

Carwash USA

Preliminary SP Application# 2012SP-018-001

Map 163, Parcel 412.00

Bell Road & Eagle View Blvd.
Nashville, Tennessee

Purpose: To Create A Specific Plan District To Allow A Tunnel Carwash And Associated Site Features.

Notes:

- 1) The development of this project shall comply with the requirements of the adopted Tree Ordinance 094-1104 (Metro Code Chapter 17.23, Article II, Tree Protection and Replacement; and Chapter 17.40, article X, Tree Protection and Replacement Procedures).
- 2) Any excavation, fill, or disturbance of the existing ground elevation must be done in accordance with Storm Water Management Ordinance No. 78-840 and approved by the Metropolitan Department of Water Services.
- 3) This property is shown in Zone 'X' and outside the 100-Yr Floodplain as shown on FEMA Map 47037C0367F dated April 20, 2001.
- 4) All sidewalks are to be constructed in conformance with Metro Public Works Sidewalk Design Standards.
- 5) Wheelchair accessible curb ramps, complying with applicable Metro Public Works Standards, shall be constructed at street crossings.
- 6) Building setbacks shall be per this specific plan.
- 7) The required fire flow shall be determined by the Metropolitan Fire Marshal's Office, prior to the issuance of a building permit.
- 8) Per Fire Marshal no part of any building shall be more than 500 ft. from a fire hydrant via an approved hard surfaced road. Metro Ordinance 095-1541 Section 1568.020 B. Fire mains shall be large enough to flow required fire flow. Mains over 600 ft. in length should be increased to the next size larger in diameter.
- 9) Any approvals are subject to Public Works Approval of the construction plans. Final design and improvements may vary based on field conditions.
- 10) Metro Water Services shall be provided sufficient and unencumbered access in order to maintain and repair utilities in this site.
- 11) Size driveway culverts per the design criteria set forth by the Metro Stormwater Management Manual (minimum driveway culvert in Metro ROW is 15" CMP).
- 12) All development within the boundaries of this plan meets the requirement of the American With Disabilities Act and the Fair Housing Act.

13) For any development standards, regulations and requirements not specifically shown on the SP plan and/or included as a condition of Commission or Council approval, the property shall be subject to the standards, regulations and requirements of the CS zoning district as of the date of the applicable request or application.

14) Minor modifications to the preliminary SP plan may be approved by the Planning Commission or its designee based upon final architectural, engineering or site design and actual site conditions. All modifications shall be consistent with the principles and further the objectives of the approved plan. Modifications shall not be permitted, except through an ordinance approved by Metro Council, that increase the permitted density or floor area, add uses not otherwise permitted, eliminate specific conditions or requirements contained in the plan as adopted through this enacting ordinance, or add vehicular access points not currently present or approved.

Drawing Index

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C0.0	Cover Sheet
C1.0	Existing Conditions
C2.0	Site & Utility Plan
C3.0	Grading & Drainage Plan
C4.0	Notes & Details
C4.1	Details
L1.0	Landscape Plan
A	Architectural Elevations



Site Location Map
Not To Scale

Developer:

Nashville Carwash Investors Fund, LLC.
C/O PGM Properties
Contact: Anne Nicholas Weigs
9019 Overlook Blvd., Suite C-2
Brentwood, TN 37027

Owner:

PNB Holding Co. 2, Inc.
Contact: Allen Dixon
Phone: 615-743-8286
Address: 150 3rd Ave. S. 800
Nashville, TN 37201-2001

Engineer/Applicant:

Site Engineering Consultants, Inc.
C/O Matt Taylor, P.E.
Vice-President/Design Engineer
850 Middle Tennessee Blvd.
Murfreesboro, TN 37129
Phone: 615-890-7901
Fax: 615-895-2567

Floodplain Note:

This property lies within Zone X, not in a Special Flood Hazard Area, as defined by FIRM Maps for Nashville & Davidson County, Tennessee Map Number 47037C0367F, Effective date April 20, 2001.

SP Development Standard:

Existing Use = Vacant
Proposed Use = Carwash
Total Floor Area: 3,600 Sq.Ft.
Total Land Area: 0.90± Acres
Impervious Surface Area: 0.61 Acres
ISR = 0.678, Max ISR = 0.75
FAR = 0.092, Max. FAR = 0.15
Building Height = 1 Story, 27', Max Height = 30'

Setback Requirements:

(Measured From Property Line)

Provided Front: 54.5'	Required Front: 50'
Provided Side: 10.6'	Required Side: 7.5'
Provided Rear: 86.9'	Required Rear: 30'

Buffer Yard Requirements:

Provided: None Required: None

Deed Reference:

32nd Council Manic District Davidson County, TN
Council Person: Jacobia Dowell
Existing Zoning = MUL W/ PUD Overlay
Zoning: SP
Adjacent Zoning:

Tax Map 163, Parcel 412
Instrument No. 20111228-0101445

Parking Requirements:

Required: 2 Stalls/Bay x 1 Bay
Total Required: 2 Spaces
Total Provided: 14 Spaces (13 Regular + 1 H.C.)

Land Use Table

1) Carwash

SP Development Schedule

SP To Be Developed In One Phase

SEC, Inc. SITE ENGINEERING CONSULTANTS
ENGINEERING • SURVEYING • LAND PLANNING

850 MIDDLE TENNESSEE BOULEVARD MURFREESBORO, TENNESSEE 37129

PHONE: (615) 890-7901 E-MAIL: MTAYLOR@SEC-CIVIL.COM FAX: (615) 895-2567

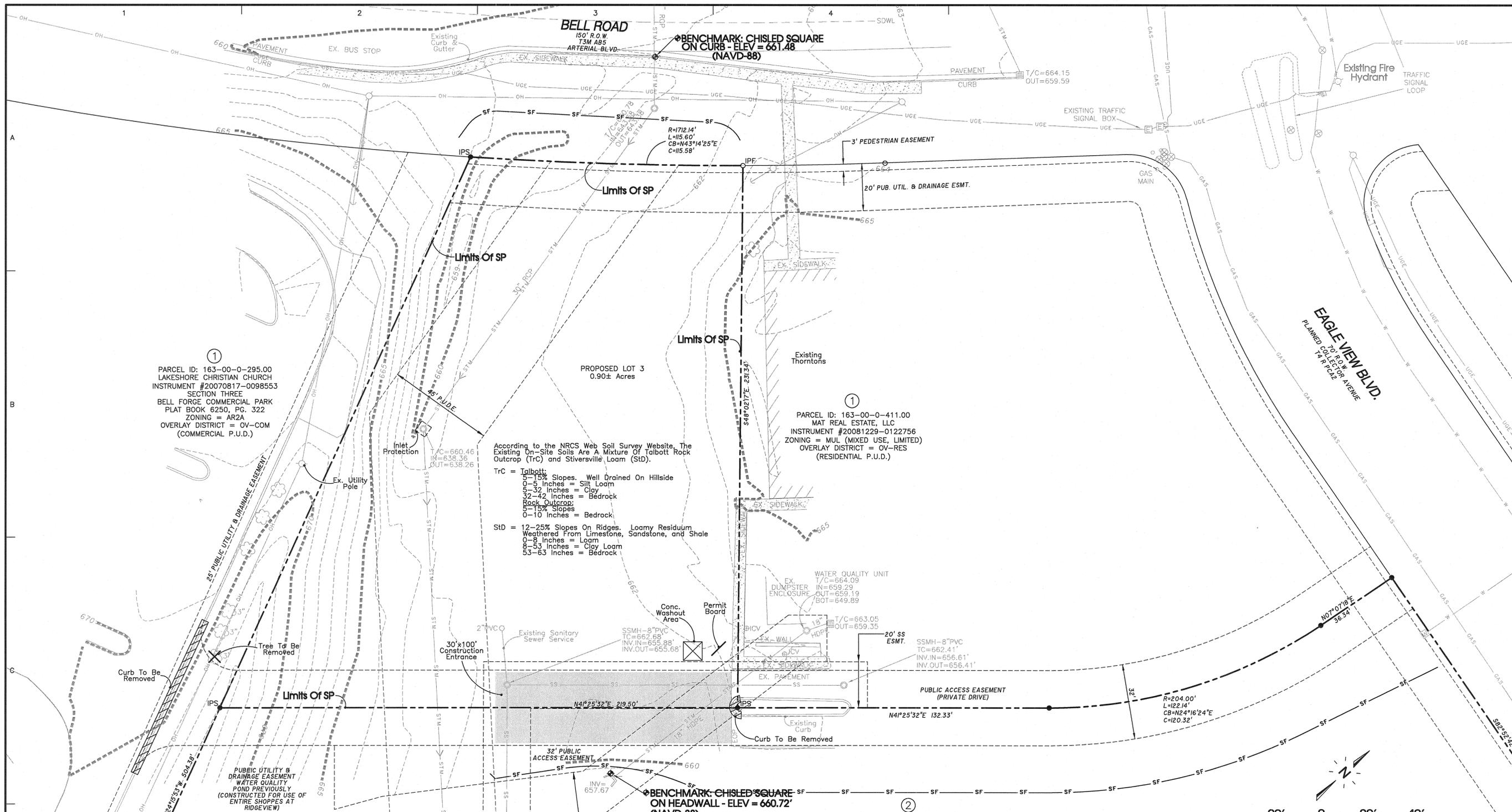
NO PORTION OF THIS DRAWING MAY BE REPRODUCED WITHOUT THE EXPRESSED WRITTEN CONSENT OF S.E.C. INC.



By: Matthew A. Taylor Date: June 5, 2012
Matthew A. Taylor, P.E. TN. Reg. #112515

REVIEW SET
(Not Intended For Construction)

Sheet C0.0
Carwash USA
Construction Drawings
S.E.C. Project #11176
Submitted: 5-17-12
Revised: 6-05-12



①
 PARCEL ID: 163-00-0-295.00
 LAKESHORE CHRISTIAN CHURCH
 INSTRUMENT #20070817-0098553
 SECTION THREE
 BELL FORGE COMMERCIAL PARK
 PLAT BOOK 6250, PG. 322
 ZONING = AR2A
 OVERLAY DISTRICT = OV-COM
 (COMMERCIAL P.U.D.)

According to the NRCS Web Soil Survey Website, The Existing On-Site Soils Are A Mixture Of Talbott Rock Outcrop (TrC) and Stiversville Loam (STD).

TrC = Talbott:
 5-15% Slopes, Well Drained On Hillside
 0-5 Inches = Silt Loam
 5-32 Inches = Clay
 32-42 Inches = Bedrock
 Rock Outcrop:
 5-15% Slopes = Bedrock
 0-10 Inches = Bedrock

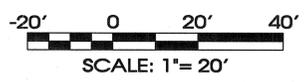
STD = 12-25% Slopes On Ridges, Loamy Residuum Weathered From Limestone, Sandstone, and Shale
 0-8 Inches = Loam
 8-53 Inches = Clay Loam
 53-63 Inches = Bedrock

①
 PARCEL ID: 163-00-0-411.00
 MAT REAL ESTATE, LLC
 INSTRUMENT #20081229-0122756
 ZONING = MUL (MIXED USE, LIMITED)
 OVERLAY DISTRICT = OV-RES
 (RESIDENTIAL P.U.D.)

②
 PARCEL ID: 163-00-0-412.00
 PNB HOLDING CO. 2, INC.
 INSTRUMENT #20111228-0101445
 174,405 SQ.FT.
 3.1 ACRES (REMAINING AFTER RESUB. TO CREATE LOT 2)
 THE SHOPPES AT RIDGEVIEW
 INSTRUMENT #2081222-0121715
 ZONING = MUL (MIXED USE, LIMITED)
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Legend:							
EXIST. CONCRETE MONUMENT	INLET PROTECTION FILTER	BENCHMARK	SEWER/STORM FLOW DIRECTION	EXISTING PHONE	PH	PROPOSED STORM	STM
IRON PIN SET (I.P.S.)	HANDICAP PARKING SYMBOL	BLOW OFF VALVE	TRAFFIC ARROW	EXISTING ELECTRIC	OH	EXISTING CONTOUR LINES	601
IRON PIN FOUND (I.P.F.)	HC SIGN	CONCRETE BOLLARD	TURN LANE ARROWS	PROPERTY LINE	---	PROPOSED CONTOUR LINES	601
EXIST. SIGN POST	HEADWALL	CATCH BASIN	V.A. VAN ACCESSIBLE HANDICAP DESIGNATION	EASEMENTS	---	EXISTING SANITARY SEWER	SS
EXIST. SEWER CLEANOUT	WINGED HEADWALL	CURB INLET		RIGHT OF WAY	ROW	PROPOSED SANITARY SEWER	SS
EXIST. MANHOLE (SEWER & PHONE)	MANHOLE	AREA DRAIN		WHEEL STOP	--- SF --- SF ---</td <td>EXISTING WATER</td> <td>W</td>	EXISTING WATER	W
EXIST. CATCH BASIN (STORM SEWER)	PROPOSED SPOT ELEVATION	CONCRETE THRUST BLOCK		GREASE TRAP	--- SF --- SF ---</td <td>PROPOSED WATER</td> <td>W</td>	PROPOSED WATER	W
EXIST. WATER/GAS VALVE	EXIST. SPOT ELEVATION	DOUBLE DETECTOR CHECK VALVE		DRAINAGE STRUCTURE DESIGNATION	#1		
EXIST. TELEPHONE RISER	POST INDICATOR VALVE	FIRE DEPT. CONNECTION		DRAINAGE PIPE DESIGNATION	#A		
EXIST. GAS RISER	REDUCER	FIRE HYDRANT		CONCRETE SIDEWALK	--- SF --- SF ---</td <td></td> <td></td>		
ELECTRICAL ENCLOSURE	REMOTE FIRE DEPT. CONNECTION	GAS METER		EXTRUDED CURB	--- SF --- SF ---</td <td></td> <td></td>		
EXIST. WATER METER	REVISION NUMBER	GATE VALVE & BOX		CURB & GUTTER	--- SF --- SF ---</td <td></td> <td></td>		
EXIST. UTILITY POLE	RIP RAP	EXTERIOR CLEANOUT		CONCRETE SWALE	--- SF --- SF ---</td <td></td> <td></td>		
EXIST. FIRE HYDRANT	RUNOFF FLOW ARROW						

The site as shown on these construction drawings is intended to achieve specific engineering design criteria and objectives. It is the sole responsibility of the owner/developer to ensure that the construction of the site shown on these construction drawings is in total accordance with the design as noted, described, and illustrated. The engineer assumes no administrative liability or responsibility in the assurance that the site is constructed in accordance with the construction plans.



* Muddy vehicle tires to be hosed off prior to leaving construction site. Any sediment deposited on existing asphalt to be removed within 24 hours.

All erosion control measures are to be removed prior to as-built approval.

Disturbed/Graded Area: 57,157 Sq.Ft.

** Contractor to provide an area for concrete wash down and equipment fueling in accordance with Metro CP-10 and CP-13, respectively. Contractor to coordinate exact location with the NPDES Department during the pre-construction meeting.

REVIEW SET
 (Not Intended For Construction)

Existing Conditions & Demolition Plan

SEC, Inc.
 SITE ENGINEERING CONSULTANTS
 ENGINEERING • SURVEYING • LAND PLANNING

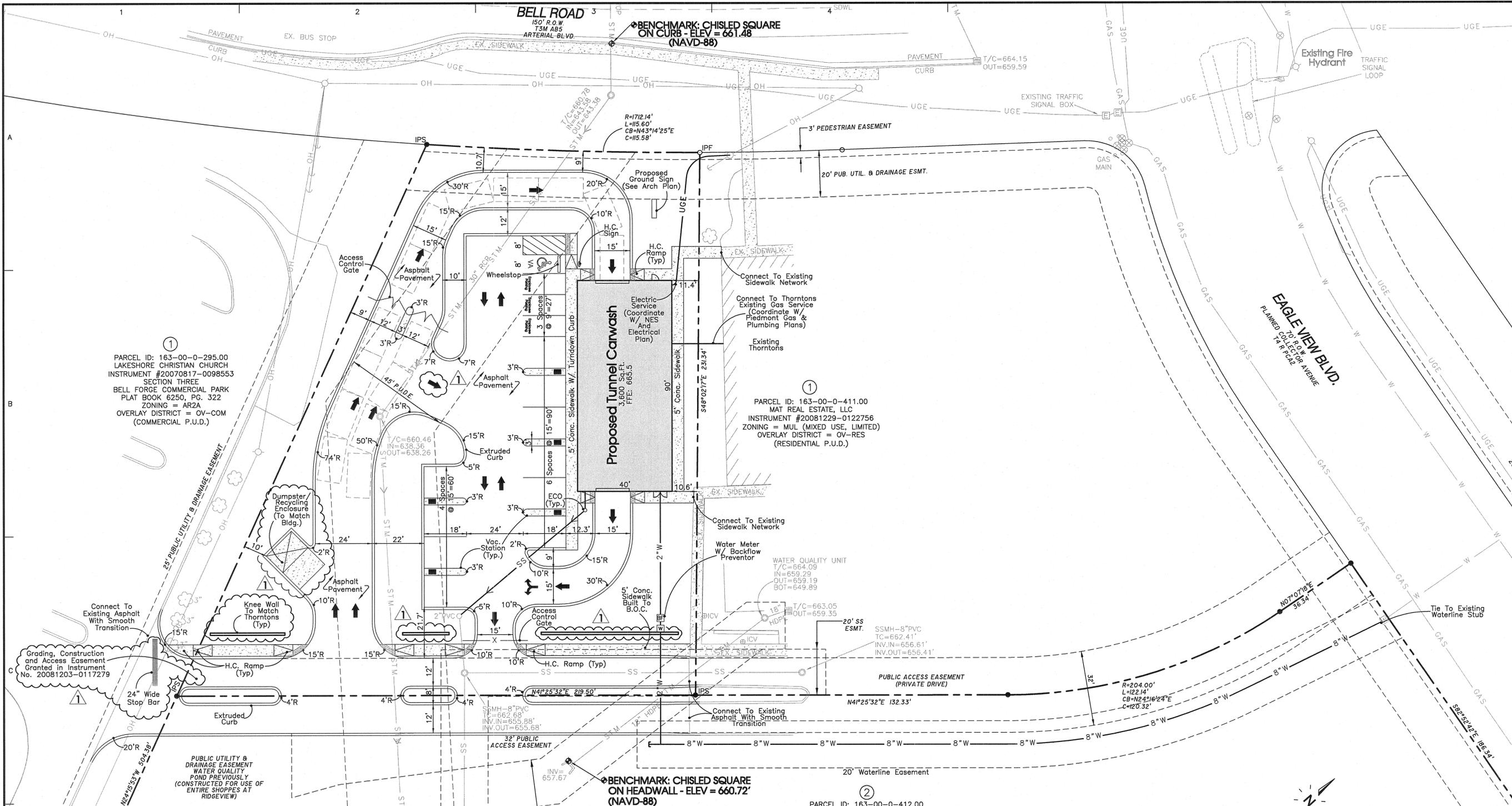
850 MIDDLE TENNESSEE BOULEVARD
 MURFREESBORO, TENNESSEE 37129
 PHONE: (615) 890-7901 P-MAIL: MTAYLOR@SEC-CIVIL.COM FAX: (615) 895-2667
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Carwash USA
 Bell Road & Eagle View Blvd.
 Preliminary SP Application # 2012SP-018-001
 Nashville, Tennessee

DRAWN: SJA
 DATE: 5-17-12
 CHECKED: MAT
 FILE NAME: 11176project.dwg
 REVISED: 6-05-12

SCALE: 1" = 20'
 JOB NO. 11176
 SHEET: C1.0



PARCEL ID: 163-00-0-295.00
 LAKESHORE CHRISTIAN CHURCH
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 OVERLAY DISTRICT = OV-COM
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 THE SHOPPES AT RIDGEMOUNT
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BENCHMARK: CHISLED SQUARE
 ON HEADWALL - ELEV = 660.72'
 (NAVD-88)

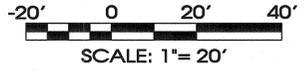
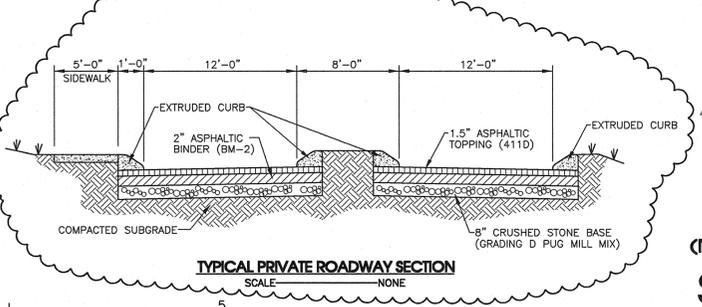
BENCHMARK: CHISLED SQUARE
 ON CURB - ELEV = 661.48
 (NAVD-88)

Legend:

□	EXIST. CONCRETE MONUMENT	□	INLET PROTECTION FILTER	⊕	BENCHMARK	➤	SEWER/STORM FLOW DIRECTION	☎	EXISTING PHONE	— PH	—	—	PROPOSED STORM	— STM
●	IRON PIN SET (I.P.S.)	♿	HANDICAP PARKING SYMBOL	⊠	BLOW OFF VALVE	➔	TRAFFIC ARROW	⚡	EXISTING ELECTRIC	—	—	—	EXISTING CONTOUR LINES	--- 601---
○	IRON PIN FOUND (I.P.F.)	⊙	HC SIGN	●	CONCRETE BOLLARD	➔	TURN LANE ARROWS	—	PROPERTY LINE	---	---	---	PROPOSED CONTOUR LINES	— 601 —
+	EXIST. SIGN POST	—	HEADWALL	■	CATCH BASIN	V.A.	VAN ACCESSIBLE HANDICAP DESIGNATION	—	EASEMENTS	---	---	---	EXISTING SANITARY SEWER	— SS —
○	EXIST. SEWER CLEANOUT	—	WINGED HEADWALL	■	CURB INLET	W	WATER METER	—	RIGHT OF WAY	---	---	---	PROPOSED SANITARY SEWER	— SS —
○	EXIST. MANHOLE (SEWER & PHONE)	○	MANHOLE	●	AREA DRAIN	⊙	WHEEL STOP	—	EROSION CONTROL SILT FENCE	— SF	—	—	EXISTING WATER	— W —
⊖	EXIST. CATCH BASIN (STORM SEWER)	63.25	PROPOSED SPOT ELEVATION	■	CONCRETE THRUST BLOCK	⊠	GREASE TRAP	—	EXISTING TREE LINE	---	---	---	PROPOSED WATER	— W —
⊖	EXIST. WATER/GAS VALVE	(63.25)	EXIST. SPOT ELEVATION	■	DOUBLE DETECTOR CHECK VALVE	#1	DRAINAGE STRUCTURE DESIGNATION	—	EXISTING FENCE LINE	— X —	—	—		
⊖	EXIST. TELEPHONE RISER	○	POST INDICATOR VALVE	⊠	FIRE DEPT. CONNECTION	⊠	DRAINAGE PIPE DESIGNATION	—	MINIMUM BUILDING SETBACK LINE	— MBSL —	—	—		
⊖	EXIST. GAS RISER	▢	REDUCER	⊠	FIRE HYDRANT	▢	CONCRETE SIDEWALK	—	PHASE BOUNDARY	— - - - -	—	—		
⊖	ELECTRICAL ENCLOSURE	⊠	REMOTE FIRE DEPT. CONNECTION	⊠	GAS METER	▢	EXTRUDED CURB	—	EXISTING GAS LINE	— GAS —	—	—		
⊖	EXIST. WATER METER	1	REVISION NUMBER	⊠	GATE VALVE & BOX	▢	CURB & GUTTER	—	PROPOSED GAS LINE	— GAS —	—	—		
⊖	EXIST. UTILITY POLE	⊖	RIP RAP	○	EXTERIOR CLEANOUT	▢	CONCRETE SWALE	—	EXISTING STORM	— STM —	—	—		
⊖	EXIST. FIRE HYDRANT	➔	RUNOFF FLOW ARROW											

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Note: Owner is advised to coordinate solid waste pickup during off peak hours to reduce possible conflicts with patrons due to backing of the trash truck.



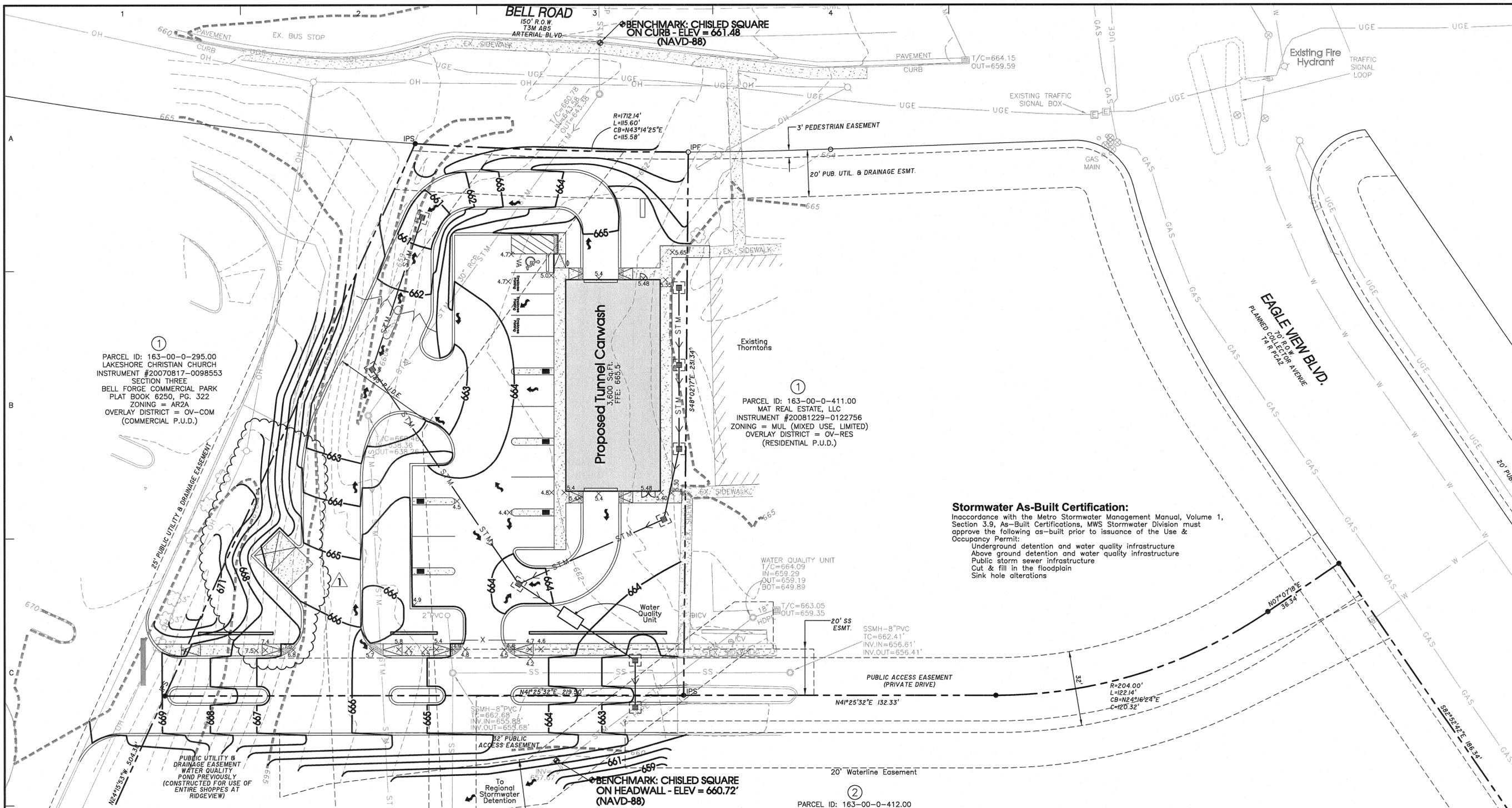
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 Site & Utility Plan

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Stormwater As-Built Certification:
 In accordance with the Metro Stormwater Management Manual, Volume 1, Section 3.9, As-Built Certifications, MWS Stormwater Division must approve the following as-built prior to issuance of the Use & Occupancy Permit:
 Underground detention and water quality infrastructure
 Above ground detention and water quality infrastructure
 Public storm sewer infrastructure
 Cut & fill in the floodplain
 Sink hole alterations

Legend:							
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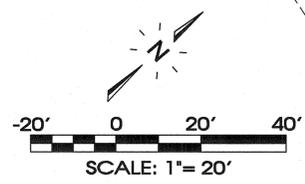
ADA Notes:
 For H.C. accessible ramps with landrails, the maximum running slope shall be 1:12 and the maximum cross slope shall be 1:48. For sidewalks without handrails, the maximum running slope shall be 1:20 and the maximum cross slope shall be 1:48.

All construction activities shall be completed in full compliance with the Americans with Disabilities Act ("ADA") and Architectural and Transportation Barriers Compliance Board, Federal Register 36 CFR Part 1190 and 1191, Accessibility Guidelines for Buildings and Facilities; Architectural Barriers Act (ABA) Accessibility Guidelines; proposed rule, published in the Federal register on July 23, 2004, as has been adopted by Metro.

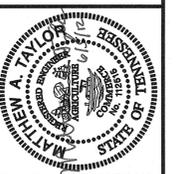
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REVIEW SET
 (Not Intended For Construction)
Grading, Drainage, & Final EPSC Plan

Site Notes:

- Dimensions shown at curbed areas are to face of curb or property line.
- Contractor shall immediately notify the architect or engineer of any discrepancies found between these plans, and/or field conditions prior to construction.
- Apparent errors, discrepancies, or omissions on the drawing shall be brought to the attention of the engineer prior to bid submittal. The contractor may not use apparent errors, discrepancies, or omissions present on the drawings presented for bidding for additional charges after bids have been submitted. The engineer shall be permitted to make corrections and interpretations as may be deemed necessary for the fulfillment of the intent of the contract documents.
- The contractor shall employ a Registered Land Surveyor of Tennessee to provide construction layout surveying services.
- The contractor shall stake all improvements using the geometric data provided in the drawings. It is the sole responsibility of the contractor to completely stake and check all improvements to ensure adequate positioning, both horizontal and vertical, prior to the installation of any improvements.
- The specifications, notes, and plans shown call attention to certain required features of the construction but do not claim to cover all details of design and construction. The contractor shall furnish and install the work complete and ready for operation.
- After completion of construction, the contractor shall perform site cleanup to remove all trash, debris, excess materials, equipment, and other deleterious materials associated with construction. The contractor is expressly responsible for ensuring the site is clean and in operable condition at the time of final acceptance.
- A separate R.O.W. Excavation Permit issued from Metro Public Works shall be required for any excavation or construction in the public R.O.W.
- The contractor is responsible for the protection and replacement of all property pins on this site.
- These drawings are intended for use on this site only and as an integrated set for this specific project. These drawings may not be used in whole or in part on any other project under the professional engineer's seal. The owner shall hold harmless and indemnify the architect and engineer from and against any and all claims of any nature whatsoever arising from such use.
- Existing utility lines shown are approximate locations only and shall be field verified prior to any construction. If upon field location any deviations from the shown design locations shall be reported to the owner or engineer prior to construction.
- The contractor will provide all necessary protective measures to safeguard existing utilities from damage during the construction of this project. In the event that special equipment is required to work over or around the existing utilities, the contractor shall be required to provide such equipment. The cost of protecting utilities from damage and furnishing of any required special equipment will be included in the price bid for other items of construction.
- The contractor shall notify each individual utility owner of his plan of operation in the area of their respective utilities. Prior to commencement of work the contractor shall contact each utility owners and request them to properly locate their respective utilities on the ground. This notification shall be given at least three (3) business days prior to commencement of operations around the utility.
- Those utility owners who participate in the "Tennessee One Call" system can be notified toll free at 1-800-351-1111.

General Utility Notes:

- Existing utility lines shown are approximate locations only and shall be field verified prior to any construction. If upon field location any deviations from the shown design locations shall be reported to the owner or engineer prior to construction.
- The contractor will provide all necessary protective measures to safeguard existing utilities from damage during the construction of this project. In the event that special equipment is required to work over or around the existing utilities, the contractor shall be required to provide such equipment. The cost of protecting utilities from damage and furnishing of any required special equipment will be included in the price bid for other items of construction.
- The contractor shall notify each individual utility owner of his plan of operation in the area of their respective utilities. Prior to commencement of work the contractor shall contact each utility owners and request them to properly locate their respective utilities on the ground. This notification shall be given at least three (3) business days prior to commencement of operations around the utility.
- The contractor shall refer to the architectural plans for the actual location of all utility entrances including sanitary sewer laterals, domestic water and fire protection, electrical, telephone, and gas services. The contractor shall coordinate installation of utilities in such a manner as to avoid conflicts and assure proper depths are achieved as well as coordinating with regulatory agencies as to location and scheduling of tie-ins and connections to their facilities.
- All underground utilities (water, sanitary sewer, storm sewer, electrical conduits, irrigation sleeves, etc.) shall be in place prior to the placement of all road base course material.
- The utility contractor shall be held responsible for all top and tie-in fees required, as well as cost of the underground service connections to their facilities.
- Those utility owners who participate in the "Tennessee One Call" system can be notified toll free at 1-800-351-1111.
- For budgeting purposes, the owner/developer should check with the Metro Water & Sewer Services for connection fees which may be substantial.
- All water and sewer connections shall be in accordance with the specifications outlined by the Metropolitan Department of Water & Sewerage Services.
- The contractor shall be responsible for reimbursing the Metropolitan Department of Water & Sewerage Services for the cost of inspection.
- The contractor shall provide and maintain the construction identification sign for approved private development.

Metro Water & Sewer Notes:

- Reduced pressure back flow preventer (R.P.B.P.) or dual check will be required on all tests and fill lines (jumper) needed for water main construction and must be approved by the Department of Water Services.
- Water meters shall be no deeper than 24" from the top of the meter to the proposed finished grade.
- The contractor shall notify the Metro Water and Sewer Services and arrange inspection prior to beginning construction of sanitary sewers.
- Coordinates and dimensions shown are to centerline of pipe, or fitting, or to centerline of manhole.
- The top elevation of all manholes in paved areas shall match finished grade. The top elevation of manholes in grass areas shall be 6" above the finished grade.
- The minimum horizontal separation between the closest two points of the water and sewer lines shall be 10'. The minimum vertical separation between the closest two points of the water and sewer lines shall be 18".
- The sanitary sewer pipe material shall be P.V.C., S.D.R. 35, sewer pipe unless otherwise noted on plan.
- All connections to existing manholes shall employ the coring and resilient connector method.
- All water construction shall be in accordance with specifications and standard details of the Metro Water Services.
- The contractor is responsible for reimbursing the Metro Water Services the cost of inspection.
- The contractor is to provide the maintain the construction identification sign for private development approved.
- Pressure regulating devices will be required on the customer side of the meter when pressures exceed 100 psi.
- Pressure regulating devices will be required on the street side of the meter when pressures exceed 150 psi.

Grading Notes:

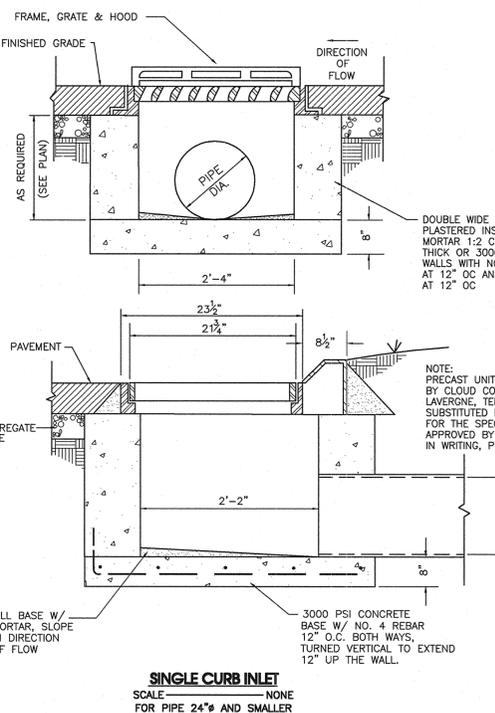
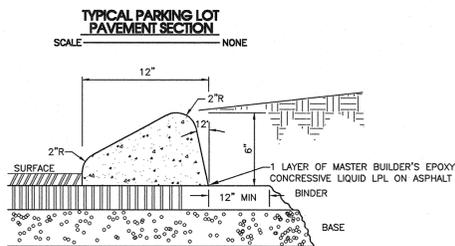
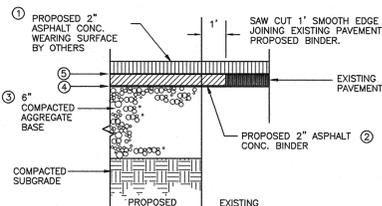
- The contractor shall comply with all pertinent OSHA provisions and the manual of accident prevention and construction, issued by the A.G.C. of America, Inc. and the health regulations of construction issued by the U.S. Department of Labor. The contractor is responsible for all aspects of daily worker and site safety.
- The contractor shall conform to all local codes and perform all work in accordance with the required governing agencies and their standard drawings and specifications. The contractor shall give all notices and obtain all inspections by the required governing agencies.
- Topsoil and other material not suitable for fill shall be disposed of offsite in accordance with and at the direction of the owner's representative. Material disposed of off site shall be disposed of in a lawful manner and in areas that are permitted for the reception of such material.
- Excavated subgrades and each layer of fill material shall be of quality acceptable to the owners representative and shall not include organic material, boulders, debris, wet material, etc. Cut or stripped areas shall be proof rolled prior to any filling. All grading activity and placement of material shall be monitored by a qualified geotechnical engineer (or their representative), or as directed by the owner's representative. Material shall meet or exceed compaction requirements specified in the project specifications or for roads and drives, with the applicable sections for material and placement for roadways in the Metropolitan Nashville Department of Public Works specifications.
- Topographic information taken from plans provided by the owners representative and are used as existing at their direction.
- Contractor shall verify existing and finished grades, dimensions, etc. prior to beginning work and notify the owners representative of any discrepancies and/or errors in the plans prior to commencing work. S.E.C. Inc. makes no assurances or claims about the accuracy of the existing survey or conditions.
- The locations of utilities shown within these plans are approximate only. Exact locations shall be determined in the field by contacting the utility companies involved.
- The contractor will provide all necessary protective measures to safeguard existing utilities from damage during construction of this project. In the event that special equipment is required to work over and around the utilities, the contractor will be required to furnish such equipment. The cost of protecting utilities from damage and furnishing special equipment will be included in the price bid for other items of construction.
- The contractor shall notify each individual utility owner of his plan of operation in the area of the utilities. Prior to commencing work, the contractor shall contact the utility owners and request them to properly locate their respective utility on the ground. This notification shall be given at least three (3) business days prior to commencement of operations around the utility. Some utilities can be located by calling the Tennessee One Call System at 1-800-351-1111. The contractor shall give the affected utility owners no less than 3, nor more than 10 days notice.
- The site work contractor shall coordinate the installation of all underground utilities with his work. All underground utilities (water, sanitary sewer, storm sewer, electrical conduit, irrigation sleeves, and any other miscellaneous underground utilities, devices, or structures), shall be in-place prior to the placement of base course material.
- The contractor shall cut existing pavement and curbs as necessary to assure a smooth fit and continuous grade.
- The contractor shall verify horizontal and vertical location of all existing storm sewer structures, pipes and all utilities prior to construction.
- Clearing and grubbing limits shall include all areas disturbed by grading operation.
- Any graded or disturbed areas shall have 4 inches of topsoil, seed, mulch, fertilizer and water applied until a healthy stand of grass is obtained. The restoration shall closely follow construction.
- All pipes entering storm sewer structures shall be grouted to assure connection at structure is water tight.
- This property lies within Zone X, not in a Special Flood Hazard Area, as defined by FIRM Maps for Nashville & Davidson County, Tennessee map Number 47037C0367F, Effective date April 20, 2001.
- No slope shall be steeper than 3:1 unless otherwise noted. Use erosion control matting on slopes 3:1 or steeper.
- The contractor shall make field adjustments as necessary to provide a smooth vertical and horizontal transition between existing and proposed pavements, slopes, etc.
- This plan makes no determination or guarantee of the suitability of the geotechnical conditions for the work indicated. Determination of the subsurface conditions is solely the responsibility of the contractor.
- The project limits are to be property lines. No work shall be done, and the existing features shall not be disturbed, outside of the project limits.

Erosion Control Notes:

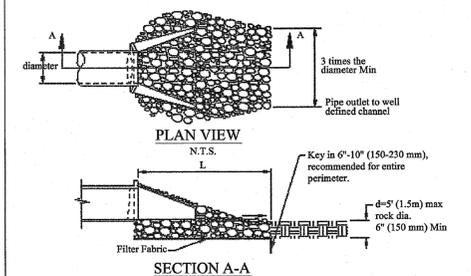
- The site contractor is responsible for establishing and maintaining suitable erosion and sediment control devices on-site during construction as required to prevent silt from leaving site. Silt will not be allowed beyond construction limits.
- The contractor is responsible for removing silt from site if not reusable on-site and assuring plan alignment and grade in all ditches at completion of construction.
- The contractor is responsible for cleaning out all storm drainage structures, including flumes, pipes, etc., prior to completion of this project.
- Erosion control shall be provided for all cut and fill operations within the limits of the construction site, throughout the construction period to provide the site with maximum protection from erosion at all times.
- Erosion control measures are to be installed prior to any grading on-site and are to be maintained in place until stabilization of erodible soils has been accomplished.
- Prior to commencing cut and fill operations, contractor shall install all silt fencing and detention ponds.
- Stabilization measures shall be initiated as soon as possible in portions of the site where construction activities have temporarily or permanently ceased. Temporary or permanent soil stabilization at the construction site (or a phase of the project) must be completed not later than 15 days after the construction activity in that portion of the site has temporarily or permanently ceased. In the following situations, temporary stabilization measures are not required:
 - Where the initiation of stabilization measures is precluded by snow cover or frozen ground conditions or adverse soggy ground conditions, stabilization measures shall be initiated as soon as practicable; or
 - Where construction activity on a portion of the site is temporarily ceased, and earth disturbing activities will be resumed within 15 days.
- Erosion control shall be provided for all cut and fill operations within the limits of the construction site, throughout the construction period to provide the site with maximum protection from erosion at all times.

The site as shown on these construction drawings is intended to achieve specific engineering design criteria and objectives. It is the sole responsibility of the owner/developer to ensure that the construction of the site shown on these construction drawings is in total accordance with the design as noted, described, and illustrated. The engineer assumes no administrative liability or responsibility in the assurance that the site is constructed in accordance with the construction plans.

- BITUMINOUS SURFACE:** (1" PER SQ. TD. = 106 LBS)
TDOT 411-01.01 - MINERAL AGGREGATE (ASC) GRADING "E"
TDOT 411-01.02 - ASPHALTIC CEMENT (ASC) GRADING "E"
- BITUMINOUS BINDER:** (1" PER SQ. YD. = 110 LBS.)
TDOT 307-03.11 - BITUMINOUS PLANT MIX BASE (HOT MIX) (BPMB-HM) GRADING "B"
- MINERAL AGGREGATE:** (2.03 TON / CU. YD.)
TDOT 303-01 - MINERAL AGGREGATE TYPE "A" BASE, GRADING "D"
- PRIME COAT:**
TDOT 402-01 - BITUMINOUS MATERIAL FOR PRIME COAT (PC) 0.30-0.35 GAL/SQ. YD.
TDOT 402-02 - AGGREGATE FOR COVER MATERIAL (PC) 8-12 LB/SQ. YD.
- TACK COAT:**
TDOT 403-01 - BITUMINOUS MATERIAL FOR TACK COAT (TC) 0.02 GAL/SQ. YD.



ACTIVITY: Outlet Protection PESC - 07



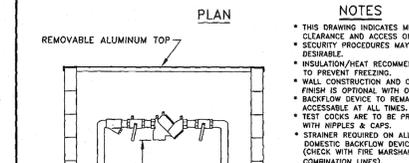
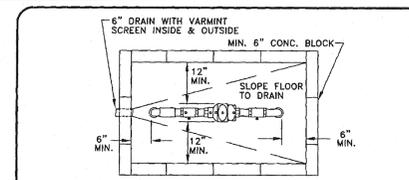
Pipe Diameter in (mm)	Discharge ft ³ /s (m ³ /s)	Apron Length, L ft (m)	Rip-Rap Dia. Diameter Min in (mm)
12 (300)	4.9 (0.14) 9.89 (0.28)	10 (3) 13 (4)	4 (100) 6 (150)
18 (450)	9.89 (0.28) 20.13 (0.57) 30.01 (0.85) 39.90 (1.13)	10 (3) 16 (5) 23 (7) 26 (8)	6 (150) 8 (200) 12 (300) 16 (400)
24 (600)	30.01 (0.85) 39.90 (1.13) 50.14 (1.42) 60.03 (1.70)	16 (5) 26 (8) 26 (8) 30 (9)	8 (200) 8 (200) 12 (300) 16 (400)

For larger or higher flows, consult a registered civil engineer.

Source: Adapted from USDA-SCS

Figure PESC-07-1
Outlet Protection Sizing

Volume 4: BMP For Development Activity - Permanent E&S Control Management Practices PESC-07-3 February 2000

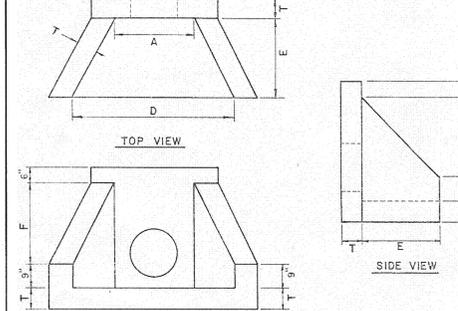


NOTES

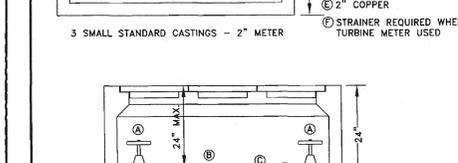
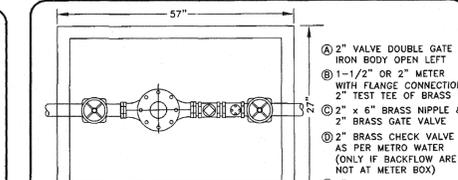
- THIS DRAWING INDICATES MINIMUM CLEARANCE AND ACCESS ONLY. SECURITY PROCEDURES MAY BE DESIRABLE.
- INSULATION/HEAT RECOMMENDED TO PREVENT FREEZING.
- WALL CONSTRUCTION AND OUTSIDE FINISH IS OPTIONAL WITH OWNER.
- BACKFLOW DEVICE TO REMAIN ACCESSIBLE AT ALL TIMES.
- TEST COCKS ARE TO BE PROVIDED WITH NIPPLES & CAPS.
- STRAINER REQUIRED ON ALL DOMESTIC BACKFLOW DEVICES (CHECK WITH FIRE MARSHALL FOR COMBINATION LINES).

INSTALL ALL ITEMS ACCORDING TO MANUFACTURERS SPECIFICATIONS

METRO WATER SERVICES
BACKFLOW PREVENTER BOX FOR 1-1/2" THROUGH 2" (DOMESTIC & FIRE LINES)
DATE: 2/25/05
DWG. NO. C0E1BFD5

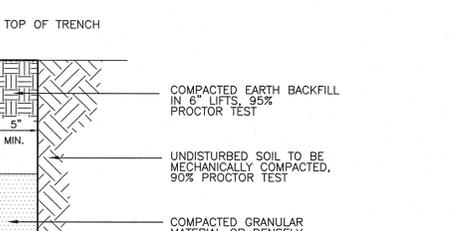


CONCRETE HEADWALL
SCALE - NONE
DRAWING NO. DR-150



METRO WATER SERVICES
METER INSTALLATION FOR 1-1/2" OR 2" METERS
DATE: 2/25/05
DWG. NO. W0E1018A

METRO WATER SERVICES
METER INSTALLATION FOR 1-1/2" OR 2" METERS
DATE: 2/25/05
DWG. NO. W0E1018A

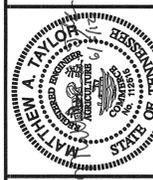


NOTES:

- WHEN PIPE IS TO BE PLACED IN A FILL SECTION, THE COMPACTED FILL SHALL BE PLACED A MIN. OF 12" ABOVE THE PIPE ELEVATION BEFORE THE TRENCH IS EXCAVATED.
- SUBGRADES SHOULD BE EXCAVATED, IF NECESSARY, SO A UNIFORM FOUNDATION FREE OF PROTRUDING ROCKS MAY BE PROVIDED.

PIPE DIA.	D (MIN.)
27" & SMALLER	3"
30" TO 60"	4"
66" & LARGER	6"

SEC, Inc.
SITE ENGINEERING CONSULTANTS
ENGINEERING - SURVEYING - LAND PLANNING
850 MIDDLE TENNESSEE BOULEVARD
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PHONE: (615) 890-7901
E-MAIL: MTAYLOR@SEC-CIVIL.COM
FAX: (615) 896-2667
NO PORTION OF THIS DRAWING MAY BE REPRODUCED WITHOUT THE EXPRESSED WRITTEN CONSENT OF SEC, INC.



Carwash USA
Bell Road & Eagle View Blvd.
Preliminary SP Application # 2012SP-018-001
Nashville, Tennessee

DRAWN: SJA
DATE: 5-17-12
CHECKED: MAT
FILE NAME: 11176project.dwg
REVISED: 6-05-12

SCALE: None

JOB NO. 11176

SHEET: C4.0

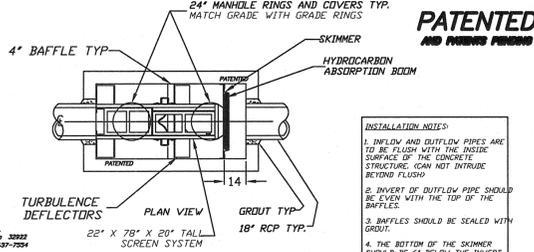
REVIEW SET
(Not Intended For Construction)
Details

SUNTREE TECHNOLOGIES MODEL NO. NSBB-4-8-84N

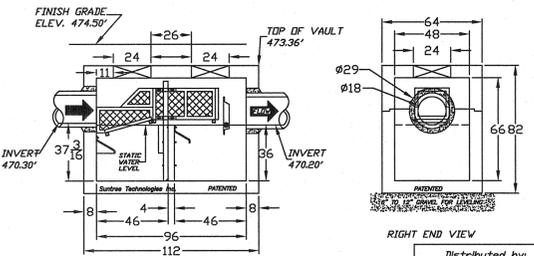
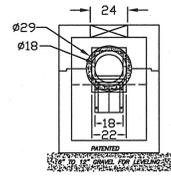
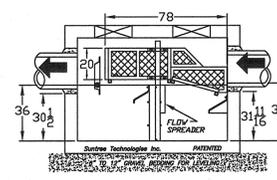
FLOW & BY-PASS SPECIFICATIONS FOR BIOMASS SEPARATING SCREEN SYSTEM, SEDIMENT COLLECTION CHAMBERS, AND SKIMMER SPECIFICATIONS

- Pipe Inflow area (Drawn as 18" RCP) 1.77 sq.ft.
- Open orifice area in screen system 14.16 sq.ft.
- Open orifice area in screen system with 50% blockage 7.08 sq.ft.
- Open orifice area in screen system with 75% blockage 3.54 sq.ft.
- Minimum by-pass through screen system below the top surface of the pipe 2.64 sq.ft.
- Minimum by-pass around screen system below the top surface of the pipe 3.06 sq.ft.
- Screen system storage volume 16.50 cu.ft.
- Volume of first sediment chamber 46.0 cu.ft.
- Volume of second sediment chamber 46.0 cu.ft.
- Total sediment volume 92.0 cu.ft.

- SKIMMER SPECIFICATIONS:
- Flow area under skimmer 3.67 sq.ft.
 - Area of pipe in line with skimmer 1.77 sq.ft.
 - Area between the skimmer and the outflow pipe parallel with the surface of the pipe 4.32 sq.ft.



- PATENTED AND PENDING**
- INSTALLATION NOTES:
- INFLOW AND OUTFLOW PIPES ARE TO BE FLUSH WITH THE INSIDE SURFACE OF THE CONCRETE STRUCTURE. CAN NOT INTRUDE BEYOND FLUSH.
 - INVERT OF OUTFLOW PIPE SHOULD BE EVEN WITH THE TOP OF THE Baffles.
 - Baffles SHOULD BE SEALED WITH GROUT.
 - THE BOTTOM OF THE SKIMMER SHOULD BE 6" BELOW THE INVERT OF THE OUTFLOW PIPE.
 - INVERT OF THE INFLOW PIPE SHOULD NOT BE BELOW THE INVERT OF THE OUTFLOW PIPE.



- Notes:
- CONCRETE 28 DAY COMPRESSIVE STRENGTH $f_c = 5,000$ PSI
 - REINFORCING ASTM A-615, GRADE 60
 - SUPPORTS AN H2O LOADING AS INDICATED BY MASHTO.
 - JOINT SEALANT: BUTYL RUBBER SS-S-00210
 - ALL WALLS, TOP, AND BOTTOM ARE 8" THICK.
 - INFLOW AND OUTFLOW PIPES ARE TO BE FLUSH WITH THE INSIDE SURFACE OF THE CONCRETE STRUCTURE. (CAN NOT INTRUDE BEYOND FLUSH)
 - HINGED LIDS FOR THE SCREEN SYSTEM ARE AVAILABLE UPON REQUEST.

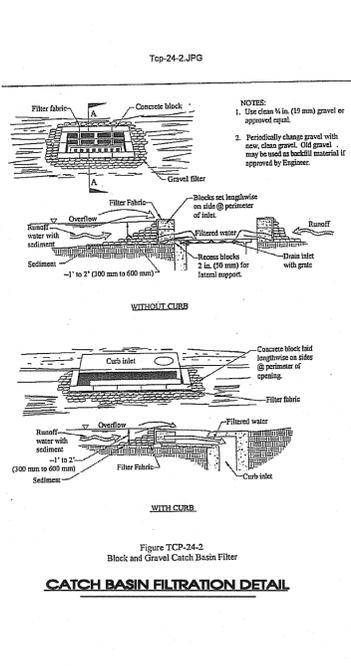
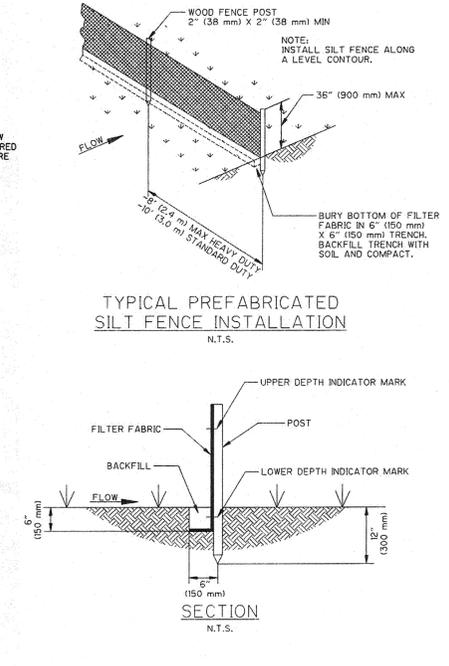
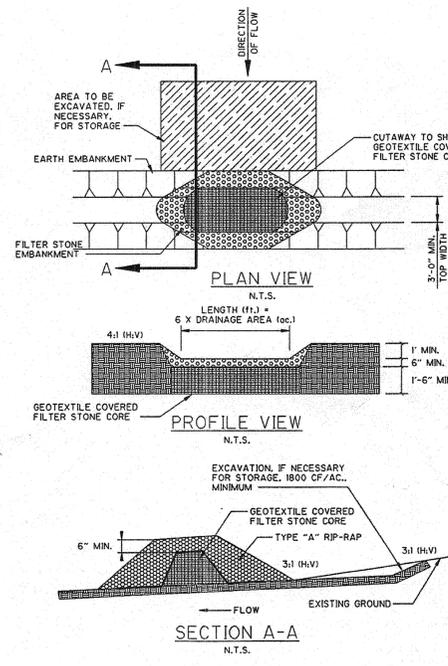
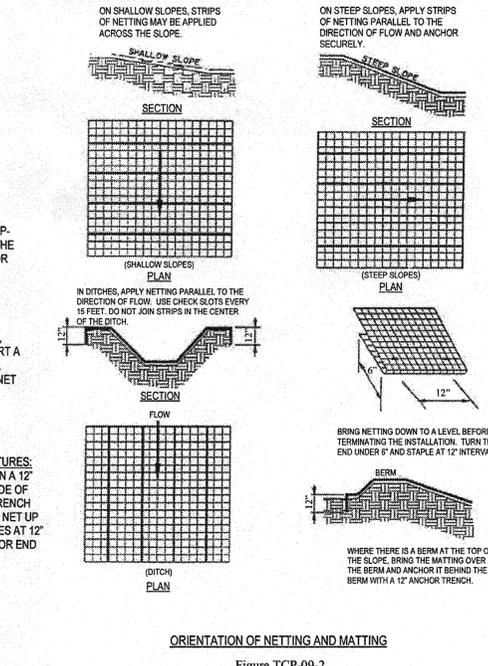
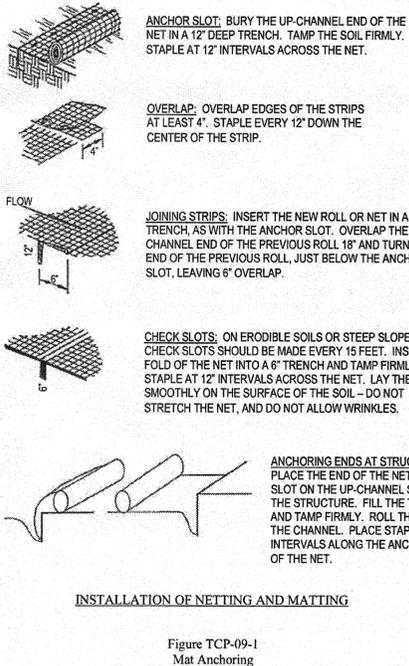
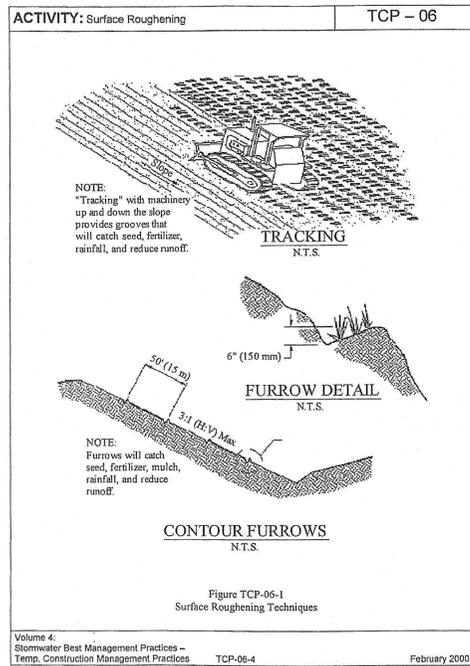
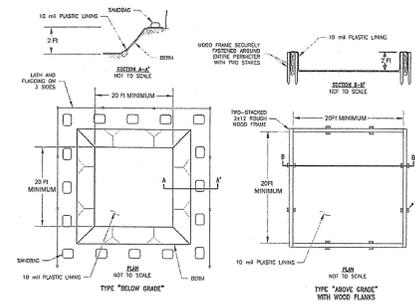
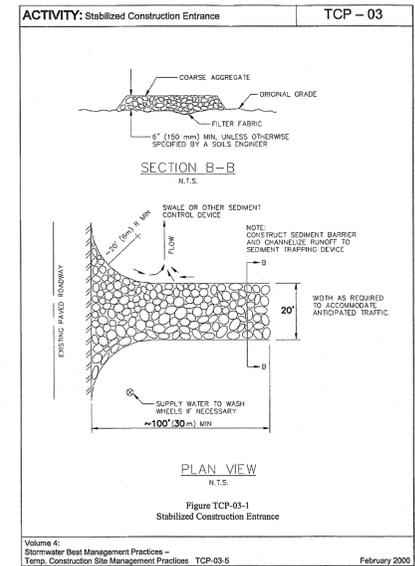
PEAK TREATMENT DESIGN FLOW 8 ft³/sec
TREATMENT REFERS TO AT LEAST BOX REMOVAL OF TOTAL SUSPENDED PARTICLES BASED ON A MAXIMUM FLOW RATE OF 6 LPM/FT PER SECOND THROUGH PIPE.

PEAK DESIGN FLOW 12 ft³/sec

SUNTREE TECHNOLOGIES, INC. 798 CLEARLAKE BLVD. SUITE #2 GODDARD, FL 33922		RIVERSIDE CHAPEL STRUCTURE NO. WQU-1	
NUTRIENT SEPARATING Baffle BOX MODEL NO. NSBB-4-8-84N		DATE: 4-02-20-12-02	
DATE: 12/22/11	SCALE: 1/2" = 1'-0"	REVISIONS: REV1-THE	DATE: 02/26/12
DRAFTER: T.H.E. UNITS = INCHES		DISTRIBUTED BY: Jen-Hill 800-432-4435 And Sherman Dixie 800-737-0797	

Hydrodynamic, Volume, & Physical Specifications Of The Nutrient Separating Baffle Box Model Number: NSBB-4-8-84N

- The stormwater treatment structure will not be positioned in an off line treatment configuration. It will be sized so that the entire flow of a 10" pipe will always receive treatment by passing it through the inside of the stormwater treatment structure.
- For flows of 8 cfs a removal efficiency of at least 98% will be achieved, and flows of up to 12 cfs will be able to pass through the stormwater treatment structure for treatment.
- The stormwater treatment structure will be able to store captured solid debris such as leaves and litter in a dry state between rain events. The volume of dry storage will be approximately 16.5 cubic feet.
- The stormwater treatment structure will have the capacity to store approximately 92 cubic feet of captured sediment.
- The stormwater treatment structure will have a skimmer 24" tall located in front of the outflow opening. The bottom of the skimmer will be located 6" below the static water level. The horizontal cross sectional area from behind the skimmer to the concrete wall of the stormwater treatment structure will be approximately 30% of the face of the skimmer, a hydrocarbon absorption boom will float at the top surface of the water in the stormwater treatment structure.
- The nutrient separating screen system shall be positioned approximately 35" above the static water level within the baffle box. Adjacent to the inflow, the screen system will have openings on both sides that have a combined cross sectional area that exceeds the cross sectional area of the pipe. These openings will act as an internal bypass for water flow in the event that the screen system becomes full of debris.
- The nutrient separating screen system shall have a minimum of 6' of vertical adjustment. The adjustment method shall be a system with brackets that are attached to the sides of the screen system that will slide vertically along 3" x 3" aluminum square poles. Two stainless steel bolts on each bracket can be tightened to lock the screen system in place, or loosened to allow for vertical adjustment of the screen system. The square poles are anchored to the baffle wall by stainless steel bolts.
- The nutrient separating screen system shall have a minimum of 3' of horizontal adjustment in the direction of the length of the concrete structure. The brackets that clamp the vertical adjustment poles to the side of the screen system can be repositioned to allow of horizontal adjustment.
- The nutrient separating screen system shall have a bottom section adjacent to the inflow which is hinged and can be opened for cleaning. This bottom section will function as a screened ramp to direct debris into the main body of the screened system. The sides of the screen system adjacent to the inflow will be made with stainless steel screen and transition in vertical height from a minimum of 8" above the inflow invert to the height of the main body of the screen system. The lower sides of the screen system adjacent to the inflow will provide bypass for water flow around the main body of the screen system if necessary. The cross sectional area of the bypass around the screen system will be equal to or exceed the cross sectional area of the inflow pipe.
- The nutrient separating screen system shall give access from above grade to the lower sediment collection chambers by the following method. The bottom of the screen system will contain hinged screened doors that can be opened in such a way as to allow adequate access for a vacuum truck to remove everything in all the lower collection chambers.
- The screen system structure will be a welded aluminum framework spanned by stainless steel screen, be generally rectangular in shape, and be formed to make a bottom, 2 long sides, and 1 end in the top and 1 end will remain open. The screen system will consist of panel sections that are held together with stainless steel bolts. When the panel sections are unbolted and separated from each other they will be able to pass through an access hatch or round manhole in the top of the baffle box for removal purposes. The aluminum frame work will be made of mostly 2" x 2" x 1/4" aluminum angle iron. The screen used to span the aluminum frame is described as follows: For the body of the screen system, flattened expanded stainless steel sheet 3/4" No. 13 F. Open area = 75%, Grade = 304 Stainless Steel. For the riser section of the screen system, flattened expanded stainless steel sheet 3/4" #13 F. open area = 75%, Grade 304 Stainless Steel. The screen will be attached to the screen system frame by sandwiching the screen to the aluminum frame between a series of 1/4" x 3/16" stainless steel bars and welded in place.
- A turbulence deflector will be attached near the top of each of the baffles and adjacent to the inflow with stainless steel bolts and stainless steel fender washers. The turbulence deflectors will be made from laminated fiberglass and measure a minimum of 3/8" in thickness. A turbulence deflector will be attached to the baffle and will form a horizontal ledge that measures 10" from the downstream side of the baffle, and span the full width of the baffle box. Adjacent to the inflow will set of 2 turbulence deflectors that each measure 12" wide x 15" long.
- The structure of the box will be precast concrete. The concrete will be 28 day compressive strength $f_c = 5,000$ psi. Steel reinforcing will be ASTM A - 615 Grade 60. Structure will support an H2O loading as indicated by MASHTO. The joint between the concrete sections will ship lap and the joint sealed with Ran-Nek or equal butyl rubber joint sealant. A concrete baffle will separate the bottom of the structure into 2 chambers for the settling and collection of sediment. The baffle will be sealed with non-shrink grout to form 2 water tight chambers.
- For access into the Nutrient Separating Baffle Box, Two 24" Round Openings will be cast into the top of the vault.
- The inflow and outflow pipes will not intrude beyond flush with the inside surface of the Nutrient Separating Baffle Box. The space between the pipe holes in the ends of the Nutrient Separating Baffle Box and the outside surface of the pipe will be filled with non-shrink grout to form a water proof seal. The invert of the outflow pipe will be even with the tops of the baffles.



The site as shown on these construction drawings is intended to achieve specific engineering design criteria and objectives. It is the sole responsibility of the owner/developer to ensure that the construction of the site shown on these construction drawings is in total accordance with the design as noted, described, and illustrated. The engineer assumes no administrative liability or responsibility in the assurance that the site is constructed in accordance with the construction plans.

SEC, Inc.
SITE ENGINEERING CONSULTANTS
ENGINEERING - SURVEYING - LAND PLANNING

850 MIDDLE TENNESSEE BOULEVARD
MURFREESBORO, TENNESSEE 37129
PHONE: (615) 890-7901 E-MAIL: MTAYLOR@SEC-CIVIL.COM FAX: (615) 895-5567

NO PORTION OF THIS DRAWING MAY BE REPRODUCED WITHOUT THE EXPRESSED WRITTEN CONSENT OF SEC, INC.

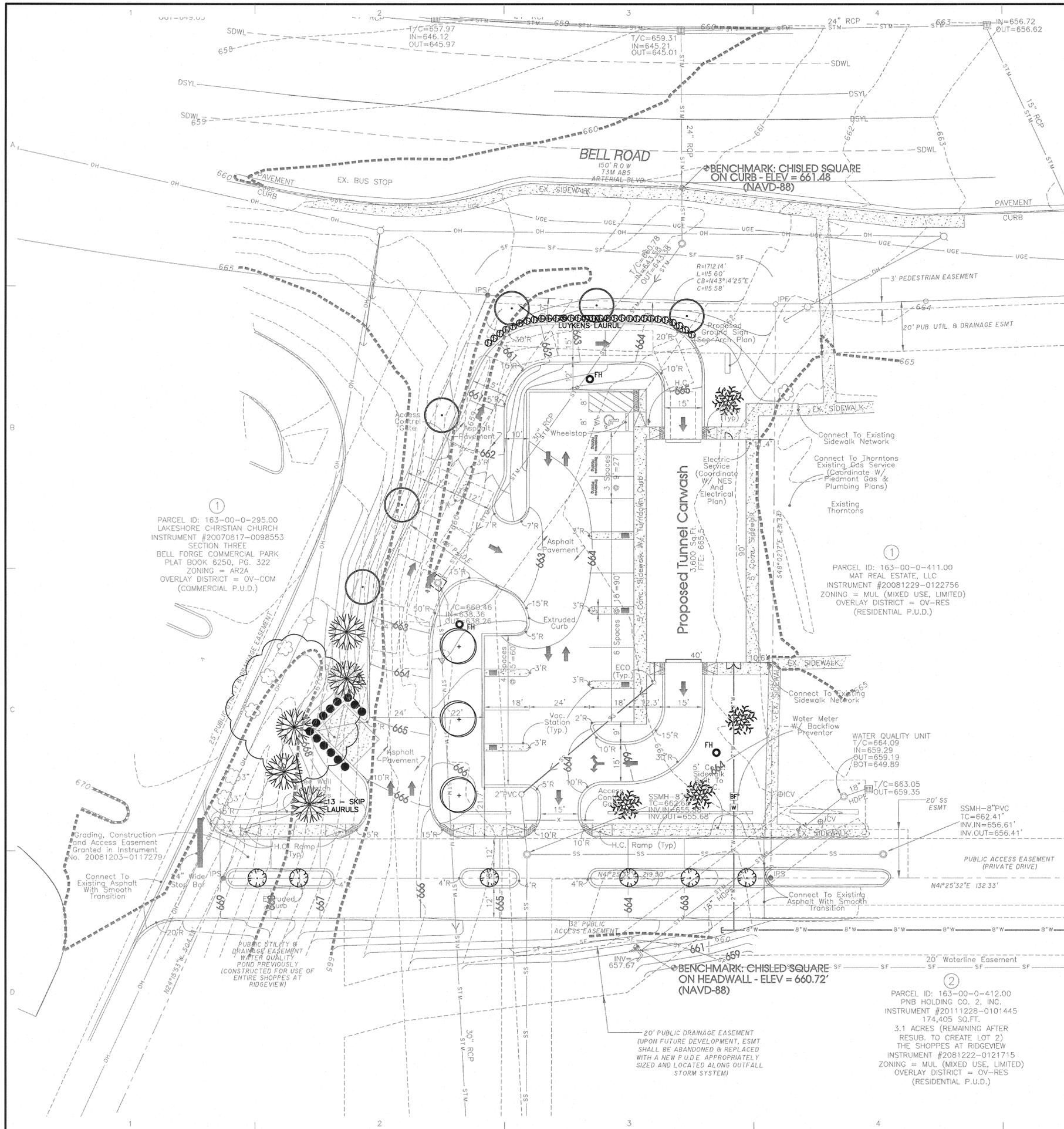


Carwash USA
Bell Road & Eagle View Blvd.
Preliminary SP Application # 2012SP-018-001
Nashville, Tennessee

DRAWN: SJA
DATE: 5-17-12
CHECKED: MAT
FILE NAME: 11176project.dwg
REVISED: 6-05-12

SCALE: None
JOB NO. 11176
SHEET: C4.1

REVIEW SET
(Not Intended for Construction)
Details

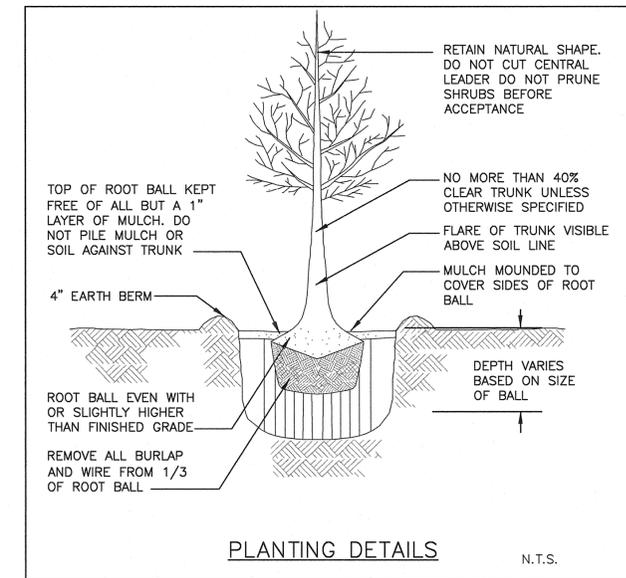


PLANT LEGEND

Symbol	Plant Type	Quantity	Scientific Name	Common Name	Planting Size	Height
	Tree	6	Acer "Armstrong"	Armstrong Maple	2"-Cal.	3' sp'd
	Tree	6	Acer rubrum "October Glory"	October Glory Maple	2"-Cal.	5' sp'd
	Tree	4	Prunus Subhirtella	Flowering Cherry	2"-Cal.	6' sp'd
	Tree	3	Quercus phellos	Willow Oak	2"-Cal.	5' sp'd
	Tree	5	Pinus Strobus	White Pine	3"-Cal.	6'
	Shrub	36	Prunus L. "Otto Luykens"	Otto Luykens Laurel	B & B	18"
	Shrub	13	Prunus L. "Schipkaensis"	Skip Laurel	B & B	48"
	Mulch			3" Depth	All Trees and Shrubs	
	Seeding		KY-31 - Fescue	10LBs / 1,000 SF (Over 20)	All Disturbed Areas	
	FROST PROOF WATER HYDRANT MUST BE WITHIN 100' OF ALL PLANTINGS					

LANDSCAPE NOTES:

- THIS PROJECT WAS DESIGNED IN ACCORDANCE WITH NASHVILLE, TENNESSEE DESIGN REVIEW MANUAL. IT IS RECOMMENDED THAT PRIOR TO BIDDING OR BEGINNING PLANTING THAT YOU MEET THE REQUIREMENTS OF THIS ORDINANCE AS IT PERTAINS TO QUALITY OF WORKMANSHIP, PLANT SELECTION, AND INSPECTION.
- THE PLANT LIST IS FOR THE CONVENIENCE OF THE CONTRACTOR. HOWEVER, THE CONTRACTOR SHALL CONFIRM ALL QUANTITIES PRIOR TO BIDDING. IF THE PLANT LIST AND PLAN QUANTITIES DIFFER, THE PLAN SHALL TAKE PRECEDENTS.
- PROVIDE TREES, SHRUBS AND PLANTS OF QUANTITY, SIZE AND GENUS SPECIES AND VARIETY SHOWN AND SCHEDULED FOR LANDSCAPE WORK AND COMPLYING WITH RECOMMENDATIONS AND REQUIREMENTS OF ANSI Z60.1 LATEST EDITION. "AMERICAN STANDARDS FOR NURSERY STOCK". PROVIDE HELTHY, VIGOROUS STOCK, GROWN IN FREE OF DISEASE, INSECTS, EGGS, LARVAE AND DEFECTS SUCH AS KNOTS, SUN-SCALD, INJURIES, ABRASIONS OR DISFIGUREMENT.
- LOCATIONS OF ALL PLANT BEDS AND TREES TO BE STAKED AND APPROVED BY OWNER PRIOR TO PLANTING.
- DETERMINE LOCATION OF UNDERGROUND UTILITIES AND PERFORM WORK IN A MANNER WHICH WILL AVOID POSSIBLE DAMAGE. HAND EXCAVATE, AS REQUIRED. MAINTAIN GRADE STAKES SET BY OTHERS UNTIL REMOVAL IS MUTUALLY AGREED UPON BY PARTIES CONCERNED.
- IF TOPSOILS IS REQUIRED, PROVIDE NEW TOPSOIL WHICH IS FERTILE, FRIABLE NATURAL LOAM, SURMACE SOIL, REASONABLE FREE OF SUBSOIL, CLAY LUMPS, BRUSH, WEED, AND OTHER LITTER, AND FREE OF ROOTS, STUMPS, STONES, LARGER THAN 2" IN ANY DIMENSION, AND OTHER EXTRANEOUS OR TOXIC MATTER HARMFUL TO PLANT GROWTH.
- ALL GROUNDCOVER BEDS SHALL BE TREATED WITH A PRE-EMERGENT HERBICIDE "TRELAN" OR EQUAL PRIOR TO PLANTING.
- ALL TREES, SHRUBS AND BEDS SHALL BE MULCHED WITH A UNIFORM LAYER OF HARDWOOD BARK MULCH. THE MULCH SHALL BE FINE TEXTURED, FREE OF LARGE PIECES OF WOOD OR BARK AND DARK IN COLOR.
- BEDS SHALL BE SHOVEL EDGED TO FORM A NEAT TRENCH 3" IN DEPTH.
- MULCH BEDS SHALL BE SLIGHTLY MOUNDED (6") OVER ADJOINING SURFACES.
- CONTRACTOR TO WARRANTY ALL PLANTINGS FOR A PERIOD OF ONE YEAR AFTER DATE OF FINAL ACCEPTANCE BY OWNER. WARRANTY TO INCLUDE ALL DEFECTS INCLUDING DEATH OF UNSATISFACTORY GROWTH, BUT NOT NEGLIGENCE OF PROPER CARE BY OWNER.



PARCEL ID: 163-00-0-295.00
LAKESHORE CHRISTIAN CHURCH
INSTRUMENT #20070817-0098553
SECTION THREE
BELL FORGE COMMERCIAL PARK
PLAT BOOK 6250, PG. 322
ZONING = AR2A
OVERLAY DISTRICT = OV-COM
(COMMERCIAL P.U.D.)

PARCEL ID: 163-00-0-411.00
MAT REAL ESTATE, LLC
INSTRUMENT #20081229-0122756
ZONING = MUL (MIXED USE, LIMITED)
OVERLAY DISTRICT = OV-RES
(RESIDENTIAL P.U.D.)

BENCHMARK: CHISLED SQUARE
ON HEADWALL - ELEV = 660.72'
(NAVD-88)

PARCEL ID: 163-00-0-412.00
PNB HOLDING CO. 2, INC.
INSTRUMENT #20111228-0101445
174,405 SQ.FT.
3.1 ACRES (REMAINING AFTER RESUB. TO CREATE LOT 2)
THE SHOPPES AT RIDGEVIEW
INSTRUMENT #2081222-0121715
ZONING = MUL (MIXED USE, LIMITED)
OVERLAY DISTRICT = OV-RES
(RESIDENTIAL P.U.D.)

**Richard
Douglass
Packard**
LANDSCAPE ARCHITECT • CERTIFIED ARBORIST
103 Mallard Drive
Hendersonville, TN 37075
264-0374 • 264-8407 fax
PackardLandscape@comcast.net

SEC, Inc.
SITE ENGINEERING CONSULTANTS
ENGINEERING • SURVEYING • LAND PLANNING
850 MIDDLE TENNESSEE BOULEVARD
MURFREESBORO, TENNESSEE 37129
PHONE: (615) 890-7901 E-MAIL: MTATLORSEC-CIVIL.COM FAX: (615) 895-2667
NO PORTION OF THIS DRAWING MAY BE REPRODUCED WITHOUT THE EXPRESSED WRITTEN CONSENT OF S.E.C. INC.



Carwash USA
Bell Road & Eagle View Blvd.
Preliminary SP Application # 2012SP-018-001
Nashville, Tennessee

DRAWN: JFG
DATE: 5-17-12
CHECKED: RDP
FILE NAME: 11176project.dwg
REVISED: 6-05-12
SCALE: None
JOB NO: 11176
SHEET:



LEFT SIDE ELEVATION

N.T.S.

STANDING SEAM
MTL. ROOF
COLOR: COPPER COTE

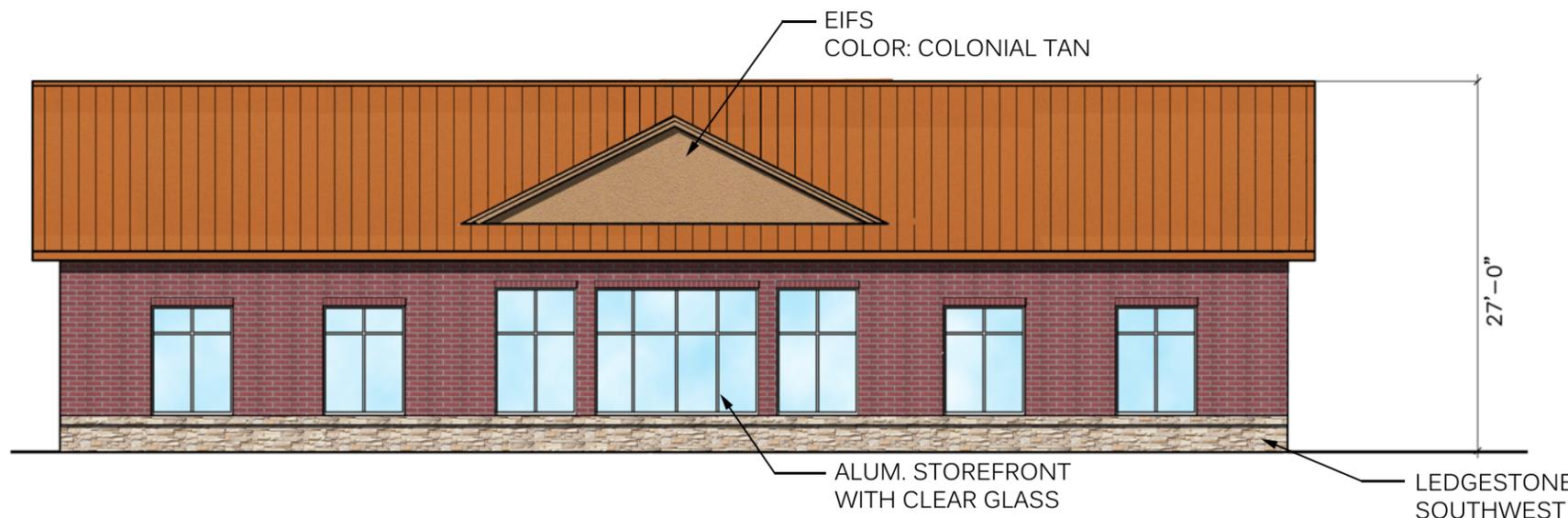
EIFS BRICK
NEW YORK STYLE



ENTRANCE ELEVATION

N.T.S.

ALUM. STOREFRONT
DOOR



RIGHT SIDE ELEVATION

N.T.S.

EIFS
COLOR: COLONIAL TAN

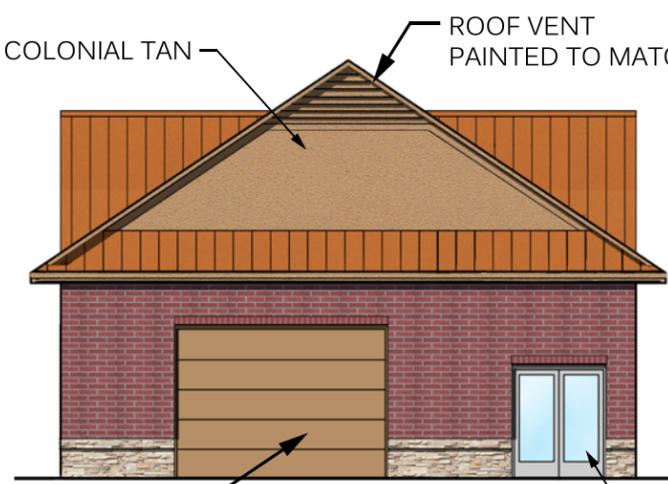
ALUM. STOREFRONT
WITH CLEAR GLASS

LEDGESTONE
SOUTHWEST

27'-0"

EIFS
COLOR: COLONIAL TAN

ROOF VENT
PAINTED TO MATCH EIFS



EXIT ELEVATION

N.T.S.

OVERHEAD DOOR
COLOR: COLONIAL TAN

ALUM. STOREFRONT
DOORS

NOTES:

1. RIDGEVIEW CAR WASH WILL USE SIMILAR MATERIALS TO THOSE USED ON THE THORNTON'S BUILDING.
2. THESE ELEVATIONS ARE CONCEPTUAL AND CAN CHANGE WITH THIS FINAL, BUT SHOULD GENERALLY BE IN KEEPING WITH THE OVERALL CONCEPT OF THE DEVELOPMENT PLAN.

DEVELOPED BY:



RIDGEVIEW CAR WASH USA – NASHVILLE, TN

PRELIMINARY ELEVATIONS

CASE NO. 2012SP-018-001

D12-110

04 JUNE 2012





SIGN ELEVATION

N.T.S.

MONUMENT SIGN RENDERING IS A GRAPHIC REPRESENTATION AND THE ACTUAL SIGN MAY VERY SLIGHTLY BUT WILL HAVE THE SAME CHARACTER IN KEEPING WITH THE MUNICIPALITIES REQUIREMENTS.

DEVELOPED BY:

PGM | Properties, LLC

RIDGEVIEW CAR WASH USA
NASHVILLE, TN

SIGN ELEVATION
CASE NO. 2012SP-018-001

MaxDesignGroup
Architecture - Planning - Interiors

D12-110 - 03 JUNE 2012