

**GENERAL NOTES:**

1. ALL WORK TO CONFORM TO HALL COUNTY STANDARDS AND SPECIFICATIONS.
2. NOTIFY HALL COUNTY AT LEAST 24-HOURS PRIOR TO BEGINNING OF CONSTRUCTION.
3. AT THE COMPLETION OF THE WORK, CONTRACTOR SHALL CLEAN UP ALL SCRAPS, RUBBISH, AND SURPLUS MATERIALS CAUSED BY THIS WORK AND HAUL THEM AWAY FROM THE SITE. REMOVE ALL ASPHALTIC MATERIALS FROM ADJACENT SURFACES AND LEAVE IN NEAT, CLEAN, AND ORDERLY CONDITION. HOSE AND WASH DOWN ALL ASPHALT AND RELATED CONCRETE PAVING TO REMOVE ALL MUD, DEBRIS, AND OTHER EXTRANEOUS MATERIALS, JUST PRIOR TO FINAL INSPECTION.
4. GRADE ALL HANDICAP RAMPS WITH A 1:21 MAX SLOPE.

5. PARKING REQUIREMENTS:  
OFFICE: 3.5 SPACES/ 1000 SF OF GROSS FLOOR AREA  
OFFICE: 15,000 SF/ 1000 X 3.5 SPACES = 53 SPACES REQUIRED

PARKING PROVIDED:  
54 STANDARD SPACES (9'X20')  
2-3 HANDICAP SPACES  
57 TOTAL SPACES

**OWNER/OPERATOR/PRIMARY PERMITTEE:**

**MSF PARTNERS, LLC**

4430 ELVIE WAY

HOSCHTON, GA 30548

PHONE: 678-794-2056

24 HR. CONTACT: BYRON FREEMAN

PHONE: 678-794-2056

EMAIL: bfreeman@platinumgeomatics.com

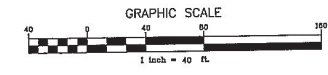
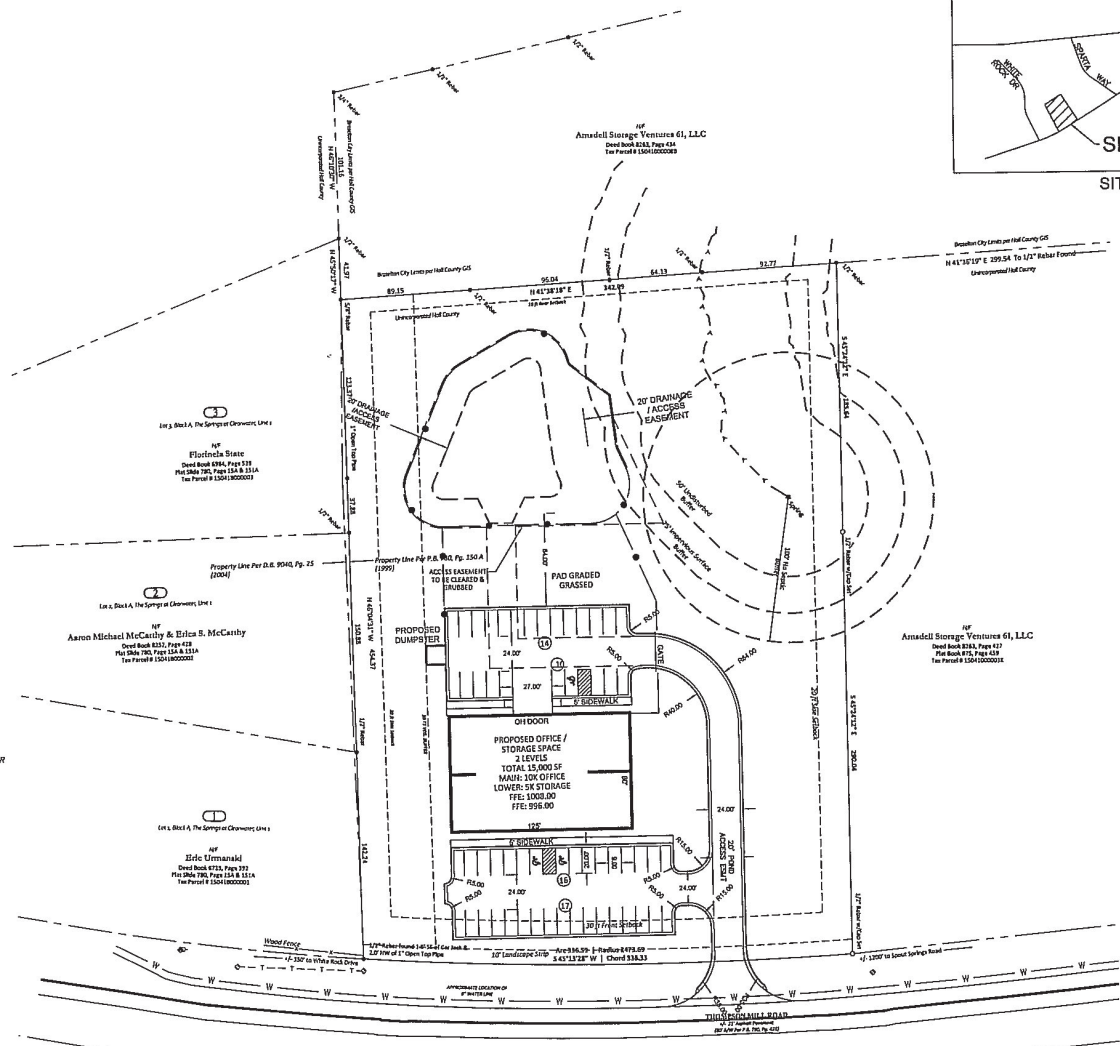
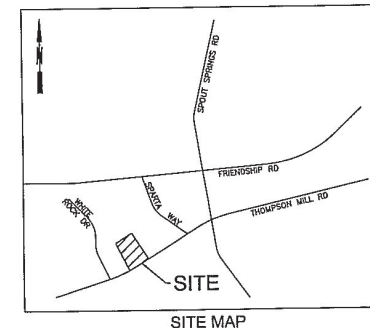
LAND LOT 41 / 15TH DISTRICT  
TAX ID # 15041 000003C  
2323 THOMPSON MILL RD  
HALL COUNTY, GEORGIA  
TOTAL AREA: 3.65 ACRES  
DISTURBED AREA: 2.40 ACRES  
ZONED: O-1 (C)

CONTRACTOR SHALL COORDINATE WITH LOCAL UTILITY COMPANIES  
THE RELOCATING AND/OR INSTALLATION OF ALL EXISTING/PROPOSED UTILITIES.

THE LOCATIONS OF UNDERGROUND FACILITIES SHOWN ON THIS PLAN ARE BASED ON FIELD SURVEYS AND LOCAL UTILITY COMPANY RECORDS. IT SHALL BE THE CONTRACTORS FULL RESPONSIBILITY TO CONTACT VARIOUS UTILITY COMPANIES TO LOCATE THEIR FACILITIES PRIOR TO STARTING CONSTRUCTION. NO ADDITIONAL COMPENSATION SHALL BE PAID TO THE CONTRACTOR FOR DAMAGE AND REPAIR TO THESE FACILITIES CAUSED BY HIS WORK FORCE.

ALL DIMENSIONS AND GRADES SHOWN ON THE PLANS SHALL BE FIELD VERIFIED BY THE CONTRACTOR PRIOR TO CONSTRUCTION. CONTRACTOR SHALL NOTIFY THE OWNER'S CONSTRUCTION MANAGER IF ANY DISCREPANCIES EXIST PRIOR TO PROCEEDING WITH CONSTRUCTION FOR NECESSARY PLAN OR GRADE CHANGES. NO EXTRA COMPENSATION SHALL BE PAID TO CONTRACTOR FOR WORK HAVING TO BE REDONE DUE TO DIMENSIONS OR GRADES SHOWN INCORRECTLY ON THESE PLANS IF SUCH NOTIFICATION HAS NOT BEEN GIVEN.

ANY CHANGES OR ALTERATIONS MADE TO THESE CONSTRUCTION DRAWINGS WITHOUT THE WRITTEN APPROVAL OF CIVILSCAPES, INC. VOID THE SEAL SHOWN HEREON AND ANY LIABILITY ASSOCIATED WITH THIS PROJECT. THE ORIGINAL DRAWINGS ARE KEPT ON FILE FOR VERIFICATION OF ANY CHANGES.



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Call before you dig.

REVISIONS	NO.	DATE	BY
SEAL			
<p>THIS DRAWING, AS AN INSTRUMENT OF SERVICE, IS THE PROPERTY OF CIVILSCAPES, INC. IT IS TO BE USED ONLY FOR THE PROJECT AND SITE SPECIFICALLY IDENTIFIED ON THE TITLE. NO PART OF THIS DRAWING IS TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS WITHOUT THE WRITTEN PERMISSION OF THE ENGINEER.</p> <p>THE ENGINEER SHALL BE RESPONSIBLE FOR THE ACCURACY AND COMPLETENESS OF THE DATA AND INFORMATION PROVIDED TO THE ENGINEER AND FOR THE DESIGN AND CONSTRUCTION OF THE PROJECT. THE ENGINEER SHALL BE RESPONSIBLE FOR THE DESIGN AND CONSTRUCTION OF THE PROJECT. THE ENGINEER SHALL BE RESPONSIBLE FOR THE DESIGN AND CONSTRUCTION OF THE PROJECT.</p>			
<p><b>Civilscapes, Inc.</b> CIVIL DESIGN &amp; LANDSCAPE ARCHITECTURE P.O. BOX 2115 CUMMING, GEORGIA 30028 OFFICE: 678-513-8835</p>			
<p>SITE PLAN FOR <b>MSF PARTNERS, LLC</b> LAND LOT 41 / 15TH DISTRICT HALL COUNTY, GEORGIA</p>			
SHEET NUMBER	<p><b>C3.2.024</b></p>		
SCALE	<p>1" = 40'</p>		
DATE	<p>06/05/2023</p>		
PROJECT NO.	<p>21-0381</p>		