

EFFINGHAM COUNTY SKETCH PLAN SUMMITAL FORM

OFFICIAL USE ONLY		
Date Received: _____	Project Number: _____	Classification: _____
Date Reviewed: _____	Reviewed by: _____	

Proposed Name of Subdivision Savannah Marine Terminal Bloomingdale Transloading Fac.

Name of Applicant/Agent Ashley D. Mosley, PE Phone 912-341-9630

Company Name SCE Engineering

Address 313 E 65th St Savannah, GA 31405

Owner of Record Victor Vanderlugt Phone 912-234-5000

Address 530 Magazine Ave., Savannah, GA 31415

Engineer Ashley D. Mosley Phone 912-341-9630

Address 313 E 65th St Savannah, GA 31405

Surveyor Warren E Poythress Phone 857-3288

Address 991 Hunters Road, Sylvania, GA 30467

Proposed water Existing Proposed sewer Existing

Total acreage of property 10 AC Acreage to be divided N/A Number of Lots Proposed N/A

Current Zoning I-1 Proposed Zoning N/A Tax map - Block - Parcel No ~~37 - 00 - 20~~ 304-9

Are any variances requested? NONE If so, please describe: _____

The undersigned (applicant) (owner), hereby acknowledges that the information contained herein is true and complete to the best of its knowledge.

This _____ day of _____, 20____.

Danielle Kinner
Notary

Ashley D. Mosley
Applicant
Victor Vanderlugt
Owner

Danielle Kinner
NOTARY PUBLIC
Chatham County, GEORGIA
My Commission Expires 12/16/2025

EFFINGHAM COUNTY SKETCH PLAN CHECKLIST

OFFICIAL USE ONLY	
Subdivision Name: _____	Project Number: _____
Date Received: _____	Date Reviewed: _____ Reviewed by: _____

The following checklist is designed to inform applicants of the requirements for preparing sketch plans for review by Effingham County. Applicants should check off items to confirm that it is included as part of the submission. **CHECKLIST ITEMS OMITTED CAN RESULT IN THE APPLICATION BEING FOUND INCOMPLETE AND THEREFORE DELAY CONSIDERATION BY THE BOARD.** This checklist must be submitted with the application.

Office Use	Applicant Use	
(a) Project Information:		
Y		1. Proposed name of development.
Y		2. Names, addresses and telephone numbers of owner and applicant.
Y		3. Name, address and telephone number of person or firm who prepared the plans.
Y		4. Graphic scale (approximately 1"=100') and north arrow. 50 SCALE
Y		5. Location map (approximately 1" = 1000').
Y		6. Date of preparation and revision dates.
NA		7. Acreage to be subdivided.
(b) Existing Conditions:		
Y		1. Location of all property lines.
Y		2. Existing easements, covenants, reservations, and right-of-ways.
Y		3. Buildings and structures.
Y		4. Sidewalks, streets, alleys, driveways, parking areas, etc.
Y		5. Existing utilities including water, sewer, electric, wells and septic tanks.
Y		6. Natural or man-made watercourses and bodies of water and wetlands.
Y		7. Limits of floodplain.
Y		8. Existing topography.
Y		9. Current zoning district classification and land use.
NA		10. Level Three Soil Survey (if septic systems are to be used for wastewater treatment).
(c) Proposed Features:		
Y		1. Layout of all proposed lots.
Y		2. Proposed new sidewalks, streets, alleys, driveways, parking areas, etc (to include proposed street/road names).
Y		3. Proposed zoning and land use.
Y		4. Existing buildings and structures to remain or be removed.
Y		5. Existing sidewalks, streets, driveways, parking areas, etc., to remain or be removed.
Y		6. Proposed retention/detention facilities and storm-water master plan.

NA	7. Wastewater infrastructure master plan (to include reuse infrastructure if proposed).
NA	8. Water distribution infrastructure master plan.

The undersigned (applicant) (owner), hereby acknowledges that the information contained herein is true and complete to the best of its knowledge.

This ____ day of _____, 20__.

Danielle Kinner
Notary

[Signature]
Applicant
[Signature]
Owner

Danielle Kinner
NOTARY PUBLIC
Chatham County, GEORGIA
My Commission Expires 12/16/2022

Danielle Kinner
NOTARY PUBLIC
Chatham County, GEORGIA
My Commission Expires 12/16/2025



EOM Operations
Your solution to a better tomorrow

September 13th, 2022
CC: Liberto Chacon, P.E.
Eric Larson, P.E.
Teresa Concannon, AICP
Chelsie Fernald

Ashley D. Mosley, P.E.
SCE Engineering
313 E 65th St
Savannah, GA 31405

Dear Ms. Mosley,

I am pleased to provide you with a review of the Sketch Plan submitted for Savannah Marine Terminal – Transloading Facility, which can be found below.

Sketch Plan Review

Submittal Documents Sketch Plan.....*Aug. 2022*

Comments:

1. For industrial zoned property, the street buffer shall equal the required zoning buffer necessary for the property across the street. In this case it would be 25-ft.
2. Please show the right of way for Old River Road on the sketch plan. Furthermore, show any driveway access points.
3. The Sketch Plan Checklist, submitted with the application, has all of the items checked as 'Y' for yes, however, upon review all those items are not included in the submitted sketch plan. Please review the checklist and add any missing items to the proposed sketch plan.
4. The original proposed use for the site, as described in the zoning variance application, was to be a grain and timber distribution. However, the underground grain hopper is no longer included and the timber storage was reduced by about ½. Is this still the same proposed land use, or have there been modifications.
5. Please include the location for the underground grain hopper on the plan. This item was included on the proposed concept plan.
6. Please include the location of the scale for containers/trucks on the plan. This item was included on the proposed concept plan.
7. Please provide a parking calculation for the proposed site.
 - a. It shall be noted that the parking spaces for passenger vehicles was reduced by ½ since the previously submitted concept plan.



480 Edsel Drive, Ste 100
Richmond Hill, GA 31324



www.eomworx.com



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F: 912.756.5882



EOM Operations

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OPERATIONS

8. There shall be adequate access to the office building from the passenger vehicle parking area, especially the handicap parking space.
9. Please identify the loading spaces on the plans. Section 3.30.6 of the county ordinance provides the schedule for number of spaces per area of storage. Keep in mind the minimum space for truck loading shall be: 30-ft in length, 12-ft in width.
 - a. Keep in mind that there needs to be enough space to maneuver the design vehicle through site to and from the applicable loading spaces.
 - b. It shall be noted that there was a large area for truck parking and misc. storage on the concept plan that is not included in the proposed sketch plan.
10. Please identify the location of the proposed outlet for the site's stormwater management system on the plans. The full analysis of the stormwater management system is not required at this stage in the process, but the major features/structures should be included. The plan for the routing of stormwater should be clear.
11. Is any type of solid waste disposal area going to be proposed? If so, include depict this on the plan. Keep in mind that the applicable truck used to access any dumpster needs to be able to maneuver through the site.
12. The roadside drainage shall not be impeded by the proposed driveway construction. Ensure that a culvert is included in the design.
13. It is understood that an extent of this site is being proposed with some form of gravel/aggregate material, however at a minimum, the county right of way needs to utilize proper paving.
14. Is there any plan in place for the water distribution/wastewater serving the site?
15. Please provide some form of delineation for the wetlands on site. It is annotated that there are wetlands, but there is no line defining those limits.
16. It shall be noted that the railroad owner will need to issue an approval of the proposed rail plans prior to final approval of final site development plans.

Sincerely,

Trevor Shoemaker
Trevor Shoemaker
Project Manager
EOM



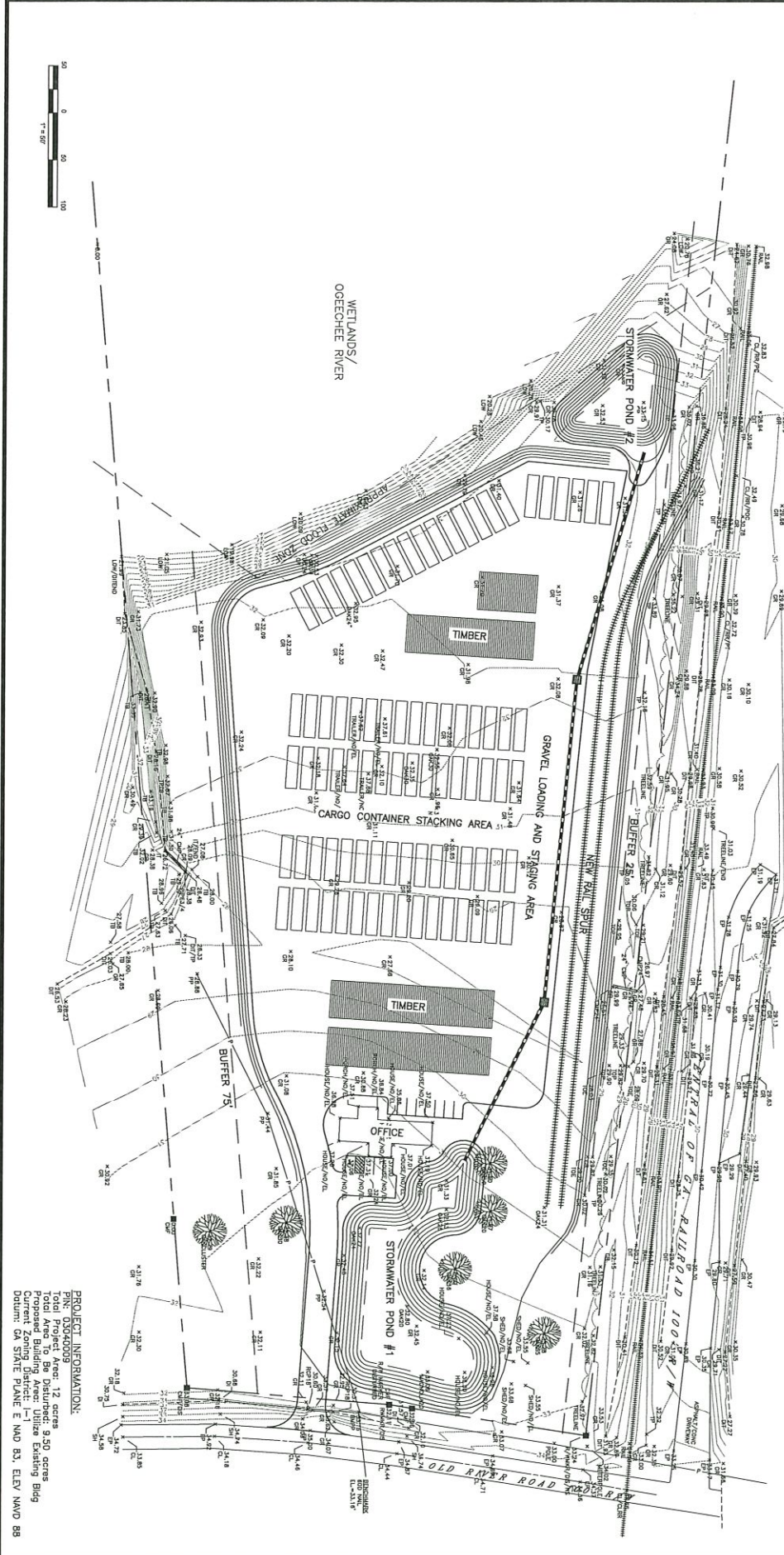
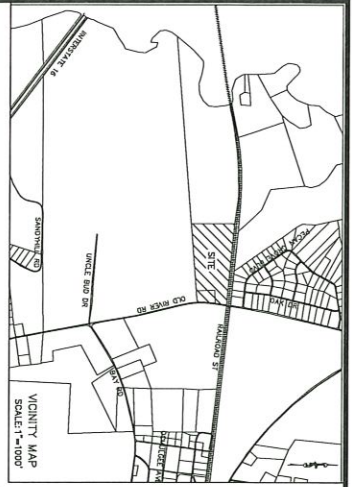
480 Edsel Drive, Ste 100
Richmond Hill, GA 31324



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Ph: 912.445.0050
F: 912.756.5882



PROJECT INFORMATION:
 P/N: 0344000
 Total Project Area: 12 acres
 Total Area To Be Disturbed: 9.50 acres
 Proposed Building Area: Utilize Existing Bldg
 Datum: CA STATE PLANE E NAD 83, ELEV NAD 88

DESIGNED FOR	REVIEW
FILED BY (OLD PROJ)	DATED
DATE	BY
DATE	BY



TRANSLADING FACILITY
 1054 OLD RIVER ROAD
 EFFINGHAM CO, GA
 PREPARED FOR SAVH MARINE TERMINAL
PRELIMINARY SKETCH PLAN

sce
 engineering

313 East 65th Street
 Savannah, Georgia 31405

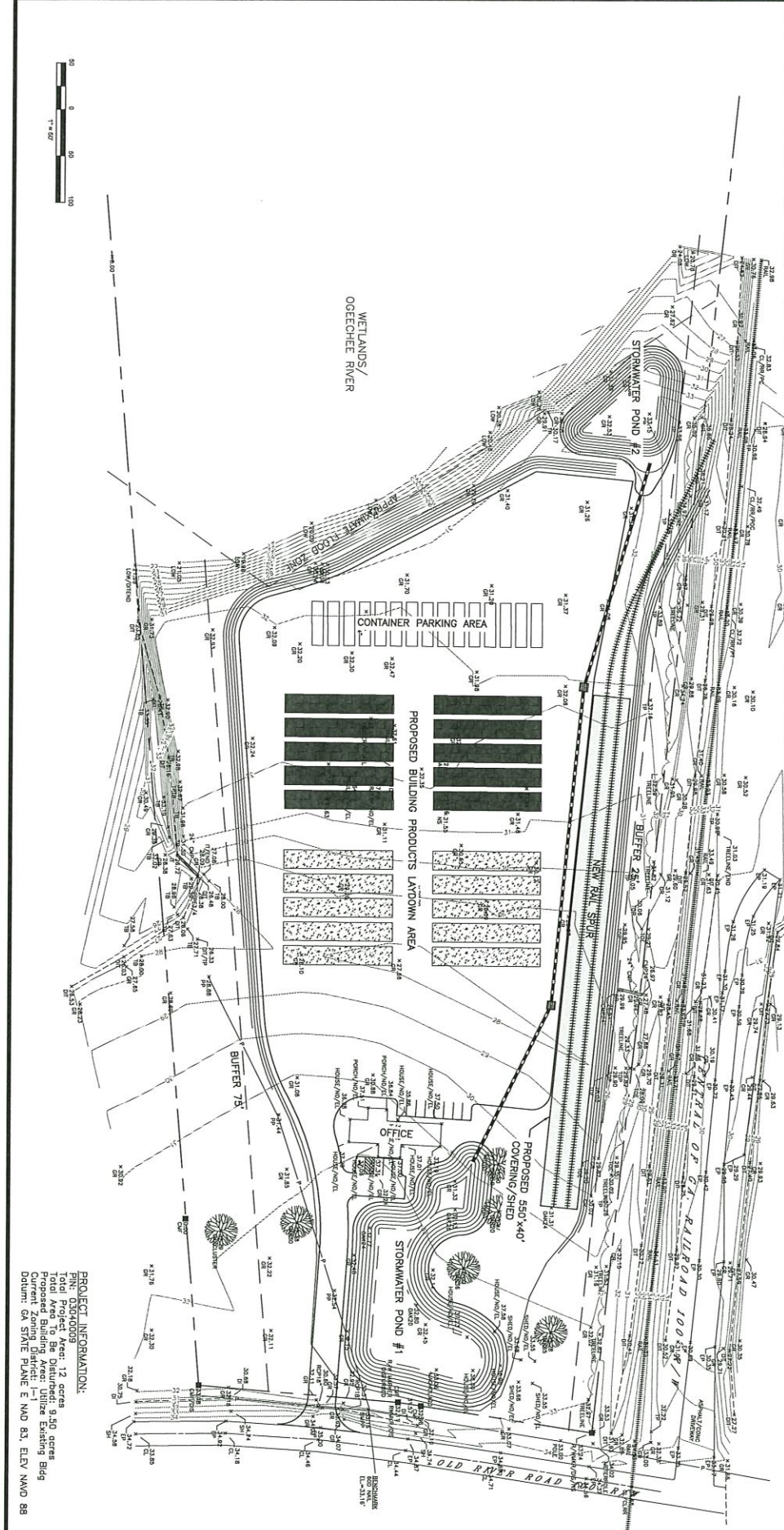
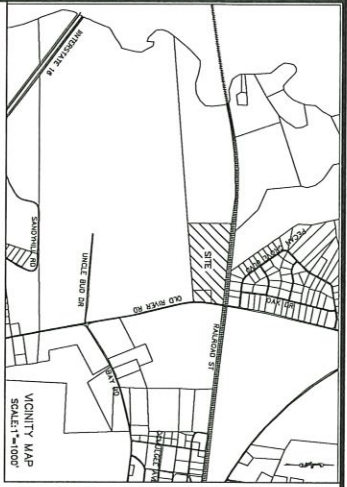
Phone (912) 354-7114
 Fax (912) 355-7534

DATE	REVISION

CHANGES

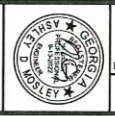
SUBMITTED ON

9/13/2022



PROJECT INFORMATION:
 P.N.: 03040009
 Total Project Area: 12 acres
 Total Area to be Disturbed: 9.50 acres
 Proposed Building Area: Utilize Existing Bldg
 Current Zoning District: L-1
 Datum: GA STATE PLANE E, MVD 83, ELEV. MVD 88

DATE: 8/19/2022
 SHEET NUMBER: 00-
 REVISION:



TRANSLOADING FACILITY
 1054 OLD RIVER ROAD
 EFFINGHAM CO, GA
 PREPARED FOR: SAVH MARINE TERMINAL
 PRELIMINARY SKETCH PLAN

sce
 engineering
 313 East 65th Street,
 Savannah, Georgia 31405
 Phone (912) 354-7114
 Fax (912) 355-7534

DATE	REVISION
8-13-22	REVISED PER EFFINGHAM CO COMMENTS

1054 OLD RIVER ROAD



1054 OLD RIVER ROAD



8/15/2022, 2:49:54 PM

- Address Points
- Parcels2020
- Roads
- R-1
- AR-1
- AR-2
- I-1
- B-2
- B-3

1:9,028

