Attachment 5

Transportation Department 03/28/2024 Dan Frazier Revisions Required

Comments:

1. Provide a north-south connector road as reflected in the Buckwalter Parkway Access Management Plan dated October 2021. This access management plan was prepared and approved by Beaufort County and adopted by resolution by Bluffton Town Council on March 8, 2022. Updated plans.

Watershed Management Review DRC 03/28/2024 Samantha Crotty Revisions Required

1. Provide a BMP exhibit. Added – see updated narrative
2. The narrative states that rain gardens, pervious pavement, swales, and an infiltration pond will be used as BMPs. However, the compliance calculator proposes pervious pavement, swales, impervious surface disconnection, and stormwater pond. Clarify which BMPs will be used and ensure the narrative, plans, and compliance calculator accurately reflect that. Addressed all around to have bio swales, pervious pavement, and an infiltration pond in compliance calculator.
3. The narrative states that the area of disturbance is 4.76 acres. The site plan states that the area of disturbance is 4.75 acres. The compliance calculator states the disturbed area is 4.78 acres. Ensure the area of disturbance is consistent across all submittal documents. Addressed all around to have 4.78 acres disturbed.
4. Revise the narrative to include storm attenuation for the 50- and 100-year, 24-hour design storm events. (SWDM 3.5.2) Added – see updated narrative.
5. In the compliance calculator, post-development land cover area totals on the “Site Data” sheet should match post-development land cover area totals on the “BMP sheet”. Addressed.
6. Provide a post-development land cover exhibit that shows the contributing drainage areas to each BMP. Will be added into C-SWPPP.
7. Clarify where stormwater will be conveyed for the western half of the development. Updated plans.
8. Provide rim and invert elevations of all stormwater infrastructure on the site plans. Added to site plans.
9. Provide pipe length and grade of all stormwater pipes on the site plans. Added to site plans.
10. Provide location of pervious paver observation well (s) on the site plans, as well as location of pervious paver underdrains (if applicable for enhanced design). Added to site plans.
11. At time of stormwater submittal, ensure details are provided on the site plans for each proposed BMP. Will be added into the planset.
12. At time of stormwater submittal, provide a geotechnical report that includes infiltration rates in/around areas where infiltration BMPs are proposed, as well as the distance to seasonal high water table. Will be added into C-SWPPP.
13. At the time of stormwater submittal, provide an exhibit showing on-site treatment of the 10-yr storm that ensures prevention of environmental impacts, to include those caused by drainage and sedimentation, on adjacent properties. Additionally, this exhibit shall provide the locations of all life safety structures (hydrants, emergency access, street signs (can be temporary), etc.). This exhibit is to be included in the OS-SWPPP book for review at the time of the pre-construction meeting.
    Site features and improvements identified in this exhibit are to be installed prior to the issuance of a building permit. Town staff will conduct an inspection of this site prior to building permit issuance to ensure such features and improvements have been installed. Will be added into C-SWPPP.

Planning Commission 03/28/2024 Dan Frazier Revisions Required

14. Locate the easternmost access drive from Buckwalter Towne Blvd to align with the South Street access drive.
15. Correct three dimension labels in parking area (22.52’, 18.06’, and 17.95’) Updated C400
16. Correct the Project Data Table (Sheet C100) parking required/parking provided information. Updated C100
17. In the narrative, provide justification for providing 83 more parking spaces than are required for the use. Added – see updated narrative

Attachment 5

PERMIT PLANS FOR

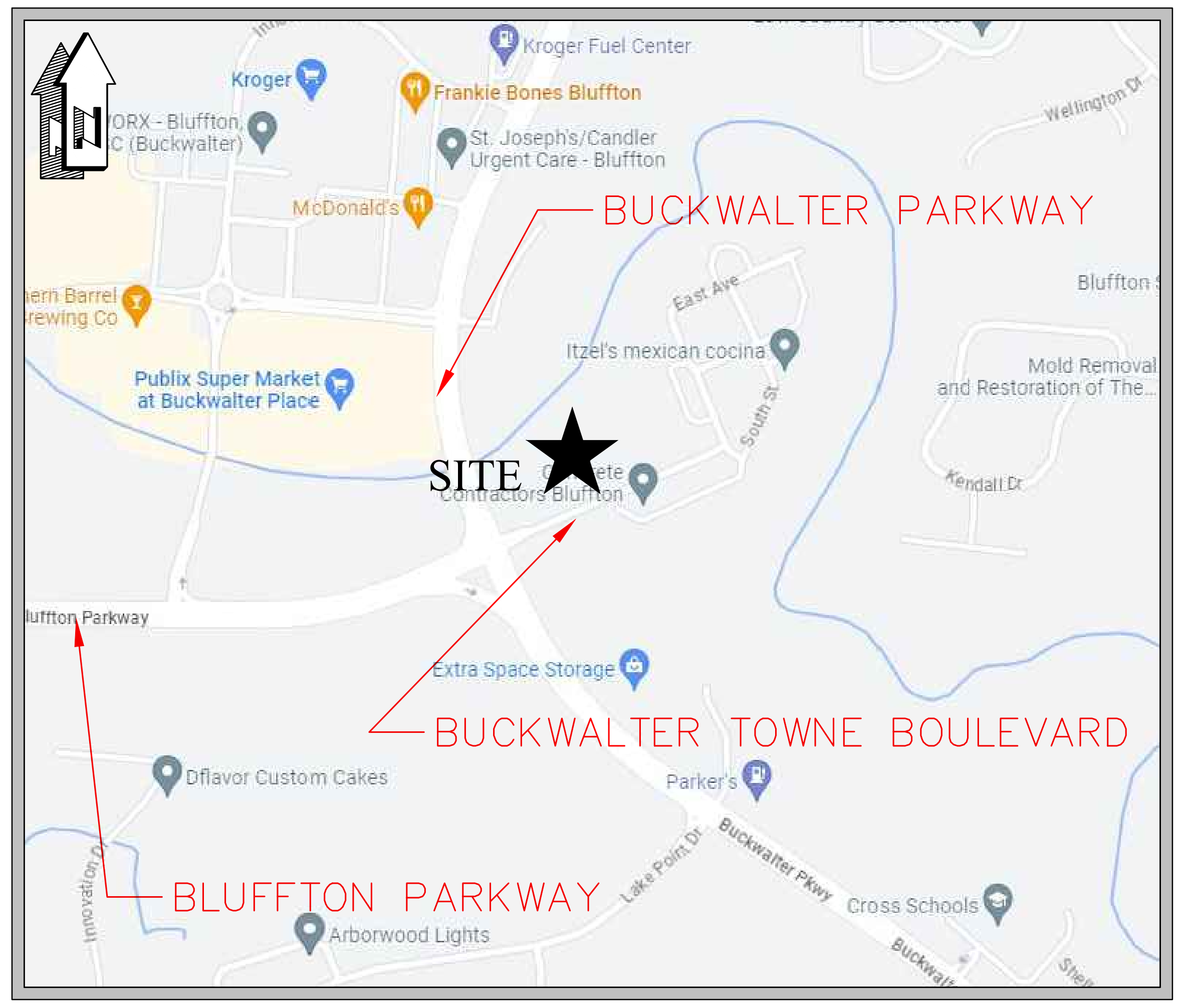
BLUFFTON MOB

700 BUCKWALTER TOWNE BOULEVARD
BLUFFTON,SOUTH CAROLINA 29910

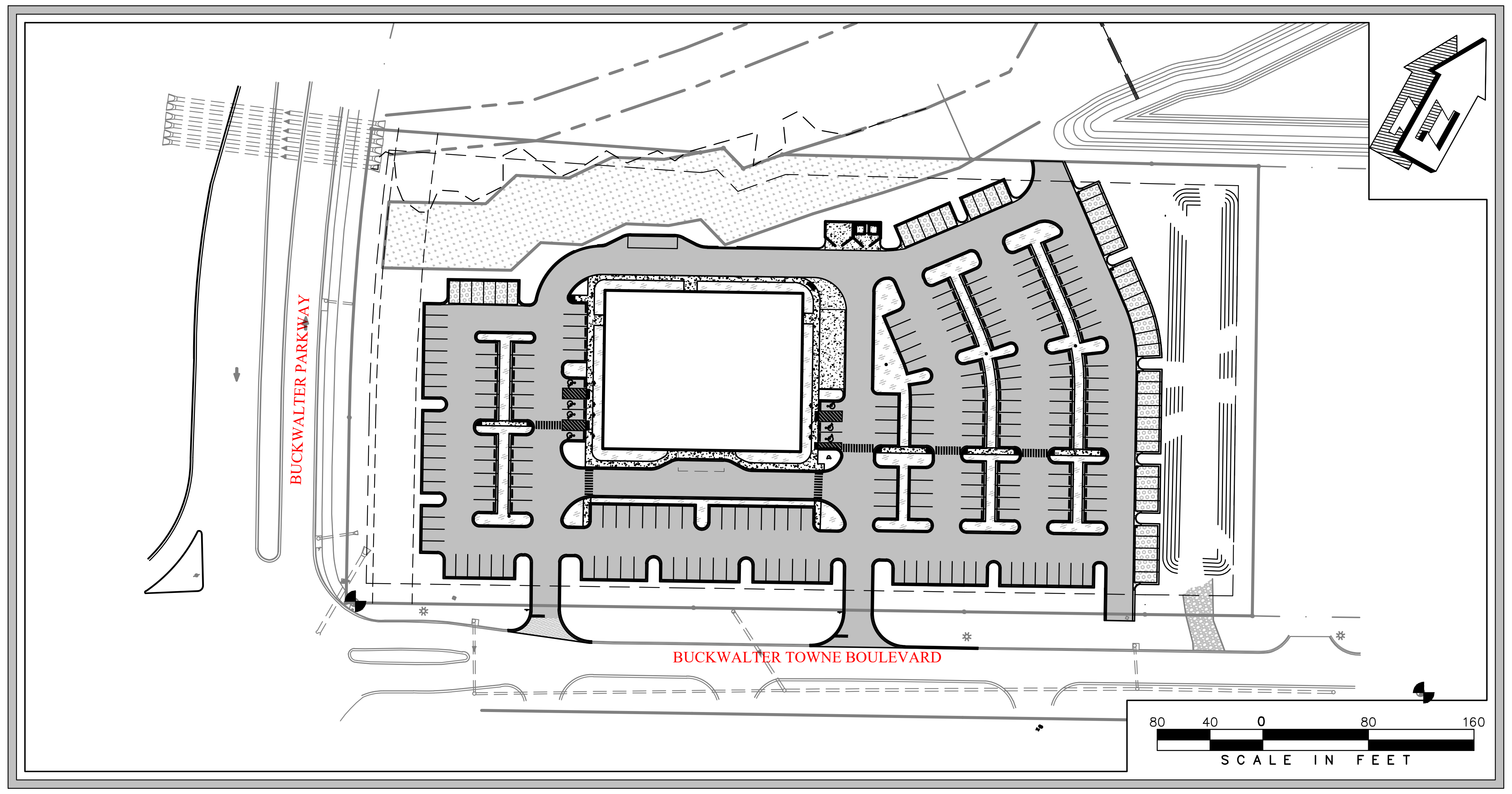
PREPARED FOR

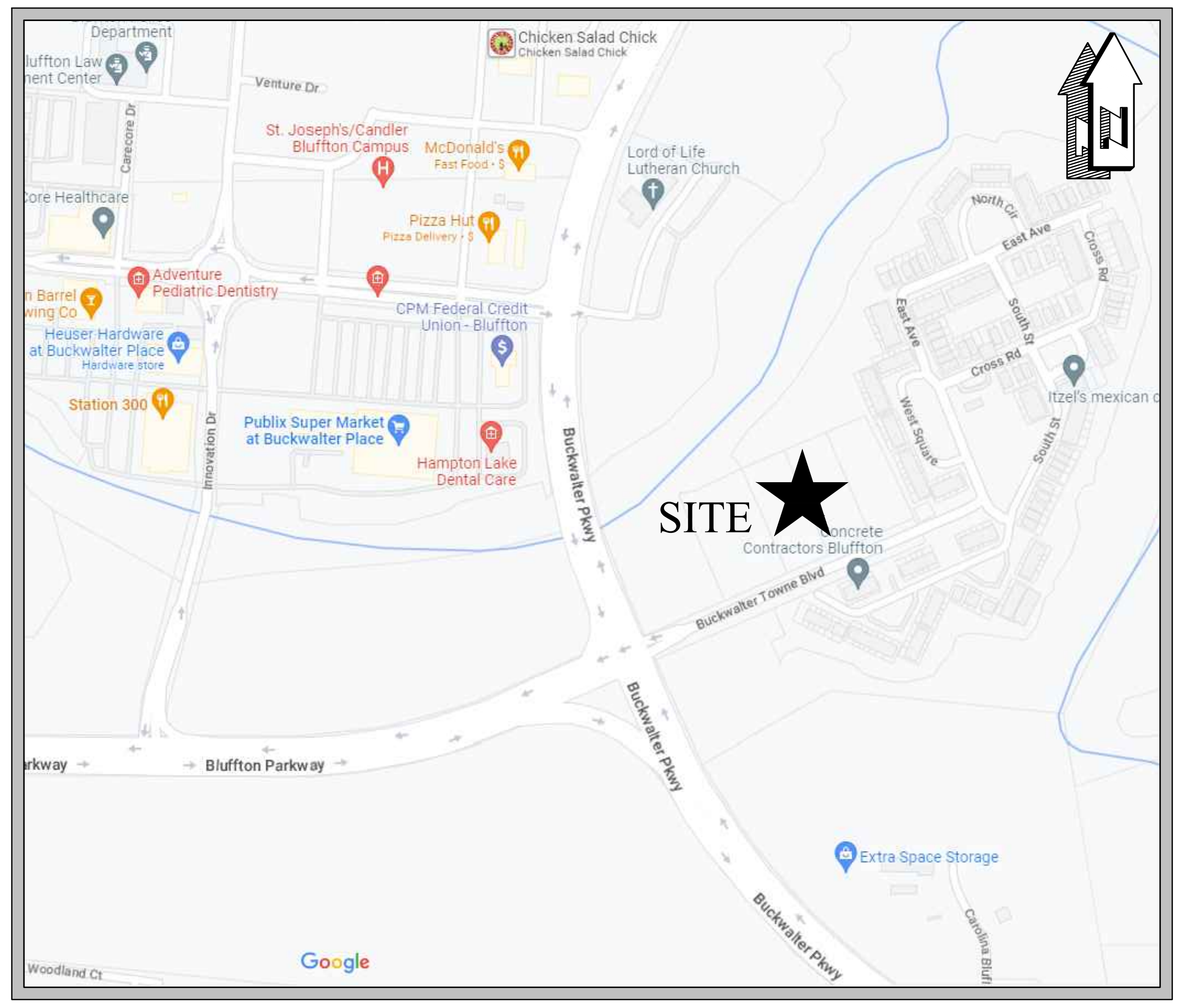
TKC CCCLV, LLC

4500 CAMERON VALLEY PARKWAY, SUITE 400
CHARLOTTE, NC 29821



VICINITY MAP
N.T.S.





LOCATION MAP
N.T.S.

PROJECT DATA:

1.	ACREAGE OF PROPERTY:	5.43 ACRES
2.	ACREAGE OF DEVELOPMENT:	4.78 ACRES

3. DEVELOPER/OWNER:
TKC CCCLV, LLC
4500 CAMERON VALLEY PARKWAY, SUITE 400
CHARLOTTE, NC 29821
PHONE: (704)365-6500
24 HOUR CONTACT:
NAME: WENDY FULTON
PHONE: (704)365-6500

5.	TAX MAP & PARCEL NUMBERS:		R610 030 000 1854 000
6.	ZONING: BUCKWALTER PUD, BUCKWALTER COMMONS PHASE 1 MASTER PLAN		
7.	IMPERVIOUS AREA:		
		EXISTING:	0.02 ACRES
		PROPOSED:	2.98 ACRES
8.	PERVIOUS AREA:		
		EXISTING:	5.41 ACRES
		PROPOSED:	2.45 ACRES
9.	RECEIVING STREAM:		OKATIE RIVER
10.	ULTIMATE STREAM:		COLLETON RIVER
11.	EXISTING LAND USE:		UNDEVELOPED
12.	PROPOSED LAND USE:		MEDICAL OFFICE
13.	PARKING REQUIRED:		189
14.	PARKING PROVIDED:		258
15.	ADA PARKING REQUIRED:		7
16.	ADA PARKING PROVIDED:		7
17.	OPEN SPACE REQUIRED:		20%
18.	OPEN SPACE PROVIDED:		35%

PREPARED BY

CRANSTON

4/24/2024

Sheet List Table	
SHEET NUMBER	SHEET TITLE
C100	TITLE
C101	GENERAL NOTES & LEGEND
C200	EXISTING CONDITIONS
C201	EXISTING CONDITIONS
C300	DEMO & SWPP PLAN
C301	SWPPP DETAILS
C302	SWPPP DETAILS
C400	SITE PLAN
C500	CIVIL DETAILS
C600	GRADING PLAN
C700	DRAINAGE PLAN
C701	DRAINAGE PROFILES
C702	DRAINAGE DETAILS
C703	DRAINAGE DETAILS
C800	UTILITY PLAN
C801	UTILITY DETAILS
C802	UTILITY DETAILS

BENCHMARK DATA

NAME	DESCRIPTION	PT #	NORTHING	EASTING	ELEVATION
BM-1	TRAFFIC SIGNAL BOX	-	158435.71	2026466.85	21.11'
BM-2	-	-	158707.44	2027230.28	19.65'

BENCHMARK DATA:
1. COORDINATE SYSTEM IS STATE PLANE NAD 1983.
2. ALL DISTANCES SHOWN ARE GROUND.

SOUTH CAROLINA
Cranston Engineering Group
NO. C00575
CERTIFICATE OF AUTHORIZATION

SOUTH CAROLINA
PROFESSIONAL ENGINEER
NO.24749
LICENSED
MATTHEW E. RANDALL

2023-0102
C100

LEGEND

— — 210 — —	MAJOR CONTOUR (EXISTING)	◁	PROPOSED REDUCER
— — 210 — —	MINOR CONTOUR (EXISTING)	●	EXISTING POST INDICATOR
——210——	MAJOR CONTOUR (PROPOSED)	●	PROPOSED POST INDICATOR
——210——	MINOR CONTOUR (PROPOSED)	◎	EXISTING SANITARY TAP
———	EXISTING BOUNDARY	○	EXISTING SANITARY CLEAN OUT
—— - - ——	EXISTING ADJOINER	⋈	EXISTING WATER VALVE
- - - - - -	PERMANENT EASEMENT	⋈	PROPOSED WATER GATE VALVE
— — — —	TEMPORARY EASEMENT	⋈	PROPOSED SANITARY GATE VALVE
—— —— ——	25' BUFFER	N	PROPOSED SANITARY VALVE
———	ENVIRONMENTALLY SENSITIVE AREA	▣	EXISTING GAS METER
—— - - ——	EDGE OF WATER	▣	PROPOSED GAS METER
◡◡◡◡◡◡	TREE LINE	⊗	EXISTING GAS VALVE
— — OU — — OU —	EXISTING OVERHEAD UTILITY (UNSPECIFIED)	⊗	PROPOSED GAS VALVE
— — UE — — UE —	EXISTING UNDERGROUND POWER	◉ B-#	BORING
——UE——UE——	PROPOSED UNDERGROUND POWER	◐ BM-#	BENCHMARK
— — OE — — OE —	EXISTING OVERHEAD POWER	ACP	AIR CONDITIONER
——OE——OE——	PROPOSED OVERHEAD POWER	BFP	BACKFLOW PREVENTER
— — UT — — UT —	EXISTING UNDERGROUND TELEPHONE	B	BOLLARD
——UT——UT——	PROPOSED UNDERGROUND TELEPHONE	CDP	CONCRETE DUMPSTER PAD
— — OT — — OT —	EXISTING OVERHEAD TELEPHONE	CO	CLEAN OUT
——OT——OT——	PROPOSED OVERHEAD TELEPHONE	CP	CONCRETE PAD
— — UC — — UC —	EXISTING UNDERGROUND CABLE	CMP	CORRUGATED METAL PIPE
——UC——UC——	PROPOSED UNDERGROUND CABLE	CPP	CORRUGATED PLASTIC PIPE
— — FO — — FO —	EXISTING FIBEROPTIC	CW	CHILLED WATER
——FO——FO——	PROPOSED FIBEROPTIC	DI	DROP INLET
— — G — — G —	EXISTING GAS	DIP	DUCTILE IRON PIPE
——G——G——	PROPOSED GAS	DWT	DOUBLE WING TRAP
——W——W——	EXISTING WATER	EBX	ELECTRICAL BOX
——W——W——	PROPOSED WATER	EF	ELECTRICAL FEED
— — SAN — — SAN —	EXISTING SANITARY SEWER	EO	ELECTRICAL OUTLET
——SAN——SAN——	PROPOSED SANITARY SEWER	F	FOUNTAIN
——x——x——	FENCE: EXISTING	FOBX	FIBEROPTIC BOX
——x——x——	FENCE: PROPOSED	FOM	FIBEROPTIC MONUMENT
—o—o—o—o—	FENCE: EXISTING CHAINLINK	FOPB	FIBEROPTIC PULLBOX
—o—o—o—o—	FENCE: PROPOSED CHAINLINK	FH	FIRE HYDRANT
oooooooo	FENCE: EXISTING STONE	FP	FLAG POLE
oooooooo	FENCE: PROPOSED STONE	GM	GAS METER
—×—×—×—×—	FENCE: EXISTING WIRE	GP	GUY POLE
—×—×—×—×—	FENCE: PROPOSED WIRE	GUY	GUY WIRE
—□—□—□—□—	EXISTING GUARDRAIL	GT	GRATE TRAP
—□—□—□—□—	PROPOSED GUARDRAIL	GV	GAS VALVE
———	ORANGE BARRIER FENCE	GVP	GAS VENT PIPE
—x—x—x—x—	SILT FENCE	HBT	HOOD BACK TRAP
▨	EXISTING BUILDING	ICV	IRRIGATION CONTROL VALVE
▭	PROPOSED BUILDING	IE=	INVERT ELEVATION
▭	EXISTING CONCRETE/PAVING	LP	LIGHT POLE
▭	PROPOSED CONCRETE AND/OR PAVING	MB	MAIL BOX
▒	EXISTING ASPHALT PAVING	MW	MONITORING WELL
▒	PROPOSED ASPHALT PAVING	OTF	OPEN TOP FOUND
▒	EXISTING GRAVEL PAVING OR RIP-RAP	PM	POWER METER
▓	PROPOSED GRAVEL PAVING OR RIP-RAP	PO	POWER OUTLET
▤	EXISTING BRICK PAVING	PP	POWER POLE
▤	PROPOSED BRICK PAVING	PVC	POLYVINYLCHLORIDE PIPE
●	EXISTING UTILITY POLE	RCP	REINFORCED CONCRETE PIPE
●	PROPOSED UTILITY POLE	RPZ	REDUCED PRESSURE ZONE BACKFLOW PREVETER
∅	EXISTING STRAIN POLE	SAN	SANITARY SEWER
∅	PROPOSED STRAIN POLE	SD	STORM DRAIN
(—	EXISTING GUY WIRE	SH	SPRINKLER HEAD
(—	PROPOSED GUY WIRE	STBX	STORM BOX
◁	EXISTING ELECTRIC LIGHT	SWT	SINGLE WING TRAP
☼	EXISTING LIGHT POLE	TD	TRUNCATED DOME
☼	PROPOSED LIGHT POLE	TP	TELEPHONE PEDESTAL
○	EXISTING MANHOLE	TPB	TELEPHONE PULLBOX
○	PROPOSED MANHOLE	TSB	TRAFFIC SIGNAL BOX
○	EXISTING FIRE HYDRANT	TSC	TRAFFIC SIGNAL CABINET
○	PROPOSED FIRE HYDRANT	TSP	TRAFFIC SIGNAL POLE
◐	EXISTING IRRIGATION VALVE	WM	WATER METER
◐	PROPOSED IRRIGATION VALVE	WV	WATER VALVE
⊗	EXISTING WATER METER	WVB	WATER VALVE BOX
⊗	PROPOSED WATER METER	WVLT	WATER VAULT

TREE LEGEND

ASH	ASH	JPH	JAPANESE HOLLY
BI	BIRCH	MAG	SOUTHERN MAGNOLIA
CA	CAMELLIA	MP	MAPLE
CE	CEDAR	MULTI	MULTI-TRUNK
CBR	CHINABERRY	OAK	OAK
CH	CHERRY	PA	PALMETTO
CHP	CHINESE PISTACHIO	PE	PECAN
CR	CRAPE MYRTLE	PERS	PERSIMMON
CYP	CYPRESS	PN	PINE
DW	DOGWOOD (FLOWERING)	PO	POPLAR
ERC	EASTERN RED CEDAR	PR	PEAR
FR	FRUIT TREE	SG	SWEETGUM
GBL	GINKO BILOBA	SUB	SUGARBERRY
GUM	GUM	SYC	SYCAMORE
HI	HICKORY	TA	TALLOW TREE
HKB	HACKBERRY	TREE	UNKNOWN TREE TYPE
HO	HOLLY	WAX	WAX MYRTLE
JAP	JAPANESE MAPLE		

PROJECT MANAGER

WENDY FULTON
TKC CCCLV, LLC
(704)365-6500

ENGINEER OF RECORD

MATTHEW RANDALL, P.E.
CRANSTON, LLC
(843) 352-7770

UTILITIES:

POWER
PALMETTO ELECTRIC
BRIAN VALDATERO
SERVICE CONTACT: 800-922-5551
REPORT OUTAGE: 866-445-5551

COMMUNICATION
HARGRAY
SERVICE CONTACT: 843-815-1600
REPORT OUTAGE: 843-686-1138

WATER/SEWER
BEAUFORT JASPER WATER & SEWER AUTHORITY
843-987-9200

GENERAL NOTES:

1. PLANS CONTAINED HEREIN ARE FOR IMPROVEMENTS APPROVED BY THE TOWN OF BLUFFTON, THE KEITH CORPORTATION (OWNER). ANY VARIATION FROM THE APPROVED PLANS MUST BE APPROVED IN WRITING BY THE OWNER AND/OR ENGINEER.
2. A PRE-CONSTRUCTION CONFERENCE SHALL BE HELD WITH THE OWNER AND ENGINEER PRIOR TO BEGINNING CONSTRUCTION. THIS MEETING SHALL BE SCHEDULED WITH THE OWNER AND ENGINEER AT THE TIME NOTICE TO PROCEED IS GIVEN.
3. THE OWNER AND ENGINEER SHALL BE NOTIFIED AT LEAST 48 HOURS IN ADVANCE, DURING REGULAR HOURS (8:00 AM TO 5:00 PM, MONDAY THROUGH FRIDAY, EXCLUDING HOLIDAYS), BEFORE THE COMMENCEMENT OF ANY CONSTRUCTION ACTIVITY.
4. ALL WORK TO BE DONE IN ACCORDANCE WITH THE LATEST EDITION OF THE STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION FOR THE SOUTH CAROLINA DEPARTMENT OF TRANSPORTATION (SCDOT), BLUFFTON SPECIFICATIONS, AND THE PROJECT SPECIFICATIONS.
5. THE CONTRACTOR WILL BE REQUIRED TO HAVE ON SITE A COPY OF SOUTH CAROLINA DEPARTMENT OF TRANSPORTATION STANDARD SPECIFICATIONS AND STANDARD DRAWINGS, LATEST EDITION.
6. NO WORK SHALL COMMENCE WITHIN SCDOT'S RIGHT-OF-WAY UNTIL AN APPROVED SCDOT ENCROACHMENT PERMIT HAS BEEN RECEIVED.
7. ANY DISCREPANCIES, ERRORS, OR OMISSIONS DISCOVERED ON THE PLANS OR IN THE SPECIFICATIONS SHOULD BE IMMEDIATELY BROUGHT TO THE ENGINEERS ATTENTION, NOTED ON THE CONTRACTOR'S PROPOSAL, AND DOES NOT RELIEVE THE CONTRACTOR OF HIS RESPONSIBILITY TO CORRECT THE SAME AND CONSTRUCT THE PROJECT AS DESIGNED.
8. THE CONTRACTOR SHALL NOTIFY SCDOT AT LEAST 48 HOURS PRIOR TO BEGINNING ANY WORK WITHIN THE SCDOT RIGHT-OF-WAY.

GENERAL EXISTING CONDITIONS & SURVEY NOTES:

1. DATE OF SURVEY – MARCH 31, 2023 BY CRANSTON, LLC.
2. THE DATA, TOGETHER WITH ALL OTHER INFORMATION SHOWN ON THESE PLANS, OR INDICATED IN ANY WAY THEREBY, WHETHER BY DRAWINGS OR NOTES OR ANY OTHER MANNER, ARE BASED UPON FIELD INVESTIGATIONS AND ARE BELIEVED TO BE INDICATIVE OF ACTUAL CONDITIONS. HOWEVER, THE SAME ARE SHOWN AS INFORMATION ONLY AND ARE NOT GUARANTEED.
3. ACCORDING TO THE FEMA FIRM PANEL NO. 450251, MAP NO. 45013C0270G, NO PORTIONS OF THIS PROJECT LIE WITHIN THE 100 YEAR FLOOD PLAIN.
4. THE CONTRACTOR WILL IMMEDIATELY NOTIFY THE OWNER IN THE EVENT THAT PREVIOUSLY UNKNOWN HISTORICAL OR ARCHEOLOGICAL SITES ARE DISCOVERED DURING CONSTRUCTION. NO ADDITIONAL WORK IN SUCH AREAS WILL BE ALLOWED UNTIL AUTHORIZED IN WRITING.
5. PROPERTY LINES SHOWN HEREIN HAVE BEEN DERIVED BY PLAT INFORMATION AND GIS DATA OBTAINED FROM TOWN OF BLUFFTON ENGINEERING AND GIS DEPARTMENTS.
6. DISTURBANCES TO ANY SURVEY MARKERS OR MONUMENTS REQUIRES RE-ESTABLISHMENT BY A LICENSED SURVEYOR AT THE CONTRACTOR'S EXPENSE.

GENERAL EROSION CONTROL NOTES:

1. ALL SILT BARRIERS MUST BE PLACED PRIOR TO LAND DISTURBING ACTIVITIES.
2. ALL DRAINAGE EASEMENTS & DISTURBED AREAS MUST BE GRASSED AND/OR RIP-RAPPED AS REQUIRED TO CONTROL EROSION.

GENERAL UTILITIES NOTES:

1. THE EXISTENCE, ABSENCE, LOCATION AND ELEVATION OF UNDERGROUND UTILITIES ON THE PLANS ARE NOT BASED ON FIELD MARKS, ARE NOT GUARANTEED, AND SHALL BE INVESTIGATED, UNEARTHED IF NECESSARY, AND VERIFIED BY CONTRACTOR BEFORE BEGINNING CONSTRUCTION.
2. THE CONTRACTOR SHALL CONTACT SOUTH CAROLINA 811, "CALL BEFORE YOU DIG" SERVICE IN ORDER TO LOCATE UTILITIES PRIOR TO STARTING ANY EXCAVATION OR CONSTRUCTION.
3. CONTRACTOR SHALL PROTECT ALL EXISTING UTILITIES, ABOVE GROUND OR BELOW GROUND.
4. CONTRACTOR SHALL COORDINATE CONSTRUCTION ACTIVITIES WITH APPROPRIATE UTILITIES PRIOR TO AND/OR DURING CONSTRUCTION.
5. CONTRACTOR SHALL NOTIFY THE APPROPRIATE UTILITY BEFORE DIGGING NEAR WATER AND SANITARY SEWER LINES.
6. NO EXTRA PAYMENT WILL BE MADE FOR REPAIRS TO DAMAGE OF EXISTING UTILITIES.
7. THE CONTRACTOR WILL NOT BE PAID FOR DELAYS OR EXTRA EXPENSE CAUSED BY UTILITY FACILITIES, OBSTRUCTIONS, OR ANY OTHER ITEMS NOT REMOVED OR RELOCATED TO CLEAR CONSTRUCTION IN ADVANCE OF HIS WORK.

GENERAL TRAFFIC CONTROL NOTES:

1. THE CONTRACTOR WILL BE RESPONSIBLE FOR SUBMITTING A TRAFFIC CONTROL PLAN FOR APPROVAL AND THE INSTALLATION OF ALL TRAFFIC CONTROL SIGNAGE, SIGNALS, AND/OR DEVICES IN ACCORDANCE WITH THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES, LATEST EDITION.
2. THE CONTRACTOR WILL BE RESPONSIBLE FOR INITIAL INSTALLATION OF ALL TRAFFIC CONTROL SIGNAGE REQUIRED FOR CONSTRUCTION.
3. ROAD CLOSURES AND DETOURS, SHOULD THEY BE NEEDED, SHALL BE COORDINATED AND APPROVED WITH THE OWNER AND SCDOT A MINIMUM OF TWO (2) CALENDAR WEEKS PRIOR TO PLANNED CLOSURE AND/OR DETOUR.
4. CERTIFIED FLAGGERS AND/OR ARROW BOARDS WILL BE REQUIRED TO MAINTAIN TRAFFIC CONTROL WHILE WORKING WITHIN THE LIMITS OF PUBLIC OR PRIVATE ROADWAYS.
5. CONTRACTOR SHALL MAINTAIN ONE (1) LANE OF TRAVEL OPEN AT ALL TIMES IN ACCORDANCE WITH THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES, LATEST ADDITION.

GENERAL CONSTRUCTION NOTES:

1. ALL STRUCTURES, TREES AND SHRUBS WHICH ARE WITHIN THE DESIGNATED CONSTRUCTION EASEMENT, BUT OUTSIDE THE LIMITS OF CONSTRUCTION SHALL NOT BE DISTURBED UNLESS OTHERWISE INSTRUCTED BY THE ENGINEER.
2. UNSUITABLE AND SURPLUS EXCAVATION MATERIAL NOT REQUIRED FOR FILL SHALL BE DISPOSED OF OFFSITE, OR IN AN AREA APPROVED BY THE OWNER.
3. CONTRACTOR IS TO CLEAN ALL STORM WATER INLETS AND PIPE AT THE COMPLETION OF CONSTRUCTION TO REMOVE ANY SILT AND DEBRIS. THE CLEANING OF DROP INLETS, CULVERTS, AND PIPES (EXISTING AND PROPOSED) SHALL BE CONSIDERED INCIDENTAL TO THE PROJECT, NO ADDITIONAL PAYMENT WILL BE MADE THEREFOR.
4. ANY DAMAGE TO THE SIDE STREETS DUE TO CONSTRUCTION ACTIVITY SHALL BE REPAIRED IN AN EXPEDIENT MANNER AT THE CONTRACTOR'S EXPENSE.
5. EXCAVATED MATERIAL SHALL NOT BE PLACED ON THE ROADWAYS AT ANY TIME, UNLESS APPROVED BY THE SCDOT ENGINEER.
6. CONTRACTOR TO SUPPORT EXISTING POLES AND FENCES, AND PROTECT PAVEMENT, UTILITIES, CURBS AND OTHER STRUCTURES OR ITEMS DURING CONSTRUCTION. REPAIR TO DAMAGED ITEMS SHALL BE MADE TO THEIR ORIGINAL CONDITION AT NO ADDITIONAL COST.
7. RELOCATION, RESETTING, AND REMOVAL OF MINOR ITEMS AS REQUIRED FOR THE CONSTRUCTION OF THE UTILITY LINE SHALL BE CONSIDERED INCIDENTAL AND NO ADDITIONAL PAYMENT SHALL BE MADE UNLESS A LINE ITEM IS PROVIDED. MINOR ITEMS INCLUDE BUT ARE NOT LIMITED TO MAILBOXES, FENCES, AND STORM SEWER PIPES. COSTS FOR INCIDENTALS SHALL BE INCLUDED IN THE COST PER FOOT OF UTILITY BEING INSTALLED.
8. SIX INCHES OF SCDOT AGGREGATE SHALL BE USED FOR THE FULL WIDTH OF UNPAVED DRIVES AND ROADS FROM THE EDGE OF ROAD SHOULDER TO 10 FEET PAST THE OPPOSITE SIDE OF THE PIPE TRENCH TO ALL AREAS OF THE EXISTING DRIVEWAY THAT ARE DISTURBED OR DAMAGED DURING CONSTRUCTION.
9. IF ANY OF THE NEW MANHOLE STRUCTURES ARE EXPOSED IN ANY PORTION OF THE EXISTING ROADWAY SIDE DITCH, DRAINAGE AND STABILIZED WITH PERMANENT SEEDING. IF CONDITIONS WARRANT PIPING THE DITCH, DRAINAGE STRUCTURES MAY BE REQUIRED; THEREFORE PLEASE CONTACT THE SCDOT DISTRICT ENGINEER. EXISTING ROADSIDE DITCH SHALL NOT BE REALIGNED FROM THE ORIGINAL CONDITION WITHOUT THE APPROVAL OF THE SCDOT DISTRICT ENGINEER.

South Carolina 811
Call 811 Before You Dig

Attachment 5

CRANSTON

SOUTH CAROLINA
Cranston Engineering Group
NO. C00575
CERTIFICATE OF AUTHORIZATION

PRELIMINARY
NOT FOR CONSTRUCTION

SOUTH CAROLINA
PROFESSIONAL ENGINEER
NO.24749
MATTHEW E. RANDALL

REV #	DATE	DESCRIPTION

BLUFFTON MOB

GENERAL NOTES & LEGEND

DRAWN BY:	CLA
CHECKED BY:	MER
APPROVED BY:	MER
DATE:	4/24/2024
SCALE:	NO SCALE
JOB No.	2023-0102
DRAWING No.	C101

G:\PROJECTS\2023\2023-0102_BLUFFTON MOB\AC-DRAWINGS\CIVIL\DESIGN CADD\2023-0102_OV.DWG 4/25/2024 6:52 AM

Attachment 5

ALTA COMMITMENT FOR TITLE INSURANCE
Commitment No. NCS–1169736–PITT
Issueing Agent: FIRST AMERICAN TITLE INSURANCE COMPANY
Commitment Date: NOVEMBER 30, 2023.

SCHEDULE B, PART II
Exceptions

12. 20' Utility Easement shown on that Plat in Book 109, Page 188, Beaufort County Registry, reference being made to the records thereof for the full particulars. (SHOWN ON PLAT)

13. 50' Buckwalter Parkway Buffer shown on that Plat in Book 127, Page 104, Beaufort County Registry, reference being made to the records thereof for the full particulars. (SHOWN ON PLAT)

14. The following matters shown on that Plat in Book 145, Page 105, Beaufort County Registry, reference being made to the records thereof for the full particulars:

    1) Restricted wetland buffer and wetlands (SHOWN ON PLAT)
    2) 50' Buckwalter Parkway buffer (SHOWN ON PLAT)
    3) 20' utility easement (SHOWN ON PLAT)
    4) 24" curb and gutter (SHOWN ON PLAT. IT IS OUTSIDE THE BOUNDARY LINE)
    5) Sanitary sewer lines (SHOWN ON PLAT. IT IS OUTSIDE THE BOUNDARY LINE)
    6) RCPs (SHOWN ON PLAT)
    7) Catch basins (SHOWN ON PLAT. IT IS OUTSIDE THE BOUNDARY LINE)

15. Access Road Easement and Tract shown on that Plat in Book 102, Page 97, Beaufort County Registry, reference being made to the records thereof for the full particulars. (SHOWN ON PLAT)

16. Declaration of Covenants, Conditions and Restrictions for Buckwalter Commons recorded in Book 1643, Page 1468, as amended by those Amendments of Declarations of Covenants, Conditions and Restrictions for Buckwalter Commons recorded in Book 2647, Page 546, Book 3237, Page 12, and Book 3308, Page 2058, as affected by those Assignments of Declarant's Rights recorded in Book 1732, Page 1058 and Book 2647, Page 548, and further affected by that First Supplemental Declaration of Covenants, Conditions and Restrictions for Buckwalter Commons recorded in Book 1889, Page 410, as may be supplemented or amended thereafter, (all) of the Beaufort County Registry. (AFFECTS OUR PROPERTY -PEDESTRIAN EASEMENT IS SHOWN HEREON)

17. Terms and conditions of that Notice of Agreement by and among BHR Acquisition Co., LLC, Winding River BTSI, LC, RRZ, LLC, and Palmetto Electric Cooperative, Inc. as recorded in Book 1699, Page(s) 797, of the Beaufort County Registry, reference being made to the records thereof for the full particulars. (AFFECTS OUR PROPERTY)

18. Declaration of Restrictive Covenants recorded in Book 1707, Page 528, as supplemented or amended, of the Beaufort County Registry. (AFFECTS OUR PROPERTY - SHOWN ON MAP)

19. Terms and conditions of that Development Agreement between SP Forests LLC and Town of Bluffton, South Carolina as recorded in Book 1288, Page(s) 1, as amended by that Amendment to Development Agreement and Concept Plan Buckwalter Tract recorded in Book 2256, Page 204 and affected by that Assignment of Commercial Development Rights recorded in Book 2278, Page 1243 and further affected by those Partial Assignments and Assumptions of Rights and Obligations Under Development Agreement recorded in Book 1715, Page 1128, Book 2317, Page 836, and Book 3534,Page 1054, and Book____, Page(s), all of the Beaufort County Registry, reference being made to the records thereof for the full particulars. (AFFECTS OUR PROPERTY - BLANKET)

20. Any right, title or interest of anyone whomever in any of the land below the mean high water mark or below the spring tide flood water boundary, marsh (whether salt or fresh), lagoon, man-made canal, swamp areas, or any tidal area below the mean high water mark, or the spring tide flood water boundary, or to any such areas as may be claimed by or over which jurisdiction is asserted by any local, state or national governmental entity or quasi-governmental entity. The Company does not insure riparian rights, nor does it insure title to the portion of the land which lies below the mean high water mark of rivers, creeks or ocean, nor title to any portion of the land that may be accreted as defined in the Coastal Tidelands and Wetlands Act, Section 48-39-10 et seq. of the South Carolina Code of Laws, 1976, as amended.
(BLANKET - THE SOUTH CAROLINA COSTAL COUNCIL WAS NOT CONTACTED. IN MY OPINION, THE PROPERTY DOESN'T LIE BELOW THE MEAN HIGH WATER MARK OR BELOW THE SPRING TIDE FLOOD WATER BOUNDARY IF THE PROPERTY HAS NO SALT WATER MARSH)

21. Terms, conditions and provisions contained within that Easement and Maintenance Agreement as recorded in Book 2047, Page(s) 1945, of the Beaufort County Registry, reference being made to the records thereof for the full particulars. (AFFECTS OUR PROPERTY - PORTION OF ACCESS ROAD, RESIDENTIAL PARCEL AND COMMERCIAL PARCEL-EASEMENT AND AGREEMENTS ARE BLANKET. SHOWN ON PLAT)

22. Declaration of Covenants and Reciprocal Easement Agreement recorded in Book 3534, Page 1030, of the Beaufort County Registry, and any amendments, if any. (AFFECTS OUR PROPERTY - EASEMENTS, INGRESS AND EGRESS ARE BLANKET)

23. Terms, conditions, rights and restrictions set forth in that Deed as recorded in Book 1337, Page(s) 1161, as re-recorded in Book 1374, Page 189, all of the Beaufort County Registry, reference being made to the records thereof for the full particulars. (DOES NOT AFFECTS OUR PROPERTY)

24. Terms, conditions, rights and restrictions set forth in that Deed as recorded in Book 1337, Page(s) 1258 as re-recorded in Book 1374, Page 277, all of the Beaufort County Registry, reference being made to the records thereof for the full particulars.
(AFFECTS OUR PROPERTY-OUR SITE IS PART OF PARCEL C-2B SHOWN ON PLAT BOOK:76 PG:12)

25. Terms, conditions and provisions contained within that Temporary Reciprocal Grading Easement Agreement as recorded in Book 3556, Page(s) 1304, of the Beaufort County Registry, reference being made to the records thereof for the full particulars. (AFFECTS OUR PROPERTY)

26. Terms, conditions and provisions contained within that Temporary Access and Construction Easement Agreement as recorded in Book 3553, Page(s) 1793, of the Beaufort County Registry, reference being made to the records thereof for the full particulars. (AFFECTS OUR PROPERTY)

27. Subject to any applicable Federal or State environmental laws, rules or regulations concerning wetlands standards or practices.
(NOT SURVEY MATTER)

28. Restrictions contained in that certain Deed as recorded in Book_____, Page(s)____ of the Beaufort County Registry, reference being made to the records thereof for the full particulars.

29. Terms, conditions and provisions contained within that Easement Appurtenant Agreement as recorded in Book 1261, Page(s) 813, of the Beaufort County Registry, reference being made to the records thereof for the full particulars.
(DOES NOT AFFECTS OUR PROPERTY - THE 1.43 ACRE ACCESS EASEMENT AS SHOWN ON A PLAT RECORDED IN DEED BOOK 73, PAGE 48, DATED 01/10/2000 IS NOT LOCATED ON THIS TRACT)

LEGAL DESCRIPTION:

RECORD LEGAL DESCRIPTION
FROM TITLE COMMITMENT No. NCS–1169736–PITT, DATED NOVEMBER 30, 2023

The land referred to herein below is situated in the County of Beaufort, State of South Carolina, and is described as follows:

PARCEL ONE:
ALL THAT CERTAIN PIECE, PARCEL OR LOT OF LAND, TOGETHER WITH ANY IMPROVEMENTS THEREON, SITUATE, LYING AND BEING IN THE COUNTY OF BEAUFORT, STATE OF SOUTH CAROLINA, BEING SHOWN AND DESIGNATED AS "TRACT 1" AS SHOWN ON A PLAT TITLED "COMBINATION/SUBDIVISION PLAT OF BUCKWALTER COMMERCIAL A RE-SUBDIVISION OF LOTS 1, 2, 3, 4, & 5 PLAT BOOK 127/PAGE 104 FOR PARCEL 7A, LLC" RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS FOR BEAUFORT COUNTY IN PLAT BOOK 145, PAGE 105, AND HAVING SUCH BOUNDARIES AND MEASUREMENTS, MORE OR LESS, AS ARE SHOWN ON SAID PLAT, THE SAME BEING INCORPORATED HEREIN BY SPECIFIC REFERENCE THERETO.

ALSO DESCRIBED AS:
All that tract or parcel of land lying and being in within Town of Bluffton, Beaufort County, South Carolina and being more particularly described as follows:

BEGINNING at mag nail found at the intersection of the easterly right-of-way line of Buckwalter Parkway (having 120 feet R/W) and the northerly right-of-way line of Buckwalter Towne Boulevard (having 80 feet R/W).

From the POINT OF BEGINNING; Thence, running along said easterly right-of-way line of Buckwalter Boulevard following courses and distances:

North 23 degrees 23 minutes 06 seconds West for a distance of 140.41 feet to a concrete monument found,
Thence, along a curve to the right having a radius of 1,715.00 feet and arc length of 219.29 feet, subtended by chord North 19 degrees 57 minutes 08 seconds West and a distance of 219.14 feet to a 3/4 inch open top pipe and cap found,
Thence, turning and leaving said eastern right-of-way line of Buckwalter Boulevard following courses and distances:
North 69 degrees 42 minutes 18 seconds East for a distance of 249.46 feet to a 3/4 inch open top pipe and cap found,
Thence, North 54 degrees 31 minutes 09 seconds East for a distance of 17.94 feet to a 3/4 inch open top pipe and cap found,
Thence, South 68 degrees 21 minutes 00 seconds East for a distance of 21.43 feet to a 3/4 inch open top pipe and cap found,
Thence, North 46 degrees 06 minutes 12 seconds East for a distance of 31.47 feet to a 3/4 inch open top pipe and cap found,
Thence, North 67 degrees 01 minutes 21 seconds East for a distance of 142.70 feet to a 3/4 inch open top pipe and cap found,
Thence, North 67 degrees 00 minutes 48 seconds East for a distance of 137.12 feet to a 3/4 inch open top pipe and cap found,
Thence, North 66 degrees 55 minutes 15 seconds East for a distance of 80.95 feet to a 3/4 inch open top pipe and cap found,
Thence, South 23 degrees 37 minutes 20 seconds East for a distance of 340.60 feet to a 3/4 inch open top pipe and cap found located at the intersection of said common line and northerly access easement line of Buckwalter Towne Boulevard,
Thence, run along said northerly access easement line of Buckwalter Towne Boulevard following courses and distances:
South 66 degrees 22 minutes 14 seconds West for a distance of 81.32 feet to a 3/4 inch oopen top pipe and cap found,
Thence, South 66 degrees 25 minutes 24 seconds West for a distance of 136.97 feet to a 3/4 inch open top pipe and cap found,
Thence, South 66 degrees 26 minutes 11 seconds West for a distance of 205.02 feet to a 3/4 inch open top pipe and cap found,
Thence, South 66 degrees 25 minutes 17 seconds West for a distance of 263.24 feet to the POINT OF BEGINNING.

Said tract or parcel of land contains 5.43 acres.

PARCEL TWO

Together with access easement created under easement and maintenance agreement as recorded in Book 2047, Page(s) 1945, of Beaufort County registry.

G:\PROJECTS\2023\2023–0102_BLUFFTON MOB\AC–DRAWINGS\SURVEY\2023–0102_ALTA.DWG 1/8/2024 1:11 PM

REFERENCES:

1. COMBINATION / SUBDIVISION PLAT OF BUCKWALTER COMMERCIAL A RE–SUBDIVISION OF LOTS 1, 2, 3, 4, & 5 PLAT BOOK 127/PAGE 104 FOR PARCEL 7A, LLC" PREPARED BY GEOSURVEY, LDT DATED SEPTEMBER 16, 2016, REVISED ON NOVEMBER 3, 2016 AND RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS FOR BEAUFORT COUNTY IN PLAT BOOK 145, PAGE 105.
2. ALTA/ACSM PLAT FOR PARCEL 7A LLC, LIDL US OPERATIONS, LLC AND FIRST AMERICAN TITLE INSURANCE COMPANY PREPARED BY GEOSURVEY, LTD DATED FEBRUARY 18, 2016, LAST REVISION SEPTEMBER 16, 2016
3. RECORDED PLATS:
    a. Book 109, Page(s) 188,
    b. Book 127, Page 104,
    c. Book 145, Page 105,
    d. Book 102, Page 97,

FLOOD NOTE:

ACCORDING TO THE OFFICIAL FEMA FLOOD HAZARD MAP, FIRM PANEL 45013C0270G EFFECTIVE MARCH 23, 2021 THIS PROPERTY IS LOCATED IN ZONE "X", AREA OF MINIMAL FLOOD HAZARD AND IS NOT IN A DESIGNATED 100 YEAR FLOOD PLAIN.

BENCHMARK-1:

(4RB&C)
N: 158,435.71
E: 2,026,466.85
ELE: 21.11'
(NAD 1983)
(NAVD 1988)

BENCHMARK-2:

(4RB&C)
N: 158,707.44
E: 2,027,230.28
ELE. 19.65'
(NAD 1983)
(NAVD 1988

SURVEYOR'S NOTES AND STATEMENTS:

1. BASIS OF BEARING IS SOUTH CAROLINA STATE PLANE GRID, NORTH AMERICAN DATUM (NAD '83).
2. ELEVATIONS SHOWN HEREON ARE BASED UPON THE NORTH AMERICAN VERTICAL DATUM 88 (NAVD 88).
THE CONTOUR INTERVAL SHOWN HEREON IS ONE FOOT.
3. ALL DISTANCES SHOWN ARE GROUND DISTANCES.
4. FIELD MEASUREMENTS FOR THIS SURVEY WERE OBTAINED WITH A TRIMBLE S7 ROBOTIC TOTAL STATION.
5. THIS PROPERTY IS LOCATED AT THE INTERSECTION OF BUCKWALTER TOWNE BOULEVARD AND BUCKWALTER BOULEVARD AND HAS DIRECT ACCESS TO BUCKWALTER TOWN BOULEVARD.
6. NO EVIDENCE OF ENCROACHMENTS WERE OBSERVED AT THE TIME OF SURVEY.
7. ADDRESS INFORMATION:
700 BUCKWALTER TOWNE BOULEVARD
OWNER NAME: LIDL US OPERATIONS LLC
MAILING ADDRESS: 3500 CLARK STREET, ARLINGTON, VA 22202.
8. THERE ARE NO EXISTING BUILDINGS ON THE SITE AT THE TIME OF SURVEY.
9. THERE ARE NO CLEARLY IDENTIFIABLE PARKING SPACES ON THE SITE AT THE TIME OF SURVEY.
10. THERE ARE NO GAPS OR GORES IN BOUNDARY LINE BETWEEN SUBJECT LAND AND THAT OF ADJOINING PARCEL AND RIGHT–OF–WAYS.
11. NO EVIDENCE OF BUILDING CONSTRUCTION, OR BUILDING ADDITIONS WERE OBSERVED AT THE TIME OF SURVEY.
12. NO EVIDENCE OF RECENT STREET OR SIDEWALK CONSTRUCTION OR REPAIRS WERE OBSERVED AT THE TIME OF SURVEY AND NO KNOWN PROPOSED CHANGES IN STREET RIGHTS OF WAY LINES..
13. NO EVIDENCE THAT THE SITE HAS BEEN USED AS A DUMP, SUMP, NOR SANITARY LANDFILL WAS OBSERVED AT THE TIME OF SURVEY.
14. NO EVIDENCE THAT THE SITE HAS BEEN USED AS A CEMETERY.
15. WETLAND AREAS AND RESTRICTED WETLAND BUFFER SHOWN ON THE SURVEY ARE TAKEN FROM DB: 1707, PG:528–566.
16. LOCATION OF UNDERGROUND UTILITY LINES SHOWN ON THE PLAT ARE TAKEN FROM ALTA PLAT LISTED AS REFERENCE 2.
17. PROPERTY SHOWN HEROIN IS A PART OF PARCEL C–2–B RECORDED IN PLAT BOOK 76, PAGE 12.
18. THE 1.43 ACRE ACCESS EASEMENT AS SHOWN ON A PLAT RECORDED IN DEED BOOK 73, PAGE 98, DATED 01/10/2000 IS NOT LOCATED ON THIS TRACK.

SPECIAL NOTE:

THE WORD CERTIFY "SHALL" MEAN A SIGNED STATEMENT BASED UPON FACTS AND KNOWLEDGE KNOWN TO THE REGISTRANT AND IS NOT A GUARANTEE OR WARRANTY, EITHER EXPRESSED OR IMPLIED.

ZONING NOTE:

PER ZONING VERIFICATION LETTER PROVIDED BY DAN FRAZIER PRINCIPAL PLANNER, DEPARTMENT OF GROWN MANAGEMENT DATED MAY 4, 2023 FOR PARCEL IDENTIFIED AS R610 030 000 1854 0000 AND ADDRESSED AS 700 BUCKWALTER TOWNE BOULEVARD,

- CURRENT ZONING CLASSIFICATION:
    a. BUCKWALTER PLANNED UNIT DEVELOPMENT; AND
    b. BUCKWALTER COMMONS PHASE 1 MASTER PLAN
- SETBACKS, HEIGHT RESTRICTION, AND PARKING REQUIREMENTS ARE PROVIDED IN THE DSO 90/3 MODIFICATIONS AND DSO 90/3, BEGINNING ON PAGE 192 OF 519 AND 212 OF 519, RESPECTIVELY.

NOTE:

SURVEYED LEGAL DESCRIPTION DESCRIBES THE SAME PROPERTY IN THE TITLE COMMITMENT.

ALTA/NSPS LAND TITLE SURVEY

FOR

TKC CCCLV, LLC

SHOWING PROPERTY KNOWN AS PIN R610 030 000 1854 000 LOCATED IN BLUFFTON,

BEAUFORT COUNTY, SOUTH CAROLINA

SCALE: 1" = 30'
MARCH 31, 2023.

30 15 0 30 60
SCALE IN FEET

PREPARED BY

CRANSTON
452 Ellis Street, Augusta, Georgia 30901
Telephone 706-722-1588
CranstonEngineering.com

REV. APRIL 5, 2023
(ADDED WETLANDS AND TREES)

REV. MAY 1, 2023
(ADDED WETLAND BUFFER PER DB:1707 PG:528–566)

REV. MAY 15, 2023
(ADDED TITLE COMMITMENT AND SCHEDULE B, PART II—Exceptions)

REV. JUNE 6, 2023

REV. SEPTEMBER 7, 2023
(REVISED WELTLAND BUFFER AREA AS SHOWN ON EXHIBIT "A" DB:1707, PG 528–566)

REV. DECEMBER 11, 2023
(NEW ALTA TITLE COMMITMENT PROVIDED)

REV. JANUARY 2, 2024
(NEW ALTA TITLE COMMITMENT PROVIDED)

REV. JANUARY 5, 2024
(PLAT REVISION)

TREE IDENTIFICATION CHART:

NO.	SIZE_TYPE
1034	8 SWEETGUM
1035	14 SWEETGUM
1036	10 SWEETGUM
1037	14 SWEETGUM
1038	8 SWEETGUM
1039	18 PINE
1040	12 OAK
1041	12 PINE
1042	18 PINE
1043	12 MAPLE
1044	24 PINE
1045	16 PINE
1046	16 PINE
1047	18 PINE
1048	12 SWEETGUM
1049	14 PINE
1050	10 SWEETGUM
1051	12 PINE
1052	20 PINE
1053	14 SWEETGUM
1054	14 SWEETGUM
1055	10 SWEETGUM
1056	16 SWEETGUM
1057	10 MAGNOLIA
1058	8 MAGNOLIA
1059	18 PINE
1060	10 PINE
1061	10 SWEETGUM
1062	10 SWEETGUM
1063	12 SWEETGUM
1064	8 SWEETGUM

NO.	SIZE_TYPE
1065	8 SWEETGUM
1066	8 SWEETGUM
1067	10 SWEETGUM
1068	8 SWEETGUM
1069	18 PINE
1070	24 PINE
1071	16 PINE
1072	16 SWEETGUM
1073	12 SWEETGUM
1074	12 SWEETGUM
1075	18 PINE
1076	14 PINE
1077	14 PINE
1078	10 PINE
1079	16 PINE
1080	16 PINE
1081	20 PINE
1082	22 PINE
1083	16 PINE
1084	20 PINE
1085	12 SWEETGUM
1086	14 PINE
1087	10 SWEETGUM
1088	14 PINE
1089	12 PINE
1090	14 SWEETGUM
1091	10 SWEETGUM
1092	18 PINE
1093	12 PINE
1094	18 PINE

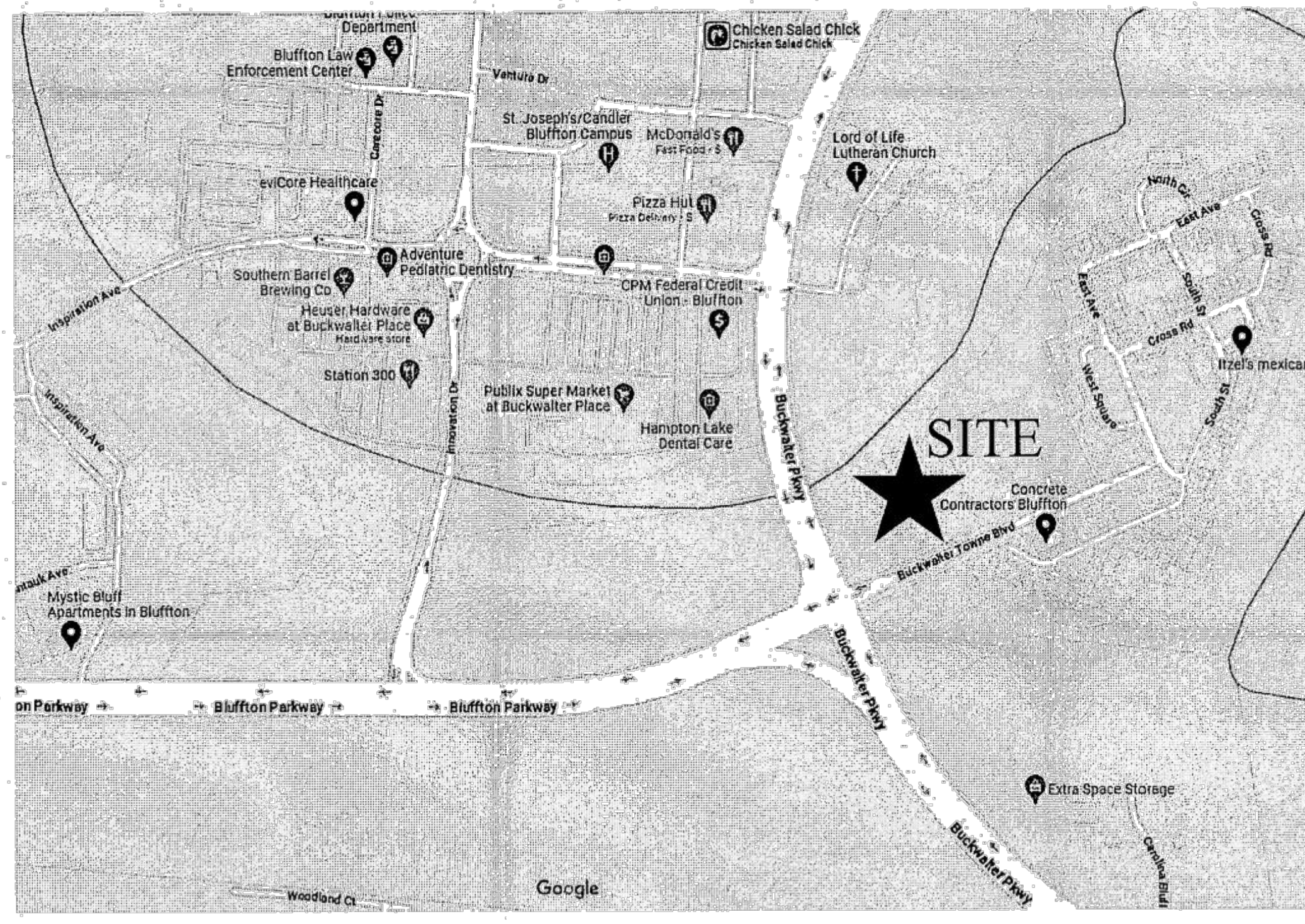
NO.	SIZE_TYPE
1095	16 PINE
1096	16 PINE
1097	16 PINE
1098	14 PINE
1099	16 PINE
1100	18 PINE
1101	12 SWEETGUM
1102	8 OAK
1103	10 OAK
1104	26 PINE
1105	10 SWEETGUM
1106	8 SWEETGUM
1107	8 SWEETGUM
1108	12 PINE
1109	10 SWEETGUM
1110	22 PINE
1111	16 PINE
1112	14 PINE
1113	10 SWEETGUM
1114	16 PINE
1115	14 PINE
1116	16 OAK
1117	12 PINE
1118	8 OAK
1119	10 SWEETGUM
1120	18 PINE
1121	8 SWEETGUM
1122	18 PINE
1123	10 MAPLE
1124	10 SWEETGUM

NO.	SIZE_TYPE
1125	12 SWEETGUM
1126	18 PINE
1127	24 SYCAMORE
1128	20 PINE
1129	20 PINE
1130	8 SWEETGUM
1131	12 OAK
1132	16 SWEETGUM
1133	20 SYCAMORE
1134	16 SWEETGUM
1135	18 PINE
1136	16 PINE
1137	12 PINE
1138	10 PINE
1139	14 PINE
1140	10 PINE
1141	10 CYPRESS
1142	10 CYPRESS
1143	10 SWEETGUM
1144	8 SWEETGUM
1145	16 PINE
1146	14 PINE
1147	14 PINE
1148	10 OAK
1149	10 OAK
1150	8 PINE
1151	22 PINE
1152	10 SWEETGUM
1153	8 SWEETGUM
1154	10 MAPLE

NO.	SIZE_TYPE
1155	10 OAK
1156	14 OAK
1157	10 CEDAR
1158	12 OAK
1159	14 SWEETGUM
1160	14 SWEETGUM
1161	14 SWEETGUM
1162	12 SWEETGUM
1163	12 PINE
1164	10 PINE
1165	12 PINE
1166	14 PINE
1167	12 PINE
1168	10 PINE
1169	10 PINE
1170	16 OAK
1171	24 PINE
1172	18 PINE
1173	8 SWEETGUM
1174	14 PINE
1175	16 PINE
1176	20 PINE
1177	14 PINE
1178	16 PINE
1179	8 SWEETGUM
1180	10 PINE
1181	14 PINE
1182	16 PINE
1183	10 PINE
1184	10 PINE

NO.	SIZE_TYPE
1185	8 SYCAMORE
1186	10 PINE
1187	18 PINE
1188	16 PINE
1189	18 PINE
1190	8 SWEETGUM
1191	8 SWEETGUM
1192	12 PINE
1193	10 PINE
1194	10 PINE
1195	20 PINE
1196	8 PINE
1197	14 PINE
1198	8 OAK
1199	14 PINE
1200	8 PINE
1201	10 PINE
1202	20 PINE
1203	10 SWEETGUM
1204	18 PINE
1205	8 MAPLE
1206	16 PINE
1207	12 PINE
1208	18 PINE
1209	14 PINE
1210	12 PINE
1211	12 SWEETGUM
1212	18 PINE
1213	10 PINE
1214	12 PINE

NO.	SIZE_TYPE
1245	8 PINE
1246	8 PINE
1247	12 SWEETGUM
1248	20 PINE
1249	10 PINE
1250	12 PINE
1251	18 PINE
1252	14 PINE
1253	10 PINE
1254	8 8 SWEETGUM
1255	16 PINE
1256	14 PINE
1257	10 PINE
1258	16 PINE
1259	18 PINE
1260	16 HICKORY
1261	14 SWEETGUM



LOCATION MAP

LEGEND

▬▬▬	EXISTING PROPERTY LINE
—— · ——	ADJOINER PROPERTY LINE
— — — — — — SAN —	SANITARY SEWER
——— SSFM ———	SANITARY SEWER FORCE MAIN
— — — — — — UE —	UNDERGROUND ELECTRIC LINE
— — — — — — UC —	UNDERGROUND COMMUNICATION LINE
——— W ———	UNDERGROUND WATER LINE
OTCF	OPEN TOP PIPE AND CAP FOUND
CMF	CONCRETE MONUMENT FOUND
●	EXISTING UTILITY POLE
☼	EXISTING LIGHT POLE
●	EXISTING SIGN
○	EXISTING TREE
FES	FLARED END SECTION
SSMH	SANITARY SEWER MANHOLE
STMH/CB	STORM SEWER MANHOLE/CATCH BASIN
IE=	INVERT ELEVATION
LP	LIGHT POLE
FH	FIRE HYDRANT
WV	WATER VALVE
ICV	IRRIGATION CONTROL VALVE
EM	ELECTRIC METER
TSB	TRAFFIC SIGNAL BOX
(FS)	FIELD SURVEY

EXISTING CONDITIONS

"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."

John Thomas Attaway
JOHN THOMAS ATTAWAY
SOUTH CAROLINA P.L.S. #14522

01/05/2024
DATE

ALTA/NSPS CERTIFICATION:

THIS IS TO CERTIFY TO TKC CCCLV, LLC, A NORTH CAROLINA LIMITED LIABILITY COMPANY AND FIRST AMERICAN TITLE INSURANCE THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2021 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 3, 4, 5, 7(a), 7(b), 7(c), 8, 9, 10, 13, 14, 16, 17, 19 AND 20 OF TABLE A THEREOF. THE FIELDWORK WAS COMPLETED ON MARCH 31, 2023.

John Thomas Attaway
JOHN THOMAS ATTAWAY, SOUTH CAROLINA P.L.S. #14522

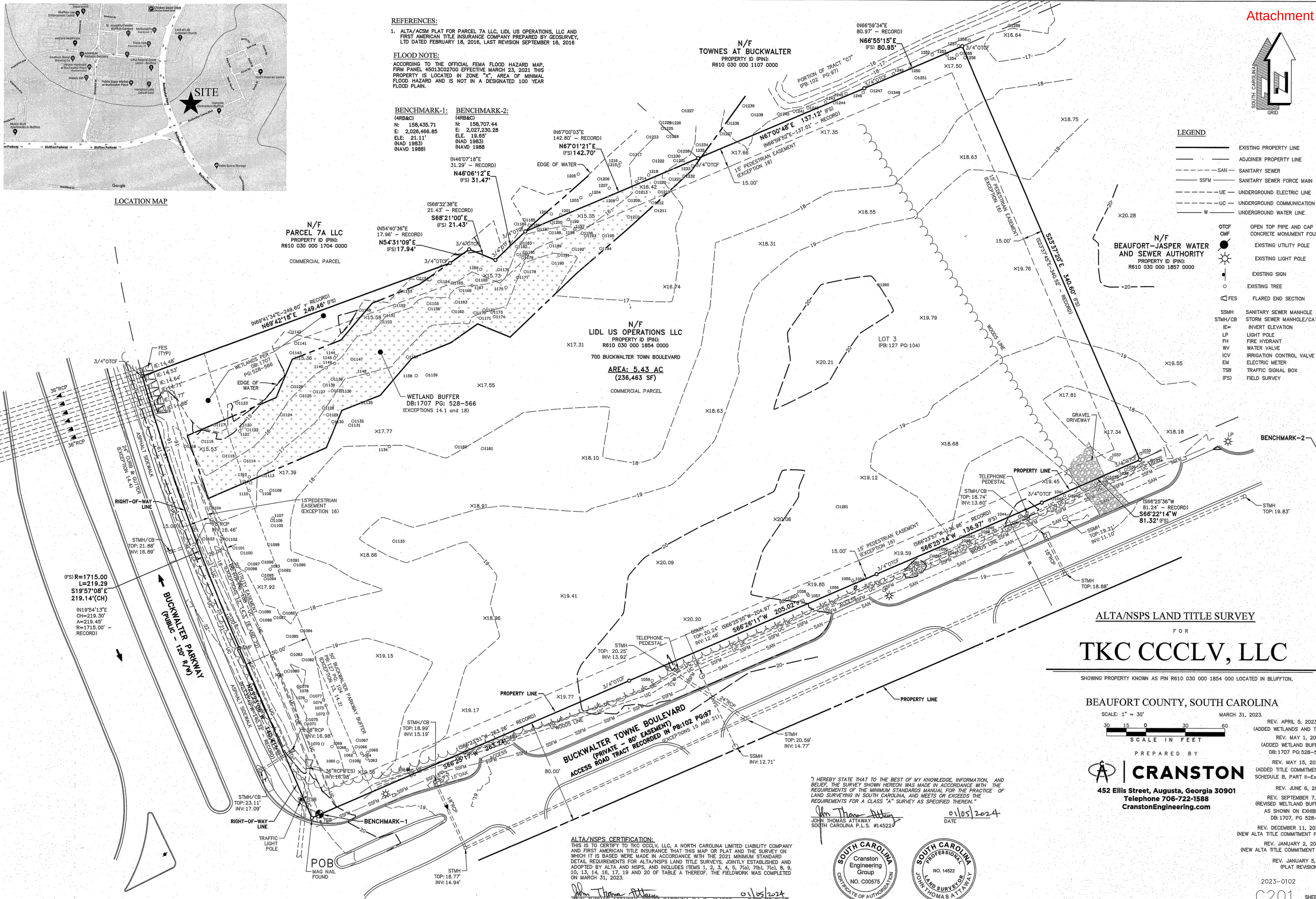
01/05/2024
DATE OF PLAT

Cranston Engineering Group
NO. C00575

NO. 14522
JOHN THOMAS ATTAWAY

2023–0102
C200
SHEET 1 OF 2
2023–0102

Attachment 5



REFERENCES:

1. ALTA/ACSM PLAT FOR PARCEL 7A LLC, LIDL US OPERATIONS, LLC AND FIRST AMERICAN TITLE INSURANCE COMPANY PREPARED BY GEOSURVEY, LTD DATED FEBRUARY 18, 2016, LAST REVISION SEPTEMBER 16, 2016

FLOOD NOTE:

ACCORDING TO THE OFFICIAL FEMA FLOOD HAZARD MAP, FIRM PANEL 45013C0270G EFFECTIVE MARCH 23, 2021 THIS PROPERTY IS LOCATED IN ZONE "X", AREA OF MINIMAL FLOOD HAZARD AND IS NOT IN A DESIGNATED 100 YEAR FLOOD PLAIN.

BENCHMARK-1:
(4RB&C)
N: 158,435.71
E: 2,026,466.85
ELE: 21.11'
(NAD 1983)
(NAVD 1988)

BENCHMARK-2:
(4RB&C)
N: 158,707.44
E: 2,027,230.28
ELE. 19.65'
(NAD 1983)
(NAVD 1988

LEGEND

▬▬▬	EXISTING PROPERTY LINE
— · —	ADJOINER PROPERTY LINE
– – – SAN –	SANITARY SEWER
— SSFM —	SANITARY SEWER FORCE MAIN
– – – UE –	UNDERGROUND ELECTRIC LINE
– – – UC –	UNDERGROUND COMMUNICATION LINE
— W —	UNDERGROUND WATER LINE
OTCF	OPEN TOP PIPE AND CAP FOUND
CMF	CONCRETE MONUMENT FOUND
●	EXISTING UTILITY POLE
☼	EXISTING LIGHT POLE
●	EXISTING SIGN
○	EXISTING TREE
◁ FES	FLARED END SECTION
SSMH	SANITARY SEWER MANHOLE
STMH/CB	STORM SEWER MANHOLE/CATCH BASIN
IE=	INVERT ELEVATION
LP	LIGHT POLE
FH	FIRE HYDRANT
WV	WATER VALVE
ICV	IRRIGATION CONTROL VALVE
EM	ELECTRIC METER
TSB	TRAFFIC SIGNAL BOX
(FS)	FIELD SURVEY

"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."

John Thomas Attaway
JOHN THOMAS ATTAWAY
SOUTH CAROLINA P.L.S. #14522

01/05/2024
DATE

Cranston Engineering Group
NO. C00575

NO. 14522
JOHN THOMAS ATTAWAY

ALTA/NSPS CERTIFICATION:

THIS IS TO CERTIFY TO TKC CCCLV, LLC, A NORTH CAROLINA LIMITED LIABILITY COMPANY AND FIRST AMERICAN TITLE INSURANCE THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2021 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 3, 4, 5, 7(a), 7(b), 7(c), 8, 9, 10, 13, 14, 16, 17, 19 AND 20 OF TABLE A THEREOF. THE FIELDWORK WAS COMPLETED ON MARCH 31, 2023.

John Thomas Attaway
JOHN THOMAS ATTAWAY, SOUTH CAROLINA P.L.S. #14522

01/05/2024
DATE OF PLAT

ALTA/NSPS LAND TITLE SURVEY

FOR

TKC CCCLV, LLC

SHOWING PROPERTY KNOWN AS PIN R610 030 000 1854 000 LOCATED IN BLUFFTON,

BEAUFORT COUNTY, SOUTH CAROLINA

SCALE: 1" = 30'

MARCH 31, 2023.

30 15 0 30 60
SCALE IN FEET

PREPARED BY

CRANSTON

452 Ellis Street, Augusta, Georgia 30901
Telephone 706-722-1588
CranstonEngineering.com

REV. APRIL 5, 2023
(ADDED WETLANDS AND TREES)

REV. MAY 1, 2023
(ADDED WETLAND BUFFER PER DB:1707 PG:528–566)

REV. MAY 15, 2023
(ADDED TITLE COMMITMENT AND SCHEDULE B, PART II—Exceptions)

REV. JUNE 6, 2023

REV. SEPTEMBER 7, 2023
(REVISED WELTLAND BUFFER AREA AS SHOWN ON EXHIBIT "A" DB:1707, PG 528–566)

REV. DECEMBER 11, 2023
(NEW ALTA TITLE COMMITMENT PROVIDED)

REV. JANUARY 2, 2023
(NEW ALTA TITLE COMMITMENT PROVIDED)

REV. JANUARY 5, 2024
(PLAT REVISION)

EXISTING CONDITIONS

2023–0102

C201

SHEET 2 OF 2
2023–0102

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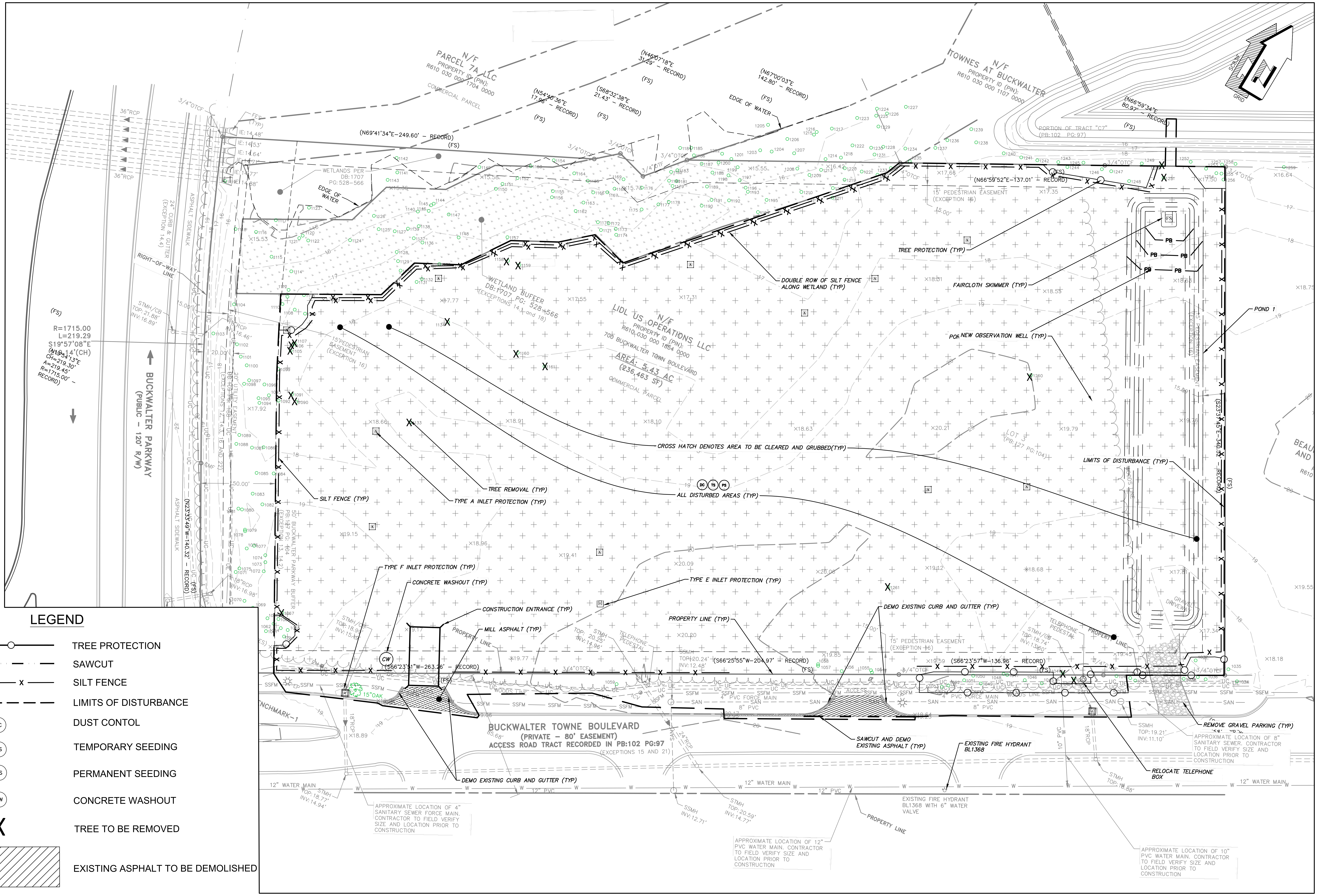
Attachment 5



LEGEND

—○—○— TREE PROTECTION

— · — · — SAWCUT

—x—x— SILT FENCE

— — — — LIMITS OF DISTURBANCE

(DC) DUST CONTOL

(TS) TEMPORARY SEEDING

(PS) PERMANENT SEEDING

(CW) CONCRETE WASHOUT

X TREE TO BE REMOVED

▨ EXISTING ASPHALT TO BE DEMOLISHED

▽ CURB AND GUTTER TO BE DEMOLISHED

▨ MILL ASPHALT

+ AREA TO BE CLEARED AND GRUBBED

PLAN
HORIZONTAL SCALE 1"=30'
30 15 0 30 60
SCALE IN FEET

CRANSTON

Cranston Engineering Group
NO. C00575

PRELIMINARY
NOT FOR CONSTRUCTION

NO.24749
MATTHEW E. RANDALL

REV # | DATE | DESCRIPTION

BLUFFTON MOB

DEMO & SWPP PLAN

DRAWN BY:	CLA
CHECKED BY:	MER
APPROVED BY:	MER
DATE:	4/24/2024
SCALE:	1" = 30'
JOB No.	2023-0102
DRAWING No.	C300

South Carolina 811 Call 811 Before You Dig

G:\PROJECTS\2023\2023-0102_BLUFFTON MOB\VC-DRAWINGS\CIVIL\DESIGN CADD\2023-0102_CV.DWG 4/25/2024 6:53 AM

1. IF NECESSARY, SLOPES, WHICH EXCEED EIGHT (8) VERTICAL FEET SHOULD BE STABILIZED WITH SYNTHETIC OR VEGETATIVE MATS, IN ADDITION TO HYDROSEEDING. 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.
   - WHERE STABILIZATION BY THE 14TH DAY IS PRECLUDED BY SNOW COVER OR FROZEN GROUND CONDITIONS STABILIZATION MEASURES MUST BE INITIATED AS SOON AS PRACTICABLE.
   - WHERE CONSTRUCTION ACTIVITY ON A PORTION OF THE SITE IS TEMPORARILY CEASED, AND EARTH DISTURBING ACTIVITIES WILL BE RESUMED WITHIN 14 DAYS, TEMPORARY STABILIZATION MEASURE 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 INSTALLED INAPPROPRIATELY, OR INCORRECTLY, 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 SEDIMENT BEFORE BEING PUMPED BACK INTO ANY WATERS OF THE STATE.
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 THE 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. RESIDENTIAL SUBDIVISIONS REQUIRE EROSION CONTROL FEATURES FOR INFRASTRUCTURE AS WELL AS FOR INDIVIDUAL LOT CONSTRUCTION. INDIVIDUAL PROPERTY OWNERS SHALL FOLLOW THESE PLANS DURING CONSTRUCTION TO OBTAIN APPROVAL OF AN INDIVIDUAL PLAN IN ACCORDANCE WITH S.C. REG. 72–300 ET SEQ. AND SCR100000.
8. 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.
9. 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.
10. LITTLER, 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.
11. A COPY OF THE SWPPP, INSPECTIONS 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.
12. 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 7 CALENDAR DAYS.
13. MINIMIZE SOIL COMPACTION AND, UNLESS INFEASIBLE, PRESERVE TOPSOIL.
14. 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.
15. 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.).
16. 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.
17. 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.
18. 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.
19. A PRE–CONSTRUCTION CONFERENCE MUST BE HELD FOR EACH CONSTRUCTION SITE WITH AN APPROVED ON–SITE SWPPP PRIOR TO 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.
20. CONSTRUCTION ENTRANCES TO BE PROVIDED AT ALL LOCATIONS WHERE CONSTRUCTION TRAFFIC ACCESS A PAVED ROADWAY.
21. INLET PROTECTION WILL BE PROVIDED AT ALL EXISTING INLETS THAT RECEIVED FLOWS FROM DISTURBED AREAS.
22. ALL OFF–SITE BORROW SITES MUST HAVE A SEPARATE NPDES PERMIT.
23. THE CONTRACTOR WILL PROVIDE A PORTABLE TOILET IN AN AREA THAT IS NOT ADJACENT TO A WATERWAY OR STORM DRAINAGE.
24. THE CONTRACTOR WILL PROVIDE A PLACE FOR CONCRETE TRUCKS TO WASHOUT AND THE WASHOUT IS TO BE BURIED ONSITE UNTIL CONSTRUCTION IS COMPLETE. WHEN CONSTRUCTION IS COMPLETE THE WASTE IS TO BE HAULED OFF TO A LANDFILL.
25. THE INSTALLATION OF UTILITIES (CABLE, ELECTRICAL, NATURAL GAS, WATER, SEWER, ETC.) ARE TO BE WITHIN THE PERMITTED LIMITS OF DISTURBANCE AND THAT INSTALLATION OUTSIDE THESE AREAS WILL REQUIRE A MODIFICATION TO THE PERMIT.

1. CONTRACTOR SHALL ADHERE TO SCDOT SUPPLEMENTAL TECHNICAL SPECIFICATIONS SC–M–810–2 (04/11) WHICH REPLACES SECTION 810, SEEDING, IN THE SCDOT STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION, 2007 EDITION, REGARDING TEMPORARY & PERMANENT COVER, GRASSING, LIMING, FERTILIZING, AND MULCHING.
2. CONTRACTOR SHALL PERFORM TEMPORARY COVER WITH MULCH SEEDING AS OUTLINED IN SC–M–810–2 (04/11) WITHIN (7) DAYS WHEN A SITE WILL NOT BE WORKED ON FOR 14 DAYS OR MORE.
3. CONTRACTOR SHALL PERFORM PERMANENT COVER WITH SEEDING WITHIN 14 DAYS OF WHEN THE SITE WAS LAST WORKED.

SCDHEC STANDARD CONSTRUCTION SEQUENCE:

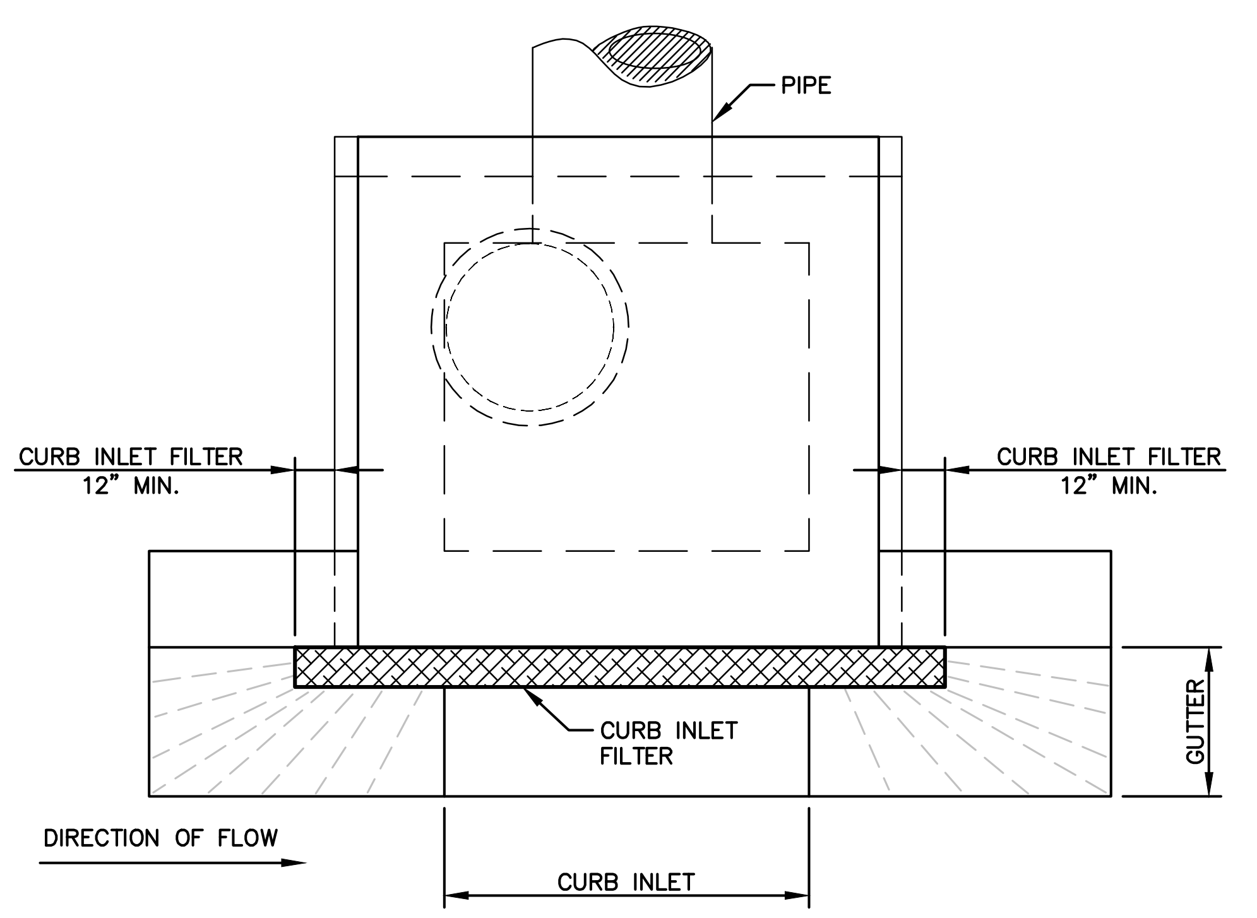
2. PRE–CONSTRUCTION MEETING (ON–SITE IF MORE THAN 10 DISTURBED AND NON–LINEAR)
3. NOTIFY DHEC EQC REGIONAL OFFICE OR OCRM OFFICE 48 HOURS PRIOR TO BEGINNING LAND– DISTURBING ACTIVITIES.
4. INSTALLATION OF CONSTRUCTION ENTRANCE(S).
5. CLEARING & GRUBBING ONLY AS NECESSARY FOR INSTALLATION OF PERIMETER CONTROLS.
6. INSTALLATION OF PERIMETER CONTROLS (E.G., SILT FENCE).
7. CLEARING & GRUBBING ONLY IN AREAS OF BASINS/ TRAPS/ PONDS.
8. INSTALLATION OF BASINS/ TRAPS/ PONDS AND INSTALLATION OF DIVERSIONS TO THOSE STRUCTURES (OUTLET STRUCTURES MUST BE COMPLETELY INSTALLED AS SHOWN ON THE DETAILS BEFORE PROCEEDING TO NEXT STEP; AREAS DRAINING TO THESE STRUCTURES CANNOT BE DISTURBED UNTIL THE STRUCTURES AND DIVERSIONS TO THE STRUCTURES ARE COMPLETELY INSTALLED).
9. CLEARING & GRUBBING OF SITE OR DEMOLITION (SEDIMENT & EROSION CONTROL MEASURES FOR THESE AREAS MUST ALREADY BE

11. INSTALLATION OF STORM DRAIN SYSTEM AND PLACEMENT OF INLET PROTECTION AS EACH INLET IS INSTALLED.

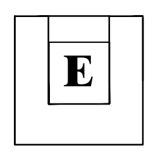
14. CLEAN–OUT OF DETENTION BASINS THAT WERE USED AS SEDIMENT CONTROL STRUCTURES AND RE?GRADING OF DETENTION POND BOTTOMS; IF NECESSARY, MODIFICATION OF SEDIMENT BASIN RISER TO CONVERT TO DETENTION BASIN OUTLET STRUCTURE
15. REMOVAL OF TEMPORARY SEDIMENT & EROSION CONTROL MEASURES AFTER ENTIRE AREA DRAINING TO THE STRUCTURE IS FINALLY STABILIZED (THE DEPARTMENT RECOMMENDS THAT THE PROJECT OWNER/ OPERATOR HAVE THE SWPPP PREPARER OR REGISTRATION EQUIVALENT APPROVE THE REMOVAL OF TEMPORARY STRUCTURES.).
16. PERFORM AS–BUILT SURVEYS OF ALL DETENTION STRUCTURES AND SUBMIT TO DHEC OR MS4 FOR ACCEPTANCE.
17. SUBMIT NOTICE OF TERMINATION (NOT) TO DHEC AS APPROPRIATE.

IF FLOWS FROM OFFSITE AREAS WILL BE DIVERTED AROUND THE SITE AND THE ON–SITE STRUCTURES ARE NOT DESIGNED TO HANDLE FLOWS FROM THE OFFSITE AREAS, THEN THE DIVERSIONS/ PIPING FOR THE OFFSITE FLOWS MUST BE INSTALLED BEFORE LAND–DISTURBING ACTIVITIES BEGIN ON THE SITE; INCLUDE THIS IN THE SEQUENCE. SEDIMENT AND EROSION CONTROL MEASURES FOR THE DISTURBED AREAS FOR THE DIVERSION/ PIPING MUST BE INSTALLED BEFORE THOSE AREAS ARE DISTURBED AND SHOULD BE

TOP VIEW



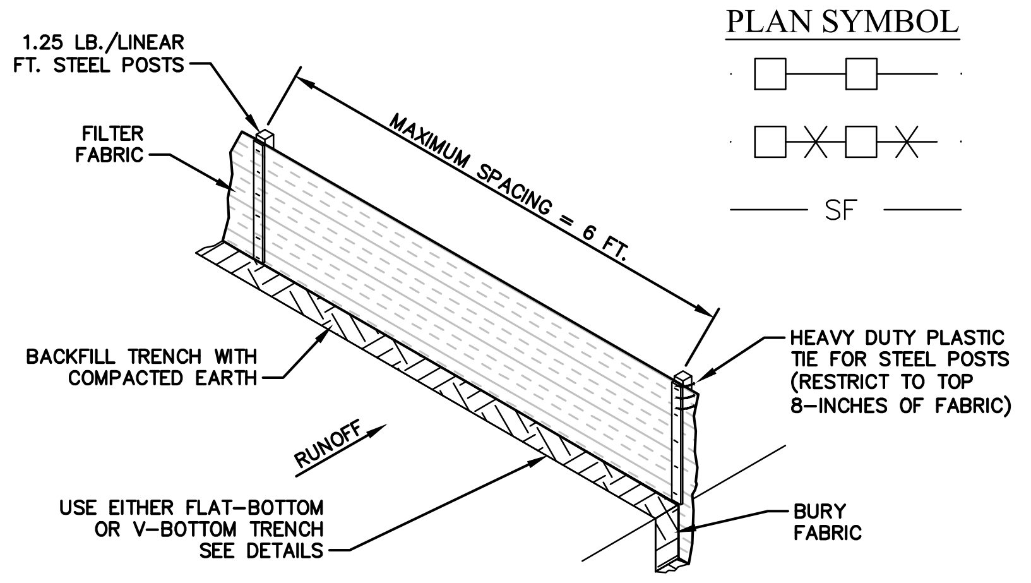
PLAN SYMBOL



TYPE E
SURFACE COURSE CURB INLET FILTERS

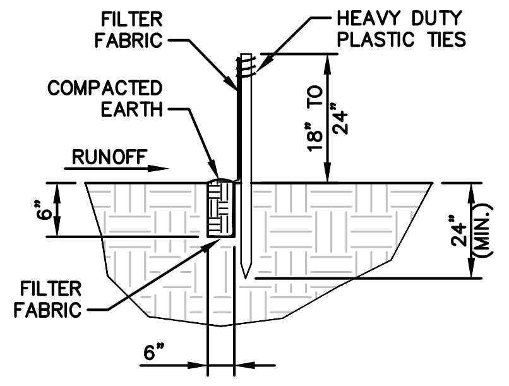
SOUTH CAROLINA DEPARTMENT OF HEALTH AND ENVIRONMENTAL CONTROL
STANDARD DRAWING NO. SC-10 [PAGE 1]
N.T.S.

SILT FENCE INSTALLATION

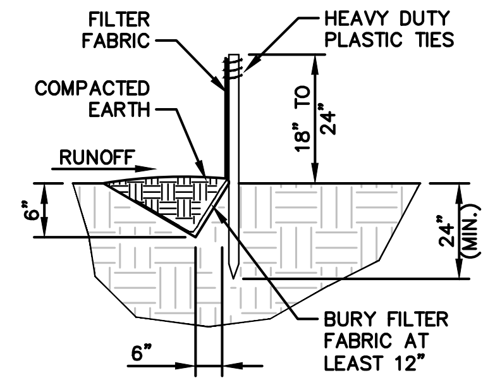


PLAN SYMBOL

FLAT-BOTTOM TRENCH DETAIL



V-SHAPED TRENCH DETAIL



SILT FENCE - 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 STORMWATER FLOW AND PLACE THE SILT FENCE THE PROPER DISTANCE FROM THE TOE OF STEEP SLOPES TO PROVIDE SEDIMENT STORAGE AND ACCESS FOR MAINTENANCE AND CLEANOUT.
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.

SILT FENCE

SOUTH CAROLINA DEPARTMENT OF PUBLIC HEALTH
STANDARD DRAWING NO. SC-03 [PAGE 1]
N.T.S.

SILT FENCE - 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 17–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.

SILT FENCE - 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 SC DOT'S QUALIFIED PRODUCTS LISTING (QPL), APPROVAL SHEET #34, MEETING THE REQUIREMENTS OF THE MOST CURRENT EDITION OF THE SC DOT 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.

SILT FENCE - INSPECTION AND 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 EVEN 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 STORMWATER 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. REMOVED DAMAGED SILT FENCE AND REINSTALL NEW SILT FENCE IMMEDIATELY.
8. SILT FENCE SHOULD BE REMOVED WITHIN 30 DAYS AFTER FINAL STABILIZATION IS ACHIEVED AND ONCE IT IS REMOVED, THE RESULTING DISTURBED AREA SHALL BE PERMANENTLY STABILIZED.

SILT FENCE

SOUTH CAROLINA DEPARTMENT OF PUBLIC HEALTH
STANDARD DRAWING NO. SC-03 [PAGE 2]
GENERAL NOTES

TYPE E - SURFACE COURSE CURB INLET FILTERS
GENERAL NOTES

1. ONLY USE SURFACE CURB INLET FILTERS THAT HAVE A MINIMUM HEIGHT OR DIAMETER OF 9–INCHES AND HAVE A MINIMUM LENGTH THAT IS 2–FEET LONGER THAN THE LENGTH OF THE CURB OPENING.
2. SURFACE COURSE INLETS FILTERS THAT ARE DESIGNED TO COMPLETELY BLOCK THE INLET OPENING ARE PROHIBITED. ACCEPTABLE INLET FILTERS SHOULD ALLOW FOR OVERFLOWS TO ENTER THE CATCH BASIN.
3. SURFACE COURSE INLET FILTERS SHOULD BE CONSTRUCTED WITH A SYNTHETIC MATERIAL THAT WILL ALLOW STORMWATER TO FREELY FLOW THROUGH WHILE TRAPPING SEDIMENT AND DEBRIS.
4. STRAW, STRAW FIBER, STRAW BALES, PINE NEEDLES AND LEAF MULCH ARE NOT PERMISSIBLE FILTER MATERIALS.
5. EACH FILTER SHOULD HAVE AGGREGATE COMPARTMENTS FOR STONE, SAND, AND OTHER WEIGHTED MATERIALS OR MECHANISMS TO HOLD THE UNIT IN PLACE. FILL AGGREGATE COMPARTMENTS TO A LEVEL (AT LEAST 1/2 FULL) TO HOLD THE FILTER IN PLACE AND CREATE A SEAL BETWEEN THE FILTER AND THE ROAD SURFACE.
6. USE ONLY TYPE E INLET FILTERS APPEARING ON SC DOT'S QUALIFIED PRODUCTS LISTING (QPL), APPROVAL SHEET #58, OR FILTERS THAT MEETING THE MOST CURRENT EDITION OF THE SC DOT STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION.

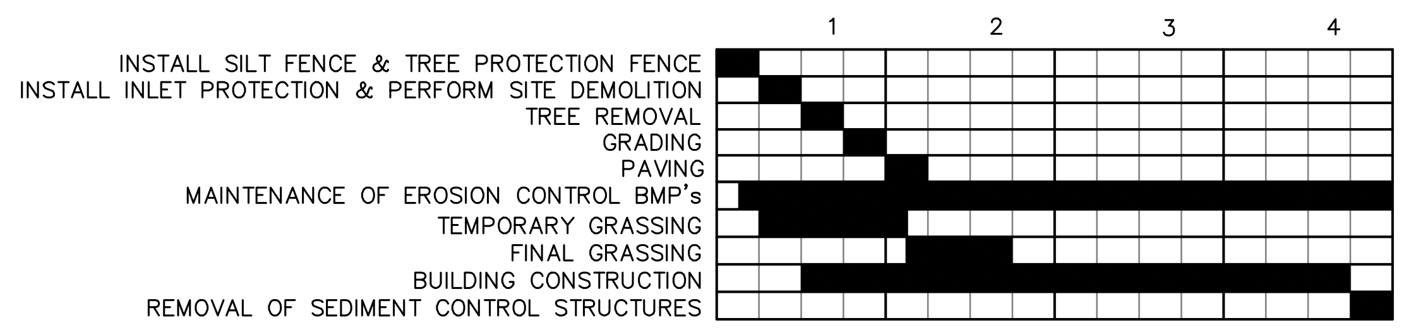
TYPE E - SURFACE COURSE CURB INLET FILTERS
INSPECTION & MAINTENANCE

1. THE KEY TO FUNCTIONAL INLET PROTECTION IS WEEKLY INSPECTIONS, ROUTINE MAINTENANCE, AND REGULAR SEDIMENT REMOVAL.
2. REGULAR INSPECTIONS OF ALL INLET PROTECTION 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 IN FRONT OF THE INLET PROTECTION IS EXTREMELY IMPORTANT. ACCUMULATED SEDIMENT SHOULD BE CONTINUALLY MONITORED AND REMOVED WHEN NECESSARY.
4. REMOVE ACCUMULATED SEDIMENT WHEN SILT AND/OR DEBRIS HAS BUILT UP AROUND THE FILTER PREVENTING STORMWATER TO FLOW THROUGH THE FILTER.
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. INLET PROTECTION STRUCTURES SHOULD BE REMOVED AFTER THE DISTURBED AREAS ARE PERMANENTLY STABILIZED. REMOVE ALL CONSTRUCTION MATERIAL AND SEDIMENT, AND DISPOSE OF THEM PROPERLY. GRADE THE DISTURBED AREA TO THE ELEVATION OF THE DROP INLET STRUCTURE CREST. STABILIZE ALL BARE AREAS IMMEDIATELY.

TYPE E
SURFACE COURSE CURB INLET FILTERS

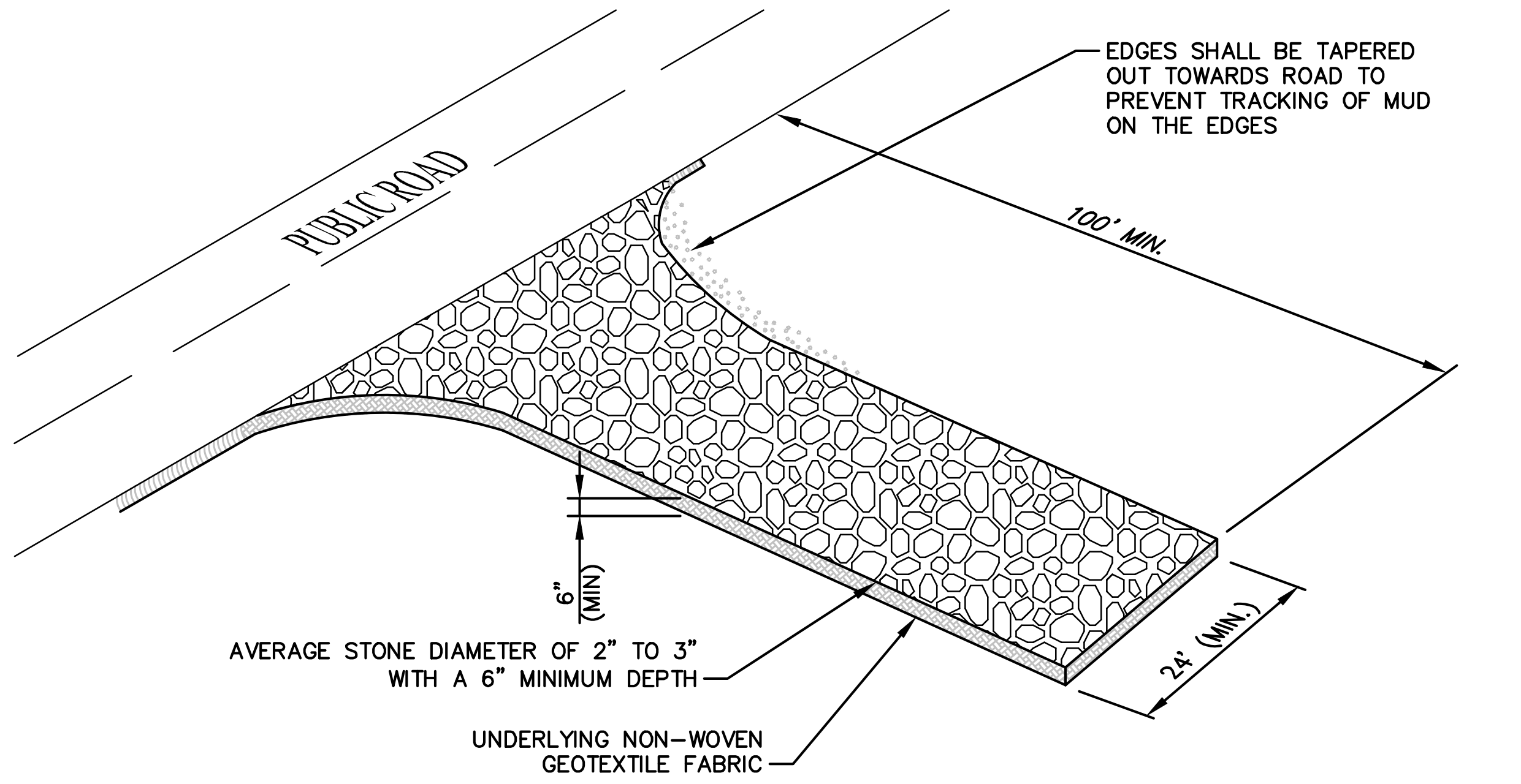
SOUTH CAROLINA DEPARTMENT OF HEALTH AND ENVIRONMENTAL CONTROL
STANDARD DRAWING NO. SC-10 [PAGE 2]
GENERAL NOTES

MONTHS OF CONSTRUCTION ACTIVITIES



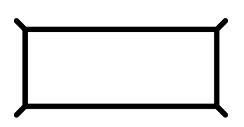
DISTURBED AREA = 4.78 AC

1. THE TIME AND PERIODS ABOVE ARE NOT EXACT OR READILY DETERMINABLE BUT IN ALL CASES SOIL EROSION AND SEDIMENT CONTROL STRUCTURES WILL BE INCORPORATED INTO THE CONSTRUCTION IN THE SEQUENCE AS SHOWN ABOVE AND/ OR AS DIRECTED BY TOWN OF HILTON HEAD ISLAND OR SCDHEC.
2. GRASSING WILL BE ACCEPTED WHEN A 95% COVER BY PERMANENT GRASSES IS OBTAINED AND WEEDS ARE NOT DOMINANT.
3. GRASSING OF CONSTRUCTION AREAS WILL COMMENCE AT COMPLETION OF EACH PHASE OF CONSTRUCTION OR IN THE SEQUENCE AS SHOWN ABOVE. IN ANY CASE, GRASSING OF ANY CONSTRUCTION AREA WILL BEGIN AT THE EARLIEST POSSIBLE DATE.



SPECIFICAION	SIZE
ROCK PAD THICKNESS	6 INCHES
ROCK PAD WIDTH	24 FEET
ROCK PAD LENGTH	100 FEET
ROCK PAD STONE SIZE	D = 2-3 INCHS

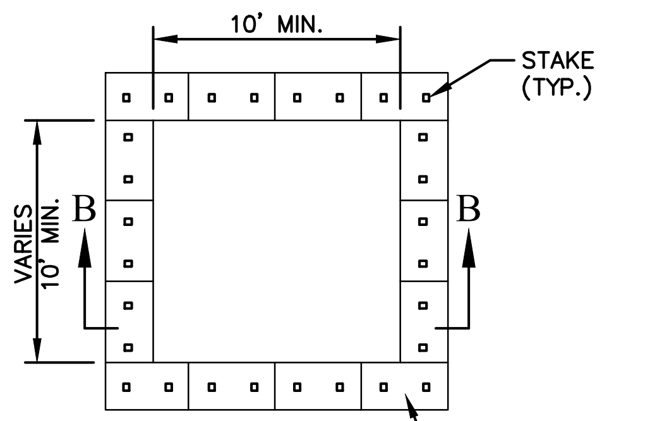
PLAN SYMBOL



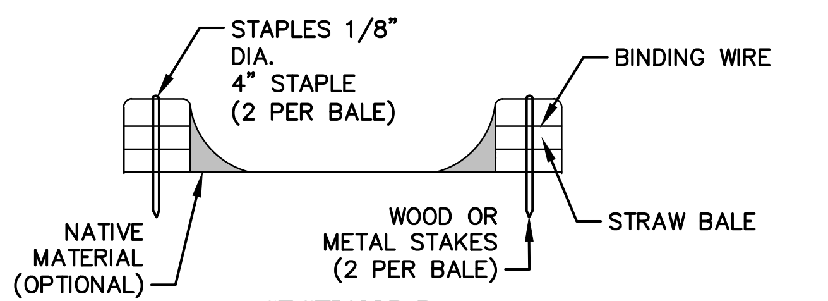
CONSTRUCTION ENTRANCE

SOUTH CAROLINA DEPARTMENT OF PUBLIC HEALTH
STANDARD DRAWING NO. SC-06 [PAGE 1]
N.T.S.

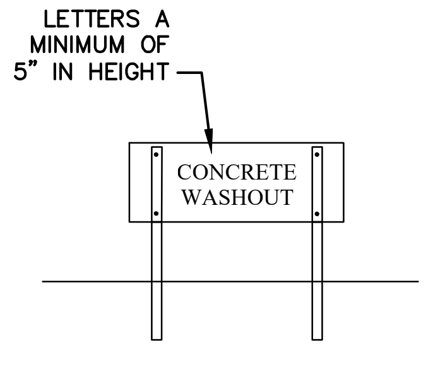
STRAW BALE BARRIER CONCRETE WASHOUT



PLAN
TYPE "ABOVE GRADE" WITH STRAW BALES



SECTION B-B



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.

CONCRETE WASHOUT
STRAW BALES OR ABOVE GROUND

SOUTH CAROLINA DEPARTMENT OF HEALTH AND ENVIRONMENTAL CONTROL
STANDARD DRAWING NO. RC-07 [PAGE 1]
N.T.S.

Attachment 5

CRANSTON

Cranston Engineering Group
NO. C00575

PRELIMINARY
NOT FOR CONSTRUCTION

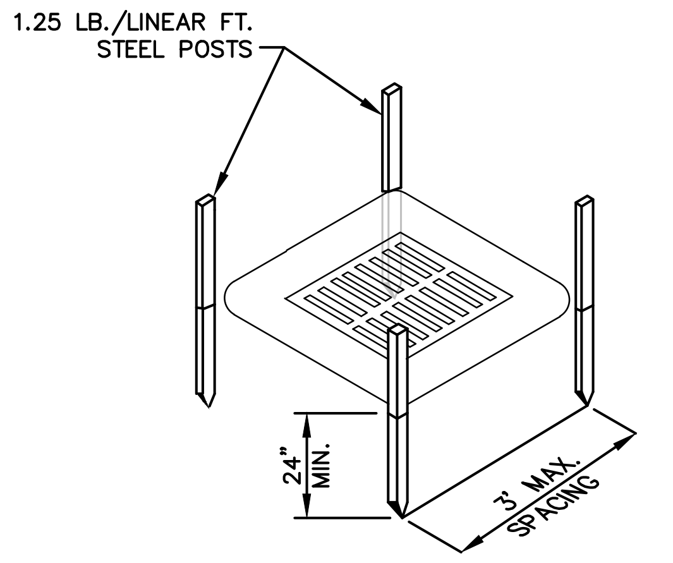
MATTHEW E. RANDALL
NO.24749

REV #	DATE	DESCRIPTION

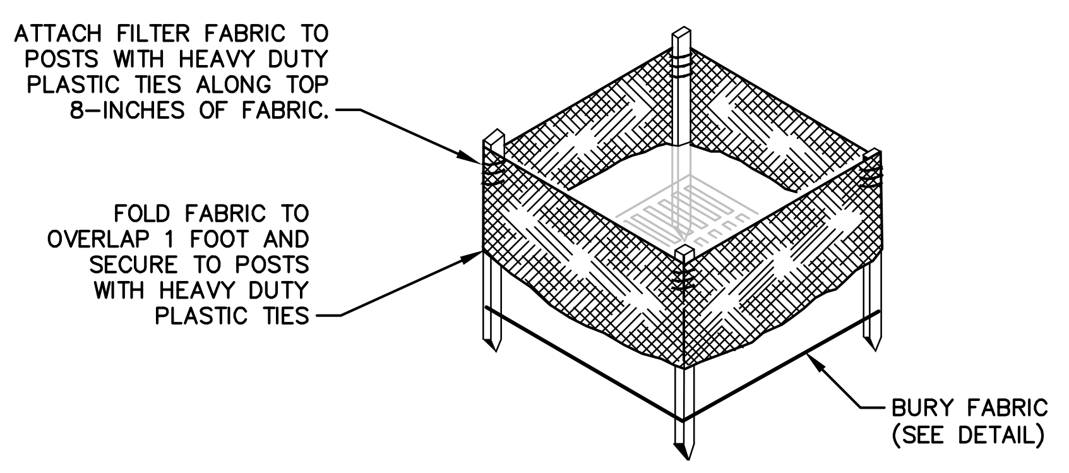
BLUFFTON MOB

SWPPP DETAILS

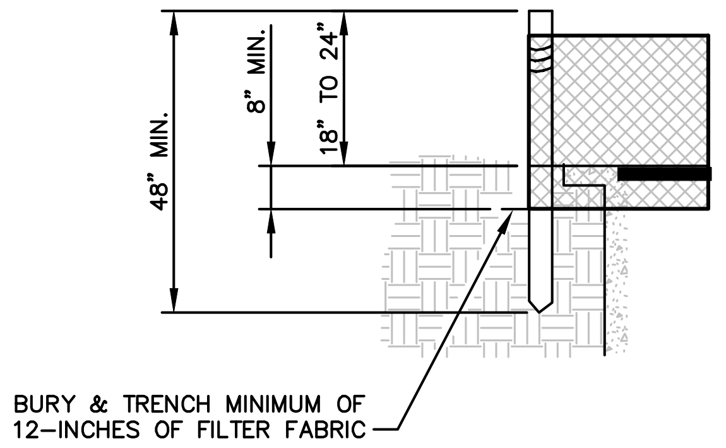
DRAWN BY:	CLA
CHECKED BY:	MER
APPROVED BY:	MER
DATE:	4/24/2024
SCALE:	NO SCALE
JOB No.	2023–0102
DRAWING No.	C301



POST INSTALLATION DETAIL

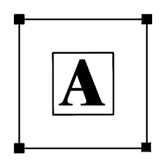


FILTER FABRIC INSTALLATION DETAIL



FILTER FABRIC BURIAL DETAIL

PLAN SYMBOL



TYPE A
FILTER FABRIC INLET PROTECTION

SOUTH CAROLINA DEPARTMENT OF HEALTH AND ENVIRONMENTAL CONTROL
STANDARD DRAWING NO. SC-07 [PAGE 1]
N.T.S.

TYPE A - FILTER 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 SC DOT'S QUALIFIED PRODUCTS LISTING (QPL), APPROVAL SHEET #34, MEETING THE REQUIREMENTS OF THE MOST CURRENT EDITION OF THE SC DOT 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.

TYPE A - 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. 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.
4. POST SPACING SHALL BE AT A MAXIMUM OF 3-FEET ON CENTER.

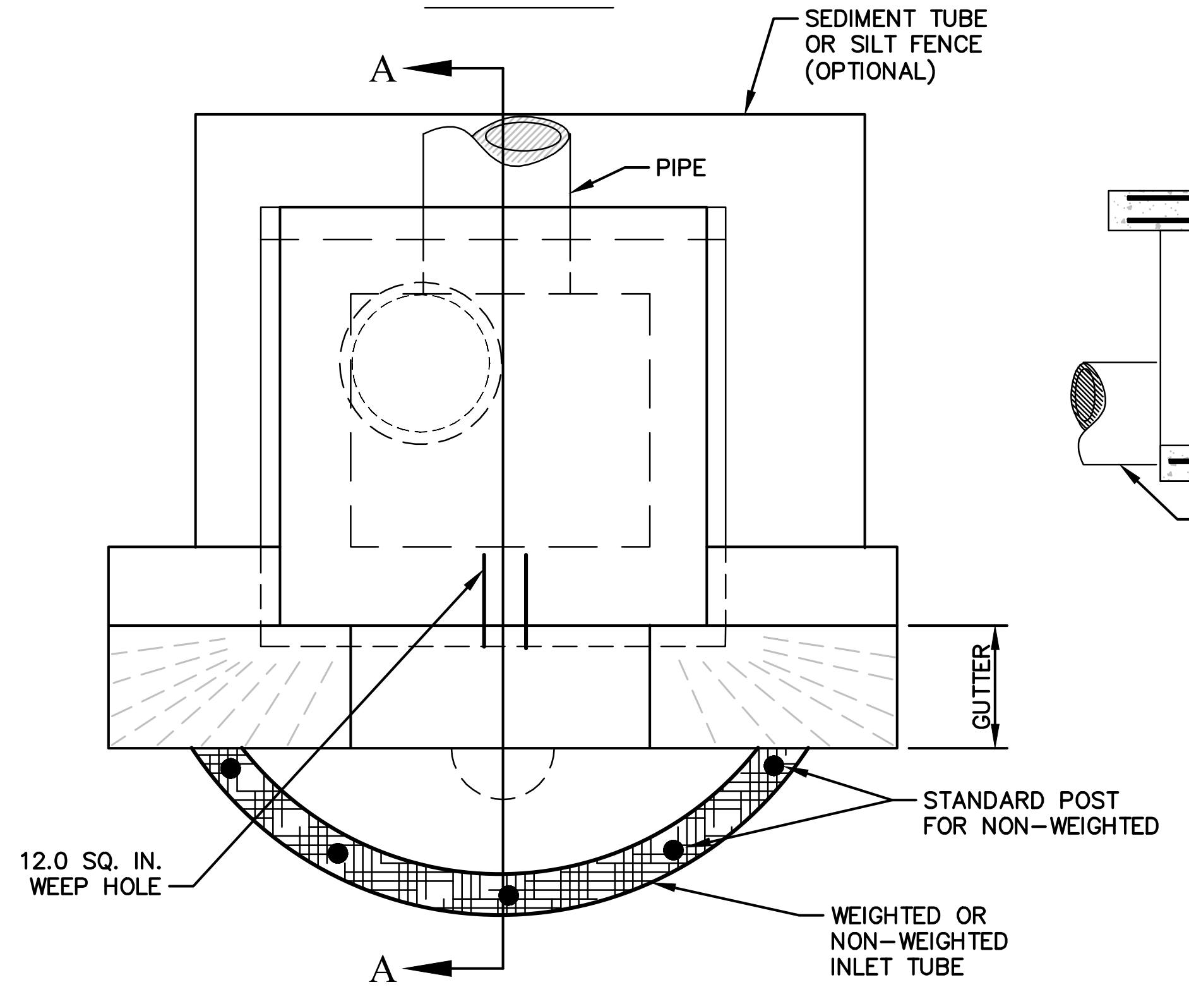
TYPE A - INSPECTION & MAINTENANCE

1. THE KEY TO FUNCTIONAL INLET PROTECTION IS WEEKLY INSPECTIONS, ROUTINE MAINTENANCE, AND REGULAR SEDIMENT REMOVAL.
2. REGULAR INSPECTIONS OF INLET PROTECTION SHALL BE CONDUCTED ONCE EVERY CALENDAR WEEK AND, AS RECOMMENDED, WITHIN 24-HOURS AFTER EACH RAINFALL EVEN THAT PRODUCES 1/2-INCH OR MORE OF PRECIPITATION.
3. ATTENTION TO SEDIMENT ACCUMULATIONS ALONG THE FILTER FABRIC 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 FILTER FABRIC. WHEN A SUMP IS INSTALLED IN FRONT OF THE FABRIC, SEDIMENT SHOULD BE REMOVED WHEN IT FILLS APPROXIMATELY 1/3 THE DEPTH OF THE SUMP.
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 STORMWATER RUNOFF HAS ERODED A CHANNEL BENEATH THE FILTER FABRIC, OR WHERE THE FABRIC HAS SAGGED OR COLLAPSED DUE TO RUNOFF OVERTOPPING THE INLET PROTECTION.
7. CHECK FOR TEARS WITHIN THE FILTER FABRIC, AREAS WHERE FABRIC HAS BEGUN TO DECOMPOSE, AND FOR ANY OTHER CIRCUMSTANCE THAT MAY RENDER THE INLET PROTECTION INEFFECTIVE. REMOVED DAMAGED FABRIC AND REINSTALL NEW FILTER FABRIC IMMEDIATELY.
8. INLET PROTECTION STRUCTURES SHOULD BE REMOVED AFTER ALL THE DISTURBED AREAS ARE PERMANENTLY STABILIZED. REMOVE ALL CONSTRUCTION MATERIAL AND SEDIMENT, AND DISPOSE OF THEM PROPERLY. GRADE THE DISTURBED AREA TO THE ELEVATION OF THE DROP INLET STRUCTURE CREST. STABILIZE ALL BARE AREAS IMMEDIATELY.

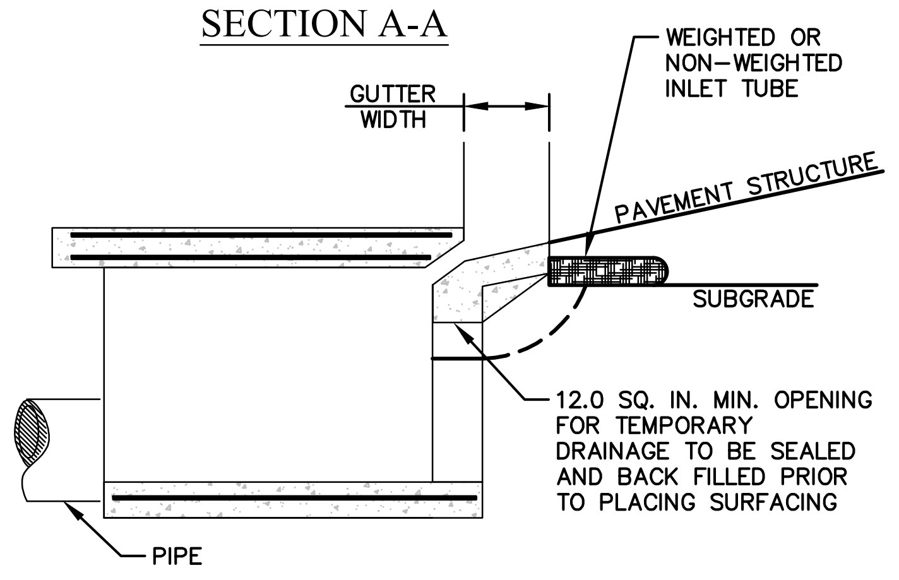
TYPE A
FILTER FABRIC INLET PROTECTION

SOUTH CAROLINA DEPARTMENT OF HEALTH AND ENVIRONMENTAL CONTROL
STANDARD DRAWING NO. SC-07 [PAGE 2]
GENERAL NOTES

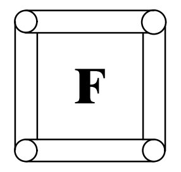
TOP VIEW



SECTION A-A



PLAN SYMBOL



TYPE F
INLET TUBES

SOUTH CAROLINA DEPARTMENT OF HEALTH AND ENVIRONMENTAL CONTROL
STANDARD DRAWING NO. SC-11 [PAGE 1]
N.T.S.

TYPE F - INLET TUBES GENERAL NOTES

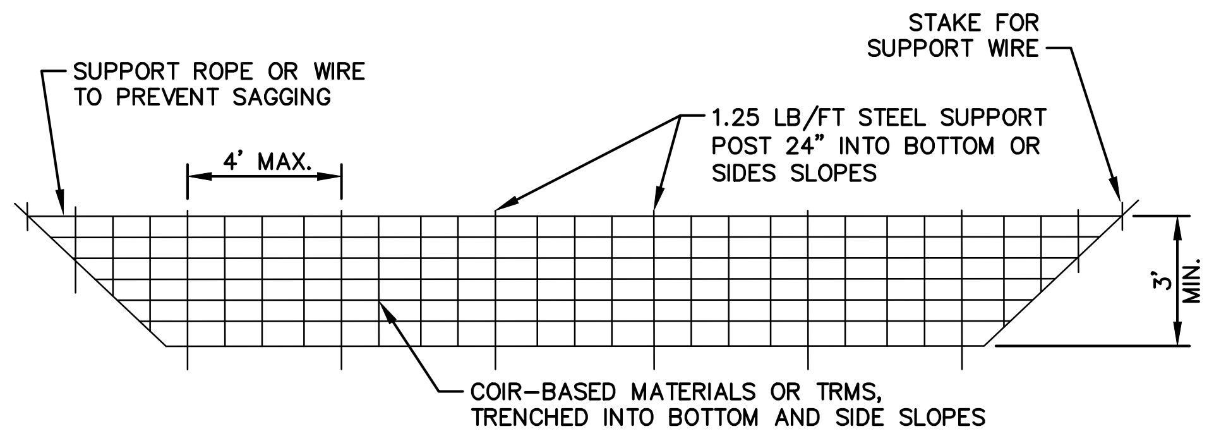
1. ONLY USE SURFACE CURB INLET FILTERS THAT HAVE A MINIMUM HEIGHT OR DIAMETER OF 9-INCHES AND HAVE A MINIMUM LENGTH THAT IS 2-FEET LONGER THAN THE LENGTH OF THE CURB OPENING.
2. SURFACE COURSE INLETS FILTERS THAT ARE DESIGNED TO COMPLETELY BLOCK THE INLET OPENING ARE PROHIBITED. ACCEPTABLE INLET FILTERS SHOULD ALLOW FOR OVERFLOWS TO ENTER THE CATCH BASIN.
3. SURFACE COURSE INLET FILTERS SHOULD BE CONSTRUCTED WITH A SYNTHETIC MATERIAL THAT WILL ALLOW STORMWATER TO FREELY FLOW THROUGH WHILE TRAPPING SEDIMENT AND DEBRIS.
4. STRAW, STRAW FIBER, STRAW BALES, PINE NEEDLES AND LEAF MULCH ARE NOT PERMISSIBLE FILTER MATERIALS.
5. EACH FILTER SHOULD HAVE AGGREGATE COMPARTMENTS FOR STONE, SAND, AND OTHER WEIGHTED MATERIALS OR MECHANISMS TO HOLD THE UNIT IN PLACE. FILL AGGREGATE COMPARTMENTS TO A LEVEL (AT LEAST 1/2 FULL) TO HOLD THE FILTER IN PLACE AND CREATE A SEAL BETWEEN THE FILTER AND THE ROAD SURFACE.
6. USE ONLY TYPE E INLET FILTERS APPEARING ON SC DOT'S QUALIFIED PRODUCTS LISTING (QPL), APPROVAL SHEET #58, OR FILTERS THAT MEETING THE MOST CURRENT EDITION OF THE SC DOT STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION.

TYPE F - INLET TUBES INSPECTION & MAINTENANCE

1. THE KEY TO FUNCTIONAL INLET PROTECTION IS WEEKLY INSPECTIONS, ROUTINE MAINTENANCE, AND REGULAR SEDIMENT REMOVAL.
2. REGULAR INSPECTIONS OF ALL INLET PROTECTION 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 IN FRONT OF THE INLET PROTECTION IS EXTREMELY IMPORTANT. ACCUMULATED SEDIMENT SHOULD BE CONTINUALLY MONITORED AND REMOVED WHEN NECESSARY.
4. REMOVE ACCUMULATED SEDIMENT WHEN SILT AND/OR DEBRIS HAS BUILT UP AROUND THE FILTER PREVENTING STORMWATER TO FLOW THROUGH THE FILTER.
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. INLET PROTECTION STRUCTURES SHOULD BE REMOVED AFTER THE DISTURBED AREAS ARE PERMANENTLY STABILIZED. REMOVE ALL CONSTRUCTION MATERIAL AND SEDIMENT, AND DISPOSE OF THEM PROPERLY. GRADE THE DISTURBED AREA TO THE ELEVATION OF THE DROP INLET STRUCTURE CREST. STABILIZE ALL BARE AREAS IMMEDIATELY.

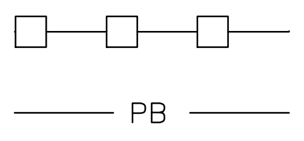
TYPE F
INLET TUBES

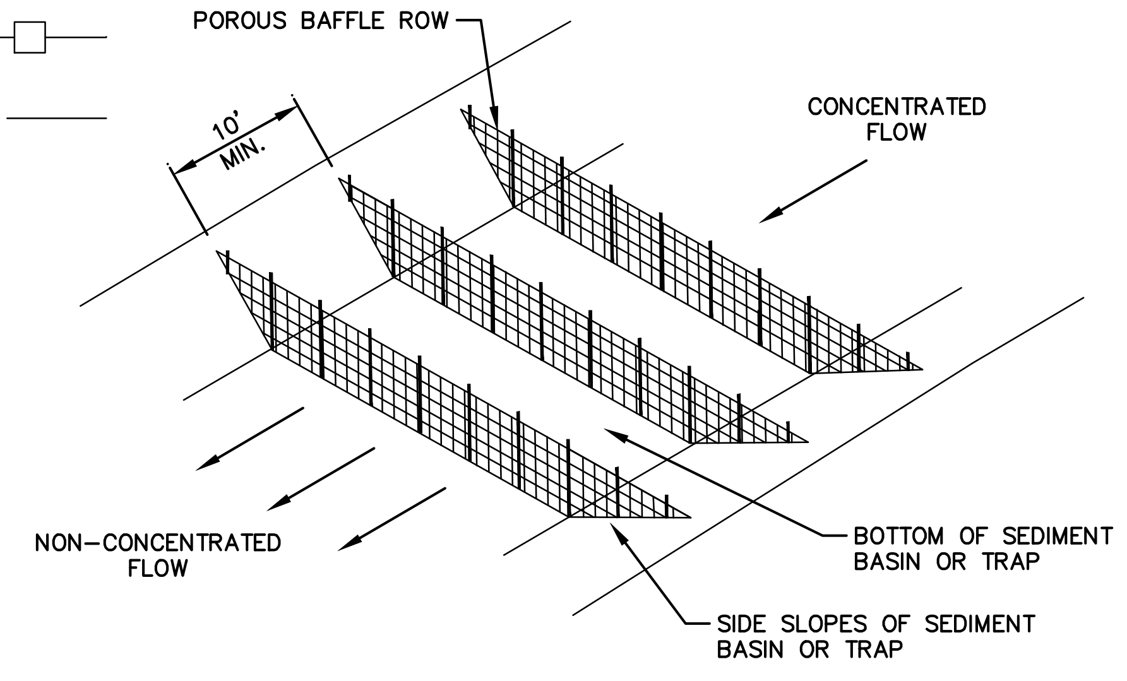
SOUTH CAROLINA DEPARTMENT OF HEALTH AND ENVIRONMENTAL CONTROL
STANDARD DRAWING NO. SC-11 [PAGE 2]
GENERAL NOTES



CROSS SECTION VIEW

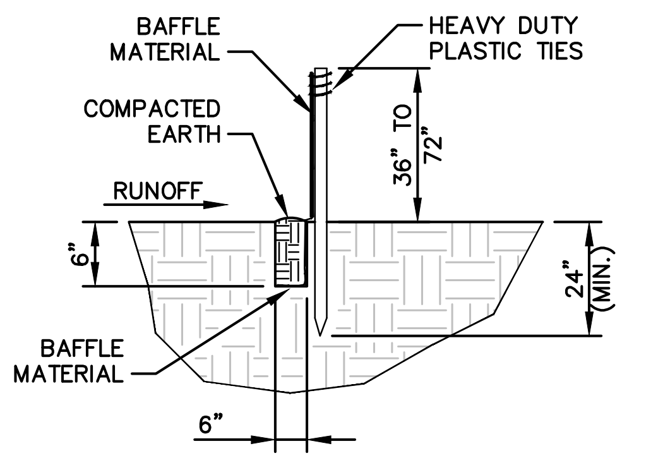
PLAN SYMBOL



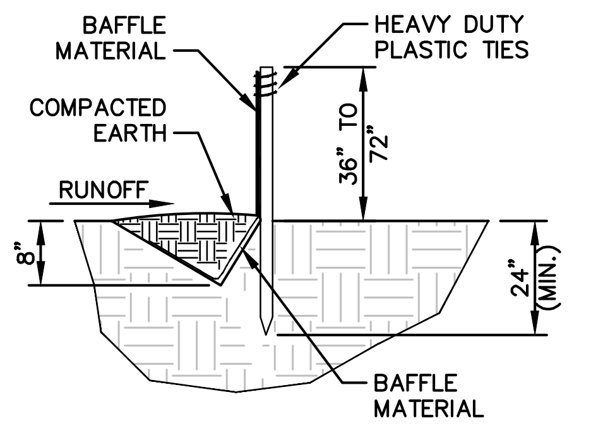


PERSPECTIVE VIEW

FLAT-BOTTOM TRENCH DETAIL



V-SHAPED TRENCH DETAIL



POROUS BAFFLES

SOUTH CAROLINA DEPARTMENT OF HEALTH AND ENVIRONMENTAL CONTROL
STANDARD DRAWING NO. SC-13 [PAGE 1]
N.T.S.

BAFFLES - POST REQUIREMENTS

1. POROUS BAFFLE POSTS MUST BE 60-INCH TO 96-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 BAFFLE MATERIAL.
3. 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.
4. POST SPACING SHALL BE AT A MAXIMUM OF 4-FEET ON CENTER.

BAFFLES - MATERIAL REQUIREMENTS

1. BAFFLE MATERIAL MUST BE COMPOSED OF COIR-BASED MATERIALS OR TURF REINFORCEMENT MATTING (TRM) THAT CONSISTS OF THE FOLLOWING REQUIREMENTS:
- HAVE A LIGHT PENETRATION (% OPENINGS) BETWEEN 10-35%;
- FREE OF LOOSE STRAW MATERIAL;
- HAVE A MINIMUM TENSILE STRENGTH OF 145 LB/FT; AND,
- HAVE A MINIMUM WIDTH OF 48-INCHES.

2. 12-INCHES OF THE FABRIC SHOULD BE PLACED WITHIN EXCAVATED TRENCH AND TOED IN WHEN THE TRENCH IS BACKFILLED OR BAFFLE MATERIAL MAY BE STAPLED INTO GROUND BY USING 12-INCH STAPLES WITH A MAXIMUM SPACING OF 12-INCHES.
3. BAFFLE MATERIAL SHALL BE PURCHASED IN CONTINUOUS ROLLS AND CUT TO THE WIDTH OF THE SEDIMENT BASIN OR TRAP TO AVOID JOINTS.

BAFFLES - GENERAL NOTES

1. ATTACH BAFFLE TO THE STEEL POSTS USING HEAVY-DUTY PLASTIC TIES THAT ARE EVENLY SPACED ALONG THE ABOVE GROUND PORTION OF EACH POST.
2. INSTALL THE BAFFLE ROWS PERPENDICULAR TO THE DIRECTION OF THE STORMWATER FLOW AND PLACE EACH BAFFLE THE PROPER DISTANCE FROM INLET AND OUTLETS TO ALLOW ACCESS FOR MAINTENANCE AND CLEAN-OUT.

BAFFLES - INSPECTION & MAINTENANCE

1. THE KEY TO FUNCTIONAL POROUS BAFFLES IS WEEKLY INSPECTION, ROUTINE MAINTENANCE, AND REGULAR SEDIMENT REMOVAL.
2. REGULAR INSPECTIONS OF POROUS BAFFLES SHALL BE CONDUCTED ONCE EVERY CALENDAR WEEK AND, AS RECOMMENDED, WITHIN 24-HOURS AFTER EACH RAINFALL EVEN THAT PRODUCES 1/2-INCH OR MORE OF PRECIPITATION.
3. ATTENTION TO SEDIMENT ACCUMULATIONS ALONG EACH ROW OF BAFFLES 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 BAFFLE ROW OR WHEN IT REACHES THE CLEAN-OUT HEIGHT OF THE SEDIMENT BASIN OR TRAP, WHICHEVER IS REACHED FIRST.
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 STORMWATER RUNOFF HAS ERODED A CHANNEL BENEATH EACH ROW OF BAFFLES, OR WHERE THE BAFFLE HAS SAGGED OR COLLAPSED DUE TO RUNOFF OVERTOPPING THE BAFFLE.
7. CHECK FOR TEARS/RIPS WITHIN THE BAFFLES, AREAS WHERE THE BAFFLE HAS BEGUN TO DECOMPOSE, AND FOR ANY OTHER CIRCUMSTANCE THAT MAY RENDER THE BAFFLE INEFFECTIVE. REMOVED DAMAGED BAFFLES AND REINSTALL NEW BAFFLES IMMEDIATELY.
8. POROUS BAFFLES SHOULD BE REMOVED WITHIN 30 DAYS AFTER FINAL STABILIZATION IS ACHIEVED AND ONCE IT IS REMOVED, THE RESULTING DISTURBED AREA SHALL BE PERMANENTLY STABILIZED.

POROUS BAFFLES

SOUTH CAROLINA DEPARTMENT OF HEALTH AND ENVIRONMENTAL CONTROL
STANDARD DRAWING NO. SC-13 [PAGE 2]
GENERAL NOTES

South Carolina 811
Call 811 Before You Dig

G:\PROJECTS\2023\2023-0102_BLUFFTON MOB\AC-DRAWINGS\CIVIL\DESIGN CADD\2023-0102_OV.DWG 4/25/2024 6:53 AM

Attachment 5

CRANSTON

Cranston Engineering Group
NO. C00575

PRELIMINARY
NOT FOR CONSTRUCTION

NO.24749
MATTHEW E. RANDALL

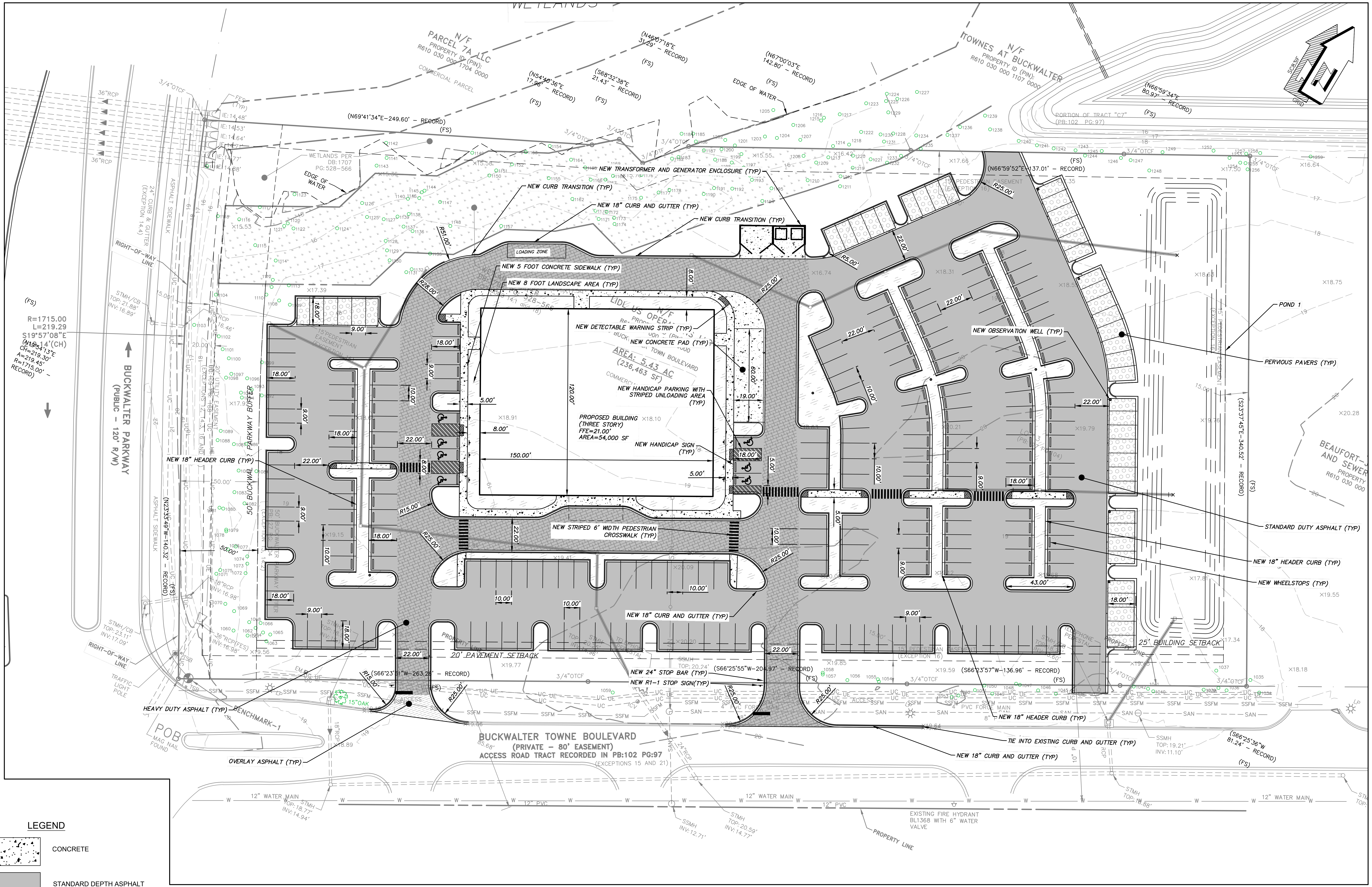
REV #	DATE	DESCRIPTION

BLUFFTON MOB

SWPPP DETAILS

DRAWN BY:	CLA
CHECKED BY:	MER
APPROVED BY:	MER
DATE:	4/24/2024
SCALE:	1" = 30'
JOB No.	2023-0102
DRAWING No.	C302

Attachment 5



LEGEND

░	CONCRETE
▒	STANDARD DEPTH ASPHALT
▨	OVERLAY ASPHALT
▧	LANDSCAPE
▩	HEAVY DUTY ASPHALT
⬡	PERVIOUS PAVERS

PLAN
HORIZONTAL SCALE 1"=30'

30 15 0 30 60
SCALE IN FEET

CRANSTON

SOUTH CAROLINA
Cranston Engineering Group
NO. C00575
CERTIFICATE OF AUTHORIZATION

PRELIMINARY
NOT FOR CONSTRUCTION

SOUTH CAROLINA
LICENSED PROFESSIONAL ENGINEER
NO.24749
MATTHEW E. RANDALL

REV #	DATE	DESCRIPTION

BLUFFTON MOB

SITE PLAN

DRAWN BY:	CLA
CHECKED BY:	MER
APPROVED BY:	MER
DATE:	4/24/2024
SCALE:	1" = 30'
JOB No.	2023–0102
DRAWING No.	C400

South Carolina 811
Call 811 Before You Dig

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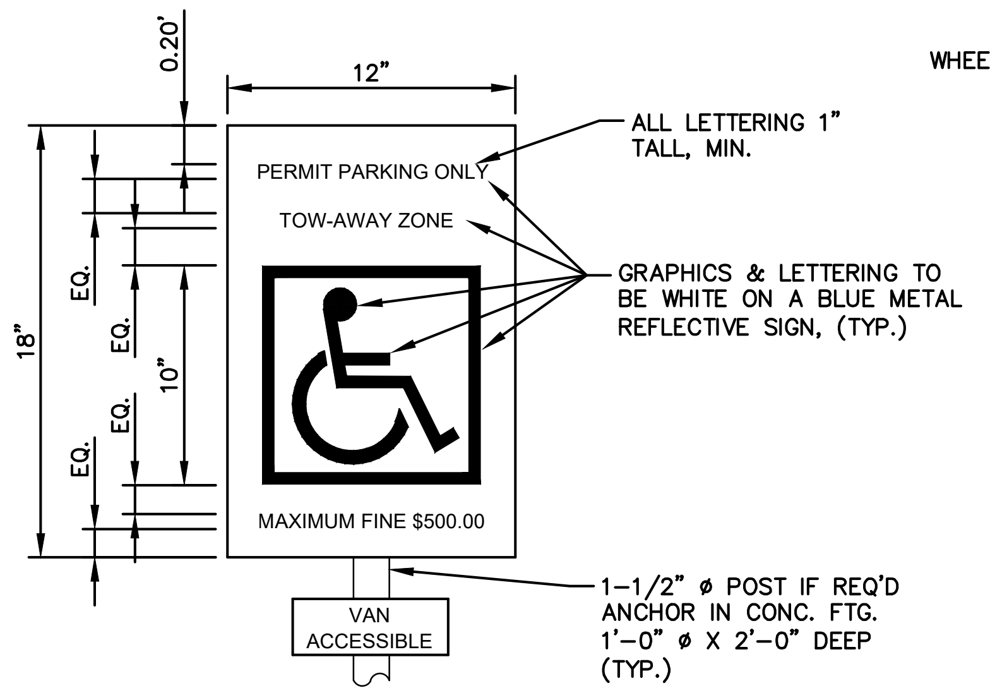
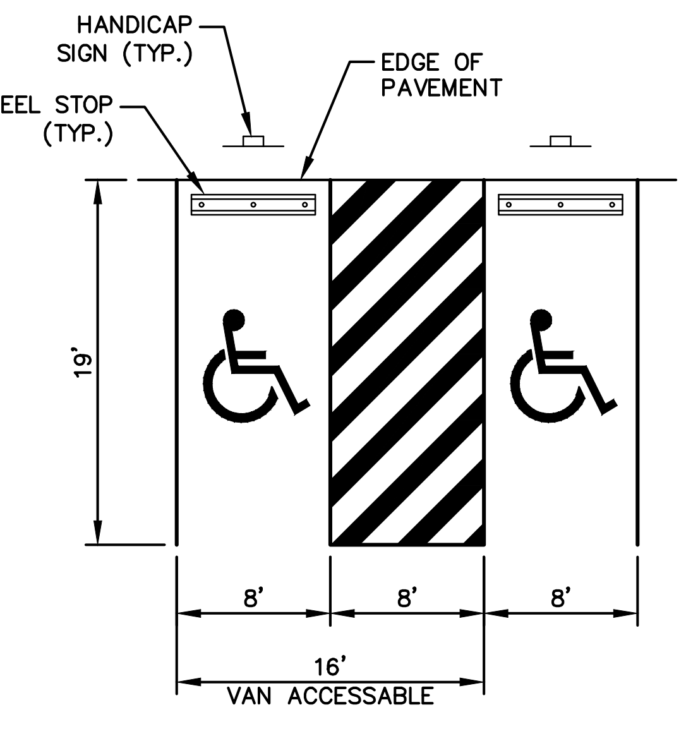


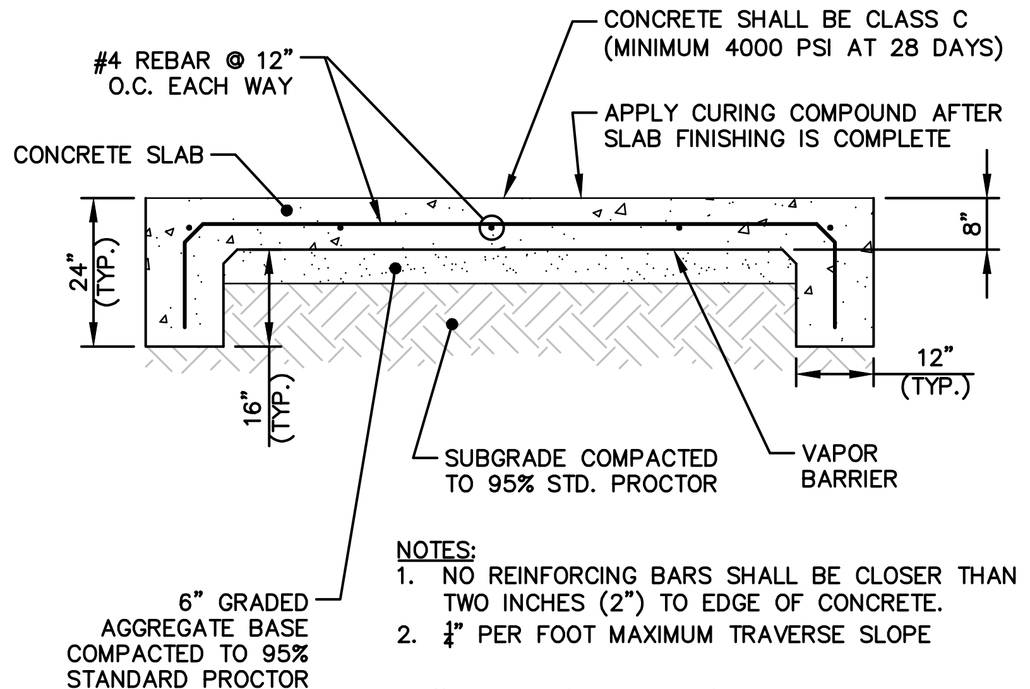
HANDICAP SIGN DETAIL



HANDICAP PARKING SPACE PLAN

HANDICAP PARKING

N.T.S.



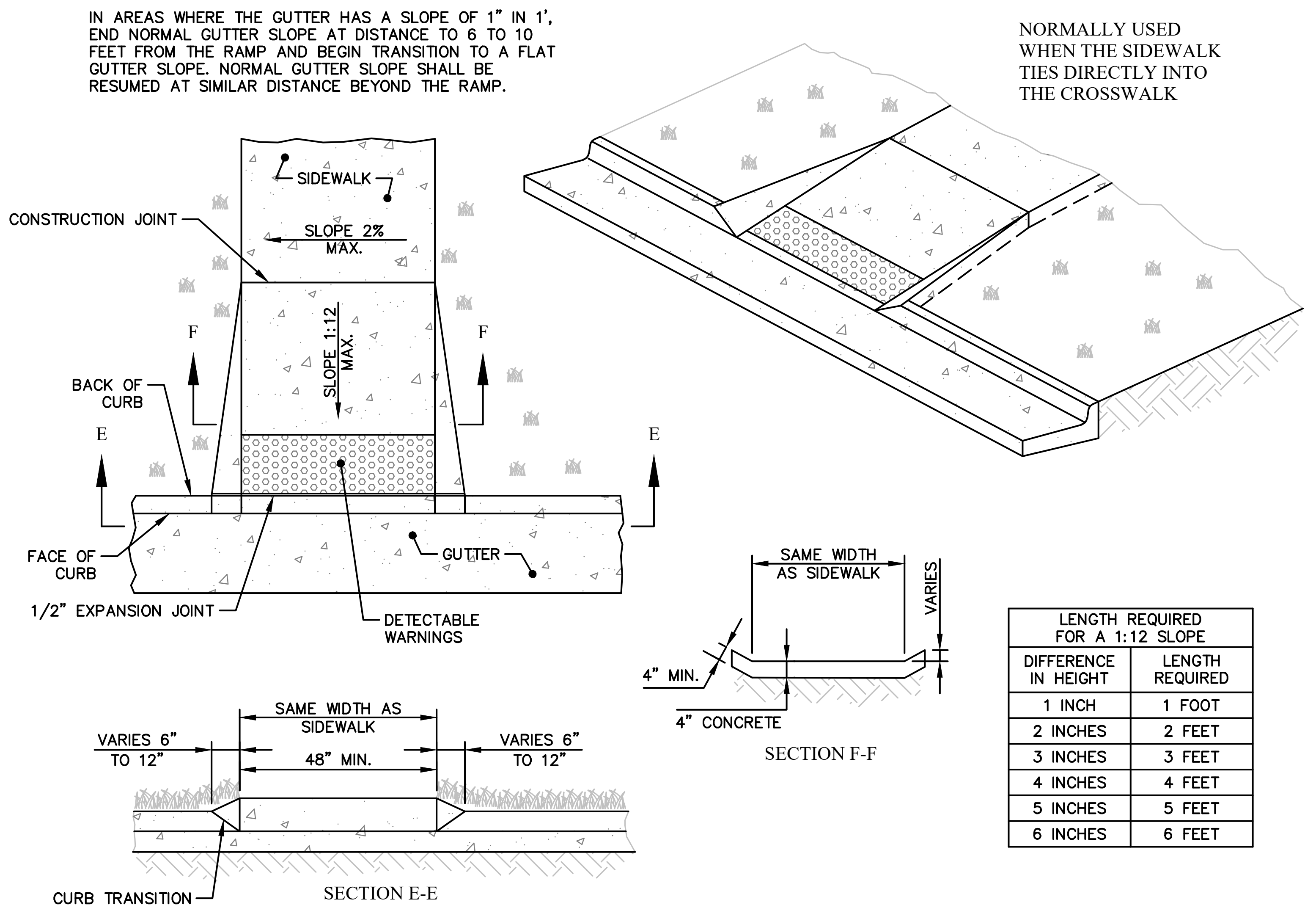
NOTES:

1. NO REINFORCING BARS SHALL BE CLOSER THAN TWO INCHES (2") TO EDGE OF CONCRETE.
2. ¼" PER FOOT MAXIMUM TRAVERSE SLOPE

DUMPSTER PAD DETAIL

N.T.S

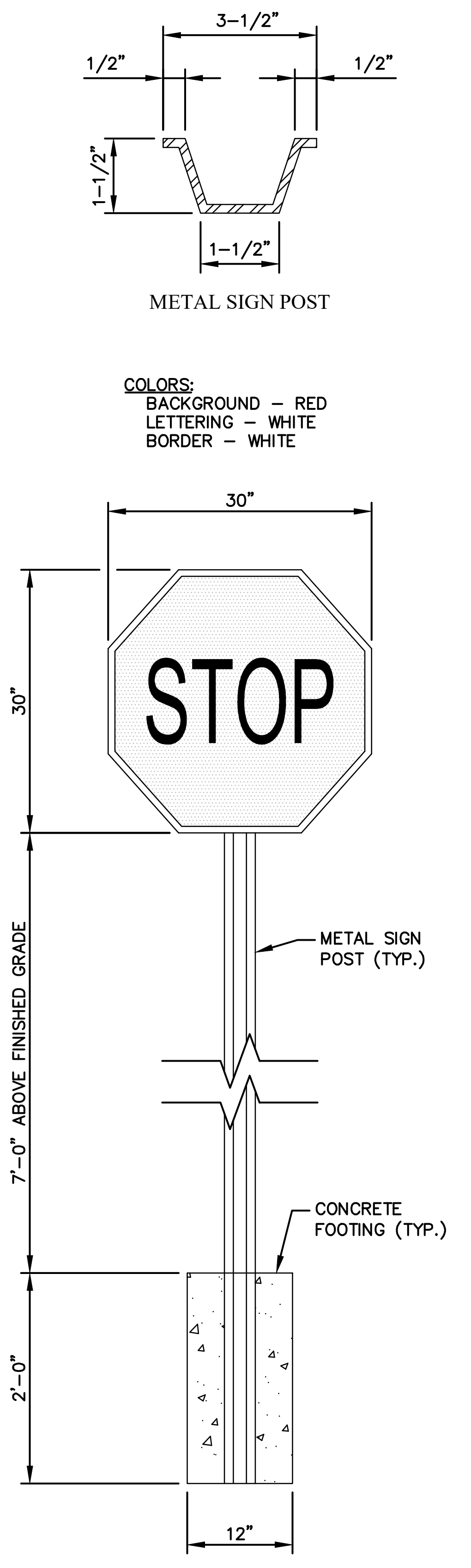
IN AREAS WHERE THE GUTTER HAS A SLOPE OF 1" IN 1', END NORMAL GUTTER SLOPE AT DISTANCE TO 6 TO 10 FEET FROM THE RAMP AND BEGIN TRANSITION TO A FLAT GUTTER SLOPE. NORMAL GUTTER SLOPE SHALL BE RESUMED AT SIMILAR DISTANCE BEYOND THE RAMP.



LENGTH REQUIRED FOR A 1:12 SLOPE	
DIFFERENCE IN HEIGHT	LENGTH REQUIRED
1 INCH	1 FOOT
2 INCHES	2 FEET
3 INCHES	3 FEET
4 INCHES	4 FEET
5 INCHES	5 FEET
6 INCHES	6 FEET

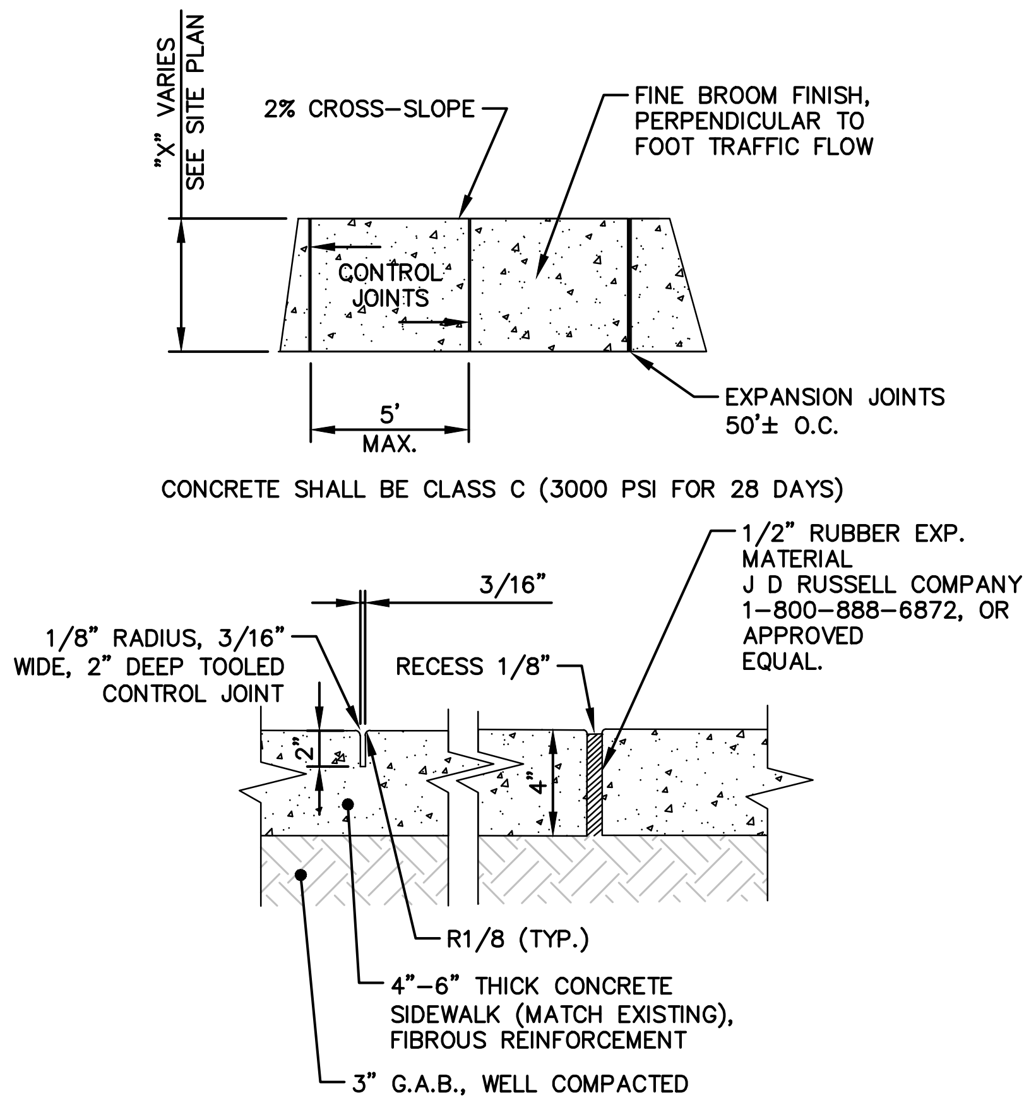
TYPE D ADA RAMP DETAIL

N.T.S.



STOP SIGN

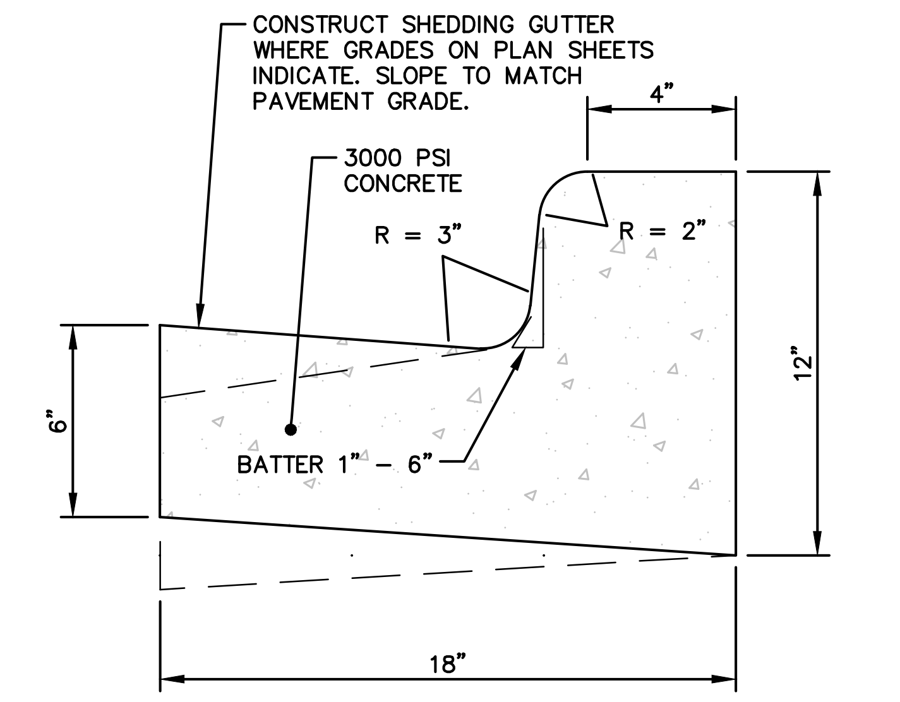
N.T.S.



1. SIDEWALK WIDTH IS TYPICALLY 5', HOWEVER, CAN VERY DEPENDING ON LOCATION, SEE PLAN SHEETS.
2. CONTROL JOINTS ON CENTER SPACING TO EQUAL WIDTH OF SIDEWALK.
3. EXPANSION JOINTS TO BE INSTALLED EVERY 50'± AND AT ALL RIGID CONNECTIONS.
4. JOINTS IN CURB & GUTTER SHALL ALIGN WITH CORRESPONDING JOINTS IN SIDEWALK WHERE ADJOINING.

SIDEWALK - TYPICAL SECTION

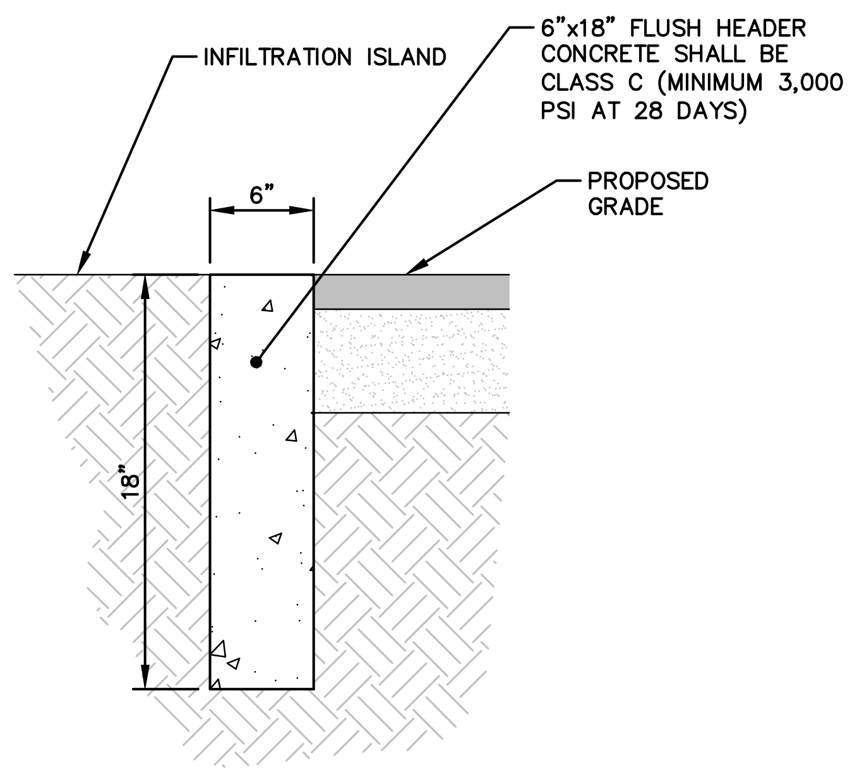
N.T.S.



1. CONTROL JOINTS TO BE SCORED EVERY 10' MAX.
2. EXPANSION JOINTS TO BE INSTALLED EVERY 50'± AND AT ALL RIGID CONNECTIONS.
3. JOINTS IN CURB & GUTTER SHALL ALIGN WITH CORRESPONDING JOINTS IN SIDEWALK WHERE ADJOINING.

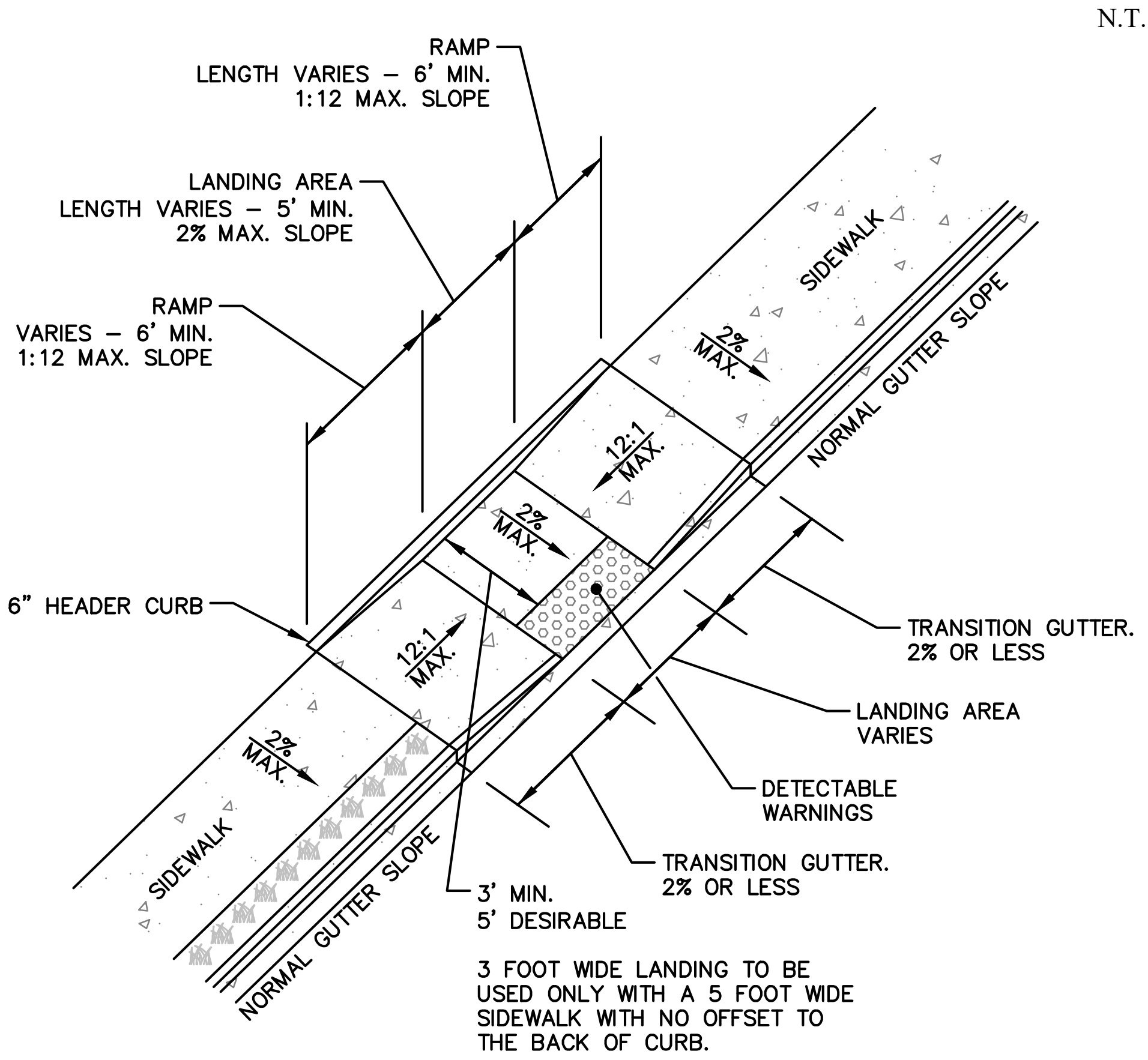
18" CURBING DETAIL

N.T.S



HEADER CURB DETAIL

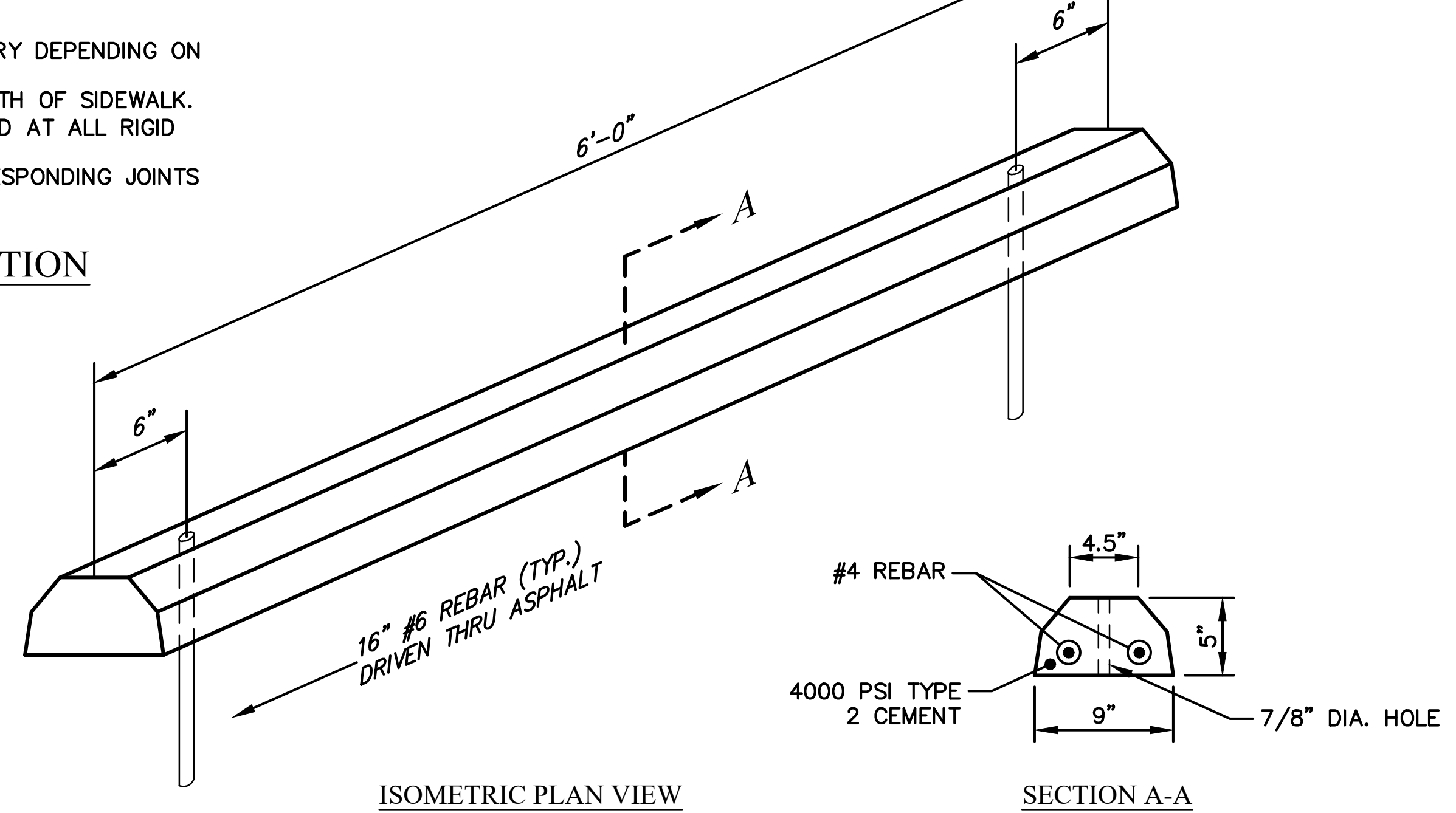
N.T.S.



3 FOOT WIDE LANDING TO BE USED ONLY WITH A 5 FOOT WIDE SIDEWALK WITH NO OFFSET TO THE BACK OF CURB.

TYPE B ADA RAMP DETAIL

N.T.S.

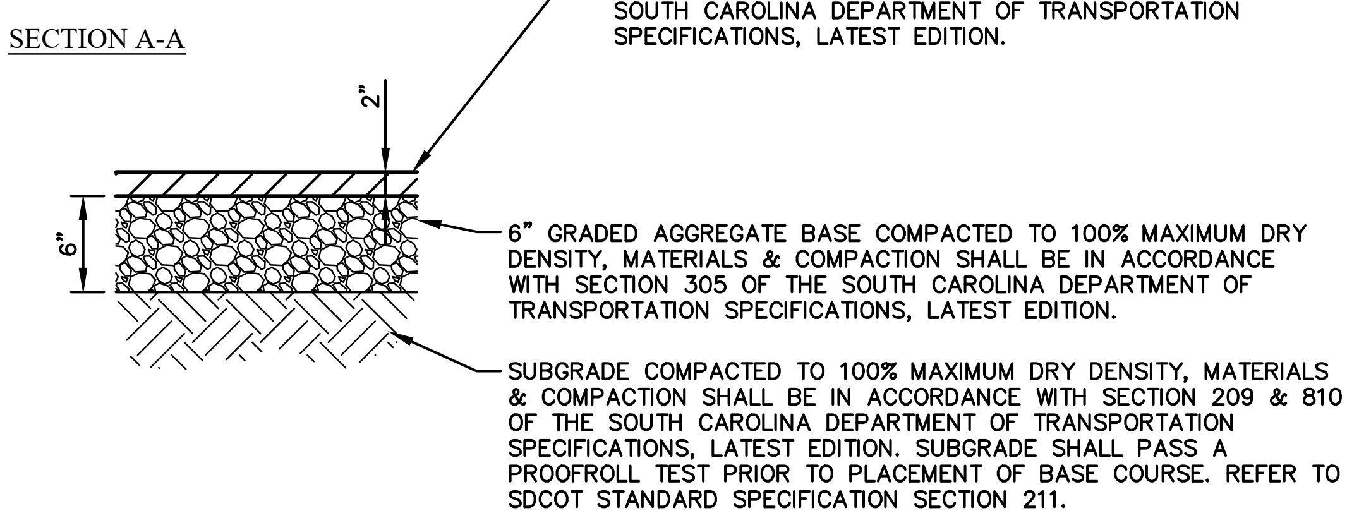


ISOMETRIC PLAN VIEW

SECTION A-A

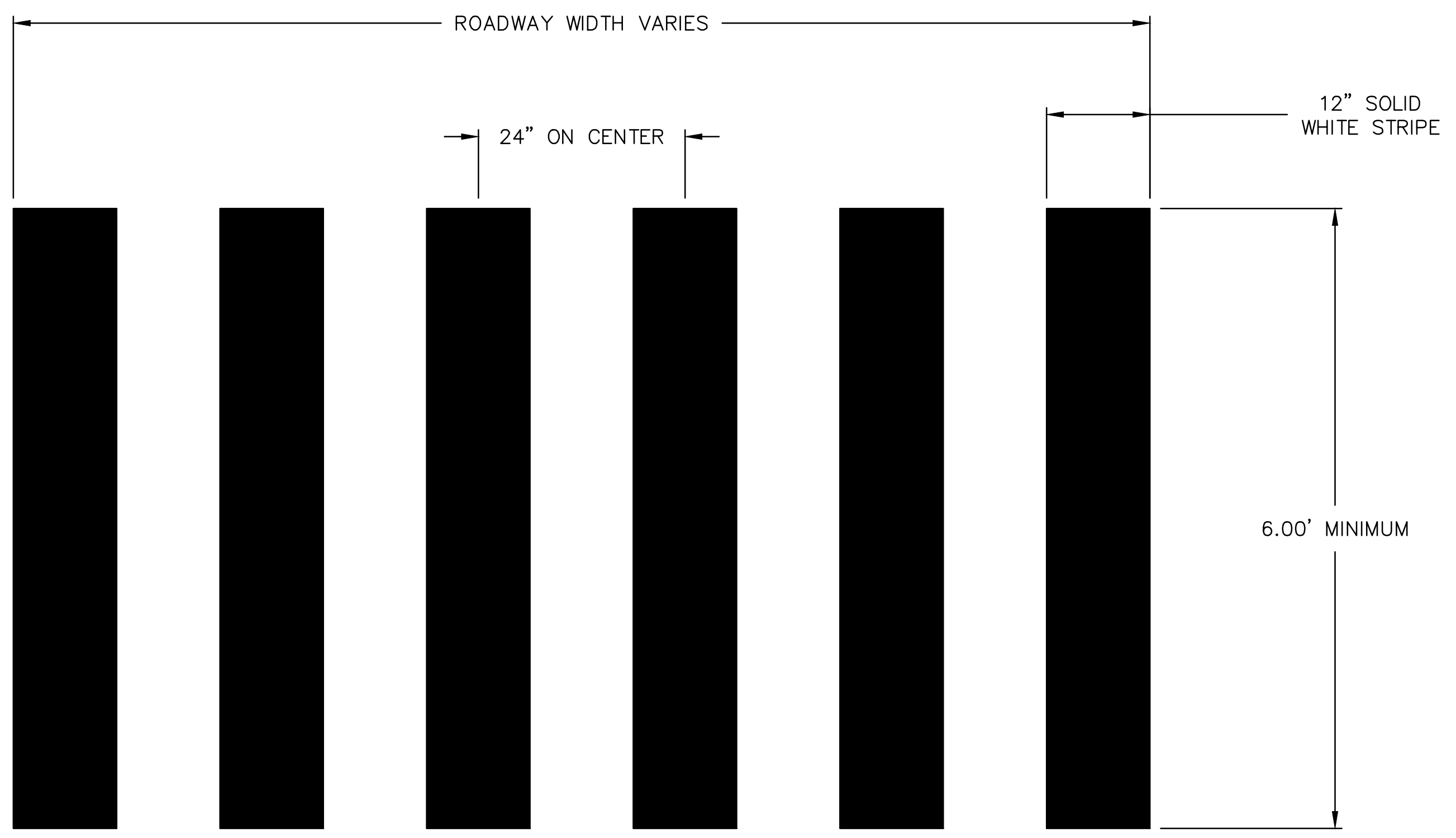
WHEEL STOP

N.T.S.



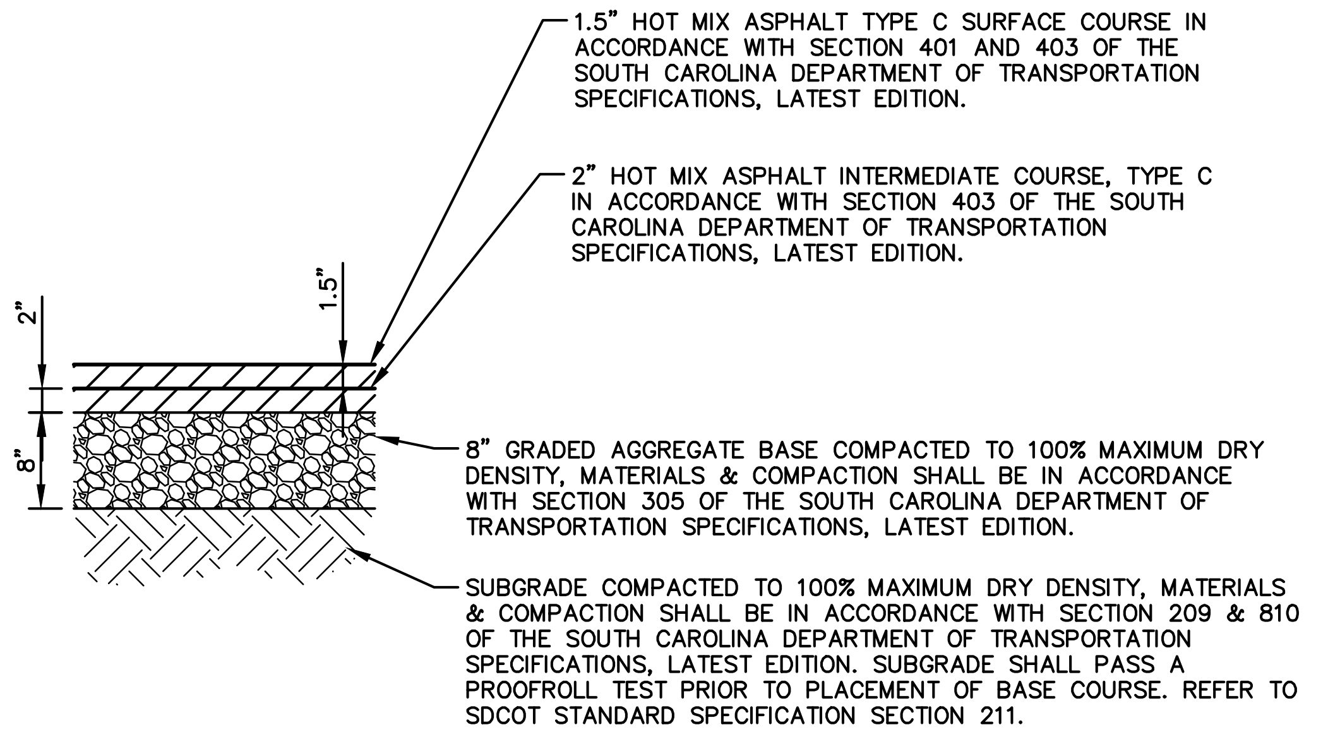
STANDARD DUTY ASPHALT PAVING DETAIL

N.T.S.



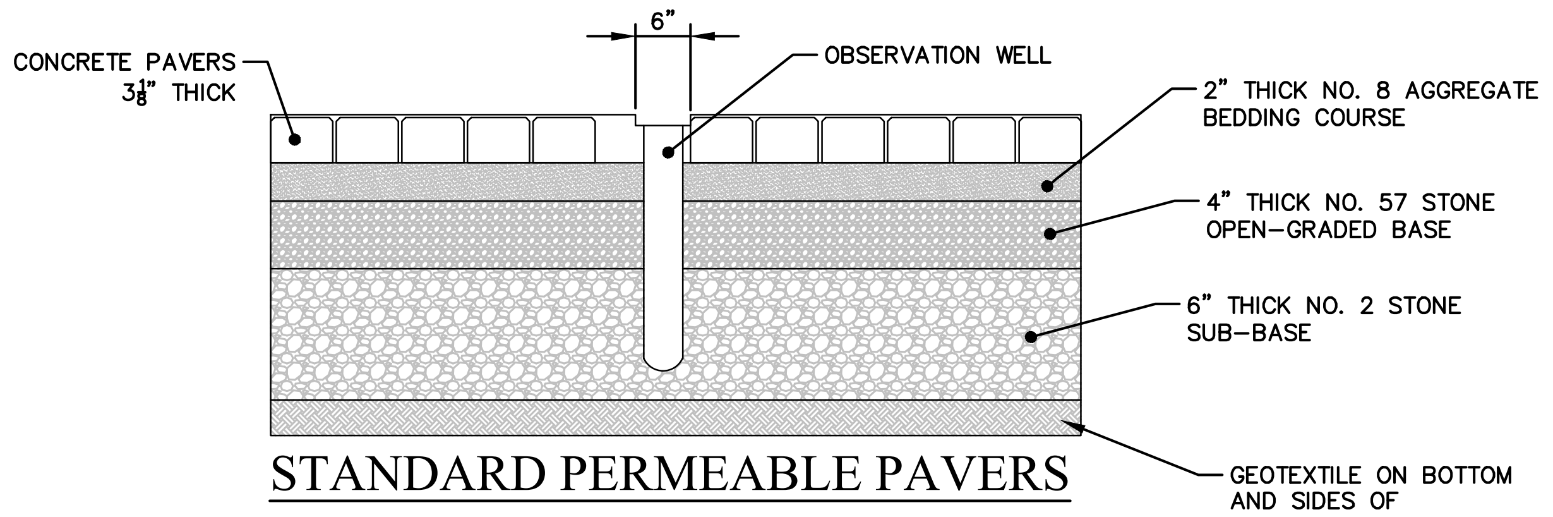
TOWN OF BLUFFTON CROSSWALK STRIPING DETAIL

N.T.S.



HEAVY DUTY ASPHALT PAVING DETAIL

N.T.S.



STANDARD PERMEABLE PAVERS OBERSVATION WELL

N.T.S.

South Carolina 811
Call 811 Before You Dig

Attachment 5

CRANSTON

Cranston Engineering Group
NO. C00575

PRELIMINARY
NOT FOR CONSTRUCTION

NO.24749
MATTHEW E. RANDALL

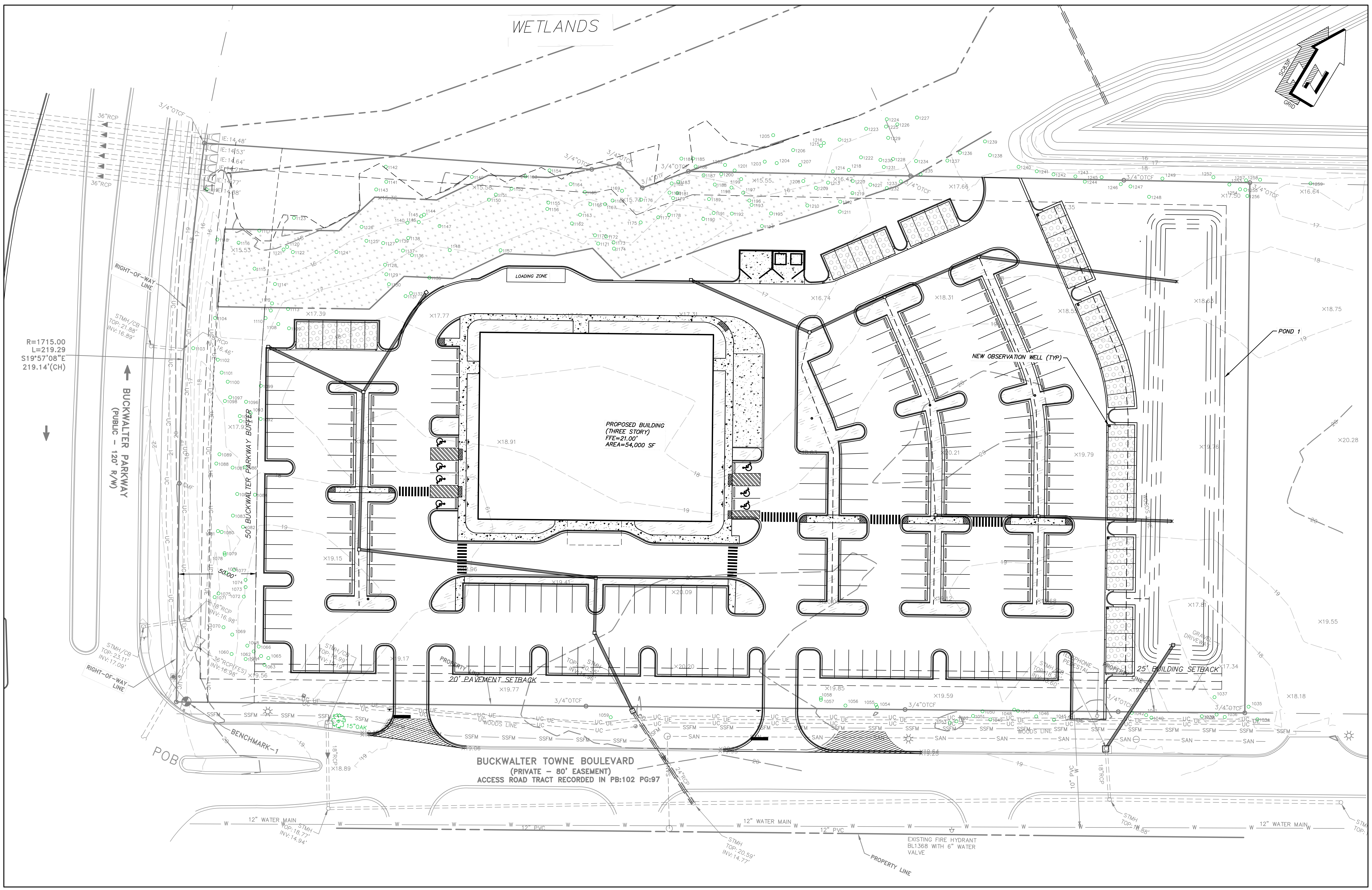
REV #	DATE	DESCRIPTION

BLUFFTON MOB

CIVIL DETAILS

DRAWN BY:	CLA
CHECKED BY:	MER
APPROVED BY:	MER
DATE:	4/24/2024
SCALE:	NO SCALE
JOB No.	2023–0102
DRAWING No.	C500

Attachment 5



PLAN
HORIZONTAL SCALE 1"=30'

30 15 0 30 60
SCALE IN FEET

CRANSTON

SOUTH CAROLINA
Cranston Engineering Group
NO. C00575
CERTIFICATE OF AUTHORIZATION

PRELIMINARY
NOT FOR CONSTRUCTION

NO.24749
MATTHEW E. RANDALL

REV #	DATE	DESCRIPTION

BLUFFTON MOB

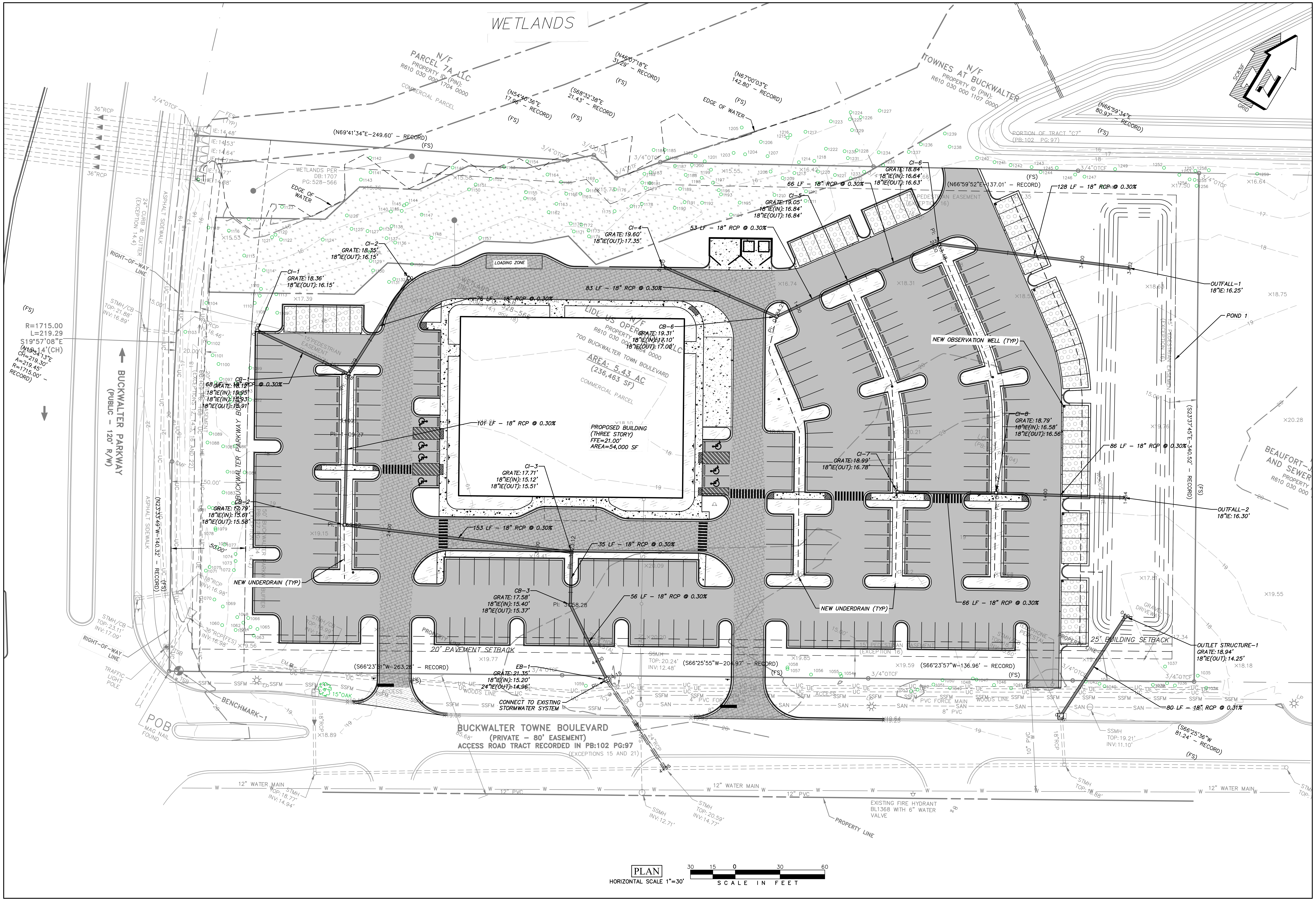
GRADING PLAN

DRAWN BY:	CLA
CHECKED BY:	MER
APPROVED BY:	MER
DATE:	4/24/2024
SCALE:	1" = 30'
JOB No.	2023-0102
DRAWING No.	C600

G:\PROJECTS\2023\2023-0102_BLUFFTON MOB\AC-DRAWINGS\CIVIL\DESIGN CADD\2023-0102_OV.DWG 4/25/2024 6:53 AM

Attachment 5

CRANSTON



South Carolina Cranston Engineering Group NO. C00575 Certificate of Authorization

PRELIMINARY
NOT FOR CONSTRUCTION

South Carolina Licensed Professional Engineer NO.24749 Matthew E. Randall

REV #	DATE	DESCRIPTION

BLUFFTON MOB

DRAINAGE PLAN

DRAWN BY:	CLA
CHECKED BY:	MER
APPROVED BY:	MER
DATE:	4/24/2024
SCALE:	1" = 30'
JOB No.	2023-0102
DRAWING No.	C700

South Carolina 811 Call 811 Before You Dig

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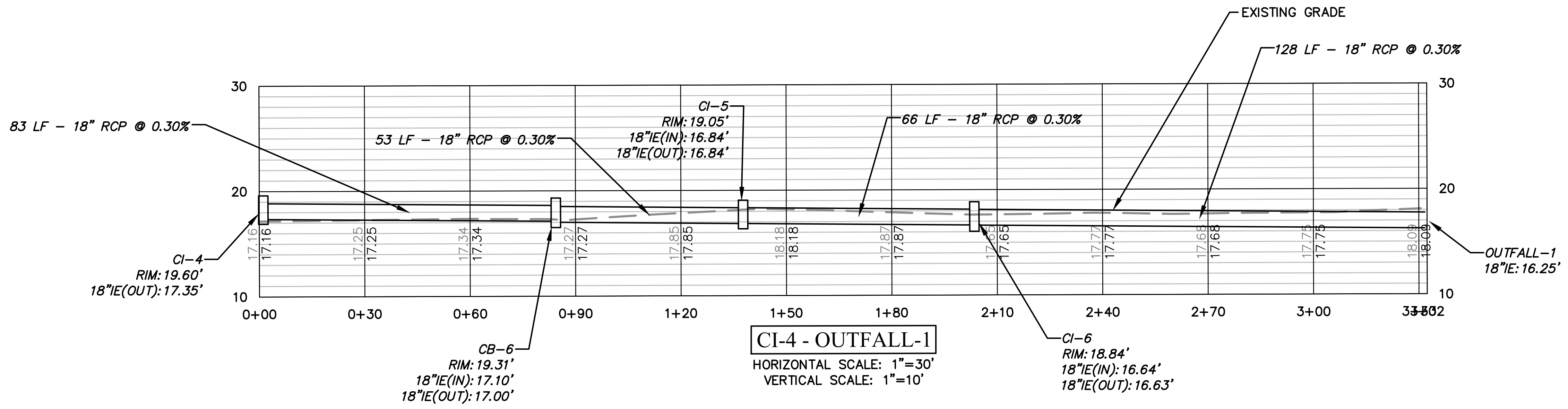
Attachment 5

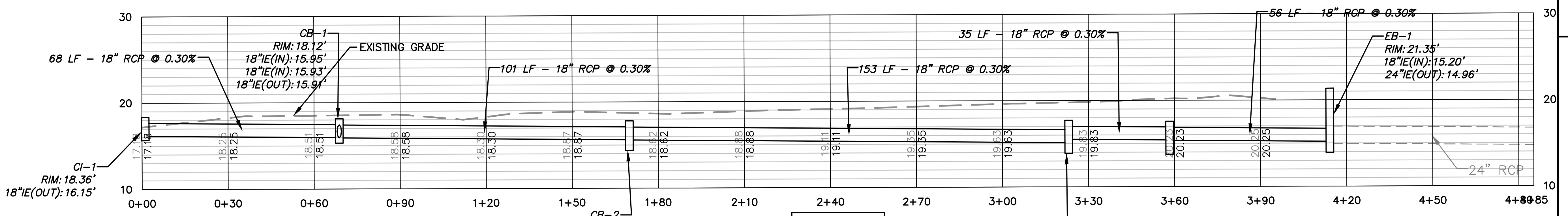


CI-4 - OUTFALL-1

HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=10'

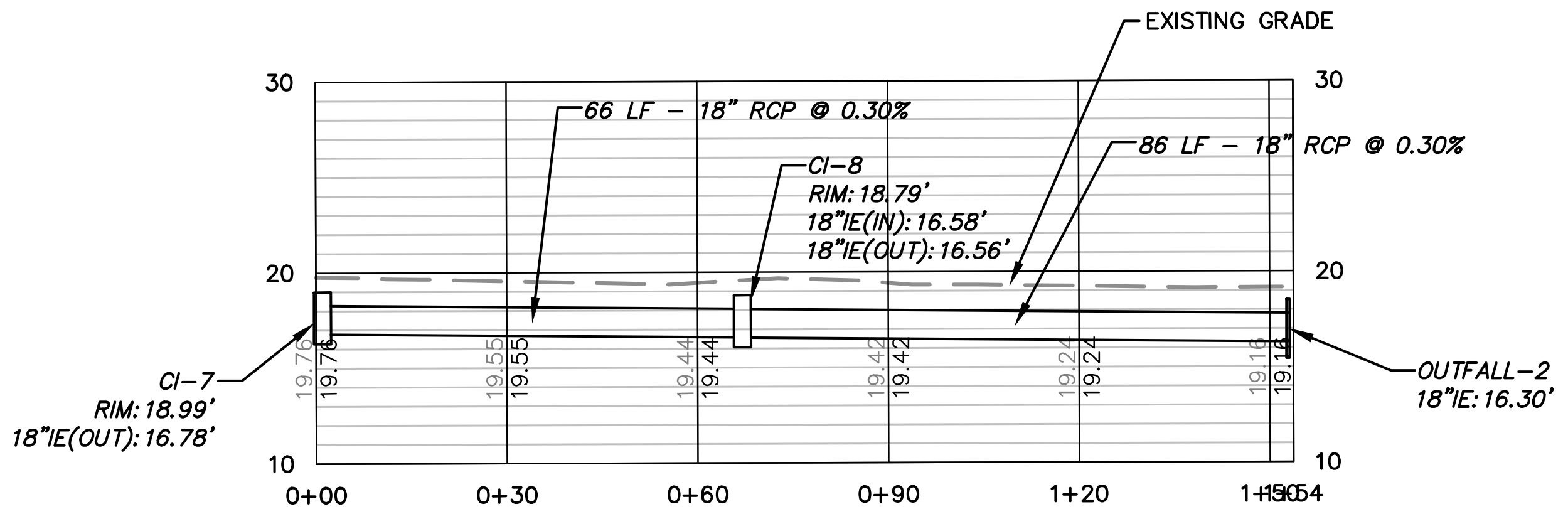
STORM STRUCTURE TABLE		
STRUCTURE ID	RIM/GRATE	INVERT
CB–1	18.12	18" = 15.95 (W) 18" = 15.91 (SE) 18" = 15.93 (N)
CB–2	17.79	18" = 15.61 (NW) 18" = 15.58 (E)
CB–3	17.58	18" = 15.40 (NW) 18" = 15.37 (SE)
CB–6	19.31	18" = 17.10 (W) 18" = 17.00 (NE)
CI–1	18.36	18" = 16.15 (E)
CI–2	18.35	18" = 16.15 (S)
CI–3	17.71	18" = 15.12 (W) 18" = 15.51 (SE)
CI–4	19.60	18" = 17.35 (E)
CI–5	19.05	18" = 16.84 (NE) 18" = 16.84 (SW)
CI–6	18.84	18" = 16.64 (SW) 18" = 16.63 (E)
CI–7	18.99	18" = 16.78 (NE)
CI–8	18.79	18" = 16.58 (SW) 18" = 16.56 (E)
EB–1	21.35	18" = 15.20 (NW) 24" = 14.96 (SE)
OUTFALL–1	18.46	18" = 16.25 (W)
OUTFALL–2	18.51	18" = 16.30 (W)
OUTLET STRUCTURE–1	18.94	18" = 14.25 (S)

PIPE TABLE			
PIPE NAME	SIZE	LENGTH	SLOPE
PIPE – (4)	1.50	67.6804	0.30%
PIPE – (5)	1.50	101.1424	0.30%
PIPE – (18)	1.50	79.5899	0.31%
PIPE – (6)	1.50	153.2118	0.30%
PIPE – (7)	1.50	35.1899	0.30%
PIPE – (8)	1.50	55.8418	0.30%
PIPE – (10)	1.50	75.7299	0.30%
PIPE – (11)	1.50	65.8145	0.30%
PIPE – (12)	1.50	128.2027	0.30%
PIPE – (13)	1.50	66.0614	0.30%
PIPE – (14)	1.50	85.8075	0.30%
PIPE – (15)	1.50	83.2314	0.30%
PIPE – (16)	1.50	53.3166	0.30%



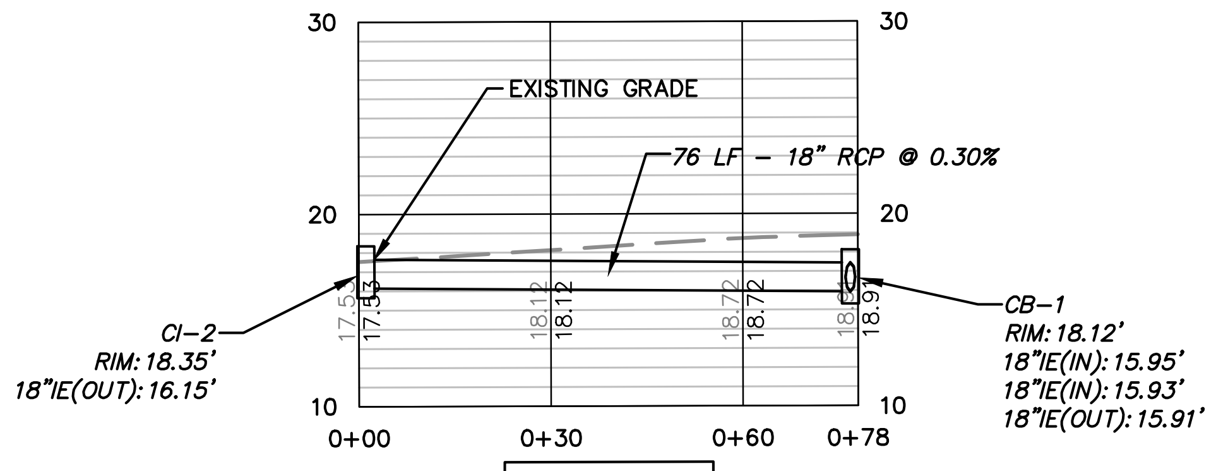
CI-1 - EB-1

HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=10'



CI-7 - OUTFALL-2

HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=10'



CI-2 - CB-1

HORIZONTAL SCALE: 1"=30'
VERTICAL SCALE: 1"=10'

CRANSTON

SOUTH CAROLINA
Cranston Engineering Group
NO. C00575
CERTIFICATE OF AUTHORIZATION

PRELIMINARY
NOT FOR CONSTRUCTION

SOUTH CAROLINA
LICENSED PROFESSIONAL ENGINEER
NO.24749
MATTHEW E. RANDALL

REV #	DATE	DESCRIPTION

BLUFFTON MOB

DRAINAGE PROFILES

DRAWN BY:	CLA
CHECKED BY:	MER
APPROVED BY:	MER
DATE:	4/24/2024
SCALE:	1" = 30'
JOB No.	2023–0102
DRAWING No.	C701

G:\PROJECTS\2023\2023–0102_BLUFFTON MOB\AC–DRAWINGS\CIVIL\DESIGN CADD\2023–0102_OV.DWG 4/25/2024 6:53 AM

REFERENCES

NATIONAL DOCUMENTS

AASHTO M235

SCDOT DOCUMENTS

QUALIFIED PRODUCT LIST 14

RELATED DRAWINGS & KEYWORD

719-305-00, 719-310-00, 719-016-02

PRECONSTRUCTION SUPPORT ENGINEER

SOUTH CAROLINA PROFESSIONAL ENGINEER REGISTERED NO. 8858 EDWIN SYLVESTER EARGLE, II

SIGNATURE

MARCH 2, 2009

DATE

#	DATE	CHK	DESCRIPTION
6			
5			
4			
3			
2			
1	3/2009	SDM	TEMP OPENING NOTE
0	3/2008	DSO	GENERAL REVISIONS

SCDOT

SOUTH CAROLINA DEPARTMENT OF TRANSPORTATION

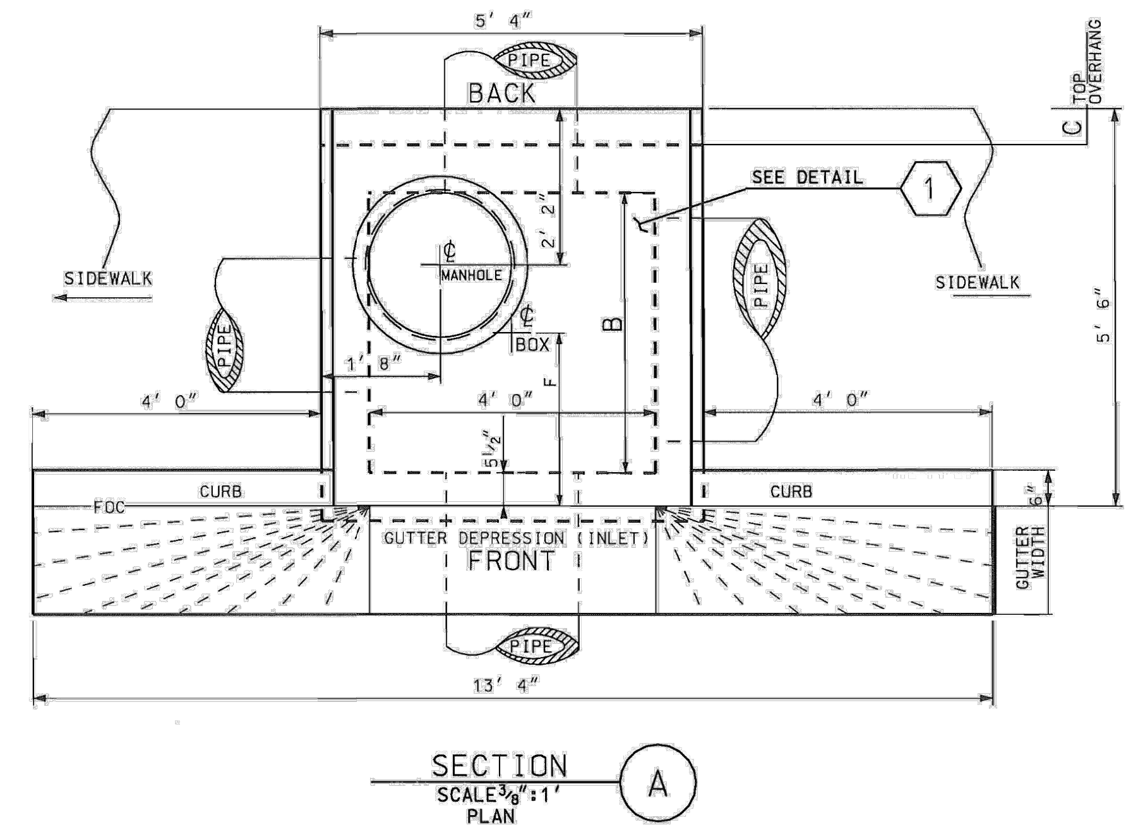
DESIGN STANDARDS OFFICE
955 PARK STREET
ROOM 405
COLUMBIA, SC 29201

STANDARD DRAWING

CATCH BASIN
TYPE 16

719-016-01

EFFECTIVE LETTING DATE	MARCH, 2009



SECTION A
SCALE 3/8":1'
PLAN

TABLE 719-016A		
DIMENSION LABEL	BUILT IN PLACE CONSTRUCTION	PRECAST CONSTRUCTION
A	8"	6"
B	3'-10½"	4'-0"
C	6"	6½"
D	1'-0"	1'-1½"
E	¾"	SEE 4x4 PC BOX
F	2'-4¾"	2'-5½"

SEE SHEET 719-016-02 FOR DETAILS AND NOTES

DESCRIPTION	ADA	NON ADA BICYCLE	VEHICLE
CB TYPE 16	YES	YES	YES-GUTTER LINE

USE WITH SIDEWALK/CURB & GUTTER

CONTRACTOR MAY USE A COMBINATION OF BUILT IN PLACE AND PRECAST COMPONENTS AS APPROVED BY THE RESIDENT

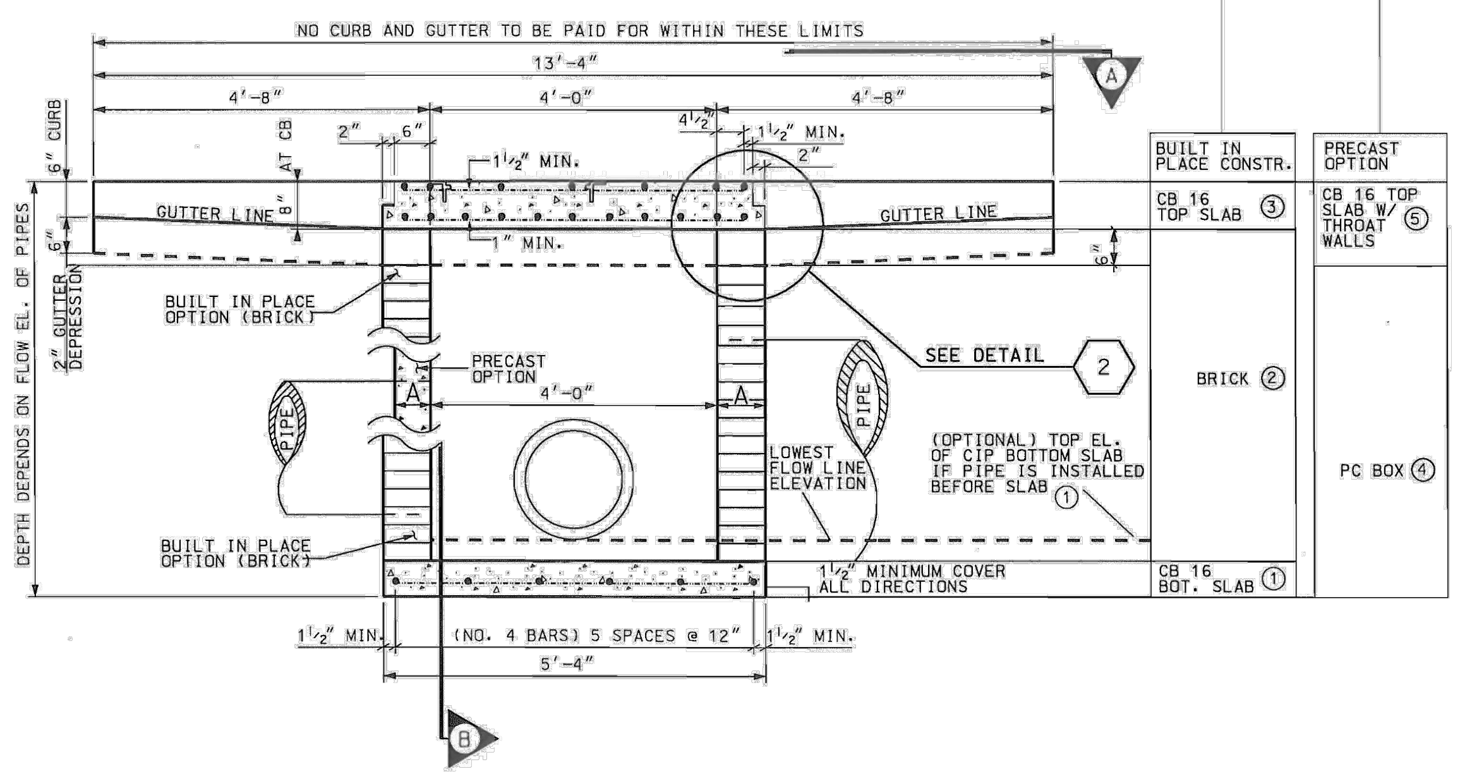
SEE QUALIFIED PRODUCT LIST 14 FOR MANUFACTURERS OF PRECAST ITEMS.

BUILT IN PLACE

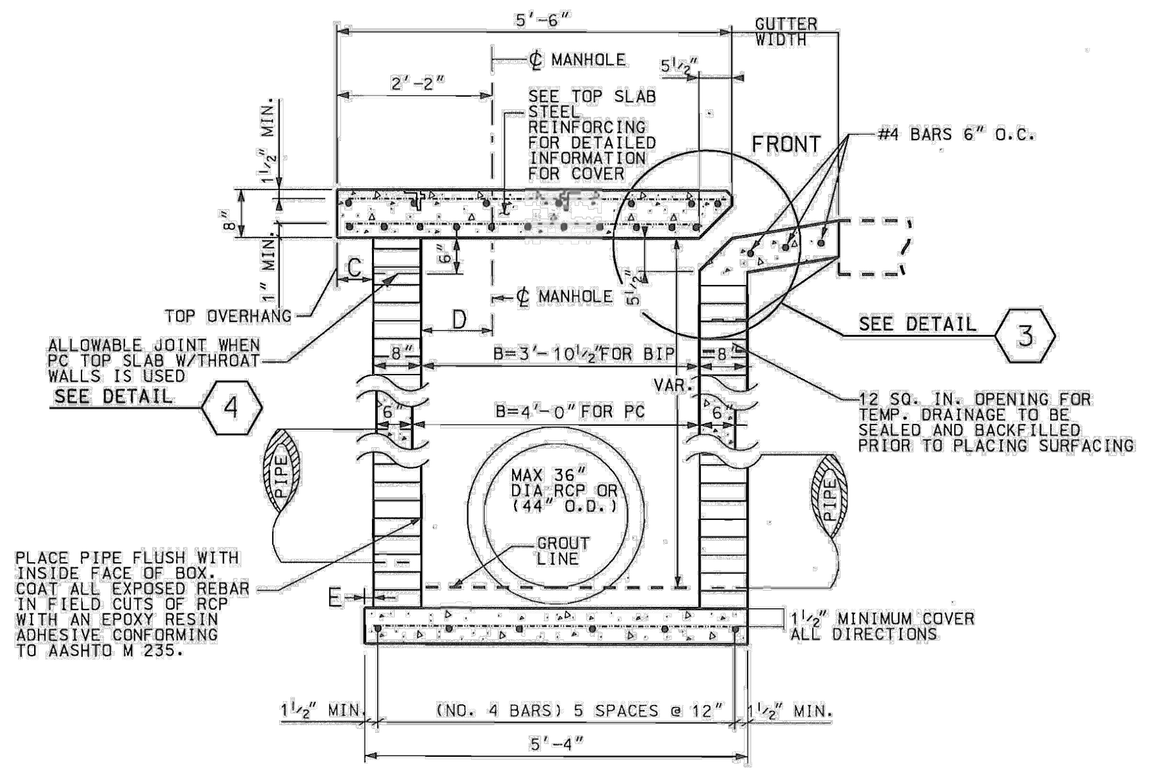
① CB 16 BOTTOM SLAB (PC OR CIP CONCRETE 64"X64"X6")
AND
② BRICK WALLS (8") (MAXIMUM 12' DEPTH)
AND
③ PC CB 16 TOP SLAB (66"X64"X8")

PRECAST

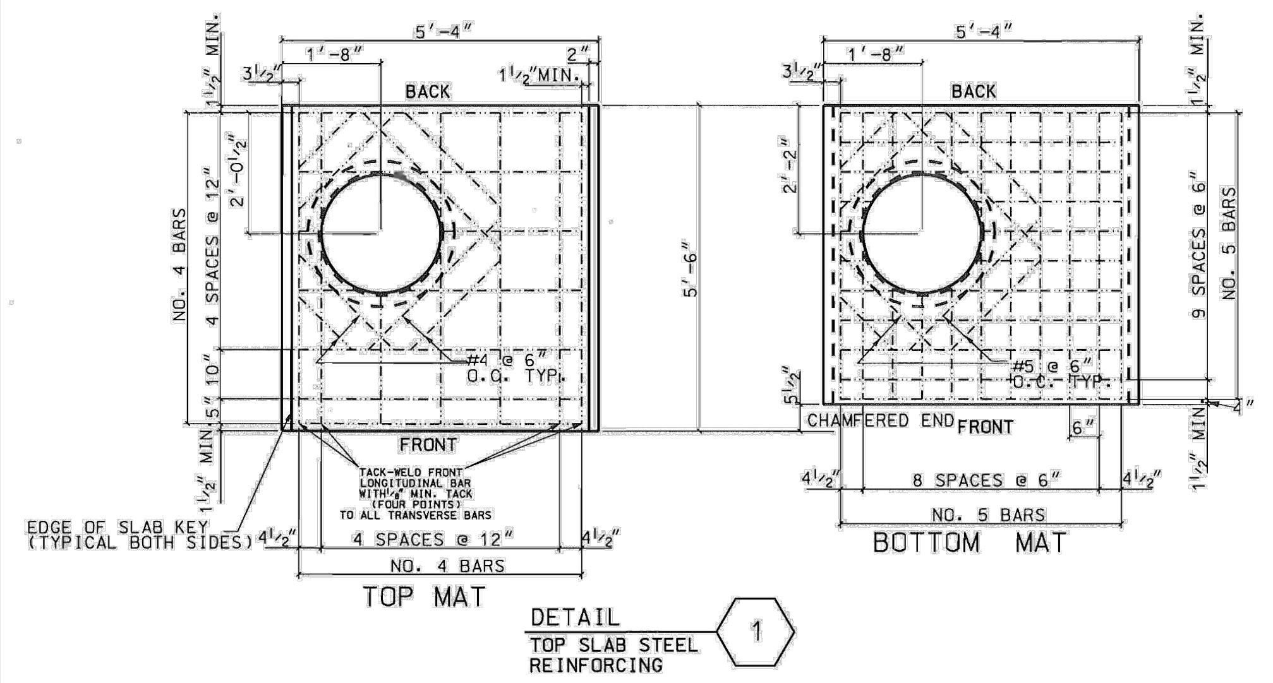
④ PC DRAINAGE BOX CONFORMING TO 719-305-00 OR 719-310-00 (4'X4'X__) (MAX 12' DEPTH)
AND
⑤ CB 16 TOP SLAB WITH THROAT WALLS (66"X64"X14")



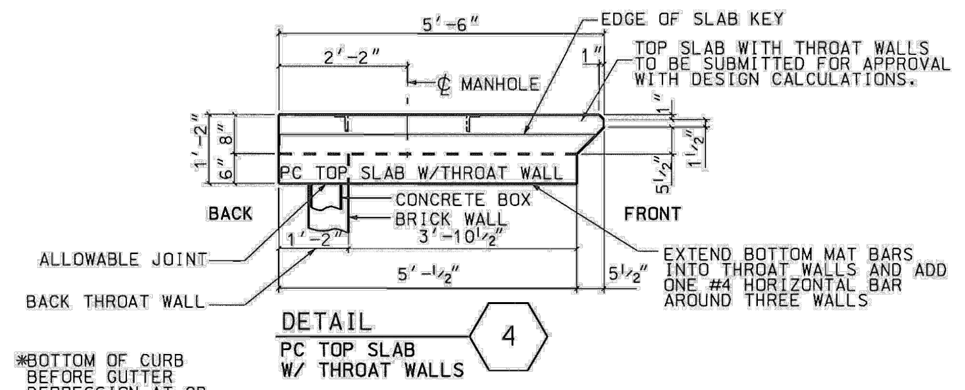
SECTION B
SCALE 3/8":1'
FRONT ELEVATION
CATCH BASIN TYPE 17



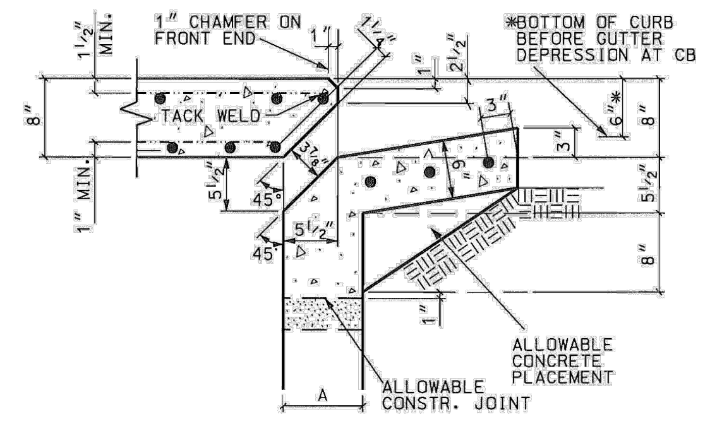
SECTION C
SCALE 3/8":1'
SIDE ELEV.



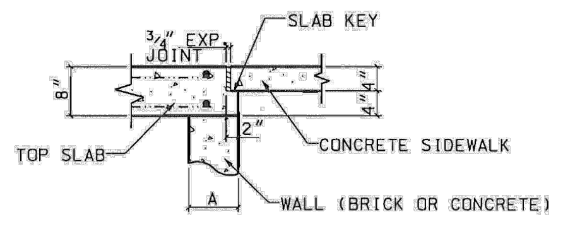
DETAIL 1
TOP SLAB STEEL REINFORCING



DETAIL 4
PC TOP SLAB W/ THROAT WALLS



DETAIL 3
CB INLET



DETAIL 2
SLAB KEY

GENERAL NOTES:

1. FOR BUILT IN PLACE CONSTRUCTION OF THE CATCH BASIN, EITHER BRICK MASONRY (WALLS ONLY) OR CIP CLASS 3000 CONCRETE MAY BE USED. FOR PRECAST CONSTRUCTION, A MINIMUM OF CLASS 4000P CONCRETE SHALL BE USED.

2. CONCRETE WALLS ARE TO BE 6" THICK WITH A MINIMUM REINFORCING STEEL AREA OF 0.20 SQUARE INCHES PER FOOT UNLESS NOTED. FOR BRICK, THE WALLS ARE TO BE 8" THICK. CONCRETE BRICK AND SIMILAR SOLID UNITS SHALL CONFORM TO THE REQUIREMENTS OF ASTM C 55, GRADE S-II. THE INTERIOR DIMENSIONS ARE TO REMAIN AS SHOWN FOR EITHER TYPE OF CONSTRUCTION.

3. THE BOTTOM SLAB OF THE BOX SHALL BE A MINIMUM OF 6" THICK REINFORCED CONCRETE (CLASS 3000 OR 4000P) WITH A REINFORCING STEEL AREA OF 0.20 SQUARE INCHES PER FOOT. WIRE MESH MAY BE USED IN LIEU OF STEEL BARS PROVIDED A MINIMUM OF 0.20 SQUARE INCHES PER FOOT IS MET.

4. MORTAR SHALL BE TYPE S OR M.

5. REINFORCING STEEL SHALL BE ASTM A-706, LOW-ALLOY STEEL DEFORMED BARS FOR CONCRETE REINFORCEMENT, GRADE 60. WIRE MESH SHALL CONFORM TO AASHTO M 55 AND M 221.

6. SEE STANDARD DRAWING 719-550-00 FOR STEPS, WHICH ARE REQUIRED WHEN STRUCTURE DEPTH EXCEEDS 4'-6".

7. SEE STANDARD DRAWINGS 719-420-00 AND 719-425-00 FOR DEPTHS GREATER THAN 12'. PRECAST CONCRETE CIRCULAR DRAINAGE STRUCTURES ARE REQUIRED WHEN THE DEPTH FROM THE TOP OF THE DRAINAGE BOX BOTTOM SLAB TO THE TOP OF THE GROUND EXCEEDS 12'-0".

8. SEE STANDARD DRAWING 719-510-00 FOR DETAIL OF MANHOLE CASTING AND COVER. MANHOLE SHALL BE LINED UP WITH THE INTERIOR OF THE BOX AS SHOWN.

9. LOCATION AND SIZE OF PIPES ARE SITE SPECIFIC, (SEE DRAINAGE PLANS). THE BOTTOM OF THE CATCH BASIN IS TO BE GROUTED TO THE LOWEST FLOW LINE ELEVATION OF ALL PIPES. IF BOTTOM SLAB IS CAST IN PLACE WITH PIPES INSTALLED, BOTTOM SLAB THICKNESS MUST BE ACHIEVED BEYOND PIPE OUTSIDE DIAMETER.

10. THE CONTRACT UNIT PRICE FOR CATCH BASINS SHALL INCLUDE THE COST OF FURNISHING ALL MATERIALS, (BUILT IN PLACE OR PRECAST), AND WORK INCIDENTAL TO THE CONSTRUCTION OF THE STRUCTURE COMPLETE IN PLACE AS SHOWN, INCLUDING THE CURB AND GUTTER, IN ACCORDANCE WITH THE SCDOT STANDARD SPECIFICATIONS FOR HIGHWAY CONSTRUCTION (LATEST EDITION).

11. SPECIAL ATTENTION SHOULD BE GIVEN TO THE COMPACTION OF THE SOIL UNDER THE 6" OR 6½" COVER OVERHANG ON THE BACK OF THE CATCH BASIN, AND UNDER ANY OPTIONAL PRECAST ITEMS USED.

12. THE SLOPE ON TOP OF CATCH BASIN IS TO MATCH ADJACENT SIDEWALK OR 50:1 TOWARD ROADWAY WHERE NO SIDEWALK IS PRESENT.

13. WHEN IT IS NECESSARY TO PLACE A CATCH BASIN IN A RADIUS, THE FACE OF THE CATCH BASIN TOP SHALL CONFORM TO THE HORIZONTAL CURVATURE OF THE ADJACENT CURB WHEN THE RADIUS IS 100 FEET OR LESS. OTHERWISE, THE TOP SHALL BE RECTANGULAR WITH SQUARE CORNERS. IN ALL CASES, THE BACK OF THE CATCH BASIN TOP SHOULD FOLLOW THE SAME ALIGNMENT A ITS FACE.

14. SEE STANDARD DRAWING 719-310-00 OR 719-305-00 FOR MAXIMUM PIPE DIAMETERS. THE PIPE SIZES SHOWN ARE MAXIMUM FOR BRICK AND PRECAST BOXES WHEN PIPE ENTERS PERPENDICULAR AND AT THE CENTER OF THE BOX WALL. CONTRACTOR SHOULD CONFIRM THAT PIPE USED FITS APPROPRIATELY INTO BOX.

PRECAST NOTES:

15. SUPPLY PRECAST CONCRETE COMPONENTS FOR DRAINAGE ITEMS AT EACH LOCATION FROM A SINGLE SOURCE PRECAST MANUFACTURER THAT HAS BEEN INSPECTED AND APPROVED BY THE MATERIALS AND RESEARCH ENGINEER. SUPPLY ALL INTERCHANGEABLE PRECAST PARTS ON ENTIRE PROJECT FROM A SINGLE SOURCE MANUFACTURER LISTED ON QUALIFIED PRODUCT LIST 14 UNLESS APPROVED BY RCE. ITEMS FROM MULTIPLE MANUFACTURERS SHOULD NOT BE INSTALLED IN INDIVIDUAL LOCATIONS.

16. THE USE OF PRECAST UNITS WILL NOT RELIEVE THE CONTRACTOR OF THE RESPONSIBILITY OF OBTAINING SATISFACTORY INSTALLATIONS. SEE STANDARD DRAWINGS FOR PRECAST CONCRETE DRAINAGE BOX OR STRUCTURE FOR ADDITIONAL DETAILS AND SPECIFICATIONS.

17. LIFT HOLES AND/OR DEVICES MAY BE PLACED AS NECESSARY. ALL LIFT HOLES SHALL BE GROUTED SHUT PRIOR TO COMPLETION OF THE INSTALLATION. ALL LIFTING METHODS MUST MEET OSHA REGULATIONS.

18. PRECAST TOP SLAB TO BE MANUFACTURED WITH 1" CHAMFER OR RADIUS ON TOP OF FRONT END IN ORDER TO MORE CLOSELY MATCH TOP OF CURB RADIUS.

19. IF PRECAST THROAT IS USED, THE THROAT OPENING SHALL NOT OBSTRUCT THE MANHOLE OPENING.

20. THE CONTRACTOR SHALL USE A SINGLE SOURCE MANUFACTURER CHOSEN FROM THE LIST ON QUALIFIED PRODUCT LIST 14 FOR PRECAST ITEMS ON THIS DRAWING.

21. PRECAST MANUFACTURER SHALL FOLLOW QUALIFIED PRODUCT POLICY 14 BEFORE SUPPLYING THIS ITEM ON SCDOT PROJECTS.

22. CONTRACTOR MAY SUBMIT DESIGN DRAWINGS AND CALCULATIONS FOR MODIFICATIONS TO THIS ITEM ON A PROJECT BY PROJECT BASIS. MODIFICATIONS TO THESE ITEMS WILL NOT BE LISTED ON ANY QUALIFIED PRODUCT LIST. SUBMIT ALL PROPOSALS FOR PROJECT SPECIFIC MODIFICATIONS TO THE RESIDENT ENGINEER FOR REVIEW BY THE ENGINEER OF RECORD.

23. JOINTS BETWEEN INSTALLED PIECES AND PRECAST ITEMS TO BE PLACED SHALL BE SEALED WITH A ½" GROUT LIFT OR AN APPROPRIATE PLASTIC PREFORMED GASKET (FROM QUALIFIED PRODUCT LIST 14.)

24. TOP SLAB MUST BE IN LINE WITH BOTH THE ROAD SLOPE (SHOW ON ROAD PLANS)AND THE SIDEWALK SLOPE(TYPICALLY 50:1).

25. PRECAST CONCRETE CIRCULAR STRUCTURES (AS SHOWN ON 719-420-00) ARE REQUIRED FOR THE FOLLOWING APPLICATIONS UNLESS PROHIBITED BY THE PLANS OR SPECIAL PROVISIONS.

(a) ON DRAINAGE STRUCTURES WITH A DEPTH EQUAL TO OR GREATER THAN 12 FEET.

(b) ON DRAINAGE STRUCTURES WHERE THE FLOW LINE ELEVATION OF THE INLET PIPE IS EQUAL TO OR HIGHER THAN THE INSIDE TOP (SOFFIT) OF THE OUTLET PIPE.

(c) AS REQUIRED BY THE PROJECT PLANS.

TABLE 719-016B
STANDARD PC ITEMS CB 16
CB 16 BOTTOM SLAB (64" X 64" X 6")
CB 16 TOP SLAB (66" X 64" X 8")
CB 16 TOP SLAB WITH THROAT WALLS (66" X 64" X 14")
SEE ALSO 719-305-00 AND 719-310-00

USE SHEETS 719-016-01 THROUGH 719-016-02 FOR THIS ITEM.

THIS DRAWING IS NOT TO SCALE

REFERENCES

NATIONAL DOCUMENTS

ASTM C55, ASTM A706, AASHTO M55, AASHTO M221

SCDOT DOCUMENTS

QUALIFIED PRODUCT LIST 14

RELATED DRAWINGS & KEYWORDS

719-016-01 TO 719-016-02, 719-550-00, 719-420-00, 719-425-00, 719-510-00, 719-310-00, 719-305-00

PRECONSTRUCTION SUPPORT ENGINEER

SOUTH CAROLINA PROFESSIONAL ENGINEER REGISTERED NO. 8858 EDWIN SYLVESTER EARGLE, II

SIGNATURE

MARCH 3, 2008

DATE

#	DATE	CHK	DESCRIPTION
6			
5			
4			
3			
2			
1			
0	3/2008	DSO	GENERAL REVISIONS

SCDOT

SOUTH CAROLINA DEPARTMENT OF TRANSPORTATION

DESIGN STANDARDS OFFICE
955 PARK STREET
ROOM 405
COLUMBIA, SC 29201

STANDARD DRAWING

CATCH BASIN
TYPE 16

719-016-02

EFFECTIVE LETTING DATE	MAY 2008

GENERAL DRAINAGE NOTES:

1. ALL EXISTING WATER, SANITARY, GAS, OR OTHER UNDERGROUND UTILITIES, BOTH MAINS AND HOUSE CONNECTIONS, THAT ARE IMPACTED BY OR CROSS THE PROPOSED STORM DRAIN SHALL BE TEST PITTED. ALL TEST PIT INFORMATION SHALL BE SUBMITTED TO THE ENGINEER THREE WEEKS PRIOR TO CONSTRUCTION OF THE PIPE WORK. THE ENGINEER WILL HAVE TWO WEEKS TO REVIEW THE TEST PIT INFORMATION AND RESOLVE ANY CONFLICTS. THE CONTRACTOR IS RESPONSIBLE FOR MAINTAINING THE SERVICE DURING CONSTRUCTION AND TEST PITTING ACTIVITIES. IN THE CASE OF GAS LINE CONFLICTS, THE CONTRACTOR SHALL NOTIFY DOMINION ENERGY TO RELOCATE AS NECESSARY.
2. CONTRACTOR SHALL PROVIDE AND INSTALL DEWATERING EQUIPMENT SUCH AS SUMP PITS, PUMPS, PIPING, DIVERSIONS, ETC. AND PERFORM DEWATERING AS NECESSARY TO PROVIDE SUITABLE CONDITIONS TO PERFORM AND COMPLETE THE PROJECT WORK.
3. CONTRACTOR IS RESPONSIBLE FOR RESTORING, REPAIRING, OR RECONSTRUCTING EXISTING SITE FEATURES (I.E. SIDEWALKS, CURB/GUTTER, FENCING, PAVING, LIGHTING, UTILITIES, ETC.) THAT ARE DAMAGED AS A RESULT OF THE PROJECT WORK.
4. ALL AGGREGATES ASSOCIATED WITH BMP'S SHALL BE WASHED STONE, CLEAN AND FREE OF FINE SEDIMENTS.
5. CONTRACTOR SHALL ENSURE SEDIMENT AND EROSION CONTROL MEASURES ARE IN PLACE AND UTILIZED DURING CONSTRUCTION AND IMMEDIATELY THEREAFTER TO PREVENT SEDIMENT CONTAMINATION OF BMP INFILTRATION AREA.

South Carolina 811
Call 811 Before You Dig

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Attachment 5

CRANSTON

SOUTH CAROLINA
Cranston Engineering Group
NO. C00575
CERTIFICATE OF AUTHORIZATION

PRELIMINARY
NOT FOR CONSTRUCTION

SOUTH CAROLINA PROFESSIONAL ENGINEER LICENSED NO.24749 MATTHEW E. RANDALL

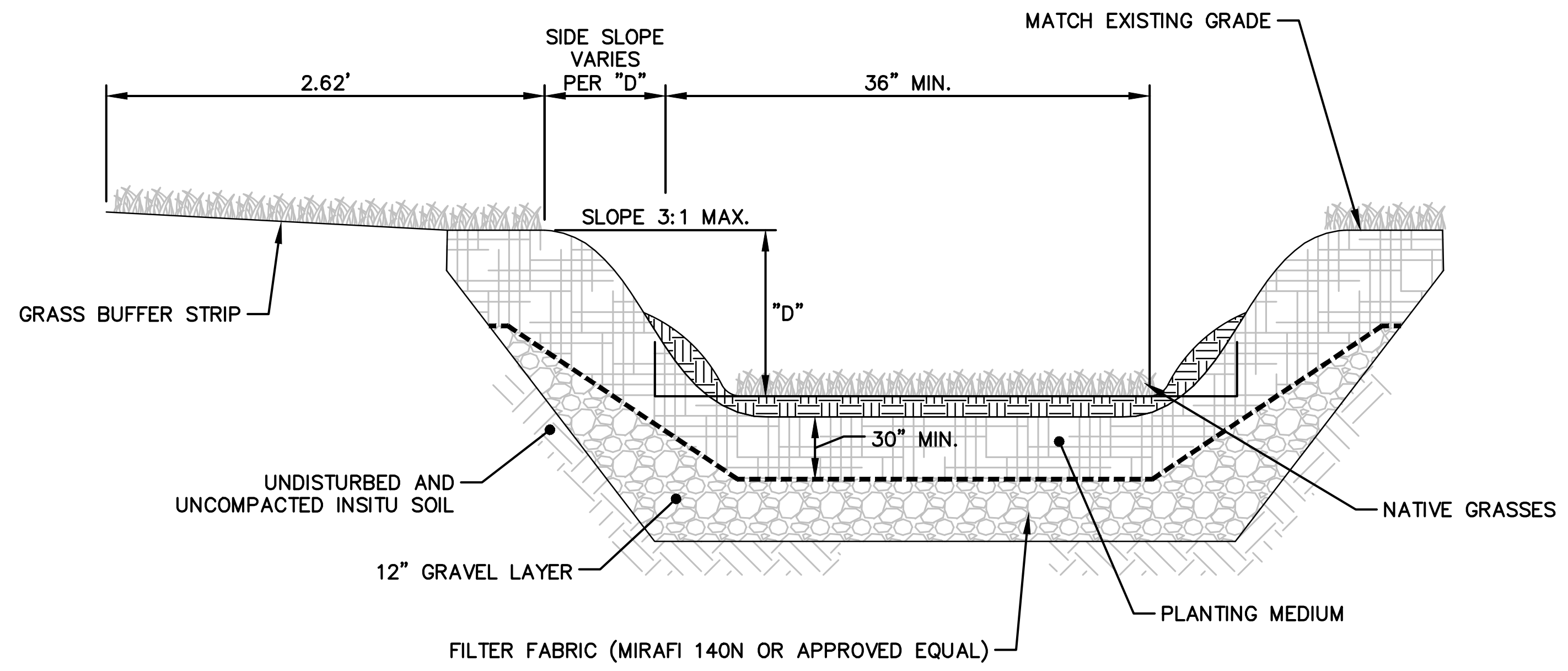
REV #	DATE	DESCRIPTION

BLUFFTON MOB

DRAINAGE DETAILS

DRAWN BY:	CLA
CHECKED BY:	MER
APPROVED BY:	MER
DATE:	4/24/2024
SCALE:	1" = 30'
JOB No.	2023-0102
DRAWING No.	C702

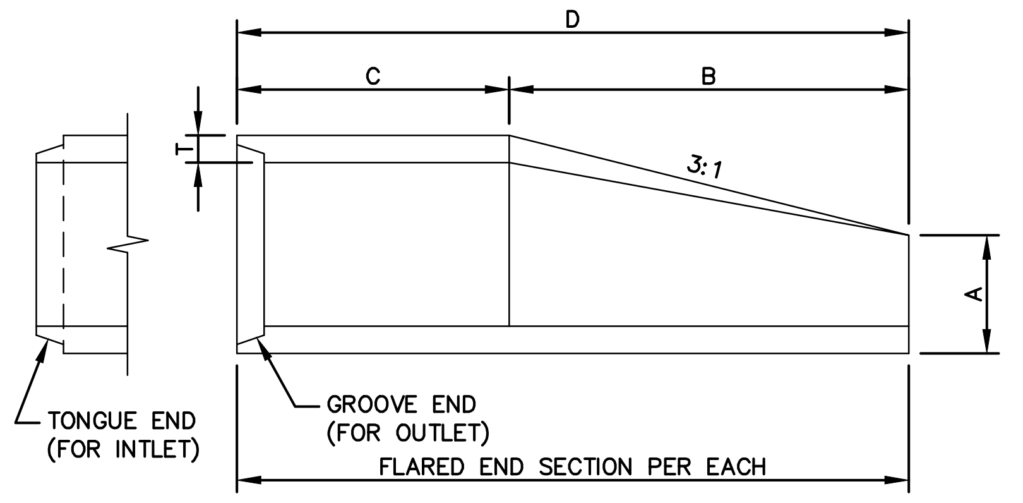
Attachment 5



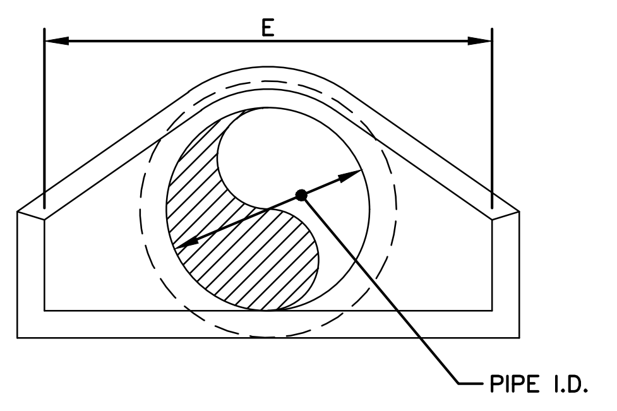
NOTES:
1. GRADING OF THE SWALE SHALL BE ACCOMPLISHED USING LOW–IMPACT EARTH–MOVING EQUIPMENT TO PREVENT COMPACTION OF THE UNDERLYING SOILS. SMALL TRACKED DOZERS AND BOBCATS WITH RUNNER TRACKS ARE RECOMMENDED.
2. EXCAVATE THE SWALE TO THE SPECIFIED DEPTH (ELEVATION). ALL SUB MATERIAL BELOW THE SPECIFIED ELEVATION SHALL BE LEFT UNDISTURBED, UNLESS OTHERWISE DIRECTED BY THE ENGINEER.
3. GRADE TO THE ELEVATION SPECIFIED IN THE CONSTRUCTION DOCUMENTS UNLESS OTHERWISE DIRECTED BY THE ENGINEER.
4. IN THE EVENT THAT SEDIMENT IS INTRODUCED INTO THE BMP DURING OR IMMEDIATELY FOLLOWING EXCAVATION, THIS MATERIAL WILL NEED TO BE REMOVED FROM THE SWALE PRIOR TO INITIATING THE NEXT STEP IN THE CONSTRUCTION PROCESS.
5. MATERIAL EXCAVATED FROM THE SWALE(S) SHALL BE DISPOSED OF OFF–SITE.
6. CLEAN, WASHED 3–INCH GRAVEL SHALL BE PLACED IN THE BOTTOM OF THE SWALE TO THE DEPTH SPECIFIED IN THE CONSTRUCTION DOCUMENTS. GRAVEL SHOULD BE PLACED IN LIFTS AND LIGHTLY COMPACTED WITH PLATE COMPACTORS.
7. PORTIONS OF SWALE TO BE PLANTED SHALL RECEIVE 3" OF WOOD CHIP MULCH.
8. PORTIONS OF SWALE TO BE SEEDED SHALL BE MULCHED WITH CLEAN GRAIN STRAW AT A RATE OF 2 TONS PER ACRE.

ENHANCED DRY SWALE

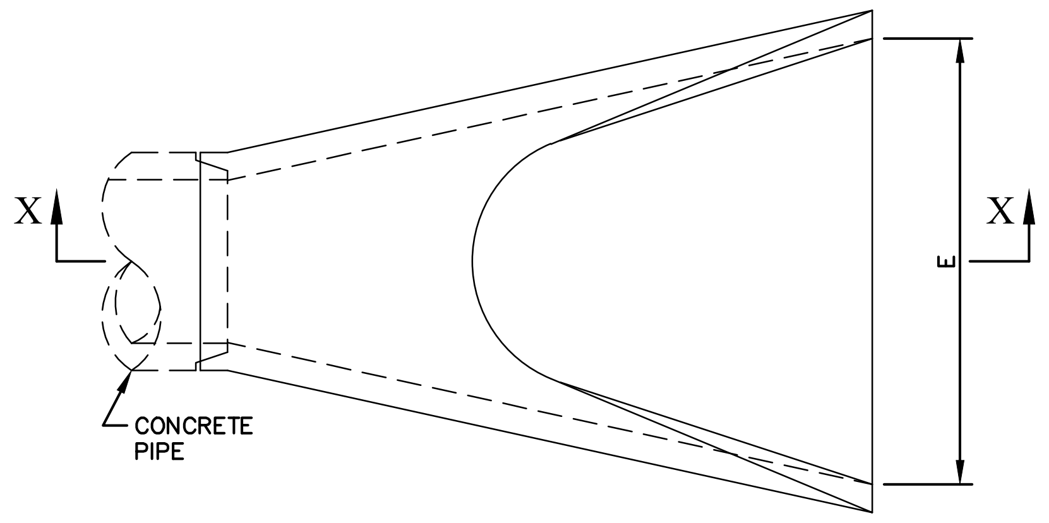
N.T.S.



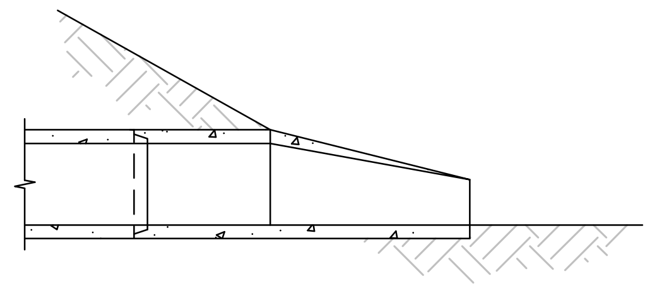
SECTIONI X-X



END VIEW



PLAN



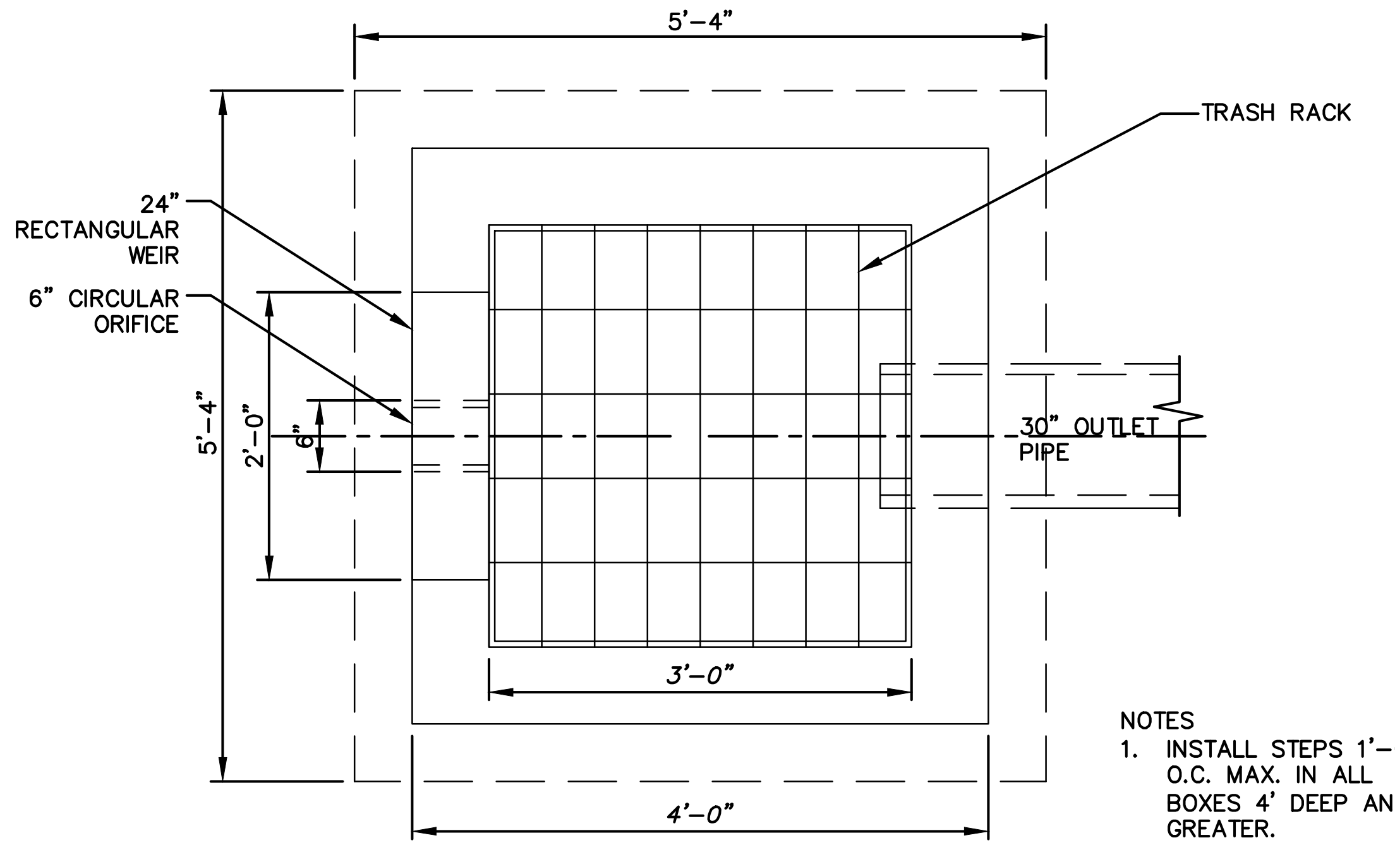
INSTALLATION DETAIL

DIMENSION SCHEDULE						
PIPE I.D.	A	B	C	D	E	T
12"	4"	24"	48 7/8"	72 7/8"	30"	2"
15"	6"	27"	46"	73"	30"	2 1/4"
18"	9"	27"	46"	73"	36"	2 1/2"
24"	9 1/2"	43 1/2"	30"	73 1/2"	48"	3"
30"	12"	54"	19 3/4"	73 1/2"	60"	3 1/2"
36"	15"	63"	34 3/4"	97 3/4"	72"	4"
42"	21"	63"	35"	98"	78"	4 1/2"
48"	24"	72"	26"	98"	84"	5"

NOTES:
1. PRODUCED TO MEET ASTM SPECIFICATIONS.

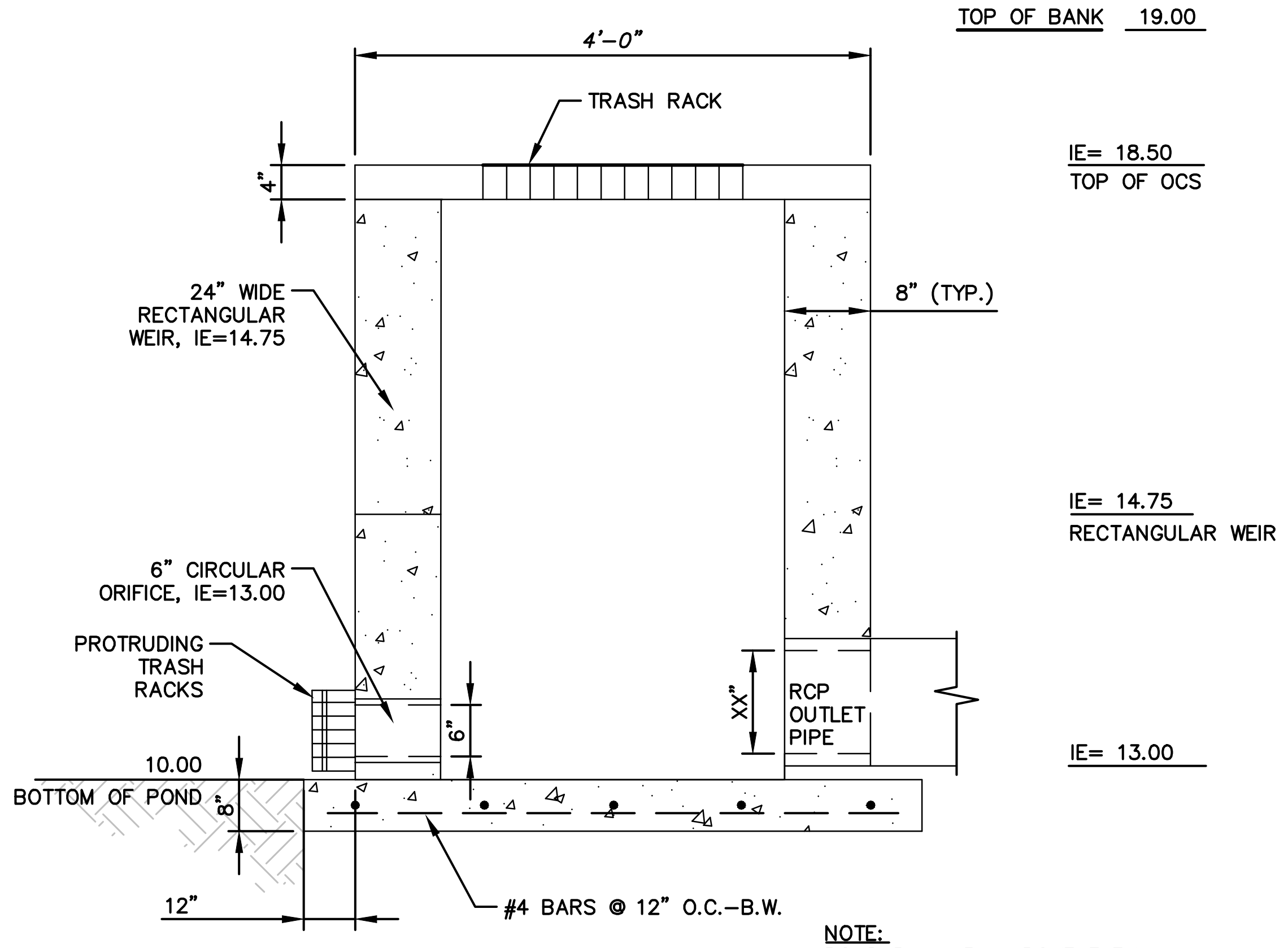
PRECAST CONCRETE FLARED END

N.T.S.



NOTES
1. INSTALL STEPS 1'–0" O.C. MAX. IN ALL BOXES 4' DEEP AND GREATER.

PLAN

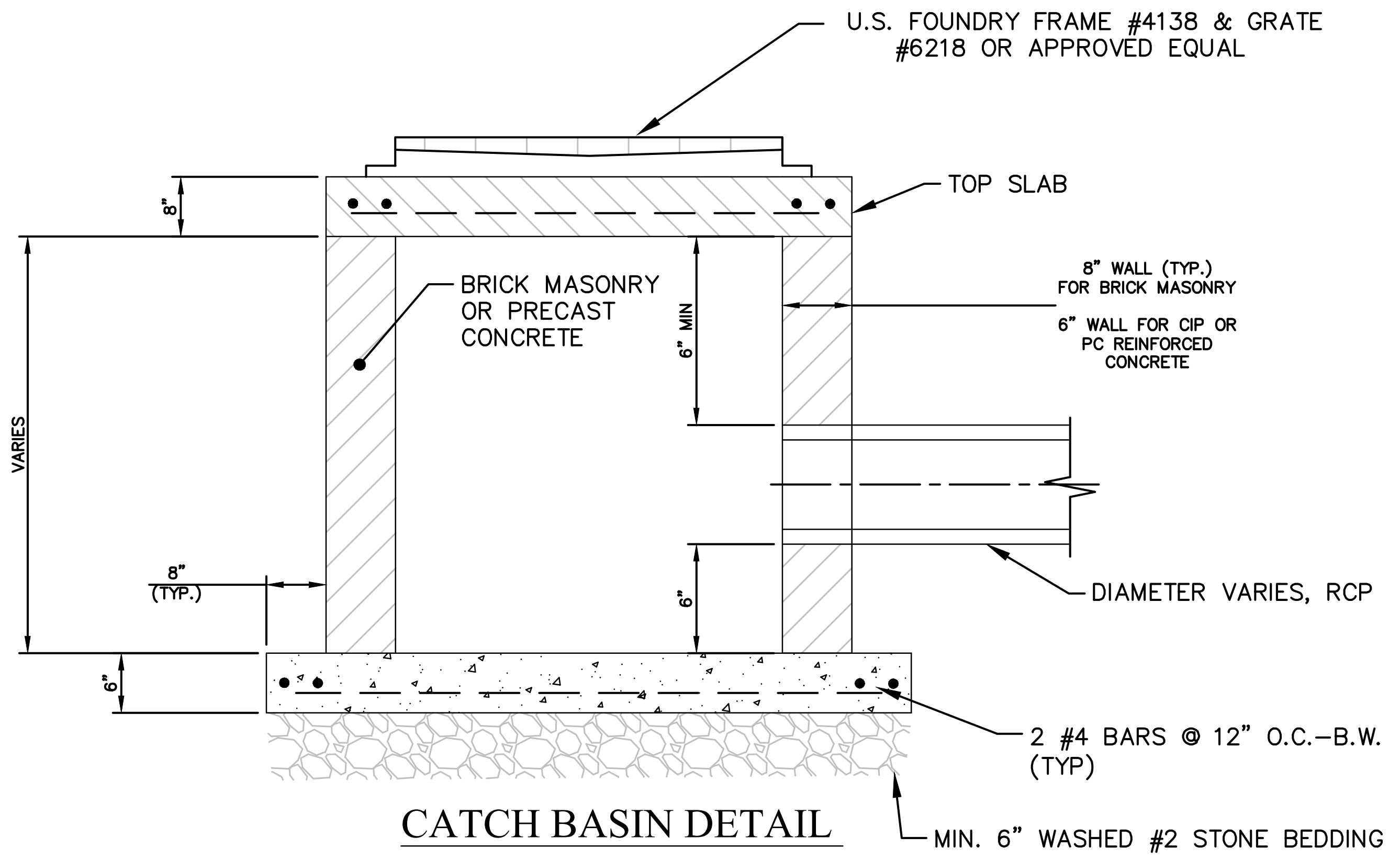


NOTE:
POND BANK 3:1 ABOVE ELEV 13.00, 2:1 BELOW ELEV 13.00

SIDE VIEW

POND 1 OUTLET STRUCTURE

N.T.S.



CATCH BASIN DETAIL

N.T.S.

1. INSTALLATION OF CATCH BASIN TO FOLLOW SCDOT DETAILS

South Carolina 811
Call 811 Before You Dig

CRANSTON

SOUTH CAROLINA
Cranston Engineering Group
NO. C00575
CERTIFICATE OF AUTHORIZATION

PRELIMINARY
NOT FOR CONSTRUCTION

SOUTH CAROLINA
PROFESSIONAL ENGINEER
NO.24749
MATTHEW E. RANDALL

REV #	DATE	DESCRIPTION

BLUFFTON MOB

DRAINAGE DETAILS

DRAWN BY: CLA
CHECKED BY: MER
APPROVED BY: MER
DATE: 4/24/2024
SCALE: 1" = 30'
JOB No. 2023–0102
DRAWING No. C703