



BOARDS & COMMISSIONS APPLICATION

132 North Elmwood Avenue
330-722-9038
www.medinaoh.org

Application Number P23-25

| | |
|----------------------------|--|
| GENERAL | Date of Application _____ Property Location _____ Description of Project _____ _____ _____ |
| CONTACT INFORMATION | Applicant Name _____ Address _____ City _____ State _____ Zip _____ Phone _____ Email _____ Property Owner Name _____ Address _____ City _____ State _____ Zip _____ Phone _____ Email _____ |
| APPLICATION TYPE | Planning Commission Site Plan <input type="checkbox"/> Conditional Zoning Certificate <input type="checkbox"/> Code or Map Amendment <input type="checkbox"/> Preliminary Plan <input type="checkbox"/> Final Plat <input type="checkbox"/> Conditional Sign (EMC/Shopping Ctr) <input type="checkbox"/> Cert. of Appr. (TCOV) <input type="checkbox"/> Other <input type="checkbox"/> Historic Preservation Board Certificate of Appropriateness <input type="checkbox"/> Conditional Sign <input type="checkbox"/> Board of Zoning Appeals Variance <input type="checkbox"/> Appeal <input type="checkbox"/> |
| APPLICANT SIGNATURE | <i>By signing this application, I hereby certify that:</i> 1) <i>The information contained in this application is true and accurate to the best of my knowledge;</i> 2) <i>I am authorized to make this application as the property owner of record or I have been authorized to make this application by the property owner of record;</i> 3) <i>I assume sole responsibility for correspondence regarding this application; and</i> 4) <i>I am aware that all application requirements must be submitted prior to the formal acceptance of my application.</i> Signature <u> <i>Paul Pectus</i> </u> Date _____ |
| OFFICIAL USE | Zoning District <u> I-1 </u> Fee (See Fee Sheet) \$ <u> 601.75 </u> Meeting Date <u> 12/14/23 </u> Check Box when Fee Paid <input checked="" type="checkbox"/> |

P23-25
Drug Mart Warehouse Addition

Property Owner: Isomer Group LLC
Applicant: Dave Pontia
Location: 1035 West Smith Road
Zoning: I-1 (Industrial)
Request: Site Plan approval for a warehouse addition

LOCATION AND SURROUNDING USES

The subject site is composed of 18.8 acres located on the north side of West Smith Road. Adjacent properties are zoned I-1 and contain the following uses and zoning:

- North – Vacant
- South – Industrial and Vacant
- East – Industrial
- West – Industrial and Vacant



PROPOSED APPLICATION

The site currently contains a 74,800 sq. ft. Drug Mart warehouse building with loading docks on the north side of the building. The applicant is proposing a 75,000 sq. ft. warehouse addition to the east side of the existing building.

DEVELOPMENT STANDARDS

The proposed building is located in the I-1 zoning district. The following table indicates general development standard requirements in the zoning district, which the project meets:

| | Required | Proposed |
|---------------------------------------|-----------------|-----------------|
| Minimum Lot Frontage | 100 ft. | 424 ft. |
| Minimum Front Setback | 25 ft. | 299 ft. |
| Minimum Side Setback (Nonresidential) | 25 ft. | 114 ft. |
| Minimum Rear Setback (Nonresidential) | 25 ft. | 550 ft. |
| Maximum Building Height | 40 ft. | 29 ft. |

PARKING, ACCESS, AND CIRCULATION

Access and Circulation – The site has a single access point off of West Smith Road, which will be maintained. The main drive curves to the east of the proposed addition and accesses loading docks and storage areas to the rear of the building.

A gravel drive is proposed on the south side of the building for fire department access. Drives between the building and the right-of-way must be asphalt or concrete in the I-1 district per Section 1145.09(a)(3)(A.). The applicant has filed a variance application to this requirement.

Required Off-Street Spaces – Warehouse uses required “enough to satisfy all the parking needs of the proposed use”. The site includes 39 existing parking spaces to the northwest of the existing building with no additional parking spaces proposed.

Loading Zones – The existing warehouse has seven loading docks on the north side of the building. The proposed project will add five additional loading docks on the north side of the building. Loading docks are not visible from the public right-of-way or adjacent properties.

Outdoor Storage – A gravel trailer storage area is proposed on the north side of the building. The storage area is not visible from the public right-of-way or adjacent properties.

LANDSCAPING, SCREENING, AND BUFFERING

No additional landscaping, screening, or buffering is required for the project. All loading areas, parking, and outdoor storage are located to the rear of the building, which is not visible from the right-of-way or adjacent properties.

ENGINEERING AND FIRE DEPARTMENT COMMENTS

The Fire Department has requested a 24 ft. wide fire access road on the south side of the building. The proposed access road appears to be 30 ft. in width. In addition, the Fire Department has requested the location of a fire hydrant by the access drive at the northeast corner of the building.

The City Engineer has indicated that a storm water operation and maintenance agreement between the owner and the City will be required.

UTILITIES AND STORMWATER

The site has access to public water and sanitary sewer service. A stormwater management plan will need to be approved by the City Engineer, however, a basin is shown on the north side of the site.

BUILDING ELEVATIONS AND LIGHTING

Per Section 1109.04 (c)(17), industrial buildings must be harmonious with the area, utilize durable materials, additions must be compatible with the main structure. The existing building has off-white and blue metal siding, a low-pitched roof, and a large setback from West Smith Road.

The proposed addition incorporates metal siding on upper portions and CMU on lower portions and around loading zones. The addition will have a low-pitched roof and will match the existing building's color scheme.

Lighting must comply with Section 1145.09(c) including a photometric plan, full cut-off fixtures, and a maximum lighting height of 25 ft. Wall pack lighting is shown in compliance with code requirements.

SITE PLAN REVIEW STANDARDS

The Planning Commission's review and action shall be based on the following Standards per Section 1109.02(c):

- (1) The site plan shows that a proper relationship does exist between thoroughfares, service roads, driveways and parking areas to encourage pedestrian and vehicular traffic safety.
- (2) All the development features including the principal buildings, open spaces, service roads, driveways and parking areas are so located and related as to minimize the possibility of any adverse effects upon adjacent development.
- (3) The site plan includes adequate provision for the screening of parking areas, service areas and active recreation areas from surrounding properties by landscaping and/or ornamental walls or fences. All trees planted shall be as found in specifications approved by the Shade Tree Commission.
- (4) Grading and surface drainage provisions are reviewed and approved by the City Engineer.
- (5) The design and construction standards of all private streets, driveways and parking areas are to be built following approval of plans by the City Engineer according to construction standards specified in the Codified Ordinances.
- (6) Maximum possible privacy for multi-family dwellings and surrounding residential properties shall be provided through good design and use of proper building materials and landscaping. Visual privacy should be provided through structural screening and landscaping treatment. Auditory privacy in multi-family dwellings should be provided through soundproofing. All trees planted shall be as found in specifications approved by the Shade Tree Commission.
- (7) The architectural design of buildings should be developed with consideration given to the relationship of adjacent development in terms of building height, mass, texture, materials, line and pattern and character.
- (8) Building location and placement should be developed with consideration given to minimizing removal of trees and change of topography. Any trees to be removed which are planted in a public right-of-way or on municipal property shall be reviewed by the Shade Tree Commission.
- (9) In multi-family developments, television and other antennas shall be centralized.
- (10) On-site circulation shall be designed to make possible adequate fire and police protection.
- (11) Off-street parking facilities shall be provided in accordance with Chapter 1145. In large parking areas, visual relief shall be provided through the use of tree planted and landscaped dividers, islands and walkways. In multi-family developments no parking or service areas shall be permitted between any street and the main building. All trees planted shall be as found in specifications approved by the Shade Tree Commission.

- (12) Signs shall be provided in accordance with these Codified Ordinances.
- (13) Any trees planted on site shall be on approved list of Shade Tree Commission and planted in accordance with Commission standards.

COMMUNITY DEVELOPMENT DEPARTMENT STAFF RECOMMENDATION

Staff recommends **approval** of application P23-25 with the condition that the project shall comply with Section 1145.09(a)(3)(A.) regarding the requirement to have a hard surface driveway in the front yard or a variance shall be approved by the Board of Zoning Appeals.

Andrew Dutton

From: Patrick Patton
Sent: Monday, December 4, 2023 5:00 PM
To: Andrew Dutton
Subject: FW: Site Plan Review Drug Mart Expansion West Smith
Attachments: P23-25 File 12-14-23.pdf; Engineering Checklist for Commercial Site Plan.pdf

Andrew-

My comments:

1. Please refer to the attached engineering checklist for site plan approval.
2. A storm water operation and maintenance agreement between the owner and the City will be required.

Let me know if you have any questions, thanks.

Patrick Patton, PE
City Engineer
City of Medina, Ohio

Phone: (330) 721-4721
Email: ppatton@medinaoh.org
Website: www.medinaoh.org

Medina City Hall / 132 N. Elmwood Avenue / Medina, Ohio 44256



Andrew Dutton

From: Mark Crumley
Sent: Monday, December 4, 2023 9:54 AM
To: Sarah Tome
Cc: Andrew Dutton
Subject: RE: Site Plan Review

Sarah,

After review of case P23-25, 1035 W. Smith Rd, the fire department has the following comments:

The proposed access road to the fire main should be 24 feet wide which will allow us to set up the outriggers for our trucks, be able to support 73,500 lbs which is the weight of our largest vehicle and the surface must be able to provide all-weather driving capability.

Thanks

Mark Crumley, Asst. Chief
Medina Fire Department
300 W. Reagan Pkwy.
Medina, Ohio 44256

Office: 330-723-5704



Andrew Dutton

From: Sarah Tome
Sent: Tuesday, December 5, 2023 8:36 AM
To: Andrew Dutton
Subject: FW: Site Plan Review

See Mark's additional comments below.

Sarah

From: Mark Crumley <mcrumley@medinaoh.org>
Sent: Tuesday, December 5, 2023 8:35 AM
To: Sarah Tome <stome@medinaoh.org>
Subject: RE: Site Plan Review

Sarah,

I am sorry to do this but I need to add the following to my comments for the Drug Mart Warehouse.

A fire hydrant will need to be located by the access drive at the north east area of the building.

Just an FYI, my first comment regarding the driveway is from the Ohio Fire Code 13017-7-05 (C) Section 503 Fire Apparatus Access Roads; (2) 503.2. My comment regarding the fire hydrant is Ohio Fire Code 1301:7-7-05(G) Section 507 Fire Protection Water Supplies; (5)507.5

Thanks

Mark Crumley, Asst. Chief
Medina Fire Department
300 W. Reagan Pkwy.
Medina, Ohio 44256

Office: 330-723-5704





39 E. Main Street, Suite 101
New Albany, OH 43054
(614) 245-8273 fax. (614) 245-8791

Discount Drug Mart Warehouse Expansion

1035 W Smith Rd
Medina, OH 44256

Project Narrative and Variance Request:

The project consists of a 75,000 square foot warehouse addition to an existing warehouse building. - Five additional loading docks are being provided with the expansion of the depressed loading dock area and concrete pavement which is located in the rear area of the building. The existing trailer parking that was located on the east and visible from Smith Road has been moved to the rear of the building across from the loading docks and is no longer visible from Smith Road.

A convenience gravel access road along the proposed new addition which faces W Smith Road is to provide access to the existing location of the fire main. This gravel access road is not required or requested by the Fire Department but is being added on the owner's own accord to have easy access for the fire department to reach the fire main. This road is approximately 300 feet from W Smith Road

A variance is being sought for Section 1145.09(a)(3)(A.) to allow the fire main access road to be gravel.

PLANNING COMMISSION SITE PLAN & VARIANCE
 APPLICATION SUBMITTAL
 11-01-2023



WAREHOUSE ADDITION
 1035 W SMITH RD
 MEDINA, OH 44256

PROJECT NOTES

APPLICATION SUBMITTAL FOR PLANNING COMMISSION
 SITE PLAN & VARIANCE

PROJECT TEAM

Pontia Architecture
 39 E. Main Street, Suite 101
 New Albany, Ohio 43054
 614-245-8273

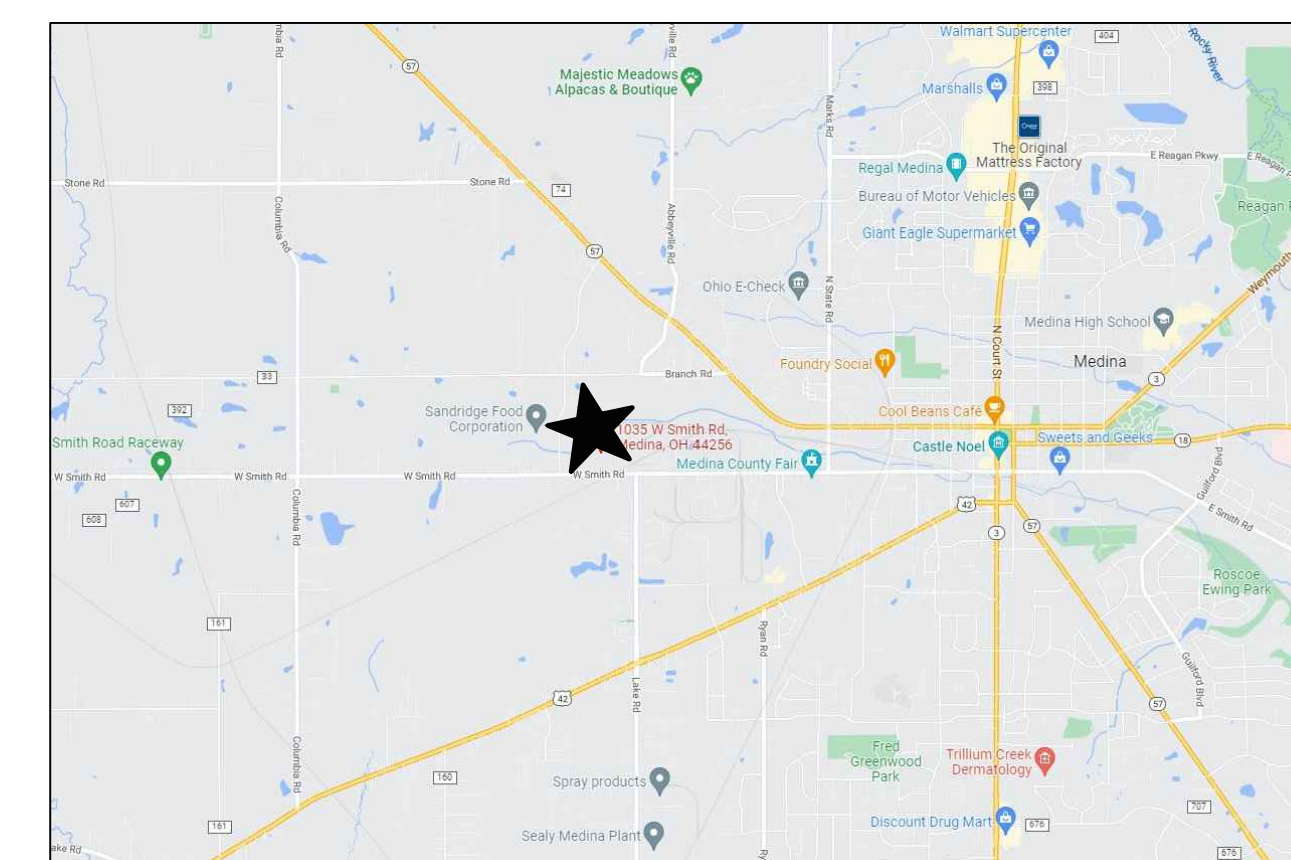
Chagrin Valley Engineering Ltd.
 22999 Forbes Rd, Suite B
 Cleveland, OH 44146
 440-439-1999
 440-439-1969

Applied Engineering Group Ltd.
 7402 East Broad Street
 Blacklick, OH 43004
 614-322-7050
 614-322-7049

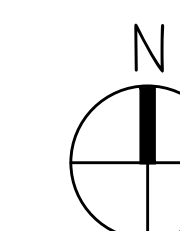
Jezennac Geers & Assoc., Inc.
 5640 Frantz Rd.
 Dublin, Ohio 43017
 614-766-0066
 fax: 614-766-1223

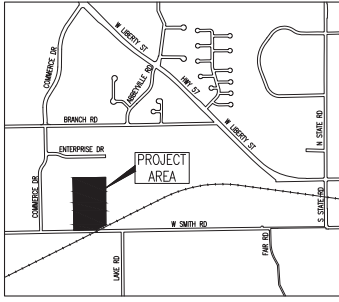
DRAWING INDEX

| | |
|------|--|
| | COVER SHEET |
| 1 | EXISTING CONDITIONS/DEMOLITION PLAN |
| 2 | SITE PLAN |
| 3 | GRADING & STORMWATER POLLUTION PREVENTION PLAN |
| 4 | UTILITY PLAN |
| 5 | STANDARD DETAILS |
| 6 | STORMWATER POLLUTION PREVENTION NOTES |
| 7 | STORMWATER POLLUTION PREVENTION DETAILS |
| A1.0 | OVERALL PLAN LIFE SAFETY PLAN |
| A1.1 | FLOOR PLAN |
| A3.1 | BUILDING ELEVATIONS |
| 1/1 | EXTERIOR LIGHTING LEVELS |



VICINITY MAP
 MEDINA, OHIO

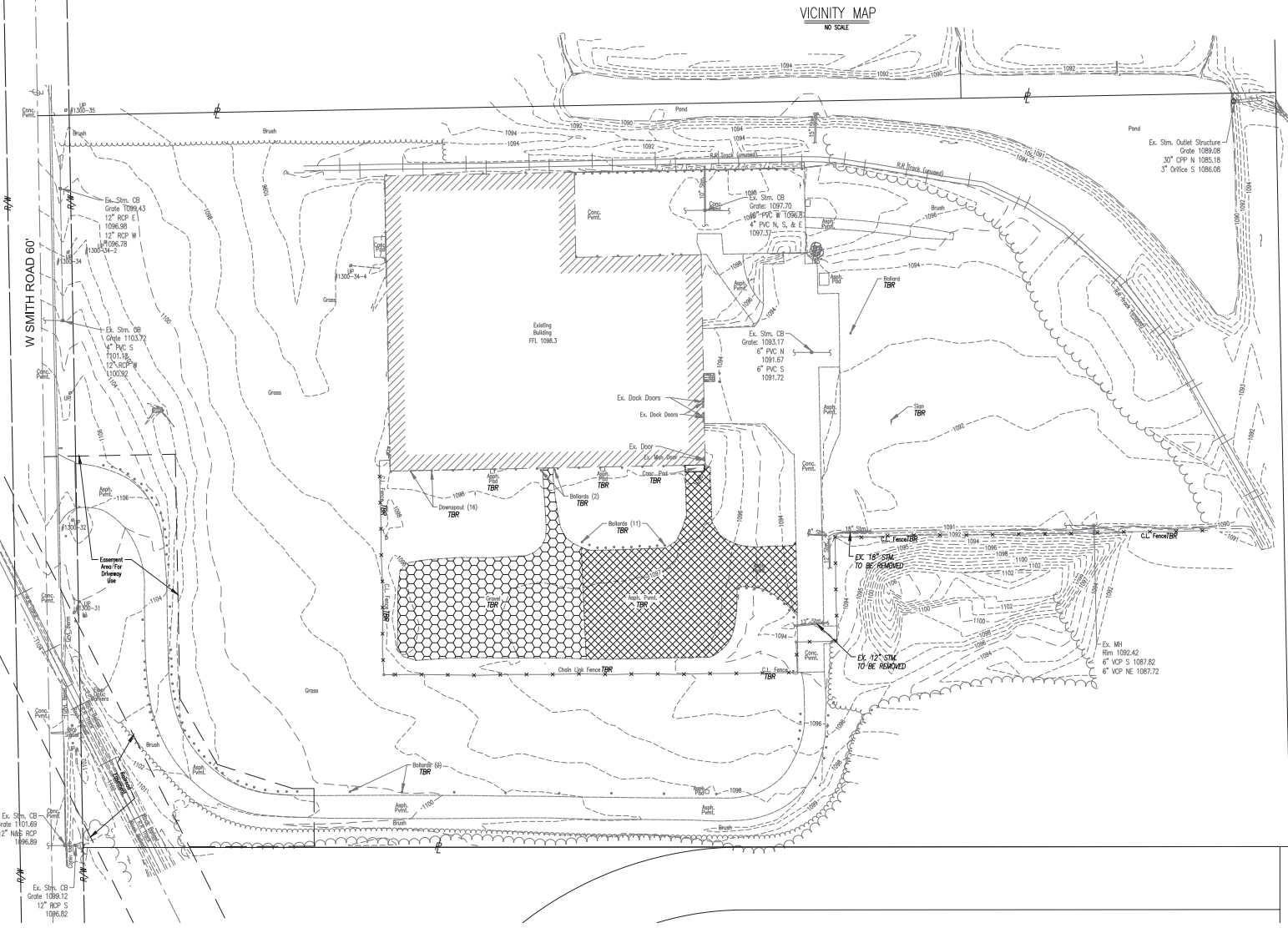
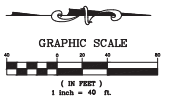




VICINITY MAP
NO SCALE

INDEX OF SYMBOLS

- | | | |
|--|--|--|
| <ul style="list-style-type: none"> Monument Box Iron Pin MAG Nail Cable Box Air Conditioning Unit Electric Box Electric Box (CE) Electric Manhole Electric Pull Box Electric Vault | <ul style="list-style-type: none"> Electric Meter Fiber Optic Box Gas Meter Gas Manhole Gas Stop Box Gas Valve Box Gas Vent Pipe Unknown Manhole Monitoring Well Sanitary Cleanout | <ul style="list-style-type: none"> Sewer Manhole Sprinkler Control Box Water Valve Box Utility Line Marker Bollard Flagpole Light Pole Utility Pole Sign Pullbox |
|--|--|--|
-
- | | |
|--|-------------------------------------|
| | GRAVEL AREA TO BE REMOVED |
| | ASPHALT PAVEMENT AREA TO BE REMOVED |
- TBR = TO BE REMOVED



SHEET SCHEDULE

| | |
|---|---|
| 1 | EXISTING CONDITIONS/ DEMOLITION PLAN |
| 2 | SITE PLAN |
| 3 | GRADING & STORMWATER POLLUTION PREVENTION PLAN |
| 4 | UTILITY PLAN |
| 5 | STANDARD DETAILS |
| 6 | STORMWATER POLLUTION PREVENTION NOTES |
| 7 | STORMWATER POLLUTION PREVENTION DETAILS |

REVISIONS

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EXISTING CONDITIONS/DEMOLITION PLAN
DDM SMITH RD. WAREHOUSE EXPANSION
CITY OF MEDINA
COUNTY OF MEDINA
STATE OF OHIO

DESIGNED BY: _____
DRAWN BY: _____
CHECKED BY: _____
DATE: 08/16/2022
SCALE: 1"=40'

PROJECT NUMBER
22217
Drawing Name
22217 Master.dwg

SHEET: 1
TOTAL SHEETS: 7



REVISIONS

SITE PLAN
DDM SMITH RD. WAREHOUSE EXPANSION
CITY OF MEDINA
COUNTY OF MEDINA
STATE OF OHIO

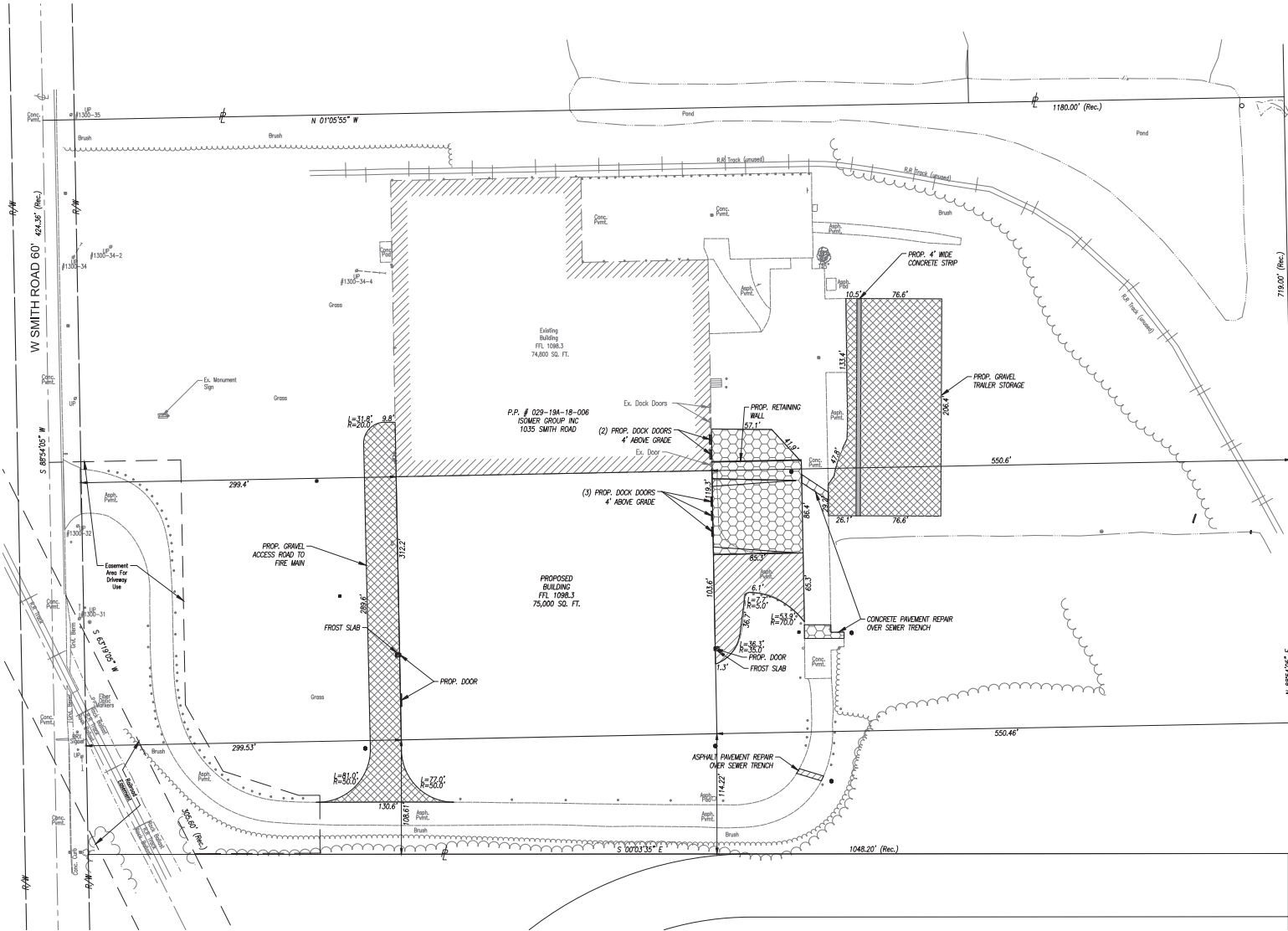
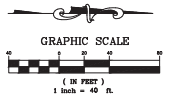
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DRAWN BY:
CHECKED BY: 06/16/2022
DATE: 1"=40'
SCALE:

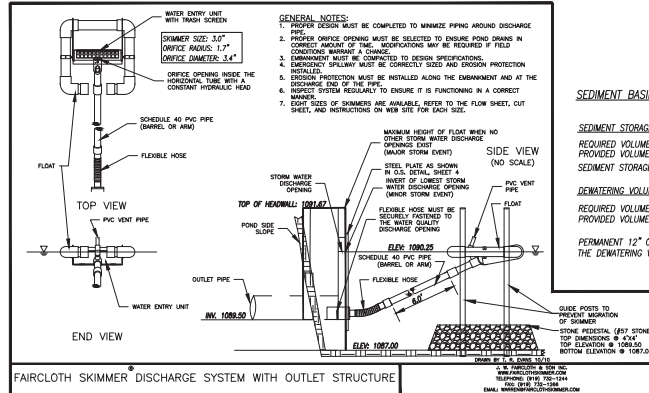
PROJECT NUMBER
22217
Drawing Name
22217 Master.dwg

SHEET: 1
TOTAL SHEETS: 1

INDEX OF SYMBOLS

- | | | |
|-----------------------|-------------------|-----------------------|
| Monument Box | Electric Meter | Water Manhole |
| Iron Pin | Fiber Optic Box | Sprinkler Control Box |
| MAG Nail | Gas Meter | Water Valve Box |
| Cable Box | Gas Manhole | Utility Tone Marker |
| Air Conditioning Unit | Gas Stop Box | Telephone Box |
| Electric Box | Gas Valve Box | Telephone Box (8BT) |
| Electric Box (CE) | Gas Vent Pipe | Telephone Manhole |
| Electric Manhole | Unknown Manhole | Water Gate Valve |
| Electric Pull Box | Monitoring Well | Hydrant |
| Electric Vault | Sanitary Cleanout | Siamese Hydrant |
-
- | | |
|--|---------------------------|
| | DENOTES CONCRETE PAVEMENT |
| | DENOTES ASPHALT PAVEMENT |
| | DENOTES GRAVEL AREA |





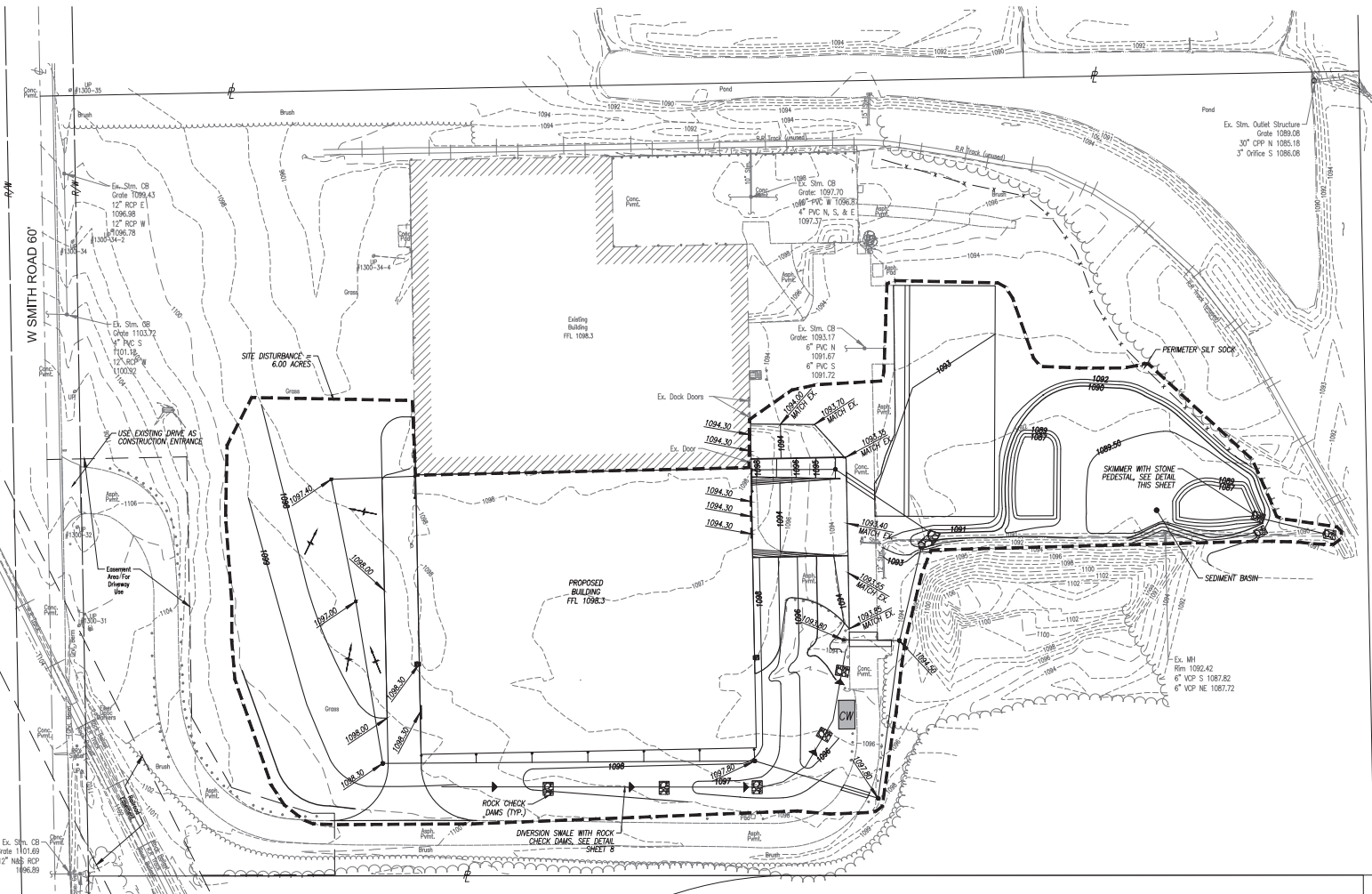
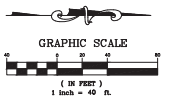
GENERAL NOTES:
 1. PROPER DESIGN MUST BE COMPLETED TO MINIMIZE PIPING AROUND DISCHARGE PIPE.
 2. PROPER OFFICE OPENING MUST BE SELECTED TO ENSURE HAND DRAWS IN CORRECT MANNER OF THE. MODIFICATIONS MAY BE REQUIRED IF FIELD.
 3. EMBANKMENT MUST BE COMPLETED TO DESIGN SPECIFICATIONS.
 4. EMERGENCY SPLITTER MUST BE CORRECTLY SIZES AND CROSS PROTECTION INSTALLED.
 5. EROSION PROTECTION MUST BE INSTALLED ALONG THE EMBANKMENT AND AT THE DISCHARGE POINT.
 6. INSPECT SYSTEM REGULARLY TO ENSURE IT IS FUNCTIONING IN A CORRECT MANNER.
 7. EIGHT SIZES OF SKIMMERS ARE AVAILABLE. REFER TO THE FLOW SHEET, CUT SHEET, AND INSTRUCTIONS ON WEB SITE FOR EACH SIZE.

SEDIMENT BASIN CALCULATIONS

SEDIMENT STORAGE VOLUME
 REQUIRED VOLUME=1,000 CF/AC=1,000(6.00)= 6,000 CF
 PROVIDED VOLUME=7,180 CF
 SEDIMENT STORAGE ZONE: FOREBAY & MICROPOOL UP TO 1089.50

DEWATERING VOLUME
 REQUIRED VOLUME=1,800 CF/AC=1,800(8.07)=14,526 C.F.
 PROVIDED VOLUME= 15,120 CF

PERMANENT 12" OFFICE TO SERVE AS UPPER LIMIT OF THE DEWATERING VOLUME, @ 1092.25



INDEX OF SYMBOLS

| | | |
|---------------------|---------------------|-------------------------|
| Monument Box | ○ Iron Pin | ○ Catch Basin |
| Iron Pin | ○ Downspout | ○ Headwall |
| Catch Basin | ○ Telephone Box | ○ Telephone Box (801) |
| Downspout | ○ Electric Box (E2) | ○ Electric Manhole |
| Headwall | ○ Electric Pull Box | ○ Hydrant |
| Telephone Box | ○ Electric Vault | ○ Storm Hydrant |
| Telephone Box (801) | ○ Electric Meter | ○ Water Manhole |
| Electric Box (E2) | ○ Filter Optic Box | ○ Sprinkler Control Box |
| Electric Manhole | ○ Gas Meter | ○ Water Valve Box |
| Electric Pull Box | ○ Gas Manhole | ○ Utility Tone Marker |
| Electric Vault | ○ Gas Stop Box | ○ Bolted |
| Electric Meter | ○ Gas Valve Box | ○ Floppole |
| Filter Optic Box | ○ Gas Vent Pipe | ○ Light Pole |
| Gas Meter | ○ Unknown Manhole | ○ Utility Pole |
| Gas Manhole | ○ Monitoring Well | ○ Sign |
| Gas Stop Box | ○ Sanitary Cleanout | ○ Pullbox |
| Gas Valve Box | | |
| Gas Vent Pipe | | |
| Unknown Manhole | | |
| Monitoring Well | | |
| Sign | | |
| Pullbox | | |

STORMWATER POLLUTION PREVENTION LEGEND

| | |
|-----------|------------------|
| - x x x x | FILTER SOCK |
| - - - - - | DISTURBED LIMITS |
| □ IP | INLET PROTECTION |
| □ CW | CONCRETE WASHOUT |

- NOTE:**
1. LOCATION OF SOIL DISPOSAL TO BE DETERMINED BY THE CONTRACTOR. DISPOSAL LOCATION TO COMPLY WITH LOCAL AND STATE SWP3S REQUIREMENTS AS APPLICABLE.
 2. THE OWNER OF A STORAGE FACILITY IS CHARGED WITH THE DUTY OF INSPECTING THE SYSTEM ON AN ANNUAL BASIS. AN INSPECTION REPORT CERTIFIED BY A REGISTERED PROFESSIONAL ENGINEER, LANDSCAPE ARCHITECT, OR CERTIFIED PROFESSIONAL, IN EROSION AND SEDIMENT CONTROL, SHALL BE FURNISHED TO THE CITY ENGINEER BY MAY 15TH EACH YEAR.
 3. EROSION AND SEDIMENT CONTROL PRACTICES NOT SPECIFIED ON THIS PLAN MAY BE NECESSARY DUE TO UNFORESEEN ENVIRONMENTAL CONDITIONS AND/OR CHANGES IN DRAINAGE PATTERNS CAUSED BY EARTH-MOVING ACTIVITY. ADDITIONAL PRACTICES SHALL BE IMPLEMENTED AT THE DEVELOPER'S EXPENSE AS DIRECTED BY THE STRONGSVILLE ENGINEER, OR HIS DESIGNATED REPRESENTATIVE.
 4. TOPSOIL SHALL BE STRIPPED AND MOUND ON-SITE BY THE CONTRACTOR, FOR USE BY THE LANDSCAPER.

CHAGRIN VALLEY ENGINEERING, LTD.
 Creative Engineers. Intelligent Solutions.
 17575 E. Main Street, Suite 300, Strongsville, Ohio 44136
 Phone: 440.426.1777 Fax: 440.426.1797 www.chagrinvale.com

DESIGNED BY:
DRAWN BY:
CHECKED BY: 06/16/2022
DATE:
SCALE: 1"=40'

PROJECT NUMBER:
22217
 Drawing Name
 22217 Master.dwg

SHEET: 3
TOTAL SHEETS: 7

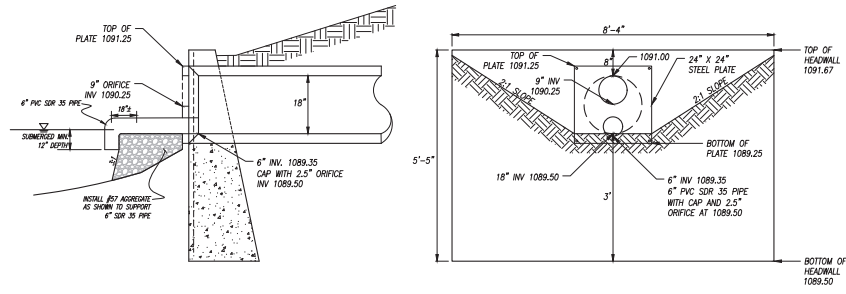
Ohio Utilities Protection Service
Call 811
 before you dig

PIPE SPECIFICATIONS

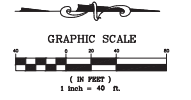
STORM: STORM SHALL BE HDPE OR RCP, AS CALLED FOR ON THE PLANS, AND AS SPECIFIED BELOW:

"HDPE" - HDPE PIPE CONFORMING TO ASTM F2881 OR AASHTO M240, CONFORMING TO PERFORMANCE REQUIREMENTS OF COOT 707.65, WITH WATER TIGHT JOINTS AND GASKETS CONFORMING TO ASTM F477. JOINTS SHALL BE BELL AND SPIGOT JOINTS, CONFORMING TO ASTM D-3212.

"RCP" - REINFORCED CONCRETE PIPE, CLASS III, CONFORMING TO THE LATEST EDITION OF ASTM C-76 JOINTS SHALL BE RUBBER GASKETED CONFORMING TO ASTM C-443, 8' MINIMUM LENGTHS.

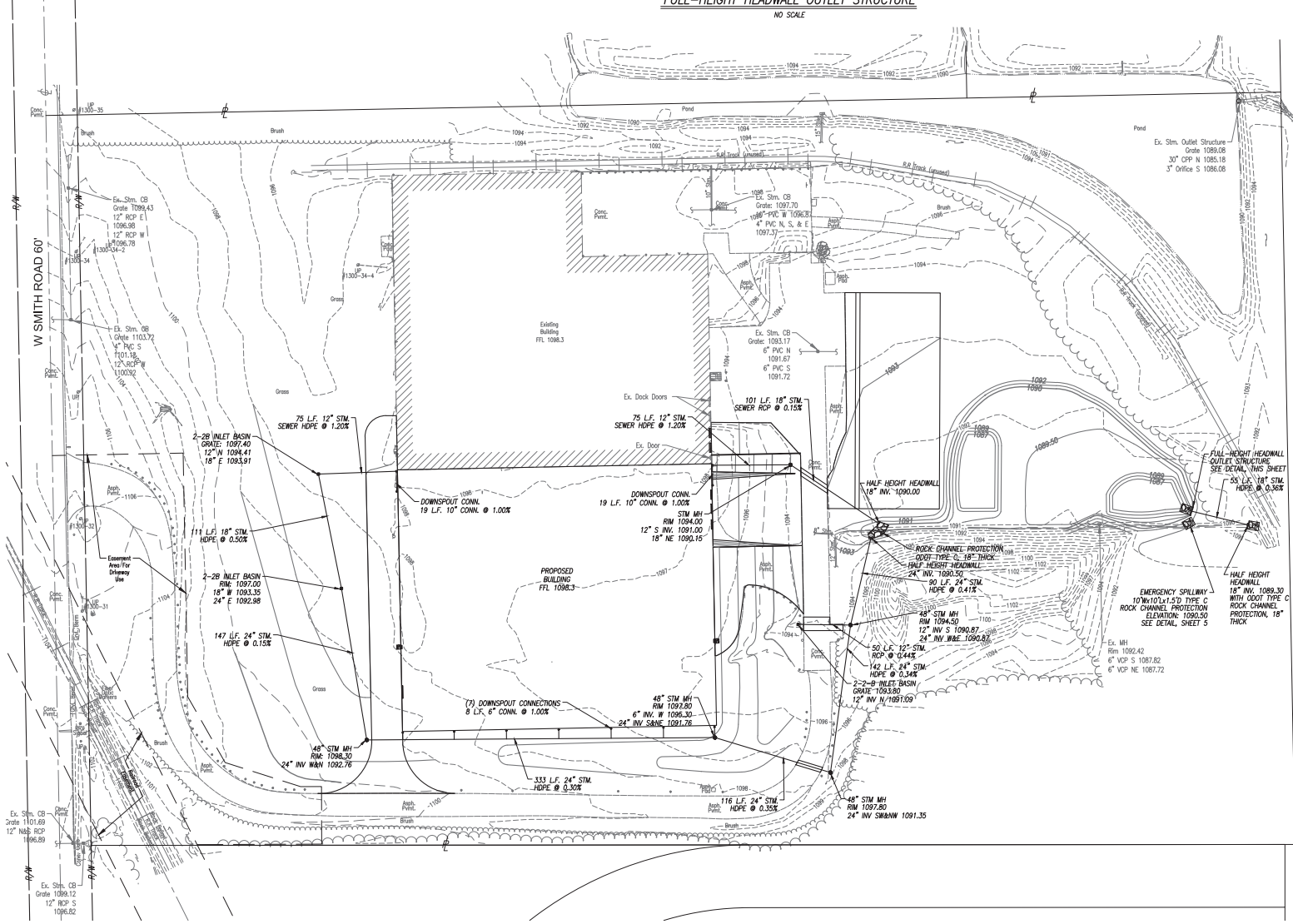


FULL-HEIGHT HEADWALL OUTLET STRUCTURE
NO SCALE



INDEX OF SYMBOLS

- | | | |
|-----------------------|-------------------|---------------------|
| Monument Box | Manhole | Sewer Manhole |
| Iron Box | Manhole | Manhole |
| MAG Nail | Downspout | Downspout |
| Cable Box | Manhole | Manhole |
| Air Conditioning Unit | Telephone Box | Telephone Box (OBT) |
| Electric Box | Telephone Manhole | Telephone Manhole |
| Electric Box (OBT) | Water Gate Valve | Water Gate Valve |
| Electric Manhole | Water Manhole | Water Manhole |
| Electric Vault | Water Meter | Water Meter |
| Electric Pull Box | Fiber Optic Box | Fiber Optic Box |
| Electric Meter | Water Valve Box | Water Valve Box |
| Water Manhole | Water Valve Box | Water Valve Box |
| Water Meter | Water Valve Box | Water Valve Box |
| Fiber Optic Box | Water Valve Box | Water Valve Box |
| Gas Meter | Water Valve Box | Water Valve Box |
| Gas Manhole | Water Valve Box | Water Valve Box |
| Gas Stop Box | Water Valve Box | Water Valve Box |
| Gas Valve Box | Water Valve Box | Water Valve Box |
| Gas Vent Pipe | Water Valve Box | Water Valve Box |
| Unknown Manhole | Water Valve Box | Water Valve Box |
| Monitoring Well | Water Valve Box | Water Valve Box |
| Sanitary Cleanout | Water Valve Box | Water Valve Box |



REVISIONS

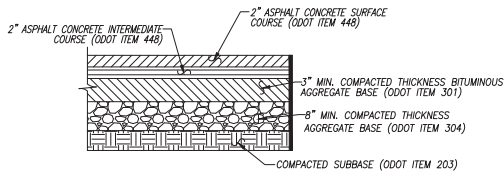
| | | |
|-----|------|-------------|
| NO. | DATE | DESCRIPTION |
| | | |

UTILITY PLAN
DDM SMITH RD. WAREHOUSE EXPANSION
CITY OF MEDINA
COUNTY OF MEDINA
STATE OF OHIO

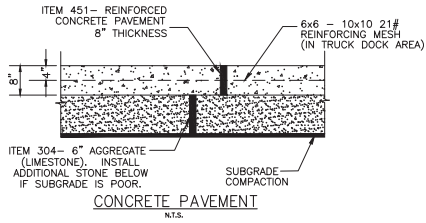
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|-----------------|------------------|
| DESIGNED BY: | |
| DRAWN BY: | |
| CHECKED BY: | |
| DATE: | 06/16/2022 |
| SCALE: | 1"=40' |
| PROJECT NUMBER: | 22217 |
| Drawing Name: | 22217 Master.dwg |

| | |
|---------------|---|
| SHEET: | 4 |
| TOTAL SHEETS: | 7 |

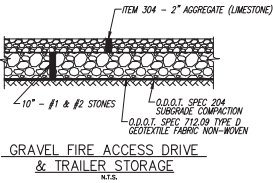




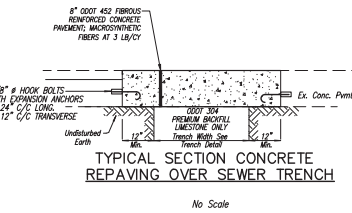
HEAVY DUTY ASPHALT PAVEMENT
N.T.S.



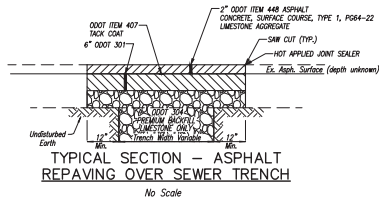
CONCRETE PAVEMENT
N.T.S.



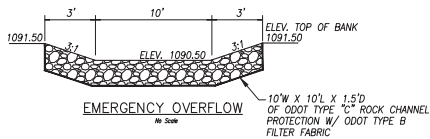
GRAVEL FIRE ACCESS DRIVE & TRAILER STORAGE
N.T.S.



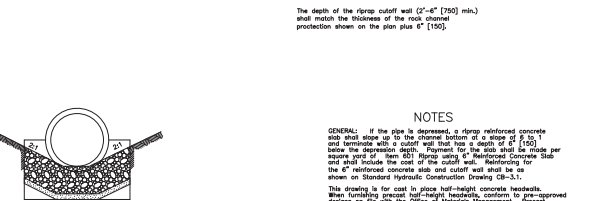
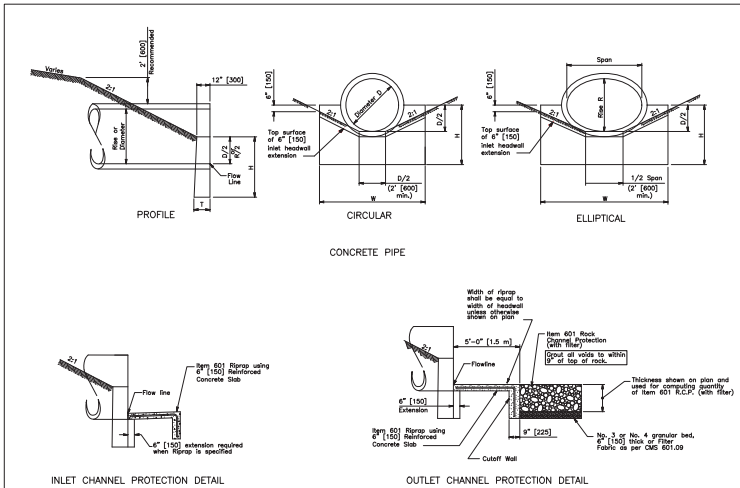
TYPICAL SECTION CONCRETE REPAVING OVER SEWER TRENCH
No Scale



TYPICAL SECTION - ASPHALT REPAVING OVER SEWER TRENCH
No Scale



EMERGENCY OVERFLOW
No Scale



NOTES

GENERAL: If the pipe is depressed, a drop reinforced concrete slab shall slope up to the crown bottom of a slope of 1/20:1 and terminate with a curb wall. The curb wall shall be 6" (150) thick and 6" (150) high. The curb wall shall be 6" (150) thick and 6" (150) high. The curb wall shall be 6" (150) thick and 6" (150) high.

C.I.P. HEADWALL FOR CONCRETE PIPE (English)

| CIRCULAR | | ELLIPTICAL | |
|----------|--------|------------|------|
| D | H | H | T |
| 12" | 2'-0" | 12" | 14" |
| 18" | 2'-6" | 18" | 20" |
| 24" | 3'-0" | 24" | 26" |
| 30" | 3'-6" | 30" | 32" |
| 36" | 4'-0" | 36" | 38" |
| 42" | 4'-6" | 42" | 44" |
| 48" | 5'-0" | 48" | 50" |
| 54" | 5'-6" | 54" | 56" |
| 60" | 6'-0" | 60" | 62" |
| 66" | 6'-6" | 66" | 68" |
| 72" | 7'-0" | 72" | 74" |
| 78" | 7'-6" | 78" | 80" |
| 84" | 8'-0" | 84" | 86" |
| 90" | 8'-6" | 90" | 92" |
| 96" | 9'-0" | 96" | 98" |
| 102" | 9'-6" | 102" | 104" |
| 108" | 10'-0" | 108" | 110" |
| 114" | 10'-6" | 114" | 116" |
| 120" | 11'-0" | 120" | 122" |
| 126" | 11'-6" | 126" | 128" |
| 132" | 12'-0" | 132" | 134" |
| 138" | 12'-6" | 138" | 140" |
| 144" | 13'-0" | 144" | 146" |
| 150" | 13'-6" | 150" | 152" |

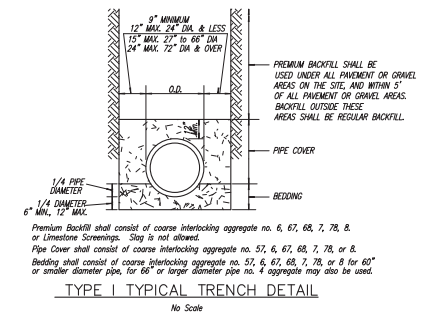
C.I.P. HEADWALL FOR CONCRETE PIPE (Metric)

| CIRCULAR | | ELLIPTICAL | |
|----------|------|------------|------|
| D | H | H | T |
| 300 | 600 | 300 | 350 |
| 375 | 750 | 375 | 450 |
| 450 | 900 | 450 | 550 |
| 525 | 1050 | 525 | 650 |
| 600 | 1200 | 600 | 750 |
| 675 | 1350 | 675 | 850 |
| 750 | 1500 | 750 | 950 |
| 825 | 1650 | 825 | 1050 |
| 900 | 1800 | 900 | 1150 |
| 975 | 1950 | 975 | 1250 |
| 1050 | 2100 | 1050 | 1350 |
| 1125 | 2250 | 1125 | 1450 |
| 1200 | 2400 | 1200 | 1550 |
| 1275 | 2550 | 1275 | 1650 |
| 1350 | 2700 | 1350 | 1750 |
| 1425 | 2850 | 1425 | 1850 |
| 1500 | 3000 | 1500 | 1950 |
| 1575 | 3150 | 1575 | 2050 |
| 1650 | 3300 | 1650 | 2150 |
| 1725 | 3450 | 1725 | 2250 |
| 1800 | 3600 | 1800 | 2350 |
| 1875 | 3750 | 1875 | 2450 |
| 1950 | 3900 | 1950 | 2550 |
| 2025 | 4050 | 2025 | 2650 |
| 2100 | 4200 | 2100 | 2750 |
| 2175 | 4350 | 2175 | 2850 |
| 2250 | 4500 | 2250 | 2950 |
| 2325 | 4650 | 2325 | 3050 |
| 2400 | 4800 | 2400 | 3150 |
| 2475 | 4950 | 2475 | 3250 |
| 2550 | 5100 | 2550 | 3350 |
| 2625 | 5250 | 2625 | 3450 |
| 2700 | 5400 | 2700 | 3550 |
| 2775 | 5550 | 2775 | 3650 |
| 2850 | 5700 | 2850 | 3750 |
| 2925 | 5850 | 2925 | 3850 |
| 3000 | 6000 | 3000 | 3950 |
| 3075 | 6150 | 3075 | 4050 |
| 3150 | 6300 | 3150 | 4150 |
| 3225 | 6450 | 3225 | 4250 |
| 3300 | 6600 | 3300 | 4350 |
| 3375 | 6750 | 3375 | 4450 |
| 3450 | 6900 | 3450 | 4550 |

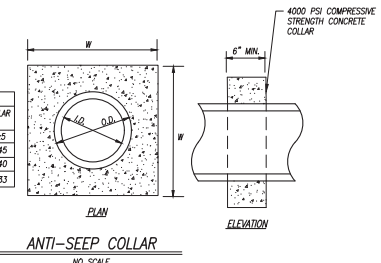
HALF-HEIGHT HEADWALLS FOR CONCRETE PIPE
No Scale

THE FOLLOWING ODOT STANDARD CONSTRUCTION DRAWINGS ARE TO BE INCLUDED AS PART OF THE DRAWING SET FOR THIS PROJECT:

- CB-2-2A, 2-2B, 2-2C, "CATCH BASIN NO'S 2-2A, 2-2B, 2-2C"
- MH-3 "MANHOLE NO. 3"
- HW-2.1 "HALF-HEIGHT HEADWALLS FOR CORRUGATED METAL PIPE AND PLASTIC PIPE"



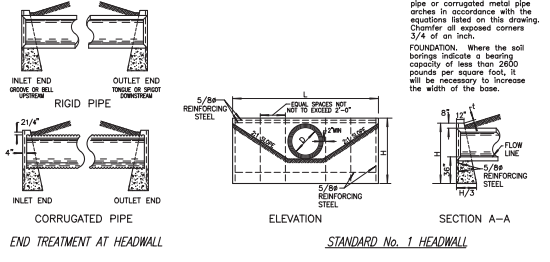
TYPE I TYPICAL TRENCH DETAIL
No Scale



ANTI-SEEP COLLAR
NO SCALE

| DIAMETER (D) | CONCRETE C.Y. | | |
|--------------|---------------|------|------|
| | 3x3 | 4x4 | 5x5 |
| 1 | 0.15 | 0.28 | 0.45 |
| 2 | NA | 0.24 | 0.40 |
| 3 | NA | NA | 0.33 |

| DIAMETER | H | L | QUANTITIES | |
|----------|--------|--------|--------------|----------------------|
| | | | ONE HEADWALL | CONCRETE REINFORCING |
| 12" | 2'-0" | 2'-0" | 1.7 | 4.1 |
| 18" | 2'-6" | 2'-6" | 2.2 | 5.7 |
| 24" | 3'-0" | 3'-0" | 2.8 | 6.7 |
| 30" | 3'-6" | 3'-6" | 3.4 | 8.2 |
| 36" | 4'-0" | 4'-0" | 4.0 | 9.7 |
| 42" | 4'-6" | 4'-6" | 4.6 | 11.2 |
| 48" | 5'-0" | 5'-0" | 5.2 | 12.7 |
| 54" | 5'-6" | 5'-6" | 5.8 | 14.2 |
| 60" | 6'-0" | 6'-0" | 6.4 | 15.7 |
| 66" | 6'-6" | 6'-6" | 7.0 | 17.2 |
| 72" | 7'-0" | 7'-0" | 7.6 | 18.7 |
| 78" | 7'-6" | 7'-6" | 8.2 | 20.2 |
| 84" | 8'-0" | 8'-0" | 8.8 | 21.7 |
| 90" | 8'-6" | 8'-6" | 9.4 | 23.2 |
| 96" | 9'-0" | 9'-0" | 10.0 | 24.7 |
| 102" | 9'-6" | 9'-6" | 10.6 | 26.2 |
| 108" | 10'-0" | 10'-0" | 11.2 | 27.7 |
| 114" | 10'-6" | 10'-6" | 11.8 | 29.2 |
| 120" | 11'-0" | 11'-0" | 12.4 | 30.7 |
| 126" | 11'-6" | 11'-6" | 13.0 | 32.2 |
| 132" | 12'-0" | 12'-0" | 13.6 | 33.7 |
| 138" | 12'-6" | 12'-6" | 14.2 | 35.2 |
| 144" | 13'-0" | 13'-0" | 14.8 | 36.7 |
| 150" | 13'-6" | 13'-6" | 15.4 | 38.2 |



END TREATMENT AT HEADWALL

STANDARD No. 1 HEADWALL

CHAGRIN VALLEY ENGINEERING, LTD.
Creative Engineers. Intelligent Solutions.
17500 E. State Rd., Suite 308, Independence, MO 64050
Phone: 410.439.1987 Fax: 410.439.1987
www.chagrinvale.com

DESIGNED BY: _____
DRAWN BY: _____
CHECKED BY: _____
DATE: 06/16/2022
SCALE: AS NOTED
PROJECT NUMBER: **22217**
Drawing Name: 22217 Master.dwg
SHEET: **5**
TOTAL SHEETS: **7**

Site Description

- 1. Description of the nature and type of the construction activity:
a. Project Name & Location: DISCOUNT DRUG MART WEST SMITH ROAD, WAREHOUSE EXPANSION
b. Name & Contact Information of Owner, General Contractor (if known) and Person Responsible for Amending and Authorizing the SWP3: TBD
c. The project will consist of: PROPOSED WAREHOUSE EXPANSION WITH ASSOCIATED PAVEMENT IMPROVEMENTS
d. Total area of the site/phase: 8.07 ACRES
e. Area that is expected to be disturbed (including off-site borrow areas): 6.0 ACRES
f. Measure of the impervious area and percent imperviousness created by construction activity:

Table with 4 columns: Impervious Area (Acres), Existing, New, Total. Values: 1.79 AC, 1.87 AC, 3.66 AC; 22.2%, 23.2%, 45.4%

- g. Estimated start date: WINTER, 2023
h. Estimated completion date: WINTER, 2024

Table with 2 columns: Soil Type, % Of The Site. Lists soil types like BVA, BNB, CEN, M and their percentages.

- 3. Description of the quality of any known pollutant discharge from the site such as that which may result from previous contamination caused by prior land uses: NONE
4. Description of prior land uses at the site: EXISTING WAREHOUSE FACILITY
5. Description of the condition of any on-site streams: NONE
6. Name of the immediate receiving stream or surface water(s) and the first subsequent receiving water(s): UNNAMED TRIBUTARY TO WEST BRANCH ROCKY RIVER
7. Description of wetlands or other special aquatic sites that will be disturbed or which will receive discharges from disturbed areas: NOTE
8. Description of stormwater discharges associated with dedicated asphalt and dedicated concrete plants, and the best management practices to address pollutants in these stormwater discharges: NONE

General Notes For Sediment Pollutant Controls

- 1. Perimeter sediment controls (i.e. sediment traps, silt fences, filter socks, compost berms, etc.) shall be implemented prior to grading and within seven (7) days from the start of grading and shall continue to function until upslope areas draining to them are permanently stabilized, or as directed by the Medina Engineer, or his designated representative.
2. No erosion and sediment control BMPs shall be removed from the site prior to adequate permanent stabilization of the associated upland drainage areas and without first obtaining authorization from the Medina Engineer, or his designated representative, unless their removal is specifically provided for within the site's approved plan.
3. There shall be no sediment erosion or turbid discharges to water resources or wetlands resulting from dewatering activities. If trench or groundwater contains sediment, it must pass through a sediment trap or other equally effective sediment control device, prior to being discharged from the construction site.
4. Streets directly adjacent to construction entrances and receiving traffic from the development area, shall be cleaned daily to remove sediment tracked off-site.
5. It shall be the responsibility of the developer, or his/her representative, to inspect all controls on the site at least once every seven (7) calendar days and after any storm event greater than one-half inch of rain per 24-hour period by the end of the next calendar day.
6. When inspections reveal the need for repair, replacement, or installation of erosion and sediment control BMPs, the following procedures shall be followed:
a. When practices require repair or maintenance: if an internal inspection reveals that a control practice is in need of repair or maintenance, with the exception of a sediment-setting ponds, it must be repaired or maintained within three (3) days of the inspection.
b. When practices fail to provide their intended function: if an internal inspection reveals that a control practice fails to perform its intended function as detailed in the SWP3 and that another, more appropriate control practice is required, the SWP3 must be amended and the new control practice shall be installed within ten (10) days of the inspection.
c. When practices depicted on the SWP3 are not installed: if an internal inspection reveals that a control practice has not been implemented in accordance with the schedule, the control practice must be implemented within ten (10) days from the date of the inspection.
7. The permittee shall maintain for three (3) years following final stabilization the results of these inspections, the names and qualifications of personnel making the inspections, the dates of inspections, major observations relating to the implementation of the SWP3, a certification as to whether the facility is in compliance with the SWP3, and information on any incidents of non-compliance determined by these inspections.

- 8. All erosion and sediment control practices specified on this plan shall conform with details and specifications outlined in the current version of the Ohio Department of Natural Resources booklet, "Rainwater and Land Development, or as specified by the Medina Engineer, or his designated representative.
9. Erosion and sediment control practices not already specified on this plan may be necessary due to unforeseen environmental conditions and/or changes in drainage patterns caused by earth-moving activity.
10. No structural sediment controls (e.g. silt fence, sediment traps, etc.) shall be used in a water resource or wetland, unless their use is specifically provided for within the site's approved plan.
11. Soil stockpiles, topsoil or otherwise, shall be situated away from streets, swales, or other waterways and shall be seeded and/or mulched immediately.
12. On-site personnel shall take all necessary measures to comply with applicable regulations regarding fugitive dust emissions, including obtaining necessary permits for such emissions.
13. Any disturbed area not paved, sodded, or built upon shall have a minimum of 70% uniform vegetative cover prior to final inspection, and in the opinion of the Medina Engineer, or his designated representative, will be mature enough to control erosion satisfactorily and survive severe weather.

General Notes For Non-sediment Pollutant Controls

- 1. All personnel will be instructed regarding the correct procedure for waste disposal.
2. Contaminated soils from redevelopment sites shall be disposed of properly.
3. Concrete wash water shall not be allowed to flow to streams, ditches, storm drains, or any other water conveyance.
4. No solid or liquid waste shall be discharged into stormwater runoff.
5. Handling Construction Chemicals: Mixing, pumping, transferring or other handling of construction chemicals such as fertilizer, lime, asphalt, concrete drying compounds, and all other potentially hazardous materials shall be performed in an area away from any watercourse, ditch or storm drain.
6. Equipment Fueling and Maintenance, oil changing, etc., shall be performed away from watercourses, ditches or storm drains.
7. All sanitary waste shall be collected from portable units a minimum of three times per week by a licensed sanitary waste management contractor, as required by local regulation.

- 8. The following good housekeeping practices will be followed on site during the construction project:
a. An effort will be made to store only enough product required to do the job.
b. All materials stored on site will be stored in a neat, orderly manner in their appropriate containers and, if possible, under a roof or other enclosure.
c. Products will be kept in their original containers with the manufacturer's label.
d. Whenever possible, oil or a product will be used up before disposing of the container.
e. The manufacturer's recommendations for proper use and disposal will be followed.
9. In addition to previous notes, the following practices will be followed for spill prevention and clean-up:
a. Manufacturer's recommended methods for spill clean-up will be posted and site personnel made aware of the procedures and the location of the information and cleanup supplies.
b. Materials and equipment necessary for spill cleanup will be kept in the material storage area on site.
c. All spills will be cleaned up immediately after discovery.
d. The spill area will be kept well-ventilated and personnel will wear appropriate protective clothing to prevent injury from contact with a hazardous substance.
e. Spills of toxic or hazardous materials will be reported to the appropriate State or Local government agency, regardless of the size.
f. The spill prevention plan will be adjusted to include measures to prevent this type of spill from recurring and how to clean up the spill if there is another one.
g. The site superintendent responsible for the day-to-day operations will be the spill prevention and cleanup coordinator. He/she will designate site personnel who will receive spill prevention and cleanup training.

Duty to Inform Contractors and Subcontractors

The permittee (representative that obtains a construction general permit from the Ohio EPA) shall inform all contractors and subcontractors involved in the implementation of the Storm Water Pollution Prevention Plan (SWPPP) of the terms and conditions of this permit and the requirements of the SWPPP, including but not limited to: (a) erosion control, (b) sediment control, (c) best management practices, and (d) post-construction controls (Ohio EPA's Construction General Permit).

PERMITTED FACILITY NAME

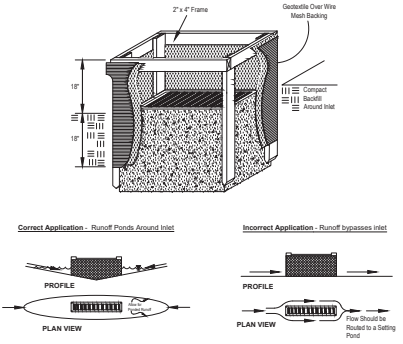
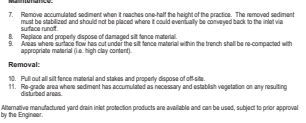
The Permittee has reviewed the conditions of the SWPPP with me and explained my responsibilities with respect to the above referenced construction activity in accordance with Ohio EPA's Construction General Permit.

Table with 3 columns: Name, Company, Title. For signature verification.

(See additional sheets for signatures as required)

Yard Drain Inlet Protection

- Installation:
1. Construct prior to upland land disturbance.
2. Excavate around the inlet to a depth of 18 inches.
3. Construct wooden frame from 2-inch x 4-inch lumber.
4. The inlet shall be placed in the 18-inch trench and the elevation of the top of the grate to be noted.
Maintenance:
7. Remove accumulated sediment when it reaches one-half the height of the practice.
8. The removed sediment shall be collected and stored in a container that is closed to prevent it from being blown away.
9. The inlet shall be inspected and cleaned as necessary and establish vegetation on any resulting disturbance areas.
Removal:
10. Pull out all silt fence material and stakes and properly dispose of silt.
11. No grade areas where sediment has accumulated as necessary and establish vegetation on any resulting disturbance areas.



Certification and Notification

I certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gathered and evaluated the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, I am satisfied that the information submitted is true, accurate, and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations.

Name: _____ Title: _____
Signature: _____ Date: _____

Repeat as needed for multiple construction operators at the site

SWPPP Amendment Log

Table with 5 columns: Amendment No., Description of the Amendment, Date of Amendment, Amendment Prepared by (Name) and Title, Description of Stabilization Measure and Location. Includes sub-headers for Date Grading Activity Initiated and Date When Grading Activity Ceased.

Grading and Stabilization Activities Log

CVE CHAGRIN VALLEY ENGINEERING, LTD. Creative Engineers, Intelligent Solutions. 17750 E. Waterloo Rd., Suite 100, Westlake, OH 44091-1997. Phone: 440.339.1997. Fax: 440.339.1998. www.cve-engineering.com

RESUBMIT COUNTY SUBMITTAL DDM SMITH RD. WAREHOUSE EXPANSION CITY OF MEDINA COUNTY OF OHIO STATE OF OHIO

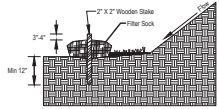
DESIGNED BY: SWPPP NOTES & DETAILS DRAWN BY: DDM SMITH RD. WAREHOUSE EXPANSION CHECKED BY: CITY OF MEDINA DATE: 06/16/2022 SCALE: AS NOTED PROJECT NUMBER: 22217 Drawing Name: 22217 Master.dwg SHEET: 6 TOTAL SHEETS: 7

Filter Sock

- Installation:**
- Install prior to upslope land disturbance.
 - Filter sock shall be a minimum 17" diameter, 3 to 5 ft continuous, tubular, HDPE 38 knot lashed mesh nesting material, biodegradable. The compact material used shall be washed, galled, and free of any natural contaminants or other materials toxic to plant growth. They shall be derived from well decomposed source of organic matter and consist of particles ranging from 38 mesh to 2 inches.
 - Place continuous lengths of filter sock on a level or across slopes, generally parallel to the base of the slope or other affected area. On slopes approaching 3:1, additional socks shall be provided at the top and as needed mid-slope.
 - To prevent flow around ends, extend each end of a continuous length of filter sock upslope (90° to the contour) at least 1 foot in vertical elevation or 10 feet in horizontal distance, whichever is sufficient, from flowing ground to the ends.
 - Install all sock per the manufacturer's recommendations. The installation procedures below provide a general idea of how to install filter sock.
 - Drive wooden stakes (min. 36 inch length, 2 inch x 2 inch diameter of good quality) into the middle of the filter sock every 10 feet, and at the start and end of the filter sock. In the scenario when staking is not feasible, i.e., on permanent heavy concrete blocks shall be used behind the filter sock for stabilization.
 - Stake shall be embedded a minimum of 6 inches into the ground.
 - When it is necessary to join two separate lengths of filter sock to form a continuous run, the ends of two separate links shall be joined together by overlapping them 2 inches and stapling the ends.

- Maintenance:**
- Remove accumulated sediment when it reaches 1/3 the height of the filter sock. The removed sediment must be stabilized and should not be placed where it could eventually be conveyed back to the filter sock via surface runoff.
 - Monitor and properly dispose of damaged filter sock material.
 - Areas where surface flow has cut under the filter sock, the erosion area shall be re-compacted with appropriate material (i.e. high clay content).

- Removal:**
- Remove filter sock material and debris and properly dispose of off-site. Filter sock compost material may be deposited on site in such a way to facilitate and not obstruct seedlings.
 - Re-grade area where sediment has accumulated as necessary and establish vegetation in any resulting disturbed areas.



Stabilized Construction Entrance

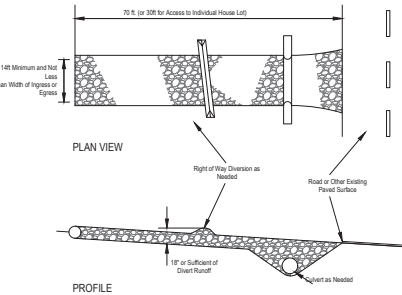
- Installation:**
- ODOT P-15 2.5 inch stone or recycled concrete equivalent shall be placed at a minimum 6-inch thickness for light duty use or at least 70 inch thickness for heavy duty use.
 - The entrance shall be as long as required to establish high traffic areas (3.0 ft minimum on a single vertical turn, 10.0 ft minimum elsewhere). The entrance shall be at least 14 feet wide, but not less than the full width, at locations where ingress or egress occur.
 - A geotextile shall be placed over the entire area prior to placing stone. It shall be composed of strong poly-polymeric fibers and meet the following specifications:

| | |
|---------------------------|------------------------------|
| Minimum tensile strength | 200 lbs |
| Minimum puncture strength | 40 lbs |
| Minimum tear strength | 60 lbs |
| Minimum burst strength | 300 lbs |
| Minimum elongation | 20 % |
| Equivalent opening size | ETS < 0.075 mm |
| Permeability | 1 x 10 ⁻¹² cm/sec |

4. If needed, a pipe or culvert shall be constructed under the entrance to prevent surface water from flowing across the entrance into onto paved surfaces.
5. If needed, a water bar shall be constructed to prevent surface water from flowing along the length of the entrance onto paved surfaces.

- Maintenance:**
- Top dress with additional stone as site conditions demand.
 - Remove mud tracked onto public streets immediately by scraping or sweeping.
 - Ensure the ends of the temporary curbs (pipe if utilized) are not blocked and the pipe is free of debris.

- Removal:**
- The entrance shall remain in place until the disturbed area is stabilized or replaced with a permanent roadway or entrance.
 - Put all construction entrance material and properly dispose of off-site. Stone can be hauled into the surrounding landscape as site conditions allow.
 - Re-grade the area as necessary and establish vegetation on any resulting disturbed areas.



Soil Stabilization

- Guidelines for Permanent Seeding**
- Disturbed areas must be permanently stabilized as specified in the following table:

| Area requiring permanent stabilization: | Time frame to apply erosion controls: |
|--|---|
| Any area that will be exposed for one year or more: | Within seven (7) days of the most recent disturbance. |
| Any area within fifty (50) feet of a surface water of the state and all final grade: | Within two (2) days of reaching final grade. |
| Any area of final grade: | Within seven (7) days of reaching final grade within that area. |

2. Reduce soil compaction as much as possible so as to promote infiltration, which will aid in seed germination and long-term survivability. Topsoil shall be applied where needed to a minimum of 2 inches (2.0) feet from them.
3. Lane and fertilizer requirements should be determined through soil testing. If either is necessary, they should be worked into the soil to a depth of 3 inches.
4. Optimal seeding dates are from March 1 to May 31 and Aug 1 to September 30. However, with the use of mulch and irrigation, germination may be made at any time during the growing season. Application of permanent seeding and dormant seeding shall include mulch, which shall be applied during or immediately after seeding.
5. Seeding shall not be started between October 1 and November 20. Although germination of seed is likely, it will likely not survive the winter.
6. To complete a dormant seeding, increase the seeding rates by 50% and only apply them after November 20 and before March 15. Seedbed preparation can take place any time prior to seeding.
7. Seeded areas shall be inspected for failure and vegetation shall be re-established as needed. Depending on site conditions, it may be necessary to irrigate, fertilize, overseed, or re-establish planting in order to provide permanent vegetation for adequate erosion control.
8. Maintenance fertilization rates shall be established by soil test recommendations.

Suggested rates for permanent seedings (other approved species may be substituted):

| Seed Mix | Seeding Rate | |
|-----------------------------|--------------|---------------------------|
| | lbs./Acres | lbs./10000ft ² |
| (General Use) | | |
| Cresting Red Fescue | 20-40 | 1/2 - 1 |
| Domestic Ryegrass | 10-20 | 1/4 - 1/2 |
| Kentucky Bluegrass | 20-40 | 1/2 - 1 |
| (Lawns - Shaded areas) | | |
| Kentucky Bluegrass | 100-120 | 2 |
| Cresting Red Fescue | 100-120 | 1 1/2 |
| (Lawns) | | |
| Kentucky Bluegrass | 100-120 | 2 |
| Perennial Ryegrass | 100-120 | 2 |
| (Steep Banks or Cut Slopes) | | |
| Tall Fescue | 40-50 | 1 - 1 1/2 |
| (Road Ditches and Swales) | | |
| Tall Fescue | 40-50 | 1 - 1 1/2 |

Guidelines for Temporary Seeding

1. Disturbed areas must be temporarily stabilized as specified in the following table:

| Area requiring temporary stabilization: | Time frame to apply erosion controls: |
|--|--|
| Any disturbed area within fifty (50) feet of a surface water of the state and not final grade: | Within two (2) days of the most recent disturbance if that area will remain idle for more than fourteen (14) days. |
| Within seven (7) days of any of the following: | Within seven (7) days of the most recent disturbance within the area. |
| For all construction activities, any disturbed area, including soil stockpiles that will be dormant for more than fourteen (14) days but less than one year, and not within fifty (50) feet of a surface water of the state. | At least seven (7) days prior to transfer of permit coverage for the individual lot(s). |
| Disturbed areas that will be idle over winter. | Prior to the onset of winter weather. |

- Note:** Where vegetative stabilization techniques may cause structural instability or are otherwise unobtainable, alternative stabilization techniques must be employed. These techniques may include mulching or erosion matting.
2. The seeded should be to use as success of establishing vegetation. However, temporary seeding shall not be postponed if ideal seedbed preparation is not possible.
 3. Establishment of temporary vegetation may require the use of soil amendments. Soil tests should be taken on site to predict the need for lime and fertilizer.
 4. When feasible, seed that has been broadcast shall be covered by raking or dragging and then lightly tamped into place using a roller or cultipacker.
 5. Application of temporary seedings shall include mulching, which shall be applied during or immediately after seeding.
 6. Seeded areas shall be inspected for failure and vegetation shall be re-established as needed. Depending on site conditions, it may be necessary to irrigate, fertilize, overseed, or re-establish planting in order to provide permanent vegetation for adequate erosion control.

Suggested rates for temporary seedings (other approved species may be substituted):

| Seeding Dates | Seed Mix | Seeding Rate | |
|-------------------------|-----------------|---|--------------------------|
| | | Per Acre | lbs./1000ft ² |
| March 1 to August 15 | Oats | 4 lbs/acre | 3 |
| | Tall Fescue | 40 lbs | 1 |
| | Annual Ryegrass | 40 lbs | 1 |
| August 16 to November 1 | Rye | 2 lbs/acre | 3 |
| | Tall Fescue | 40 lbs | 1 |
| | Annual Ryegrass | 40 lbs | 1 |
| November 1 to Spring | Seeding | Use mulch only, sodding practices, or dormant seeding | |

Guidelines for Mulching

1. Mulching shall be applied after seedbeds have been prepared and seed has been applied. It can also be used as a stand-alone practice to provide a temporary cover over bare areas. Erosion control matting shall be used in lieu of mulch cover in areas that exhibit velocities higher than 3.5 feet/second.
2. Straw mulch shall be unrotted and applied uniformly at 2 tons/acre or 90-lbs/1000 ft² (3-bales).
3. Wood chips shall be applied uniformly at a rate of 2 tons/acre.
4. Straw mulch shall be anchored immediately to minimize loss by wind or runoff. Acceptable means of anchoring include disking, comping, netting, synthetic binders, and wood cellulose fibers.
5. Mulch shall be re-applied in areas where it has been displaced by surface flow and/or wind.

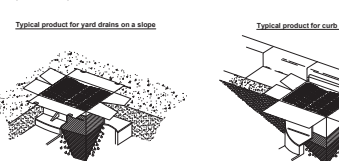
Inlet Protection for Curb Drains & Yard Drains Situated on a Slope

- Installation:**
1. Remove the grate from the catch basin.
 2. Insert the filtration sock into opening of catch basin. Some products require the filtration sock be slipped over the catch basin.
 3. If the grate fits into catch basin while wearing off necessary support straps remove the catch basin or top of the curb.
 4. If necessary, insert rebar through the support straps to provide support and ensure the filtration sock does not fall into catch basin or into street.

- Maintenance:**
4. The filtration sock must be emptied when it is 1/3 full of sediment and debris. Sacks are typically manufactured with flapping straps.
 5. To empty the sack, remove the grate, lift the sack of the catch basin via the flapping straps and haul to an appropriate area.
 6. Turn inside out with the dumping device provided.
 7. The filtration sock must be replaced if it is torn, otherwise the sack can be used multiple times.

- Removal:**
7. Pull out all inlet protection material and properly dispose of off-site.
 8. Re-grade areas where accumulated sediment has been present as necessary and establish vegetation on any resulting disturbed areas.

The following diagrams provide a general idea of how to install and maintain a variety of permanent storm drain catch protection products. Be sure to implement erosion controls that are appropriate for other curb cuts or grade-draw areas. Manufacturer's specifications for the product of choice should be followed.



Concrete Washout Areas

- Installation:**
1. Concrete wash water shall not be allowed to flow to streams, ditches, storm drains, or any other water conveyance and washout pits shall be installed a minimum of 100 feet from them.
 2. Field tile or other subsurface drainage structures within 10 ft. of the sump shall be cut and plugged.
 3. Ensure a stable path is provided for concrete trucks to reach the washout area.
 4. A highly visible sign post reads "Concrete Washout Area" shall be erected adjacent to the washout pit.
 5. Surface runoff generated from spillage areas shall be diverted away from below-grade washout pits so as not to flow into them.
 6. A single contained washout area may be utilized for multiple subsides.

- Maintenance:**
7. The washout pit must be inspected daily and after heavy rains to check for blocks. Identify if any plastic things and obstructions have been damaged by construction activities, and determine whether they are to be removed. If not, they should be removed.
 8. If 75% of the original volume of the washout pit is filled, wash water should be vacuumed off or allowed to evaporate to avoid overflow. These 75% of the original volume has hardened. If it can be removed and properly disposed of. Check the hardened concrete is removed. The liner will need to be replaced if torn. A new pit must be constructed if the original structure is no longer suitable.
 9. Before heavy rains, the washout container's liquid should be lowered, or the container should be covered to avoid an overflow during the event.

- Removal:**
1. Once the washout pit is no longer needed, ensure all washout material has completely hardened, then remove and properly dispose of it as directed. If these materials are used, they can be spread as mulch.
 2. Plasticized containers specifically designed for concrete washout collection may be used subject to prior approval by the Engineer. Follow the manufacturer's suggestions for installation, maintenance and removal procedures.

Sizing of Concrete Washout Pits

| Below-grade (24' depth) | Above-grade (24' depth) | | | | | |
|-------------------------|---|------------|-------------|---|------------|-------------|
| | # of concrete trucks expected to be washed out on site* | Width (ft) | Length (ft) | # of concrete trucks expected to be washed out on site* | Width (ft) | Length (ft) |
| 2-4 | 3 | 3 | 3 | 2 | 3 | 3 |
| 4-6 | 4 | 4 | 4 | 3-4 | 4 | 4 |
| 6-7 | 5 | 5 | 5 | 5-6 | 5 | 5 |
| 8-10 | 6 | 6 | 6 | 7-8 | 6 | 6 |
| 11-14 | 7 | 7 | 7 | 9-11 | 7 | 7 |
| | | | | 12-15 | 8 | 8 |

*For small projects using a maximum of only one truckload of concrete or filling on-site mixing, sizing of equipment may take place on the lot without a pit, provided it can be done a minimum of fifty (50) feet away from any water conveyances.

Roller Erosion Control Products (RECP)

- Installation:**
1. The instructions and diagrams below provide a general idea of how to install a variety of roller erosion control products. However, the manufacturer's specifications for the product of choice should be followed.
 2. The selected material shall be appropriate for the conditions that will be able to withstand any erosion caused by runoff from a 10-year, 24-hour storm event.
 3. The selected material shall be applied in accordance with the manufacturer's (i.e. stippled) and as appropriate for the site conditions. Generally, every square yard of material should have 1-2.5 anchors, dependent on slope.
 4. Apply appropriate seed mixture to the prepared seedbed prior to installing RECP's.

- For slope installation:**
1. Install RECP on the slope with a minimum 3-inch overlap with adjacent rolls. Allow the RECP to remain loose (do not pull taut) and staple the rolls across every 6-inches.
 2. Install RECP in trench cuts and other areas where there are any erosion check slots, staple on 12-inch centers and backfill the trench and compact the soil.
 3. Unroll RECP over the slope with a minimum 3-inch overlap with adjacent rolls. Allow the RECP to remain loose (do not pull taut) and staple the rolls across every 6-inches.
 4. Unroll RECP in trench cuts and other areas where there are any erosion check slots, staple on 12-inch centers and backfill the trench and compact the soil.
 5. Install RECP in bottom trench, staple on 12-inch centers, backfill the trench and compact the soil.

- For channel installation:**
1. Excavate final and install anchor trench across the lower and upper ends of the project area.
 2. Excavate intermittent erosion check slots (6-inches by 6-inches) at a minimum of 50ft centers down the channel slope.
 3. Excavate longitudinal channel side slots (6-inches by 6-inches) along both sides of the channel, connecting the RECP over the crest of top of the channel's side slopes (when possible).
 4. Unroll RECP in trench cuts and other areas where there are any erosion check slots, staple on 12-inch centers and backfill the trench and compact the soil.
 5. Roll out RECP beginning in the center of the channel toward an intermittent erosion check slot. Do not pull taut.
 6. Unroll RECP into position with 6-inch overlap with adjacent rolls. Allow the RECP to remain loose (do not pull taut) and staple the rolls across every 6-inches.
 7. At the top of channel side slopes install intermittent RECP in the longitudinal anchor slots, anchoring every 24-inches.
 8. Install RECP in intermittent erosion check slots, staggered on each anchor slot, backfill the trench and compact the soil.
 9. Overlap RECP ends a minimum of 12-inches (upside RECP on top). Begin all new rolls in an erosion check slot, double anchor every 12-inches, backfill the trench, and compact the soil.
 10. Install RECP in down slope trench, staple on 12-inch centers, backfill the trench and compact the soil.
 11. The ends shall be checked, graded and prepared in such a manner to maintain material load contact and avoid 'bridging' or 'tunneling' over obstructions.

- Maintenance:**
1. The matting, once seed germination has begun, and torn or pulled-up matting caused by excessive shear stresses and/or poor installation.
 2. Conduct regular visual inspections and maintenance and plan requirements were followed.
 3. Ensure good contact between soil and the product. If erosion is noticed under the product, properly repair the eroded area until the erosion is controlled.
 4. Ensure staking staples were followed. Install additional staples as necessary.
 5. Ensure that erosion check slots are installed as required. Repair as necessary.
 6. In channels, ensure the width of product used is sufficient. Install product up side slopes of ditch line as well as across the bottom. If the erosion persists after the installation, the installation site of the product as necessary.
 7. Replace any damaged product per required specifications. Damaged product shall be properly disposed of off-site.

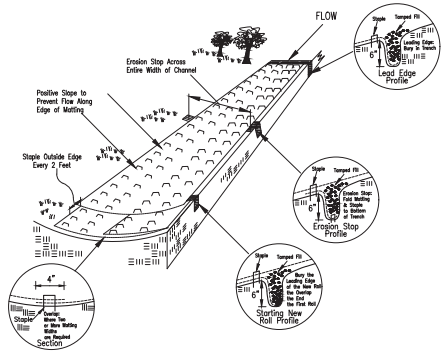
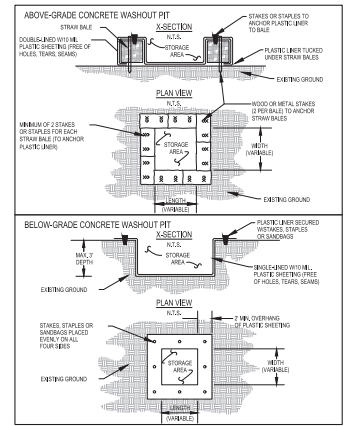
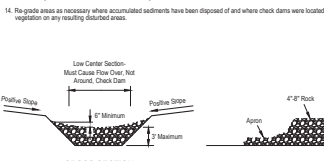
- Removal:**
12. Erosion control matting is intended to remain in place after installation and therefore should not be removed. If matting is used to anchor the matting, be aware they may work themselves out of the ground over time. If the area where matting was used is accessible to foot traffic or to be removed, it is advisable to remove the staples after the vegetation beneath the matting has become fully established. The staples can be located using a metal detector.

Rock Check Dam

- Installation:**
1. Constructed of 4 to 6-inch diameter stones, placed across the entire width of the channel. ODOT Type D stone is acceptable but should be replaced with a greater filter consisting of ODOT Type 3 or 4 to stabilize the channel.
 2. The base of the check dam shall be entrenched approximately 6-inches.
 3. Maximum height of check dam shall not exceed 3-feet.
 4. The midpoint of the rock check dam shall be a minimum of 6-inches lower than the sides in order to direct water across the center and away from the channel grade.
 5. Spacing between dams shall be as shown on the plan.
 6. When check dams are expected to be in use for an extended period of time, a Splash Apron made of stone shall be constructed immediately downstream of the check dam to prevent flows from undermining the structure. The apron should be 6-inches thick and be length two times the height of the dam.
 7. Side slopes shall be a minimum of 2:1.

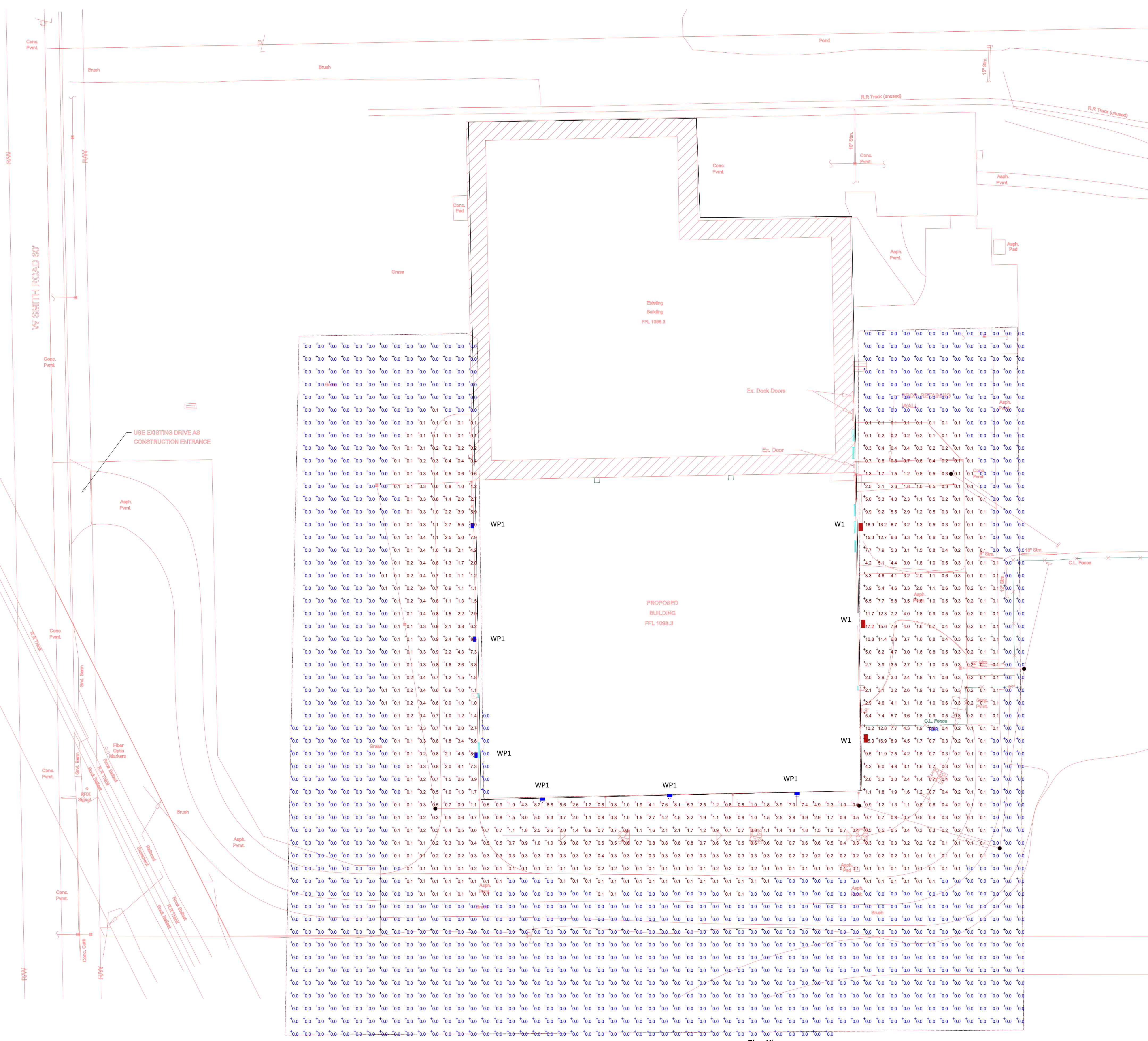
- Maintenance:**
8. Maintain required parabolic shape and minimum height per the site's application plan. Repair as necessary.
 9. Ensure that flow is passing over the center of the check dam. If flow discharges, replace as necessary.
 10. Ensure that erosion is not occurring at the downstream toe or along the check dam. If erosion is occurring, properly repair eroded areas. Decrease spacing of check dams by adding additional structures.
 11. Sediment shall be removed from behind the check dam once it accumulates to one-half the original height of the check dam.

- Removal:**
12. The time at which check dams can be removed is dependent upon stabilization techniques (refer to the plan). In conveyance channels that are not needed, the check dams can be left in place. Otherwise, they can be left in place. Otherwise, they can be left in place.





Discount Drugmart Warehouse
Expansion Light Levels
Medina, OH



Plan View
Scale - 1" = 40'

| Symbol | Label | Quantity | Manufacturer | Catalog Number | Description | Lumens Per Lamp | Light Loss Factor | Wattage |
|--------|-------|----------|----------------------------|---|--|-----------------|-------------------|---------|
| | WP | 6 | Keystone Technologies LLC | KT-WPLED100-M2-840-VDIM | Architectural 100W Full-Cutoff LED Wall Pack | 12773 | 1 | 101.55 |
| | W1 | 3 | Keystone Technologies, LLC | KT-ALED210-L2-OSA-NM-840-VDIM (T4) 120V | Shoe Box Style Wall Mounted | 29757 | 1 | 206.94 |

| Statistics | | | | | | |
|-------------|--------|--------|---------|--------|---------|---------|
| Description | Symbol | Avg | Max | Min | Max/Min | Avg/Min |
| All Points | + | 0.6 fc | 17.2 fc | 0.0 fc | N/A | N/A |

ALL FIXTURES ARE MOUNTED AT 20 FEET AFF

Page 1 of 6

KEYSTONE LIGHT MADE EASY | **XFiT** WP1

KT-WPLED100-M2-8XX-VDIM
ARCHITECTURAL FULL-CUTOFF LED WALL PACK

DESCRIPTION
Architectural 100W Full-Cutoff LED Wall Pack | 120-277V Input | 4000-5000K | Medium Housing | Bronze Finish | Wide Optic Lens

APPLICATION
Building mount for exterior illumination (perimeters, pathways, loading docks, and other general security lighting requirements)

PRODUCT FEATURES

- Architectural full cutoff design that improves building appearance and optimizes functional light distribution
- Heavy duty die cast aluminum housing with (5) 1/2" threaded conduit hubs: (1) on back and (1) on all four sides
- Powered by Keystone 0-10V dimming LED drivers
- Dark Sky friendly performance that eliminates undesirable sky glow and glare
- Features one translucent 3/4" threaded plug with anti-yellowing agent for use with photocell accessory KT-WPLED-PS-UV-KO, sold separately
- Precision-crafted optical lens that provides wide distribution pattern ideal for increased fixture spacing and uniformity
- Covers footprint of mid-size HID wallpacks
- Ambient operating temperature: -40°C/-40°F to 50°C/122°F
- UL Certified for wet locations; IP65 rated
- Fixture impact rating IK08
- Power Factor: >0.95
- THD: <20%
- LED chip lifetime: L70 >100,000 hrs @ 25°C/77°F ambient fixture temperature
- Meets FCC Part 15, Part B, Class A standards for conducted and radiated emissions

PRODUCT SPECIFICATIONS

| Catalog Number | Wattage | Lumens | Lumens/Beta 90 | Dimming | CCT | Efficacy | CRI | Housing Color | Input Voltage | Rated Life | Legacy Equipment |
|-------------------------|---------|--------|----------------|---------|-------|----------|-----|---------------|---------------|------------|------------------|
| KT-WPLED100-M2-840-VDIM | 100W | 12500 | 12410 | 0-10V | 4000K | 125 lm/W | >80 | Bronze | 120-277V | 50,000 hrs | 400W MH |
| KT-WPLED100-M2-850-VDIM | | 13000 | 12900 | | 5000K | 130 lm/W | | | | | |

Keystone Technologies • Philadelphia, PA • Phone (800) 464-2680 • www.keystonetechnology.com
Specifications subject to change. Last revised on 01.23.23

Page 1 of 9

KEYSTONE LIGHT MADE EASY | **XFiT** W1

KT-ALED210-L1-X-NM-8XX-VDIM
LED AREA LIGHT FIXTURES

DESCRIPTION
Compact 210W High-Performance LED Area Light | 120-277V Input | Bronze Housing | Multiple Mounting, Optics, and Control options

APPLICATION
Pole-mount or structure-mount outdoor illumination needs (including parking lots, auto dealerships, pathways, roadways, recreational venues, and other general area lighting requirements)

PRODUCT FEATURES

- Compact, low-profile design delivers high-performance illumination and improves application site aesthetics
- Heavy-duty, die-cast aluminum housing with ample heat sinking for enhanced thermal performance
- True UO design for dark sky friendly performance eliminates undesirable sky glow
- Integrated NEMA/ANSI C13610 3-pin twist-lock receptacle with shoring cap, standard on all fixtures, simplifies ordering requirements for photo control needs
- Precision-crafted optics, available with type III, IV, and V patterns, to meet diverse requirements from general purpose to specification-grade applications
- Integral latch design for hassle-free, hinged access to driver compartment
- Four contractor-friendly mounting options available (sold separately): slip fitter mount, adjustable pole mount for square and round poles, fixed pole mount for square and round poles, and trunnion mount
- Bi-level occupancy sensors and twist-lock photocell accessories available
- Reversible glare shield available, suitable for backside (house-side) or frontside (street-side) shielding
- Powered by Keystone 0-10V dimming LED driver featuring 12V AUX power tap, 6KV surge protection
- Ambient operating temperature: -40°C/-40°F to 50°C/122°F
- UL Certified for wet locations, IP65
- 0-10V dimming, 10% min
- Power factor: >0.95
- THD: <20%
- LED chip lifetime: L70 >100,000 hrs @ 25°C/77°F ambient fixture temp
- Meets FCC Part 15, Part B, Class A standards for conducted and radiated emissions

ELECTRICAL SPECIFICATIONS

| Catalog Number | Wattage | Lumens | Efficacy | Dimming | Color Temp | CRI | Dist Type* | Input Voltage | Rated Life | Legacy Equipment | Housing Color* | Additional Feature |
|-----------------------------|-----------|----------|----------|---------|------------|-----|------------|---------------|------------|------------------|----------------|--|
| KT-ALED210-L1-3-NM-840-VDIM | 28,800 lm | 138 lm/W | 4000K | II | | | | | | | | |
| KT-ALED210-L1-3-NM-850-VDIM | 29,800 lm | 140 lm/W | 5000K | II | | | | | | | | |
| KT-ALED210-L1-3-NM-840-VDIM | 29,900 lm | 139 lm/W | 4000K | III | | | | | | | | |
| KT-ALED210-L1-3-NM-850-VDIM | 29,910 lm | 141 lm/W | 5000K | III | | | | | | | | |
| KT-ALED210-L1-4-NM-840-VDIM | 29,900 lm | 139 lm/W | 4000K | IV | >80 | | 120-277V | 50,000 hrs | 400-750W | Bronze | | 0-10V external surge protection included |
| KT-ALED210-L1-4-NM-850-VDIM | 29,910 lm | 141 lm/W | 5000K | IV | | | | | | | | |
| KT-ALED210-L1-5-NM-840-VDIM | 28,800 lm | 140 lm/W | 4000K | V | | | | | | | | |
| KT-ALED210-L1-5-NM-850-VDIM | 28,820 lm | 142 lm/W | 5000K | V | | | | | | | | |

* Fixtures with Type 2 (II) and Type 4 (IV) optics are available and assembled to order. Lead times may apply. Please see catalog number breakdown for full ordering code details.
** Fixtures (slip fitter mount) with alternate housing colors are available and made to order. Extended lead times apply. Please see catalog number breakdown for full ordering code details.

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Specifications subject to change. Last revised on 07.27.23

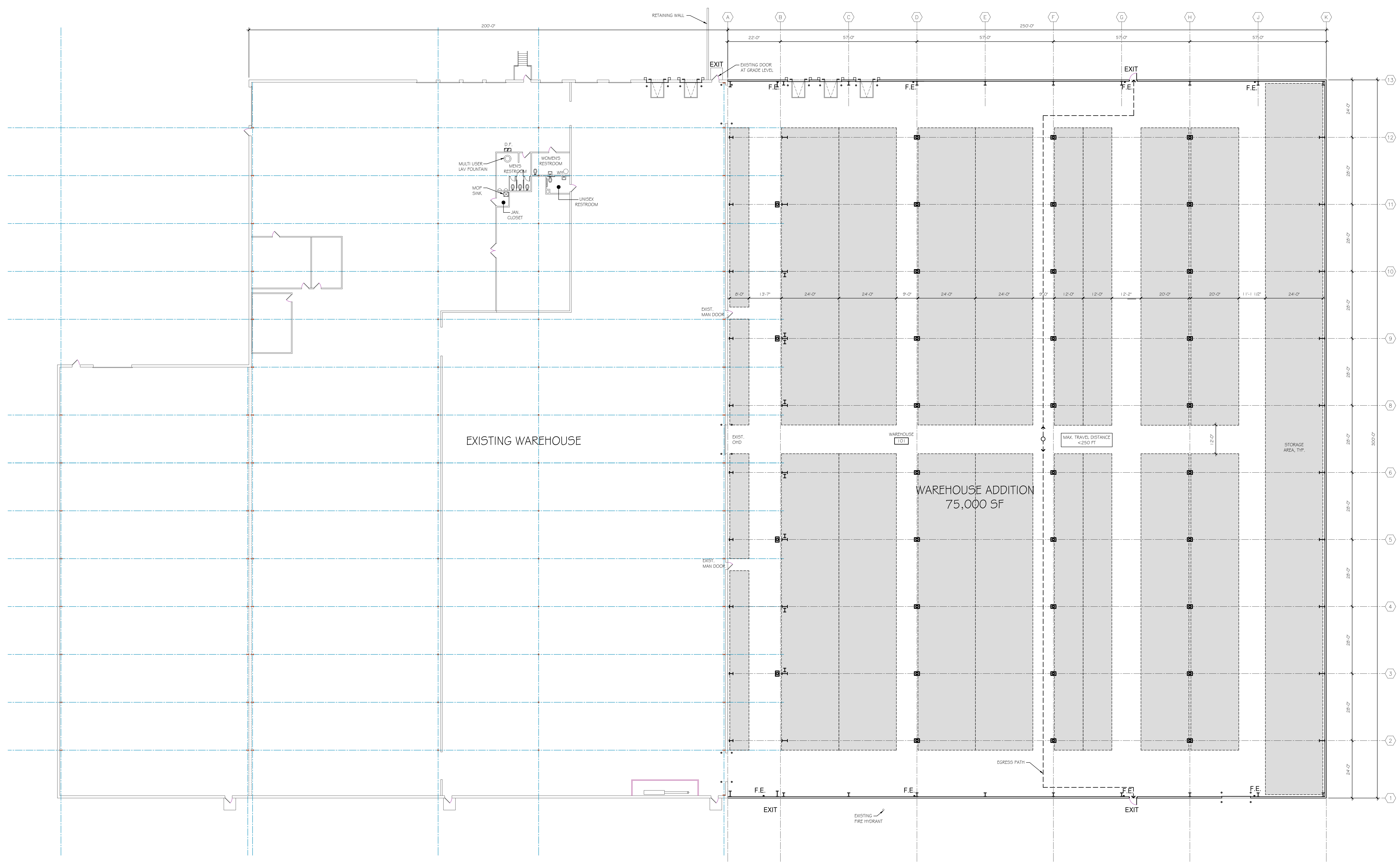
Designer
AEG, Ltd
Date
10/23/2023
Scale
Not to Scale
Drawing No.
PBP1
Summary

FIRE EXTINGUISHERS

PORTABLE FIRE EXTINGUISHERS HAVING A GROSS WEIGHT NOT EXCEEDING 40 LBS SHALL BE INSTALLED SO THAT THEIR TOPS ARE NOT MORE THAN 6'7" A.F.F.

HAND-HELD PORTABLE FIRE EXTINGUISHERS HAVING A GROSS WEIGHT EXCEEDING 40 LBS SHALL BE INSTALLED SO THAT THEIR TOPS ARE NOT MORE THAN 42" A.F.F.

HAND-HELD PORTABLE FIRE EXTINGUISHERS, NOT HOUSED IN CABINETS, SHALL BE INSTALLED ON THE HANGERS OR BRACKETS SUPPLIED. HANGERS OR BRACKETS SHALL BE SECURELY ANCHORED TO THE MOUNTING SURFACE IN ACCORDANCE WITH THE MFG.'S INSTALLATION INSTRUCTIONS.



**DISCOUNT DRUG MART
WAREHOUSE EXPANSION**
1035 W Smith Rd
Medina, OH 44256

DAVID PONTIA, #9310464
EXPIRATION DATE 12/31/2023

PONTIA
ARCHITECTURE
39 E Main Street, Suite 101
New Albany, Ohio 43054
614-245-9273

SHEET TITLE
**OVERALL BUILDING
FLOOR PLAN/
LIFE SAFETY PLAN**

SHEET INFORMATION

| | |
|----------------|---------------|
| PROJECT NUMBER | 2237 |
| DRAWN BY | SBT |
| CHECKED BY | GP |
| SCALE | AS NOTED |
| ISSUE FOR | ZONING REVIEW |
| DATE | 11-01-2023 |
| REVISIONS | |

SHEET NUMBER

LIFE SAFETY PLAN 
1/16"=1'-0"

A1.0

**DISCOUNT DRUG MART
WAREHOUSE EXPANSION**
1035 W Smith Rd
Medina, OH 44256

- ### CONSTRUCTION GENERAL NOTES
- ALL DIMENSIONS WITNESSED FACE OF STUD (U.N.O.).
 - PROTECT ALL EXISTING WORK AND FINISHES.
 - THE CONTRACTOR IS RESPONSIBLE FOR VERIFYING ALL DIMENSIONS AND CONDITIONS RELATING TO CONSTRUCTION AND SERVICE TO THE SITE.
 - ALL MATERIALS AND WORK SHALL COMPLY WITH GOVERNING CODES. NO WORK SHALL BE COVERED UNTIL APPROVED BY LOCAL INSPECTORS.
 - PROVIDE FIRE EXTINGUISHERS WHERE INDICATED ON FLOOR PLAN. VERIFY TYPES, QUANTITIES AND LOCATIONS WITH LOCAL AUTHORITIES PRIOR TO INSTALLATION AND CONFIRM WITH OWNER WHO IS TO PROVIDE THEM.
 - PROVIDE TACTILE EXIT SIGNAGE AT EACH DOOR TO AN EGRESS STAIRWAY, AN EXIT PASSAGEWAY AND ALL EXIT DISCHARGE POINTS.
 - EXISTING HI-LO DRINKING FOUNTAIN LOCATED IN EXISTING WAREHOUSE. SEE OVERALL BUILDING PLAN A.1.0.
 - MOP SINK LOCATED IN EXISTING WAREHOUSE JANITOR CLOSET. SEE OVERALL BUILDING PLAN A.1.0.
 - ALL STEEL STUDS ARE TO BE BRACED ACCORDING TO MANUFACTURER'S LIMITING HEIGHT. STUD WALLS ARE TO BE BRACED TO STRUCTURE.
 - PROVIDE WOOD BLOCKING SUPPORTS AS REQUIRED FOR ALL WALL-MOUNTED ITEMS.
 - DOCK DOOR AND EXIT STAIR LOCATIONS SHALL BE DIMENSIONED ON THE METAL BUILDING SHOP DRAWINGS. LOCATIONS SHOWN ON FLOOR PLAN ARE FOR GENERAL REFERENCE ONLY UNLESS SPECIFICALLY DIMENSIONED.
 - ALL METAL DECKING TO HAVE A FACTORY PRIME PAINTED WHITE FINISH.
 - INTERIOR EXPOSED STRUCTURAL STEEL PANEL SHALL BE PAINTED WITH COMPATIBLE SHERWIN WILLIAMS PAINT. COLOR SELECTED BY OWNER & ARCHITECT.
 - INTERIOR COLUMNS TO BE PAINTED SAFETY YELLOW TO 12'-0" A.F.T. VERIFY COLUMN AND WALL PAINTING AND SIGNAGE REQUIREMENTS AT FIRE EXTINGUISHER LOCATIONS WITH LOCAL AUTHORITY HAVING JURISDICTION.
 - REFER TO STRUCTURAL, PLUMBING, MECHANICAL, ELECTRICAL AND FIRE PROTECTION DRAWINGS FOR ADDITIONAL EQUIPMENT LOCATIONS AND INFORMATION.
 - REFER TO BUILDING ELEVATIONS AND MECHANICAL DRAWINGS FOR LIGHTER LOCATIONS AND SIZES. COORDINATE OPENING SIZES AND INSTALLATIONS WITH F.E.M.B. MANUFACTURER.
 - REFER TO CIVIL DRAWINGS FOR SIDEWALK LOCATIONS.
 - ELECTRICAL CONTRACTOR TO COORDINATE LIGHT FIXTURE LOCATIONS WITH MECHANICAL EQUIPMENT PRIOR TO INSTALLATION.
 - FRAMING CONTRACTOR TO COORDINATE FRAMING AROUND HVAC DUCTS, PIPES, CONDUITS AND OTHER ITEMS LOCATED ABOVE THE CEILING.
 - ALL FLASHING AND SEAMS BETWEEN SHEATHING IN COMPOSITE METAL STUD WALL CONSTRUCTION CONDITIONS TO BE TAPED AND SEALED WITH TAPE SEALANT.

- ### DEMOLITION GENERAL NOTES
- COORDINATE ALL DEMOLITION WORK WITH G.C. PRIOR TO COMMENCING WORK.
 - REMOVE ALL MATERIALS SHOWN DASHED ON THE DEMO DRAWINGS. REMOVE EXISTING CONSTRUCTION IN ITS ENTIRETY, INCLUDING ALL OUTLETS, DATA OUTLETS, THERMOSTATS, SWITCHES, ANGULAR ITEMS. REFER TO MECH. / ELECTRICAL/PLUMBING DEMOLITION NOTES.
 - PREPARE ALL SURFACES TO RECEIVE FINISHES SPECIFIED.
 - PROTECT ALL EXISTING ITEMS TO REMAIN. PATCH/REPAIR ALL ADJACENT WORK TO REMAIN THAT IS DAMAGED DURING DEMOLITION WORK.
 - WHERE REMOVING EXISTING DOOR/FRAME/HARDWARE TAG DOOR TO FRAME AND HARDWARE TO DOOR. STORE ITEMS FOR FUTURE REUSE.
 - PROVIDE TEMPORARY BRACING IN PARTITIONS WHERE NEW OPENINGS LOCATED IN BEARING WALLS. SUBMIT SUPPORT METHOD TO A/E PRIOR TO DEMOLITION AND SETTING NEW LINTELS.
 - EQUIPMENT REMOVAL INFORMATION TO BE PROVIDED BY OWNER. OWNER WILL DELINEATE EQUIPMENT TO BE REMOVED AND STORED.
 - WHERE PARTITION IS REMOVED PREPARE FLOOR TO RECEIVE NEW FINISH.
 - PROTECT ALL EXISTING ITEMS TO REMAIN. PATCH/REPAIR ALL ADJACENT WORK TO REMAIN THAT IS DAMAGED DURING DEMOLITION WORK.
 - REMOVING EXISTING FIRE EXTINGUISHERS AND CABINETS BEING REMOVED, CLEAN AND STORE. PREPARE FOR REUSE WHERE NOTED ON PLANS.
 - REMOVE ALL CEILING IN AREAS WHERE NEW CEILINGS ARE INDICATED. SALVAGE EXISTING LIGHTS AND HVAC DEVICES. REFER TO MECHANICAL AND ELECTRICAL DRAWINGS FOR INFORMATION.
 - ALL DEMOLITION WORK MUST BE COORDINATED WITH NEW WORK AS SHOWN ON THE RELATED PLANS, DETAILS AND SCHEDULES.

- ### PARTITION LEGEND
- EXISTING CONSTRUCTION TO REMAIN INTACT.
 - EXISTING CONSTRUCTION TO BE REMOVED.
 - NEW PERIMETER WALL CONSTRUCTION, REFER TO F.E.M.B. DRAWINGS FOR INFORMATION.
 - CMU WALL CONSTRUCTION, REFER TO WALL SECTIONS AND STRUCTURAL DRAWINGS FOR INFORMATION.

- ### DEMO PLAN CODED NOTES
- REMOVE EXISTING OHD IN ITS ENTIRETY.
 - REMOVE & REPLACE EXISTING SLAB ON GRADE AS REQUIRED AT NEW DOCK DOOR LOCATIONS FOR DOCK LEVELER.
 - MODIFY EXISTING METAL BUILDING EXTERIOR WALL FOR NEW INSULATED OVERHEAD DOCK DOORS. REFER TO CIVIL AND STRUCTURAL DRAWINGS FOR DEMOLITION NOTES.

- ### FLOOR PLAN CODED NOTES
- STEEL COLUMN, TYP. REFER TO STRUCTURAL DRAWINGS.
 - WAREHOUSE AREA, PROVIDE CONCRETE SLAB-ON-GRADE. REFER TO STRUCTURAL DRAWINGS.
 - DOCK DOOR WITH LEVELER AND SEALS, SEE DETAILS.
 - OVERHEAD DRIVE-IN DOOR, SEE DETAILS.
 - INSULATED MAN DOOR AND FRAME WITH EXTERIOR FROST SLAB, SEE STRUCTURAL DRAWINGS.
 - EXTERIOR METAL STAIRS, SEE DETAILS.
 - STORAGE RACKING AND EQUIPMENT PROVIDED AND INSTALLED BY OWNER, TYP.
 - WALL-MOUNTED CLASS ABC TYPE FIRE EXTINGUISHER.
 - BOLLARD, TYP. SEE DETAILS.
 - ADD BOLLARDS AT EXISTING OVERHEAD DOORS.
 - PROVIDE BLOCK INFILL AT NEW DOCK DOOR LOCATIONS TO MATCH EXISTING. SEE WALL SECTIONS AND STRUCTURAL DRAWINGS.

DAVID PONTIA, #9310464
EXPIRATION DATE 12/31/2023

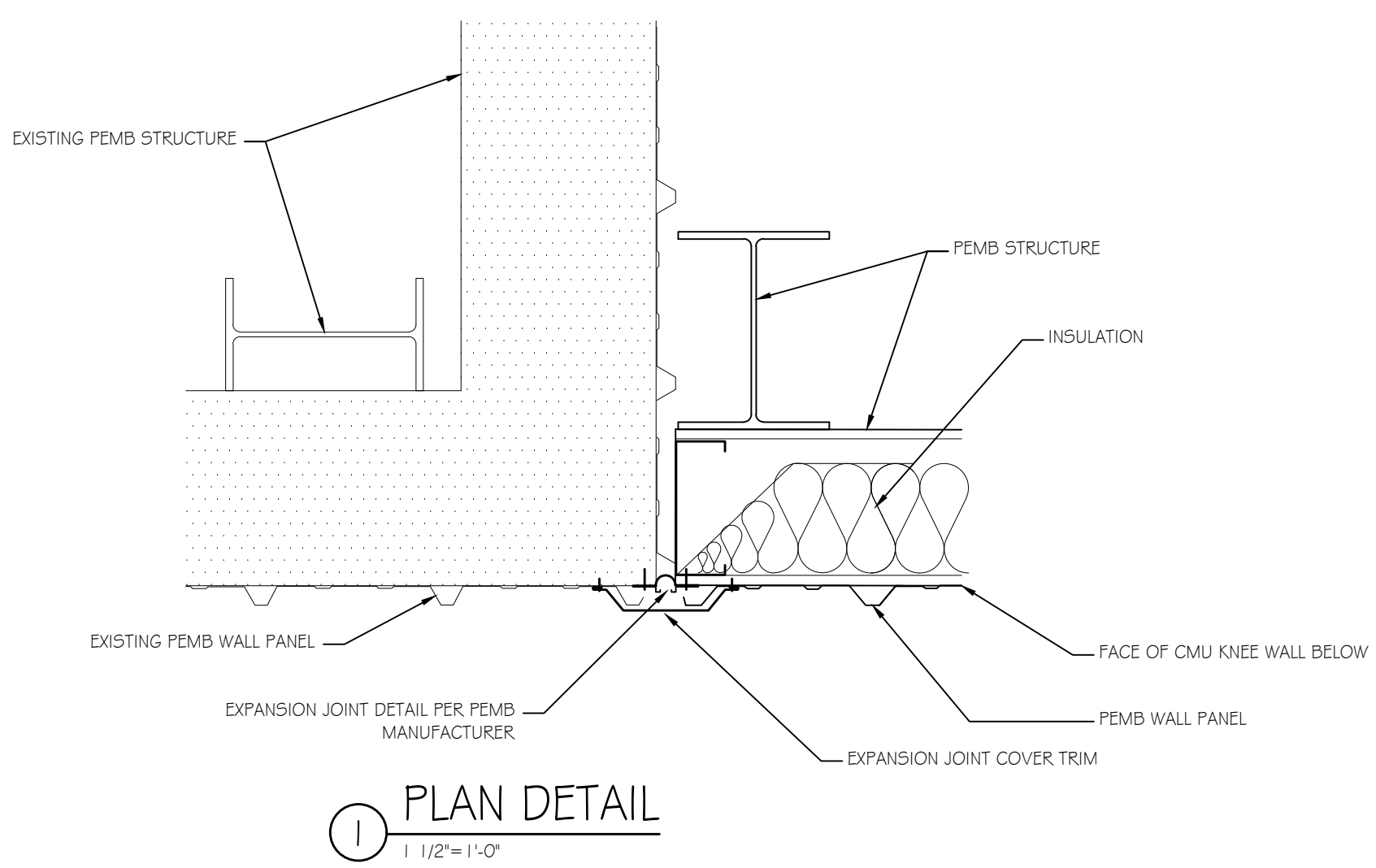
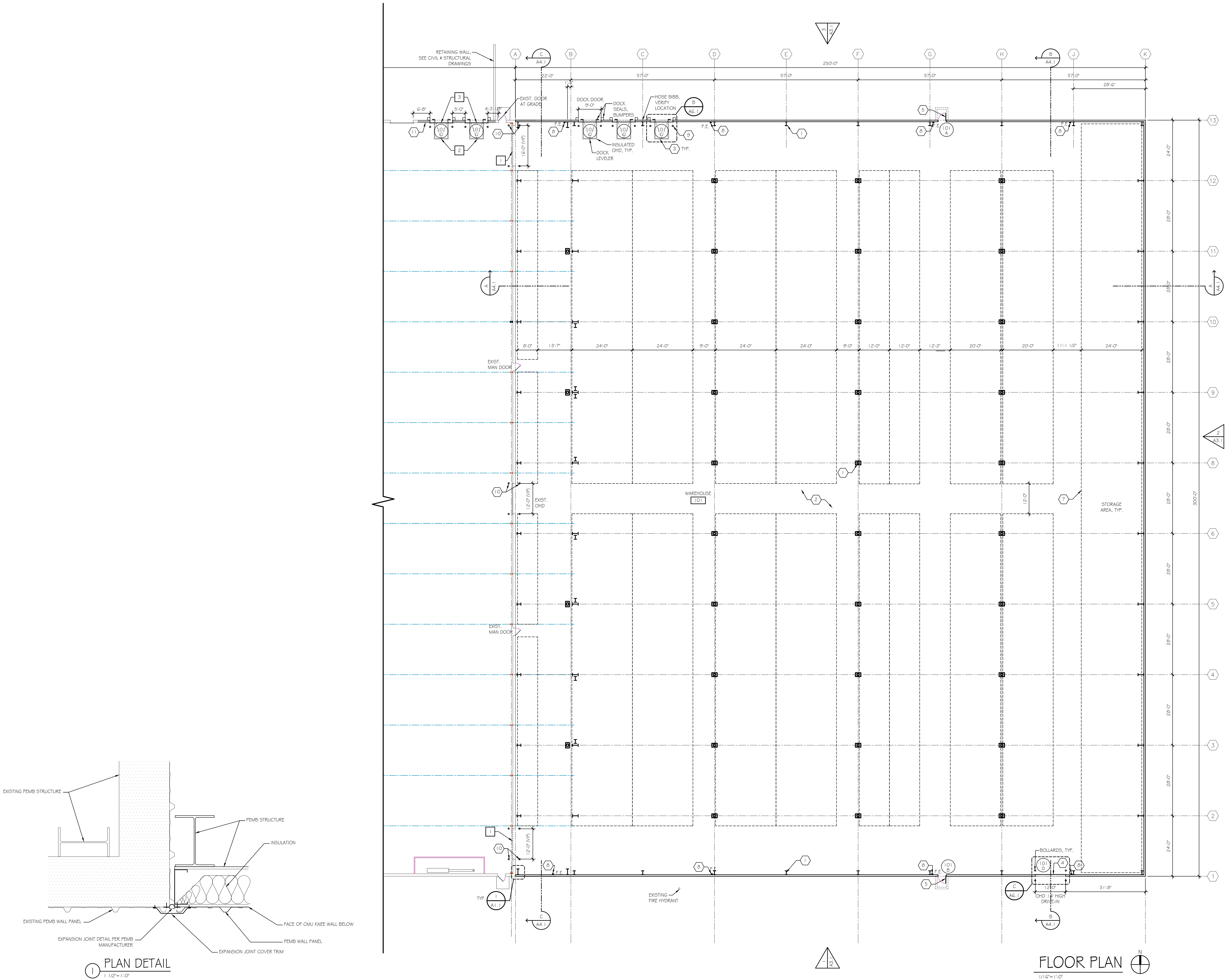


SHEET TITLE
FLOOR PLAN

SHEET INFORMATION
PROJECT NUMBER 2237
DRAWN BY SBT
CHECKED BY GP
SCALE AS NOTED
ISSUE FOR ZONING REVIEW
DATE 11-01-2023
REVISIONS

SHEET NUMBER

A1.1



FLOOR PLAN
1/16" = 1'-0"







1035





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