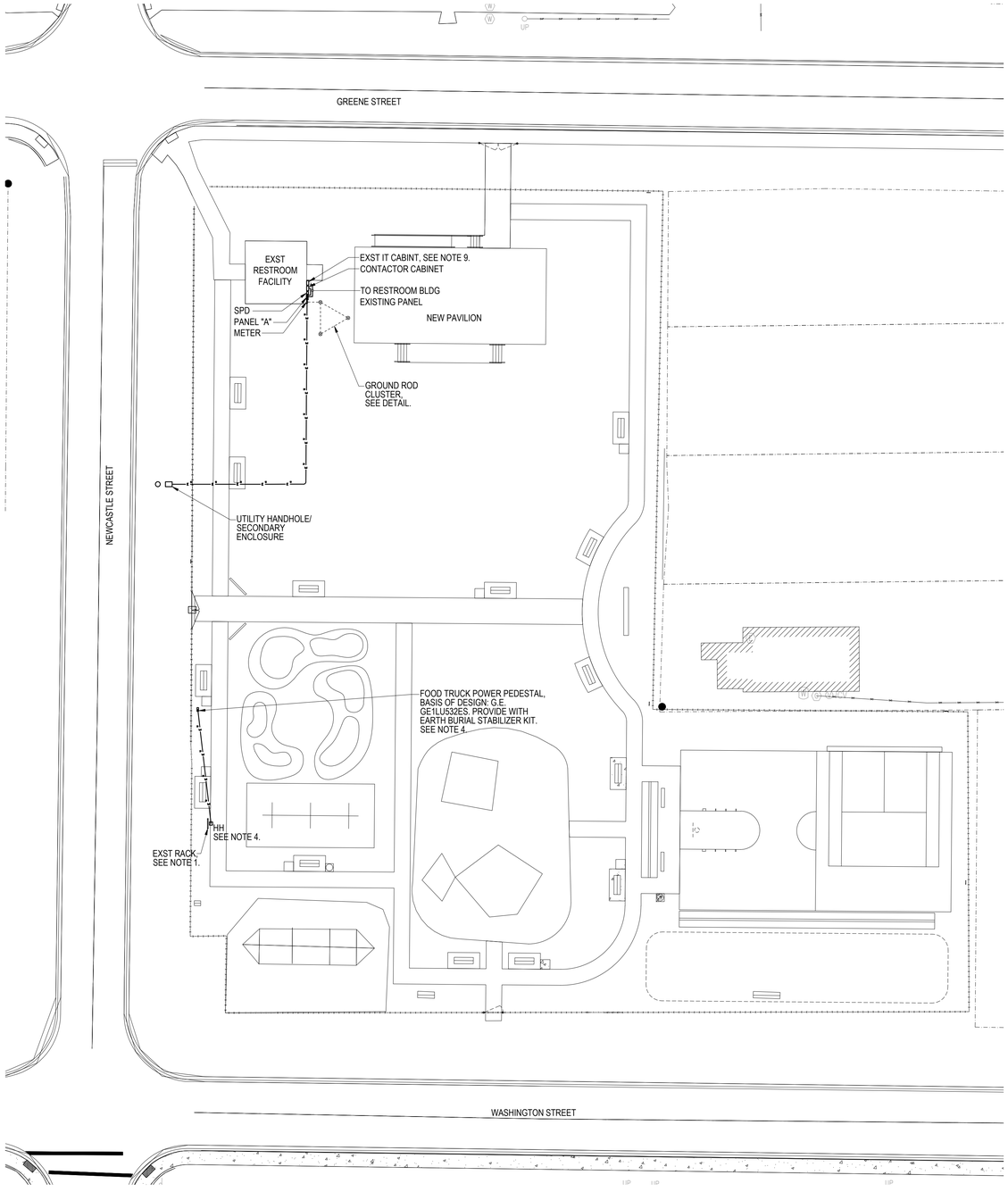
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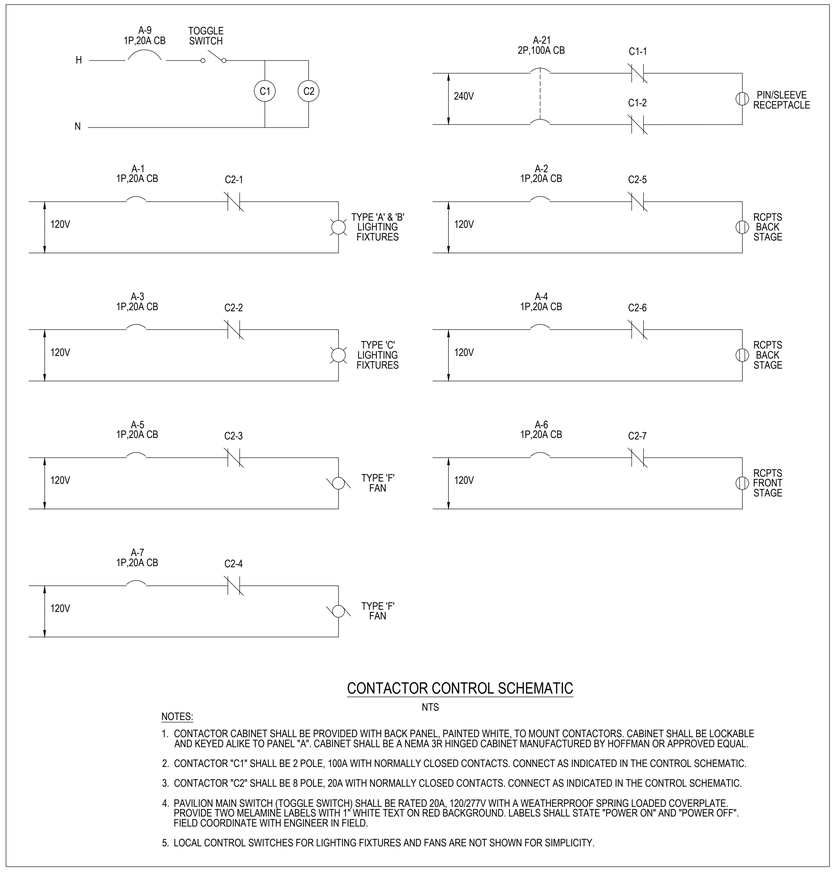
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ELECTRICAL SITE PLAN

SCALE: 1" = 20'



CONTACTOR CONTROL SCHEMATIC

NTS

NOTES:

1. CONTACTOR CABINET SHALL BE PROVIDED WITH BACK PANEL, PAINTED WHITE. TO MOUNT CONTACTORS. CABINET SHALL BE LOCKABLE AND KEYED ALIKE TO PANEL "A". CABINET SHALL BE A NEMA 3R HINGED CABINET MANUFACTURED BY HOFFMAN OR APPROVED EQUAL.
2. CONTACTOR "C1" SHALL BE 2 POLE, 100A WITH NORMALLY CLOSED CONTACTS. CONNECT AS INDICATED IN THE CONTROL SCHEMATIC.
3. CONTACTOR "C2" SHALL BE 8 POLE, 20A WITH NORMALLY CLOSED CONTACTS. CONNECT AS INDICATED IN THE CONTROL SCHEMATIC.
4. PAVILION MAIN SWITCH (TOGGLE SWITCH) SHALL BE RATED 20A, 120/277V WITH A WEATHERPROOF SPRING LOADED COVERPLATE. PROVIDE TWO MELAMINE LABELS WITH 1" WHITE TEXT ON RED BACKGROUND. LABELS SHALL STATE "POWER ON" AND "POWER OFF". FIELD COORDINATE WITH ENGINEER IN FIELD.
5. LOCAL CONTROL SWITCHES FOR LIGHTING FIXTURES AND FANS ARE NOT SHOWN FOR SIMPLICITY.

N
STATE PLANE

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

GRAPHIC SCALE
20 10 0 20 40
SCALE: 1" = 20'
UNIT OF MEASURE: FEET

MEREDITH ENGINEERING GROUP, INC.
523 South Mill Road
Greenwood, SC 29646
864.377.3449
lmeredith@wctel.net

SOUTH CAROLINA
MEREDITH ENGINEERING GROUP, INC.
No. 5883
CERTIFICATE OF AUTHORIZATION

ISSUED FOR BID

REGISTERED PROFESSIONAL ENGINEER
SOUTH CAROLINA
NO. 16937
5/20/2024
LARRY M. MEREDITH, JR.

DAVIS & FLOYD
SINCE 1954
WWW.DAVISFLOYD.COM
1319 HIGHWAY 72/221 EAST
GREENWOOD, SC 29649
864-229-5211

OWNER
CITY OF BEAUFORT
1011 WASHINGTON STREET, BEAUFORT, SOUTH CAROLINA

PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

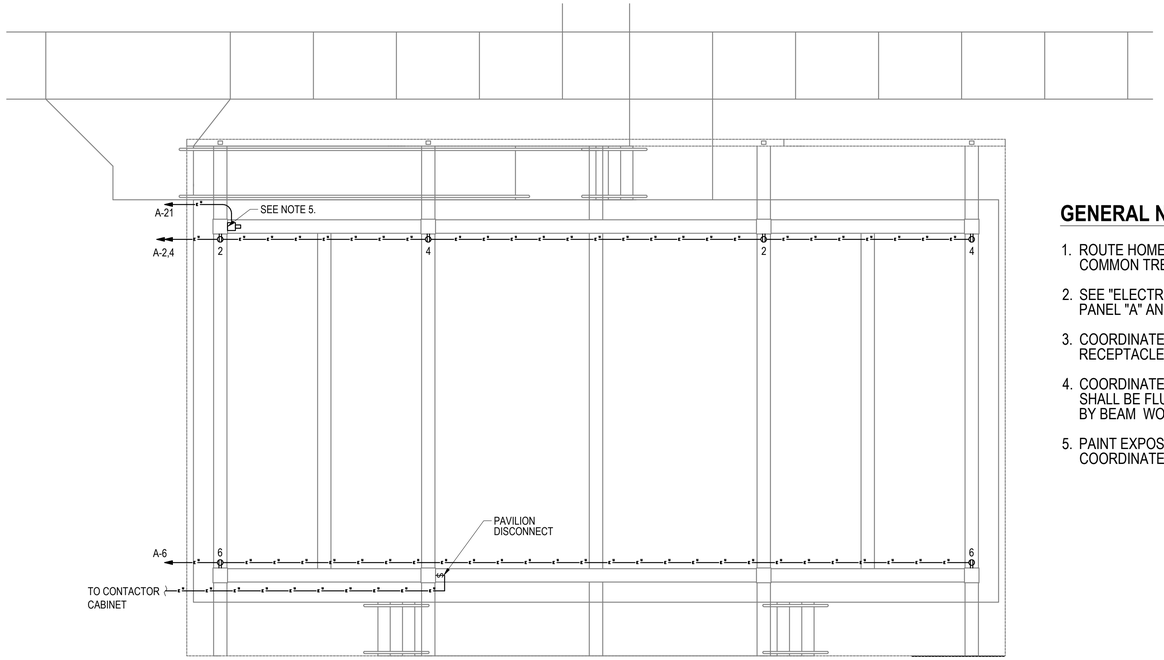
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ELECTRICAL SITE PLAN

NO.	REVISED	CHKD	DATE
1	ISSUED FOR AGENCY REVIEW	LMM	4/5/2024
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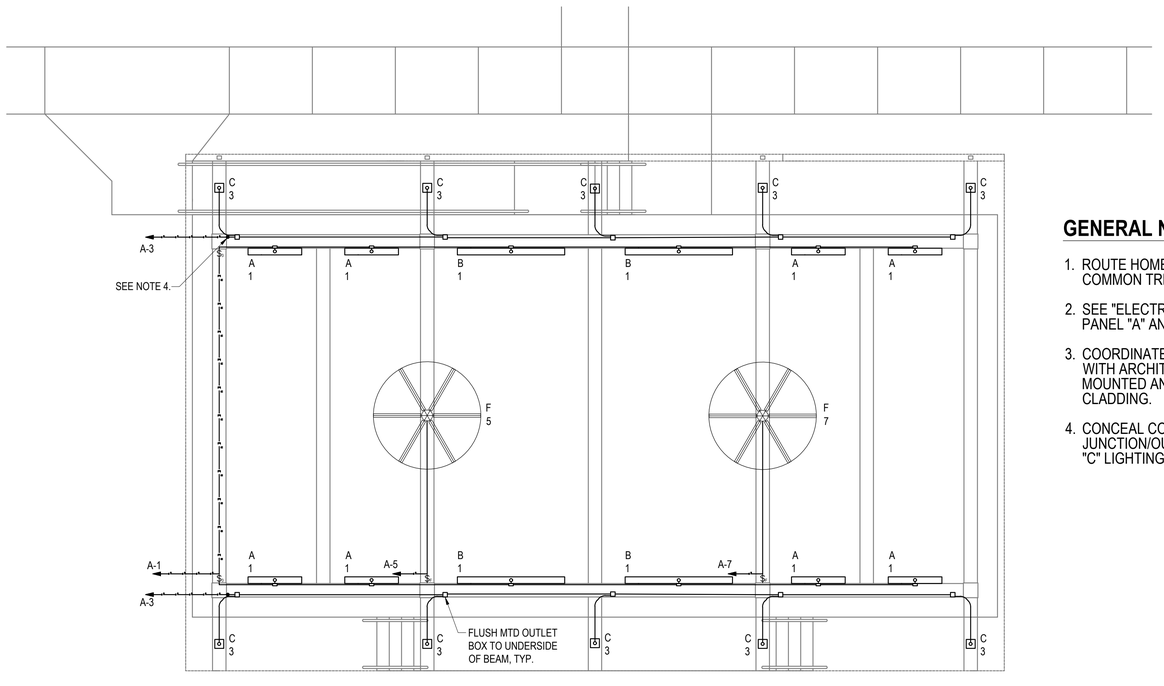


PAVILION - POWER PLAN

SCALE: 3/16" = 1'-0"

GENERAL NOTES:

1. ROUTE HOMERUNS TO PANEL "A" VIA CONTACTOR CABINET IN COMMON TRENCH, WHERE PRACTICAL.
2. SEE "ELECTRICAL SITE PLAN" ON DRAWING E100 FOR LOCATION OF PANEL "A" AND CONTACTOR CABINET.
3. COORDINATE MOUNTING HEIGHT OF SURFACE MOUNTED RECEPTACLE WITH OWNER AND ARCHITECT.
4. COORDINATE WITH ARCHITECTURAL DRAWINGS. OUTLET BOXES SHALL BE FLUSH MOUNTED AND ALL CONDUIT SHALL BE CONCEALED BY BEAM WOOD CLADDING.
5. PAINT EXPOSED CONDUIT TO RECEPTACLE/DISCONNECT. COORDINATE COLOR WITH ARCHITECT.



PAVILION - LIGHTING PLAN

SCALE: 3/16" = 1'-0"

GENERAL NOTES:

1. ROUTE HOMERUNS TO PANEL "A" VIA CONTACTOR CABINET IN COMMON TRENCH, WHERE PRACTICAL.
2. SEE "ELECTRICAL SITE PLAN" ON DRAWING E100 FOR LOCATION OF PANEL "A" AND CONTACTOR CABINET.
3. COORDINATE MOUNTING HEIGHTS OF LIGHTING FIXTURES AND FANS WITH ARCHITECTURAL DRAWINGS. OUTLET BOXES SHALL BE FLUSH MOUNTED AND ALL CONDUIT SHALL BE CONCEALED BY BEAM WOOD CLADDING.
4. CONCEAL CONDUIT STUB UP COLUMN TO FLUSH MOUNTED JUNCTION/OUTLET BOX ON UNDERSIDE OF BEAM TO SUPPLY TYPE "C" LIGHTING FIXTURE.

N

STATE PLANE

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GRAPHIC SCALE

4 2 0 4 8

SCALE: 3/16" = 1'-0"
UNIT OF MEASURE: FEET

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CITY OF BEAUFORT
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PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

DRAWING TITLE
ELECTRICAL PLANS

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GENERAL NOTES:

1. ALL DESIGN AND CONSTRUCTION IS BASED ON AND SHALL BE IN ACCORDANCE WITH THE 2021 INTERNATIONAL BUILDING CODE (IBC) AND THE 2021 SOUTH CAROLINA STATE BUILDING CODE, AS AMENDED.
2. ALL MATERIALS AND WORKMANSHIP SHALL COMPLY WITH PROJECT DRAWINGS AND SPECIFICATIONS.
3. THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND CONDITIONS PRIOR TO PROCEEDING WITH THE WORK. THE ARCHITECT/ENGINEER SHALL BE NOTIFIED IMMEDIATELY IN WRITING OF ANY DISCREPANCIES.
4. SITE SAFETY AND THE MEANS, METHODS, AND SEQUENCING OF CONSTRUCTION OPERATIONS ARE THE SOLE RESPONSIBILITY OF THE GENERAL CONTRACTOR.
5. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING THE DESIGN, ADEQUACY, AND SAFETY OF TEMPORARY ERECTION BRACING AND SHORING AS REQUIRED FOR THE STABILITY OF THE STRUCTURE DURING ALL PHASES OF CONSTRUCTION, DURING THE CONSTRUCTION PROCESS.
6. CROSS REFERENCE ALL CONSTRUCTION DOCUMENTS FOR INFORMATION NOT SHOWN ON STRUCTURAL PLANS REGARDING ITEMS TO BE PLACED BELOW CONCRETE SLABS, BELOW OR THROUGH FOOTINGS, IN OR THROUGH CONCRETE OR MASONRY WALLS AND ANCHORAGE OF NON-STRUCTURAL ITEMS.
7. THE CONTRACTOR SHALL WORK STRUCTURAL DRAWINGS TOGETHER WITH ARCHITECTURAL, MECHANICAL, PLUMBING, ELECTRICAL AND CIVIL DRAWINGS TO LOCATE DEPRESSED SLABS, SLOPES, DRAINS, REGLETS, BOLT SETTINGS, GRADES, ETC. ANY DISCREPANCIES SHALL BE CALLED TO THE ATTENTION OF THE ARCHITECT/ENGINEER BEFORE PROCEEDING WITH THE WORK.
8. CONTRACTOR TO SUBMIT SHOP DRAWINGS TO ENGINEER FOR ALL STRUCTURAL COMPONENTS. STRUCTURAL DRAWINGS ARE NOT TO BE REPRODUCED FOR SHOP DRAWINGS. SHOP DRAWINGS SHALL BE REVIEWED AND APPROVED BY THE CONTRACTOR FOR ALL DIMENSIONS, ELEVATIONS AND ERECTION PROCEDURES PRIOR TO THE STRUCTURAL ENGINEER'S REVIEW.
9. THE ENGINEER'S APPROVAL OF SHOP DRAWINGS SHALL NOT RELIEVE THE CONTRACTOR OF THE RESPONSIBILITY FOR DEVIATIONS FROM THE REQUIREMENTS OF THE CONTRACT DOCUMENTS. THE CONTRACTOR SHALL NOT BE RELIEVED OF RESPONSIBILITY FOR ERRORS OR OMISSIONS IN SHOP DRAWINGS.
10. ALL SECTIONS AND DETAILS SHOWN ON THE DRAWINGS ARE INTENDED TO BE TYPICAL AND SHALL BE CONSTRUED TO APPLY TO ANY SIMILAR SITUATION OR LOCATION ELSEWHERE ON THE PROJECT, EXCEPT WHERE A DIFFERENT DETAIL IS SHOWN.
11. USE THE STRUCTURAL DRAWINGS WITH THE ARCHITECTURAL, MECHANICAL, PLUMBING, ELECTRICAL, CONTRACT DOCUMENT SPECIFICATIONS AND SHOP DRAWINGS.
12. CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL CONTRACT DOCUMENTS AND LATEST ADDENDA, AS WELL AS, SUBMITTING TO ALL SUBCONTRACTORS AND SUPPLIERS PRIOR TO SUBMITTING SHOP DRAWINGS.
13. DO NOT SCALE DRAWINGS OR AUTO-DIMENSION ELECTRONIC FILES. NOTIFY ARCHITECT AND ENGINEER OF ANY DISCREPANCIES IN WRITING PRIOR TO FABRICATION OR CONSTRUCTION.
14. COMPARE ALL CONTRACT DRAWINGS AND REPORT ANY DISCREPANCIES BETWEEN DISCIPLINES, AND WITHIN A GIVEN DISCIPLINE, TO THE ARCHITECT AND ENGINEER PRIOR TO FABRICATION AND ERECTION.
15. IF A CONFLICT EXISTS AMONG THE STRUCTURAL DRAWINGS, SPECIFICATIONS, OR GENERAL NOTES, THE STRICTEST REQUIREMENTS, AS INDICATED BY THE ENGINEER, GOVERNS.
16. COORDINATE ALL ELEVATIONS AND DIMENSIONS, INCLUDING BUT NOT LIMITED TO, OPENINGS IN WALLS AND IN ROOF AND FLOOR SYSTEMS, WITH THE ARCHITECTURAL, PLUMBING, ELECTRICAL, AND MECHANICAL PLANS.
17. THE COMPLETED LATERAL-FORCE RESISTING SYSTEMS (LFRS), INCLUDING THE DIAPHRAGMS, ARE REQUIRED TO RESIST LATERAL LOADS AND PROVIDE STABILITY UNDER GRAVITY LOADS. DURING CONSTRUCTION, THE CONTRACTOR IS RESPONSIBLE FOR ALL BRACING DURING CONSTRUCTION TO MAINTAIN THE STABILITY AND SAFETY OF ALL STRUCTURAL ELEMENTS UNTIL THE LATERAL-LOAD RESISTING OR STABILITY-PROVIDING SYSTEM IS COMPLETELY INSTALLED AND THE STRUCTURE IS COMPLETELY TIED TOGETHER.
18. UNLESS NOTED OTHERWISE, DETAILS SHOWN ARE TYPICAL FOR ALL SIMILAR CONDITIONS.
19. DAVIS & FLOYD IS NOT RESPONSIBLE FOR ACTS OR OMISSION OF THE CONTRACTOR, NOR FAILURE TO PERFORM WORK IN ACCORDANCE WITH THE CONTRACT DOCUMENTS.
20. PERIODIC SITE OBSERVATION BY DAVIS & FLOYD IS FOR DETERMINING IF THE WORK IS PROCEEDING IN ACCORDANCE WITH THE STRUCTURAL CONTRACT DOCUMENTS. STRUCTURAL OBSERVATIONS ARE NOT INTENDED AS QUALITY CONTROL (CONTRACTOR'S RESPONSIBILITY), QUALITY ASSURANCE (SPECIAL INSPECTOR'S RESPONSIBILITY), NOR TO CONFIRM THE QUALITY OR QUANTITY OF THE WORK.
21. THE BUILDING OWNER IS RESPONSIBLE FOR PERIODIC MAINTENANCE TO ENSURE STRUCTURAL INTEGRITY. MAINTENANCE INCLUDES, BUT IS NOT LIMITED TO, STEEL/CONCRETE COATINGS, SEALANTS, CAULKED JOINTS, EXPANSION JOINTS, CONTROL JOINTS, SPALLS AND CRACKS IN CONCRETE, AND CLEANING OF EXPOSED STRUCTURAL ELEMENTS.

DESIGN CRITERIA

A. STRUCTURAL DRAWINGS ARE BASED ON THE REQUIREMENTS OF THE 2021 INTERNATIONAL BUILDING CODE, 2021 SOUTH CAROLINA BUILDING CODE AND THE REFERENCED SECTIONS WITHIN.

B. DEAD LOADS:
1. ROOF SYSTEMS (BASED ON ACTUAL SELF WEIGHT OF COMPONENTS PER ASCE 7-16):
   a. STEEL (20 PSF TOTAL)
      1. STRUCTURE 5 PSF
      2. ELECTRICAL 5 PSF
      3. ROOFING 10 PSF

C. LIVE LOADS:

	UNIFORM	CONCENTRATED
1. ASSEMBLY AREAS	100 PSF	NA
2. HANDRAILS	50 PLF	200 LBS
3. STAIRS & EXITWAYS	100 PSF	300 LBS

D. DESIGN SNOW LOADS:
1. GROUND SNOW LOAD: P_G 5 PSF

E. DESIGN WIND LOADS:
1. BASIC WIND SPEED: V_{ULT} 140 MPH (3-SEC GUST)
2. BASIC WIND SPEED: V_{ASD} 109 MPH (3-SEC GUST)
3. RISK CATEGORY: II
4. WIND EXPOSURE: C
5. INTERNAL PRESSURE COEFF: GC_{PI} ±0.18
6. HURRICANE PRONE REGION?: YES
7. COMPONENTS & CLADDING WIND PRESSURES (ULTIMATE):

High Roof:

Componets & Cladding Design Wind Pressures

Effective Wind Area	Zone 3		Zone 2		Zone 1	
	+	-	+	-	+	-
≤ a^2	114	-142	86	-80	57	-53
> a^2, ≤ 4.0a^2	86	-80	86	-80	57	-53
> 4.0a^2	57	-53	57	-53	57	-53
FM Global	131	-163	99	-92	66	-61

Low Roof:

Componets & Cladding Design Wind Pressures

Effective Wind Area	Zone 3		Zone 2		Zone 1	
	+	-	+	-	+	-
≤ a^2	106	-131	79	-74	53	-49
> a^2, ≤ 4.0a^2	79	-74	79	-74	53	-49
> 4.0a^2	53	-49	53	-49	53	-49
FM Global	122	-151	91	-85	61	-56

WIDTH OF ZONE, a_{N-S} = 3.8 FT, a_{E-W} = 5.8 FT

F. SEISMIC LOADS:
1. RISK CATEGORY: II
2. SEISMIC IMPORTANCE FACTOR: I_E 1.0
3. SHORT PERIOD SPECTRAL RESPONSE ACCELERATION: S_S 0.658 g
4. 1-SEC PERIOD SPECTRAL RESPONSE ACCELERATION: S_1 0.208 g
5. SITE CLASS: D
6. SHORT PERIOD DESIGN SPECTRAL RESPONSE ACCELERATION: S_{DS} 0.559 g
7. 1-SEC PERIOD DESIGN SPECTRAL RESPONSE ACCELERATION: S_{D1} 0.303 g
8. SEISMIC DESIGN CATEGORY: D (ASSUMED)
9. DESIGN BASE SHEAR: V 40 K
10. SEISMIC SYSTEM
    A. STEEL ORDINARY MOMENT FRAME
    B. SEISMIC RESPONSE COEFFICIENT: C_S 0.19
    C. RESPONSE MODIFICATION FACTOR: R 3 1/2
    D. OVERSTRENGTH FACTOR: OMEGA 3
    E. DEFLECTION AMPLIFICATION FACTOR: C_d 3
11. ANALYSIS PROCEDURES: EQUIVALENT LATERAL FORCE

G. RAIN LOADS:
1. RAIN INTENSITY (100-YEAR STORM): I 4.22 IN/HR
2. ALLOWABLE INTERSTORY DRIFT = 0.0025*H (10 YEAR SERVICE LEVEL WIND)
3. ALLOWABLE INTERSTORY DRIFT = 0.020 *H (SEISMIC)

CONCRETE GENERAL NOTES:

A. CONCRETE MUST CONFORM TO THE CONCRETE PROPERTIES SPECIFIED IN THE CONCRETE PROPERTIES TABLE.
B. CONCRETE MUST HAVE ALLOWABLE UNIT SHRINKAGE OF 0.045% AT 28 DAYS. (SEE ASTM C157)
C. CONCRETE CONSTRUCTION MUST CONFORM TO THE CURRENT "ACI MANUAL OF CONCRETE PRACTICE".
D. ALL CONCRETE PLACEMENT SHALL ADHERE TO APPLICABLE SECTIONS OF ACI 305 AND ACI 306 FOR HOT WEATHER/COLD WEATHER CONCRETE PLACEMENT.
E. CONCRETE MATERIALS MUST CONFORM TO THE FOLLOWING SPECIFICATIONS:
   1. PORTLAND CEMENT: ASTM C150, TYPE I OR II
   2. AGGREGATE (NORMAL WEIGHT): ASTM C33
F. ALL REINFORCEMENT MUST CONFORM TO THE FOLLOWING SPECIFICATIONS:
   1. ALL REINFORCING, UNO: ASTM A615 GRADE 60
   2. DEFORMED BAR ANCHORS (DBA): ASTM A496 (75 KSI)
   3. EPOXY-COATING: ASTM A775
   4. GALVANIZED REINFORCING: ASTM A767 CLASS II (2.0 OZ. PER SF ZINC)
   5. WELDABLE REINFORCING: ASTM A706 GRADE 60
   6. WELDED WIRE REINFORCEMENT (WWR):
      a. SMOOTH WIRE: ASTM A1064 (65 KSI)
      b. DEFORMED WIRE: ASTM A1064 (70 KSI)
      c. POLYPROPYLENE FIBRILLATED FIBER MAY BE USED TO SUBSTITUTE WWR IN SLABS ON GRADE WHEN ADDED TO CONCRETE MIX ACCORDING TO MANUFACTURER'S INSTRUCTIONS AND RECOMMENDED DOSAGES.
      d. STEEL AND POLYPROPYLENE FIBER BLEND MAY BE USED TO SUBSTITUTE WWR IN SLABS ON COMPOSITE DECK WHEN ADDED TO CONCRETE MIX IN ACCORDANCE WITH THE LATEST VERSION OF THE SPECIFICATION FOR COMPOSITE STEEL FLOOR DECK (ANSI/SDI C) BY THE STEEL DECK INSTITUTE (STEEL FIBERS HAVE 80 PSI RESIDUAL STRENGTH WHEN TESTED IN ACCORDANCE WITH ASTM C 1399).
G. REINFORCEMENT DETAILING:
   1. DETAIL AND PLACE REINFORCEMENT IN ACCORDANCE WITH ACI 318.
   2. DEVELOPMENT AND SPLICE LENGTHS ARE IN TENSION UNLESS NOTED OTHERWISE. REFER TO THE REINFORCING BAR LAP LENGTH SCHEDULE ON THE TYPICAL DETAIL SHEETS.
   3. LAP WWR ONE CROSSWIRE SPACING PLUS 2".
   4. INSTALL CORNER BARS AT ALL FOOTINGS AND WALL INTERSECTIONS TO MATCH HORIZONTAL REINFORCING SIZE AND SPACING. AT INTERSECTIONS OF CONTINUOUS SPREAD FOOTINGS, EXTEND ALL BARS TO FAR SIDE OF INTERSECTING FOOTING.
   5. INSTALL AND SECURE REINFORCEMENT TO PREVENT DISPLACEMENT DURING CONCRETE PLACEMENT. PROVIDE THE FOLLOWING CONCRETE COVER FOR REINFORCING ACI 318 SECTION 7.7 AND IBC TABLE 720.1, UNLESS SPECIFICALLY NOTED OTHERWISE:

a. CAST AGAINST EARTH:		3"
b. EXPOSED TO EARTH/WEATHER:	#6 THRU #18	2"
c. EXPOSED TO EARTH/WEATHER:	#5 & SMALLER	1 1/2"
d. SLABS, WALLS, JOISTS:	#11 & SMALLER	3/4"

   6. INSTALL DOWELS TO MATCH REINFORCEMENT SIZE AND SPACING INDICATED, UNLESS NOTED OTHERWISE.
H. CAST FOUNDATION FOOTINGS IN ALTERNATE PANELS NOT TO EXCEED 60'-0" IN LENGTH. INSTALL SHEAR KEYS AT EACH CONSTRUCTION JOINT AND LOCATED AT 1/3 POINTS OF SPANS.
I. DO NOT USE HORIZONTAL CONSTRUCTION JOINTS IN CONCRETE POURS UNLESS SHOWN ON THE DRAWINGS. THE ENGINEER MUST APPROVE ALL DEVIATIONS OR ADDITIONAL JOINTS IN WRITING.
J. CHAMFER ALL PERMANENTLY EXPOSED CONCRETE EDGES 3/4 INCH, UNLESS NOTED OTHERWISE.
K. REFERENCE ARCHITECTURAL AND MECHANICAL DRAWINGS FOR LOCATIONS OF OPENINGS AND SLEEVES IN CONCRETE WALLS AND SLABS. SPREAD REINFORCEMENT AT OPENINGS AND SLEEVES UNLESS OTHERWISE INDICATED. DO NOT CUT REINFORCEMENT.
L. SLOPE CONCRETE SLABS TO DRAINS SHOWN ON MECHANICAL, PLUMBING, CIVIL AND ARCHITECTURAL DRAWINGS.
M. BOND NEW CONCRETE TO HARDENED CONCRETE WITH A STRUCTURAL ADHESIVE BONDING AGENT PER SPECIFICATIONS. INSTALL PER THE MANUFACTURER'S INSTRUCTIONS.
N. NO HOLES OR OPENINGS THROUGH FOUNDATION WALLS AND/OR FOOTINGS WITHOUT ENGINEER'S APPROVAL.
O. DO NOT EMBED ALUMINUM IN CONCRETE.

CONCRETE PROPERTIES

USAGE	STRENGTH (PSI)	TYPE	COMMENTS	DURABILITY CLASSIFICATION
ALL CONCRETE NOT OTHERWISE SPECIFIED	4000	NWT		F0, S0, W0, C1
FOOTINGS	3000	NWT		F0, S0, W0, C1
SLAB-ON-GRADE EXTERIOR	4500	NWT		F2, S0, W0, C1

CONCRETE PROPERTIES TABLE NOTES:
1. MINIMUM STRENGTH AND MAXIMUM DENSITY MEASURED AT 28 DAYS.
2. NWT = NORMAL WEIGHT CONCRETE
3. DURABILITY CLASSIFICATION INDICATES CONCRETE REQUIREMENTS BY EXPOSURE CLASS, REFER TO TABLE 19.3.2.1 OF ACI 318.

CONCRETE MASONRY UNIT (CMU) GENERAL NOTES:

A. MASONRY CONSTRUCTION MUST CONFORM WITH ACI 530.1.
B. CONCRETE MASONRY UNITS (CMU) ARE LIGHTWEIGHT COMPLYING WITH ASTM C90. UNITS HAVE A MINIMUM AVERAGE NET-AREA COMPRESSIVE STRENGTH OF 2,000 PSI. MINIMUM NET AREA COMPRESSIVE STRENGTH OF MASONRY (F'M) IS 2,000 PSI.
C. MORTAR MUST CONFORM TO ASTM C270, TYPE M OR S.
D. GROUT MUST CONFORM TO ASTM C476, WITH A 28 DAY COMPRESSIVE STRENGTH EQUAL TO OR GREATER THAN THE SPECIFIED NET AREA COMPRESSIVE STRENGTH OF MASONRY (F'M).
E. REINFORCING BARS ARE ASTM A615, GRADE 60.
F. VERTICAL AND HORIZONTAL REINFORCING ARE CONTINUOUS AND LAPPED A MINIMUM OF 72 BAR DIAMETERS.
G. POSITION AND HOLD REINFORCING STRAIGHT AS INDICATED. INSTALL REBAR POSITIONERS AT SPACING NOT TO EXCEED 200 BAR DIAMETERS, AT GROUT LIFT HEIGHTS, OR BAR SPLICE LOCATIONS, WHICHEVER IS LESS, TO HOLD REBAR IN PROPER LOCATION UNTIL GROUT CURES.
H. INSTALL 9 GAGE LADDER TYPE HORIZONTAL JOINT REINFORCING AT 16" OC MAXIMUM SPACING UNLESS NOTED OTHERWISE. JOINT REINFORCING COMPLIES WITH ASTM A951 AND GALVANIZED PER ASTM A153, CLASS B. LAP JOINT REINFORCEMENT AT LEAST 6 INCHES (MUST CONTAIN AT LEAST ONE CROSS WIRE OF EACH PIECE OF REINFORCEMENT WITHIN THE LAP). LAP WITH STANDARD T- AND L-SHAPED PIECES AT INTERSECTIONS AND CORNERS.
I. INSTALL DOWELS FROM FOUNDATIONS OR SUPPORTING CONCRETE MEMBER BELOW, SAME SIZE AND SPACING AS VERTICAL REINFORCING, UNLESS NOTED OTHERWISE. DOWELS HAVE STANDARD ACI HOOKS.
J. FULLY GROUT ALL CELLS AND WALLS BELOW GRADE. SLUSH JOINT BETWEEN WYTHES.
K. LOW-LIFT GROUTING PROCEDURES IN ACCORDANCE WITH ACI 530.1.
L. IF HIGH-LIFT GROUTING, COMPLY WITH ACI 530.1, INCLUDING CLEANOUTS AT EACH GROUTED CELL.
M. DO NOT EXCEED 5 FEET GROUT POUR LIFT, UNLESS CLEANOUTS ARE PROVIDED IN THE BOTTOM COURSE OF EACH 5 FOOT LIFT.
N. MECHANICALLY VIBRATE ALL LIFTS IN EXCESS OF 1 FOOT.
O. DO NOT STOP GROUT POUR WITHIN 1-1/2 INCHES OF BED JOINT.
P. TOTAL GROUT POUR MUST NOT EXCEED 24 FEET WHEN GROUTING THE CELLS OF HOLLOW MASONRY.
Q. INSTALL MASONRY IN A RUNNING BOND PATTERN.
R. SHORE ALL MASONRY LINTELS UNTIL MASONRY AND GROUT HAVE SET FOR A MINIMUM OF 7 DAYS.
S. MASONRY WALLS HAVE BEEN DESIGNED IN THE FINAL CONSTRUCTED CONFIGURATION ASSUMING FULL BRACING TOP, BOTTOM, AND/OR SIDE OF WALL. DURING CONSTRUCTION, BRACE ALL CMU TO RESIST ERECTION AND LATERAL LOADS THAT MAY BE APPLIED PRIOR TO COMPLETION OF CONSTRUCTION.

FOUNDATION GENERAL NOTES:

1. THE FOUNDATION DESIGN WAS PREPARED IN ACCORDANCE WITH THE GEOTECHNICAL REPORT PREPARED BY F&ME DATED JANUARY 19, 2024.
2. REVIEW THE GEOTECHNICAL REPORT AND ADHERE TO ALL RECOMMENDATIONS WITHIN, INCLUDING CUT, SUBGRADE PREPARATION, FILL, ETC.
3. FOUNDATIONS HAVE BEEN DESIGNED FOR AN ALLOWABLE SOIL BEARING CAPACITY OF:
   A. PICKLE BALL WALL : 2000 PSF
   B. PAVILLION: 1000 PSF.
   C. SUBGRADE REACTION: 50 PCI (PSI/IN)
   D. TOTAL SETTLEMENT: 1"
   E. DIFFERENTIAL SETTLEMENT: 1/2" OVER 50 FT HORIZONTALLLY
4. THE SOIL BEARING CAPACITY SHALL BE VERIFIED BY A LICENSED GEOTECHNICAL ENGINEER/TESTING AGENCY PRIOR TO REINFORCING STEEL AND CONCRETE PLACEMENT.
5. ALL FOUNDATIONS BEAR ON UNDISTURBED EARTH OR ENGINEERED FILL AT ELEVATIONS SHOWN ON PLANS AND DETAILS. COORDINATE FINAL TOP OF FOOTING ELEVATIONS WITH THE ARCHITECTURAL ELEVATIONS, MEP DRAWINGS AND CIVIL GRADING PLANS PRIOR TO PLACEMENT. FOUNDATION STEPS INDICATED ARE APPROXIMATE, UNLESS NOTED OTHERWISE, AND MUST BE FIELD COORDINATED. THE BOTTOM OF EXTERIOR FOUNDATION ELEVATIONS MUST BE BELOW THE FROST DEPTH ELEVATION MEASURED FROM EXTERIOR FINISHED GRADE.
6. ALL SOILS WORK, INCLUDING BACKFILL OF UTILITY TRENCHES AND THE VERIFICATION OF BEARING CAPACITY MUST BE UNDER THE DIRECTION OF A QUALIFIED GEOTECHNICAL ENGINEER. PROXIMITY OF UTILITY TRENCHES TO BUILDING FOUNDATION SYSTEM MUST BE AS APPROVED BY THE GEOTECHNICAL ENGINEER TO ENSURE INTEGRITY OF THE BEARING SOILS.
7. DO NOT INSTALL FOUNDATION CONCRETE UNTIL ALL FOUNDATION WORK HAS BEEN COORDINATED WITH UNDERGROUND UTILITIES. NOTIFY THE ENGINEER OF ALL CONFLICTS BETWEEN FOUNDATIONS AND UTILITIES.
8. ALL FOUNDATIONS, OR PORTIONS THEREOF BELOW GRADE, MAY BE EARTH FORMED BY NEAT EXCAVATIONS. DO NOT PLACE FOUNDATIONS, SLABS, OR OTHER CONCRETE ON FROZEN SUBGRADE OR IN STANDING WATER.
9. CENTER ALL FOUNDATIONS ON WALLS AND/OR COLUMNS, UNLESS NOTED OTHERWISE.
10. DETERMINE THE EXTENT OF CONSTRUCTION DEWATERING REQUIRED FOR THE EXCAVATIONS. SUBMIT THE PROPOSED CONSTRUCTION DEWATERING PLAN TO THE GEOTECHNICAL ENGINEER FOR REVIEW PRIOR TO EXCAVATION.
11. DO NOT PLACE UNBALANCED BACKFILL UNLESS OTHERWISE BRACED OR SUPPORTED AGAINST OVERTURNING.
12. IF THE BOTTOM OF THE FOUNDATION EXCAVATION IS FOUND TO BE INADEQUATE BY THE GEOTECHNICAL ENGINEER TO PROVIDE THE DESIGN SOIL BEARING CAPACITY, THEN THE AREAS IN QUESTION SHALL BE UNDERCUT AND REPLACED WITH NO. 57 STONE AS DIRECTED BY THE GEOTECHNICAL ENGINEER.
13. ALL EXCAVATIONS FOR FOOTINGS SHALL BE MADE TO GRADES SHOWN. CONTRACTOR SHALL TAKE MEASURES TO PREVENT CAVE-IN OF THE FOOTING EXCAVATION. THESE MEASURES MAY INCLUDE CUTTING BACK THE SIDE SLOPES AND/OR THE USE OF SIDE FORMS.
14. FILL MATERIAL SHALL BE PLACED IN LIFTS NOT TO EXCEED 6" WHEN HAND OPERATED EQUIPMENT IS USED FOR COMPACTION. FILL MATERIAL SHALL BE COMPACTED TO AT LEAST 95% OF THE MODIFIED PROCTOR MAXIMUM DRY DENSITY (ASTM D 1557).
15. PRIOR TO PLACEMENT OF ANY CONCRETE, THE THIN LAYER OF DISTURBED SOIL IN THE FOOTING SUBGRADE SHALL BE COMPACTED WITH HAND-OPERATED, GAS POWERED TAMPERS.
16. PROVIDE SHORING, BRACING, AND SHEETING IN ACCORDANCE WITH THE APPLICABLE REQUIREMENTS OF THE OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA), "SAFETY AND HEALTH REQUIREMENTS FOR CONSTRUCTION".
17. EXCAVATIONS FOR STRUCTURES LOCATED BELOW OR WITHIN THREE FEET OF THE GROUNDWATER LEVEL SHALL BE DEWATERED. GROUND WATER SHALL BE LOWERED AND CONTINUOUSLY MAINTAINED AT LEAST THREE FEET BELOW THE PROPOSED BEARING ELEVATION.
18. DO NOT DISCONTINUE DEWATERING OR BACKFILL AGAINST THE STRUCTURE UNTIL THE CONCRETE HAS CURED TO TO A MINIMUM COMPRESSIVE STRENGTH OF 4000 PSI.
19. THE CONTRACTOR SHALL BE RESPONSIBLE FOR LOCATING AND PROTECTING ALL SERVICE AND UTILITY LINES ON THE SITE PRIOR TO BEGINNING CONSTRUCTION. THE CONTRACTOR SHALL NOTIFY THE ENGINEER IMMEDIATELY OF ANY UTILITY CONFLICTS WITH THE FOUNDATION FOR DIRECTION ON RELOCATION AND/OR THE INSTALLATION OF SLEEVES TO BE CAST INTO THE FOUNDATION.

HAND RAILINGS GENERAL NOTES:

A. REFERENCE THE ARCHITECTURAL DRAWINGS FOR STAIR CONFIGURATION, DIMENSIONS, ELEVATIONS AND CONSTRUCTION TYPE.
B. STAIR AND RAIL INFORMATION INDICATED ON ARCHITECTURAL SECTIONS, DETAILS AND/OR BUILDING ELEVATIONS REPRESENT MINIMUM ARCHITECTURAL REQUIREMENTS. INSTALL LARGER MEMBERS AND/OR CLOSER MEMBER SPACING AS REQUIRED BY STRUCTURAL DESIGN. BASE BID PRICE MUST ANTICIPATE ALL FINAL COSTS AND CONDITIONS. ALTERNATE MEMBER SIZES OR SPACINGS IS NOT AN ACCEPTABLE BASIS FOR AN ADDITIVE CHANGE ORDER.
C. RAILING SYSTEM SHALL WITHSTAND MINIMUM CONCENTRATED LOAD OF 200 POUNDS APPLIED IN A DIRECTION TOWARD THE RAIL INCLUDE DIN AN ARC OF 180- DEGREE CENTERED OVER THE TOP OF THE RAIL
D. RAILING SYSTEM SHALL WITHSTAND A MINIMUM UNIFORM LOAD OF 50 POUNDS PER FOOT (PLF) APPLIED HORIZONTALLY AND VERTICALLY DOWNWARD, BUT NOT SIMULTANEOUSLY, ON THE TOP RAIL.
E. INTERMEDIATE RAILS, BALUSTERS AND PANELS SHALL BE DESIGNED FOR A UNIFORM LOAD OF NOT LESS THAN 50 POUNDS PER SQUARE FOOT (PSF). REACTIONS DUE TO THIS LOADING SHALL NOT BE ADDED TO THE LOADING SPECIFIED FOR THE MAIN SUPPORTING MEMBERS.
F. GUARDRAIL SYSTEM IS DEFINED AS A VERTICAL BARRIER ERECTED ALONG EXPOSED EDGES OF STAIRWAYS, BALCONIES, ETC. WHEN SO DESIGNED, A HANDRAIL SERVES AS PART OF A GUARDRAIL SYSTEM. NFPA LIFE SAFETY CODE REQUIRES MINIMUM UNIFORM LOAD OF NOT LESS THAN 25 PSF FOR GUARDRAIL SYSTEMS.
G. COMPLY WITH DEFLECTION LIMITS IN REFERENCED BUILDING CODE AND APPLICABLE STANDARDS.
H. EXTERIOR HANDRAILS SHALL BE HOT-DIPPED GALVANIZED (HDG) IN ACCORDANCE WITH ASTM A123.
I. FABRICATOR SHALL ENSURE FABRICATED HAND RAILS MEET MINIMUM OSHA 1910 AND ADA REQUIREMENTS.
J. MATERIALS:
   1. PIPE ASTM A53, TYPE F Fy= 48 ksi
K. SUBMIT SHOP DRAWINGS FOR RAILING SYSTEM DETAILING WELDS, SPLICES, ATTACHMENTS AND LOCATION OF RAILINGS SYSTEMS.
L. PROVIDE ALL DIMENSIONS NOT GOVERNED BY FIELD CONDITIONS.
M. INDICATE ALL REQUIRED FIELD MEASUREMENTS.
N. PROVIDE STAMPED AND SEALED FABRICATION DRAWINGS AND CALCULATIONS AS NECESSARY FOR REVIEW BY EOR.
O. FABRICATION
   1. FORM ALL RAIL TO END POST CONNECTIONS AND ALL CHANGES IN RAIL DIRECTION BY RADIUS BENDS OR MITERED JOINTS.
   2. REMOVE ALL BURS FROM EXPOSED CUT EDGES.
   3. FORM ELBOW BENDS AND WALL RETURNS TO UNIFORM RADIUS, FREE FROM BUCKLES AND TWISTS AND WITH SMOOTH FINISHED SURFACES. PRE-FABRICATED BENDS ARE ALLOWED.
   4. INTERMEDIATE RAILS SHALL BE EQUALLY SPACED PER CODE REQUIREMENTS BETWEEN TOP AND RAIL AND FINISHED FLOOR.
   5. CLOSE EXPOSED ENDS OF PIPE AND TUBING WITH METAL CLOSURE PLATES WELDED IN PLACE OR WITH PRE-FABRICATED FITTINGS.
   6. FOR POSTS SET IN CONCRETE FURNISH MATCHING SLEEVES OR INSERTS NOT LESS THAN 5" LONG.
P. WELDING
   1. ACCURATELY MITER AND COPE INTERSECTIONS OF POSTS AND RAILS AND WELD ALL AROUND.
   2. WELD JOINT TO MATCH TYPE 2
   3. PROVIDE VENT/DRAIN HOLES AT ENDS OF ALL CLOSED SECTIONS OF PIPE FOR GALVANIZED RAILING SYSTEMS.
   4. FABRICATE JOINTS WHICH WILL BE EXPOSED TO WEATHER SO AS TO EXCLUDE WATER, OR PROVIDE WEEP HOLES WHERE WATER MAY ACCUMULATE.
   5. TOUCH UP WELDS AND ABRADED AREAS ON GALVANIZED PIPE WITH ZINC-RICH PAINT.

ROUGH CARPENTRY GENERAL NOTES:

A. GENERAL
1. LUMBER:
   a. GRADING PER DOC PS 20 AND APPLICABLE GRADING AGENCY RULES.
      1. FACTORY MARK EACH PIECE WITH GRADING AGENCY GRADE STAMP.
   b. MAXIMUM MOISTURE CONTENT: 19%
   c. PROTECT MATERIALS FROM WEATHER
   d. SORT AND SELECT LUMBER SO NATURAL CHARACTERISTICS DO NOT INTERFERE WITH INSTALLATION OR FASTENING.
   e. PASS PLUMBING AND CONDUIT THROUGH HOLES, NOT NOTCHES, IN STUDS, SILLS AND PLATES. CENTER HOLES IN THE MEMBER DEPTH. USE GALVANIZED NAIL STOPPERS (16 GAGE MIN.) ON BOTH FACES OF BORED MEMBERS IN ACCORDING WITH THE GOVERNING PLUMBING/ELECTRICAL CODE.
2. PRESERVATIVE-TREATED (PT):
   a. PRESERVATIVE TREATMENT PROCESS: AWPA U1
      1. CATEGORY UC2 FOR INTERIOR CONSTRUCTION NOT IN CONTACT WITH GROUND
      2. CATEGORY UC3b FOR EXTERIOR CONSTRUCTION NOT IN CONTACT WITH GROUND
      3. CATEGORY UC4a FOR ITEMS IN CONTACT WITH GROUND
      4. CHEMICALS USED MUST BE ACCEPTABLE TO AUTHORITIES HAVING JURISDICTION AND NOT CONTAIN ARSENIC, CHROMIUM, NOR AMMONIA-CAL COPPER ZINC ARSENATE (ACZA). DO NOT USE INORGANIC BORON (SBX) FOR SILL PLATES.
   b. KILN-DRY AFTER TREATMENT TO A MAXIMUM MOISTURE CONTENT OF 19 PERCENT.
   c. MARK LUMBER WITH TREATMENT QUALITY MARK OF AN INSPECTION AGENCY APPROVED BY THE ALSC BOARD.
   d. UNLESS NOTED OTHERWISE, INSTALL PT LUMBER AS FOLLOWS:
      1. EXTERIOR LOCATIONS.
      2. WOOD MEMBERS IN CONTACT WITH MASONRY, MORTAR, GROUT OR CONCRETE
      3. WOOD FRAMING MEMBERS LESS THAN 18 INCHES ABOVE GROUND IN CRAWLSPACES OR UNEXCAVATED AREAS.

B. DIMENSIONAL LUMBER
1. UNLESS NOTED OTHERWISE: SOUTHERN PINE NO.2 OR BETTER
2. EXTERIOR WALLS: SPRUCE PINE FIR, NO.2 OR BETTER, NLGA
3. INTERIOR LOAD BEARING WALLS: SPRUCE PINE FIR, NO.2 OR BETTER, NLGA

C. ENGINEERED LUMBER AND STRUCTURAL COMPOSITE LUMBER (SCL)
1. INSTALL ENGINEERED WOOD PRODUCTS PER MANUFACTURER'S WRITTEN INSTRUCTIONS. FOLLOW MANUFACTURER INSTRUCTIONS FOR MULTI-PLY FASTENING AS WELL AS LIMITS ON HOLE SIZES AND LOCATIONS.
2. SIZES INDICATED ARE NET DIMENSIONS.
3. LAMINATED-VENEER LUMBER (LVL):
   a. STRUCTURAL CAPACITIES IN ACCORDANCE WITH ASTM D5456
   b. ALLOWABLE UNIT STRESSES FOR DRY CONDITIONS AS FOLLOWS:
      1. EXTREME FIBER STRESS IN BENDING, EDGEWISE: 2,600 PSI
      2. MODULUS OF ELASTICITY, EDGEWISE: 2,000,000 PSI
4. PARALLEL-STRAND LUMBER (PSL):
   a. STRUCTURAL CAPACITIES IN ACCORDANCE WITH ASTM D5456
   b. ALLOWABLE UNIT STRESSES FOR DRY CONDITIONS AS FOLLOWS:
      1. BEAMS:
         a. EXTREME FIBER STRESS IN BENDING, EDGEWISE: 2,900 PSI
         b. MODULUS OF ELASTICITY, EDGEWISE: 2,000,000 PSI
      2. COLUMNS:
         a. EXTRE

STRUCTURAL STEEL GENERAL NOTES:

A. HOT ROLLED STEEL BARS, PLATES, SHAPES AND SHEET PILING MUST BE NEW STEEL CONFORMING TO ASTM A6. FABRICATE AND INSTALL STEEL IN ACCORDANCE WITH AISC 303 "CODE OF STANDARD PRACTICE FOR STEEL BUILDINGS AND BRIDGES" AND AISC 360 "SPECIFICATION FOR STRUCTURAL STEEL BUILDINGS" AND AISC 341 "SEISMIC PROVISIONS FOR STRUCTURAL STEEL BUILDINGS".

B. STRUCTURAL STEEL IS AS FOLLOWS, UNLESS NOTED OTHERWISE:

1. RECTANGULAR AND SQUARE HSS	ASTM A500, GRADE C	F_Y = 50 KSI
2. ALL OTHER STRUCTURAL STEEL	ASTM A36	F_Y = 36 KSI
3. ANCHOR RODS	ASTM F1554, GRADE 36	
4. THREADED RODS	ASTM A36	
5. STIFFENER PLATES AND DOUBLER PLATES	ASTM A572, GRADE 50	

6. ASTM A572 GRADE 50 IS ACCEPTABLE AS A SUBSTITUTE FOR A992.

C. CENTER COLUMNS AND BEAMS ON GRID LINES UNLESS NOTED OTHERWISE.

D. CONNECTIONS:
DESIGN ALL STEEL CONNECTIONS NOT COMPLETELY DETAILED ON THESE DRAWINGS FOR THE FACTORED LOAD AND RESISTANCE FACTOR DESIGN (LRFD) FORCES INDICATED. SUBMIT CONNECTION CALCULATIONS AND DETAILS SEALED BY A REGISTERED PROFESSIONAL ENGINEER. CONNECTION ENGINEER MUST REVIEW STEEL SHOP DRAWINGS FOR CONNECTION SCOPE ITEMS AND SUBMIT A SEALED LETTER SUMMARIZING THE REVIEW PER AISC 303. SHOP DRAWINGS CONTAINING CONNECTIONS FOR WHICH CALCULATIONS HAVE NOT BEEN RECEIVED WILL BE RETURNED AS AN INCOMPLETE SUBMITTAL. CONNECTION ECCENTRICITY MUST BE TAKEN INTO ACCOUNT WHEN DESIGNING AND DETAILING THE CONNECTIONS. UNLESS NOTED OTHERWISE, THE CONNECTION ENGINEER DESIGN THE FOLLOWING CONNECTIONS:
1. BEAM SHEAR CONNECTIONS
2. BEAM MOMENT CONNECTIONS
3. TRANSFER FORCE CONNECTIONS
4. TRUSS CONNECTIONS
5. GIRT CONNECTIONS

A. BOLT CONNECTIONS (UNLESS OTHERWISE NOTED OR REQUIRED):
1. BOLTS - ASTM F3125, GRADE A325
2. WASHERS - ASTM F436, TYPE 1
3. COMPRESSIBLE-WASHER-TYPE DIRECT TENSION INDICATORS – ASTM F959
4. NUTS - ASTM A563, GRADE DH
5. CONNECT A MINIMUM OF ONE-HALF (1/2) THE DEPTH OF THE MEMBER
6. UNLESS NOTED OTHERWISE, BOLTS MAY BE TIGHTENED TO THE "SNUG TIGHT" CONDITION IN LIEU OF PRETENSIONING, EXCEPT FOR SLIP CRITICAL CONNECTIONS WHICH ARE PRETENSIONED USING CLASS [A] CONTACT SURFACES.] [USE SLIP-CRITICAL CONNECTIONS FOR ALL BOLTED MOMENT CONNECTIONS. USE BEARING CONNECTIONS WITH THREADS INCLUDED FOR ALL OTHER CONNECTIONS.
7. CENTER BOLT IN SLOTTED HOLES.

B. WELD CONNECTIONS (UNLESS NOTED OTHERWISE):
1. WELDING IN ACCORDANCE WITH AWS D1.1, "STRUCTURAL WELDING CODE - STEEL".
2. USE E70XX (SMAW), F7XX-EXXX (SAW), ER70S-X (GMAW), OR E7XT-X (FCAW) ELECTRODES FOR WELDING, UNLESS NOTED OTHERWISE. USE E80XX (SMAW), F8XX-EXX-XX (SAW), ER80S-XXX (GMAW), OR E8XT-X (FCAW) ELECTRODES FOR GRADE 60 OR GRADE 65 MATERIAL.
3. SHOW ALL FIELD WELDS REQUIRED ON ERECTION DRAWINGS.
4. USE CONTINUOUS 1/4" FILLET WELDS UNLESS NOTED OTHERWISE.

E. CUTS INDICATED ON THE DRAWINGS, OR AS REQUIRED FOR OTHER TRADES, MUST BE MADE IN THE SHOP AND SHOWN ON THE SHOP DRAWINGS. FIELD PERFORMED HOLES OR CUTS ARE NOT PERMITTED WITHOUT ENGINEER APPROVAL.

F. INSTALL NONMETALLIC SHRINKAGE-RESISTANT GROUT BELOW BASE PLATES, IN ACCORDANCE WITH ASTM C1107 AND A MINIMUM STRENGTH OF 6,000 PSI.

G. FABRICATE STRUCTURAL STEEL WITH ONE COAT OF SHOP PRIMER EXCEPT THE FOLLOWING MEMBERS: GALVANIZED SURFACES, SLIP-CRITICAL SURFACES, SURFACES TO BE FIELD WELDED, SURFACES TO RECEIVE FIRE PROOFING, OR UNLESS NOTED OTHERWISE. COORDINATE AREAS TO BE FIREPROOFED WITH ARCHITECTURAL DRAWINGS PRIOR TO FABRICATION.

H. GALVANIZED STRUCTURAL STEEL: ASTM A123 OR ASTM A153. GALVANIZE AFTER FABRICATION. GALVANIZE ALL EXTERIOR EXPOSED STEEL, UNLESS NOTED OTHERWISE. REPAIR DAMAGED GALVANIZED COATINGS IN ACCORDANCE WITH ASTM A780.

I. COMPOSITE FLOOR SYSTEM WAS DESIGNED AS UNSHORED FULL COMPOSITE CONSTRUCTION.

J. UNLESS NOTED OTHERWISE, THE TOP OF ALL STEEL COLUMNS ARE FABRICATED WITH A STEEL CAP PLATE - MINIMUM CAP PLATE DIMENSIONS MATCH COLUMN WIDTH AND DEPTH, AND MINIMUM THICKNESS OF CAP PLATE EQUALS COLUMN WEB THICKNESS (1/2" MIN).

K. COORDINATE THE EXACT LOCATION AND SIZE OF ALL OPENINGS FOR MECHANICAL EQUIPMENT WITH THE MECHANICAL CONTRACTOR PRIOR TO FABRICATION.

L. REFERENCE THE ARCHITECTURAL, CIVIL, MECHANICAL, PLUMBING AND ELECTRICAL DRAWINGS FOR ADDITIONAL STEEL (IF ANY) NOT INDICATED ON THE STRUCTURAL DRAWINGS.

WOOD ROOF DECKING GENERAL NOTES:

A. DECKING MEMBERS EXPOSED TO WEATHER SHALL BE PRESERVATIVELY TREATED OR BE FROM HEARTWOOD OF A NATURALLY DURABLE WOOD.

B. MAXIMUM MOISTURE CONTENT SHALL BE 15% FOR 2" NOMINAL DECKING AND 19% FOR 3" AND 4" NOMINAL DECKING.

C. TOUNGE AND GROOVE DECKING SHALL BE INSTALLED WITH TOUNGUES UP ON SLOPED OR PITCHED ROOFS, AND OUTWARD IN DIRECTION OF LAYING ON FLAT ROOFS.

D. EACH PIECE SHALL BE SQUARED AND TRIMMED.

E. NAILING PATTERN:
a. 2" DECKING:
- TOENAIL THROUGH TONGUE AT EACH SUPPORT (1)16d
- FACENAIL (1)16d

b. 3" AND 4" DECKING
- TOENAIL THROUGH TONGUE AT EACH SUPPORT: (1) 40d
- FACE NAIL: (1) 60d

F. ALLOWED LAYUP
a. SIMPLE SPAN LAYUP
b. CANTILEVERED PIECES INTERMIXED LAYUP
c. COMBINATION OF SIMPLE AND TWO-SPAN LAYUP
d. TWO-SPAN CONTINUOUS LAYUP
e. CONTROLLED RANDOM LAYUP

G. MINIMUM LENGTHS
a. 2" DECKING
- NOT LESS THAN 40% TO BE 14' AND LONGER
- NOR MORE THAN 10% TO BE LESS THAN 10'
- NOT MORE THAN 1% TO BE 4' TO 5'

b. 3" DECKING
- NOT LESS THAN 40% TO BE 14' AND LONGER WITH AT LEAST 20% EQUAL OR GREATER IN LENGTH THAN MAX SPAN
- NOT MORE THAN 10% TO BE LESS THAN 10'
- NOT MORE THAN 1% TO BE 4' TO 5"

c. 4" DECKING
- NOT LESS THAN 25% TO BE 16' AND LONGER WITH AT LEAST 20% EQUAL OR GREATER IN LENGTH THAN MAX SPAN
- NOT MORE THAN 10% TO BE 5' TO 10'
- NOT MORE THAN 1% TO BE 4' TO 5"
-

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CERTIFICATE OF AUTHORIZATION

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REGISTERED PROFESSIONAL ENGINEER
SOUTH CAROLINA
No. 35506
07/26/2024
JEREMY P. WILLIAMS

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PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

DRAWING TITLE
GENERAL NOTES

NO.	RELEASED	CHECKED	DATE
1	ISSUED FOR 90% REVIEW	JPW	01/01/24
2	100% SUBMITTAL - ISSUED FOR BID	JPW	07/26/24

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DATE JANUARY 31, 2024
DESIGNED CKC/JPW
DRAWN JPW
CHECKED JPW
APPROVED JPW

S001

STATEMENTS OF SPECIAL INSPECTIONS

A. THE STATEMENT OF SPECIAL INSPECTIONS OUTLINED IN THIS SECTION, AS SPECIFIED BY CHAPTER 17 OF THE INTERNATIONAL BUILDING CODE, REQUIRES THAT THE OWNER OR OWNER'S AUTHORIZED AGENT, OTHER THAN THE CONTRACTOR, EMPLOY ONE OR MORE APPROVED AGENCIES TO PROVIDE SPECIAL INSPECTIONS AND TESTS LISTED IN THE TABLES ON THIS SHEET DURING CONSTRUCTION AND FABRICATION. THESE SPECIAL INSPECTIONS AND TESTS ARE IN ADDITION TO THE INSPECTIONS BY THE BUILDING OFFICIAL THAT ARE IDENTIFIED IN SECTION 110 OF THE IBC.
   1. SPECIAL INSPECTOR SHALL BE HIRED BY OWNER OR ON BEHALF OF OWNER THROUGH THE OWNER'S APPROVED REPRESENTATIVE
   2. THE CONTRACTOR IS PERMITTED TO EMPLOY THE APPROVED SPECIAL INSPECTION AGENCY WHERE THE CONTRACTOR IS ALSO THE OWNER OR HAS THE OWNER'S EXPRESSED CONSENT TO DO SO.

B. THE SPECIAL INSPECTION AGENCIES SHALL KEEP RECORDS OF SPECIAL INSPECTIONS AND TESTS. THE AGENCY SHALL SUBMIT REPORTS OF INSPECTIONS AND TESTS PERFORMED TO THE BUILDING OFFICIAL AND THE REGISTERED DESIGN PROFESSIONAL IN RESPONSIBLE CHARGE. REPORTS SHALL INDICATE THAT WORK INSPECTED/TESTED WAS OR WAS NOT COMPLETED IN CONFORMANCE TO THE APPROVED CONSTRUCTION DOCUMENTS. DISCREPANCIES SHALL BE BROUGHT TO THE IMMEDIATE ATTENTION OF THE CONTRACTOR FOR CORRECTION. IF THEY ARE NOT CORRECTED, THE DISCREPANCIES SHALL BE BROUGHT TO THE ATTENTION OF THE BUILDING OFFICIAL AND TO THE REGISTERED DESIGN PROFESSIONAL IN RESPONSIBLE CHARGE PRIOR TO THE COMPLETION OF THAT PHASE OF WORK.
   1. DISCREPANCIES CORRECTED IN THE FIELD SHALL BE FOLLOWED WITH ANOTHER FIELD REPORT OR AN AMENDMENT TO THE EXISTING FIELD REPORT INDICATING THAT COMPLIANCE OF THE CORRECTED ITEM HAS BEEN OBTAINED.

C. FIELD REPORTS FOR SPECIAL INSPECTIONS SHALL BE SUBMITTED TO THE REGISTERED DESIGN PROFESSIONAL IN RESPONSIBLE CHARGE AT AN INTERVAL NOT EXCEEDING TWO WEEKS, UNLESS ANOTHER INTERVAL IS AGREED UPON BETWEEN THE SPECIAL INSPECTION AGENCY AND THE REGISTERED DESIGN PROFESSION IN RESPONSIBLE CHARGE.

D. THE SPECIAL INSPECTION AGENCIES SHALL PROVIDE A FINAL REPORT DOCUMENTING REQUIRED SPECIAL INSPECTIONS AND TESTS COMPLETED, AND CORRECTIONS/RE-INSPECTIONS OF ANY DISCREPANCIES NOTED IN THE INSPECTIONS AND TESTS AT THE CONCLUSION OF THE PROJECT AND SUBMIT REPORT TO THE BUILDING OFFICIAL AND THE REGISTERED DESIGN PROFESSIONAL IN RESPONSIBLE CHARGE.

E. EACH CONTRACTOR RESPONSIBLE FOR THE CONSTRUCTION OF A MAIN WIND FORCE OR SEISMIC FORCE-RESISTING SYSTEM, DESIGNATED SEISMIC SYSTEM, OR A WIND OR SEISMIC FORCE-RESISTING COMPONENT LISTED IN THE STATEMENT OF SPECIAL INSPECTIONS SHALL SUBMIT A WRITTEN STATEMENT OF RESPONSIBILITY IN ACCORDANCE WITH THE REQUIREMENTS LISTED IN SECTION 1704.4 OF THE IBC TO THE BUILDING OFFICIAL, OWNER, OR OWNER'S AUTHORIZED AGENT PRIOR TO THE COMMENCEMENT OF WORK. THE CONTRACTOR'S STATEMENT OF RESPONSIBILITY SHALL CONTAIN ACKNOWLEDGEMENT OF AWARENESS OF THE SPECIAL INSPECTION REQUIREMENTS CONTAINED IN THE STATEMENT OF SPECIAL INSPECTIONS.

F. ALL STRUCTURAL COMPONENTS AND STRUCTURAL SYSTEMS SHALL BE TESTED AND/OR INSPECTED ACCORDING TO THE APPROPRIATE CODE SPECIFICATIONS LISTED IN THE TABLES ON THIS SHEET

G. SPECIAL INSPECTIONS INDICATED AS "CONTINUOUS" SHALL REQUIRE FULL-TIME OBSERVATIONS OF WORK BY AN APPROVED SPECIAL INSPECTOR WHO IS PRESENT IN THE AREA WHERE THE WORK IS BEING PERFORMED. SPECIAL INSPECTIONS INDICATED AS "PERIODIC" SHALL REQUIRE INTERMITTENT OBSERVATIONS OF WORK BY AN APPROVED SPECIAL INSPECTOR WHO IS PRESENT IN THE AREA WHERE THAT PORTION OF WORK HAS BEEN COMPLETED.

H. SUBMITTALS TO THE BUILDING OFFICIAL: IN ADDITION TO THE FIELD REPORTS FOR SPECIAL INSPECTIONS, REPORTS AND CERTIFICATES SHALL BE SUBMITTED BY THE OWNER OR THE OWNER'S AUTHORIZED AGENT TO THE BUILDING OFFICIAL FOR EACH OF THE FOLLOWING:
   1. CERTIFICATES OF COMPLIANCE FOR THE FABRICATION OF STRUCTURAL, LOAD-BEARING, OR LATERAL LOAD-RESISTING MEMBERS OR ASSEMBLIES ON THE PREMISES OF AN APPROVED FABRICATOR IN ACCORDANCE WITH SECTION 1704.2.5.1
   2. CERTIFICATES OF COMPLIANCE FOR THE SEISMIC QUALIFICATION OF NONSTRUCTURAL COMPONENTS, SUPPORTS AND ATTACHMENTS IN ACCORDANCE WITH SECTION 1705.13.2
   3. CERTIFICATES OF COMPLIANCE FOR DESIGNATED SEISMIC SYSTEMS IN ACCORDANCE WITH SECTION 1705.13.3
   4. REPORTS OF PRECONSTRUCTION TESTS FOR SHOTCRETE IN ACCORDANCE WITH SECTION 1908.5
   5. CERTIFICATES OF COMPLIANCE FOR OPEN WEB STEEL JOISTS AND JOIST GIRDERS IN ACCORDANCE WITH SECTION 2207.5
   6. REPORTS OF MATERIAL PROPERTIES VERIFYING COMPLIANCE WITH THE REQUIREMENTS OF AWS D1.4 FOR WELDABILITY FOR REINFORCING BARS IN CONCRETE COMPLYING WITH A STANDARD OTHER THAN ASTM A706 THAT ARE TO BE WELDED
   7. REPORTS OF MILL TESTS FOR REINFORCING BARS COMPLYING WITH ASTM A615 THAT ARE USED TO RESIST EARTHQUAKE-INDUCED FLEXURAL OR AXIAL FORCES IN SPECIAL MOMENT FRAMES, SPECIAL STRUCTURAL WALLS, OR COUPLING BEAMS CONNECTING SPECIAL STRUCTURAL WALLS OF SEISMIC FORCE-RESISTING SYSTEMS IN STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY B, C, D, E, OR F.

I. STRUCTURAL OBSERVATIONS, IF REQUIRED, DURING CONSTRUCTION WILL NOT BE PERFORMED BY THE STRUCTURAL ENGINEER OF RECORD, UNLESS SPECIFICALLY CONTRACTED BY THE CLIENT.

CHECK IF REQ'D	VERIFICATION AND INSPECTION	FREQUENCY OF INSPECTION		REFERENCED STANDARD / NOTES	IBC REFERENCE
		CONTINUOUS	PERIODIC		
	FABRICATED ITEMS (STRUCTURAL STEEL)			NOTES A, B	1704.2.5 1704.2.5.1
	1. INSPECTION DURING FABRICATION	-	X		
X	A. STRUCTURAL MEMBERS OR ASSEMBLIES	-	X		
	B. LOAD-BEARING MEMBERS OR ASSSEMBLIES	-	X		
	C. LATERAL LOAD-RESISTING MEMBERS OR ASSEMBLIES	-	X		

NOTES:
A. SPECIAL INSPECTIONS DURING FABRICATION ARE NOT REQUIRED WHERE THE WORK IS DONE ON THE PREMISES OF A FABRICATOR APPROVED TO PERFORM SUCH WORK WITHOUT SPECIAL INSPECTION. APPROVAL SHALL BE BASED ON REVIEW OF THE FABRICATOR'S WRITTEN FABRICATION PROCEDURES AND QUALITY CONTROL MANUALS THAT PROVIDE A BASIS FOR CONTROL OF MATERIALS AND WORKMANSHIP, WITH PERIODIC AUDITING OF FABRICATION AND QUALITY CONTROL PRACTICES BY AN APPROVED AGENCY OR THE BUILDING OFFICIAL. (IBC 1704.2.5.1)
B. AT COMPLETION OF FABRICATION, THE APPROVED FABRICATOR SHALL SUBMIT A CERTIFICATE OF COMPLIANCE TO THE OWNER OR THE OWNER'S AUTHORIZED AGENT FOR SUBMITTAL TO THE BUILDING OFFICIAL AS SPECIFIED IN SECTION 1704.5 STATING THAT THE WORK WAS PERFORMED IN ACCORDANCE WITH THE APPROVED CONSTRUCTION DOCUMENTS. (IBC 1704.2.5.1)

CHECK IF REQ'D	VERIFICATION AND INSPECTION	FREQUENCY OF INSPECTION		REFERENCED STANDARD / NOTES	IBC REFERENCE
		CONTINUOUS	PERIODIC		
	STRUCTURAL OBSERVATIONS				
☐	1. STRUCTURAL OBSERVATIONS FOR STRUCTURES CLASSIFIED AS RISK CATEGORY IV AND/OR A BUILDING WITH AN OCCUPIED FLOOR LOCATED MORE THAN 75 FEET ABOVE THE LOWEST LEVEL OF FIRE DEPARTMENT VEHICLE ACCESS (HIGH-RISE BUILDING)	-	X		1704.6.1
X	2. STRUCTURAL OBSERVATIONS FOR SEISMIC RESISTANCE FOR STRUCTURE ASSIGNED TO SEISMIC DESIGN CATEGORY D, E, OR F AND IS ALSO CLASSIFIED AS RISK CATEGORY III OR IV	-	X		1704.6.2
☐	3. STRUCTURAL OBSERVATION FOR SEISMIC RESISTANCE FOR STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY E OR F, THAT ARE GREATER THAN TWO STORIES ABOVE THE GRADE PLANE AND ARE CLASSIFIED AS RISK CATEGORY I OR II	-	X		1704.6.2
☐	4. STRUCTURAL OBSERVATIONS FOR WIND RESISTANCE FOR STRUCTURES SITED WHERE V_{ULT} IS 130 MPH OR GREATER AND THE STRUCTURE ARE CLASSIFIED AS RISK CATEGORY III OR IV	-	X		1704.6.3

CHECK IF REQ'D	VERIFICATION AND INSPECTION	FREQUENCY OF INSPECTION		REFERENCED STANDARD / NOTES	IBC REFERENCE
		CONTINUOUS	PERIODIC		
	SPECIAL CASES WORK IN UNUSUAL NATURE			NOTE A	1705.1.1
	1. INSPECTION OF ITEMS UNUSUAL IN NATURE (ALTERNATIVE MATERIALS AND SYSTEMS, DESIGN APPLICATIONS, AND MATERIALS AND SYTEMS WITH SPCIAL MANUFACTURER'S REQUIREMENTS):			------	
X	A. MATERIAL MARKINGS	-	X		
	B. CERTIFICATES OF COMPLIANCE	-	X		
	C. COMPLIANCE WITH CONSTRUCTION DOCUMENTS	-	X		
	D. INSTALLATION IN COMPLIANCE WITH MANUFACTURER'S REQUIREMENTS.	-	X		

NOTES:
A. APPLIES TO STRUCTURAL AND NON-STRUCTURAL ELEMENTS AND COMPONENTS OF BUILDINGS AND STRUCTURES.

CHECK IF REQ'D	VERIFICATION AND INSPECTION	FREQUENCY OF INSPECTION		REFERENCED STANDARD / NOTES	IBC REFERENCE
		CONTINUOUS	PERIODIC		
	CONCRETE CONSTRUCTION			ACI 318	1705.3
X	1. INSPECT REINFORCEMENT AND VERIFY PLACEMENT.	-	X	ACI 318: CH. 20, 25.2, 25.3, 26.6.1-26.6.3	
	2. REINFORCING BAR WELDING:				
X	A. VERIFY WELDABILITY OF REINFORCING BARS OTHER THAN ASTM A706	-	X	AWS D1.4, ACI 318: 26.6.4	-
	B. INSPECT SINGLE-PASS FILLET WELDS, MAXIMUM 5/16"	-	X		
	C. INSPECT ALL OTHER WELDS	X	-		
X	3. INSPECT ANCHORS CAST IN CONCRETE	-	X	ACI 318: 17.8.2	-
	4. INSPECT ANCHORS POST-INSTALLED IN HARDENED CONCRETE MEMBERS			NOTE B	
X	A. ADHESIVE ANCHORS INSTALLED IN HORIZONTALLY OR UPWARDLY INCLINED ORIENTATIONS TO RESIST SUSTAINED TENSION LOADS. (GRADE, EMBEDMENT DEPTHS, MANUFACTURER'S REQUIREMENTS)	X	-	ACI 318: 17.8.2.4	-
	B. MECHANICAL ANCHORS AND ADHESIVE ANCHORS NOT DEFINED IN 4.A	-	X	ACI 318: 17.8.2	
X	5. VERIFY USE OF REQUIRED DESIGN MIX.	-	X	ACI 318: CH. 19, 26.4.3, 26.4.4	
X	6. PRIOR TO CONCRETE PLACEMENT, FABRICATE SPECIMENS FOR STRENGTH TESTS, PERFORM SLUMP AND AIR CONTENT TESTS, AND DETERMINE THE TEMPERATURE OF THE CONCRETE	X	-	ASTM C 172, ASTM C 31, ACI 318: 26.5, 26.12	
X	7. INSPECTION OF CONCRETE PLACEMENT FOR PROPER APPLICATION TECHNIQUES	X	-	ACI 318: 26.5	
X	8. VERIFY MAINTENANCE OF SPECIFIED CURING TEMPERATURE AND TECHNIQUES	-	X	ACI 318: 26.5.3-26.5.5	
	9. INSPECT PRESTRESSED CONCRETE FOR:				
☐	A. APPLICATION OF PRESTRESSING FORCES; AND	X	-	ACI 318: 26.10	-
	B. GROUTING OF BONDED PRESTRESSING TENDONS	X	-	ACI 318: 26.10	-
☐	10. INSPECT ERECTION OF PRECAST CONCRETE MEMBERS	-	X	ACI 318: CH. 26.9	-
☐	11. INSPECT PRECAST CONCRETE DIAP|HRAM CONNECTIONS OR REINFORCEMNT AT JOINTS CALSSIFIED AS MODERATE OR HIGH DEFORMABILITY ELEMENTS (MDE OR HDE) IN STRUCTURES ASSIGNED TO SDC C, D, E OR F. INSPECT SUCH CONNECTIONS AND REINFORMENT IN THE FIELD FOR:			ACI 318: CH. 26.13.1.3	-
	A. INSTALLATION OF EMBEDDED PARTS.	X	-		-
	B. COMPLETION OF THE CONTINUITY OF REINFORCEMENT ACROSS JOINTS.	X	-		-
	C. COMPLETION OF CONNECTIONS IN THE FIELD.	X	-		-
☐	13. VERIFY IN-SITU CONCRETE STRENGTH, PRIOR TO STRESSING OF TENDONS IN POST-TENSIONED CONCRETE AND PRIOR TO REMOVAL OF SHORES AND FORMS FROM BEAMS AND STRUCTURAL SLABS.	-	X	ACI 318: 26.11.2	-
X	14. INSPECT FORMWORK FOR SHAPE, LOCATION, AND DIMENSIONS OF THE CONCRETE MEMBER BEING FORMED	-	X	ACI 318: 26.11.1.2(b)	-

NOTES:
A. WHERE APPLICABLE, SEE ALSO SECTION 1705.12, SPECIAL INSPECTIONS FOR SEISMIC RESISTANCE.
B. SPECIFIC REQUIREMENTS FOR SPECIAL INSPECTION SHALL BE INCLUDED IN THE RESEARCH REPORT FOR THE ANCHOR ISSUED BY AN APPROVED SOURCE IN ACCORDANCE WITH 17.8.2 IN ACI 318, OR OTHER QUALIFICATION PROCEDURES. WHERE SPECIFIC REQUIREMENTS ARE NOT PROVIDED, SPECIAL INSPECTION REQUIREMENTS SHALL BE SPECIFIED BY THE REGISTERED DESIGN PROFESSIONAL AND SHALL BE APPROVED BY THE BUILDING OFFICIAL PRIOR TO THE COMMENCEMENT OF WORK.

CHECK IF REQ'D	VERIFICATION AND INSPECTION	FREQUENCY OF INSPECTION		REFERENCED STANDARD / NOTES	IBC REFERENCE
		CONTINUOUS	PERIODIC		
X	MASONRY CONSTRUCTION			TMS 402/ACI 530/ASCE 5 AND TMS 602/ACI 530.1/ASCE 6	1705.4
	LEVEL A QUALITY ASSURANCE			TABLE 1.19.1	
X	1. VERIFY COMPLIANCE WITH APPROVED SUBMITTALS	-	X		

CHECK IF REQ'D	VERIFICATION AND INSPECTION	FREQUENCY OF INSPECTION		REFERENCED STANDARD / NOTES	IBC REFERENCE
		CONTINUOUS	PERIODIC		
	SPECIAL INSPECTIONS FOR WIND RESISTANCE				1705.12
☐	1. BUILDINGS/ STRUCTURES OF EXPOSURE CATEGORY B WHERE V_{ult} IS 150 MPH OR GREATER OR BUILDING/ STRUCTURES OF EXPOSURE CATEGORY C OR D WHERE V_{ULT} IS 140 MPH OR GREATER				
	STRUCTURAL WOOD			NOTE A	1705.12.1
☐	1. INSPECTION OF FIELD GLUING OPERATIONS OF ELEMENTS OF THE MAIN WIND FORCE-RESISTING SYSTEM	X	-		
X	2. INSPECTION OF NAILING, BOLTING, ANCHORING AND OTHER FASTENING OF COMPONENTS WITHIN THE MAIN WIND FORCE-RESISTING SYSTEM	-	X	NOTE B	
	COLD-FORMED STEEL LIGHT-FRAME (OR WOOD TO STEEL) CONSTRUCTION			NOTE C	1705.12.2
X	1. INSPECTION DURING WELDING OPERATIONS FOR ELEMENTS OF THE MAIN WIND FORCE-RESISTING SYSTEM	-	X		
X	2. INSPECTION OF SCREW ATTACHMENT, BOLTING, ANCHORING AND OTHER FASTENING OF COMPONENTS WITHIN THE MAIN WIND FORCE-RESISTING SYSTEM	-	X	NOTE D	
	WIND-RESISTING COMPONENTS				1705.12.3
X	1. INSPECTION OF FASTENING FOR ROOF COVERING, ROOF DECK, AND ROOF FRAMING CONNECTIONS	-	X		
X	2. INSPECTION OF FASTENING FOR EXTERIOR WALL COVERING, ROOF DECK, AND ROOF FRAMING CONNECTIONS	-	X		

NOTES:
A. SPECIAL INSPECTIONS ARE NOT REQUIRED FOR WOOD SHEAR WALLS, SHEAR PANELS AND DIAPHRAGMS, INCLUDING NAILING, BOLTING, ANCHORING AND OTHER FASTENING TO OTHER ELEMENTS OF THE MAIN WIND FORCE-RESISTING SYSTEM WHERE THE SPECIFIED FASTENER SPACING AT PANEL EDGES IS MORE THAN 4 INCHES ON CENTER
B. INCLUDES WOOD SHEAR WALLS, WOOD ROOF AND FLOOR DIAPHRAGMS, DRAG STRUTS, BRACES AND HOLD DOWNS
C. SPECIAL INSPECTIONS ARE NOT REQUIRED FOR COLD-FORMED STEEL LIGHT-FRAME SHEAR WALLS AND DIAPHRAGMS, INCLUDING SCREWING, BOLTING, ANCHORING AND OTHER FASTENING TO COMPONENTS OF THE MAIN WIND FORCE- RESISTING SYSTEM WHERE EITHER THE SHEATHING IS GYPSUM BOARD OR FIBERBOARD OR THE SHEATHING IS WOOD STRUCTURAL PANEL OR STEEL SHEET ON ONLY ONE SIDE OF THE SHEAR WALL AND THE FASTENER SPACING IS MORE THAN 4 INCHES ON CENTER
D. INCLUDES SHEAR WALLS, BRACES, DIAPHRAGMS, COLLECTORS (DRAG STRUTS) AND HOLD DOWNS

CHECK IF REQ'D	VERIFICATION AND INSPECTION	FREQUENCY OF INSPECTION		REFERENCED STANDARD / NOTES	IBC REFERENCE
		CONTINUOUS	PERIODIC		
	WOOD CONSTRUCTION				
☐	1. PREFABRICATED WOOD ELEMENTS AND ASSEMBLIES IN ACCORDANCE WITH SECTION 1704.2.5	-	-		1705.5
	2. HIGH LOAD DIAPHRAGMS DESIGN IN ACCORDANCE WITH SECTION 2306.2				
X	A. INSPECT WOOD STRUCTURAL PANEL SHEATHING FOR CONFORMANCE TO GRADE AND THICKNESS AS SHOWN ON APPROVED CONSTRUCTION DOCUMENTS	-	X		1705.5.1
☐	B. VERIFY NOMINAL SIZE OF FRAMING MEMBERS AT ADJOINING PANEL EDGES, NAIL OR STAPLE DIAMETER AND LENGTH, NUMBER OF FASTENER LINES AND THAT THE SPACING BETWEEN FASTENERS IN EACH LINE AND AT EDGE MARGINS COMPLIES WITH APPROVED CONSTRUCTION DOCUMENTS	-	X		1705.5.1
	3. METAL-PLATE-CONNECTED WOOD TRUSSES				
☐	A. INSPECTION OF WOOD TRUSSES WITH OVERALL HEIGHT OF 60 INCHES OR GREATER TO VERIFY THE INSTALLATION OF PERMANENT INDIVIDUAL TRUSS MEMBER RESTRAINT/BRACING HAS BEEN INSTALLED WITH THE APPROVED TRUSS SUBMITTAL PACKAGE	-	X		1705.5.2
☐	B. INSPECTION OF TEMPORARY INSTALLATION RESTRAINT/BRACING FOR WOOD TRUSSES WITH CLEAR SPAN OF 60 FEET OR GREATER AND VERIFICATION OF CONFORMANCE WITH APPROVED TRUSS SUBMITTAL PACKAGE	-	X		1705.5.2
☐	4. INSPECTION OF ANCHORAGE AND CONNECTIONS OF MASS TIMBER CONSTRUCTION TO TIMBER DEEP FOUNDATION SYSTEMS	-	X		1705.5.3
☐	5. INSPECT ERECTION OF MASS TIMBER CONSTRUCTION	-	X		1705.5.3
X	6. INSPECTION OF CONNECTIONS WHERE INSTALLATION METHODS ARE REQUIRED TO MEET DESIGN LOADS				
	A. THREADED FASTENERS				
X	1. VERIFY USE OF PROPER INSTALLATION EQUIPMENT	-	X		1705.5.3
X	2. VERIFY USE OF PRE-DRILLED HOLES WHERE REQUIRED	-	X		1705.5.3
X	3. INSPECT SCREWS, INCLUDING: DIAMETER, LENGTH, HEAD TYPE, SPACING, INSTALLATION ANGLE, AND DEPTH	-	X		1705.5.3
X	B. ADHESIVE ANCHORS INSTALLED IN HORIZONTAL OR UPWARDLY INCLINED ORIENTATION TO RESIST SUSTAINED TENSION LOADS	X	-		1705.5.3
X	C. ADHESIVE ANCHORS NOT DEFINED IN B	-	X		1705.5.3
X	D. BOLTED CONNECTIONS	-	X		1705.5.3
X	E. CONCEALED CONNECTIONS	-	X		1705.5.3

CHECK IF REQ'D	VERIFICATION AND INSPECTION	FREQUENCY OF INSPECTION		REFERENCED STANDARD / NOTES	IBC REFERENCE
		CONTINUOUS	PERIODIC		
	SOILS			GEOTECHNICAL REPORT	1705.6
X	1. VERIFY MATERIALS BELOW SHALLOW FOUNDATIONS ARE ADEQUATE TO ACHIEVE THE DESIGN BEARING CAPACITY.	-	X		
X	2. VERIFY EXCAVATIONS ARE EXTENDED TO PROPER DEPTH AND HAVE REACHED PROPER MATERIAL.	-	X		
X	3. PERFORM CLASSIFICATION AND TESTING OF COMPACTED FILL MATERIALS.	-	X		
X	4. VERIFY USE OF PROPER MATERIALS, DENSITIES, AND LIFT THICKNESSES DURING PLACEMENT AND COMPACTION OF COMPACTED FILL.	X	-		
X	5. PRIOR TO PLACEMENT OF COMPACTED FILL, INSPECT SUBGRADE AND VERIFY THAT SITE HAS BEEN PREPARED PROPERLY.	-	X		

CHECK IF REQ'D	VERIFICATION AND INSPECTION	FREQUENCY OF INSPECTION		REFERENCED STANDARD / NOTES	IBC REFERENCE
		CONTINUOUS	PERIODIC		
	STEEL CONSTRUCTION				1705.2
X	1. FABRICATOR AND ERECTOR DOCUMENTS	-	-	AISC 360, N3	
	2. MATERIAL VERIFICATION OF STRUCTURAL STEEL				
X	A. IDENTIFICATION MARKINGS TO CONFORM TO ASTM STANDARDS SPECIFIED IN THE APPROVED CONSTRUCTION DOCUMENTS.	-	X	AISC 360, A3, N5.2	
	B. MANUFACTURER'S CERTIFIED MILL TEST REPORTS		X		
	C. CERTIFICATES OF COMPLIANCE	-	X		
X	3. VERIFY MEMBER LOCATIONS, BRACES, STIFFENERS, AND APPLICATION OF JOINT DETAILS AT EACH CONNECTION COMPLY WITH CONSTRUCTION DOCUMENTS.	-	X	AISC 360, N5.8	
	4. STRUCTURAL STEEL WELDING				
X	A. INSPECTION TASKS PRIOR TO WELDING	NOTE A	NOTE A	AISC 360, N5.4-1	
	B. INSPECTION TASKS DURING WELDING			AISC 360, N5.4-2	
	C. INSPECTION TASKS AFTER WELDING			AISC 360, N5.4-3	
	5. STRUCTURAL STEEL BOLTING				
X	A. INSPECTION TASKS PRIOR TO BOLTING	NOTE A	NOTE A	AISC 360, N5.6-1	
	B. INSPECTION TASKS DURING BOLTING			AISC 360, N5.6-2	
	C. INSPECTION TASKS AFTER BOLTING			AISC 360, N5.6-3	
X	6. INSPECT PLACEMENT OF ANCHOR RODS AND OTHER EMBEDMENTS SUPPORTING STRUCTURAL STEEL FOR COMPLIANCE WITH THE CONSTRUCTION DOCUMENTS PRIOR TO CONCRETE PLACEMENT. AS A MINIMUM, VERIFY DIAMETER, GRADE, TYPE, LENGTH, AND THE EXTENT OR DEPTH OF EMBEDMENT INTO CONCRETE.	-	X	AISC 360, N5.8	
X	7. INSPECT EXPOSED CUT SURFACES OF GALVANIZED STRUCTURAL STEEL MAIN MEMBERS AND EXPOSED CORNERS OF GALVANIZED RECTANGULAR HSS FOR CRACKS SUBSEQUENT TO GALVANIZING..	-	X	AISC 360, N5.7	

NOTES:
A. PROVIDE OBSERVATION OR PERFORMANCE INSPECTION TASKS CONFORMING TO AISC 360 QUALITY ASSURANCE REQUIREMENTS FOR EACH TYPE OF WELDED OR BOLTED MEMBER OR JOINT APPLICABLE.

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OWNER
CITY OF BEAUFORT
101 I WASHINGTON STREET BEAUFORT, SOUTH CAROLINA

PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

DRAWING TITLE
SPECIAL INSPECTIONS

NO.	RELEASED	DATE
1	ISSUED FOR 90% REVIEW	01/31/24
2	100% SUBMITTAL - ISSUED FOR BID	07/26/24

JOB NO. 31959.04
DATE JANUARY 31, 2024
DESIGNED CHK'D JPW
DRAWN JPW
CHECKED JPW
QC
APPROVED JPW

S002

CHECK IF REQ'D	VERIFICATION AND INSPECTION	FREQUENCY OF INSPECTION		REFERENCED STANDARD / NOTES	IBC REFERENCE
		CONTINUOUS	PERIODIC		
X	MASONRY CONSTRUCTION			TMS 402/ACI 530/ASCE 5 AND TMS 602/ACI 530.1/ASCE 6	1705.4
	LEVEL B QUALITY ASSURANCE			TABLE 1.19.2	
	MINIMUM TESTS				
X	1. VERIFICATION OF SLUMP FLOW AND VISUAL STABILITY INDEX (VSI) OF SELF-CONSOLIDATING GROUT AS DELIVERED TO THE PROJECT	-	X		
X	2. VERIFICATION OF F'M AND F'AAC PRIOR TO CONSTRUCTION	-	X		
	MINIMUM SPECIAL INSPECTION				
X	1. VERIFY COMPLIANCE WITH THE APPROVED SUBMITTALS	-	X		
X	2. AS MASONRY CONSTRUCTION BEGINS VERIFY THAT THE FOLLOWING ARE IN COMPLIANCE				
	A. PROPORTIONS OF SITE-MIXED MORTAR	-	X		
	B. CONSTRUCTION OF MORTAR JOINTS	-	X		
	C. GRADE AND SIZE OF PRESTRESSING TENDONS AND ANCHORAGES	-	X		
	D. LOCATION OF REINFORCEMENT, CONNECTORS, AND PRESTRESSING TENDONS AND ANCHORAGES	-	X		
	E. PRESTRESSING TECHNIQUE	-	X		
	F. PROPERTIES OF THIN-BED MORTAR FOR AAC MASONRY	X	-		
X	3. PRIOR TO GROUTING, VERIFY THAT THE FOLLOWING ARE IN COMPLIANCE:				
	A. GROUT SPACE	-	X		
	B. GRADE, TYPE, AND SIZE OF REINFORCEMENT AND ANCHOR BOLTS, AND PRESTRESSING TENDONS AND ANCHORAGES	-	X		
	C. PLACEMENT OF REINFORCEMENT, CONNECTORS, AND PRESTRESSING TENDONS AND ANCHORAGES	-	X		
	D. PROPORTIONS OF SITE-PREPARED GROUT AND PRESTRESSING GROUT FOR BONDED TENDONS.	-	X		
	E. CONSTRUCTION OF MORTAR JOINTS	-	X		
X	4. VERIFY DURING CONSTRUCTION				
	A. SIZE AND LOCATION OF STRUCTURAL ELEMENTS	-	X		
	B. TYPE, SIZE, AND LOCATION OF ANCHORS, INCLUDING OTHER DETAILS OF ANCHORAGE OF MASONRY TO STRUCTURAL MEMBERS, FRAMES, OR OTHER CONSTRUCTION.	-	X		
	C. WELDING OF REINFORCEMENT	X	-		
	D. PREPARATION, CONSTRUCTION, AND PROTECTION OF MASONRY DURING COLD OR HOT WEATHER.	-	X		
	E. APPLICATION AND MEASUREMENT OF PRESTRESSING FORCE	X	-		
	F. PLACEMENT OF GROUT AND PRESTRESSING GROUT FOR BONDED TENDONS IS IN COMPLIANCE.	X	-		
	G. PLACEMENT OF AAC MASONRY UNITS AND CONSTRUCTION OF THIN-BED MORTAR JOINTS	X	-		
X	5. OBSERVE PREPARATION OF GROUT SPECIMENS, MORTAR SPECIMENS, AND/OR PRISMS	-	X		

CHECK IF REQ'D	VERIFICATION AND INSPECTION	FREQUENCY OF INSPECTION		REFERENCED STANDARD / NOTES	IBC REFERENCE
		CONTINUOUS	PERIODIC		
	TESTING FOR SEISMIC RESISTANCE				1705.14
	1. STRUCTURAL STEEL			AISC 34 NOTE A	1705.14.1.1
X	A. NON DESTRUCTIVE TESTING FOR SEISMIC RESISTANCE FOR STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY B, C, D, E, OR F IN ACCORDANCE WITH AISC 341	X	-		
	2. STRUCTURAL STEEL ELEMENTS			AISC 341 NOTES B,C	1705.14.1.2
X	A. NON DESTRUCTIVE TESTING FOR SEISMIC RESISTANCE OF STRUCTURAL STEEL ELEMENTS (INCLUDING STRUTS, COLLECTORS CHORDS, AND FOUNDATION ELEMENTS) IN THE SEISMIC FORCE-RESISTING SYSTEM OF STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY B, C, D, E, OR F IN ACCORDANCE WITH AISC 341	X	-		
	3. NON-STRUCTURAL COMPONENTS, SUPPORTS, OR ATTACHMENTS FOR STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY B, C, D, E, OR F			ASCE 7, 13.2.1	1705.14.2
X	A. VERIFICATION OF SEISMIC QUALIFICATION BY PROJECT-SPECIFIC DESIGN AND DOCUMENTATION SUBMITTED TO THE AHJ AFTER REVIEW AND ACCEPTANCE BY THE REGISTERED DESIGN PROFESSIONAL OR	X	-		
	B. SUBMITTAL OF THE MANUFACTURER'S CERTIFICATION THAT THE COMPONENT IS SEISMICALLY QUALIFIED BY ANALYSIS, TESTING, OR EXPERIENCE DATA	X	-		
	4. DESIGNATED SEISMIC SYSTEM FOR STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY C, D, E, OR F				1705.14.3
X	A. VERIFICATION OF SEISMIC QUALIFICATION BY CERTIFICATION FROM MANUFACTURER BY MEANS OF TESTING OR EXPERIENCED DATA	X	-	ASCE 7, 13.2.2	
☐	5. SEISMIC ISOLATION SYSTEM IN SEISMICALLY ISOLATED STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY B, C, D, E, OR F SHALL BE TESTED IN ACCORDANCE WITH SECTION 17.8 OF ASCE 7	X	-	ASCE 7, 17.8	1705.14.4

NOTES:
A. SPECIAL INSPECTION ARE NOT REQUIRED FOR STRUCTURAL STEEL SEISMIC FORCE-RESTING SYSTEMS OF STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY B OR C WHERE "STEEL SYSTEM NOT SPECIFICALLY DETAILED FOR SEISMIC RESISTANCE, EXCLUDING CANTILEVER COLUMN SYSTEMS" HAS BEEN USED FOR DESIGN AND DETAILING.
B. SPECIAL INSPECTIONS ARE NOT REQUIRED FOR STRUCTURAL STEEL ELEMENTS OF SEISMIC FORCE-RESISTING SYSTEM WITH A RESPONSE MODIFICATION COEFFICIENT, R OF 3 OR LESS FOR BUILDINGS ASSIGNED TO SEISMIC DESIGN CATEGORY B OR C.
C. SPECIAL INSPECTIONS ARE NOT REQUIRED FOR STRUCTURAL STEEL SEISMIC FORCE-RESITING SYSTEMS WHERE DESIGN AN DDETAILING OTHER THAN AISC 341 IS PERMITTED BY ASCE TABLE 15.4-1. SPECIAL INSPECTIONS SHALL BE IN ACCORDANCE WITH ASCE 7, TABLE 15.4-1.

CHECK IF REQ'D	VERIFICATION AND INSPECTION	FREQUENCY OF INSPECTION		REFERENCED STANDARD / NOTES	IBC REFERENCE
		CONTINUOUS	PERIODIC		
	SPECIAL INSPECTIONS FOR SEISMIC RESISTANCE			NOTE A	1705.13
	STRUCTURAL STEEL IN THE SEISMIC FORCE-RESISTING SYSTEM				
X	1. INSPECTION OF STRUCTURAL STEEL IN THE SEISMIC FORCE-RESISTING SYSTEM OF BUILDINGS/ STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY B, C, D, E OR F IN ACCORDANCE WITH QUALITY ASSURANCE REQUIREMENTS OF AISC 341	-	-	AISC 341 NOTE B	1705.13.1.1
X	2. INSPECTION OF STRUCTURAL STEEL ELEMENTS IN THE SEISMIC FORCE-RESISTING SYSTEM OF BUILDING/ STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY B, C, D, E, OR F , OTHER THAN THOSE EXCLUDED IN SECTION 1705.12.1.1 INCLUDING STRUTS, COLLECTORS, CHORDS, AND FOUNDATION ELEMENTS IN ACCORDANCE WITH QUALITY ASSURANCE REQUIREMENTS OF AISC 341	-	-	AISC 341 NOTE C	1705.13.1.2
	STRUCTURAL WOOD			NOTE D	1705.13.2
☐	1. INSPECTION OF FIELD GLUING OPERATIONS OF ELEMENTS OF THE MAIN WIND FORCE-RESISTING SYSTEM FOR STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY C, D, E OR F	X	-		
☐	2. INSPECTION OF NAILING, BOLTING, ANCHORING AND OTHER FASTENING OF ELEMENTS OF THE SEISMIC FORCE-RESISTING SYSTEM FOR STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY C, D, E OR F	-	X	NOTE E	
	COLD FORMED STEEL LIGHT-FRAME CONSTRUCTION			NOTE F	1705.13.3
☐	1. INSPECTION DURING WELDING OPERATIONS OF ELEMENTS OF THE MAIN WIND FORCE-RESISTING SYSTEM FOR STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY C, D, E OR F	-	X		
☐	2. INSPECTION OF SCREW ATTACHMENT, BOLTING, ANCHORING AND OTHER FASTENING OF ELEMENTS OF THE SEISMIC FORCE-RESISTING SYSTEM OF STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY C, D, E OR F	-	X	NOTE G	
	ARCHITECTURAL COMPONENTS			NOTE H	1705.13.5
☐	1. INSPECTION OF ERECTION AND FASTENING OF EXTERIOR CLADDING, INTERIOR AND EXTERIOR VENEER FOR STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY D, E OR F	-	X		
	DESIGNATED SEISMIC SYSTEMS				1705.13.4
X	1. EXAMINE DESIGNATED SEISMIC SYSTEM REQUIRING SEISMIC QUALIFICATION AND VERIFY THAT THE LABEL, ANCHORAGE AND MOUNTING CONFORM TO CERTIFICATE OF COMPLIANCE FOR STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY C, D, E OR F.				
☐	A. ACTIVE MECHANICAL AND ELECTRICAL EQUIPMENT THAT MUST REMAIN OPERABLE FOLLOWING THE DESIGN EARTHQUAKE MOTION	-	X	AISC 7, 13.2.2	
☐	B. COMPONENTS WITH HAZARDOUS SUBSTANCES AND ASSIGNED A COMPONENTS IMPORTANCE FACTOR, Ip, OF 1.5 IN ACCORDANCE WITH ASCE 7 SECTION 13.1.3	-	X		
	PLUMBING, MECHANICAL AND ELECTRICAL COMPONENTS				1705.13.6
X	1. INSPECTION OF ANCHORAGE OF ELECTRICAL EQUIPMENT FOR EMERGENCY AND STANDBY POWER SYSTEMS IN STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY C, D, E, OR F	-	X		
X	2. INSPECTION OF ANCHORAGE OF ELECTRICAL EQUIPMENT IN STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY E OR F	-	X		
X	3. INSPECTION OF INSTALLATION AND ANCHORAGE OF PIPING SYSTEMS OR DUCTWORK DESIGNED TO CARRY HAZARDOUS MATERIAL AND ANY ASSOCIATED MECHANICAL OR STORAGE EQUIPMENT IN STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY C, D, E OR F	-	X		
X	4. INSPECTION OF MECHANICAL AND ELECTRICAL EQUIPMENT, INCLUDING DUCT WORK, PIPING SYSTEMS AND THEIR STRUCTURAL SUPPORTS, WHERE AUTOMATIC FIRE SPRINKLERS SYSTEM ARE INSTALLED IN STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY C, D, E OR F TO VERIFY ONE OF FOLLOWING: • MINIMUM CLEARANCE PROVIDED PER SECTION 13.2.3 ASCE 7 - UNLESS FLEXIBLE SPRINKLER HOSE FITTINGS ARE USED • NOMINAL CLEARANCES OF NOT LESS THAN 3 INCHES HAS BEEN PROVIDED BETWEEN FIRE PROTECTION SPRINKLER DROPS AND SPRIGS AND STRUCTURE/ OTHER EQUIPMENT - UNLESS FLEXIBLE SPRINKLER HOSE FITTINGS ARE USED	-	X		

NOTES:
A. SPECIAL INSPECTIONS ARE NOT REQUIRED IF ONE OF THE FOLLOWING ARE MET:
   1. THE STRUCTURE CONSIST OF LIGHT-FRAME CONSTRUCTION, THE DESIGN SPECIAL SPECTRAL RESPONSE ACCELERATION AT SHORT PERIOD, S_{DS}, DOES NOT EXCEED 0.5 AND THE BUILDING HEIGHT OF THE STRUCTURE DOES NOT EXCEED 35 FEET.
   2. THE SEISMIC FORCE-RESISTING SYSTEM OF THE STRUCTURE CONSISTS OF REINFORCED MASONRY OR REINFORCED CONCRETE, THE DESIGN SPECTRAL RESPONSE ACCELERATION AT SHORT PERIODS, S_{DS} DOES NOT EXCEED 0.5 AND THE BUILDING HEIGHT OF THE STRUCTURE DOES NOT EXCEED 25 FEET.
B. SPECIAL INSPECTIONS ARE NOT REQUIRED FOR STRUCTURAL STEEL SEISMIC FORCE-RESTING SYSTEMS OF STRUCTURES ASSIGNED TO SEISMIC DESIGN CATEGORY B OR C WHERE "STEEL SYSTEM NOT SPECIFICALLY DETAILED FOR SEISMIC RESISTANCE, EXCLUDING CANTILEVER COLUMN SYSTEMS" HAS BEEN USED FOR DESIGN AND DETAILING.
C. SPECIAL INSPECTIONS ARE NOT REQUIRED FOR STRUCTURAL STEEL ELEMENTS OF SEISMIC FORCE-RESISTING SYSTEM WITH A RESPONSE MODIFICATION COEFFICIENT, R OF 3 OR LESS FOR BUILDINGS ASSIGNED TO SEISMIC DESIGN CATEGORY B OR C.
D. SPECIAL INSPECTIONS ARE NOT REQUIRED FOR WOOD SHEAR WALLS, DIAPHRAGMS, INCLUDING NAILING, BOLTING, ANCHORING AND OTHER FASTENING TO OTHER ELEMENTS OF THE SEISMIC FORCE-RESISTING SYSTEM WHERE THE FASTENERS SPACING OF SHEATHING ATTACHMENT IS MORE THAN 4 INCHED ON CENTER.
E. INCLUDES WOOD SHEAR WALLS, WOOD ROOF AND FLOOR DIAPHRAGMS, DRAG STRUTS, BRACES AND HOLD DOWNS
F. SPECIAL INSPECTIONS ARE NOT REQUIRED FOR COLD-FORMED STEEL LIGHT-FRAME SHEAR WALL AND DIAPHRAGMS, INCLUDING SCREW INSTALLATION, BOLTING, ANCHORING AND OTHER FASTENING TO COMPONENTS OF THE SEISMIC FORCE-RESISTING SYSTEM WHERE EITHER THE SHEATHING IS GYPSUM BOARD OR FIBERBOARD OR THE SHEATHING IS WOOD STRUCTURAL PANEL OR SHEET STEEL ON ONLY ONE SIDE OF THE SHEAR WALL AND THE FASTENER SPACING IS MORE THAN 4 INCHES ON CENTER.
G. INCLUDES SHEAR WALLS, ROOF AND FLOOR DIAPHRAGMS, DRAG STRUTS, BRACES AND HOLD DOWNS
H. SPECIAL INSPECTIONS ARE NOT REQUIRED FOR:
   1. EXTERIOR CLADDING, INTERIOR/EXTERIOR NONBEARING WALLS, AND INTERIOR/EXTERIOR VENEER 30 FEET OR LESS ABOVE GRADE OR WALKING SURFACE;
   2. EXTERIOR CLADDING AND INTERIOR/EXTERIOR VENEER WEIGHING 5 PSF OR LESS;
   3. INTERIOR NONBEARING WALLS WEIGHING 15 PSF OR LESS

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No. 35506
07/26/2024
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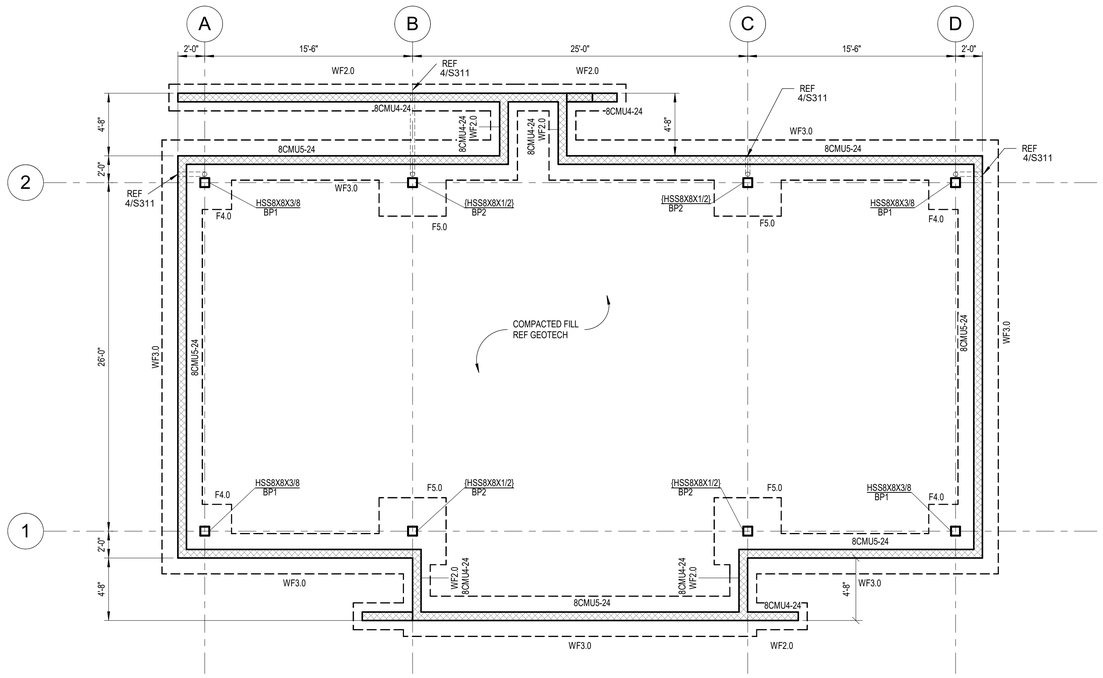
PROJECT TITLE
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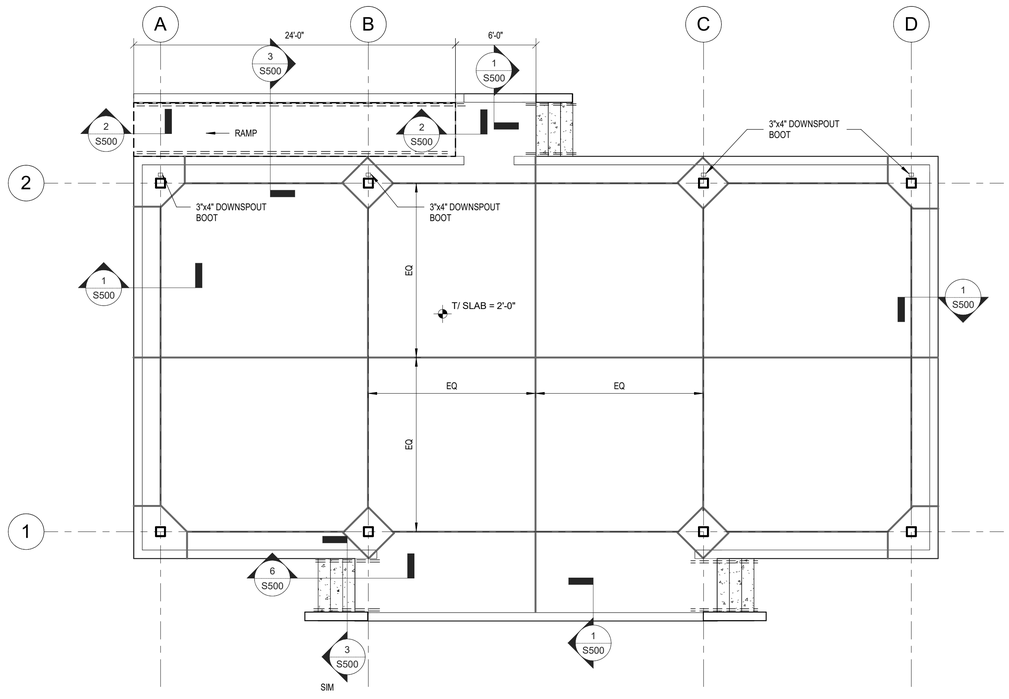
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SPECIAL INSPECTIONS

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S003





WALL FOOTING (WF) SCHEDULE

MARK	DIMENSIONS WIDTH "W"	DIMENSIONS THICKNESS "T"	REINFORCING BOTTOM BARS LONG	REINFORCING BOTTOM BARS SHORT	REINFORCING TOP BARS LONG	REINFORCING TOP BARS SHORT	REMARKS
WF2.0	2'-0"	1'-0"	(3) #5	#5 @ 12" OC	--	--	
WF3.0	3'-0"	1'-0"	(3) #5	#5 @ 12" OC	--	--	
WF4.0	4'-0"	1'-0"	(5) #5	#5 @ 12" OC	--	--	

FOUNDATION (F) SCHEDULE

MARK	WIDTH "W"	LENGTH "L"	THICKNESS "T"	REINFORCING TOP LONG	REINFORCING TOP SHORT	REINFORCING BOTTOM LONG	REINFORCING BOTTOM SHORT	REMARKS
F4.0	4'-0"	4'-0"	1'-0"	--	--	(4) #4	(4) #4	
F5.0	5'-0"	5'-0"	1'-4"	(6) #5	(6) #5	(6) #5	(6) #5	

CMU WALL SCHEDULE

MARK	WALL REINFORCING VERTICAL	WALL REINFORCING HORIZONTAL	Description	REMARKS
8CMU4-24	#4@ 24" OC	(2) #4'S TOP BOND BEAM	TYPICAL CMU STEM WALL	FULLY GROUT ALL CELLS BELOW GRADE
8CMU5-24	#5@ 24" OC	(2) #5'S TOP BOND BEAM	TYPICAL CMU STEM WALL	FULLY GROUT ALL CELLS BELOW GRADE

FOUNDATION PLAN LEGEND

- TOP OF FOUNDATION = (-)1'-4" BELOW FINISHED GRADE (UNO).
- GENERAL CONTRACTOR TO COORDINATE FOUNDATION PLAN WITH ARCHITECTURAL DRAWINGS AND DIMENSIONS.
- GENERAL CONTRACTOR SHALL COORDINATE THIS PLAN WITH EXISTING CONDITIONS AND SITE UTILITIES AND PROTECT UTILITIES TO REMAIN IN USE AND IN PLACE.
- REFER TO GEOTECHNICAL REPORT FOR APPROVED SOIL COMPACTION AND FILL REQUIREMENTS.

(#.##)	DENOTES SHEET NOTE, REF SCHEDULE THIS SHEET
F#x#	DENOTES FOOTING (F), REF SCHEDULE ON THIS SHEET
WF#.# & TS#.#	DENOTES WALL FOOTING (WF) OR THICKENED SLAB (TS), REF SCHEDULE THIS SHEET
BP#	DENOTES COLUMN BASE PLATE, REF SCHEDULE ON SHEET S301
	DENOTES CMU WALL, REF PLAN/SCHED THIS SHEET
{XXXXX}	DENOTES LATERAL FORCE RESISTING ELEMENT

SLAB ON GRADE GENERAL NOTES

- TOP OF SLAB THIS PLAN = (+)2'-0" ABOVE FINISHED GRADE UNO.
- SEE ARCHITECTURAL DRAWINGS FOR BELOW GRADE WATERPROOFING REQUIREMENTS.
- SLAB ON GRADE IS 5" THICK, CIP CONCRETE WITH #4'S @ 18" OC UNO.
- RAMP SLAB IS 4" THICK, CIP CONCRETE SLAB W/ 4X4 D2.9XD2.9 WWR.
- STAIRS ARE NOMINAL 4" THICK, CIP CONCRETE. REFER TO DETAILS FOR REINFORCING. COORDINATE TREAD AND RISER DIMENSION WITH ARCH.

DENOTES STEP IN TOP OF SLAB ELEVATION

DENOTES SLAB CONTROL OR CONSTRUCTION JOINT. JOINT SHALL BE PLACED AT 15 FEET OC MAX.(3 TIMES SLAB THICKNESS IN FEET). SLAB UNITS CREATED BY JOINT LAYOUTS SHALL BE AS SQUARE AS POSSIBLE & WITH A MAXIMUM ASPECT RATIO OF 1.25 TO 1. IN ADDITION, CONTROL JOINTS SHALL BE LOCATED AT THE CORNERS OF ALL ISOLATION POCKETS. REF TYPICAL DETAILS.

DENOTES ISOLATION POCKET. GC TO COORDINATE POCKET WITH WALL AND SLAB REINFORCING AND LAYOUT. BLOCKOUT SHALL NOT INTERRUPT WALL REINFORCING AND WALL LAYOUT. REF DETAIL 4/S301 AND 4/S300

1 FOUNDATION PLAN

3/16" = 1'-0"

2 SLAB PLAN

3/16" = 1'-0"

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No. 35506
07/26/2024
JEFFREY P. WILLIAMS

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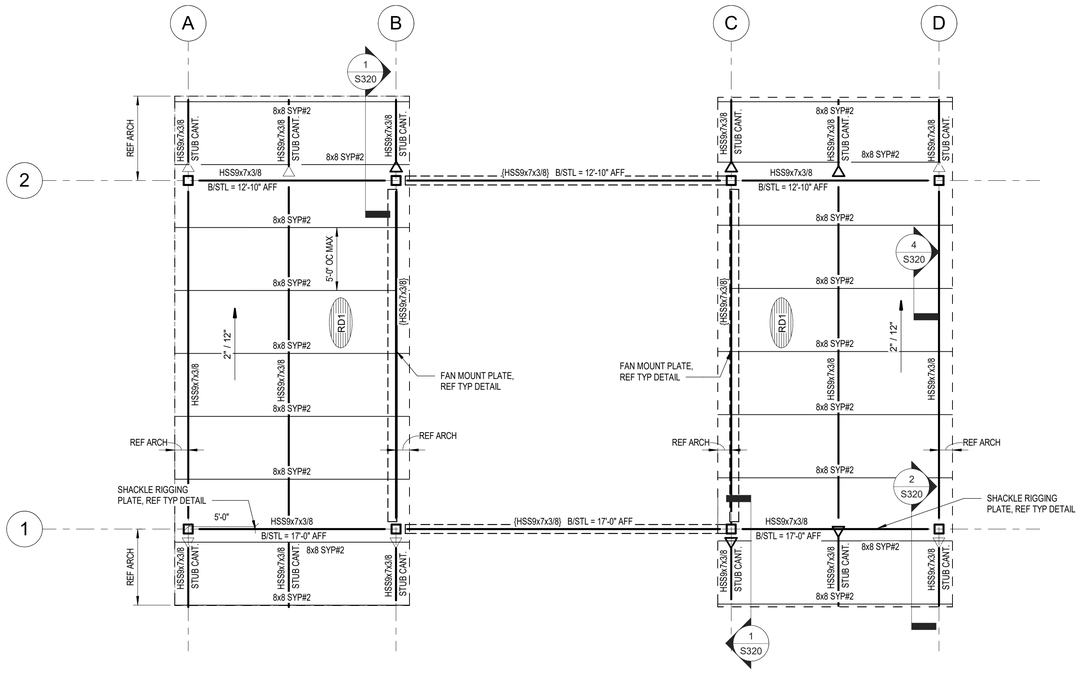
PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

DRAWING TITLE
PAVILLION PLANS

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1	ISSUED FOR 90% REVIEW	JPW	01/31/24
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LOW ROOF FRAMING PLAN NOTES

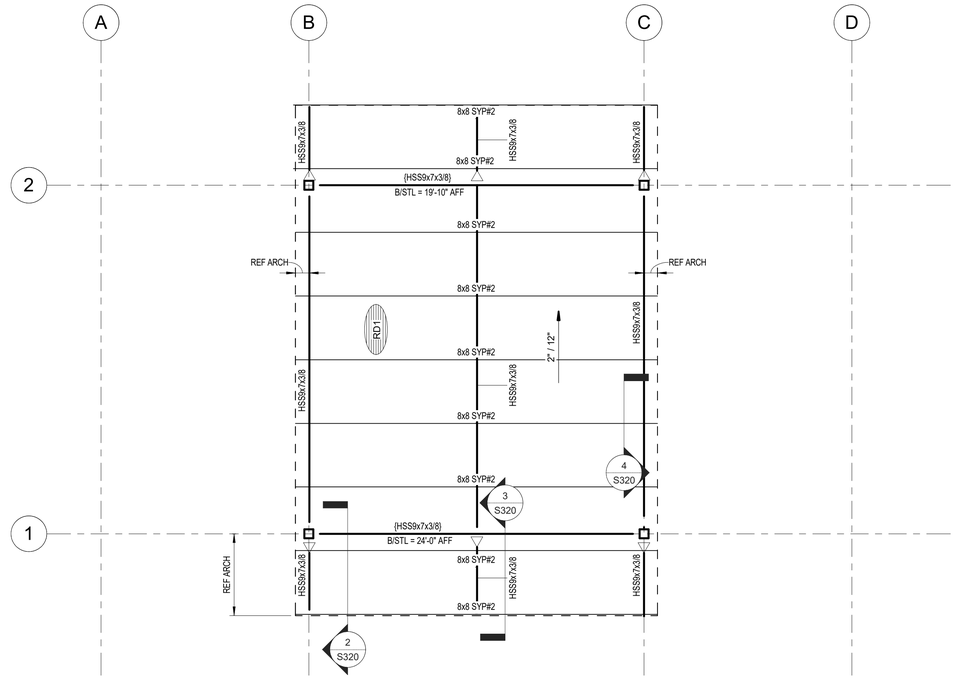
- REF ARCH FOR ALL DIMENSIONS NOT ON PLAN.
- REF PLAN FOR TRUSS BEARING (T/ BEARING). COORD W/ ARCH.
- REF PLAN FOR BOTTOM OF DECK (B/ DECK). COORD W/ ARCH.
- ALL STRUCTURAL STEEL INCLUDING HARDWARE SHALL BE HOT-DIPPED GALVANIZED (HDG)

[- - -] DENOTES LOUVER (BY OTHERS) ABOVE FRAMING. REF ARCH. COORD. INSTALLATION AND CONNECTIONS (BY OTHERS) WITH ROOF DECKING AND FRAMING.

RD1 DENOTES 2X6 T&G PINE DECKING. REF ARCH

1 LOW ROOF FRAMING AND DECK PLAN

3/16" = 1'-0"



HIGH ROOF FRAMING PLAN NOTES

- REF ARCH FOR ALL DIMENSIONS NOT ON PLAN.
- REF PLAN FOR TRUSS BEARING (T/ BEARING). COORD W/ ARCH.
- REF PLAN FOR BOTTOM OF DECK (B/ DECK). COORD W/ ARCH.
- ALL STRUCTURAL STEEL AND HARDWARE SHALL BE HOT-DIPPED GALVANIZED (HDG)

[- - -] DENOTES LOUVERS (BY OTHERS) BELOW FRAMING. REF ARCH. COORD, INSTALLATION AND CONNECTIONS (BY OTHERS) WITH ROOF DECKING AND FRAMING

RD1 DENOTES 2X6 T&G PINE DECKING. REF ARCH

2 HIGH ROOF FRAMING AND DECK PLAN

3/16" = 1'-0"

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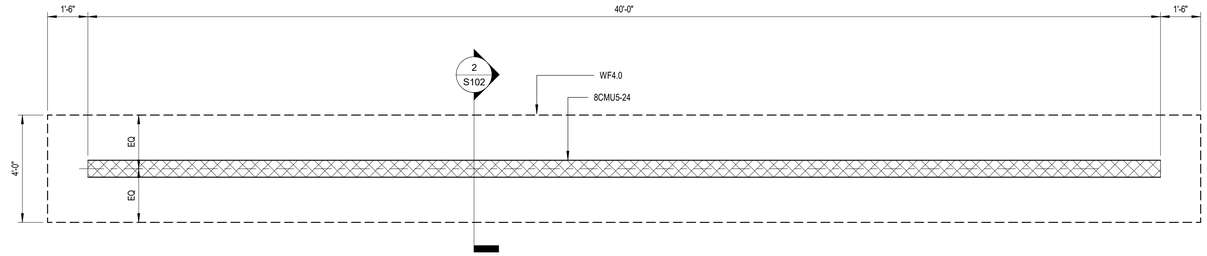
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S101



WALL FOOTING (WF) SCHEDULE

MARK	DIMENSIONS WIDTH "W"	DIMENSIONS THICKNESS "T"	REINFORCING BOTTOM BARS LONG	REINFORCING BOTTOM BARS SHORT	REINFORCING TOP BARS LONG	REINFORCING TOP BARS SHORT	REMARKS
WF2.0	2'-0"	1'-0"	(3) #5	#5 @ 12" OC	--	--	
WF3.0	3'-0"	1'-0"	(3) #5	#5 @ 12" OC	--	--	
WF4.0	4'-0"	1'-0"	(5) #5	#5 @ 12" OC	--	--	

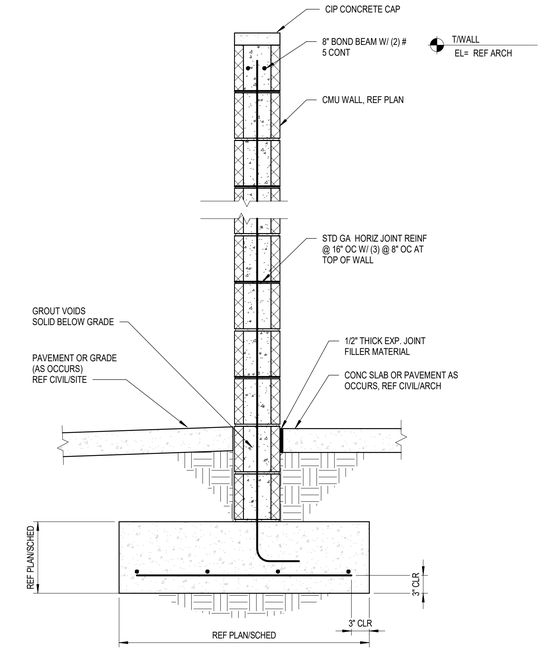
CMU WALL SCHEDULE

MARK	WALL REINFORCING VERTICAL	WALL REINFORCING HORIZONTAL	Description	REMARKS
8CMU4-24	#4@ 24" OC	(2) #4'S TOP BOND BEAM	TYPICAL CMU STEM WALL	FULLY GROUT ALL CELLS BELOW GRADE
8CMU5-24	#5@ 24" OC	(2) #5'S TOP BOND BEAM	TYPICAL CMU STEM WALL	FULLY GROUT ALL CELLS BELOW GRADE

FOUNDATION PLAN LEGEND

- TOP OF FOUNDATION = (-)1'-4" BELOW FINISHED GRADE (UNO).
- GENERAL CONTRACTOR TO COORDINATE FOUNDATION PLAN WITH ARCHITECTURAL DRAWINGS AND DIMENSIONS.
- GENERAL CONTRACTOR SHALL COORDINATE THIS PLAN WITH EXISTING CONDITIONS AND SITE UTILITIES AND PROTECT UTILITIES TO REMAIN IN USE AND IN PLACE.
- REFER TO GEOTECHNICAL REPORT FOR APPROVED SOIL COMPACTION AND FILL REQUIREMENTS.

(#.##)	DENOTES SHEET NOTE, REF SCHEDULE THIS SHEET
F#x#	DENOTES FOOTING (F), REF SCHEDULE ON THIS SHEET
WF#.# & TS#.##	DENOTES WALL FOOTING (WF) OR THICKENED SLAB (TS), REF SCHEDULE THIS SHEET
BP#	DENOTES COLUMN BASE PLATE, REF SCHEDULE ON SHEET S301
	DENOTES CMU WALL, REF PLAN/SCHED THIS SHEET
{XXXXX}	DENOTES LATERAL FORCE RESISTING ELEMENT



1 PRACTICE WALL PLAN

3/8" = 1'-0"

2 TYP. PRACTICE WALL SECTION

1" = 1'-0"

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PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

DRAWING TITLE
PRACTICE WALL PLANS

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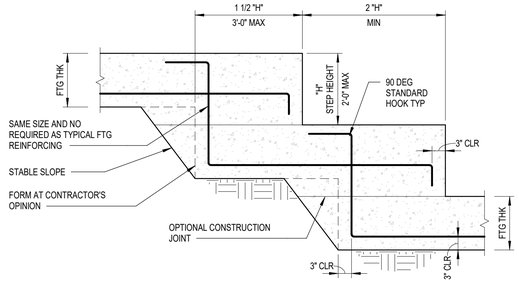
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S102

REINFORCING BAR LAP LENGTH SCHEDULE (CLASS B)				
GRADE 60 STEEL				
NORMAL WEIGHT CONCRETE STRENGTH				
BAR	3000 PSI	4000 PSI	5000 PSI	7000 PSI
#3	21"	18"	17"	14"
#4	28"	25"	22"	19"
#5	36"	31"	28"	23"
#6	43"	37"	33"	28"
#7	62"	54"	48"	41"
#8	71"	62"	55"	47"
#9	80"	70"	62"	53"
#10	90"	78"	70"	59"
#11	100"	87"	78"	66"

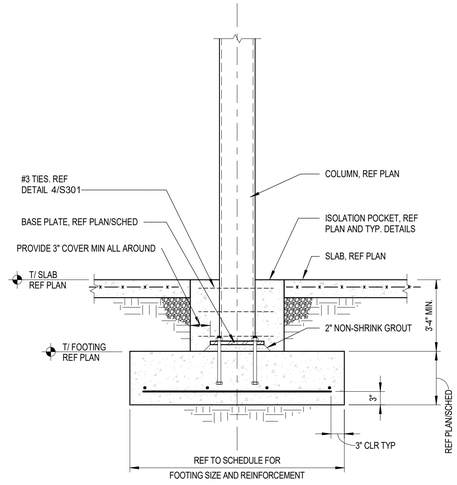
LAP SCHEDULE NOTES:
1. LENGTH SHOWN CONFORM TO NON-SEISMIC PROVISIONS OF ACI 318 FOR UNCOATED BARS ENCLOSED BY PROPERLY SPACED TIES OR STIRRUPS
2. LENGTH IN TABLE SHALL BE FACTORED FOR THE FOLLOWING CONDITIONS
   - HORIZONTAL BARS MORE THAN 12" ABOVE BOTTOM OF CAST MEMBER: 1.3xTABLE LENGTH
   - LIGHT WEIGHT CONCRETE: 1.3xTABLE LENGTH
   - BAR CLEAR SPACING SHALL BE NO LESS THAN ONE BAR DIAMETER AND/OR BAR CLEAR COVER LESS THAN ONE BAR DIAMETER: 1.5xTABLE LENGTH
   - WHERE MORE THAN ONE CONDITION APPLIES, ALL APPLICABLE FACTORS SHALL BE APPLIED TO LENGTH INDICATED IN TABLE
3. THIS TABLE SHALL APPLY UNLESS SPECIFICALLY NOTED, DETAILED OR SCHEDULED OTHERWISE
4. UNLESS NOTED OTHERWISE ALL REINFORCING BARS SHALL LAP AROUND CORNERS

1 REINF BAR LAP LENGTH SCHEDULE
3/4" = 1'-0"

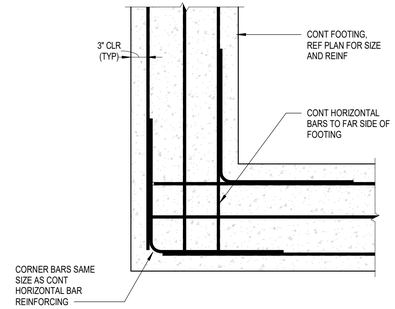


NOTE:
GC TO COORDINATE FINAL TOP OF FOOTING ELEVATIONS WITH THE ARCHITECTURAL ELEVATIONS, MEP DRAWINGS, AND CIVIL GRADING PLANS PRIOR TO PLACEMENT OF CONCRETE. FOOTING STEPS DENOTED ON PLAN ARE APPROXIMATE, UNLESS NOTED OTHERWISE, AND SHALL BE FIELD COORDINATED.

2 STEPPED FOOTING DETAIL
3/4" = 1'-0"



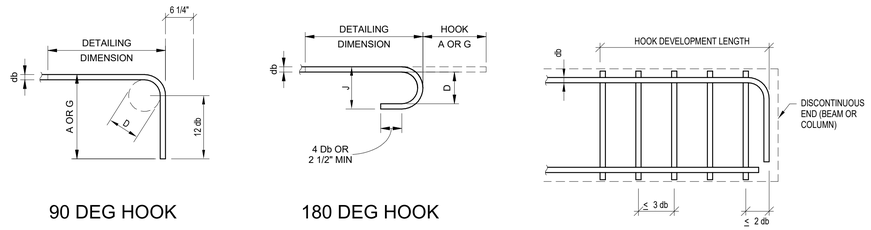
4 COLUMN ON ISOLATED FOOTING
3/4" = 1'-0"



5 TYPICAL FOOTING CORNER REINFORCING DETAIL
3/4" = 1'-0"

RECOMMENDED END HOOKS					HOOK MIN DEVELOPMENT LENGTHS (IN)		
BAR SIZE	FINISHED BEND DIAMETER D (IN)	180 DEG HOOKS		90 DEG HOOKS	NORMAL WT CONCRETE		
		A OR G (IN)	J (IN)	A OR G (IN)	3000	4000	5000
#3	2 1/4	5	4	6	9	8	7
#4	3	6	4	8	11	10	9
#5	3 3/4	7	6	10	14	12	11
#6	4 1/2	8	4	12	17	15	13
#7	5 1/4	10	4	14	20	17	15
#8	6	11	6	16	22	19	17
#9	9 1/2	15	11 3/4	19	25	22	20
#10	10 3/4	17	13 1/4	22	28	25	22
#11	12	19	14 3/4	24	31	27	24

D = INSIDE BEND OF DIAMETER
1. HOOK EMBEDMENT LENGTHS IN TABLE SHALL BE FACTORED FOR THE FOLLOWING CONDITIONS:
   - LIGHTWEIGHT CONCRETE: 1.3 x TABLE LENGTH
   - EPOXY COATED BARS: 1.2 x TABLE LENGTH

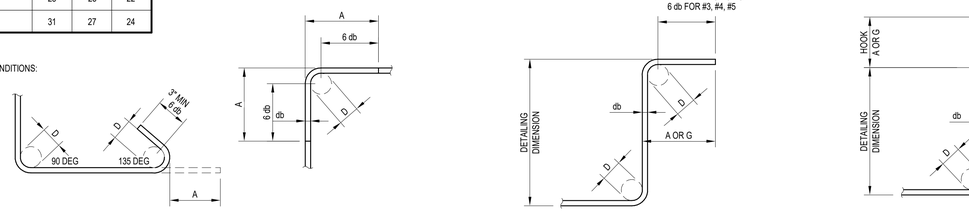


90 DEG HOOK | 180 DEG HOOK | TIES OR STIRRUPS REQUIREMENTS AT DISCONTINUOUS END

END HOOK TYPES

STIRRUP AND TIE HOOK SCHEDULE			
BAR SIZE	D (IN)	90 DEG HOOK A OR G (IN)	135 DEG HOOK A OR G (IN)
#3	1 1/2	4	4
#4	2	4 1/2	4 1/2
#5	2 1/2	6	5 1/2

D = INSIDE BEND OF DIAMETER



CROSS TIE | CORNER TIE HOOK | 90 DEG HOOK | 135 DEG HOOK

3 STIRRUP AND TIE HOOK TYPES DETAIL
3/4" = 1'-0"

NOTE:
NO MORE THAN TWO PIPES (CONDUITS) AGGREGATE DIAMETERS = 9 (IF 6" AND 3") IN LAYERS

NOTE:
IF MORE THAN 2 PIPES OF 3" OR LARGER ARE PARALLEL WITHIN A 2'-0" AREA (HORIZ) PROVIDE #3 @ 18" ALONG THE LENGTH

6 TYPICAL PENETRATION THROUGH FOOTING
3/4" = 1'-0"

NOTES:
1. DO NOT LOCATE CONSTRUCTION JOINTS IN COLUMN FOOTINGS OR ENLARGED SECTIONS OF CONTINUOUS STRIP FOOTINGS.
2. EXTEND REINFORCING FROM FIRST POUR THRU BULKHEAD ADEQUATE DISTANCE TO ENSURE A CLASS "B" SPLICE WITH REINFORCING FOR SECOND POUR.

7 TYP. FOOTING CONSTRUCTION JOINT
1" = 1'-0"

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SOUTH CAROLINA
No. 35606
07/26/2024
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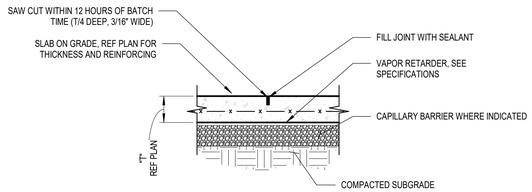
OWNER
CITY OF BEAUFORT
1011 WASHINGTON STREET BEAUFORT, SOUTH CAROLINA
PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS
DRAWING TITLE
TYP. CONCRETE DETAILS

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1	ISSUED FOR 90% REVIEW	07/03/24	JPW
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DESIGNED Designer
DRAWN Author
CHECKED Checker
APPROVED Approver

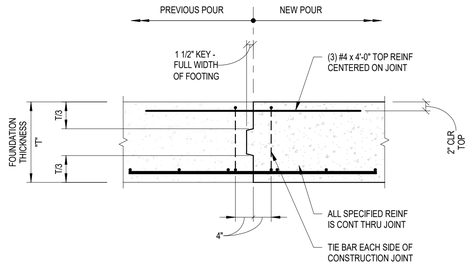
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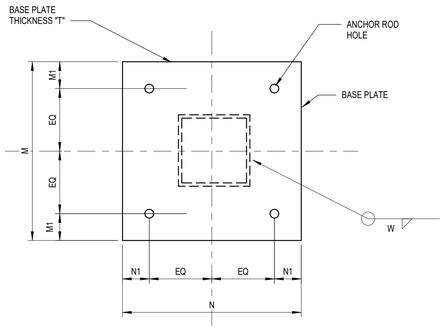


NOTES:
1. PROVIDE JOINTS AS INDICATED ON PLANS.
2. PROVIDE JOINTS SO THAT NO ONE SIDE OF A JOINTED SLAB SEGMENT IS MORE THAN 1-1/2 TIMES THE PERPENDICULAR SIDE
3. PROVIDE JOINTS AT ALL RE-ENTRANT CORNERS.
4. PROVIDE JOINTS WHERE SLAB EXTEND THROUGH DOORWAY OF CMU WALL CONSTRUCTION THAT EXTENDS TO FOUNDATION BELOW
5. AT CONTRACTOR'S OPTION JOINTS MAY BE HAND TOOLED

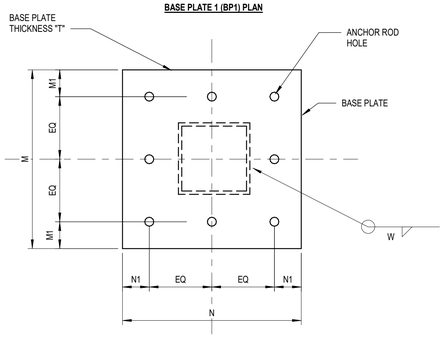
1 TYP. SLAB-ON-GRADE CONTROL JOINT (CJ)
1" = 1'-0"



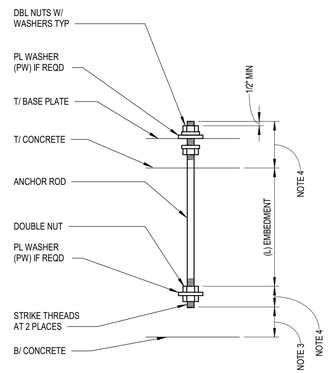
2 CONCRETE FOOTING CONSTRUCTION JOINT
3/4" = 1'-0"



BASE PLATE 1 (BP1) PLAN



BASE PLATE 2 (BP2) PLAN



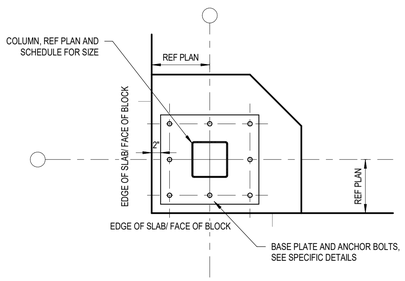
CIP ANCHOR BOLT (AB) DETAIL

ANCHOR BOLT (AB) SCHEDULE				
MARK	DESCRIPTION	EMBEDMENT (L)	WASHER (PW)	REMARKS
AB1	3/4" DIA F1554 GR36	9"	NA	4 BOLTS
AB2	1" DIA F1554 GR36	14.5"	PL 3/4x3x0'-3"	8 BOLTS

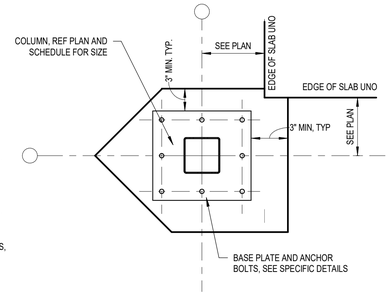
BASE PLATE (BP) SCHEDULE								
	PLATE SIZE (IN)			HOLE LOCATION (IN)		WELD	ANCHOR	
MARK	M	N	T	M1	N1	(W)	ROD (AB)	REMARKS
BP1	14	14	0.5	2	2	5/16	AB1	
BP2	20	20	1.25	2	2	CJP	AB2	PLATE = 50 KSI

(AB) AND (BP) NOTES:
1. UNLESS NOTED OTHERWISE, ALL RODS SHALL BE TIGHTENED TO A "SNUG TIGHT" CONDITION AS DEFINED BY AISC AFTER THE CONCRETE IS AT LEAST 14 DAYS OLD
2. THE HOLE IN THE WASHER SHALL BE 1/16" LARGER THAN THE ROD DIA.
3. DEEPEN FOOTING LOCAL TO ANCHOR ROD AS REQD TO MAINTAIN 3" CLEAR COVER
4. THREAD AND PROJECTION AS REQUIRED BY STEEL DETAILER. DETAILER TO PROVIDE MIN 2" PROJECTION ABOVE BASEPLATE.
5. ALL BASE PLATES TO BE PLACED ON 2" THICK NONSHRINK GROUT BED.

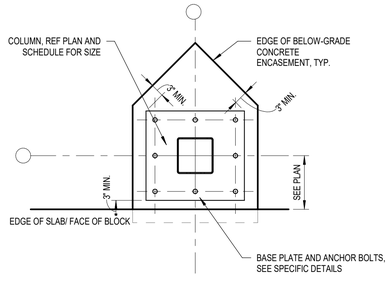
3 BASE PLATE AND ANCHOR ROD DETAIL
1 1/2" = 1'-0"



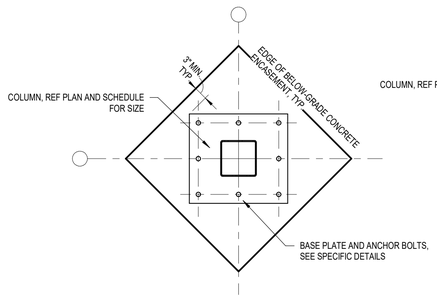
EXTERIOR CORNER CONDITION



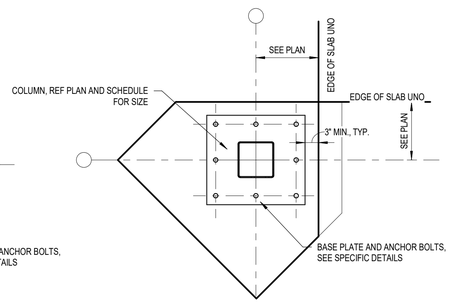
INTERIOR CORNER CONDITION (OPTION A)



EXTERIOR EDGE CONDITION



INTERIOR CONDITION



INTERIOR CORNER CONDITION (OPTION B)

NOTES:
1. TOP OF BELOW-GRADE CONCRETE ENCASEMENT SHALL MATCH TOP OF ADJACENT SLAB. COORDINATE WITH UPFIT SLAB REQUIREMENTS
2. PROVIDE #3 TIES (2-PIECE "U" SHAPED) @ 8" O.C. VERTICALLY IN BELOW-GRADE CONCRETE ENCASEMENT. MIN. NUMBER OF TIES SHALL BE (3)
3. STEP BELOW-GRADE CONCRETE ENCASEMENT INTO VENEER SPACE BELOW GRADE AS REQUIRED TO PROVIDE MINIMUM COVER
4. COAT COLUMN, BASE PLATE, AND ANCHOR RODS WITH ASPHALT PAINT PRIOR TO POURING CONCRETE BELOW-GRADE CONCRETE ENCASEMENT.
5. JOINTS IN CONCRETE SLAB NOT PERMITTED AT BELOW-GRADE CONCRETE ENCASEMENT EDGES. WHERE CONSTRUCTION JOINT REQUIRED, HORIZ. SLAB REINF. SHALL BE DOWELED THROUGH BELOW-GRADE CONCRETE ENCASEMENT.
6. BLOCKOUTS SHALL BE COORDINATED WITH CONSTRUCTION JOINT REQUIREMENTS AND DETAILS.

4 STEEL COLUMN ISOLATION POCKET LAYOUTS
3/4" = 1'-0"

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REGISTERED PROFESSIONAL ENGINEER
No. 35606
07/26/2024
HENRY P. WILLIAMS, JR.
SOUTH CAROLINA

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1011 WASHINGTON STREET BEAUFORT, SOUTH CAROLINA

PROJECT TITLE
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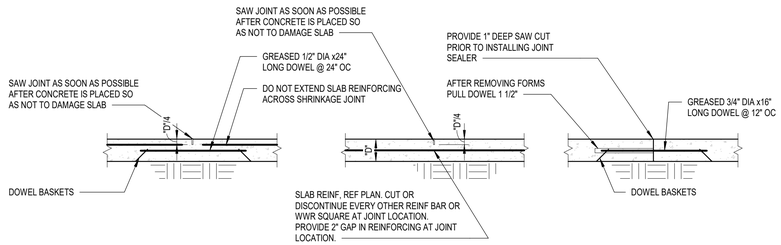
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DESIGNED	Designer
DRAWN	Author
CHECKED	Checker
APPROVED	Approver

CHECKED	DATE
JPW	01/01/24
JPW	07/26/24

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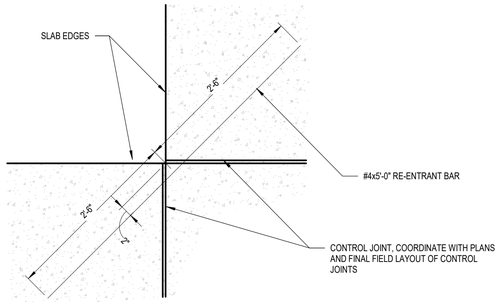


SHRINKAGE JOINT
(FOR POURS WITH ANY HORIZONTAL DIMENSION > 125 FT, LOCATE AT EQUAL SPACING, NOT TO EXCEED 125 FT)

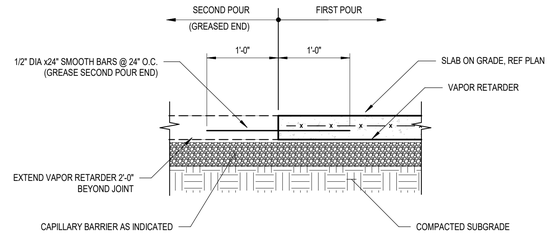
SAWCUT CONTROL JOINT

CONSTRUCTION JOINT

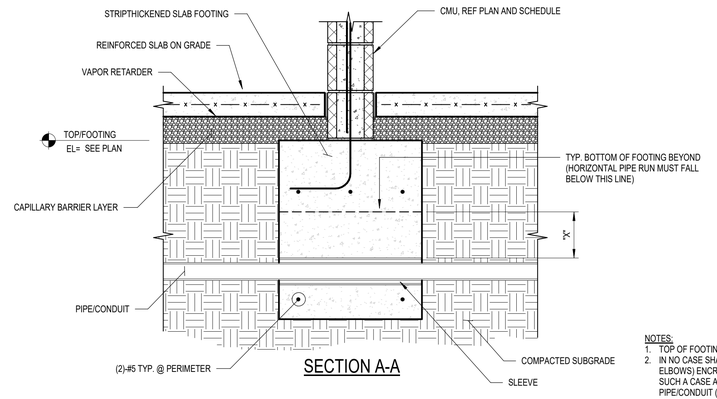
1 CONTROL/ CONSTRUCTION JOINT DETAIL
3/4" = 1'-0"



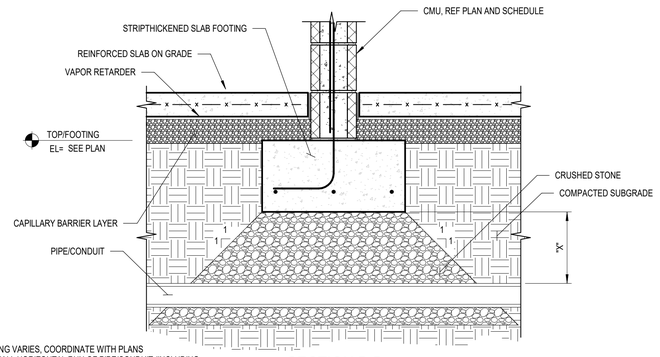
2 TYP. SLAB RE-ENTRANT CORNER
1" = 1'-0"



3 TYP. SLAB ON GRADE CONSTRUCTION
1" = 1'-0"

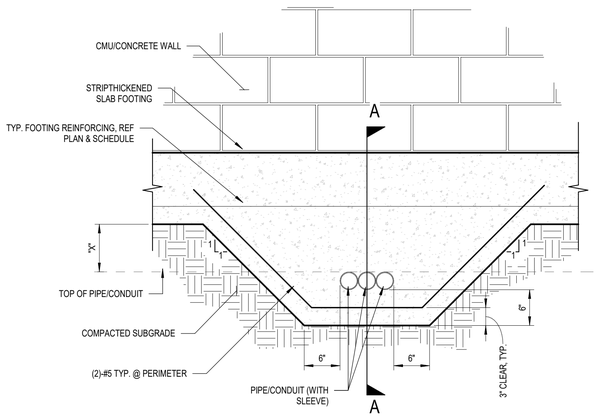


SECTION A-A

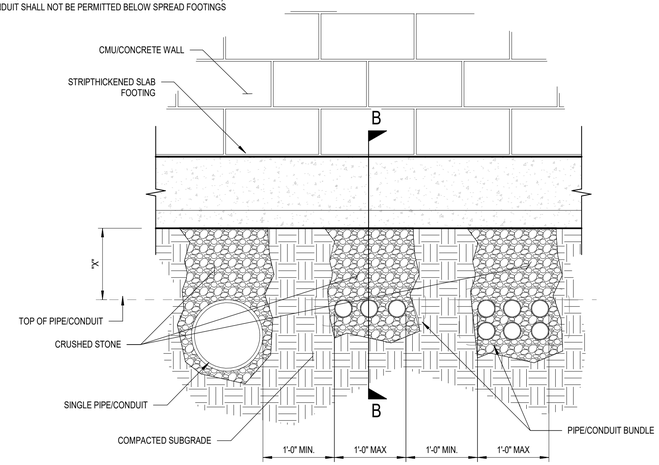


SECTION B-B

NOTES:
1. TOP OF FOOTING VARIES, COORDINATE WITH PLANS
2. IN NO CASE SHALL HORIZONTAL RUN OF PIPE/CONDUIT (INCLUDING ELBOWS) ENCROACH WITHIN LIMITS OF REQUIRED FOOTING SIZE. IF SUCH A CASE ARISES, FOOTINGS SHALL BE DROPPED BELOW PIPE/CONDUIT (SEE ADDITIONAL TYPICAL DETAILS FOR STEPPED FOOTING REQUIREMENTS AND PIPE/CONDUIT WALL PENETRATIONS)
3. PIPE/CONDUIT SHALL NOT BE PERMITTED BELOW SPREAD FOOTINGS



CASE 1
(0'-0" < "X" ≤ 1'-0")



CASE 2
(1'-0" < "X" < 2'-0")

4 TYP. PIPE/CONDUIT BELOW WALL FOOTING/THICKENED SLAB
1" = 1'-0"

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07/26/2024
JEFFREY P. WILLIAMS

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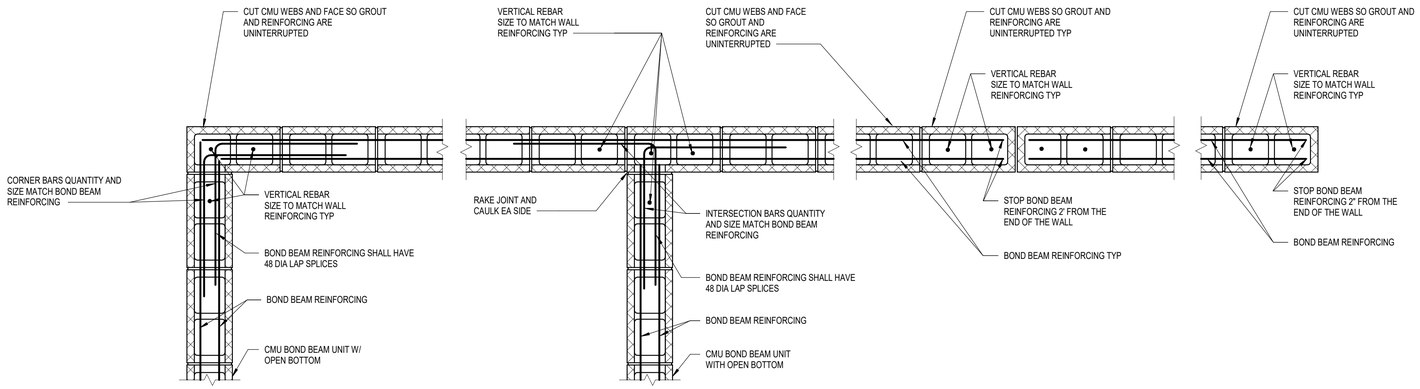
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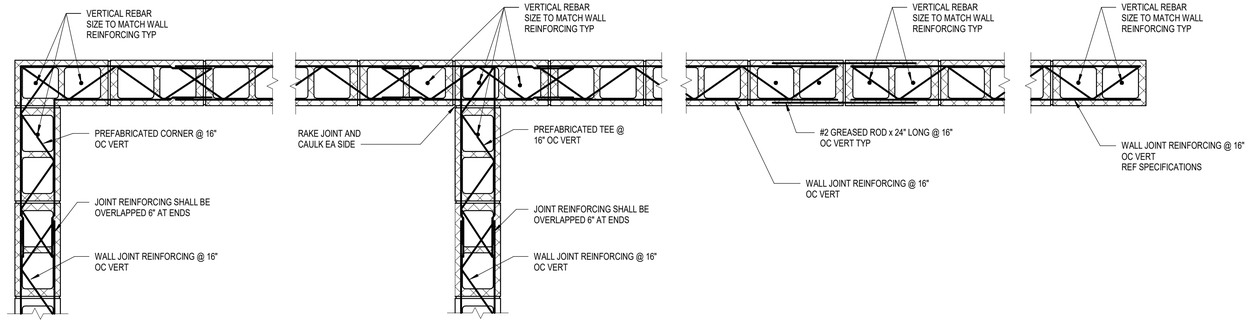
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S302



CORNER | INTERSECTION | CONTROL JOINT | END

BOND BEAM DETAILS

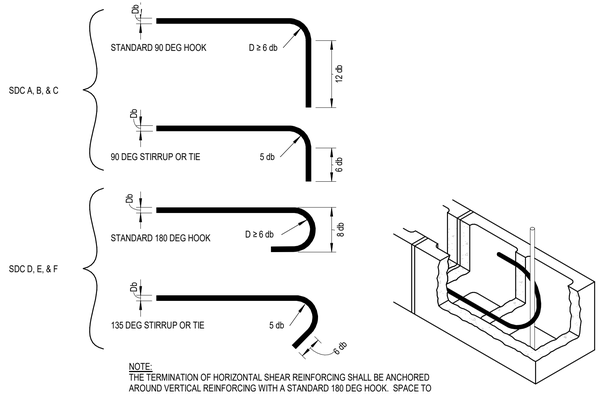


CORNER | INTERSECTION | CONTROL JOINT | END

JOINT REINFORCING DETAILS

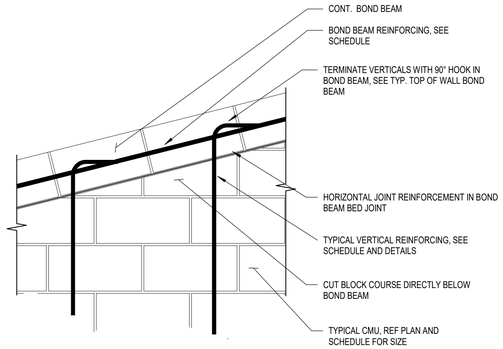
NOTE:
PROVIDE 1/2" JOINT B/W ALL MASONRY AND CIP COLUMNS

1 STRUCTURAL MASONRY WALL DETAILS
NTS



NOTE:
THE TERMINATION OF HORIZONTAL SHEAR REINFORCING SHALL BE ANCHORED AROUND VERTICAL REINFORCING WITH A STANDARD 180 DEG HOOK. SPACE TO ACCOMMODATE THE HOOK IS LIMITED. THE HOOK MAY NEED TO BE PLACED ON AN ANGLE WITHIN THE BOND BEAM AS SHOWN

4 MASONRY WALL HORIZONTAL REINFORCING - STANDARD HOOKS AND BENDS
NTS



NOTES:
1. COORDINATE TOP OF MASONRY WITH OUTRIGGER BEARING ELEVATIONS WITH ALLOWANCE FOR EMBED PLATES

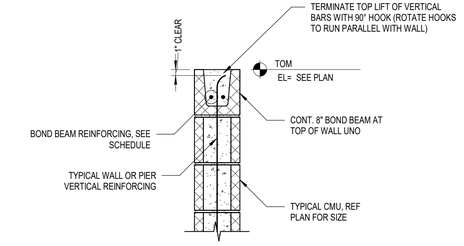
5 TYP. SLOPING TOP OF WALLCMU
1" = 1'-0"

BAR SIZE	6" CMU		8" CMU		12" CMU	
	STRAIGHT SPLICE	HOOK SPLICE	STRAIGHT SPLICE	HOOK SPLICE	STRAIGHT SPLICE	HOOK SPLICE
#3	12"	12"	12"	12"	12"	12"
#4	18"	12"	13"	12"	12"	12"
#5	28"	20"	20"	12"	13"	12"
#6	NP	NP	39"	30"	25"	16"
#7	NP	NP	53"	42"	34"	23"
#8	NP	NP	NP	NP	51"	38"
#9	NP	NP	NP	NP	66"	52"

MINIMUM LAP SPLICE FOR REINFORCING BARS CENTERED IN WALL (VERTICAL AND HORIZONTAL)

LAP SCHEDULE NOTES:
1. TABLE IS BASED OFF OF COMPRESSIVE STRENGTH OF MASONRY (f'm) EQUAL TO 1,900 PSI AND YIELD STRENGTH OF REINFORCING STEEL EQUAL TO 60,000 PSI. DEVELOPMENT LENGTHS INDICATED ARE APPLICABLE FOR MASONRY COMPRESSIVE STRENGTH (f'm) EQUAL TO 1900 PSI OR GREATER, AND A YIELD STRENGTH OF REINFORCING STEEL EQUAL TO 60,000 PSI OR LESS (DEVELOPMENT LENGTH REQUIRED IS REDUCED WHEN f'm > 1 900 PSI OR Fy < 60,000 PSI).
2. "NP" DENOTES NOT PERMITTED.
3. FOR EPOXY-COATED REINFORCING, MULTIPLY NUMBERS IN TABLE ABOVE BY 1.5.
4. REINFORCING SHALL BE PLACED IN THE CENTER OF THE CELL AND WITHIN ALLOWABLE TOLERANCES SET FORTH BY GOVERNING CODE.
5. THE TABLE ABOVE APPLIES TO ONLY ONE VERTICAL BAR PER CELL AND REBARS SPLICED BY CONTACT. NON-CONTACT SPLICES SHALL NOT BE SPACED TRANSVERSELY FURTHER APART THAN ONE-FIFTH THE REQUIRED LAP LENGTH NOR MORE THAN 8".
6. STANDARD HOOKS ARE CONSIDERED TO DEVELOP AN EQUIVALENT EMBEDMENT LENGTH, le, EQUAL TO 13 db MEASURED FROM THE POINT OF THE TANGENCY AT START OF HOOK BEND. IF CONFORMING HOOK DIMENSIONS AND DETAILING ARE PROVIDED, 'STRAIGHT SPLICE' LENGTHS MAY BE REDUCED TO 'HOOK SPLICE' LENGTHS.
7. MECHANICAL SPLICES MAY BE USED AT CONTRACTOR'S OPTION. MECHANICAL SPLICES SHALL DEVELOP, IN TENSION, AT LEAST 125% OF THE SPECIFIED YIELD STRENGTH (Fy) OF THE SPLICED BAR. SUBMIT MECHANICAL SPLICE DEVICE TO ENGINEER OF RECORD FOR APPROVAL. WHERE MECHANICAL SPLICES ARE USED STAGGER ADJACENT SPLICES BY 24" ON CENTER.

2 CMU LAP SPLICE TABLE
3/4" = 1'-0"



3 TOP OF WALL BOND BEAM
1" = 1'-0"

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NORTH CHARLESTON, SC 29418
843-554-8602

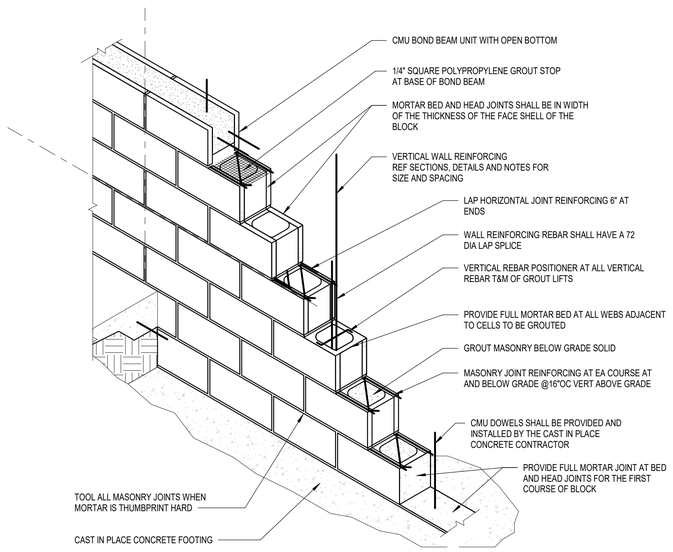
OWNER: CITY OF BEAUFORT
PROJECT TITLE: 1011 WASHINGTON STREET BEAUFORT, SOUTH CAROLINA
WASHINGTON STREET PARK IMPROVEMENTS

DRAWING TITLE: TYP. MASONRY DETAILS

NO.	RELEASES	CHECKED	DATE
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2	100% SUBMITTAL - SSUED FOR BID	JPW	07/26/24

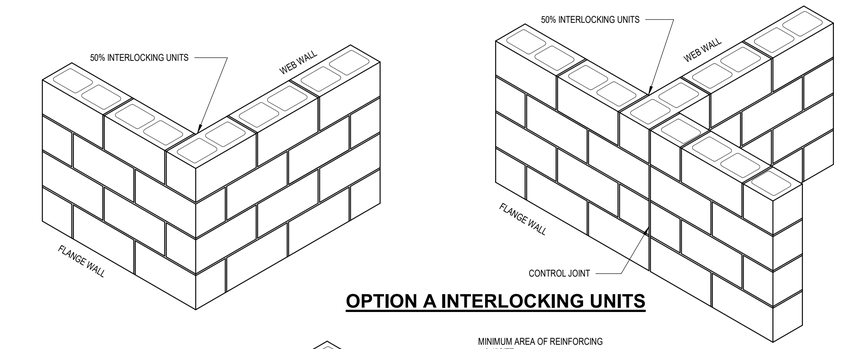
JOB NO. 31959.04
DATE JANUARY 31, 2024
DESIGNED
CHCJ/PW
DRAWN
JPW
CHECKED
JPW
APPROVED
JPW

S310

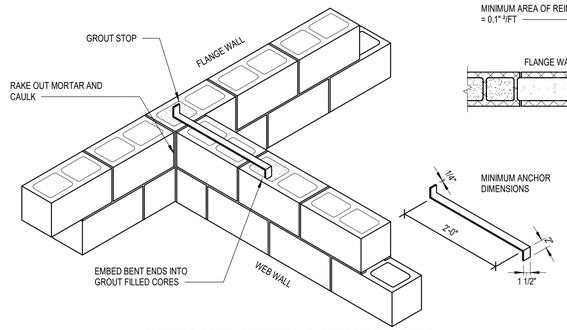


NOTE:
MASONRY SHALL BE CONSTRUCTED IN LIFTS OF 48" OR LESS. AT LOCATIONS MID HEIGHT IN MASONRY THE GROUT SHALL BE HELD DOWN 1" FROM THE TOP OF THE MASONRY

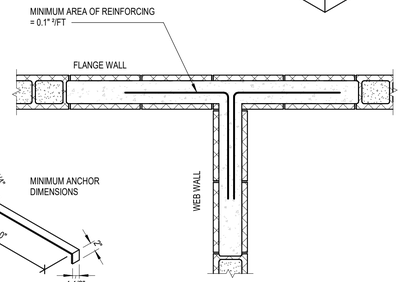
1 WALL CONSTRUCTION
3/4" = 1'-0"



OPTION A INTERLOCKING UNITS

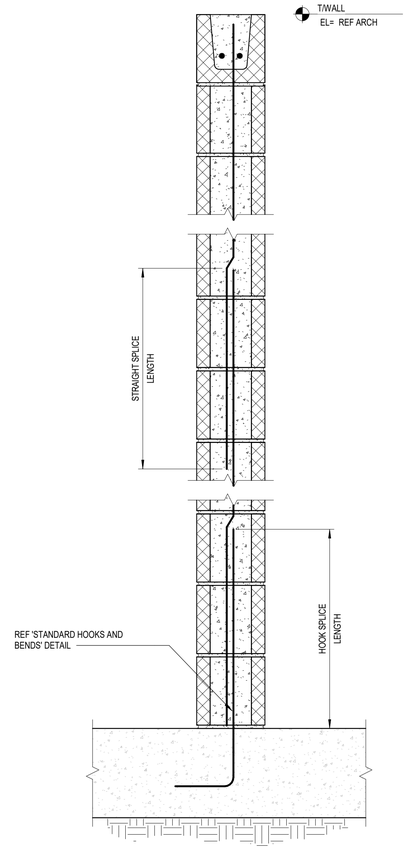


OPTION B STEEL CONNECTORS

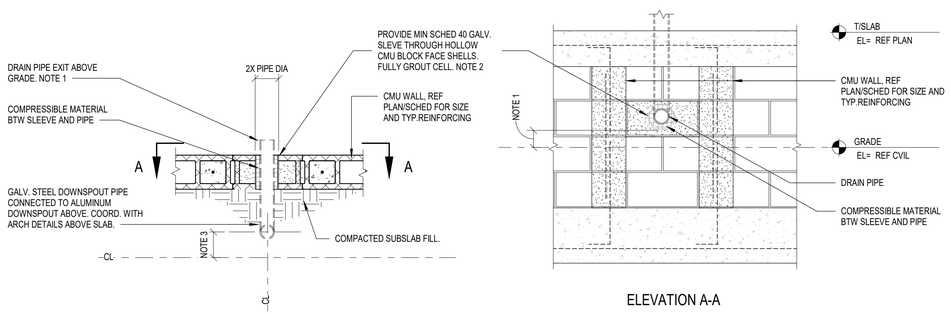


OPTION C BOND BEAMS

3 INTERSECTING WALLS
3/4" = 1'-0"



2 CMU SPLICE DETAIL
1 1/2" = 1'-0"



ELEVATION A-A

NOTES:
1. DRAIN PIPE EXIT. COORDINATE IN FIELD WITH GRADE, DRAIN REQUIREMENTS, AND SPLASH AREA SUCH THAT DRAIN WATER DOES NOT SCOUR OUT SOIL OR EXPOSE FOUNDATIONS.
2. COORDINATE DRAIN LOCATION WITH CMU WALL VERTICAL AND HORIZONTAL REINFORCING. CORE FACE SHELLS OUT TO ALLOW SLEEVE AND PRESERVE APPEARANCE ON EXPOSED FACE OF CMU WALL.
3. DOWNSPOUTS OCCUR AT STEEL COLUMNS. GC SHALL COORDINATE DOWNSPOUT SLEEVE WITH COLUMN BLOCKOUT AND BASE PLATE DETAILS.

4 THROUGH WALL DOWNSPOUT SLEEVE
3/4" = 1'-0"

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FILE: \\chs-fs1\Data\JobsOdd\31959-04\Production\Structural\Drawings\31959.04_Washington St Park_R23_Central.rvt
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SOUTH CAROLINA
DAVIS & FLOYD, INC
No. C00538
CERTIFICATE OF AUTHORIZATION

ISSUED FOR BID
NOT FOR CONSTRUCTION

REGISTERED PROFESSIONAL ENGINEER
SOUTH CAROLINA
No. 35606
07/26/2024
JEFFREY P. WILLIAMS

DAVIS & FLOYD
SINCE 1954
WWW.DAVISFLOYD.COM
3223 W. MONTAGUE AVENUE
NORTH CHARLESTON, SC 29418
843-554-8602

OWNER
CITY OF BEAUFORT
1011 WASHINGTON STREET BEAUFORT, SOUTH CAROLINA

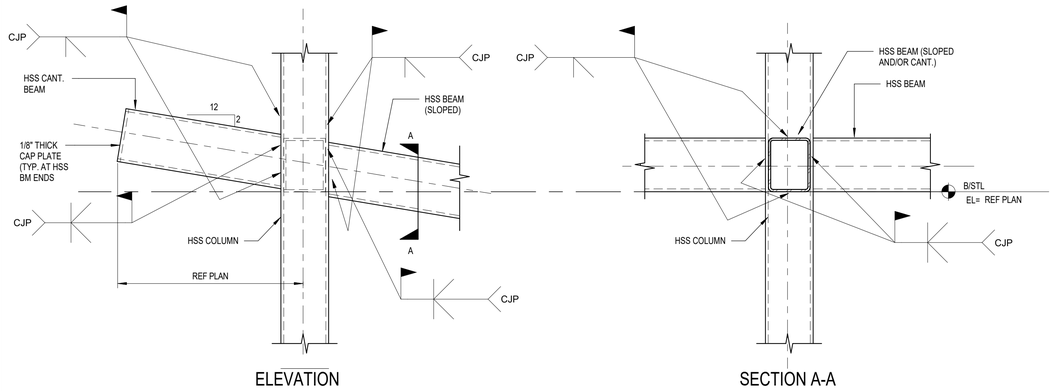
PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

DRAWING TITLE
TYP. MASONRY DETAILS

NO.	RELEASES	DATE
1	ISSUED FOR 90% REVIEW	01/31/24
2	100% SUBMITTAL - ISSUED FOR BID	07/26/24

JOB NO.	31959.04
DATE	JANUARY 31, 2024
DESIGNED	JPW
CHK'D/PR	JPW
DRAWN	JPW
CHECKED	JPW
APPROVED	JPW

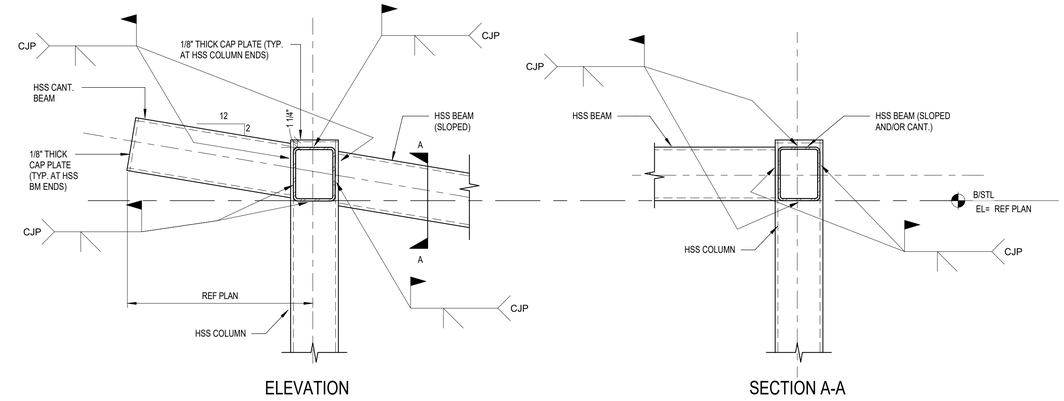
S311



ELEVATION SECTION A-A

1 TYP. HSS BEAM TO HSS COLUMN CANTILEVER CONNECTION

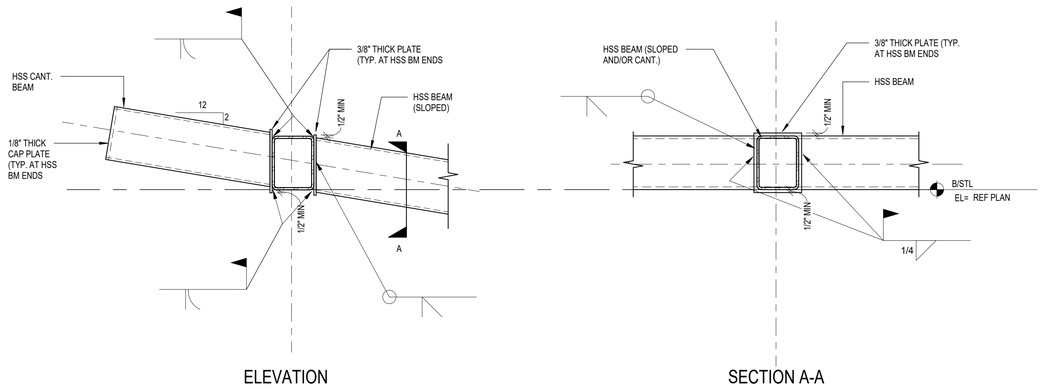
1" = 1'-0"



ELEVATION SECTION A-A

2 TYP. HSS BEAM TO HSS COLUMN TOP CANTILEVER CONNECTION

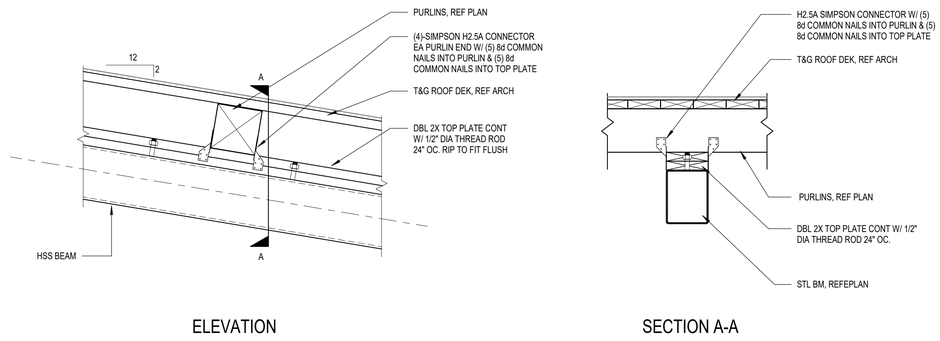
1" = 1'-0"



ELEVATION SECTION A-A

3 TYP. HSS BEAM TO HSS BEAM CANTILEVER CONNECTION

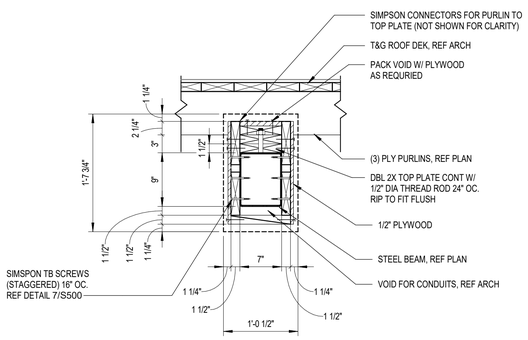
1" = 1'-0"



ELEVATION SECTION A-A

4 TYP. PURLIN TO HSS BEAM CONNECTION

1" = 1'-0"



5 TYP. PURLIN TO SUPPORT BEAM CONNECTION

1" = 1'-0"

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SOUTH CAROLINA
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SOUTH CAROLINA
REGISTERED PROFESSIONAL ENGINEER
No. 35606
07/26/2024
HENRY P. WILLIAMS, III

DAVIS & FLOYD
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3229 W. MONTAGUE AVENUE
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843-554-8602

OWNER
CITY OF BEAUFORT
1011 WASHINGTON STREET BEAUFORT, SOUTH CAROLINA

PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

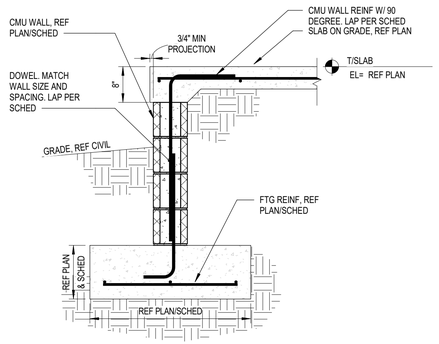
DRAWING TITLE
TYP. STEEL DETAILS

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2	100% SUBMITTAL - ISSUED FOR BID	JPW	07/26/24

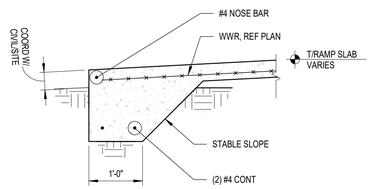
JOB NO. 31959.04
DATE JANUARY 31, 2024
DESIGNED Designer
DRAWN Author
CHECKED Checker
APPROVED Approver

S320

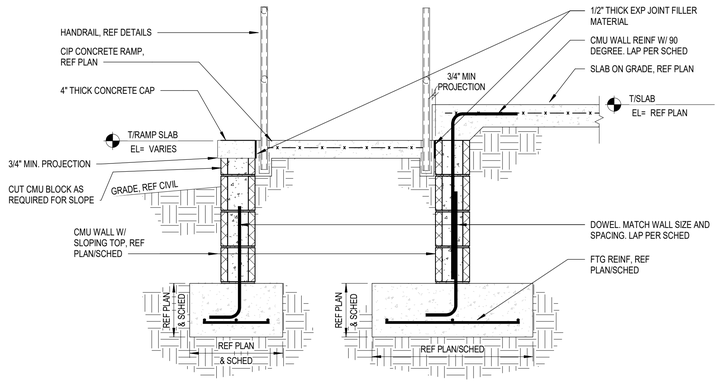
PAGE 41 OF 42



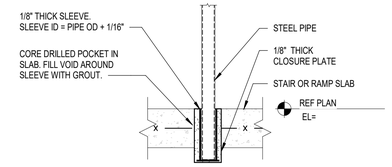
1 TYP. STEM WALL SECTION
3/4" = 1'-0"



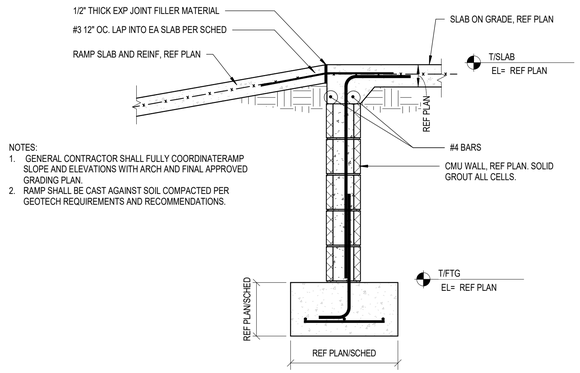
2 TURNDOWN AT RAMP BASE
3/4" = 1'-0"



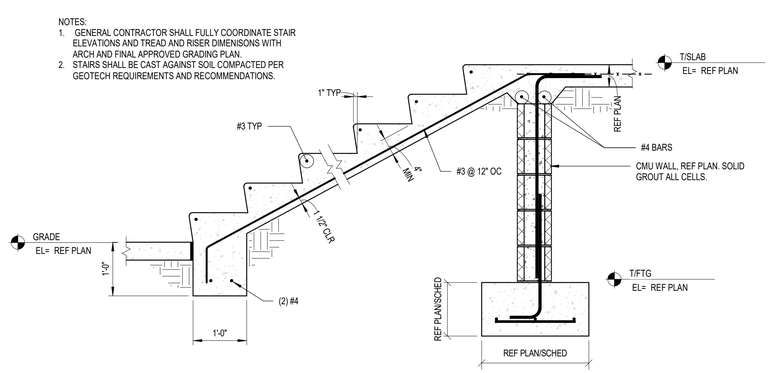
3 SECTION AT RAMP/STAIRS
3/4" = 1'-0"



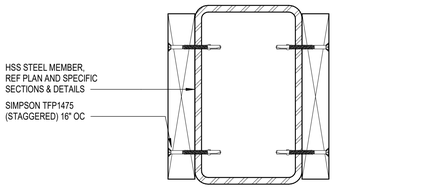
4 HANDRAIL POST ANCHORAGE
1 1/2" = 1'-0"



5 STAIR ON GRADE
3/4" = 1'-0"

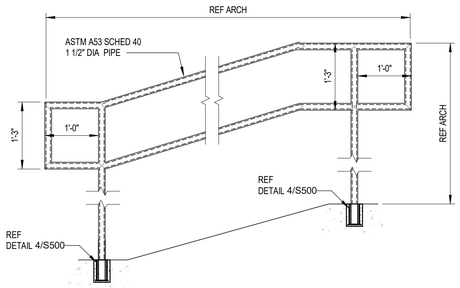


6 STAIR ON GRADE
3/4" = 1'-0"

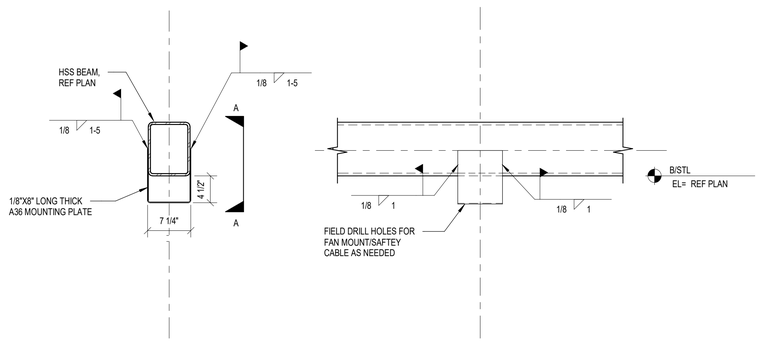


NOTES:
1. INSTALL PER MANUFACTURER'S REQUIREMENTS.
2. INSTALL WITH MIN. EDGE AND END DISTANCES ASSUMING SHEAR LOAD PERP. TO GRAIN

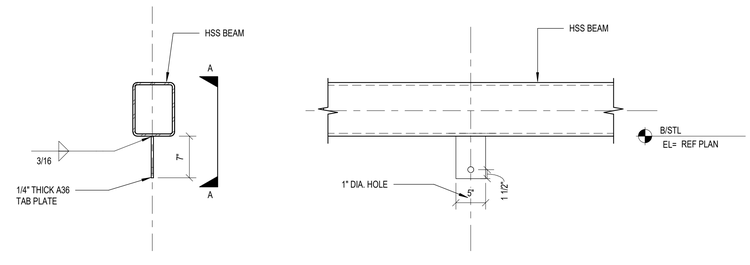
7 TYP. NAILER ATTACHMENT TO HSS STEEL
3" = 1'-0"



8 TYP. HANDRAIL DETAIL
3/4" = 1'-0"



9 FAN MOUNT PLATE
1" = 1'-0"



10 SHACKLE RIGGING PLATE
1" = 1'-0"

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DAVIS & FLOYD, INC
No. C00538
CERTIFICATE OF AUTHORIZATION
SOUTH CAROLINA

ISSUED FOR BID
NOT FOR CONSTRUCTION

REGISTERED PROFESSIONAL ENGINEER
No. 35606
07/26/2024
JEREMY P. WILLIAMS
SOUTH CAROLINA

DAVIS & FLOYD
SINCE 1954
WWW.DAVISFLOYD.COM
3229 W MONTAGUE AVENUE
NORTH CHARLESTON, SC 29418
843-554-8602

OWNER
CITY OF BEAUFORT
101 WASHINGTON STREET BEAUFORT, SOUTH CAROLINA

PROJECT TITLE
WASHINGTON STREET PARK IMPROVEMENTS

DRAWING TITLE
SECTIONS & DETAILS

NO	RELEASED	DATE	CHECKED
1	ISSUED FOR 90% REVIEW	01/31/24	JPW
2	100% SUBMITTAL - ISSUED FOR BID	07/26/24	JPW

JOB NO. 31959.04
DATE JANUARY 31, 2024
DESIGNED CKC/JPW
DRAWN JPW
CHECKED JPW
QC'D
APPROVED JPW

S500

PAGE 42 OF 42



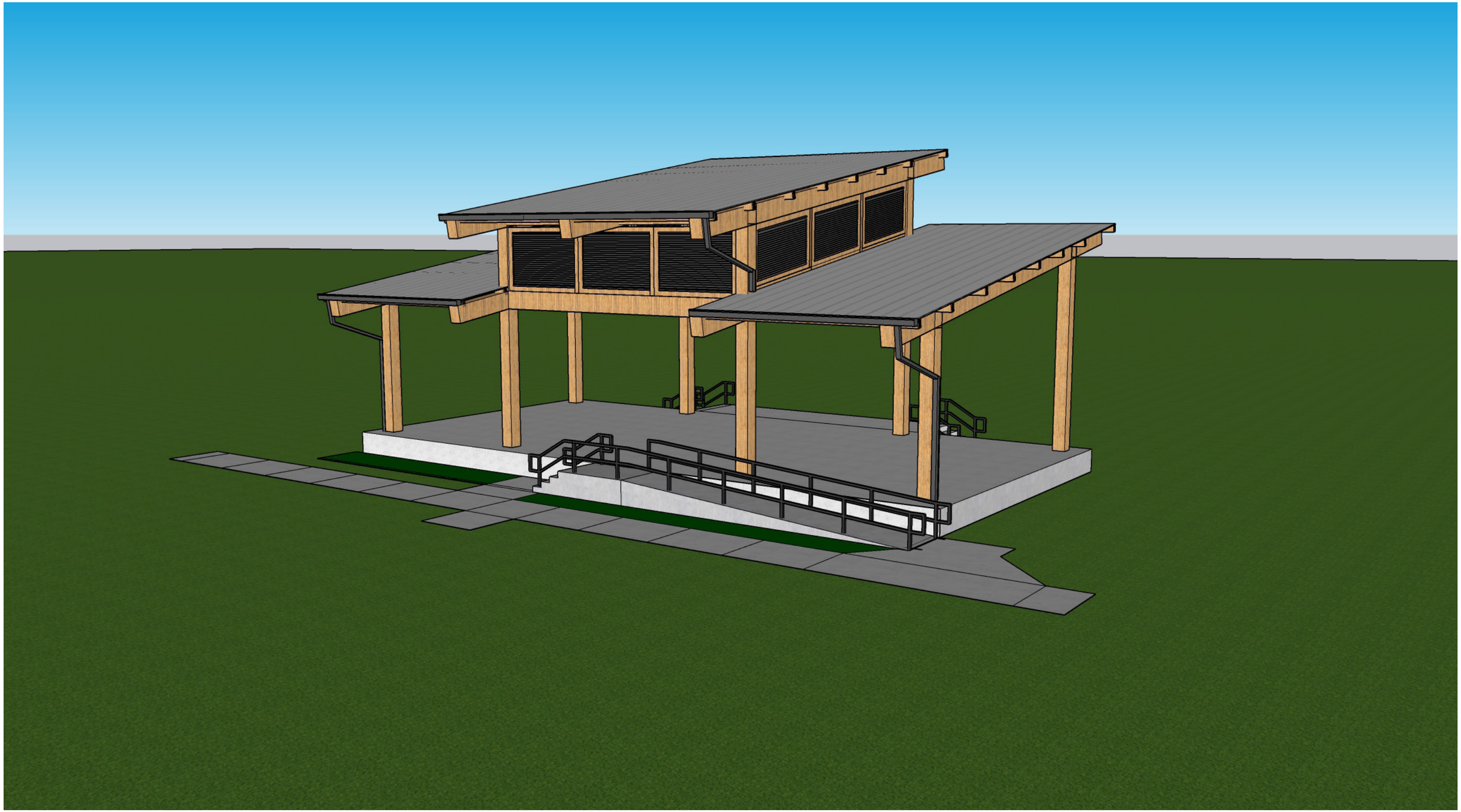
WASHINGTON STREET PARK - PROPOSED PAVILION

BEAUFORT, SOUTH CAROLINA

JANUARY 2024

D|F STUDIO planscape PLANNING | LANDSCAPE ARCHITECTURE

DAVIS & FLOYD SINCE 1954



WASHINGTON STREET PARK - PROPOSED PAVILION

BEAUFORT, SOUTH CAROLINA

JANUARY 2024

DF STUDIO planscape PLANNING | LANDSCAPE ARCHITECTURE

DAVIS & FLOYD SINCE 1954

1305 NORTH STREET

Additions

STAFF REPORT: 1305 North Street – Preliminary Approval

DATE: October 9, 2024

GENERAL INFORMATION	
Applicant:	**Rob Montgomery, Agent for Marty Herlong**
Site Location/Address:	**1305 North Street; R120 004 000 0674 0000**
Applicant's Request:	**The applicant is requesting preliminary approval for additions to a contributing structure.**
Current Zoning:	**T4-HN**
Contributing:	**Contributing, 1900 single story**
Flood Zone/Base Flood	**Flood Zone X, Elevation: ~23'**
Trees	**No tree removal proposed**

ZONING DISTRICT INFORMATION	
	T4-HN
Lot Width at Setback:	**40'**
Max Lot Coverage:	**55%**
Min. Frontage Build Out	**75% of the lot area**
Front Setback	**Average Setback of the block**
Side Setback	**Side Interior – 5' min, or 0' if attached. 10' interior in the point**
Rear Setback	**15'**
Building Height:	**3 stories max**

SURROUNDING ZONING, LAND USE AND REQUIRED BUFFERS		
Adjacent Zoning	**Adjacent Land Uses**	**Setbacks for Adjacent Zoning /Buffer required if rezoned**
North: T4-N	**Historic Homes**	**N/A**
South: T4-N	**Historic Homes**	**N/A**
East: T4-N	**Historic Homes**	**N/A**
West: T4-N	**Historic Homes**	**N/A**

Background: The applicant is requesting preliminary approval for additions to a contributing structure built in 1900. The applicant is proposing ~500 sq. ft. additions including a bed, bathroom, and screen porch addition to a 876 sq. ft. house. The lot is 6,192 sq. ft; with the additions, the impervious area will result in 2,650 sq. ft. of pervious surface, under the code requirement. The Applicant attended an HTRC meeting in September, with notes from the meeting below.

HTRC Comments 9/11/24:

- What is the construction date of existing bathroom/ was this part of the original footprint? It appears to be after 1958 Sanborn.
- Staff supports massing and scale of new addition
- Recommend pushing column line for new screen porch back slightly from exterior west kitchen wall (6"-1'-0"?). Staff is concerned about screen porch roof protruding awkwardly past the west kitchen wall.
- Recommend making laundry, master bath, and master closet windows larger (possibly same size as bath 1 window)
- There are no ganged windows in any other portion of the house; recommend separating master bedroom ganged windows
- Recommend standing seam roof instead of 5V if complete reroof is required.
- Support TDL Andersen 400 windows for addition only
- Asphalt shingle for whole roof would likely not be supported.

Exterior Materials

	Material	**Details/Color**
Exterior Materials	Horizontal wood clapboard	Match Existing White
Windows	Andersen 400 Series Full-divided light.	White/full divided light
Roof	5 V Metal Roof	Classic Green

Existing Trees on Site:	No existing trees to be cut.
Flood Ordinance:	All structures are well above the 13' flood requirement

FINDINGS AND RECOMMENDATIONS

Staff Recommendation:

Staff recommends preliminary approval with the following conditions:

1. **In general, staff is supportive of the mass and scale of the proposed addition.**
2. **Staff recommends pushing the column line for the new screen porch back slightly from exterior west kitchen wall, possibly by 6”-12”. Staff is concerned about the screen porch roof protruding awkwardly past the west kitchen wall.**
3. **Since there are no ganged windows in any other portion of the house, staff recommends separating the master bedroom ganged windows.**
4. **Staff recommends making the laundry, master bath, and master closet windows larger to match the size of the upper sash of the bathroom 1 window.**

HRC App# 27537
on 9/11/24

DEVELOPMENT REVIEW PROCESS
HISTORIC REVIEW BOARD APPLICATION

Community Development Department
1911 Boundary Street, Beaufort, South Carolina, 29902
p. (843) 525-7011 / f. (843) 986-5606
Email: development@cityofbeaufort.org / website: www.cityofbeaufort.org

☐ Staff Review
☑ Board Review

Application Fee:
see attached schedule

OFFICE USE ONLY: **Date Filed:** 9/4/24 **Application #:** 27538 **Zoning District:** T4-HN
BCAGHS Survey: ☑ **Yes** ☐ **No**

Schedule: The Historic Review Board (HRB) typically meets the 2nd Wednesday of each month at 2pm. The complete schedule, along with the list of deadlines, may be found here - http://cityofbeaufort.org/372/Historic-District-Review-Board

Submittal Requirements: All forms and information shall be submitted digitally + 5 hardcopies of all documents. In addition to a complete applicationform, applicants shall submit the required items according to the checklists on the subsequent page. **Submittals are due by 12:00 noon on the 2nd Friday before the meeting you want to attend.**

Review Request: ☑ Conceptual ☑ Preliminary ☐ Final ☐ Bailey Bill Approval* ☐ Change After Certification
**Requires a Bailey Bill – Part A Preliminary Review Application Form*

Pursuant to Section 6-29-1145 of the South Carolina Code of Laws, is this tract or parcel restricted by any recorded covenant thatis contrary to, conflicts with, or prohibits the activity described in this application? ☐ **Yes** ☑ **No**

Applicant, Property, and Project Information

Applicant Name: Rob Montgomery / Montgomery Architecture & Planning, Inc.

Applicant Address: 404 Ribaut Road

Applicant E-mail: rm@monarchpl.com Applicant Phone Number: 843.522.8077

Applicant Title: ☐ Homeowner ☐ Tenant ☑ Architect ☐ Engineer ☐ Developer

Owner (if other than the Applicant): Marty Herlong

Owner Address: 1305 North Street

Project Name: Herlong Residence

Property Address: 1305 North Street

Property Identification Number *(Tax Map & Parcel Number)*: R120 004 000 0674 0000

Date Submitted: September 4, 2024

Certification of Correctness: I/we certify that the information in this application is correct.

Applicant's Signature: Rob Montgomery Date: 9.4.24

Owner's Signature: Date: 9.4.24

(The owner's signature is required if the applicant is not the owner.)

DEVELOPMENT REVIEW PROCESS

HISTORIC REVIEW BOARD APPLICATION

Community Development Department
1911 Boundary Street, Beaufort, South Carolina, 29902
p. (843) 525-7011 / f. (843) 986-5606
Email: development@cityofbeaufort.org / website: www.cityofbeaufort.org

☐ Staff Review
☑ Board Review

Application Fee:
see attached schedule

Required Project Information

Project Name: Herlong Residence

Property Size in Acres: 0.142 Proposed Building Use: Residence

Nature of Work (check all that apply):

■ New Construction, Primary Structure ¨ New Construction, Primary Structure Alterations / Additions

☐ Demolition* ¨ Relocation* **Demolition and Relocation requires a public hearing*

Building Square Footage (if multiple buildings, please list each one and their square footage by floor):

Main House 876 sf Out Building 193 sf

Is this project a redevelopment project? ☐ Y ☑ N

Are there existing buildings on the site? ☑ Y ☐ N if yes, will they remain? ☑ Y ☐ N

Provide a brief Project Narrative (if requesting Bailey Bill Approval, this section may be left blank):

Marty Herlong wishes to add a bedroom / bath and screen porch to 1305 North Street. The existing house is 876 sf and the proposed addition is 500 sf heated/cooled area and a 278 sf porch. Site area is 6,192 sf with 2,030 sf of non-previous coverage (32%). The proposed non-pervious coverage is 2,650 sf (42%).

All exterior existing colors / materials are to match.

CONTACT INFORMATION:

Attention: Julie A. Bachety, Administrative Assistant II

City of Beaufort Community Development Department

1911 Boundary Street, Beaufort, South Carolina 29902

E-Mail: development@cityofbeaufort.org | Phone: (843) 525-7011 | Fax: (843) 986-5606

Submission Requirements for New Construction and Alterations or Additions

Please submit DIGITAL FILES ONLY via email to: development@cityofbeaufort.org

*Initial submittals should show existing and proposed conditions. For all subsequent submittals, architectural drawings should show and clearly label existing conditions, the previous proposal, and the current proposed. Each version of the same drawing should be adjacent to the others in the application for easy review.

***This Application Requirements Checklist MUST be included in applications, with submitted items checked.**

Conceptual Review

- ☒ **Existing Context:** Color photographs of the existing structure and the adjacent structures.
- ☒ **Plat:** A plat indicating the tax map and parcel number, existing structure(s), setbacks, existing trees, and proposed construction footprint.
- ☒ **Site Plan:** A site plan, to scale, indicating the location of the existing structure on the lot, proposed new structure, any site modifications (parking, paths, landscaping, tree removal, etc…), any new or existing mechanical equipment and screening area, and percentage of the total impervious paving. The plan should also include any connections to the public right of way (street and/or sidewalk), and grade elevations of the street and/or sidewalk and the proposed construction at the first floor.
- ☒ **Design:** One or more drawings that convey the intent of the proposal. This may include: floor plans, elevations, and building sections. They should display massing and scale of new construction and how it relates to the existing structure or surrounding context. For new construction and additions, this drawing should include a street elevation and/or a street section showing height and width relationships to existing adjacent buildings.
- ☐ **3-D Rendering:** A 3-D rendering, or physical scale model, showing the height, mass and scale of the proposed building in its context is required for all structures except single-family and 2-3 unit residential buildings.
- ☐ **Pre-Application Conference:** A Pre-application conference is required for all commercial new construction and substantial commercial renovation projects. The requirement for an Archeological Impact Assessment will be determined at this meeting.

Preliminary Review: All the documents required for Conceptual Review, PLUS:

- ☒ **Floor Plans:** Proposed floor plans of all levels of the building, including square footage. For Alterations or Additions, existing conditions drawings of the floor plan are also required, showing the area and square footage affected by the addition.
- ☒ **Elevations:** Elevation drawings of all sides of the building, including heights – height above grade, floor-to-floor heights, eave height and ridge height (if applicable). For Alterations or Additions, existing conditions drawings of all four elevations are also required.
- ☐ **Color Rendering:** A colored version of at least one elevation, noting proposed materials and colors.
- ☐ Additional on-site representation, such as a height story pole, and corner staking of the foundation, may be required.
- ☐ A Certified Arborist report may be required if grand trees are affected by the project.

Final Review: All the documents required for Preliminary Review, PLUS:

- ☐ **Details:** A typical wall section(s), window details, door details, eave details, porch details, and any other details characteristic to the building are required.
- ☐ **Material Samples and Cut Sheets:** Applicant to submit cut sheets for all exterior building materials, to include roof and typical roof details, doors, windows, dryer vents, exterior lighting, etc. Samples of windows, lighting and building materials may be required at Staff's discretion.
- ☐ **Final Materials List:** A final list, including colors, is required.
- ☐ **Landscaping Plan:** A landscaping plan is required for commercial projects. It shall include a schedule detailing materials and colors of all plants and landscape materials, all existing trees, with the trees to be removed noted, existing and proposed grading, and any exterior lighting proposed.

BEAUFORT COUNTY
HISTORIC SITES SURVEY - 1997

RECONNAISSANCE LEVEL BUILDING INVENTORY FORM

Statewide Survey Site Form
State Historic Preservation Office
South Carolina Department of Archives and History
Columbia, SC

Site Number: U- (Access) 13 - (County) 1187 (Site #)
USGS Quad: 025 Beaufort
Doc. Level: Reconnaissance Level

Historic name(s):
Common name(s):
Address/location: **1305 North St.**
Date: 1900 ca. Alteration date:

Map Ref.: BFT 09 (BL)
City Block Ref.: 106 .04
Tax Number: R120 004 000 0674 0000
Island: Port Royal Is.
City/Vicinity of (vic.) Beaufort

Ownership: ☒ 1. private ☐ 2. city ☐ 3. county ☐ 4. state ☐ 5. federal ☐ 6. unknown
Category: ☒ 1. building ☐ 2. site ☐ 3. structure ☐ 4. object
Historic use(s): single dwelling
Current uses: single dwelling

Notes: single story framed dwelling with cross gable roof. Altered porch S. with insect screen.

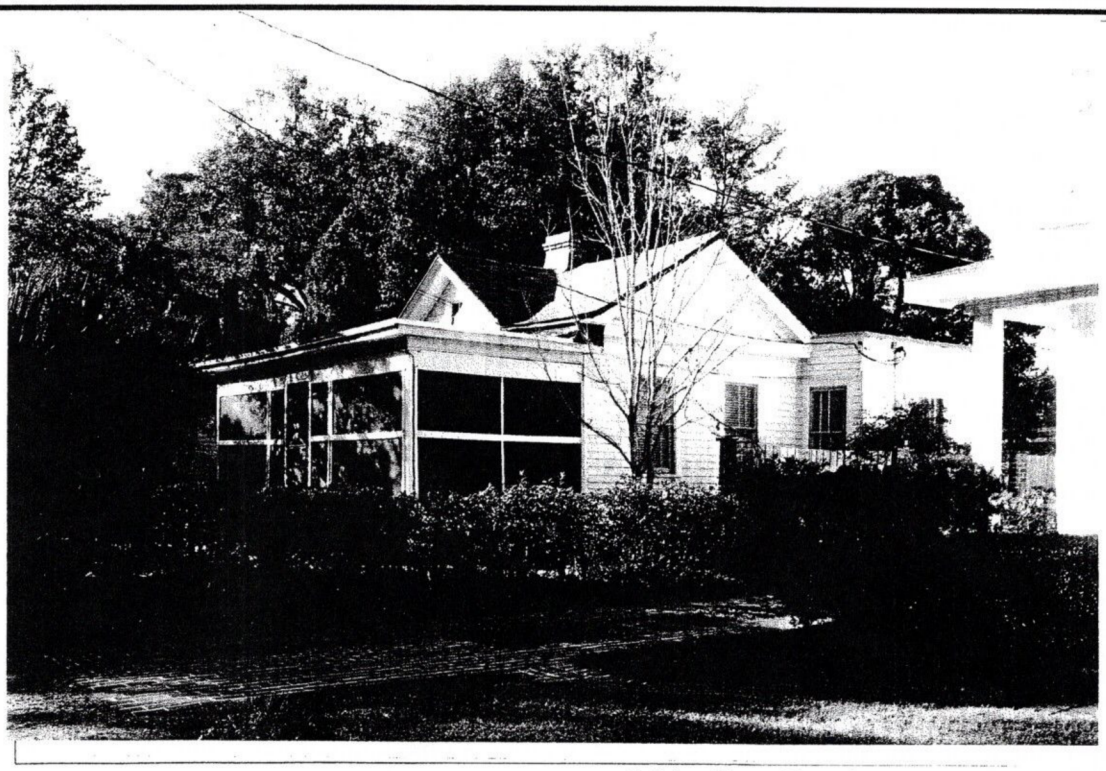
National Register Status:	Date:	Listing Name:	NRIS #
National Register Historic District (NHL, 11/73)	12/17/69	Beaufort Historic District	69000159

SHPO National Register Evaluation: Contributes to listed district
Name: Beaufort Historic District

Consultant Recommendation:
Name:

Previous Survey:	Reference:	Notes:
☐ H.A.B.S. ☐ Other		
☐ Feiss-Wright (1969)		
☐ Historic Resources of the Lowcountry (1979)		
☒ Milner Historic District Inventory (1979)	106 (674) -4	Vol. 16; full form
☐ A Guide to Historic Beaufort (1995 ed.)		

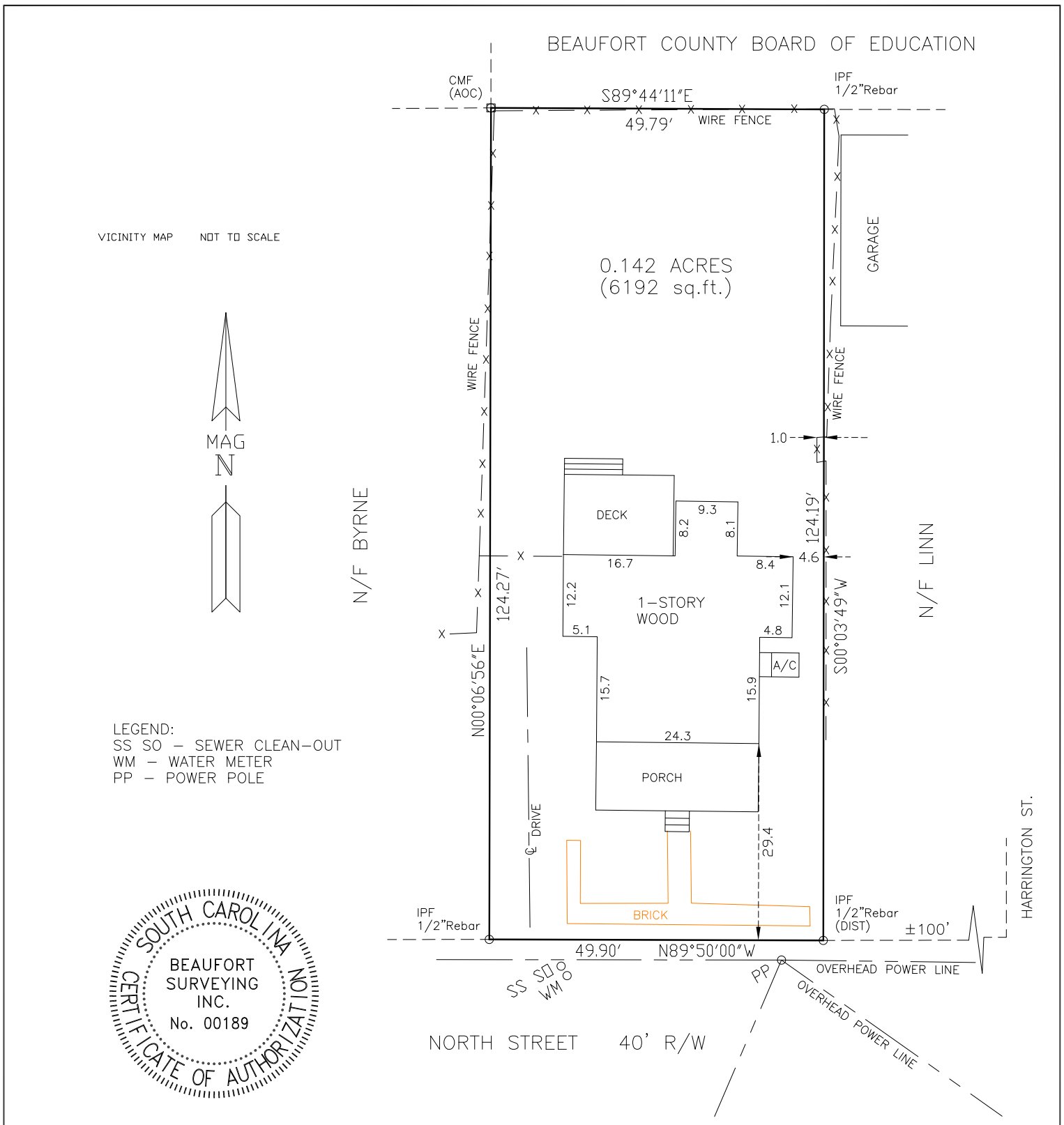
Photograph:



Photographs:
☒ prints
☐ slides
☒ negatives

Date : 3/9/98
Recorder: C. Brooker, Brooker Arch. Cons.

Roll #	Neg.	View of:
B-25	8	S facade & E elev., fac. NW



CLOSING PLAT
PREPARED FOR
WILLIAM P. & KATHLEEN A. GIBBONS
CITY OF BEAUFORT
BEAUFORT COUNTY, SOUTH CAROLINA

THE SAME BEING A PORTION OF BLOCK 106, CITY OF BEAUFORT ACCORDING TO A MAP OR PLAT ADOPTED BY THE U.S. DIRECT TAX COMMISSIONERS FOR THE DISTRICT OF SOUTH CAROLINA.

I HEREBY STATE THAT TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, THE SURVEY SHOWN HEREON WAS MADE IN ACCORDANCE WITH THE REQUIREMENTS OF THE MINIMUM STANDARDS MANUAL FOR THE PRACTICE OF LAND SURVEYING IN SOUTH CAROLINA, AND MEETS OR EXCEEDS THE REQUIREMENTS FOR A CLASS B SURVEY AS SPECIFIED THEREIN; ALSO THERE ARE NO VISIBLE ENCROACHMENTS OR PROJECTIONS OTHER THAN SHOWN.

THIS PROPERTY IS LOCATED IN ZONE C AS DETERMINED BY FEMA, FIRM COMMUNITY-PANEL NUMBER 450026 0005 D, DATED 9-29-86.

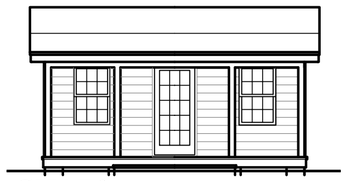
R120-004-000-0674-0000

0 10' 20' 40' 60'

SCALE 1" = 20'

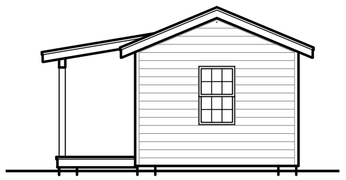
MAY 28, 2008
P13780/MMA

DAVID S. YOUMANS RLS 9765
BEAUFORT SURVEYING, INC.
1613 PARIS AVENUE
PORT ROYAL, S.C. 29935
PHONE (843) 524-3261



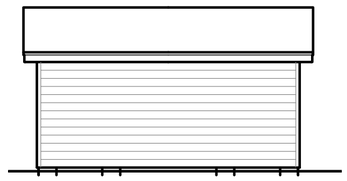
SW Elevation

Out Building



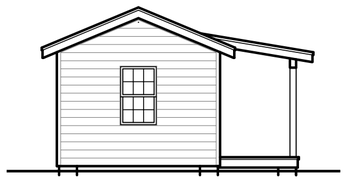
SE Elevation

Out Building



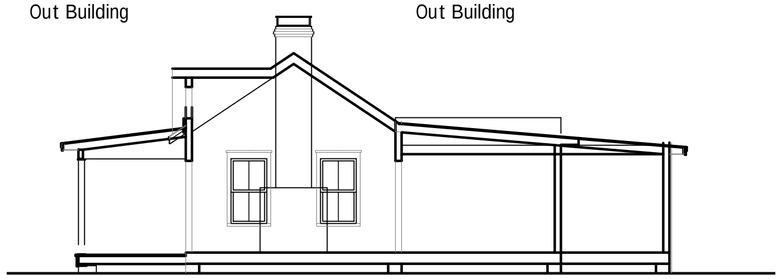
NE Elevation

Out Building



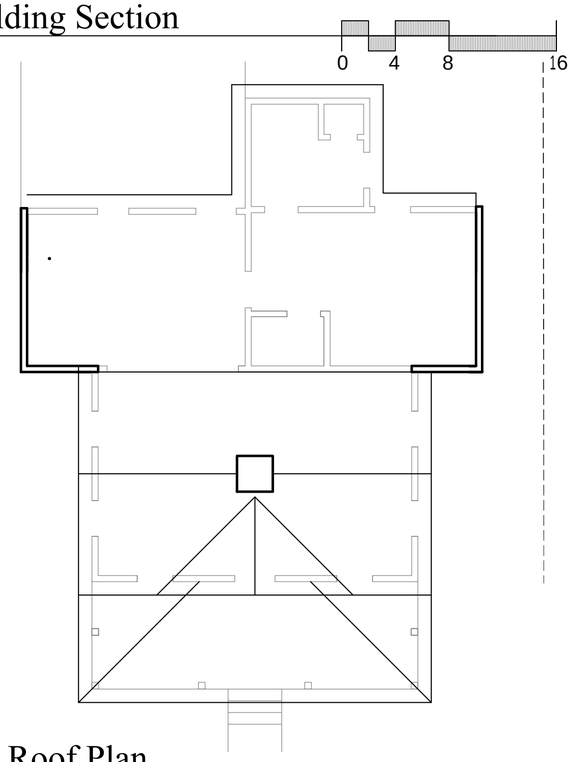
NW Elevation

Out Building



Building Section

0 4 8 16



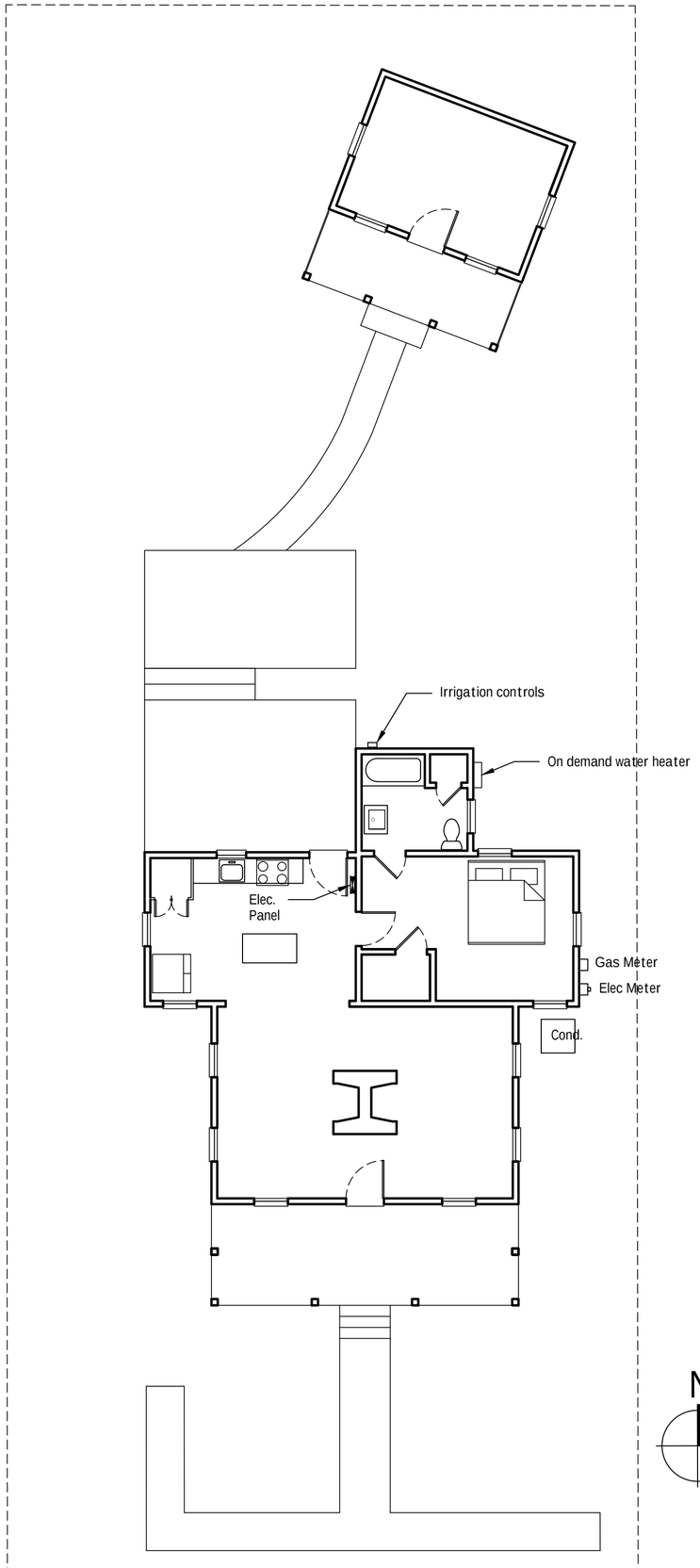
Roof Plan

0 4 8 16

MONTGOMERY ARCHITECTURE & PLANNING, INC.

3-19-24

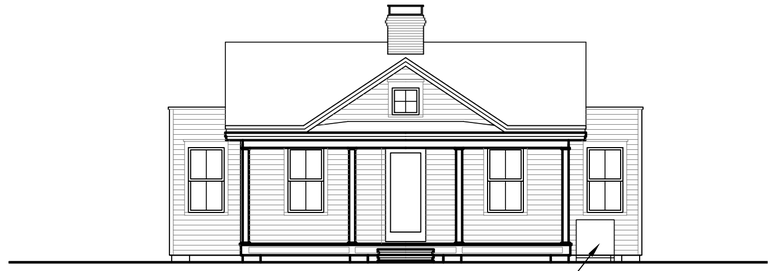
www.monarchpl.com



Floor Plan / Site Plan

0 4 8 16

N



South Elevation

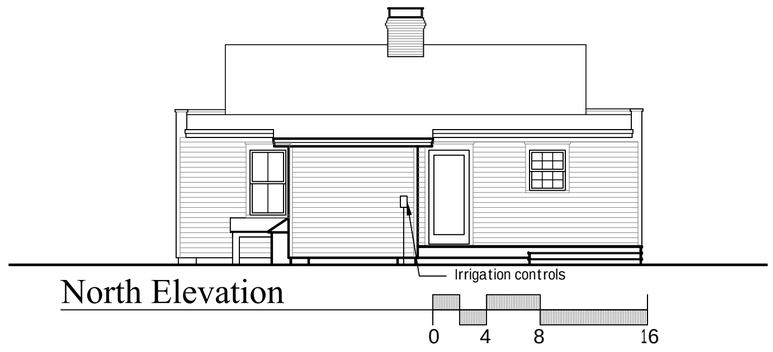
Condenser

0 4 8 16



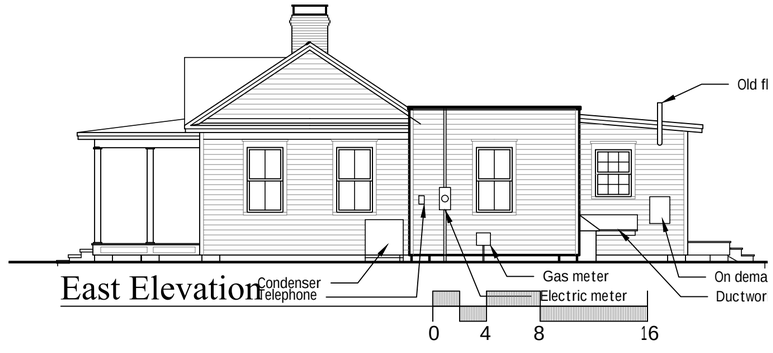
West Elevation

0 4 8 16



North Elevation

0 4 8 16



East Elevation

0 4 8 16

Herlong Residence

1305 North Street

Existing Conditions



1305 North Street - South

MONTGOMERY
ARCHITECTURE &
PLANNING, INC.

www.monarchpl.com

Herlong Residence
1305 North Street
September 3, 2024



East



West

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1305 North Street
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North East



North West

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1305 North Street
September 3, 2024

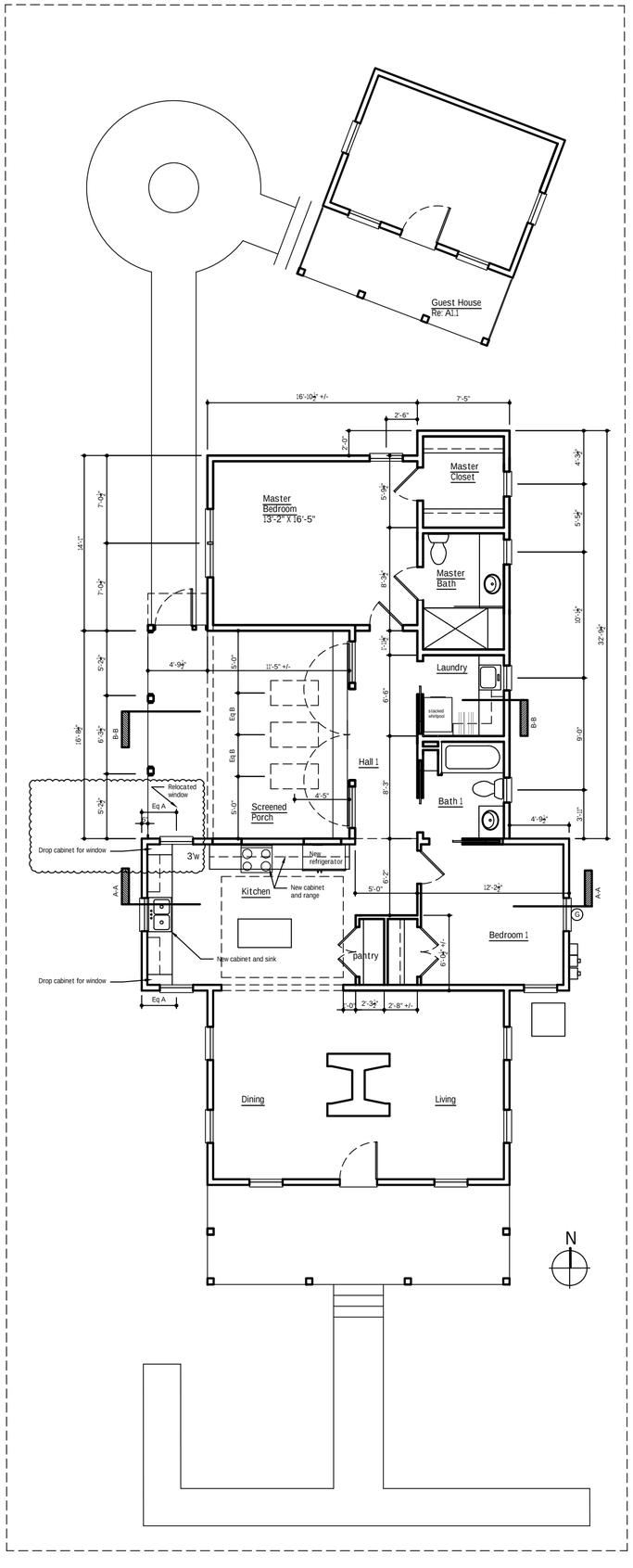


Existing Out Building

MONTGOMERY
ARCHITECTURE &
PLANNING, INC.

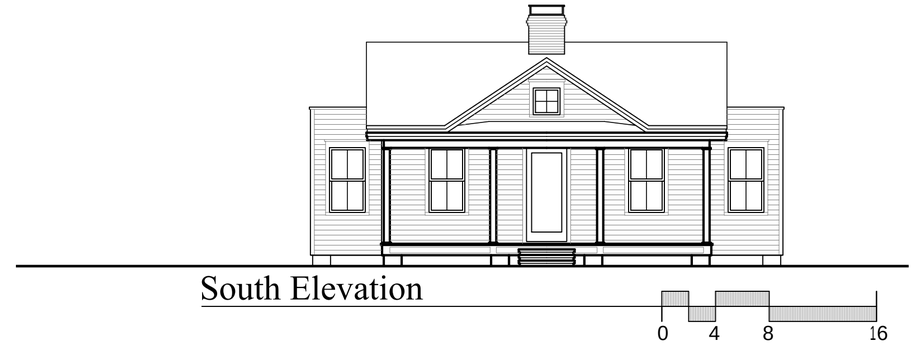
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Herlong Residence
1305 North Street
September 3, 2024



Floor Plan / Site Plan

0 4 8 16



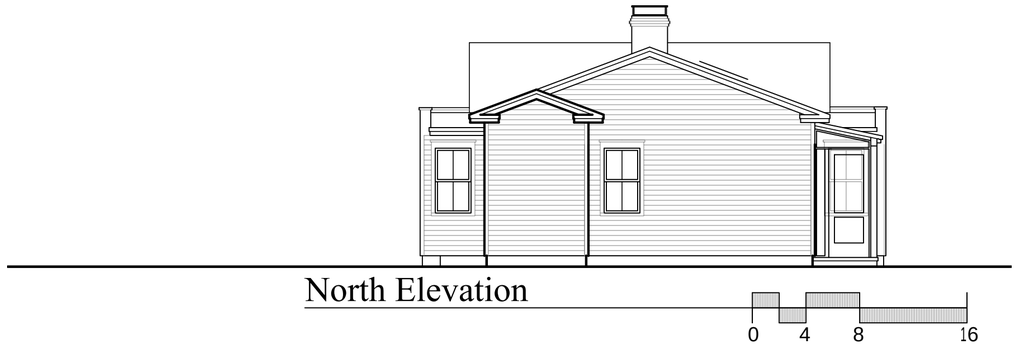
South Elevation

0 4 8 16



West Elevation

0 4 8 16



North Elevation

0 4 8 16



East Elevation

0 4 8 16

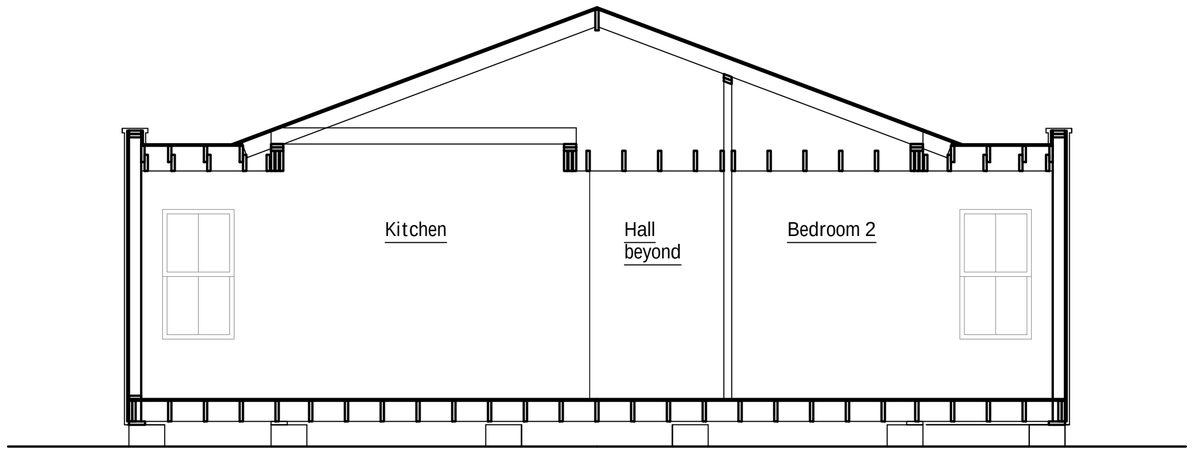
MONTGOMERY
ARCHITECTURE &
PLANNING, INC.

9-23-24

www.monarchpl.com

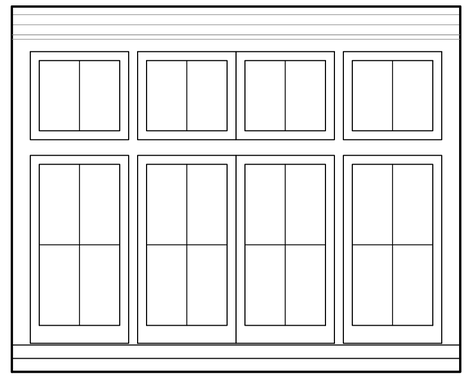
Herlong Residence

1305 North Street



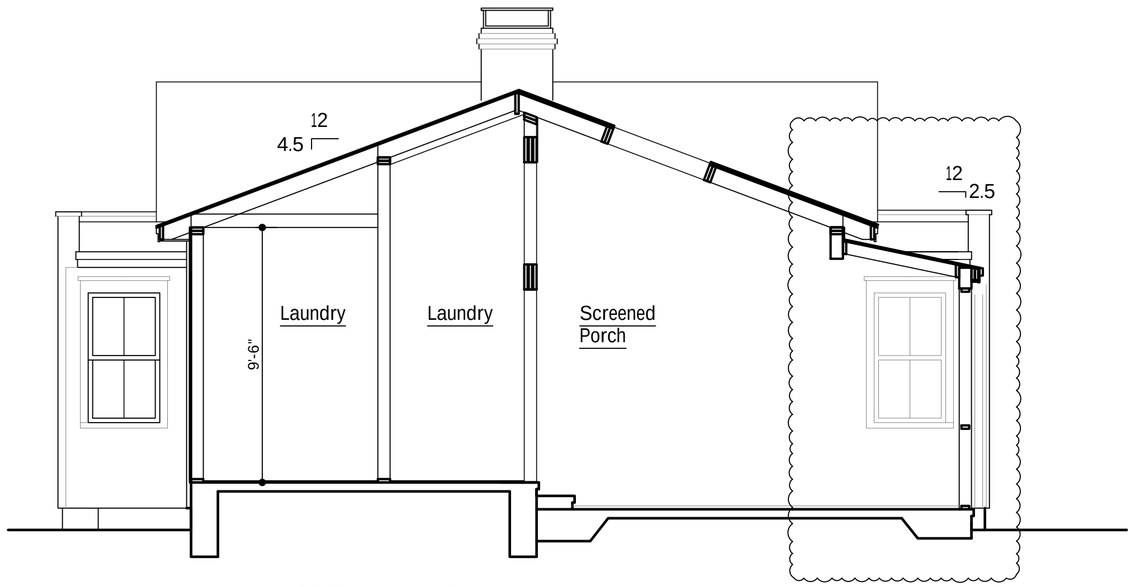
Building Section A-A

0 2 4 8



Option 1
Screened Porch
Interior

0 2 4 8



Building Section B-B

0 2 4 8

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9-23-24

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Herlong Residence

1305 North Street



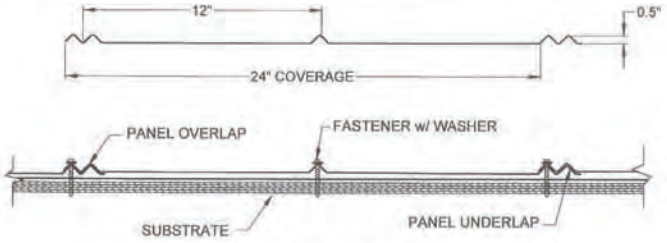
5-V METAL ROOFING

Panel Details

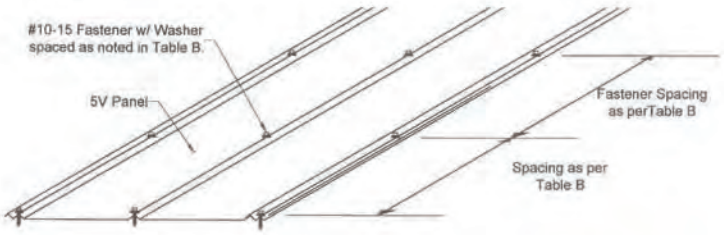
- 24” Total Coverage with 1/2” Rib Height
- 26 & 24 Gauge Available
- 15 Available colors in Stock



- Available in Galvalume
- Exposed Fasteners
- Agricultural, Residential & Commercial Use
- Applies Over Solid Substrates with the use of Underlayment
- Suggested minimum Roof Slope 3:12



FASTENING PATTERN AT FIELD, EAVE & RIDGE OF PANEL



WE SELL ENERGY STAR

4M metals

201 Red Oaks Way · Ridgeland, SC 29936

Telephone: 843.208.2433 · Fax: 843.208.2430

Website: www.4mmetals.com

SENTRICLAD
ARCHITECTURAL METALS

SENTRICLAD 26 GAUGE LOW GLOSS ARCHITECTURAL COLOR PALLETTE



Featuring a pearlescent mica finish; subject to premium pricing. Colors shown are as close to actual colors as allowed by the printing process. Actual metal samples are available. Colors may appear different when viewed at different angles and under different lighting conditions. Due to product improvements, changes and other factors, we reserve the right to change or delete information herein without prior notice.

***Standard Gloss**

○ LEED® compliant for low slope and steep slope
Δ LEED® compliant for steep slope only
PVDF - 70% polyvinylidene flouride resin paint system

SR = Solar Reflectivity IE = Initial Emissivity SRI = Solar Reflective Index
** DENOTES EXOTIC COLORS AND ARE SUBJECT TO PREMIUM PRICING

877-495-7663
www.sentrigard.com

MONTGOMERY ARCHITECTURE & PLANNING, INC.

www.monarchpl.com

Herlong Residence
1305 North Street
September 3, 2024

ANDERSEN™
WINDOWS & DOORS

400 SERIES



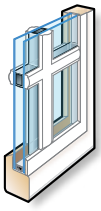
*2020 Andersen brand survey of U.S. contractors.

2021-22 PRODUCT GUIDE FOR PROFESSIONALS



GRILLE OPTIONS

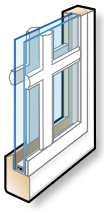
Grille patterns are available in widths and configurations to fit any architectural style or the taste of any customer. We can match virtually any existing grille pattern, and we'll even work with you and your customers to create custom patterns.



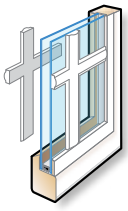
Permanent exterior
Permanent interior with spacer

FULL DIVIDED LIGHT

Permanently applied to the interior and exterior of the window, with a spacer between the glass.



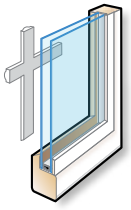
Permanent exterior
Permanent interior



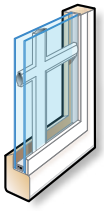
Permanent exterior
Removable interior

SIMULATED DIVIDED LIGHT

Permanent grilles on the exterior and interior, with no spacer between the glass. We also offer permanent exterior grilles with removable interior grilles.



Removable interior



Finelight grilles-between-the-glass*

CONVENIENT CLEANING OPTIONS

Removable interior grilles come off for easy cleaning. Finelight™ grilles-between-the-glass are installed between the glass panes, and feature a contoured profile in 1" (25) and ¾" (19) widths.

Grille Bar Widths & Patterns



¾" (19) | ⅞" (22) | 1⅛" (29) | 2¼" (57)



Actual width shown.

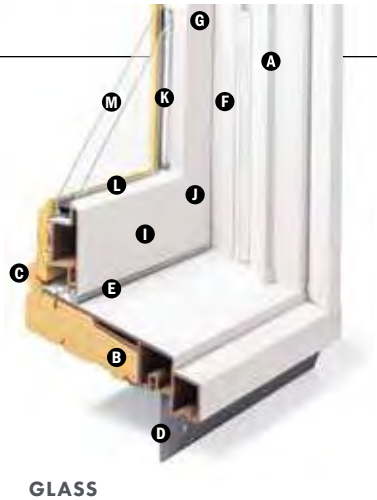
Our 2¼" (57) width grille can be positioned horizontally across the center of a casement window to simulate the look of a double-hung window.

To see all of the standard patterns available for a specific window or door, refer to the detailed product sections in this product guide.

*⅞" (22), 1⅛" (29) and 2¼" (57) are not available in Finelight grilles-between-the-glass.
Dimensions in parentheses are in millimeters.

WOODWRIGHT® DOUBLE-HUNG FULL-FRAME WINDOWS

FEATURES



FRAME

Ⓐ Perma-Shield® exterior cladding protects the frame – beautifully. Best of all, it's low maintenance and never needs painting.*

Ⓑ For exceptional long-lasting* performance, sill members are constructed with a wood core and a Fibrex® material exterior.

Ⓒ Natural wood stops are available in pine, maple, oak and prefinished white. Wood jamb liners add beauty and authenticity to the window interior.

Ⓓ A factory-applied rigid vinyl flange on the head, sill and sides of the outer frame helps secure the unit to the structure.

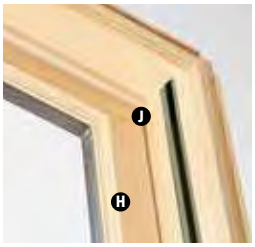
Ⓔ Multiple weatherstrip systems help provide a barrier against wind, rain and dust. The combination of spring-tension vinyl, rigid vinyl and flexible bulb weatherstrip is efficient and effective.

Ⓕ For units with white exterior color, the exterior jamb liner is white. For all other units, the exterior jamb liner is gray.

SASH

Ⓖ Balancers in the sash enable contractors to screw through the jamb during installation without interfering with the window's operation.

Wood Jamb Liner



Ⓗ Natural wood sash interior with classic chamfer detailing. Available in pine, maple, oak or prefinished white.

Ⓘ Low-maintenance sash exterior provides long-lasting* protection and performance. Sash exteriors on most units include Fibrex material.

Ⓙ Sash joints simulate the look of traditional mortise-and-tenon construction inside and out.

GLASS

Ⓚ In addition to stainless steel glass spacers, black or white glass spacers are now available to allow the spacer to blend in with the unit color.

Ⓛ Silicone bed glazing provides superior weathertightness and durability.

Ⓜ High-Performance options include:

- Low-E4® glass
- Low-E4 HeatLock® glass
- Low-E4 SmartSun™ glass
- Low-E4 SmartSun HeatLock glass
- Low-E4 Sun glass

Tempered and other glass options are available. Contact your Andersen supplier.

A removable translucent film helps shield the glass from damage during delivery and construction, and simplifies finishing at the job site.

Patterned Glass

Patterned glass options are available. See page 12 for more details.

HARDWARE



Standard lock and keeper design provides an easy tilt-to-clean feature integrated into the lock.

*Visit andersenwindows.com/warranty for details.

Dimensions in parentheses are in millimeters.

Printing limitations prevent exact replication of colors and finishes. See your Andersen supplier for actual color and finish samples.

Naturally occurring variations in grain, color and texture of wood make each window one of a kind. All wood interiors are unfinished unless a finish is specified.

Distressed bronze and oil rubbed bronze are "living" finishes that will change with time and use.

EXTERIOR & INTERIOR OPTIONS

EXTERIOR COLORS



White | Canvas | Sandtone | Terratone

Dark Bronze | Forest Green | Black

INTERIOR OPTIONS



Pine | Maple

Oak | White

HARDWARE



Standard Lock & Keeper

Antique Brass | **Black** | Bright Brass
Brushed Chrome | Distressed Bronze
Distressed Nickel | Gold Dust
Oil Rubbed Bronze | Polished Chrome
Satin Nickel | Stone | White

OPTIONAL HARDWARE Sold Separately

CONTEMPORARY



Bar Lift

Available in all hardware finishes. Shown in **Distressed Nickel**.

ESTATE™



Hand Lift | Finger Lifts

Antique Brass | Bright Brass
Brushed Chrome | Distressed Bronze
Distressed Nickel | Oil Rubbed Bronze
Polished Chrome | **Satin Nickel**

TRADITIONAL



Bar Lift | Hand Lift | Finger Lifts

Antique Brass | Black | Bright Brass | Brushed Chrome
Distressed Bronze | Distressed Nickel | Gold Dust | **Oil Rubbed Bronze**
Polished Chrome | Satin Nickel | Stone | White

CLASSIC SERIES™



Bar Lift | Hand Lift | Finger Lifts

Stone | **White**

Bold name denotes finish shown.

HARDWARE FINISHES

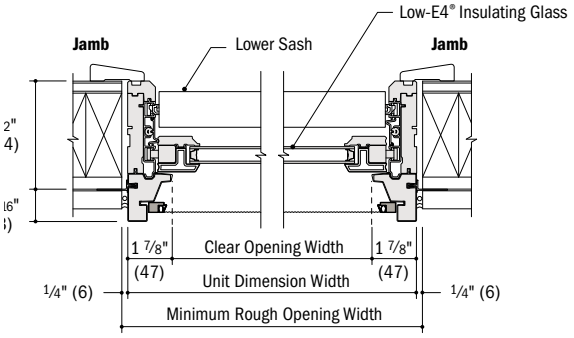


Antique Brass | Black | Bright Brass | Brushed Chrome | Distressed Bronze | Distressed Nickel

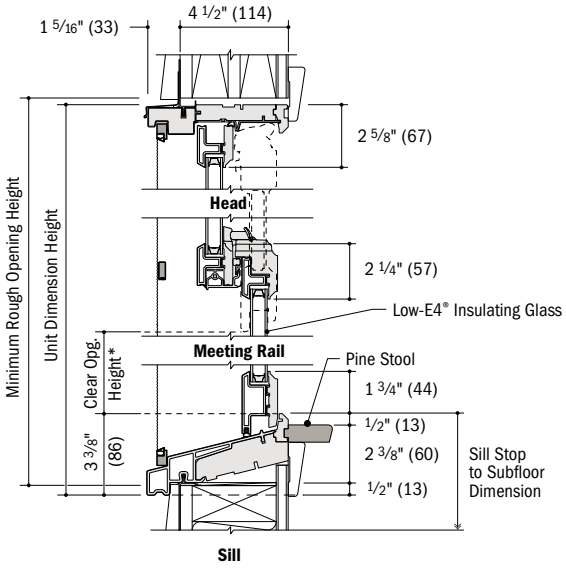
Gold Dust | Oil Rubbed Bronze | Polished Chrome | Satin Nickel | Stone | White

Woodwright® Double-Hung Window Details

Scale 1½" (38) = 1'-0" (305) – 1:8



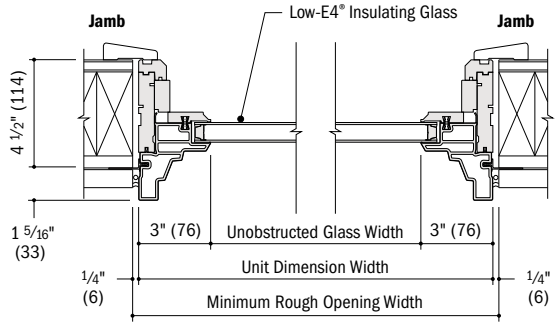
Horizontal Section



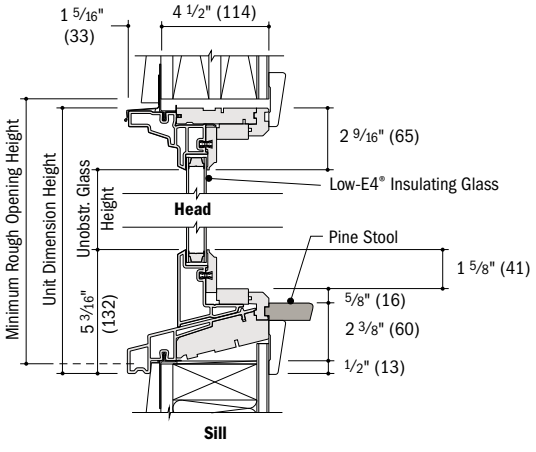
Vertical Section

Woodwright® Picture Window Details

Scale 1½" (38) = 1'-0" (305) – 1:8



Horizontal Section



Vertical Section

- Light-colored areas are parts included with window. Dark-colored areas are additional Andersen® parts required to complete window assembly as shown.
- **Minimum rough openings may need to be increased to allow for use of building wraps, flashing, sill panning, brackets, fasteners or other items. See installation information on pages 210-211.**
- Details are for illustration only and are not intended to represent product installation methods or materials. Refer to product installation guides at andersenwindows.com.
- Dimensions in parentheses are in millimeters.

*Clear opening height dimension is less on arch, unequal leg arch and Springline™ hung windows.

408 CARTERET STREET

Window Replacements

STAFF REPORT: 408 Carteret Street – FINAL Approval

DATE: October 9, 2024

GENERAL INFORMATION		
Applicant:	**David Murray , agent for Carteret Street United Methodist Church**	
Site Location/Address:	**408 Carteret Street; R-120-004-000-0814-0000;**	
Applicant's Request:	**The applicant is requesting final approval for replacement of all windows on the ca. 1954 addition.**	
Current Zoning:	**T4-N**	
Contributing:	**Contributing Structure**	
ZONING DISTRICT INFORMATION		
	T4-N	
Lot Width at Setback:	**40' min 60' in the Point**	
Max Lot Coverage:	**100%**	
Min. Frontage Build Out	**55% of lot area**	
Front Setback	**0' min/15' max**	
Side Setback	**Average prevailing setback on block**	
Rear Setback	**0' alley; 15' no alley**	
Building Height:	**3 stories max**	
SURROUNDING ZONING, LAND USE AND REQUIRED BUFFERS		
Adjacent Zoning	**Adjacent Land Uses**	**Setbacks for Adjacent Zoning /Buffer required if rezoned**
North: T-4 N	**Landing Pad/Digital Corridor**	**N/A**
South: T-4 N	**Arsenal/Carnegie Library**	**N/A**
East: T-4 N	**Contributing Structures**	**N/A**
West: T-4 N	**Historic Homes**	**N/A**

Background: The applicant is requesting final approval to replace 88 windows on the ca. 1954 addition. No windows on the original 1922 building will be altered. The proposed windows are fiberglass Kolbe Forgent Double-Hung. From the manufacturer: "Forgent Series products are comprised of Glastra, a proprietary hybrid of fiberglass and UV stable polymer. Please see included cut sheets for more information.

The windows are being replaced as per the applicant: "The majority of the windows have failed because of rot, and some also have seal failures causing condensation between the glass panes. Additionally, the existing casings, sills and mulls have decayed and are allowing water to enter the building and breakdown the original brick and mortar structure. To rectify the situation and better preserve the brick building, all windows and frames will be replaced along with special attention paid on a case-by-case basis to restore the window bucks and brick sills to their original function and historical look with additional flashing. UMC's goal with this large investment is to add longevity to their community spaces while at the same time honoring historical aesthetics."

In addition, the Applicant states the following regarding the casings and sills of the windows:

"The existing casings, mulls, and sills appear to be wood and should be preserved and restored. In the applicant's replacement campaign, the windows should not be sized down to fit a full window frame within the existing jambs, head, and sill. Rather, the applicant should only consider sash replacement kits with associated new jamb liners where required. In most cases the casings and mulls will have to be replaced along with the windows. In many cases, the surrounding brick sills have failed and will be regrouted where applicable and some completely replaced. The latter will be done sparingly. Regardless, they will be returned to their original historical aesthetics."

Feb 14, 2024, HRB Conceptual Approval

On Feb 14, 2024, the project received concept plan approval from the HRB. The Conceptual Plan was approved with the following recommendations before it went to final:

1. The applicant notes which existing windows are vinyl. However, there are numerous window types existing that do not provide a description of the existing window. They appear to be wood. Some appear to have jamb liners and may be insulated glass (IG) units, but others may be single pane units. A complete list of existing windows noting their composition should be provided and correlated to the labeling system.

2. The applicant provided a typical window section detail and plan detail of a fiberglass clad unit where the applicant is proposing to replace the brickmould and subsill as part of the project. Staff has the following concerns:

i. Are these windows able to be obtained in custom sizes to properly fit the existing openings? If not, these typical details will need to be adapted for specific conditions and extra trim may be necessary to fill

the gaps. The Beaufort Preservation Manual states (p. 155), “Do not alter the size of existing window openings to accommodate stock sizes of replacement windows….Do not decrease the size of window openings to allow for the installation of stock-size replacement windows.”

ii. Staff understands the request is to replace windows on a noncontributing portion of the building and likely most existing window sashes are not original to the 1950’s construction. However, the existing building does seem to retain its existing brickmould surrounds, mull covers, and wood subsills in most locations. The profile of these items appears different than the stock universal items provided by the proposed window manufacturer.

iii. While the building in question is not contributing to the district, it is within the district and highly visible from the public right-of-way. Windows are significant character defining features and the consideration to replace must be a careful one. A window is more than just the sashes. With this application, consideration must be given to the visual of the building relative to complete replacement of existing wood trim and window units for stock components. To assist in this review the applicant should provide existing window section and plan details for the various existing window types. These details will more easily show how the proposed window will relate to the existing conditions.

iv. With the present information, staff is not supportive of a full replacement unit where all wood elements are removed for the installation of universal window system components.

v. Staff is more supportive of replacement window sash kits that are made to fit the existing window jamb and head/sill dimensions and utilize jamb liners installed on the existing jambs. This type of a proposal would utilize the existing brickmould trim and subsills, which will need various levels of repair. This type of solution is generally more successful in retaining the character defining feature of these windows. If the applicant were making this proposal, staff supports the fiberglass sashes in custom sizes made to fit the existing openings.

3. If any exterior doors are to be replaced, they must be noted and cutsheets of the proposed doors provided for review.

Beaufort Preservation Manual:

Chapter 10 of the Beaufort Preservation Manual relates to window replacements, and strongly recommends replacing wood windows with wood windows:

- Repair or replace existing historic windows in-kind. The profiles of window frames, sash, mullions, muntins, beads, and stops are critical elements to the appearance and character of the window and must be closely replicated. The "relief" of these elements, the relationship of their receding planes, cause the shadow lines which determine the character of the window.
- Replacement windows should thus duplicate the existing historic windows. •
- Save as much historic fabric as possible. In some cases, this will involve removing deteriorated sections and patching as invisibly as possible. Historic windows should be replaced only if they are beyond repair.
- Replace inappropriate windows with windows appropriate to the period of the house.
- Extant wood window screens should be retained, maintained, and repaired as necessary

The Preservation Manual has a specific section on Fiberglass windows, but does have some recommendation to avoid a wood gran appearance:

- Fiberglass: Similar to aluminum-clad wood, fiberglass windows can blend authentic appearance with reduced maintenance. Fiberglass profiles, unlike aluminum and vinyl windows, are often available in sizes similar to historic wood windows. Sash and frame members approximating wood sizes allow for glass pane sizes similar to historic configurations. Additionally, fiberglass can be painted giving it a painted wood-like appearance. While painted surfaces will have to be maintained, fiberglass windows can have a very long life and age well without warping and fewer open joints that vinyl. Like fiberglass siding, fiberglass windows are available with a wood grain pattern. This option should be avoided to achieve the most authentic appearance.

FINDINGS AND RECOMMENDATIONS

Staff Recommendation:

Staff recommends final approval of the proposed alterations to the existing structure at 408 Carteret Street, in that it satisfies the intent of the Beaufort Preservation Manual and requirements of the Beaufort Code, with the following conditions:

1. Staff recommends the applicant select PVC that can be milled to mimic the existing cyma reversa brick mold. Certain PVC manufacturers offer material for milling and routing in full 1 ¼" and 1 ½" thicknesses.

attended HTRC 9/6/23

DEVELOPMENT REVIEW PROCESS
HISTORIC REVIEW BOARD APPLICATION
Community Development Department
1911 Boundary Street, Beaufort, South Carolina, 29902
p. (843) 525-7011 / f. (843) 986-5606
Email: development@cityofbeaufort.org / website: www.cityofbeaufort.org

☐ Staff Review
☐ Board Review

Pd $250 9/10/24 ck 1506

Application Fee: *see attached schedule*

OFFICE USE ONLY: **Date Filed:** 9/10/24 **Application #:** 27563 **Zoning District:** T4-N
BCAGHS Survey: ☑ **Yes** ☐ **No**

Schedule: The Historic Review Board (HRB) typically meets the 2nd Wednesday of each month at 2pm. The complete schedule, along with the list of deadlines, may be found here - http://cityofbeaufort.org/372/Historic-District-Review-Board

Submittal Requirements: All forms and information shall be submitted digitally + 5 hardcopies of all documents. In addition to a complete applicationform, applicants shall submit the required items according to the checklists on the subsequent page. **Submittals are due by 12:00 noon on the 2nd Friday before the meeting you want to attend.**

Review Request: ☐ Conceptual ☐ Preliminary ☑ Final ☐ Bailey Bill Approval* ☐ Change After Certification
**Requires a Bailey Bill – Part A Preliminary Review Application Form*

Pursuant to Section 6-29-1145 of the South Carolina Code of Laws, is this tract or parcel restricted by any recorded covenant thatis contrary to, conflicts with, or prohibits the activity described in this application? ☐ **Yes** ☑ **No**

Applicant, Property, and Project Information

Applicant Name: David Murray

Applicant Address: 73 Sams Point Road, Beaufort, SC 29907

Applicant E-mail: dmurray@tidemarsh.com Applicant Phone Number: 843-605-6380

Applicant Title: ☐ Homeowner ☐ Tenant ☑ Architect ☐ Engineer ☐ Developer

Owner (if other than the Applicant): Carteret Street United Methodist Church

Owner Address: 408 Carteret Street, Beaufort, SC 29902

Project Name: Carteret Street UMC - Renovation

Property Address: 408 Carteret Street, Beaufort, SC 29902

Property Identification Number *(Tax Map & Parcel Number)*: R120 004 000 0812 0000; R120 004 000 0813 0000; R120 004 000 0814 0000; R120 004 000 0815 0000; R120 004 000 0818 0000.

Date Submitted: 09/10/2024

Certification of Correctness: I/we certify that the information in this application is correct.

Applicant's Signature: _____ Date: 09/10/2024

Owner's Signature: _____ Date: 9-10-2024

(The owner's signature is required if the applicant is not the owner.)

DEVELOPMENT REVIEW PROCESS
HISTORIC REVIEW BOARD APPLICATION

Community Development Department
1911 Boundary Street, Beaufort, South Carolina, 29902
p. (843) 525-7011 / f. (843) 986-5606
Email: development@cityofbeaufort.org / website: www.cityofbeaufort.org

☐ Staff Review
☐ Board Review

Application Fee:
see attached schedule

Required Project Information

Project Name: Carteret Street UMC - Renovation

Property Size in Acres: 1.25 (total) Proposed Building Use: Religious

Nature of Work (check all that apply):

☐ New Construction, Primary Structure ¨ New Construction, Primary Structure ¨ Alterations / Additions

☐ Demolition* ¨ Relocation* **Demolition and Relocation requires a public hearing*

Building Square Footage (if multiple buildings, please list each one and their square footage by floor):
Main Church: 1st = 9583 SF, 2nd = 3333 SF, 3rd = 3333 SF; Office = 5322 SF (all approx.)

Is this project a redevelopment project? ☐ Y ☑ N

Are there existing buildings on the site? ☑ Y ☐ N if yes, will they remain? ☑ Y ☐ N

Provide a brief Project Narrative (if requesting Bailey Bill Approval, this section may be left blank):

The Carteret Street United Methodist Church aims to better protect and operate the original 1954 structure surrounding the original 1922 church. With similar materials and aesthetics as the elevator addition in 2018, the Church hopes to replace the existing windows on the 1954 structure. Additionally, the Church hopes to replace two double door entry doors on the interior facade of the property.

CONTACT INFORMATION:

Attention: Julie A. Bachety, Administrative Assistant II
City of Beaufort Community Development Department
1911 Boundary Street, Beaufort, South Carolina 29902
E-Mail: development@cityofbeaufort.org | Phone: (843) 525-7011 | Fax: (843) 986-5606

Submission Requirements for New Construction and Alterations or Additions

Please submit DIGITAL FILES ONLY via email to: development@cityofbeaufort.org

*Initial submittals should show existing and proposed conditions. For all subsequent submittals, architectural drawings should show and clearly label existing conditions, the previous proposal, and the current proposed. Each version of the same drawing should be adjacent to the others in the application for easy review.

***This Application Requirements Checklist MUST be included in applications, with submitted items checked.**

Conceptual Review

- ☑ **Existing Context:** Color photographs of the existing structure and the adjacent structures.
- ☑ **Plat:** A plat indicating the tax map and parcel number, existing structure(s), setbacks, existing trees, and proposed construction footprint.
- N/A **Site Plan:** A site plan, to scale, indicating the location of the existing structure on the lot, proposed new structure, any site modifications (parking, paths, landscaping, tree removal, etc…), any new or existing mechanical equipment and screening area, and percentage of the total impervious paving. The plan should also include any connections to the public right of way (street and/or sidewalk), and grade elevations of the street and/or sidewalk and the proposed construction at the first floor.
- ☑ **Design:** One or more drawings that convey the intent of the proposal. This may include: floor plans, elevations, and building sections. They should display massing and scale of new construction and how it relates to the existing structure or surrounding context. For new construction and additions, this drawing should include a street elevation and/or a street section showing height and width relationships to existing adjacent buildings.
- N/A **3-D Rendering:** A 3-D rendering, or physical scale model, showing the height, mass and scale of the proposed building in its context is required for all structures except single-family and 2-3 unit residential buildings.
- ☑ **Pre-Application Conference:** A Pre-application conference is required for all commercial new construction and substantial commercial renovation projects. The requirement for an Archeological Impact Assessment will be determined at this meeting.

Preliminary Review: All the documents required for Conceptual Review, PLUS:

- N/A **Floor Plans:** Proposed floor plans of all levels of the building, including square footage. For Alterations or Additions, existing conditions drawings of the floor plan are also required, showing the area and square footage affected by the addition.
- FEB 2, 24 PHOTOS ☑ **Elevations:** Elevation drawings of all sides of the building, including heights – height above grade, floor-to-floor heights, eave height and ridge height (if applicable). For Alterations or Additions, existing conditions drawings of all four elevations are also required.
- N/A **Color Rendering:** A colored version of at least one elevation, noting proposed materials and colors.
- N/A Additional on-site representation, such as a height story pole, and corner staking of the foundation, may be required.
- N/A A Certified Arborist report may be required if grand trees are affected by the project.

Final Review: All the documents required for Preliminary Review, PLUS:

- ☑ **Details:** A typical wall section(s), window details, door details, eave details, porch details, and any other details characteristic to the building are required.
- ☑ **Material Samples and Cut Sheets:** Applicant to submit cut sheets for all exterior building materials, to include roof and typical roof details, doors, windows, dryer vents, exterior lighting, etc. Samples of windows, lighting and building materials may be required at Staff's discretion.
- ☑ **Final Materials List:** A final list, including colors, is required.
- N/A **Landscaping Plan:** A landscaping plan is required for commercial projects. It shall include a schedule detailing materials and colors of all plants and landscape materials, all existing trees, with the trees to be removed noted, existing and proposed grading, and any exterior lighting proposed.

BEAUFORT COUNTY
HISTORIC SITES SURVEY - 1997

INTENSIVE LEVEL BUILDING INVENTORY FORM

Statewide Survey Site Form
State Historic Preservation Office
South Carolina Department of Archives and History
Columbia, SC

Site Number: U- 13 - 904
(Access / County / Site #)

USGS Quad: 025 Beaufort
Doc. Level: Intensive Level-Building

Historic name(s): Carteret Street United Methodist Church
Map Ref.: BFT 09 (BR)
Tax Number: R120 004 000 0814 0000

Common name(s):
City Block Ref.: 47 .01
Island: Port Royal Is.

Address/location: **408 Carteret St.**
City/Vicinity of (vic.) Beaufort

Date: 1922 ca.
Alteration date:

Ownership: ☒ 1. private ☐ 2. city ☐ 3. county ☐ 4. state ☐ 5. federal ☐ 6. unknown

Category: ☒ 1. building ☐ 2. site ☐ 3. structure ☐ 4. object

Historic use(s): church
Current uses: church

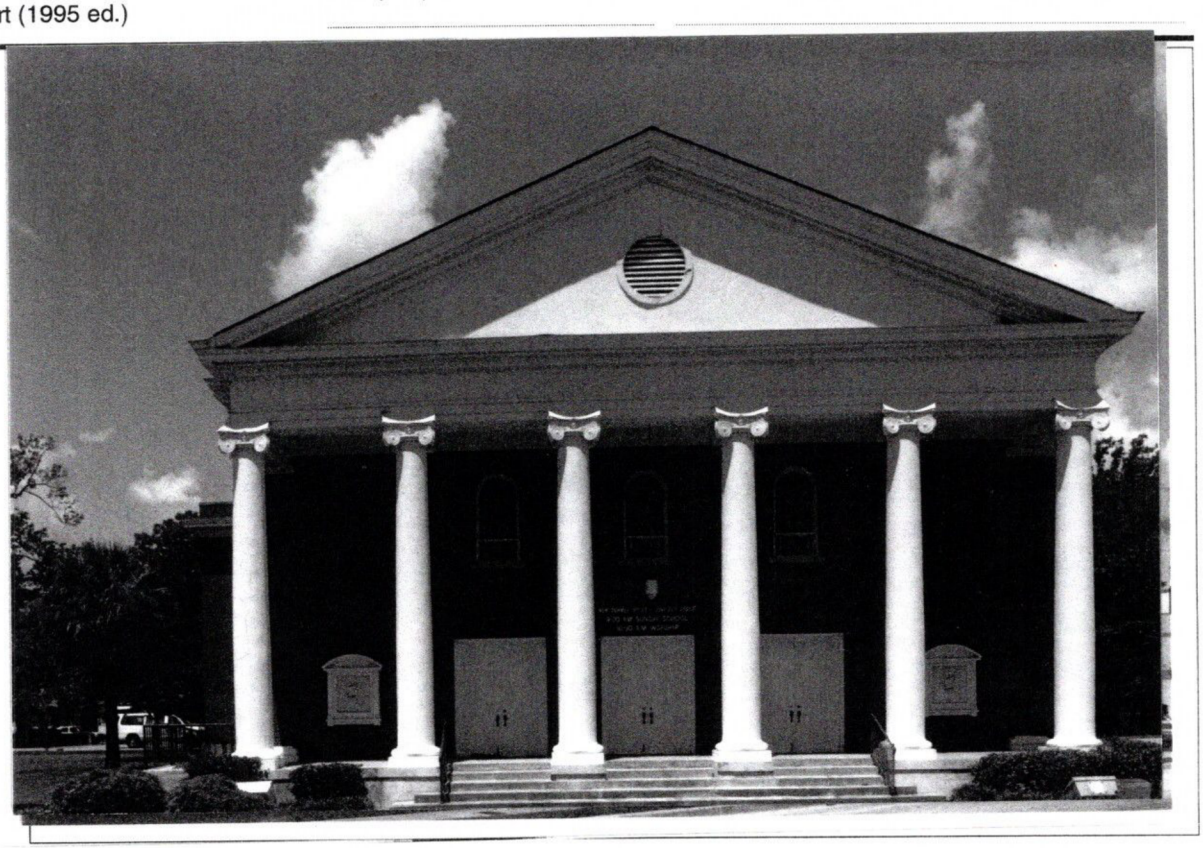
National Register Status:	Date:	Listing Name:	NRIS #
National Register Historic District (NHL, 11/73)	12/17/69	Beaufort Historic District	69000159

SHPO National Register Evaluation: Contributes to listed district
Name: Beaufort Historic District

Consultant Recommendation:
Name:

Previous Survey:	Reference:	Notes:
☐ H.A.B.S.		
☐ Other		
☐ Feiss-Wright (1969)		
☐ Historic Resources of the Lowcountry (1979)		
☒ Milner Historic District Inventory (1979)	047 (814) -1	Vol. 05; full form
☐ A Guide to Historic Beaufort (1995 ed.)		

Photograph:



Photographs:
☒ prints
☐ slides
☒ negatives

Date : 7.18.97
Recorder: C. Brooker, Brooker Arch. Cons.

Roll #	Neg.	View of:
B-17	25	E facade & S elev., fac. NW
B-17	26	E facade, fac. W

Style: Neoclassical

Commercial Form:

Core Shape: rectangular

Stories: 1 story

Construction: masonry

Roof: Shape: gable (end to front)

Material: composition shingle

Chimney: Type: interior

Material: brick

Exterior Walls: brick

Windows: art glazed

Type: fixed

Pane Config.:

Doors: double

Foundation: brick

Porch Height: 1 story

Porch Width: full facade

Porch Roof Shape: pedimented gable

Porch Details: columns

Decorative Elements: cast stone

Outbuildings: office

Interior Features:

Number of Related Resources:

Surroundings: residential/commercial

Acreage: less than 1 acre

Quadrangle: Beaufort

Alterations:

Alteration date:

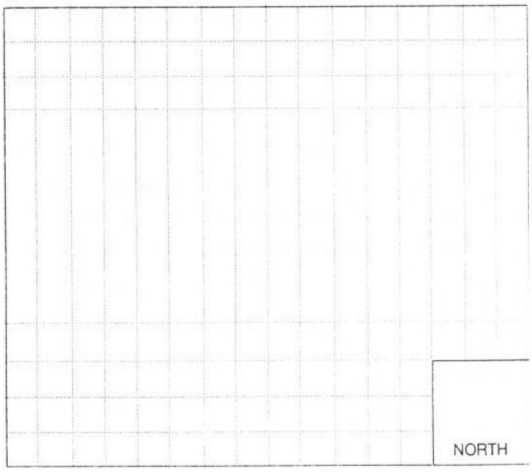
Integrity: good

Condition: good

Description: brick built church orientated east/west with main entrance facing street east. Approach via temple front style porch supported on 6 masonry Ionic columns. East facade incorporates 3 entrance doors with small arched windows above. North elevation has 3 large arched window openings with bulls eye window in most easterly bay. Activity and office areas to building's rear (west).

Historical Data: Before occupation of Beaufort by Union troops in 1862, site owned by M.S. Lawson.

Sketch:

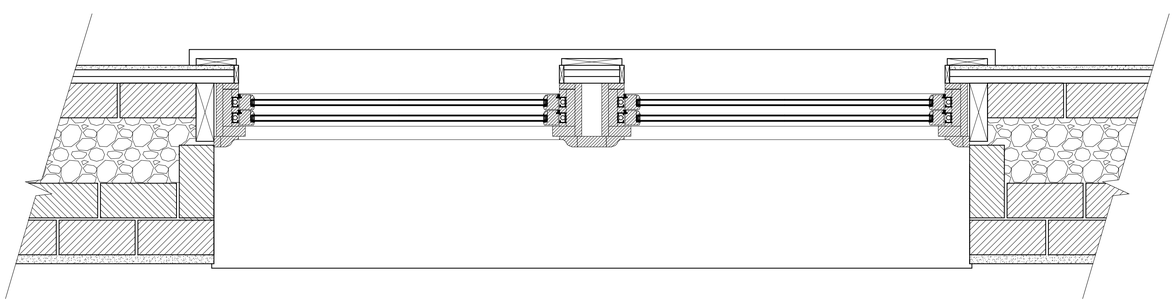


Site Number: U - 13 - 904

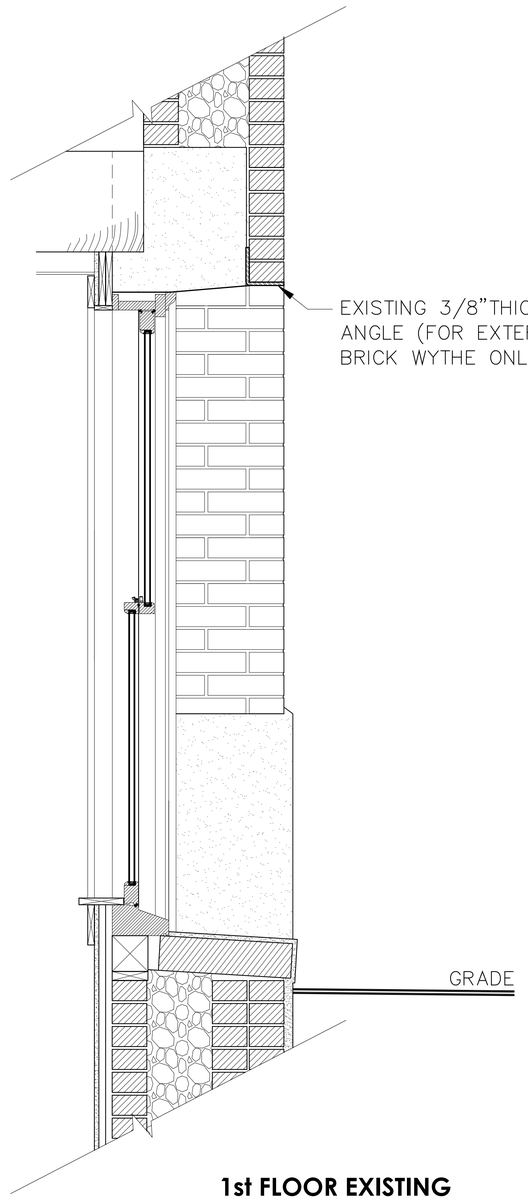
Informant/ Bibliography:



1st FLOOR EXISTING WINDOW ELEVATION, typ.



1st FLOOR EXISTING
WINDOW PLAN VIEW, typ.



1st FLOOR EXISTING
WINDOW SECTION
VIEW, typ.
NOTE: SINGLE DOUBLE HUNG
WINDOW SECTIONS SIMILAR

DESIGN | WINDOWS - SCALE: 1-1/2" = 1'-0"

Copyright 2024: Tidemarsh, LLC, All rights Reserved

Contractor shall check all dimensions on the work and report any discrepancy to the architect before proceeding.

All work to be done is to the adopted codes and standards required for approved construction.
All drawings and specifications are the property of the architect and must be returned upon request.

This drawing is not to be used for construction until signed by the architect.

CONSULTANTS
JHN-Residential Building Design
JHN Residential LLC
73 Sams Point Road, Beaufort, SC 29907
jhn-residential.com
Tel: 843.605.6168
info@jhn-residential.com

Prints issued No. Date

Final Review Drawings
Historic District Design Review Board
Beaufort, South Carolina

United Methodist Church

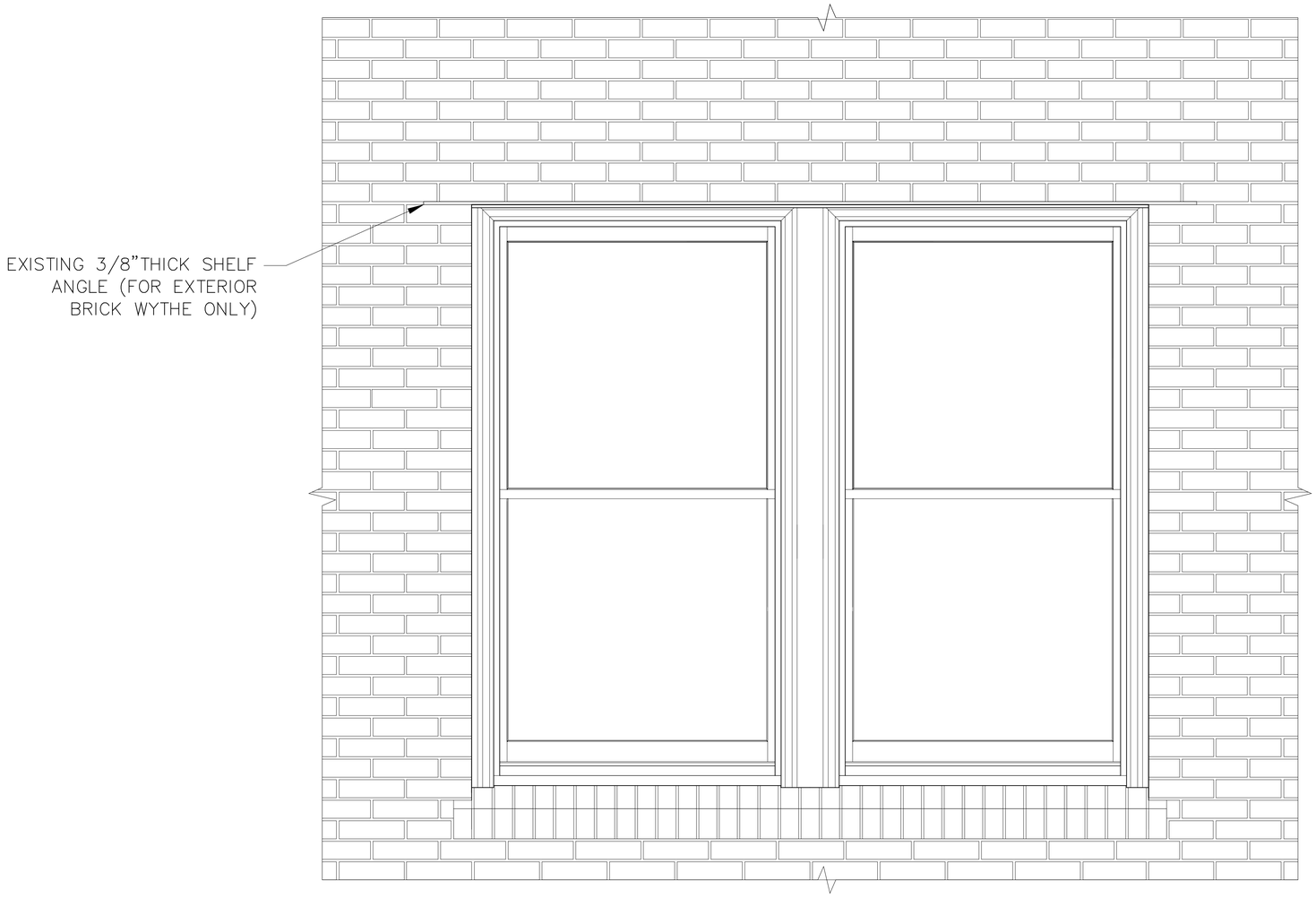
408 Carteret Street
Beaufort, SC 29902

TIDEMARSH
ARCHITECTURE • PLANNING • DESIGN
TIDEMARSH, LLC
73 Sams Point Road,
Beaufort, SC 29907
dmurray@tidemarsh.com
jniemand@tidemarsh.com
(843) 605-6380

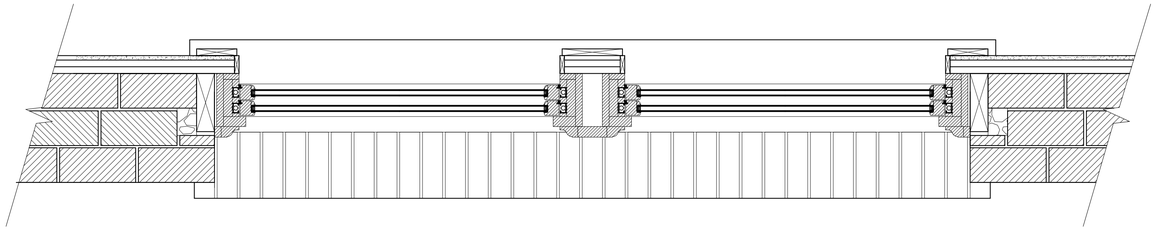
Final HRB Review

HR-109

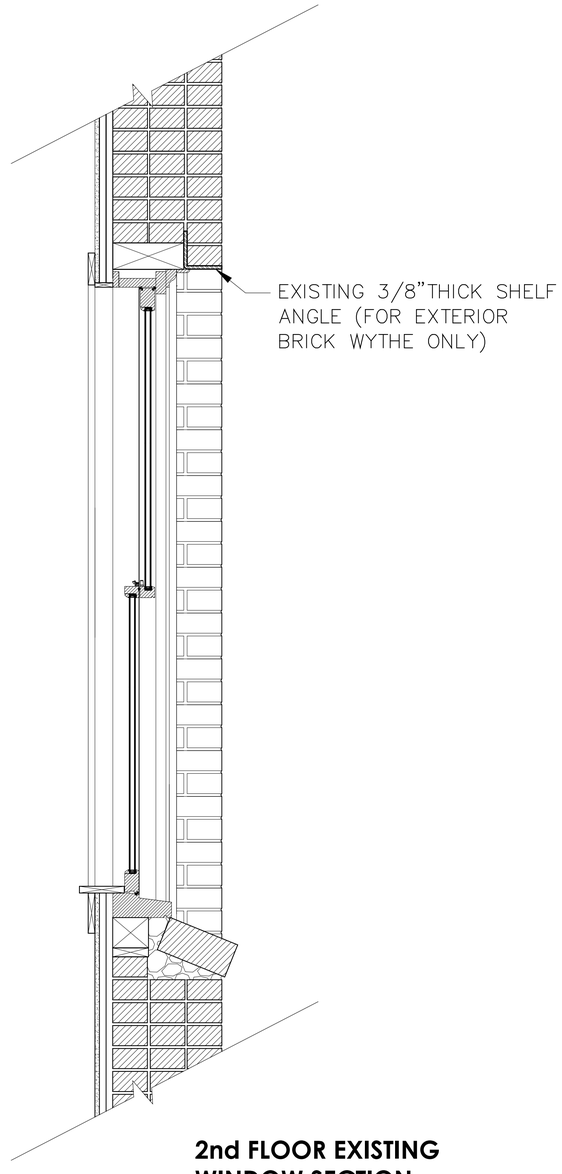
September 10, 2024



2nd FLOOR EXISTING WINDOW ELEVATION, typ.



**2nd FLOOR EXISTING
WINDOW PLAN VIEW, typ.**



**2nd FLOOR EXISTING
WINDOW SECTION
VIEW, typ.
NOTE: SINGLE DOUBLE HUNG
WINDOW SECTIONS SIMILAR**

DESIGN | WINDOWS - SCALE: 1-1/2" = 1'-0"

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Final Review Drawings
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United Methodist Church

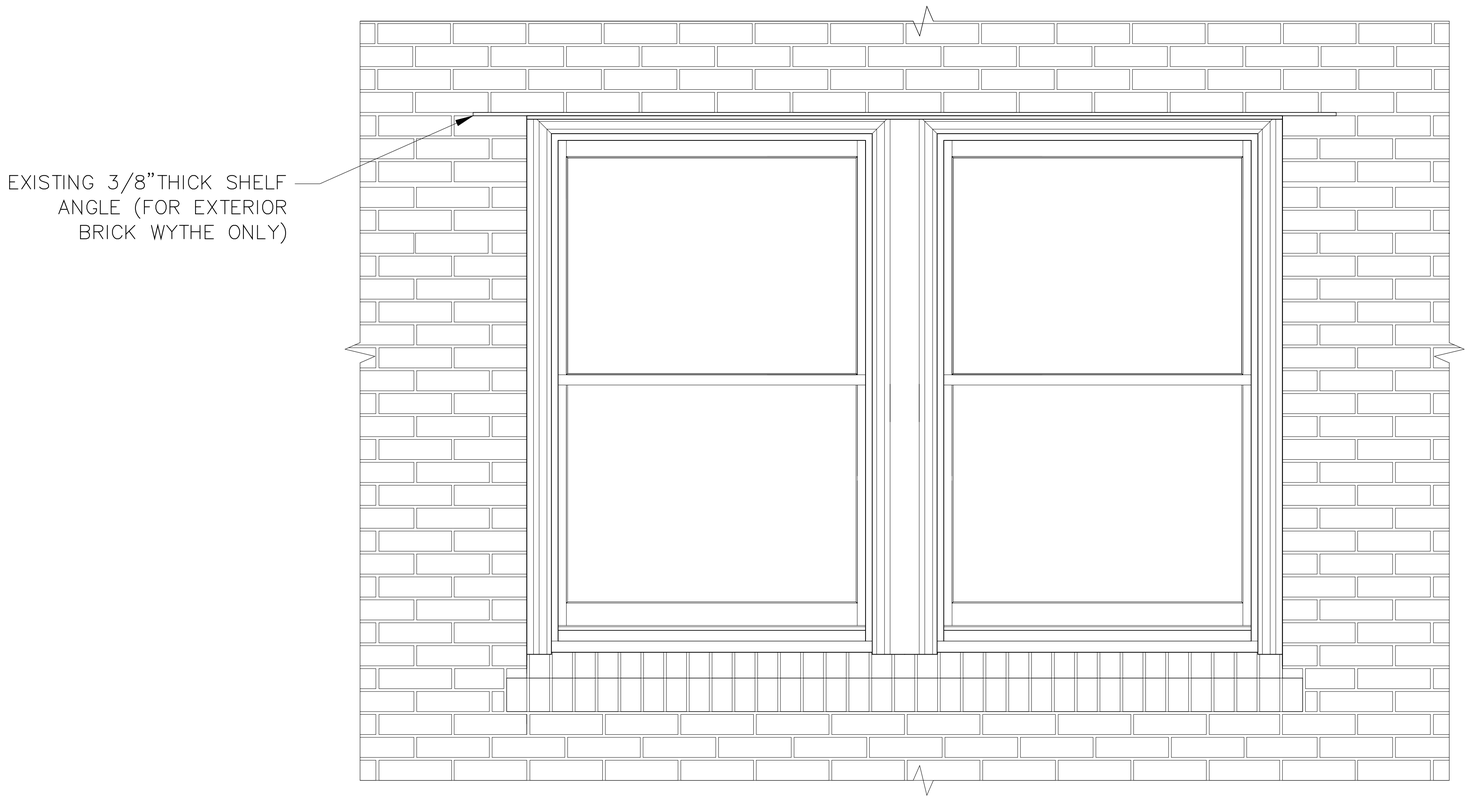
408 Carteret Street
Beaufort, SC 29902

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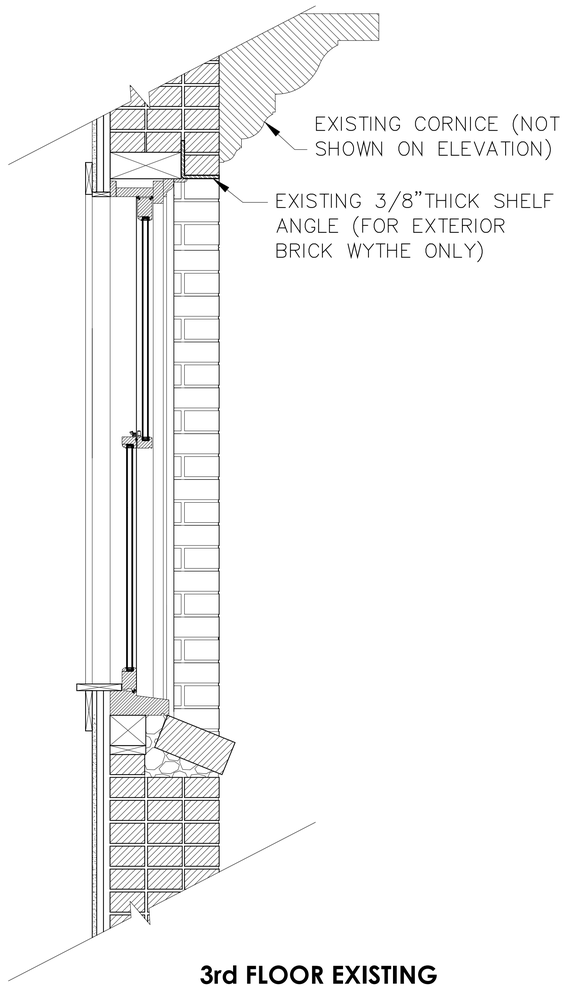
Final HRB Review

HR-110

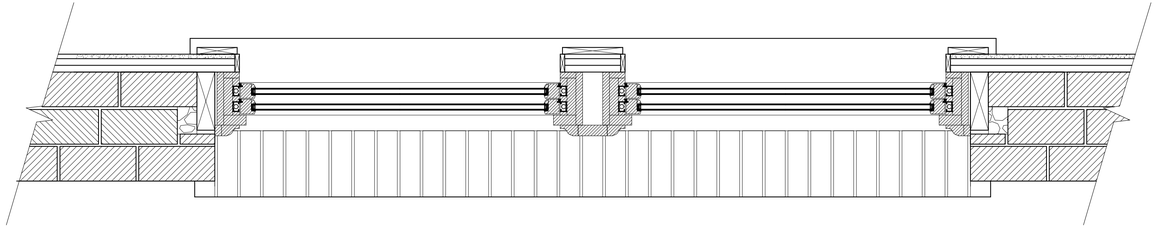
September 10, 2024



3rd FLOOR EXISTING WINDOW ELEVATION, typ.



3rd FLOOR EXISTING WINDOW SECTION VIEW, typ.
NOTE: SINGLE DOUBLE HUNG WINDOW SECTIONS SIMILAR



3rd FLOOR EXISTING WINDOW PLAN VIEW, typ.

DESIGN | WINDOWS - SCALE: 1-1/2" = 1'-0"

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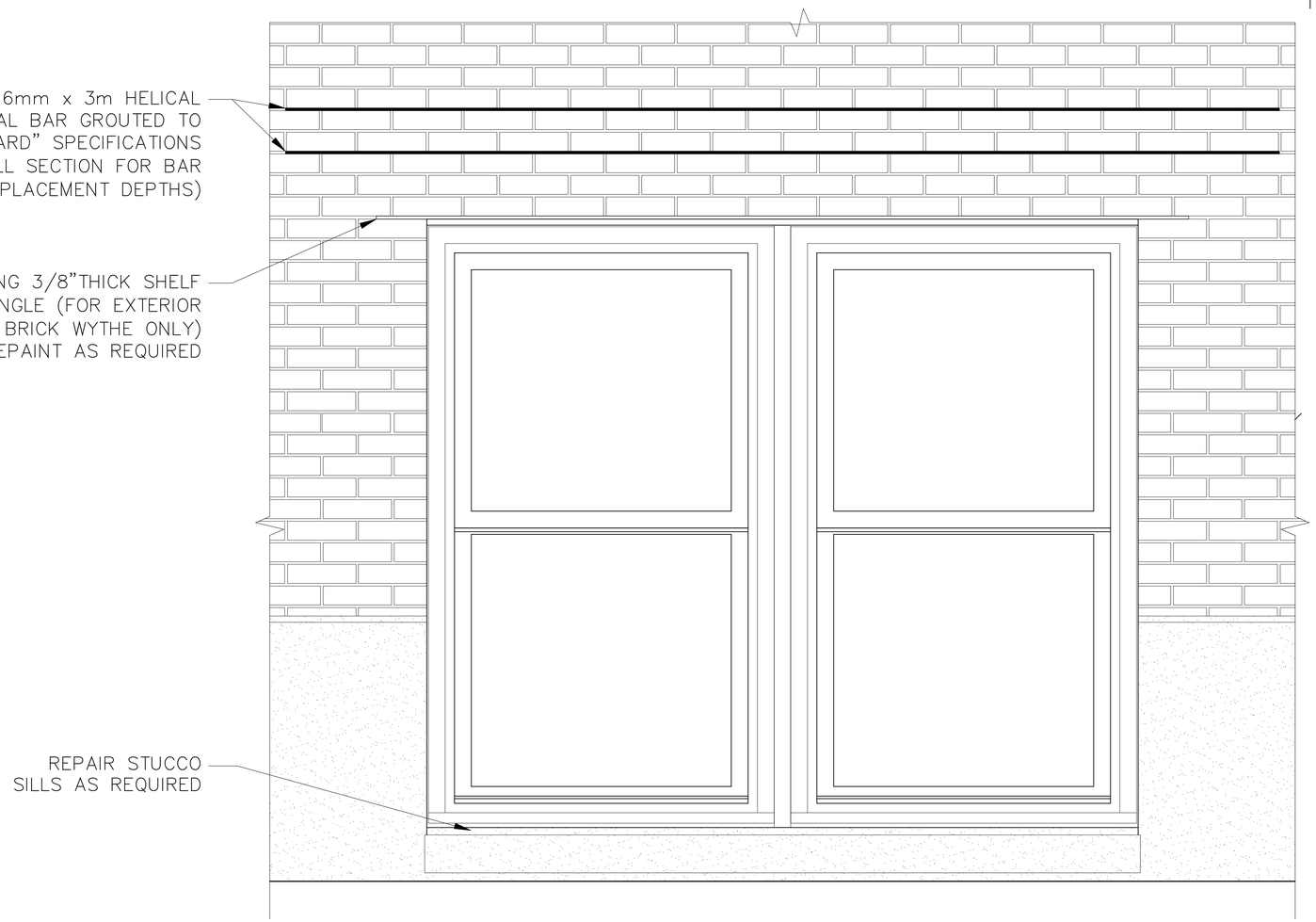
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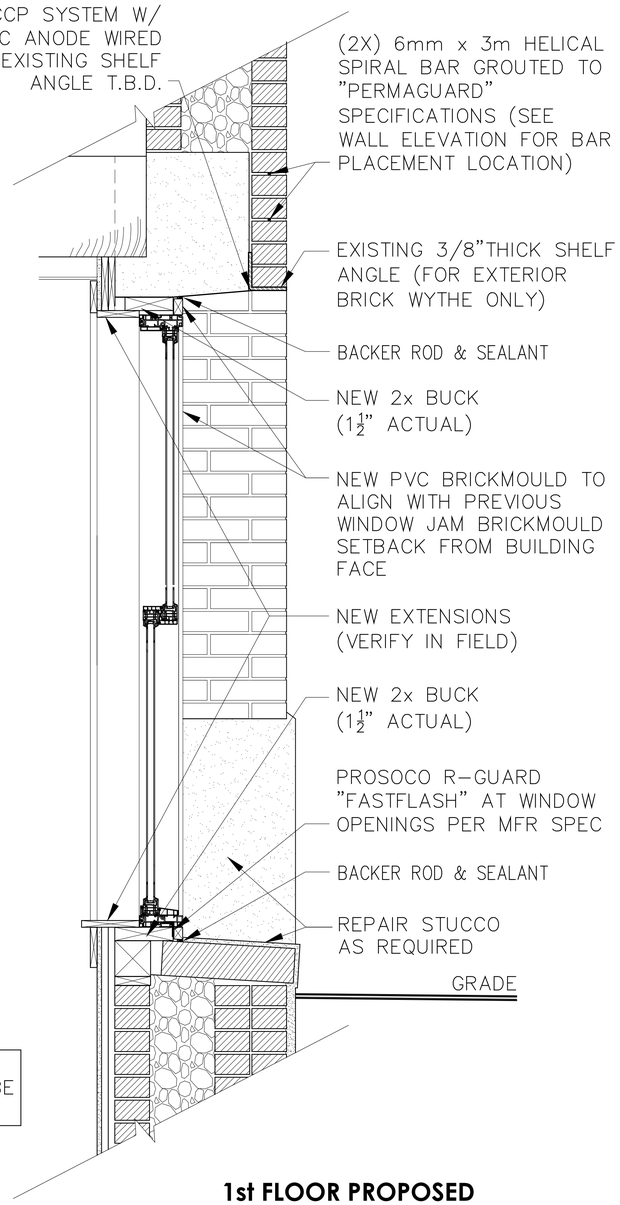
Final HRB Review

HR-111

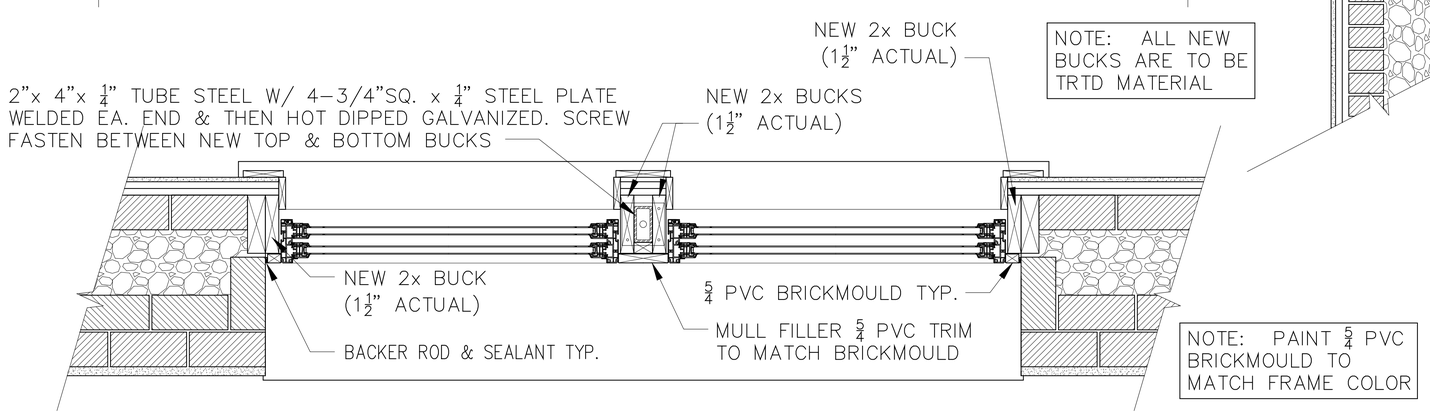
September 10, 2024

1st FLOOR PROPOSED WINDOW ELEVATION, typ.





1st FLOOR PROPOSED WINDOW SECTION VIEW, typ.
NOTE: SINGLE DOUBLE HUNG WINDOW SECTIONS SIMILAR



1st FLOOR PROPOSED WINDOW PLAN VIEW, typ.

DESIGN | WINDOWS - SCALE: 1-1/2" = 1'-0"

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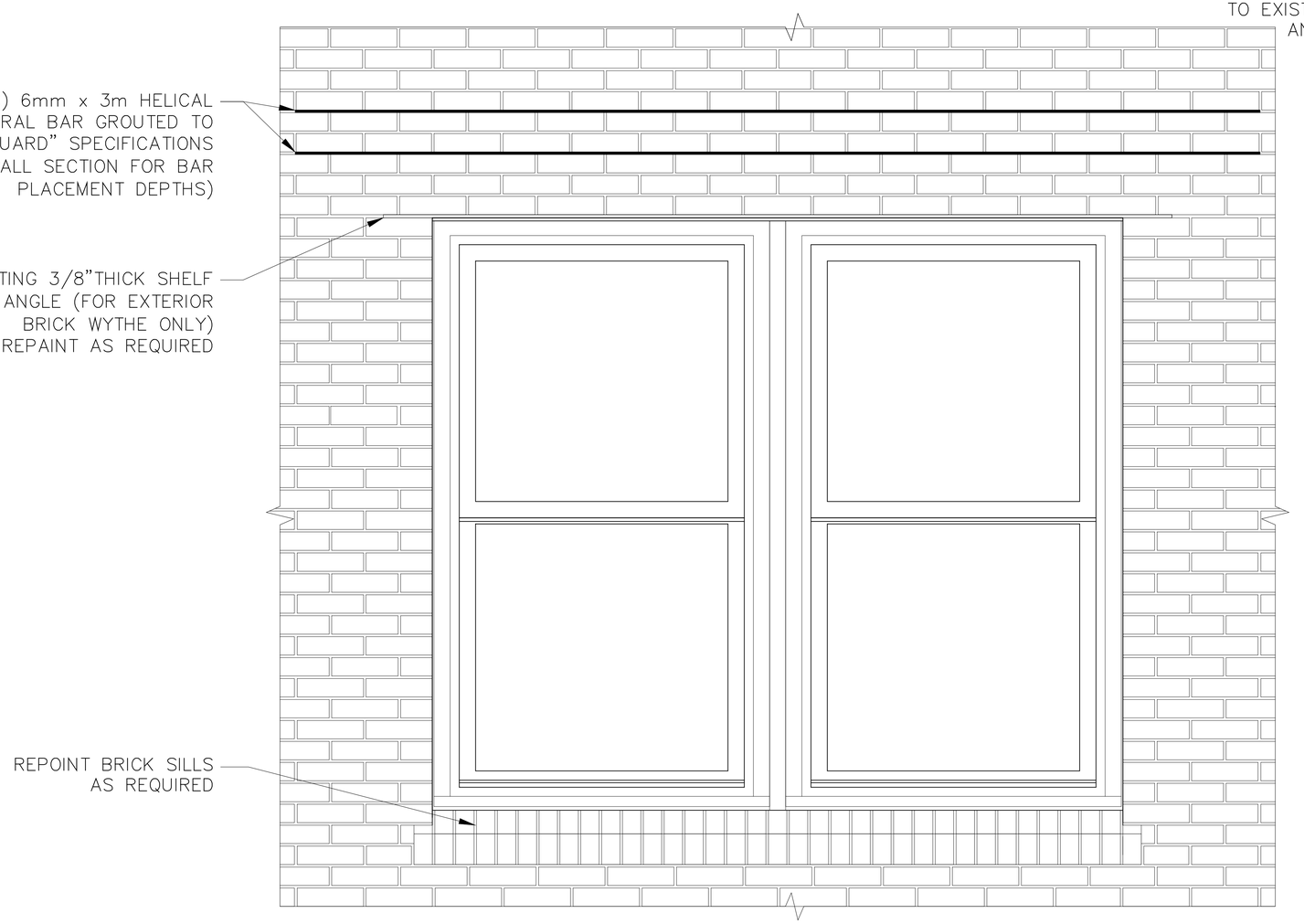
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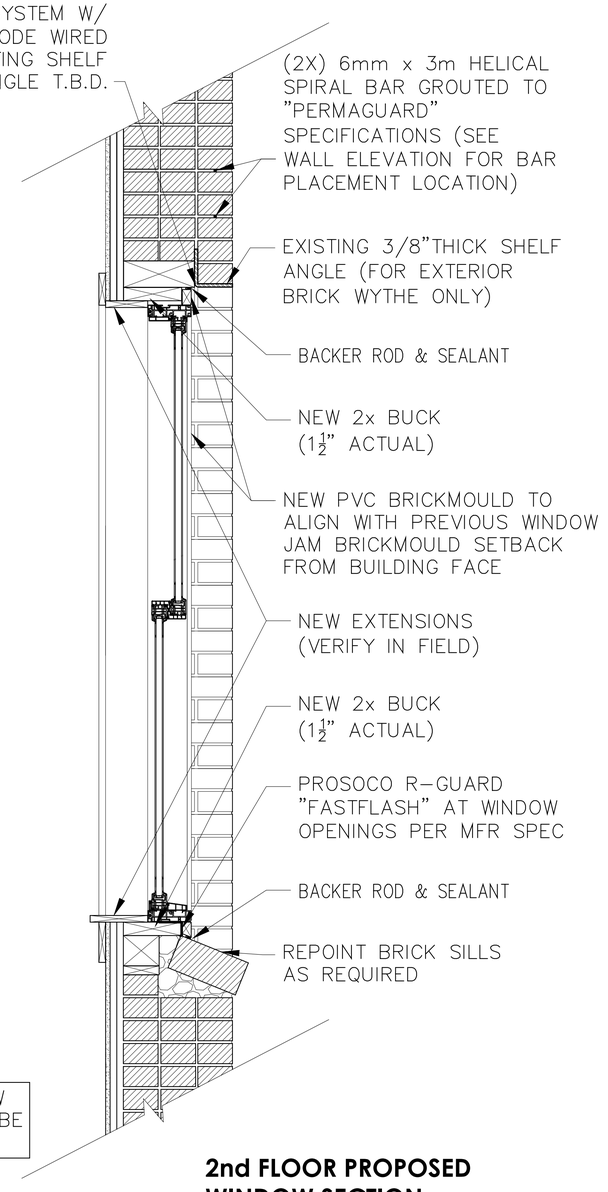
Final HRB Review

HR-112

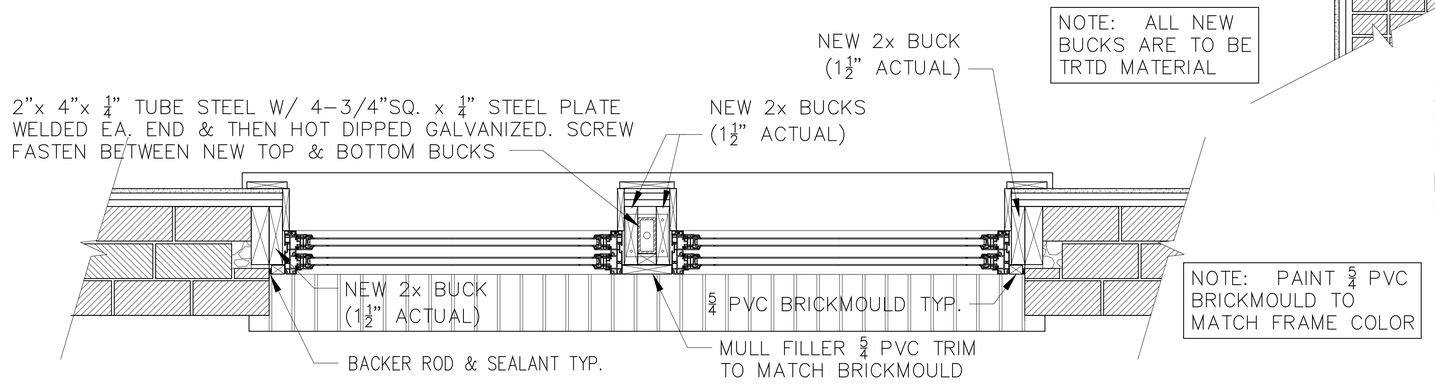
September 10, 2024

2nd FLOOR PROPOSED WINDOW ELEVATION, typ.





2nd FLOOR PROPOSED WINDOW SECTION VIEW, typ.
NOTE: SINGLE DOUBLE HUNG WINDOW SECTIONS SIMILAR



2nd FLOOR PROPOSED WINDOW PLAN VIEW, typ.

DESIGN | WINDOWS - SCALE: 1-1/2" = 1'-0"

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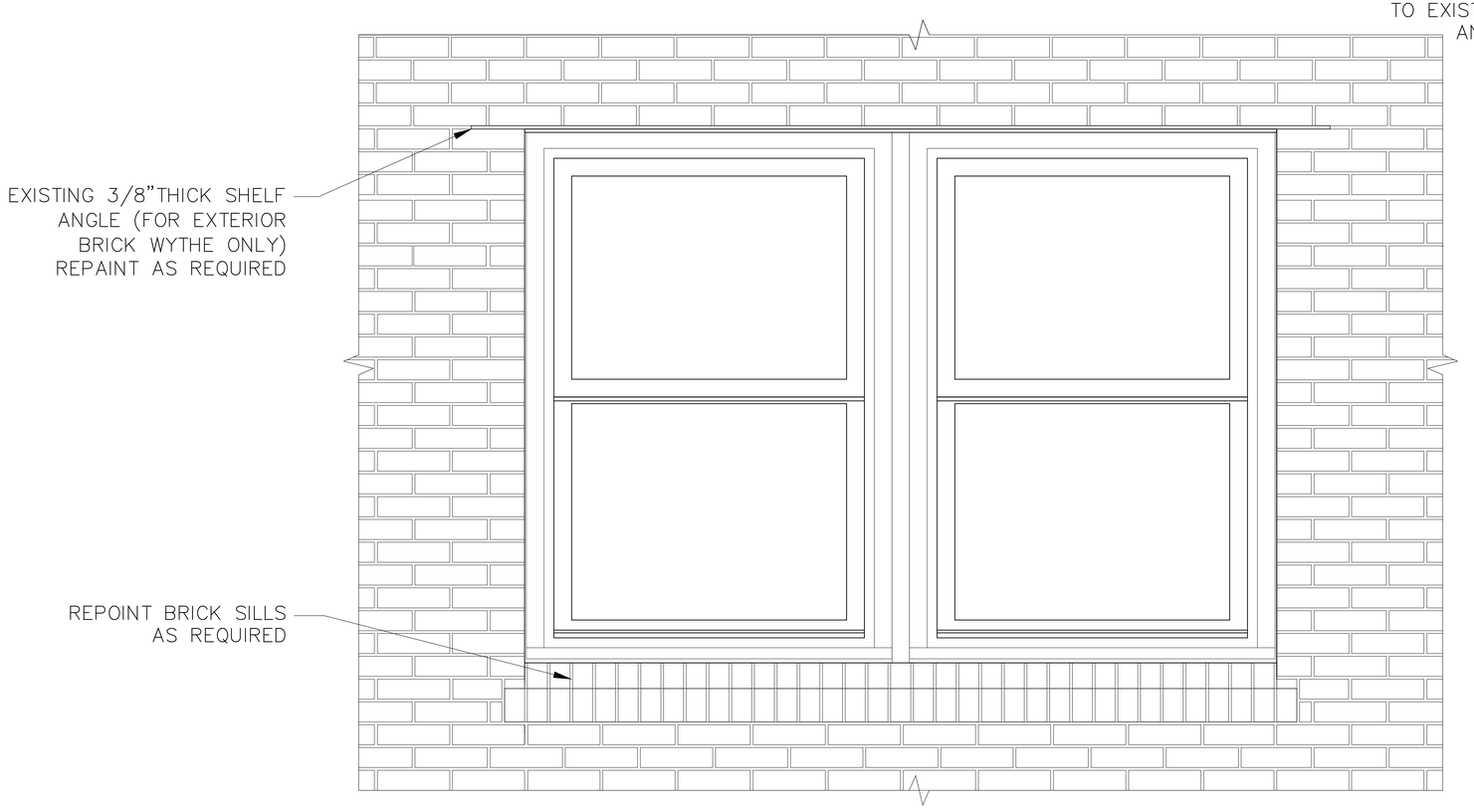
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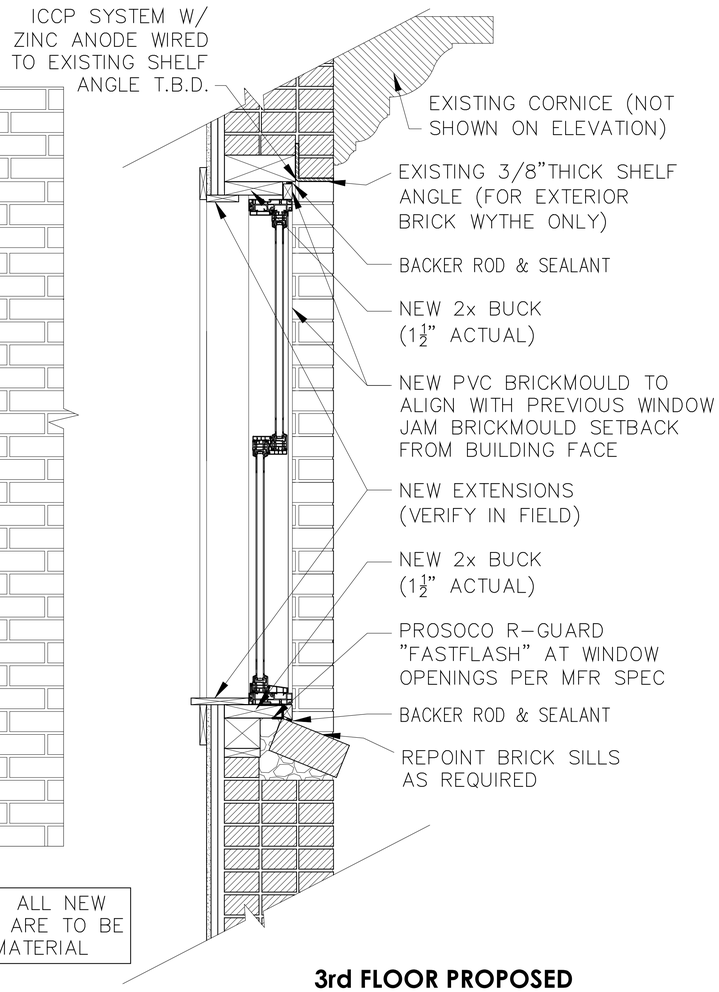
Final HRB Review

HR-113

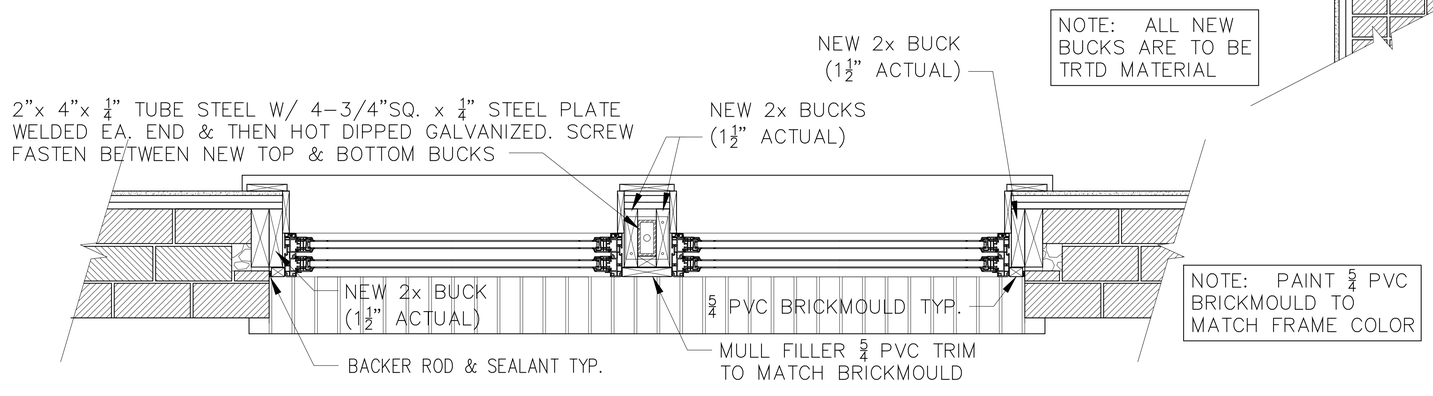
September 10, 2024

3rd FLOOR PROPOSED WINDOW ELEVATION, typ.





3rd FLOOR PROPOSED WINDOW SECTION VIEW, typ.
NOTE: SINGLE DOUBLE HUNG WINDOW SECTIONS SIMILAR



3rd FLOOR PROPOSED WINDOW PLAN VIEW, typ.

DESIGN | WINDOWS - SCALE: 1-1/2" = 1'-0"

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Final HRB Review

HR-114

September 10, 2024

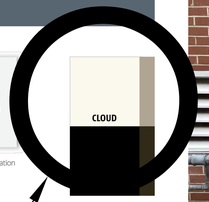
FINISH OPTIONS

EXTERIOR FINISHES - ALL GLASTRA & GLASTRA/WOOD UNITS

Forgent Series windows and doors have a durable and resilient Glastra exterior. Cloud and Sahara are integral to the Glastra material, while Midnight and Bronze are applied as an acrylic film.*

Forgent Series exterior films (Midnight and Bronze) are compliant with and have achieved 307-16 certification from the American Architectural Manufacturers Association (AAMA). The AAMA 307-16 designation specifically refers to Voluntary Specifications for Laminates Intended for Use on AAMA Certified Profiles.

*See more film details on pg. 7



KOLBE "FORGENT SERIES" ALL GLASTRA EXTERIOR FINISH COLOR ("CLOUD")



EXISTING BOILER ROOM 6'-0" DOUBLE STEEL DOOR ENTRANCE



ASSA ABLOY SW100 Door Operator

EXAMPLE INTERIOR VIEW OF PROPOSED FELLOWSHIP HALL ENTRANCE/EXIT ADA HARDWARE



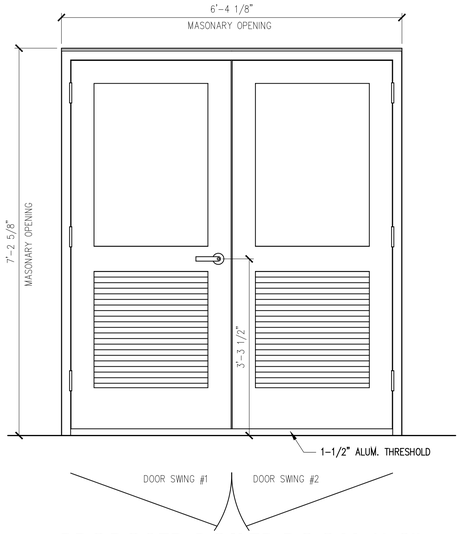
EXISTING FELLOWSHIP HALL 5'-0" DOUBLE STEEL DOOR ENTRANCE



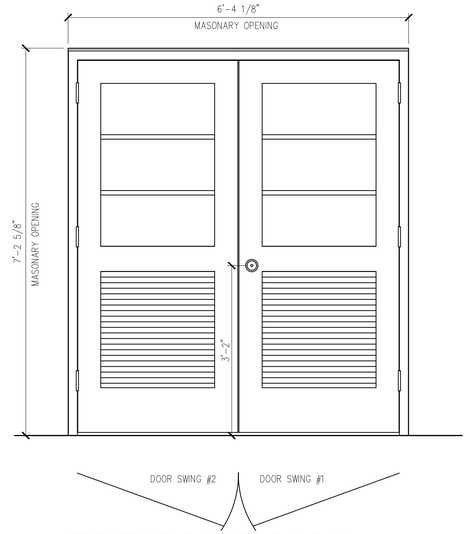
LEFT VIEW OF EXISTING FELLOWSHIP HALL ENTRANCE



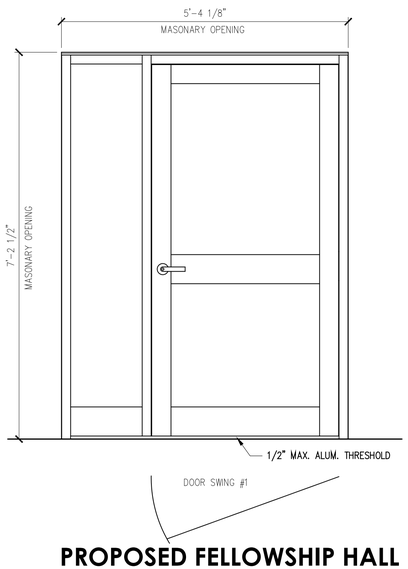
RIGHT VIEW OF EXISTING FELLOWSHIP HALL ENTRANCE



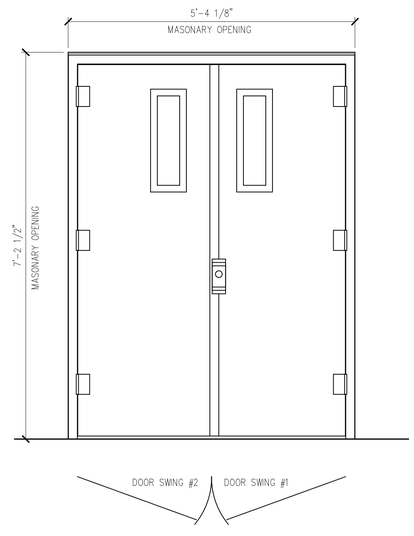
PROPOSED BOILER ROOM 6'-0" DOUBLE STEEL DOOR ENTRANCE (INSULATED DOORS W/ BUTT HINGES) MATCH WINDOW FRAME COLOR "CLOUD" BY KOLBE



EXISTING BOILER ROOM 6'-0" DOUBLE STEEL DOOR ENTRANCE (DOOR #01)



PROPOSED FELLOWSHIP HALL 3'-6" SINGLE ALUM. DOOR ENTRANCE WITH SIDELITE (KAWNEER AA 425 THERMAL ENTRANCE W/ BUTT HINGES) MATCH WINDOW FRAME COLOR "CLOUD" BY KOLBE



EXISTING FELLOWSHIP HALL 5'-0" DOUBLE STEEL DOOR ENTRANCE (DOOR #02)

DESIGN | DOORS - SCALE: 3/4" = 1'-0"

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Final HRB Review

HR-115

September 10, 2024

408 CARTERET STREET

February 2024 HRB Submittal



502 SCOTT ST.



500 CARTERET ST.

UNITED METHODIST CHURCH
1954 ADDITION



501 CARTERET ST.



414 SCOTT ST.





409 CARTERET ST.



VACANT



407 CARTERET ST.

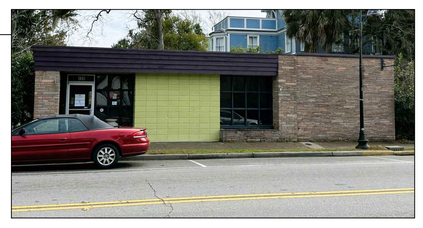
406 SCOTT ST.

404 SCOTT ST.



403 CARTERET ST.

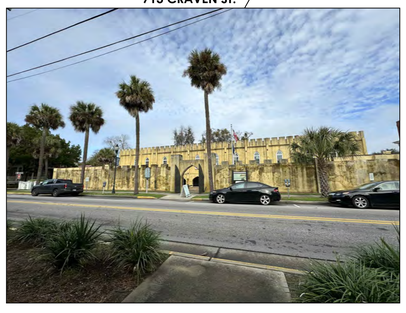




403 SCOTT ST.



713 CRAVEN ST.



701 CRAVEN ST.



CONTEXT

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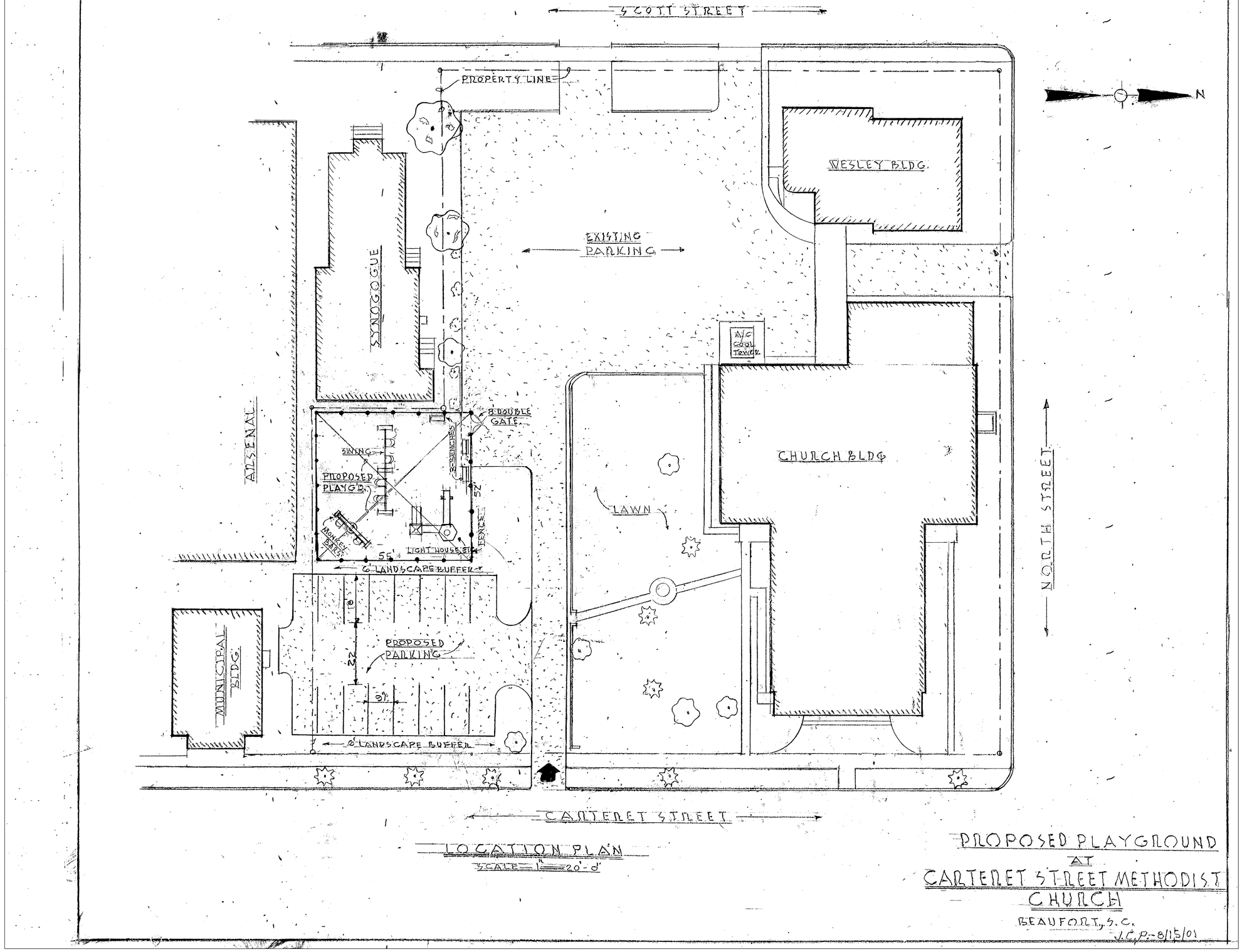
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Conceptual

HR-101

February 2, 2024



LOCATION PLAN

SCALE: 1" = 20'-0"

PROPOSED PLAYGROUND
AT
CARTERET STREET METHODIST CHURCH
BEAUFORT, S.C.
J.C.P.-8/15/01

*NOTE: NOT TO SCALE. PLAT PROVIDED BY OWNER AND DONE BY OTHERS.

PLAT

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Conceptual

HR-102

February 2, 2024





Y



Z



ELEVATOR ADDITION
- **FINISHED 2018**
- **COMPOSITE WINDOWS**
- **NO CHANGES**



1922 ORIGINAL SANCTUARY - NO CHANGES



1954 ADDITION
- **DOOR TO REMAIN**
- **WINDOWS TO BE REPLACED**

DESIGN | EAST/FRONT ELEVATION FACING CARTERET STREET

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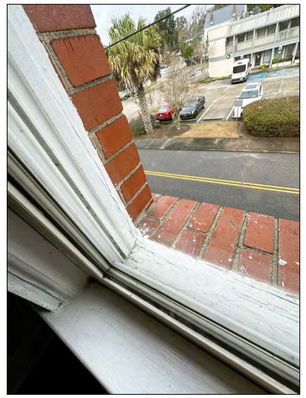
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HR-103

February 2, 2024



II



AA



BB



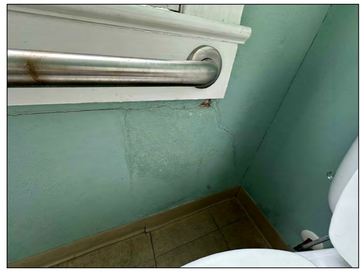
CC + DD



EE



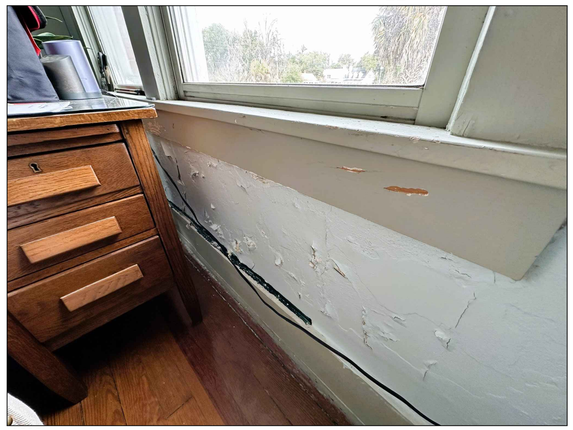
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JJ



LL



KK



1954 ADDITION
- DOORS TO REMAIN
- WINDOWS TO BE REPLACED



NN



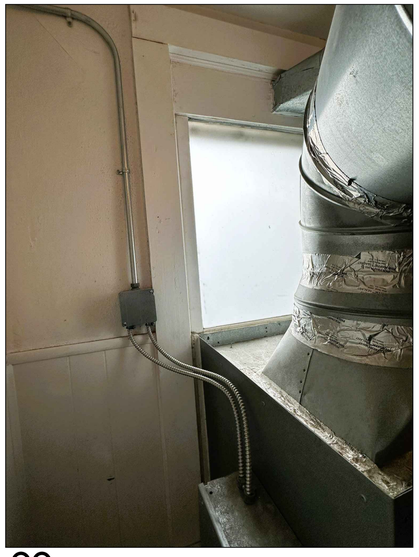
OO



PP



FULL NORTH/ RIGHT ELEVATION FACING NORTH STREET



QQ



SS + TT



RR

DESIGN | NORTH/RIGHT ELEVATION FACING NORTH STREET

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HR-104

February 2, 2024



XX



YY



ZZ



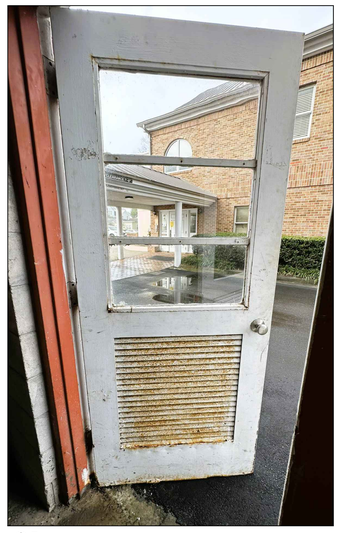
BBB



WW



1954 ADDITION - DOOR + WINDOWS TO BE REPLACED



01



UU + VV



CCC - EXISTING VINYL WINDOW



EEE - EXISTING VINYL WINDOW



GGG - EXISTING VINYL WINDOW

***NOTE: WINDOWS CCC, DDD, EEE, FFF, GGG, HHH, III, AND JJJ ARE VINYL WINDOWS.**

DESIGN | WEST/REAR ELEVATION

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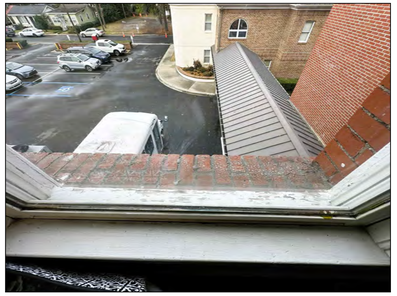
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February 2, 2024



RRR



SSS



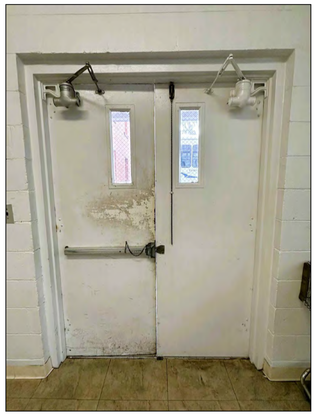
UUU



VVV



WWW



02





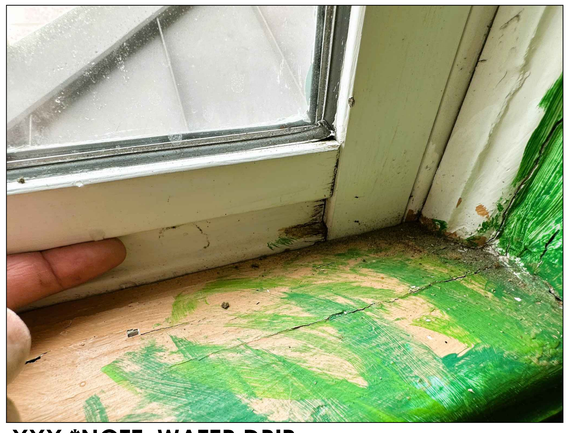
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BBBB



AAAA



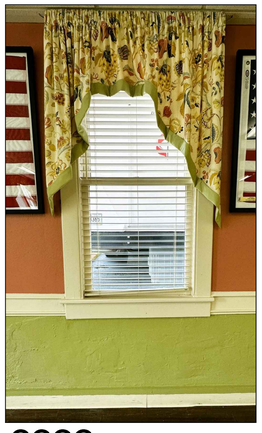
XXX *NOTE, WATER DRIP



CCCC + DDDD



EEEE + FFFF



GGGG



HHHH

DESIGN | WEST/REAR ELEVATION CONT.

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CONSULTANTS
JHN-Residential Building Design
JHN-Residential LLC
73 Sams Point Road, Beaufort, SC 29907
jhn-residential.com
Tel: 843.605.6168
info@jhn-residential.com

Prints issued No. Date

Conceptual Review Drawings
Historic District Design Review Board
Beaufort, South Carolina

United Methodist Church

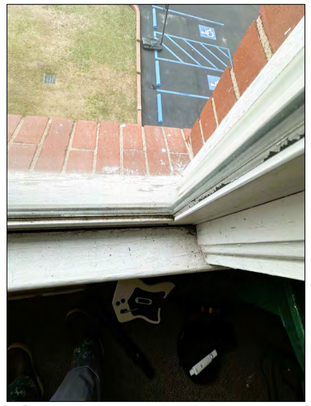
408 Carteret Street
Beaufort, SC 29902

TIDEMARSH
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TIDEMARSH, LLC
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Beaufort, SC 29907
dmurray@tidemarsh.com
jhiemand@tidemarsh.com
(843) 605-6380

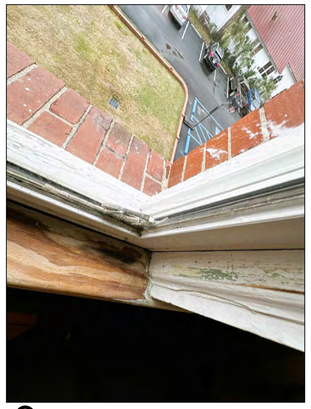
Conceptual

HR-106

February 2, 2024



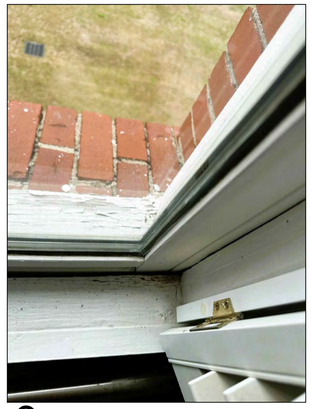
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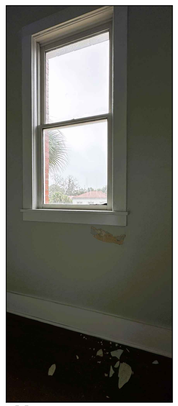
C



E



G



H



H



I + J

L





M



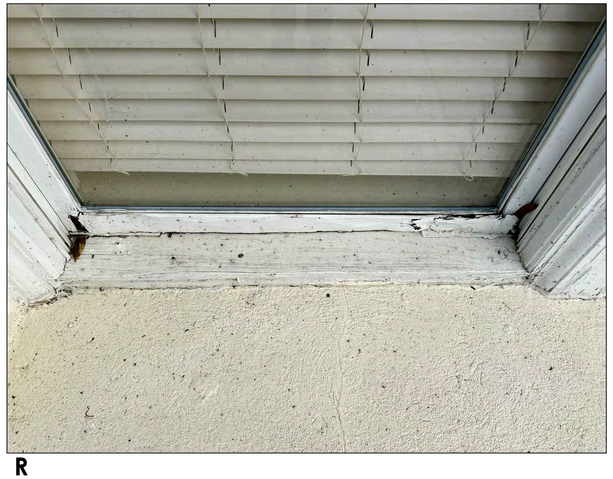
O



P



Q



R



S + T



U + V



W



X

DESIGN | SOUTH/LEFT ELEVATION

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Conceptual

HR-107

February 2, 2024

KOLBE FORGENT SERIES - DOUBLE HUNG - 1 OVER 1

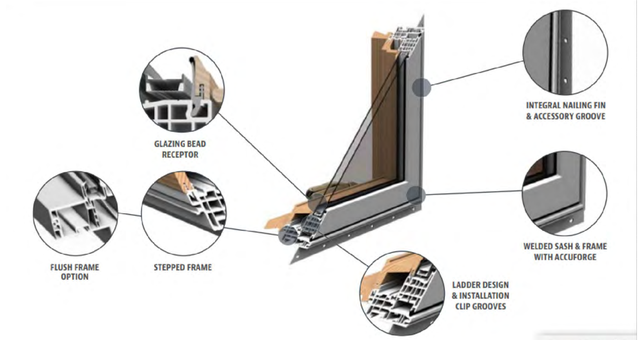
The Forgent Series provides:

STRENGTH & PERFORMANCE:

- Strong and resilient Glastra exterior with Glastra or Wood interior
- Advanced ladder design with multiple chambers for strength and energy efficiency
- Welded sash and frame with AccuForge™ technology for a smooth, air and watertight seam
- Integral nailing fin has fewer sealing points, for rigidity and a watertight installation
- Impact performance capabilities to meet the demands of coastal hurricane zones

EASE OF INSTALLATION:

- Three convenient installation methods: integral nailing fin, installation clips, screw through frame
- Glazing bead receptor helps create a clean break-point during painting and staining
- Accessory groove allows for quick installation of exterior accessories without additional clips
- Dry glazed sash allows for serviceable sash and components



Forgent® Series | 5

Cloud



GLASTRA EXTERIOR WITH GLASTRA INTERIOR

Both the exterior and interior are comprised of Glastra, with finishes available in Cloud, Sahara, Midnight or Bronze.

DOUBLE HUNG STANDARD FEATURES

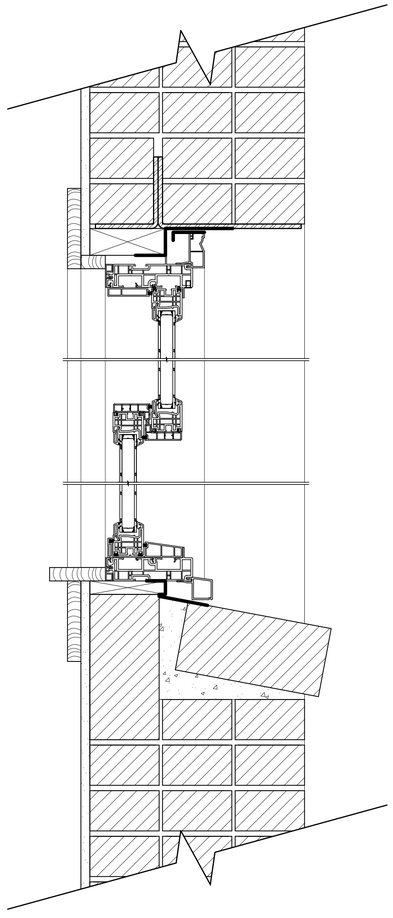
- All Glastra units with Cloud or Sahara integral color *(see pg. 58)*
- Flush frame groove filler for drywall return *(New Construction - no extension jamb)*
- Energy efficient, insulating Solar Low-E glass *(see pg. 60)*
- Equal glass sizing provides matching sight lines from sash to sash
- Dry glazed to the interior with beveled glazing bead
- Accessory grooves are integral to the extruded frames for the easy addition of accessories
- Full frame insect screen with BetterVue® fiberglass mesh and Water Shed Technology™ *(see screen finishes, pg. 62)*
- Stainless steel, constant force balance system provides durability and ease of operation
- Sash lock and tilt latches are color matched to the interior *(pg. 17)*
- Lift handle on bottom sash is color matched to the interior *(only on All Glastra units; pg. 17)*
- Integral 1-1/4" nailing fin provides easier installation and helps seal the window opening *(New Construction)*

NOTE: All measurements are nominal.

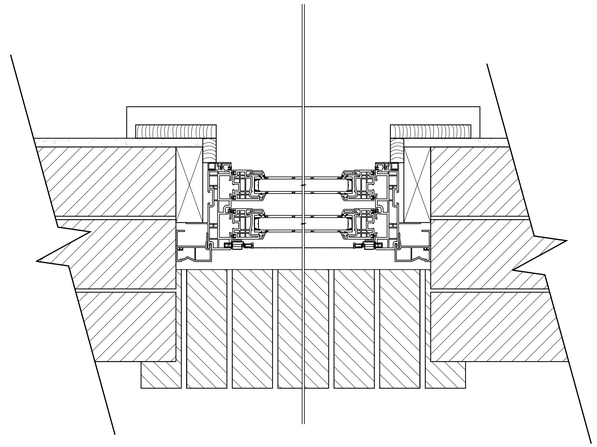
MATERIAL

Forgent Series products are comprised of Glastra, a proprietary hybrid of fiberglass and UV stable polymer. To better match décor and performance requirements, a Glastra exterior with a choice of Glastra or Wood interior is available in select colors and finishes.

Glastra is an innovative, recyclable material that helps form the resilient foundation of Forgent Series products. Manufacturing byproducts are repurposed for use in other industries, such as underground industrial piping. shown in photo above



REPLACEMENT WINDOW SECTION VIEW
SCALE: 3" = 1'-0"



REPLACEMENT WINDOW PLAN VIEW
SCALE: 3" = 1'-0"

DESIGN | WINDOWS

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Conceptual

HR-108

February 2, 2024

1110 GREENE STREET

New single-family house with garage/ADU

STAFF REPORT: 1110 Greene Street – Preliminary

DATE: October 9, 2024

GENERAL INFORMATION		
Applicant:	**Edward Simpson**	
Site Location/Address:	**1110 Greene Street; R 120-004-000-0277-0000**	
Applicant's Request:	**The applicant is requesting preliminary approval for the construction of a single-family home and garage/ADU.**	
Current Zoning:	**T4-HN**	
Contributing/Neighborhood	**Vacant/Northwest Quadrant**	
ZONING DISTRICT INFORMATION		
	T4-HN	
Lot Width at Setback:	**40'**	
Max Lot Coverage:	**55%**	
Min. Frontage Build Out	**75% of the lot area**	
Front Setback	**Average Setback of the block**	
Side Setback	**Side Interior – 5' min, or 0' if attached. 10' interior in the point**	
Rear Setback	**15'**	
Building Height:	**3 stories max**	
SURROUNDING ZONING, LAND USE AND REQUIRED BUFFERS		
Adjacent Zoning	**Adjacent Land Uses**	**Setbacks for Adjacent Zoning /Buffer required if rezoned**
North: T4-HN	**Historic Homes**	**N/A**
South: T4-HN	**Historic Homes**	**N/A**
East: T4-HN	**Historic Homes**	**N/A**
West: T4-HN	**Historic Homes**	**N/A**

Background: The applicant is requesting approval to build a house and a garage/ADU at 1110 Greene Street. This is currently a vacant interior lot ~4,826 sq, ft in size. The proposed house is one story and 1,542 square feet, with a two-story garage ADU of 612 sq, ft. The house is 18" wide on a ~39' wide lot, with a 16' drive to the western portion of the property accessing Greene Street. The Applicant attended an HTRC in late April 2024.

June 12, 2024, HRB Meeting Conditions and Recommendations

The HRB voted for Conceptual approval at its June 12, 2024, meeting with the following conditions and recommendations with changes to the proposed plan below:

1. Staff recommends the applicant rework the front porch roof so that it does not awkwardly connect to the main house roof.

   Change: Front porch roof has been reworked and no longer ties into the main roof.

2. Consider if the house can be shifted back on the lot or to the west to save the Landmark Magnolia Tree.

   Change: House has been moved back, and Magnolia has been saved.

3. Applicant to provide final cut sheets and/ or provide a schedule for all exterior materials.

   Change: Still Needed.

4. Applicant to provide final colors on siding, side door, and roof.

   Change: Still Needed.

5. Staff does not support the use of vinyl windows on either the main house or the accessory building as the Preservation Manual states these windows as inappropriate. Staff recommends the applicant consider an all-wood, wood-dad, or fiberglass-clad window.

   Change: Still need Window details

6. Applicant to provide north arrows on future plans and label the building elevations with the cardinal directions.

   Change: Has provided arrows.

7. The rear alley access must be improved by the Applicant.

   Change: Has provided concrete pad but will need to improve all of alley.

8. The applicant restudy the metal chimney pipe and its height, vis a vis the code, and surrounding structures.

Change: Has removed metal chimney and provided a half stucco/half siding chimney.

9. An additional rear elevation window needs to be provided on the plans.

Change: Provided.

Exterior Materials

	Material	**Color**
Siding/Trim:	Smooth fiber cement	White (final unknown)
Doors:	Mahogany Wood Front/Fiberglass Side	Wood stain/Unknown
Windows:	Vinyl (needs change)	White (final unknown)
Roof	Metal 5V	Unknown
Porch	Front porch at grade, 8' in depth, with 9' shed roof with four 8' wood columns.	White (final unknown)

Tree Removal Proposed:

The proposed layout would require the removal of the following trees:

- 16" Sabal palm,
- 14", 15", 21" Laurel Oaks.

Surrounding Area:

This property is located in the Northwest Quadrant. The homes on the block are made up of historic homes (two new homes) and one to two stories tall.

Findings for New Historic Infill

Section 4.7 of the Development sets the standards the HRB must use in considering an infill project in the historic district. Section 4.7 states, "The District is the Resource, Not Only Its Individual Parts: Beaufort is comprised of a number of individually significant buildings. Additionally, Beaufort's historic areas are

significant as a collective whole, and shall be considered as such and protected in their entirety. This is the primary, overarching principle." To this end, seven integrity standards found in Section 4.7.2 — why, where and when a property is important — were created to be upheld in all new construction and rehabilitation projects. Guidelines for determining integrity, and staff analysis of each are found below:

4.7.2 Integrity Guidelines	**Rationale Present (yes/no)**	**Staff Analysis of Rationale**
1. Location: This is the relationship between the property and its historical context.	**Yes**	✓ No major structures on this lot in the near past. ✓ Narrow interior lot on the block, well-suited for a narrow one story house,
2. Design: This is the combination of elements that create the feeling of a district or structure. These elements include building patterns, streetscapes, site elements, building size, mass and scale, spatial relationships, and specific architectural elements and details	**Yes**	▪ The one story house and its architectural details, mass and scale match the Beaufort style and is sensitive to the surrounding area, while still providing much- needed attainable housing with the ADU.
3. Setting: This is the physical environment of a property and should be evaluated on its context as well as on the historical role the property has played and continues to play. Important features include topography, vegetation, man-made features, and relationships between existing structures and their surroundings.	**Yes**	✓ The setting is residential, with a historic grocery store that was rehabilitated into residential use recently. The one-story home and cottage fit with the existing residential structures in the area.
4. Materials: These are the physical elements that make up a property or district.	**Yes/w** **Condition**	✓ The building has typical Beaufort architectural details and materials such as a front porch, metal roofs, and fenestration of the Beaufort

		style. ✓ Staff would recommend a condition for a wood/fiberglass window to be consistent with this Section
5. Workmanship: This is the physical evidence of the crafts of a particular culture or time period. This particularly applies to rehabilitation projects, but for new infill projects, workmanship of surrounding structures should be considered and respected. Retaining the details of the original craft and craftsman (i.e., wood, masonry, tabby etc.) of the original building ensures the historic fabric is retained and serves as an important component of the integrity and the patina of age of individual structures and the district as a whole.	**Yes**	✓ The building has typical Beaufort architectural details and materials such as a front porch, metal roofs, and fenestration of the Beaufort style. ✓ Staff would recommend a condition for a wood/fiberglass window to be consistent with this Section
6. Feeling: This is the property's expression of the aesthetic or historic sense of a particular period of time. This particularly applies to rehabilitation projects, but for new infill projects, the feeling of surrounding structures should be considered and respected.	**Yes**	✓ This is a narrow interior lot on the block, well-suited for a narrow one-story house.
7. Association: This is the direct link between an important historic event or person and a property. This particularly applies to rehabilitation projects, but for new infill projects, association of particular sites and neighborhoods should be considered.	**N/A**	✓ Staff has not found any relevant history or persons directly linked to this specific property.

FINDINGS AND RECOMMENDATIONS

Staff Recommendation:

Staff recommends Preliminary approval for the proposed single family house and garage/ADU as submitted, in that it satisfies the intent of the Beaufort Preservation Manual and requirements of the Beaufort Code, with the following conditions:

1) **The proposed changes to the chimney do not reflect typical chimney detailing in the Beaufort Historic District. Staff recommends the applicant consider a unified design from chimney foundation to the chimney cap. The roof should not wrap the chimney as currently proposed.**

2) **Applicant to provide final cut sheets and/or provide a schedule for all exterior materials (windows, exterior doors, garage doors, brick, decorative exterior lights and porch fans).**

3) **Applicant to provide final colors on siding, side door, and roof.**

4) **Staff does not support the use of vinyl windows on either the main house or the accessory building as the Preservation Manual states these windows as inappropriate. Staff recommends the applicant consider an all-wood, wood-clad, or fiberglass-clad window.**

5) **The brackets on the south elevation of the garage appear to be at the wrong height relative to the awning roof beam support. The north elevation brackets appear to properly support the same beam. This condition is more evident on sheet A21, west elevation.**

6) **The garage and associated driveway work only if the applicant gains access to maintain and use the existing alley.**

DEVELOPMENT REVIEW PROCESS
HISTORIC REVIEW BOARD APPLICATION

Community Development Department
1911 Boundary Street, Beaufort, South Carolina, 29902
p. (843) 525-7011 / f. (843) 986-5606
Email: development@cityofbeaufort.org / website: www.cityofbeaufort.org

☐ Staff Review
☑ Board Review

Application Fee:
see attached schedule

OFFICE USE ONLY: Date Filed: 9/24 Application #: 27671 Zoning District: T4-HN
BCAGHS Survey: ☒ Yes ☐ No

Schedule: The Historic Review Board (HRB) typically meets the 2nd Wednesday of each month at 2pm. The complete schedule, along with the list of deadlines, may be found here - http://cityofbeaufort.org/372/Historic-District-Review-Board

Submittal Requirements: All forms and information shall be submitted digitally + 5 hardcopies of all documents. In addition to a complete applicationform, applicants shall submit the required items according to the checklists on the subsequent page. **Submittals are due by 12:00 noon on the 2nd Friday before the meeting you want to attend.**

Review Request: ☒ Conceptual ☒ Preliminary ☒ Final ☐ Bailey Bill Approval* ☐ Change After Certification
**Requires a Bailey Bill – Part A Preliminary Review Application Form*

Pursuant to Section 6-29-1145 of the South Carolina Code of Laws, is this tract or parcel restricted by any recorded covenant thatis contrary to, conflicts with, or prohibits the activity described in this application? ☐ Yes ☒ No

Applicant, Property, and Project Information

Applicant Name: Edward Galt Simpson
Applicant Address: 84 River Oaks Road, Seabrook, SC 29940
Applicant E-mail: egsimpson@Hotmail.com Applicant Phone Number: 904-234-9582
Applicant Title: ☒ Homeowner ☐ Tenant ☐ Architect ☐ Engineer ☐ Developer
Owner (if other than the Applicant):
Owner Address:
Project Name: Urban Unit
Property Address: 1110 Greene Street
Property Identification Number (Tax Map & Parcel Number): R 120 004 000 0237 0000
Date Submitted: May 20th, 2024

Certification of Correctness: I/we certify that the information in this application is correct.

Applicant's Signature: Edward G. Simpson Date: 9/24/24
Owner's Signature: Date:

(The owner's signature is required if the applicant is not the owner.)

See Section 9-3(f) of the Beaufort Code for complete information about Certificates of Appropriateness and Setbacks. For complete information about the Historic Review Board, this form is also available online at www.cityofbeaufort.org - updated Dec. 18, 2023

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HISTORIC REVIEW BOARD APPLICATION

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Email: development@cityofbeaufort.org / website: www.cityofbeaufort.org

☐ Staff Review
☑ Board Review

Application Fee:
see attached schedule

Required Project Information

Project Name: Urban Unit

Property Size in Acres: .11 Proposed Building Use: Residencial - Single Family

Nature of Work (check all that apply):

☑ New Construction, Primary Structure ☐ New Construction, Primary Structure ☐ Alterations / Additions

☐ Demolition* ☐ Relocation* **Demolition and Relocation requires a public hearing*

Building Square Footage (if multiple buildings, please list each one and their square footage by floor):

Is this project a redevelopment project? ☐ Y ☒ N

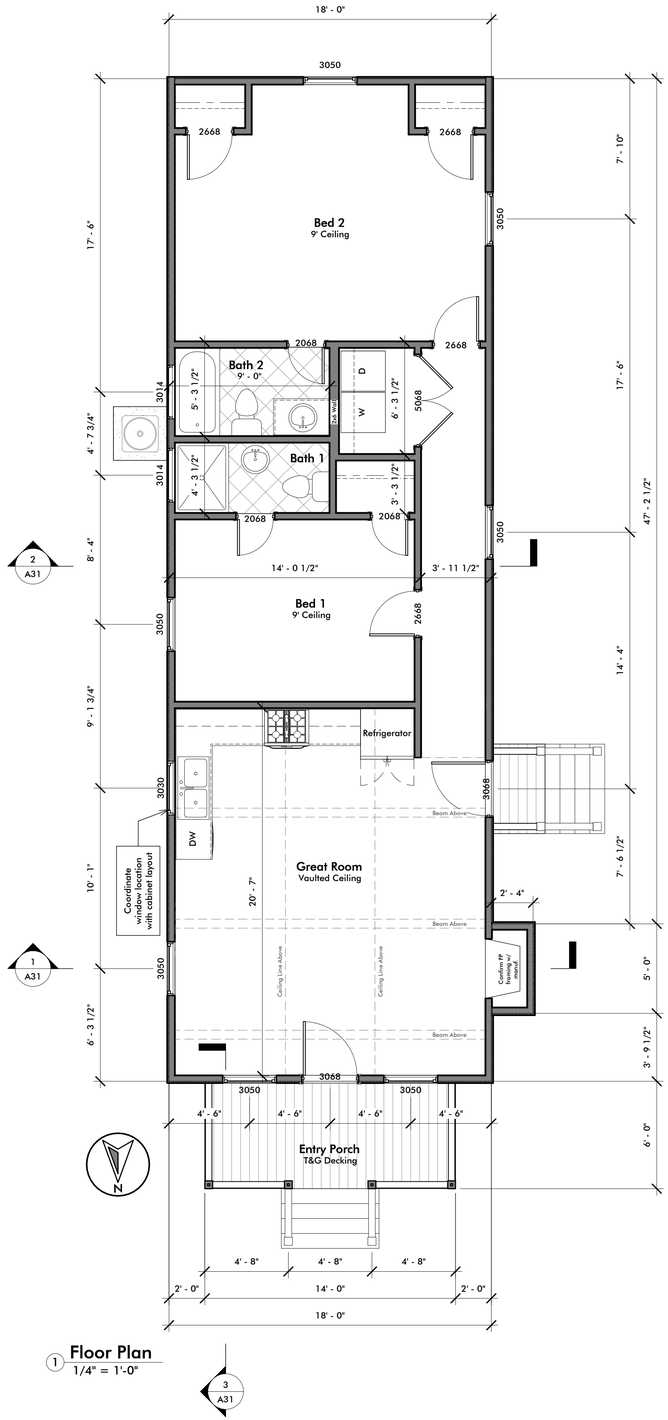
Are there existing buildings on the site? ☐ Y ☒ N if yes, will they remain? ☐ Y ☒ N

Provide a brief Project Narrative (if requesting Bailey Bill Approval, this section may be left blank):

Single Family Residence - cementitious board siding, white in color, mahogany front door, side door painted fiberglass, galvalume roof 5-V, white vinyl windows.

CONTACT INFORMATION:

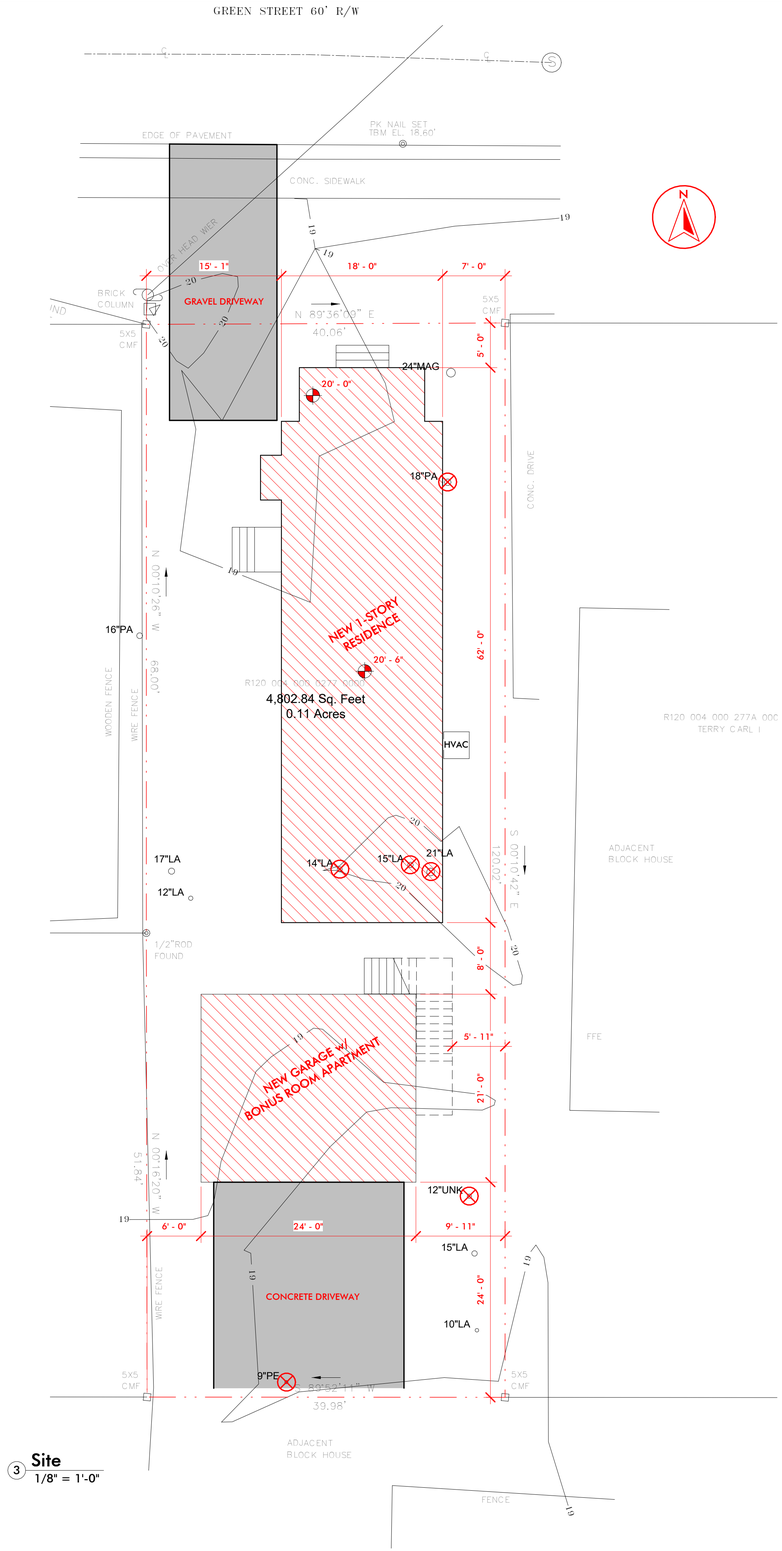
Attention: Julie A. Bachety, Administrative Assistant II
City of Beaufort Community Development Department
1911 Boundary Street, Beaufort, South Carolina 29902
E-Mail: development@cityofbeaufort.org | Phone: (843) 525-7011 | Fax: (843) 986-5606



1 **Floor Plan**
1/4" = 1'-0"

Impervious Areas	
Lot SQFT	4,802.84
Impervious Surfaces	
House & Garage	1608 (33%)
Concrete Driveway	489 (10%)

Area Schedule	
Heated	
First Floor Heated	1020 SF
Bonus Room	504 SF
	1524 SF
Unheated	
Front Porch	84 SF
Garage	504 SF
	588 SF
Total	2112 SF



3 **Site**
1/8" = 1'-0"

Marconi
Design & Planning
tymarconi@gmail.com
843•694•7935

Consultants

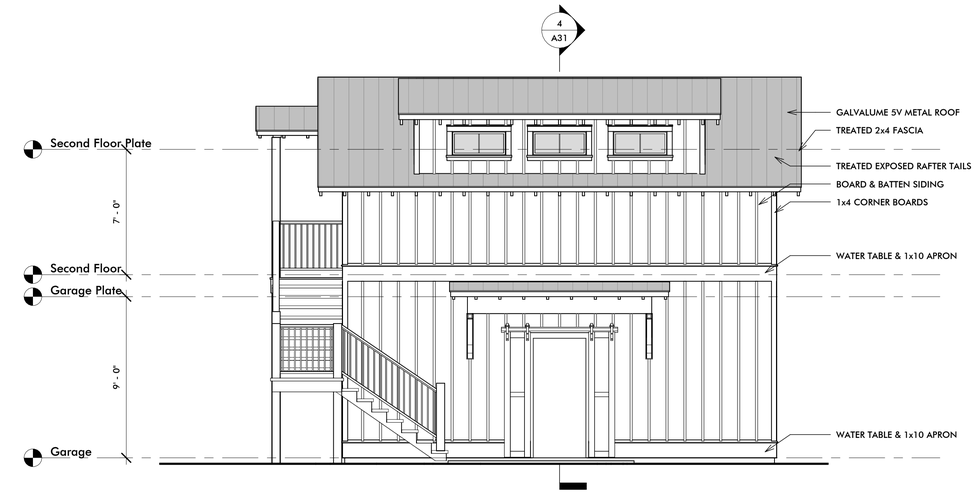
A New Residence for
Edward Simpson
1110 Greene Street
Beaufort, SC 29902

Date	Sep. 23, 2024
Scale	As indicated

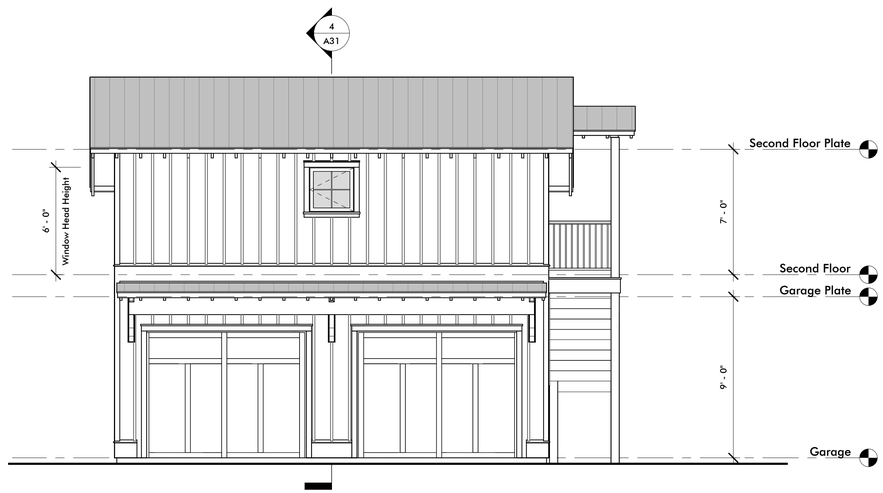
House Plan & Site

A11

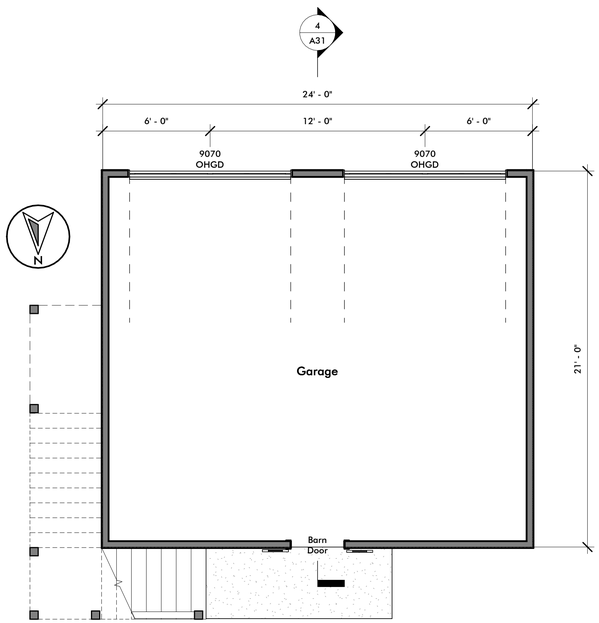
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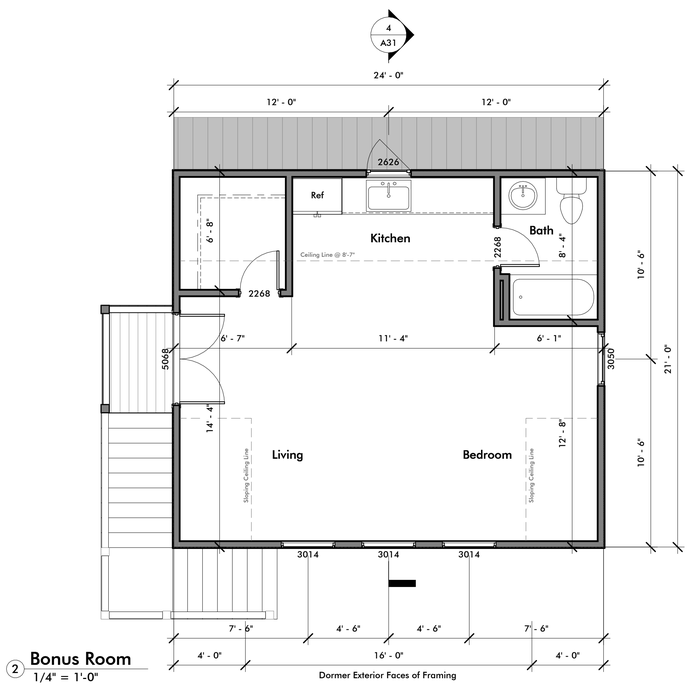
4 North Elevation - Garage
1/4" = 1'-0"



5 South Elevation - Garage
1/4" = 1'-0"



1 Garage
1/4" = 1'-0"



2 Bonus Room
1/4" = 1'-0"

Marconi
Design
&
Planning
tymarconi@gmail.com
843•694•7935

Consultants

A New Residence for
Edward Simpson

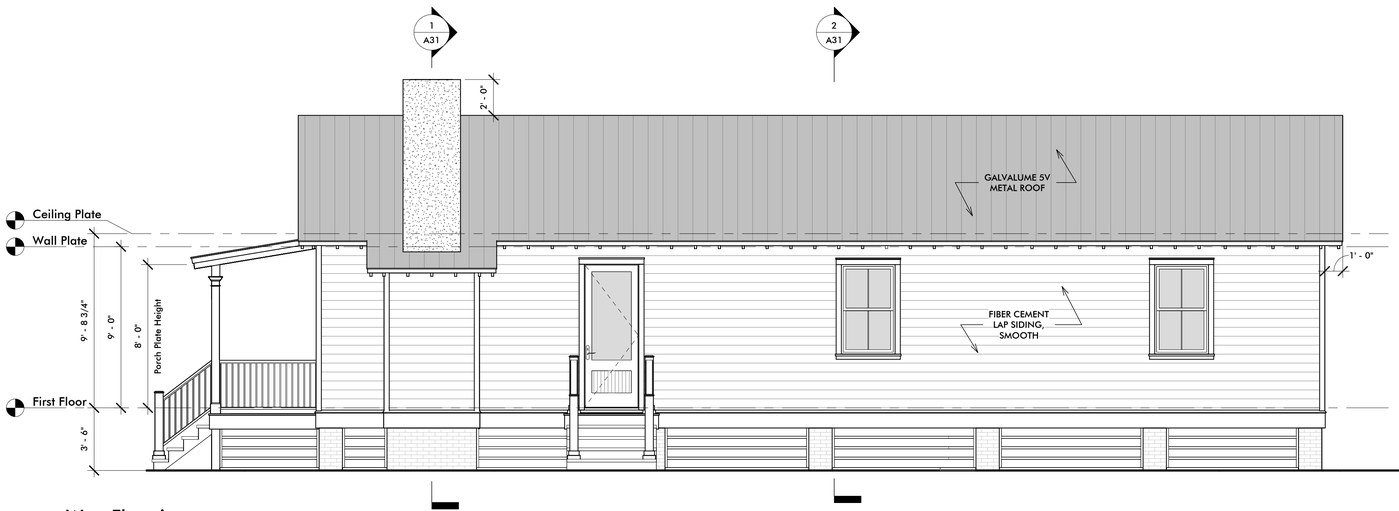
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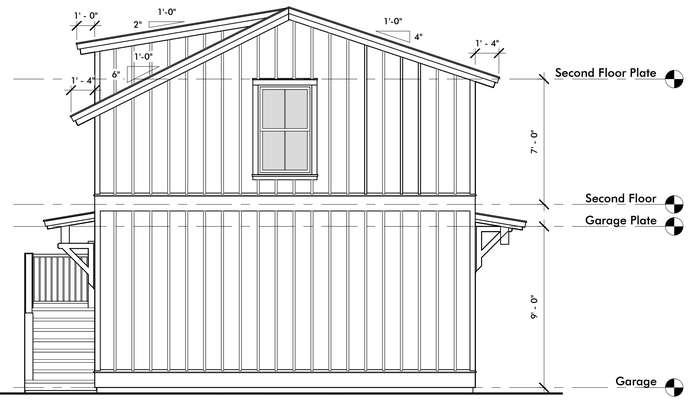
Date Sep. 23, 2024
Scale 1/4" = 1'-0"

Garage - Plans & Elevations

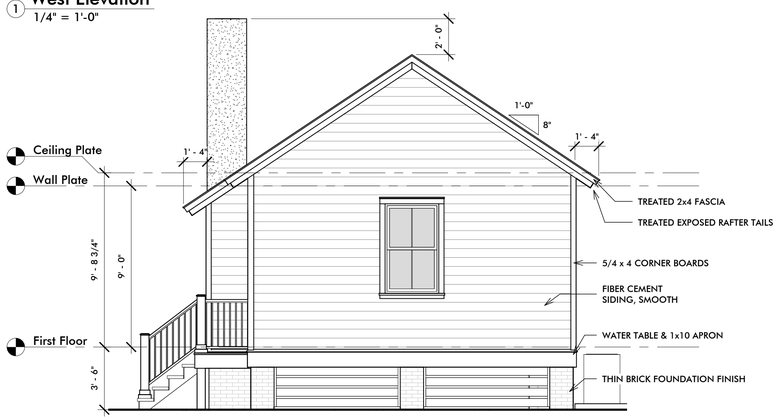
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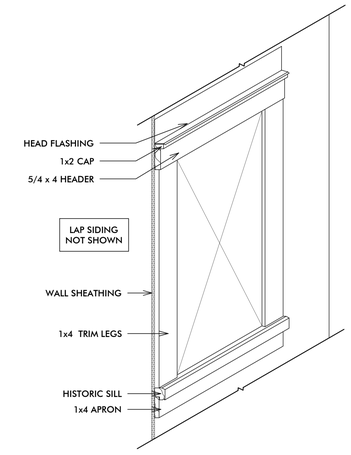




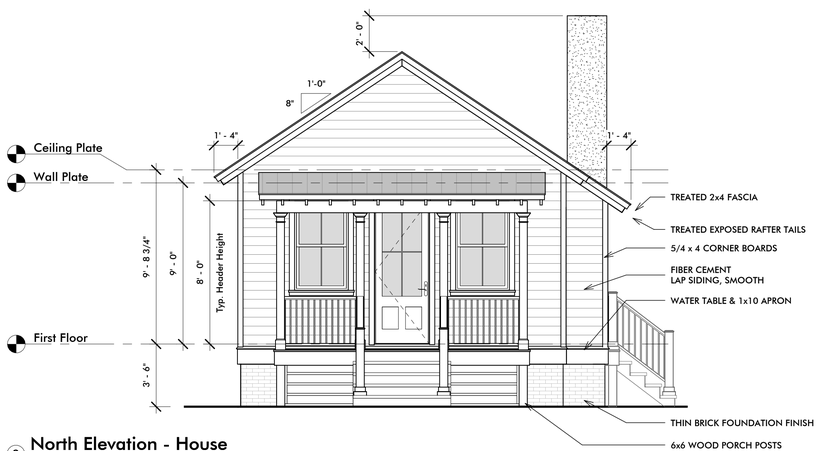
1 West Elevation
1/4" = 1'-0"



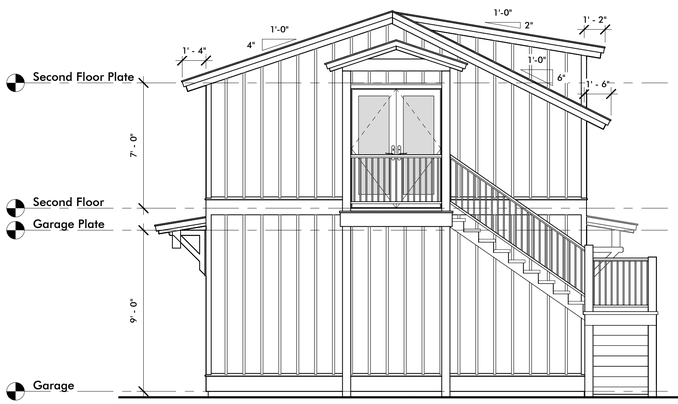
2 South Elevation - House
1/4" = 1'-0"



5 Exterior Trim Detail
1" = 1'-0"



3 North Elevation - House
1/4" = 1'-0"





4 East Elevation
1/4" = 1'-0"

9/23/2024 8:09:13 PM

Marconi
Design & Planning
tymarconi@gmail.com
843•694•7935

Consultants

A New Residence for
Edward Simpson
1110 Greene Street
Beaufort, SC 29902

Date Sep. 23, 2024

Scale As indicated

Elevations

A21

Discussion

Streamlining Process

SCOTT MARSHALL
City Manager

CITY OF BEAUFORT
Community Development Department
1911 BOUNDARY STREET
BEAUFORT, SC 29902
(843) 525-7011
FAX (843) 986-5606

CURT FREESE
Community Development
Director

Date: October 9, 2024

From: Curt Freese, Community Development Director

To: HRB

ISSUE: **Streamlining Processes**

BACKGROUND:

Staff is undertaking a review of policies and procedures to streamline and simplify the historic review process for citizens, contractors, staff and the HRB alike. At the July training session, Staff led discussion regarding creating policies to handle decking and roofing materials and questions. The policies in the packet, would in Staff's mind, provide a template for easily understood and administratively approved changes to both decking and roofing, avoiding costly and time consuming reviews and HRB approvals.

Moreover, Staff has revised the HRB applications. The current application is confusing in that it is the same for minor and major projects and provides little guidance with regards to the process. To streamline this process, Staff has created two new applications, one for minor administrative reviews, and one for major reviews which go to the HRB. Staff has also significantly revised the forms, and has provided additional guidance on the forms, while removing some of the unnecessary requirements on the application. The Community Development Staff is also learning to assist applicants should they not turn in a fully complete application, instead of turning them away.

RECOMMENDATION:

Approve decking and roofing policy

CITY OF BEAUFORT
HISTORIC REVIEW BOARD
1911 BOUNDARY STREET
BEAUFORT, SOUTH CAROLINA 29902
(843) 525-7011 FAX: (843) 986-5606

PORCH DECKING GUIDELINES FOR PROPERTIES IN THE HISTORIC DISTRICT

Many historic buildings in Beaufort retain their original decking, while many structures have required decking replacements over time, oftentimes replaced with either in-kind materials or newer synthetic products.

While replacement of historic wood decks with wooden deck boards of similar profiles are always preferred, alternatives have been used that eliminate concerns such as wood deterioration and promote long-term durability.

These guidelines aim to direct homeowners in the Beaufort Historic District to making informed decisions regarding their porch decks when aiming for a city staff or Board-level approval.

For general porch repairs, refer to Chapter 9 of the Beaufort Preservation Manual.

NOTE: Lists of contributing and non-contributing properties in the Beaufort Historic District can be found online on the City of Beaufort's website.

CONTRIBUTING PROPERTIES

For contributing structures, historic porches should always be maintained and repaired in-kind wherever possible.

If a porch has been determined via photo documentation or in-person site visits to be beyond repair, the first recommendation will always be to replace the porch in-kind with wood boards that match the dimension, profile, and surface pattern of the existing.

If wood is not the desired material by the applicant, synthetic porch materials on contributing structures may be approved on a case-by-case basis by the HRB. These synthetic materials should have the same dimension, profile, and surface pattern of the existing deck boards. Faux textured surfaces are not appropriate on historic properties.

- For contributing structures with existing tongue and groove boards, a deck board with a similar profile should be used. It is inappropriate to replace a historic profile with a simpler, modern profile.

- Some synthetic decking manufacturers offer end caps to protect the exposed faces of the deck boards. This, however, is not an appropriate detail as end caps are not traditional on historic porches.

NON-CONTRIBUTING PROPERTIES

Synthetic porch materials on non-contributing and new structures may be approved by city staff on a case-by-case basis, with the option for staff to elevate the project to Board-level review should they see fit.

Synthetic materials are more appropriate on non-contributing structures, as many of these structures often were constructed in the mid- to late-twentieth century, and many have been altered over time.

- For non-contributing structures with existing tongue-and-groove boards, a deck board with a similar profile should be used. However, a simpler profile may be considered for these structures.
    - End caps may also be considered for non-contributing structures.

- For new construction, both wood and synthetic materials can be considered.

CITY OF BEAUFORT
HISTORIC REVIEW BOARD
1911 BOUNDARY STREET
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METAL ROOFING GUIDELINES FOR PROPERTIES IN THE HISTORIC DISTRICT

Changes in roofing material on contributing structures are to be reviewed by the Historic Review Board.

Changes in roofing material on noncontributing structures are to be reviewed at staff level on case-by-case basis, with the option for staff to elevate the project to Board-level review should they see fit.

NOTE: Lists of contributing and non-contributing properties in the Beaufort Historic District can be found online on the City of Beaufort's website.

TERNE METAL

Terne metal is a historically significant roofing material still found on many historic structures in Beaufort's Historic District. Terne metal requires cyclical maintenance and recoating to extend the roof's shelf life. In certain cases, the terne metal has been damaged or not properly maintained, and thus have areas of rust that compromise the roofs watertightness.

The longstanding policy of the City of Beaufort Staff Architect is to preserve as many historic terne metal roofs as possible. Staff will always ask for photo documentation of a terne metal roof that is being requested to be removed in order to gauge the extents of the roof damage and if the terne metal condition warrants a full replacement or if repair/recoating is possible.

If staff determines that the terne metal may be preserved, staff will recommend the applicant recoat the roof with an appropriate coating material.

If staff determines that the terne metal cannot be preserved, staff will recommend the applicant install an appropriate metal roof, such as a mechanical lock standing seam roof (such as copper, steel, galvalume, or aluminum). Staff does not support the replacement of a historic terne metal roofs with a significantly different material such as asphalt shingles.

STANDING SEAM ROOFS

Mechanical lock standing seam roofs and snap-lock standing seam roofs are two metal roofing options which may be appropriate for certain buildings in the historic district.

Mechanical lock standing seam roofs may be used as a replacement for terne metal (see section above), roofs on non-contributing structures, new construction, or roof replacements on contributing structures with a non-historic roof (i.e. asphalt shingle, 5V). Mechanical lock roofs, allow for hand-folded and crimped ridge and hips without the need of bulkier ridge and hip caps. These roofs, however, require the use of skilled craftsmen who can hand-fold these more laborious details. However, hand-folded mechanical lock roofs are the most appropriate substitute for historic terne metal.

Snap lock roofs may be appropriate for new construction or roof replacements on non-contributing structures, as these roofs incorporate larger caps to protect the hips and ridges from wind-driven rain. Since snap lock roofs standing seams cannot be hand-folded to create smaller hip and ridge folds, these are not appropriate for historic, contributing structures.

HISTORIC REVIEW APPLICATION
MAJOR REVIEW (HISTORIC REVIEW BOARD)

Community Development Department
1911 Boundary Street, Beaufort, South Carolina, 29902
p. (843) 525-7011 / f. (843) 986-5606
Email: development@cityofbeaufort.org / Website: www.cityofbeaufort.org

Application Fee:
see attached schedule

OFFICE USE ONLY: Date Filed: _____ Application #: _____

Zoning District: _____

- **HAS PROJECT ATTENDED HTRC MEETING? (**REQUIRED) ☐ YES ☐ NO
- **IS PROJECT A CONTRIBUTING STRUCTURE?** ☐
  - **OR NON-CONTRIBUTING STRUCTURE:** ☐

FOR A LIST OF CONTRIBUTING OR NON-CONTRIBUTING STRUCTURES, PLEASE SEE:
https://cityofbeaufort.org/350/Beaufort-County-Historic-Sites-Survey

APPLICABILITY FOR HISTORIC REVIEW BOARD: Major discretionary review board (HDRB) approval shall apply to applications for Certification of Appropriateness per Section 9.10.2 for the following requests (please check all that apply):

☐ New building(s) in Historic District
☐ Changes to exterior materials of Contributing Structures
☐ Additions to Contributing Structures
☐ Non-similar roof replacement on Contributing Structures (roof with different materials)
☐ Window replacements on Contributing Structures
☐ Major changes to a Contributing or Non-contributing Site
☐ Demolition
☐ Other changes to exterior of Contributing Structures

SUBMITTAL REQUIREMENTS: All forms and information shall be submitted digitally + 5 hard copies of all documents. In addition to a complete application form, applicants shall submit the required items according to the checklists on the subsequent page.

Pursuant to Section 6-29-1145 of the South Carolina Code of Laws, is this tract or parcel restricted by any recorded covenant that is contrary to, conflicts with, or prohibits the activity described in this application? ☐ **Yes** ☐ **No**

APPLICANT, PROPERTY, AND PROJECT INFORMATION:

APPLICANT NAME: _____

APPLICANT ADDRESS: _____

APPLICANT E-MAIL: _____ APPLICANT PHONE NUMBER: _____

APPLICANT TITLE: ☐ Homeowner ☐ Tenant ☐ Architect ☐ Engineer ☐ Developer

HISTORIC REVIEW APPLICATION
MAJOR REVIEW (HISTORIC REVIEW BOARD)

Community Development Department
1911 Boundary Street, Beaufort, South Carolina, 29902
p. (843) 525-7011 / f. (843) 986-5606
Email: development@cityofbeaufort.org / Website: www.cityofbeaufort.org

Application Fee:
see attached schedule

OWNER (IF OTHER THAN THE APPLICANT): _____

OWNER ADDRESS: _____

PROPERTY ADDRESS: _____

PROPERTY IDENTIFICATION NUMBER *(TAX MAP & PARCEL NUMBER):* _____

PROVIDE A BRIEF PROJECT NARRATIVE: (Attach any necessary documentation, spec sheets, pictures, paint swatches, etc.):

_____

_____

_____

_____

_____

_____

CERTIFICATION OF CORRECTNESS: I/we certify that the information in this application is correct.

APPLICANT'S SIGNATURE: _____ **DATE:** _____

OWNER'S SIGNATURE: _____ **DATE:** _____

(The owner's signature is required if the applicant is not the owner.)

SCHEDULE:

The Historic Review Board (HRB) typically meets the 2nd Wednesday of each month at 2pm. Staff will schedule HRB meeting after HTRC and review of application submittal for completeness and compliance with the Beaufort Preservation Manual and the City of Beaufort Development Code.

CONTACT INFORMATION:

City of Beaufort Community Development Department
1911 Boundary Street, Beaufort, South Carolina 29902
E-Mail: development@cityofbeaufort.org | Phone: (843) 525-7011 | Fax: (843) 986-5606

HISTORIC REVIEW APPLICATION
ADMINISTRATIVE REVIEW
(IN-KIND AND RELATED REPAIRS AND IMPROVEMENTS)

Community Development Department
1911 Boundary Street, Beaufort, South Carolina, 29902
p. (843) 525-7011 / f. (843) 986-5606
Email: development@cityofbeaufort.org / Website: www.cityofbeaufort.org

Application Fee: $50

OFFICE USE ONLY: Date Filed: _____ Application #: _____

Zoning District: _____

- **IS PROJECT A CONTRIBUTING STRUCTURE?** ☐
  - **OR NON-CONTRIBUTING STRUCTURE:** ☐

FOR A LIST OF CONTRIBUTING OR NON-CONTRIBUTING STRUCTURES, PLEASE SEE:
https://cityofbeaufort.org/350/Beaufort-County-Historic-Sites-Survey

APPLICABILITY FOR ADMINISTRATIVE APPROVAL: Administrative review shall apply to applications for Certification of Appropriateness as per Section 9.10.2 for the following requests (please check all that apply):

☐ Changes to Non-contributing Structures (proposed new building(s) requires major HRB review)
☐ In-kind repairs of Contributing and Non-contributing Structures
☐ Repaint (repainting of Contributing Structure similar color)
☐ Roof (reroof with similar materials for Contributing Structures)
☐ Window replacements on Non-contributing Structures
☐ Fences
☐ Signs, awnings
☐ Other changes to exterior of Non-contributing Structures (siding, etc.)

SUBMITTAL REQUIREMENTS: All forms and information shall be submitted digitally. In addition to a complete application form, applicants shall submit the required items according to the checklists on the subsequent page.

Pursuant to Section 6-29-1145 of the South Carolina Code of Laws, is this tract or parcel restricted by any recorded covenant thatis contrary to, conflicts with, or prohibits the activity described in this application? ☐ **Yes** ☐ **No**

APPLICANT, PROPERTY, AND PROJECT INFORMATION:

APPLICANT NAME: _____

APPLICANT ADDRESS: _____

APPLICANT E-MAIL: _____ APPLICANT PHONE NUMBER: _____

APPLICANT TITLE: ☐ Homeowner ☐ Tenant ☐ Architect ☐ Engineer ☐ Developer

HISTORIC REVIEW APPLICATION
ADMINISTRATIVE REVIEW
(IN-KIND AND RELATED REPAIRS AND IMPROVEMENTS)

Community Development Department
1911 Boundary Street, Beaufort, South Carolina, 29902
p. (843) 525-7011 / f. (843) 986-5606
Email: development@cityofbeaufort.org / Website: www.cityofbeaufort.org

Application Fee: $50

OWNER (IF OTHER THAN THE APPLICANT): _____

OWNER ADDRESS: _____

PROPERTY ADDRESS: _____

PROPERTY IDENTIFICATION NUMBER *(TAX MAP & PARCEL NUMBER)*: _____

BUILDING SQUARE FOOTAGE (IF MULTIPLE BUILDINGS, PLEASE LIST EACH ONE AND THEIR SQUARE FOOTAGE BY FLOOR): _____

PROVIDE A BRIEF PROJECT NARRATIVE (Attach any necessary documentation, spec sheets, pictures, paint swatches, etc.):

_____

_____

_____

_____

_____

_____

CERTIFICATION OF CORRECTNESS: I/we certify that the information in this application is correct.

APPLICANT'S SIGNATURE: _____ **DATE:** _____

OWNER'S SIGNATURE: _____ **DATE:** _____

(The owner's signature is required if the applicant is not the owner.)

CONTACT INFORMATION:

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