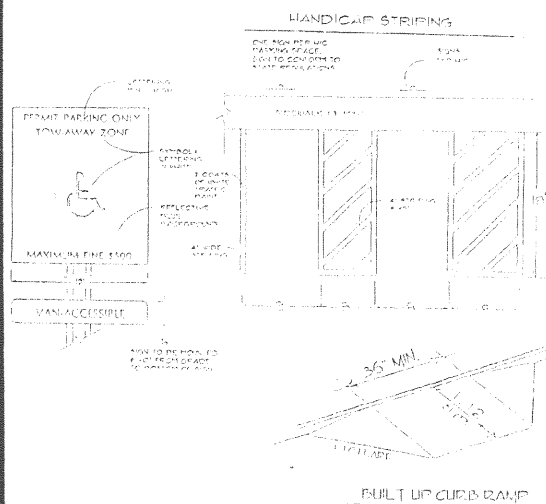
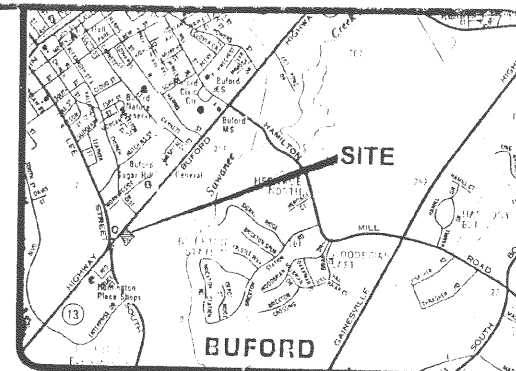
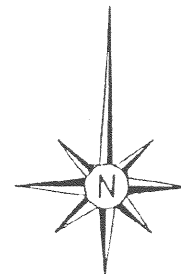


HANDICAP DETAILS



200' R/W GEORGIA HIGHWAY #13
A.K.A. STATE ROUTE #23
A.K.A. BUFORD HIGHWAY

N/F
GEORGIA MALL
CONSORTIUM
20783 G 2



LOCATION MAP
NOT TO SCALE

LEGEND

1PS	= FRONT YIN FOUND	MT	= MARKED TRAIL
1PS	= FRONT YIN SET	ARC	= CURVE AND RADIUS
BL	= BUILDING LINE	CHD	= CURVE LONG. ELEV.
CL	= CENTER LINE	R	= RADIUS
PL	= PROPERTY LINE	PT	= POINT OF INTERSECTION
LL	= LAND LOT LINE	PC	= POINT OF CURVATURE
R/W	= RIGHT OF WAY	CB	= CATCH BASIN
M/H	= MAN HOLE	CD	= CROSS DRAIN
TH	= TEST HOLE	H/W	= HEAD WIRE
WM	= WATER METER	TL	= TELEPHONE LINE
DE	= DRAINAGE EASEMENT	W	= WATER LINE
SEE	= SANITARY SEWER EASEMENT	SL	= SANITARY LINE
		P	= POWER LINE

GENERAL NOTES

- NOTIFY CITY OF BUFORD INSPECTOR 24 HOURS BEFORE BEGINNING EACH PHASE OF CONSTRUCTION.
- BOUNDARY DATA TAKEN FROM SURVEY FOR NORTH GEORGIA TITLE & TAX FREE EXCHANGE, LLC BY GREENHORNE & O'MARA, INC. DATED OCTOBER 6, 1997.
- SITE ACRES: 0.0022 ACRES
- ZONING: C-1
- PROPOSED USE: RETAIL FLORANT
- MAXIMUM CUT/FILL SLOPES: 2:1
- THIS PROPERTY IS NOT LOCATED WITHIN A FIRM FLOOD HAZARD DISTRICT PER COMMUNITY PANEL NO. 130523 0004 A, DATED JUNE 15, 1981.
- UTILITIES: SEWERAGE BY CITY OF BUFORD; WATER BY CITY OF BUFORD; POWER BY CITY OF BUFORD; GAS BY CITY OF BUFORD.
- NO CERTIFICATE OF OCCUPANCY WILL BE ISSUED UNTIL ALL SITE IMPROVEMENTS HAVE BEEN COMPLETED.
- ALL DISTURBED AREAS TO BE GRASSED AS SOON AS POSSIBLE.
- CONTRACTOR SHALL VERIFY LOCATION AND ELEVATION OF ALL UTILITIES BEFORE EXCAVATION UNDER THIS PERMIT.
- SIGNS, LOCATION, NUMBER, AND SIZE ARE NOT APPROVED UNDER THIS PERMIT.
- ALL CONSTRUCTION TO COMPLY WITH CITY OF BUFORD STANDARDS AND SPECIFICATIONS.
- THE LOCATION OF ALL BUILDINGS FROM PROPERTY LINES AND OTHER BUILDINGS SHALL COMPLY WITH THE HEIGHT AND AREA LIMITATIONS OF TABLE 500 AND THE FIRE RESISTIVE REQUIREMENTS OF TABLE 600 OF THE 1995 EDITION OF "THE GEORGIA STATE MINIMUM STANDARD BUILDING CODE BASED ON OCCUPANCY CLASSIFICATIONS AND TYPES OF CONSTRUCTION."
- HIGH INTENSITY LIGHTING FACILITIES SHALL BE SO ARRANGED THAT THE SOURCE OF ANY LIGHT IS CONCEALED FROM PUBLIC VIEW AND FROM ADJACENT RESIDENTIAL PROPERTY AND DOES NOT INTERFERE WITH TRAFFIC.
- ALL BUFFERS AND TREE SAVE AREAS SHALL BE CLEARLY IDENTIFIED BY FLAGGING AND/OR FENCING PRIOR TO COMMENCEMENT OF ANY LAND DISTURBING ACTIVITIES.
- EROSION CONTROL MEASURES WILL BE MAINTAINED AT ALL TIMES. IF FULL IMPLEMENTATION OF THE APPROVED PLAN DOES NOT PROVIDE FOR EFFECTIVE EROSION CONTROL, ADDITIONAL EROSION AND SEDIMENT CONTROL MEASURES SHALL BE IMPLEMENTED TO CONTROL OR TREAT THE SEDIMENT SOURCE.
- ALL TYPES OF RETROFIT STRUCTURES MUST BE KEPT CLEAR OF TRASH AND DEBRIS. THIS WILL REQUIRE CONTINUOUS MONITORING AND MAINTENANCE WHICH INCLUDES SEDIMENT REMOVAL WHEN ONE THIRD FULL. STRUCTURES ARE TEMPORARY AND SHOULD BE REMOVED WHEN THE LAND DISTURBING PROJECT HAS BEEN ESTABLISHED.
- ON SITE PARKING REQUIRED.

TOTAL PARKING PROVIDED

CONSTRUCTION DETAILS

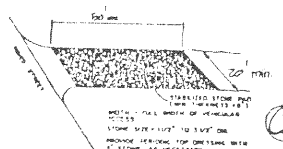
STILES
SURFACE TO BE COMPLETED TO 15% MODERATE SLOPE



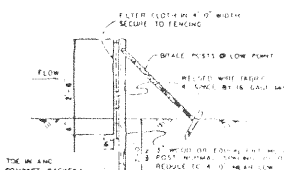
HIGH BACK CURB DETAIL



TYPICAL PAVING SECTION



STONE PAD CONSTRUCTION EXIT
NOT TO SCALE



SILT FENCE DETAIL
NOT TO SCALE

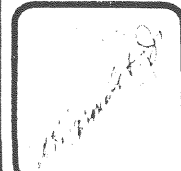
GRAPHIC SCALE



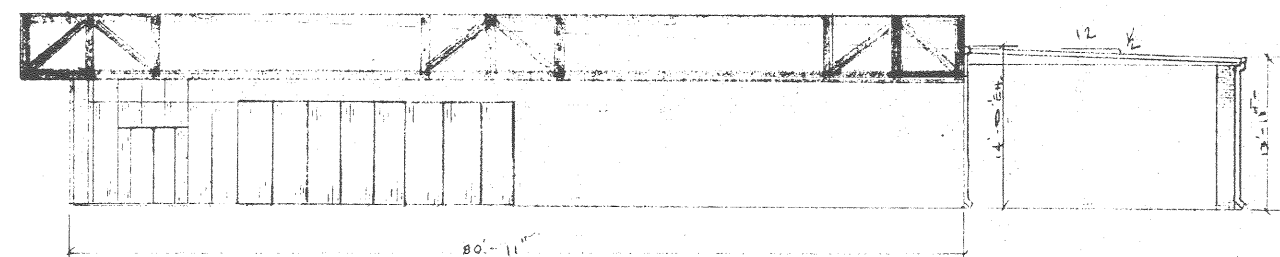
COMMERCIAL SITE PLAN FOR:
FRED RICHARDS
CITY OF BUFORD
LAND LOT 269 OF THE 7TH DISTRICT
GWINNETT COUNTY, GEORGIA

GRESHAM PLANNING
& DEVELOPMENT, INC.
1000 N. GATEWAY BLVD., SUITE 100
DUBLIN, GEORGIA 30144
770-423-2500

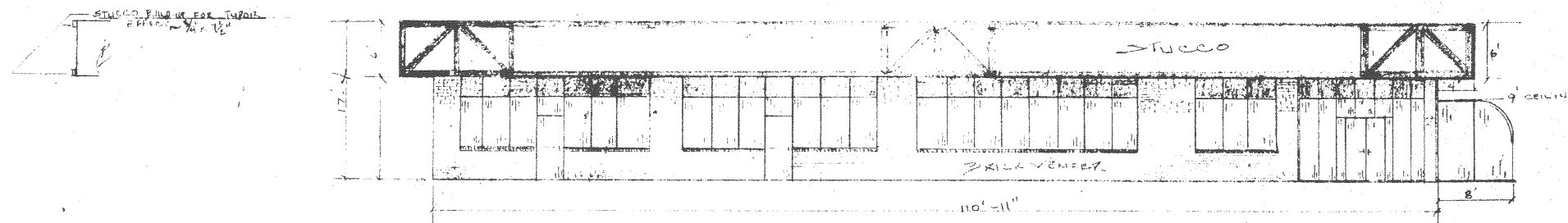
NO.	DATE	DESCRIPTION	REVISIONS



DATE: 10/1/97
SCALE: 1"=40'
SHEET NO. 1
JOB NO. 177



RIGHT SIDE ELEVATION



FRONT ELEVATION

DEVELOPER: BUFORD FLORIST
5052 NELSON BROGDON BLVD.
SUGAR HILL, GA.
PHONE: 770-945-7643

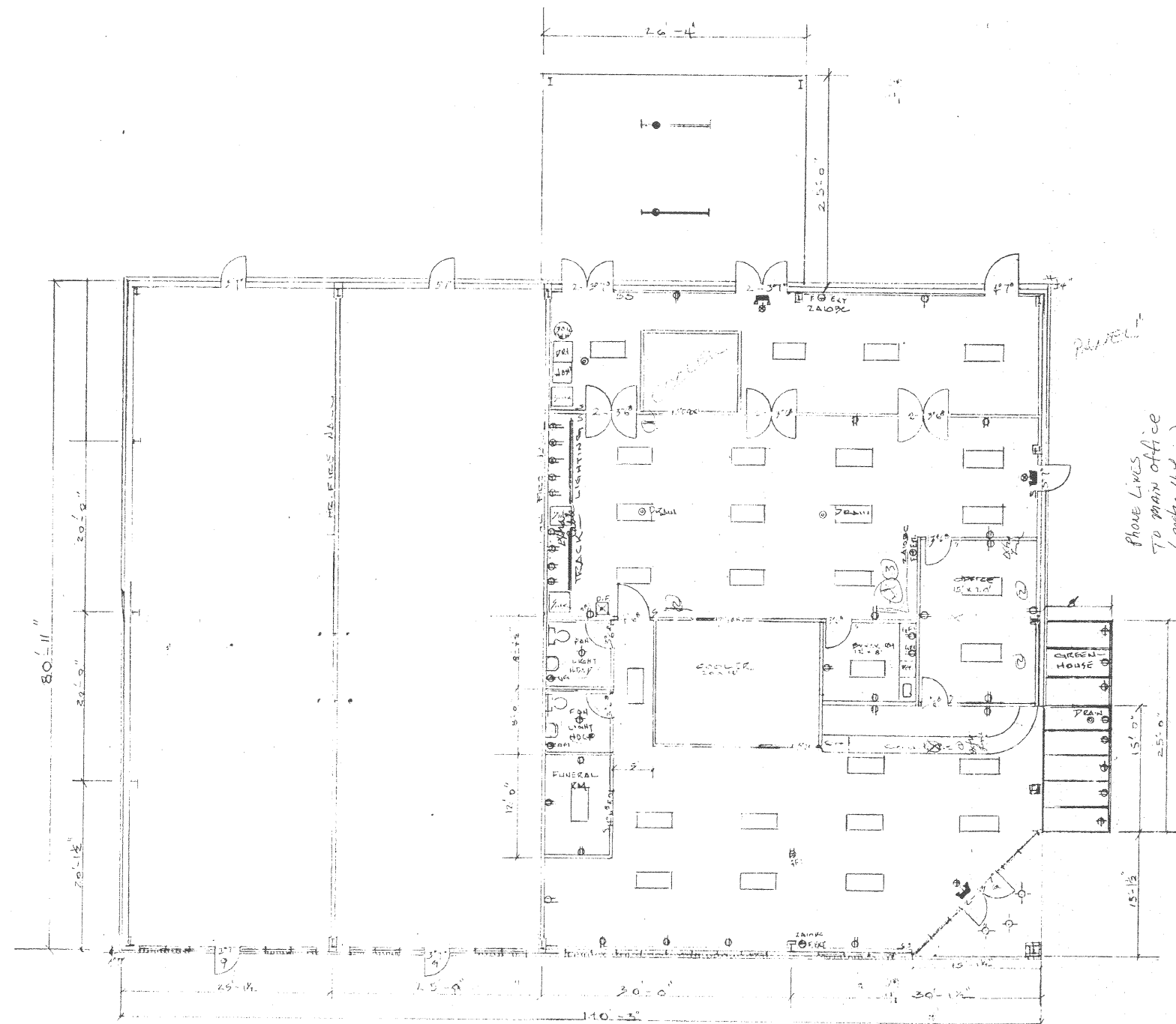
BUILDING AREAS:
BUILDING TOTAL 9545.75 SF
FINISHED FLOOR AREA 4687.5 SF
UNFINISHED FLOOR AREA 4000 SF
LEAN-TO SHED 658.25 SF
GREEN HOUSE 200 SF



BUILDING IS NOT SPRINKLERED

BUFORD FLORIST

SCALE: 1/8" = 1'-0"	APPROVED BY	DRAWN BY PHG, INC.
DATE: 10-21-97		
GENERAL CONTRACTOR:		
METAL BUILDING CONSTRUCTION, INC.		
DRAWING NUMBER		



FLOOR PLAN

PHONE LINES
TO MAIN OFFICE
(extra 4 lines
Office)

① MORGAN
② CREDIT ADVISORY
(can be shared for
FAS)

DEVELOPER: BUFORD FLORIST
3032 NELSON BRADSHAW BLVD.
SUGAR HILL, GA.
PHONE: 770-945-7643

BUILDING AREAS:	
BUILDING TOTAL	9545.75 SF.
FINISH FLOOR AREA	4687.5 SF.
UNFINISHED FLOOR AREA	4000 SF.
LEAN-TO SHED	658.25 SF.
GREEN HOUSE	200 SF.

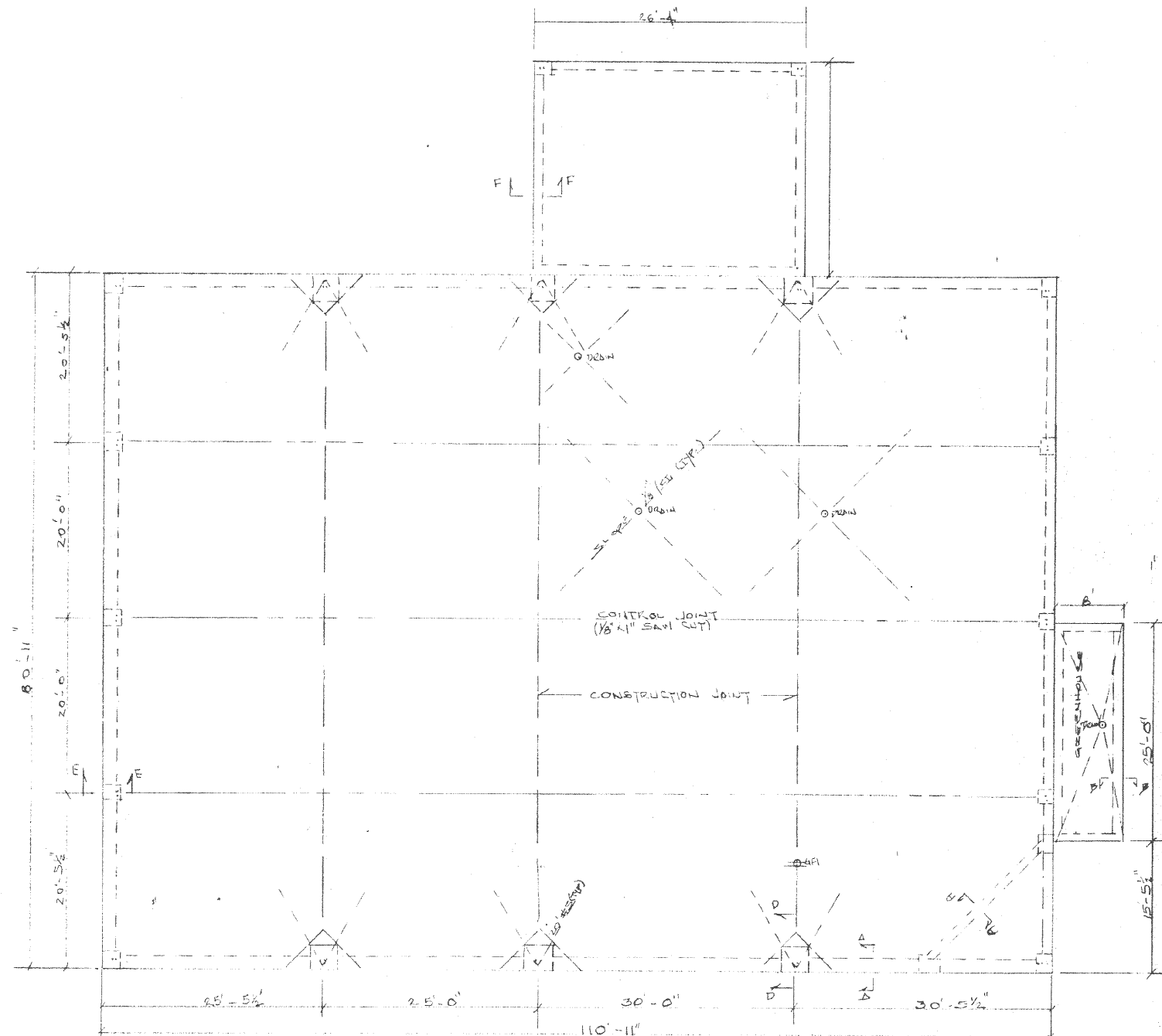
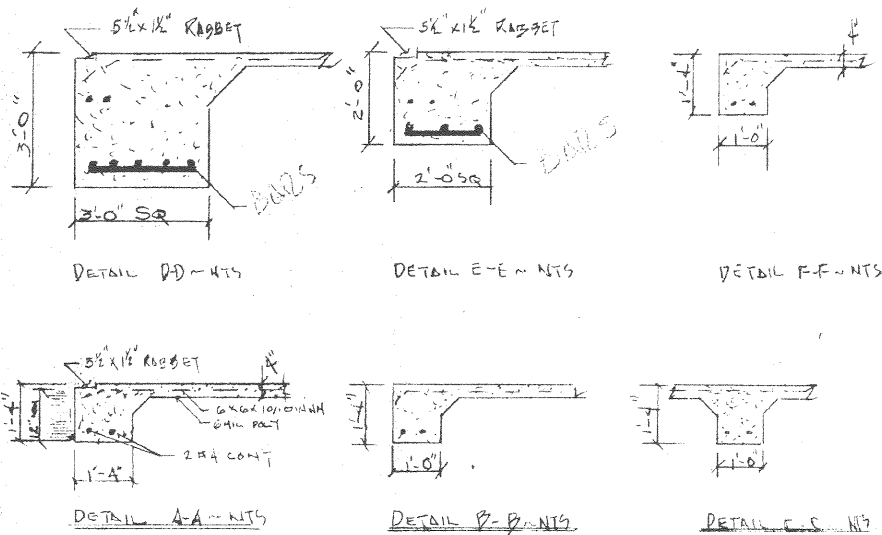
NOTE: ALL CEILINGS ARE 9' HEIGHT.



BUILDING IS NOT SPRINKLERED

BUFORD FLORIST	
SCALE: 1/8" = 1'-0"	APPROVED BY:
DATE: 10-21-97	REVISION:
GENERAL CONTRACTOR: METAL BUILDING CONSTRUCTION, INC.	

24g METAL KEY CONT.
CONSTRUCTION JOINTS



DEVELOPER: BUFORD FLORIST
5052 NELSON BROGDON BLVD. N.E.
SUGAR HILL, GA.
PHONE: 770-945-7643

BUILDING AREAS:
BUILDING TOTAL 9545.75 SF.
FINISHED FLOOR AREA 4687.5 SF.
UNFINISHED FLOOR AREA 4000 SF.
LEAN-TO SHED 658.25 SF.
GREENHOUSE 200 SF.



BUILDING IS NOT SPRINKLERED

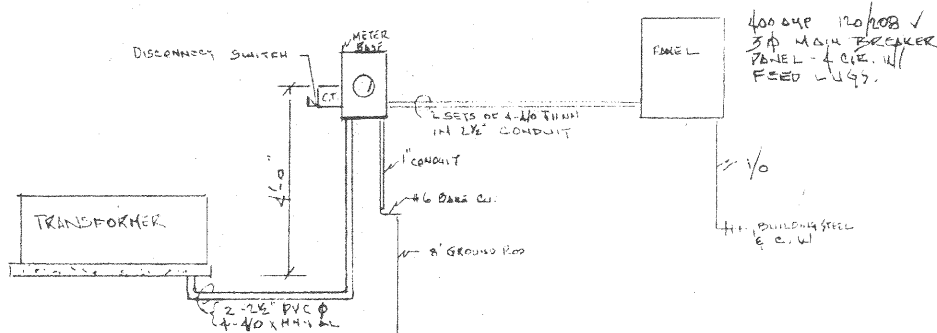
BUFORD FLORIST

SCALE: 1/8" = 1'-0" APPROVED BY: DATE: 10-21-97 DRAWN BY: PHG, INC. REVISED

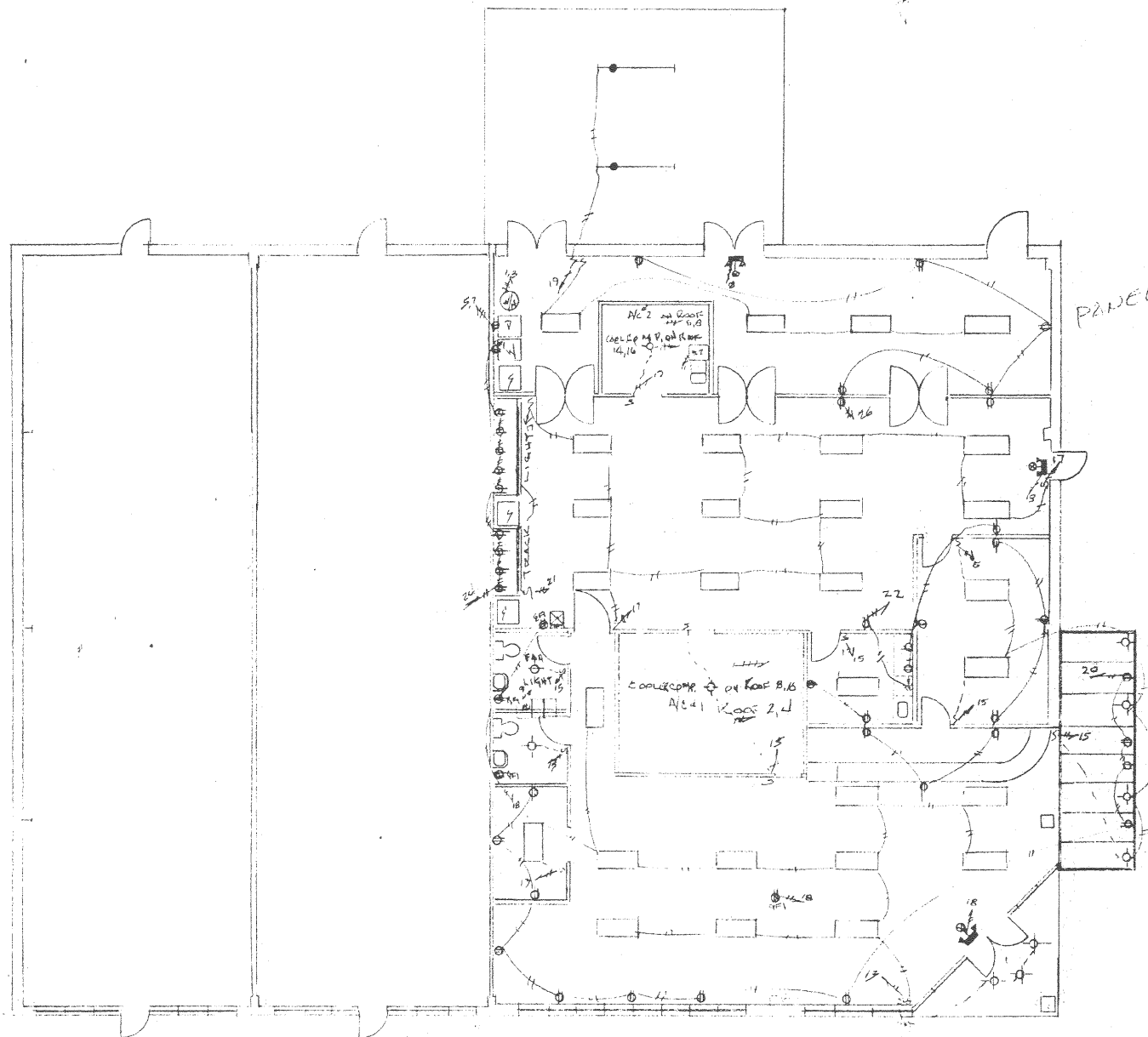
GENERAL CONTRACTOR: METAL BUILDING CONSTRUCTION, INC. DRAWING NUMBER

400 AMP 120/208V 3Ø			
No.	DESCRIPTION	WATTAGE	Volts
1	W.H.	30	402
3	W.H.	30	402
5	W.H.	30	402
7	W.H.	30	402
9	W.H.	30	402
11	W.H.	30	402
13	W.H.	30	402
15	W.H.	30	402
17	W.H.	30	402
19	W.H.	30	402
21	W.H.	30	402
23	W.H.	30	402
25	W.H.	30	402
27	W.H.	30	402
29	W.H.	30	402

SHORT CIRCUIT RATING: 10,000 A/C MAIN BREAKER
20,000 A/C MAIN LUG
120V GROUND FAULT INTERRUPTER TRIP @ 4.6 MA IN 30th SECOND
NOTE: ALL EMT SHALL BE STRAPPED AND SCREENED TO A STRUCTURAL MEMBER.
ELECTRICAL LOAD: BUILDING S.F. = 4687.5
LIGHTING VA = 4687.5 x 4.5 x 1.25 = 26367 VA
A/C VA = 10 x 1500 = 15,000 VA (2-500W COMP. ON ROOF)
TOTAL AMP = 41.367 ÷ 208 = 199 OR 49.7% EFFICIENCY



ELECTRICAL POWER DIAGRAM - GA. POWER



FLOOR PLAN & ELECTRICAL

DEVELOPER:
BUFORD FLORIST
5051 Nelson Blvd.
Mable Hill, Ga.
Phone: 770-945-7643

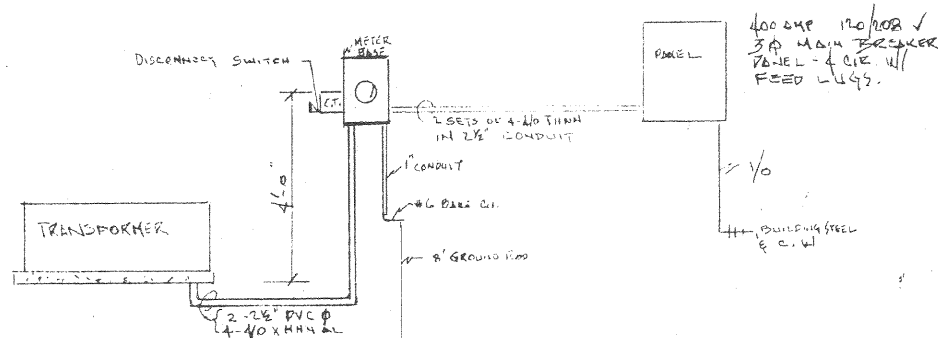
BUILDING AREA:
BUILDING-TOTAL 9545.75 S.F.
FINISHED FLOOR AREA 4687.5 S.F.
UNFINISHED FLOOR AREA 4000 S.F.
LEAN-TO SHED 658.25 S.F.
GREEN HOUSE 200 S.F.



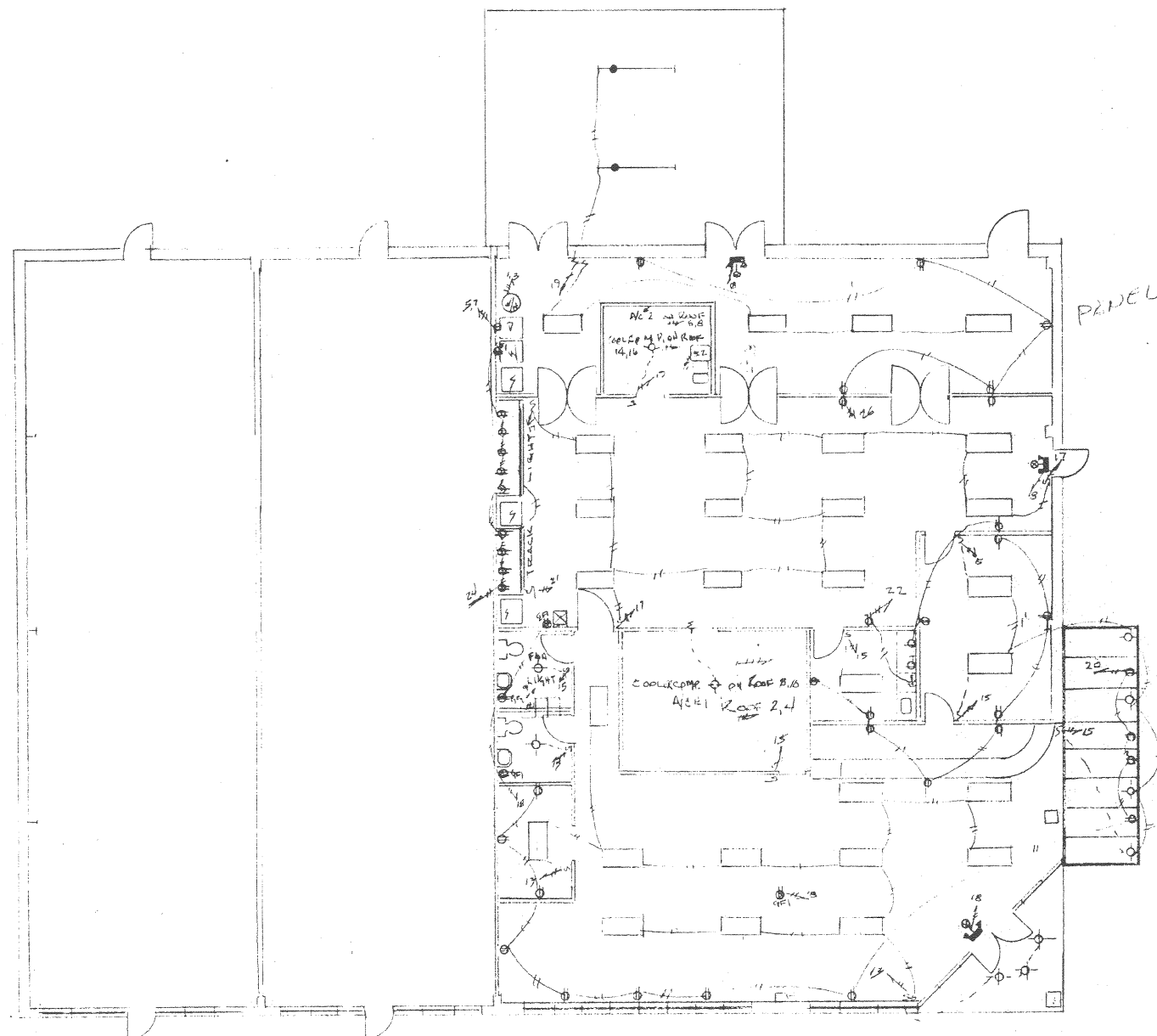
BUILDING IS NOT SPRINKLERED
BUFORD FLORIST
SCALE: 1/8" = 1'-0" APPROVED BY: DATE: 10-21-97 DRAWN BY: PHG, INC. REVISIONS: GENERAL CONTRACTOR: METAL BUILDING CONSTRUCTION, INC. DRAWING NUMBER:

400 AMP 120/208V 3Ø			
No.	DESCRIPTION	WATTS	Volts
1	W/H	30	40
2	W/H	30	40
3	W/H	30	40
4	W/H	30	40
5	DRYER	30	40
6	DRYER	30	40
7	DRYER	30	40
8	DRYER	30	40
9	FUR. 1	30	40
10	COOLER 1	30	40
11	FUR. 2	30	40
12	COOLER 2	30	40
13	LIGHTING	30	40
14	COOLER 3	30	40
15	LIGHTING	30	40
16	COOLER 4	30	40
17	LIGHTING	30	40
18	RECEPT	30	40
19	LIGHTING	30	40
20	RECEPT	30	40
21	LIGHTING	30	40
22	RECEPT	30	40
23	LIGHTING	30	40
24	RECEPT	30	40
25	LIGHTING	30	40
26	RECEPT	30	40
27	LIGHTING	30	40
28	RECEPT	30	40
29	LIGHTING	30	40
30	RECEPT	30	40

SHORT CIRCUIT RATING: 10,000 A/C W/ MAIN BREAKER
 20,000 A/C W/ MAIN LUG
 120V GROUND FAULT INTERRUPTER TRIPS @ 4-6 MA IN 30th SECOND
 NOTE: ALL EMT SHALL BE STRAPPED AND SCREWED TO A STRUCTURAL MEMBER.
 ELECTRICAL LOAD: BUILDING S.F. = 4687.5
 LIGHTING VA = 4687.5 X 4.5 X 1.25 = 26367 VA
 A/C VA = 10 X 1500 = 15,000 VA (1-500W COMP. ON ROOF)
 TOTAL AMP = 41.367 ÷ 208 = 199 OR 49.7% CAPACITY



ELECTRICAL RISER DIAGRAM UNIT - 9A POWER



FLOOR PLAN WITH ELECTRICAL

DEVELOPER:
 BUFORD FLOREST
 5051 NELSON BRADSHAW BLVD.
 SUITE 111, 6A.
 PHONE 770-945-7643

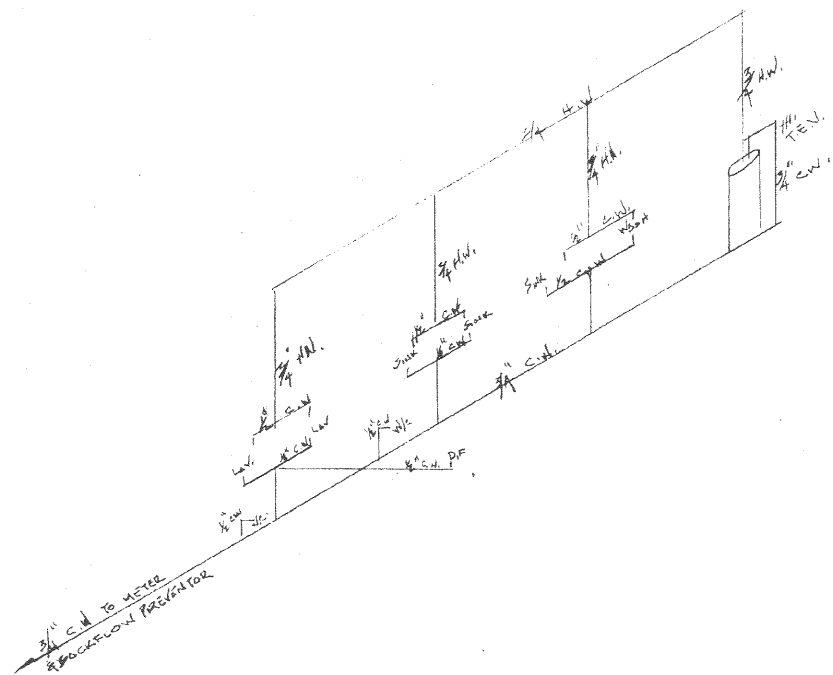
BUILDING AREAS:
 BUILDING-TOTAL 9545.75 SF.
 FINISHED FLOOR AREA 4687.5 SF.
 UNFINISHED FLOOR AREA 4000 SF.
 LEAN-TO SHED 658.25 SF.
 GREEN HOUSE 200 SF.



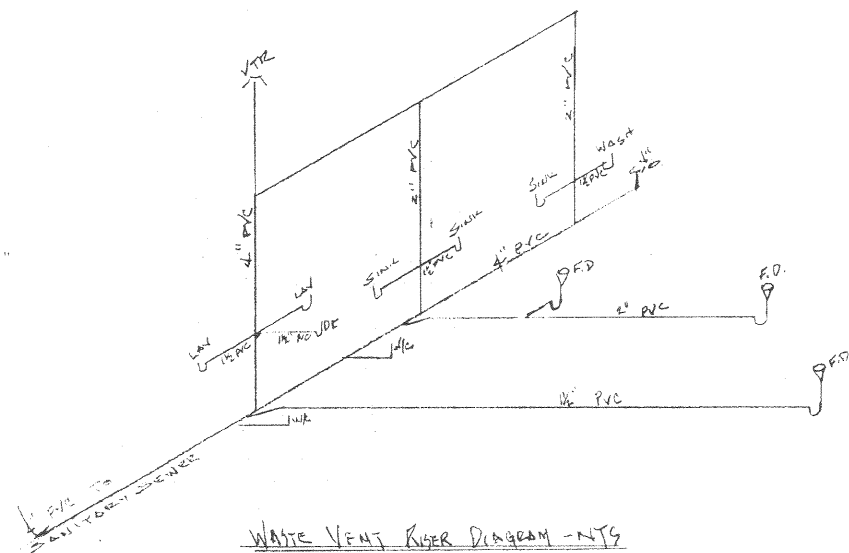
BUILDING IS NOT SPRINKLERED

BUFORD FLOREST

SCALE: 1/8" = 1'-0"	APPROVED BY:	DRAWN BY: P.H.G. INC.
DATE: 10-21-97	REVISOR:	
GENERAL CONTRACTOR: METAL BUILDING CONSTRUCTION INC.		
DRAWING NUMBER 11-115-770-945-7602		10-21-97-11

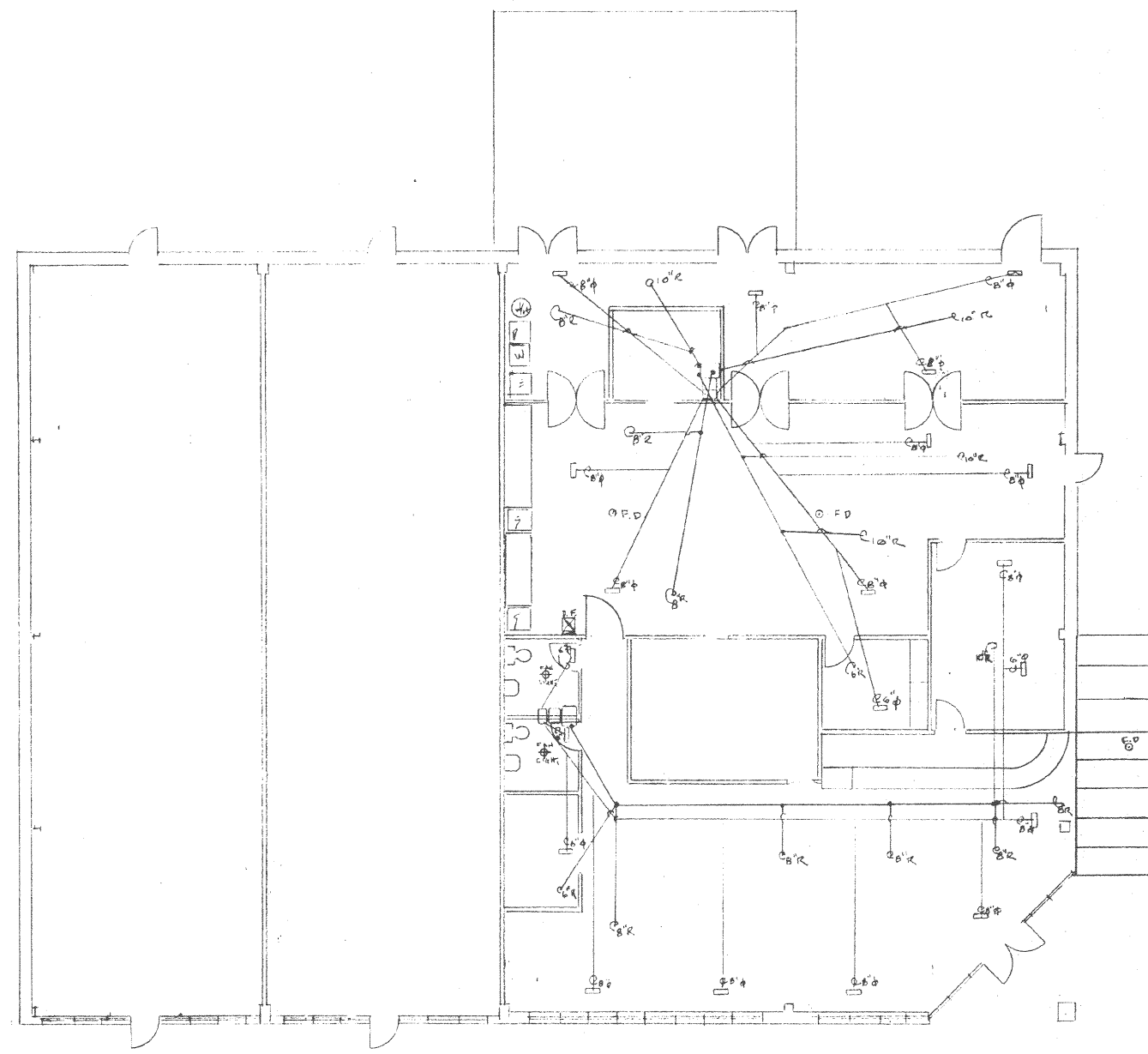


FRESH WATER RISE UNITS



WASTE VENT RISER DIAGRAM - NTS

PLUMBING RISER DIAGRAM - NTS



FLOOR PLAN HVAC & PLUMBING

MECHANICAL EQUIPMENT
 2 - 140,000 BTU GAS FURN. - 80% AFUE
 2 - 5 TON A/C 3 1/2" - 10.0 SEER
 2 - COOLERS BY DOWNER
 2 - BATH RM. FAN LIGHTS - 110 CFM
 4" 1/2" VTR
 1 - 30 GAL ELECT WH
 FRESH AIR INTAKE = 16 x 20 CFM/PERSON
 = 320 CFM 5" 1/2" 1/2"

DEVELOPER: BUFORD FLORIST
 5052 NELSON BRADON BLVD.
 SUGAR HILL, GA.
 PHONE: 770-945-7643

BUILDING AREAS:
 BUILDING - TOTAL 9545.75 SF.
 FINISH FLOOR AREA 4687.5 SF.
 UNFINISHED FLOOR AREA 4000 SF.
 LEAN-TO SHED 658.25 SF.
 GREEN HOUSE 200 SF.
 NOTE: ALL CEILINGS ARE 9' HEIGHT.



BUILDING IS NOT SPRINKLERED			
BUFORD FLORIST			
SCALE: 1/8" = 1'-0"	APPROVED BY:	DRAWN BY: JH, INC.	
DATE: 10-21-97		REVISED:	
GENERAL CONTRACTOR:			
METAL BUILDING CONSTRUCTION, INC.			
DRAWING NUMBER:			