REGULAR MEETING OF THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF GLUCKSTADT, MISSISSIPPI

Tuesday, June 13, 2023 at 6:00 PM

Agenda

This notice and agenda of the Regular Meeting of the Mayor and Board of Aldermen is hereby given by the undersigned. Said meeting shall be held on Tuesday, June 13, 2023, at 6:00 PM in the Board Room at City Hall, located at 343 Distribution Drive, Gluckstadt, MS 39110.

The business to be brought before the meeting shall be limited to the following:

1. Call Meeting to Order and Roll Call

2. Opening Prayer and Pledge of Allegiance

3. Presented Items

A) Officer of the Month Presentation

B) Introduction of C.J. Garavelli, Candidate for Madison County Tax Collector

4. Approval of Consent Agenda Items

A) Approval of May Meeting Minutes: May 9 Regular Meeting, May 16 Special Called, May 22 Special Called and May 31 Special Called Meetings

B) Approval of Docket of Claims

C) Request for Approval of Training and Travel Reimbursement Fees: Fundamentals of Cellular Analysis, Ridgeland (Sgt. Stephen Tucker)

D) Request for Approval of Training and Travel Reimbursement Fees: Basic Cyber Investigations, Gulfport (Officer Sage Bowman)

E) Request for Approval of Training and Travel Reimbursement Fees: Advanced Criminal Investigations, Hattiesburg (Officer Kelly Jones and Sgt. Timothy Hudson)

F) Request for Approval of Training and Travel Reimbursement Fees: Rangemaster Combative Pistol Course, Raymond (Officer Sage Bowman)

G) Approval of Training, Registration and Travel Fees / Reimbursement: 2023 Mississippi Labor and Employment Law Conference, July 26-28, Gulfport (City Clerk)

5. Amendment to Budget & Monthly Budget Report

A) Consideration and Adoption of Resolution Amending FY23 Budget

B) Monthly Budget Report(s)

6. New Business

A) Consideration and Adoption, Bond Sales Resolution & Award of General Obligation Bonds

B) Discussion and Authorization to Sign (Upon Receipt of Funds), Notice to Proceed: Benchmark Construction Contract, Police Station and Municipal Court Construction

C) Discussion and Consideration: Cyber Insurance Coverage Proposal, Scott Insurance Services

D) Discussion and Consideration of Appointing an Architectural Review Board, Planning & Zoning (Request: Alderwoman Williams, Alderman Powell)

E) Request for Authorization to Advertise for Term Bids (Public Works Services, Supplies & Commodities)

F) Discussion and Approval: City Entrance Sign Proof & Quote

G) Discussion and Consideration: Proposed Traffic Calming Policy

H) Consideration and Approval: New Street Lighting for Gluckstadt Road and Ridgefield Subdivision Entrance & Entergy Quote

I) Consideration and Approval: Street Lighting for Gluckstadt Road, Ridgefield Subdivision Entrance and Highway 51 and Church Road Intersection

J) Consideration and Approval: Request to Increase Gluckstadt Fire Department Appropriation to $60,000 in FY24 (Request: Chief Henry Davis)

7. Old Business

A) Discussion and Approval: 2023 Freeport Warehouse & Industrial Tax Exemption Application Requests, Hunter and Sanhua (Tabled 5/9/23 Mtg)

B) Bear Creek Culvert Cleanout Project Bids

C) Adjudication of Private Property Cleanup Invoice - 330 Old Jackson Road

8. City Clerk, City Administration Matters (Lindsay Kellum)

A) General Update, City Administration Matters (City Clerk)

B) Monthly Privilege License Report

C) Status Update on Getting Post Office, Zip Code (Request: Alderman Slay)

D) Consideration and Approval of Engagement Letter: FY22 Audit, City of Gluckstadt (Bridgers and Goodman)

E) Discussion of City Holidays (State Statute) & Amending Employee Handbook

9. Building Official, Planning and Zoning Matters (Mike McCollum and William Hall)

A) General Update, Planning and Zoning: May Meeting (Mike McCollum)

B) Planning and Zoning Board Agenda: May 23, 2023

C) Update: May 23, 2023 Planning and Zoning Board Meeting

D) Discussion and Consideration: Amendment to Sign Ordinance

E) Consideration of Approval of Conditional Use Permit: Joni's House

F) Consideration of Approval of Dimensional Variance: Home 2 Suites, Reduction of the number of Parking Spaces

G) Consideration of Approval of Dimensional Variance: Springhill Suites, Reduction of the Number of Parking Spaces

H) Consideration and Approval: Springhill Suites Site Plan

I) Consideration and Approval: AutoZone Site Plan

10. Police Chief, Police Department Matters (Chief Wendell Watts)

A) General Update, Police Department Matters (Chief Wendell Watts)

B) Grant Status Updates, Police Department (Addie Stover)

C) Discussion of Narcotics Fund, Request for Mayor's Authorization to Access Funds as Requested by Police Department

D) Request for Vehicle Purchase, Police Department

11. Court Clerk, Municipal Court Department (Stephanie Gerlach)

A) General Court Information May 2023

12. Public Comment

13. Closed Session to Determine Need for Executive Session

A) Consideration of Job Performance and Pay Increases (Public Works Employees)

14. Adjourn

WALTER C. MORRISON, IV
MAYOR

We the undersigned Aldermen acknowledge that we were given notice of said meeting at least three (3) hours in advance thereof by a copy of this notice.

Alderwoman Bates_____

Alderman Powell_____

Alderman Slay_____

Alderman Taylor_____

Alderwoman Williams_____

ATTEST: DATE:

_____ _____

LINDSAY D. KELLUM
CITY CLERK

[Seal]

From: CJ Garavelli
To: Lindsay Kellum
Subject: Re: City of Gluckstadt Board Meeting
Date: Thursday, June 8, 2023 9:21:58 AM

Yes please. Thank you!

Sent from C.J. Garavelli

> On Jun 8, 2023, at 8:13 AM, Lindsay Kellum <lindsay.kellum@gluckstadt.net> wrote:
>
> Would you like to attend the June 13 meeting at 6:00 pm? If so, I can place you under presented items on the agenda.
>
> **LINDSAY D. KELLUM**
> City Clerk, City of Gluckstadt
> P.O. Box 2210
> Madison, MS 39130
> (769) 567-2306
> Lindsay.Kellum@gluckstadt.net
> <image001.jpg>
>
> **From:** CJ Garavelli <cj.garavelli@gmail.com>
> **Sent:** Wednesday, June 7, 2023 2:12 PM
> **To:** Lindsay Kellum <lindsay.kellum@gluckstadt.net>
> **Subject:** City of Gluckstadt Board Meeting
>
> Lindsay,
>
> I hope you are feeling better. I wanted to reach out and accept your invitation to speak at the next Gluckstadt Board Meeting if the invitation is still good. I look forward to hearing from you. Thank you
>
> CJ Garavelli
> 601-573-1700

REGULAR MEETING OF THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF GLUCKSTADT, MISSISSIPPI

Tuesday, May 9, 2023, at 6:00 PM

Minutes

This notice and agenda of the Regular Meeting of the Mayor and Board of Aldermen is hereby given by the undersigned. Said meeting shall be held on Tuesday, May 9, 2023, at 6:00 PM in the Board Room at City Hall, located at 343 Distribution Drive, Gluckstadt, MS 39110.

1. Call Meeting to Order and Roll Call

The Mayor called the May 9, 2023, Regular Meeting of the Mayor and Board of Aldermen to order.

Board Members Present: Mayor Walter Morrison, Alderman John Taylor, Alderman Jayce Powell, Alderman Wesley Slay, Alderwoman Miya Bates, Alderwoman Lisa Williams.

City Employees and Legal Staff Present: John Scanlon, City Attorney; Zachary Giddy, City Attorney; Troy Johnston, Bond Counsel; Nick Schorr, Bond Consultant; Lindsay Kellum, City Clerk; Scott Maugh, Deputy City Clerk; Janet Brooks, Executive Assistant; Mike McCollum, Planning and Zoning Administrator; William Hall, Building Official; Bridgette Smith, Executive Assistant.

2. Opening Prayer and Pledge of Allegiance

Mrs. Bridgette Smith opened the meeting with prayer.

Alderman Powell led the pledge of allegiance.

No action taken.

3. Presented Items

A) Introduction of Jonathan McMillan, Candidate for House of Representatives, Dist. 58

Mr. Jonathan McMillan introduced himself to the board and public; he is running for election for House of Representatives, District 58.

No action taken.

B) Presentation by Michelle Williams, Mississippi NICA League (6th - 12th Grade, Mountain Bike Racing Team)

Ms. Michelle Williams, Co- Founder and League Director of the Mississippi Interscholastic Cycling League, addressed the Mayor and Board concerning development of a youth mountain biking team in Gluckstadt and the benefits of such a team to our youth.

No action taken.

C) Consideration and Approval: Resolution Declaring May as National Bike Safety Month & Recognition of Local Bike Club Presidents (Alderman Powell)

Alderman Powell presented a resolution (Exhibit "A") declaring the month of May, "Bicycle Safety Month" in the City of Gluckstadt. Additionally, he recognized the following local leaders in cycling:

Arree Williams, Soul City Cycling

Kendra Patterson, Soul City Cycling

Johnny Davis, Tri-County Mountain Bike Association

Ricky Luke, Jackson Metro Cyclists

Bernie Brenneman, Mag Ridge BMX

Michelle Williams, Mississippi NICA League

The Mayor requested a motion to adopt the resolution. Motion made by Alderman Powell, Seconded by Alderman Slay.

Voting Yea: Alderman Powell, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

The Mayor declared the motion carried.

D) Consideration and Approval: Resolution Declaring the Second Week in May as Turquoise Takeover and Lung Cancer Action Week (Rochelle Thompson, American Lung Association)

Ms. Rochelle Thompson, Director of Health Promotions for the American Lung Association, addressed the Mayor and Board concerning Lung Cancer Awareness Week and the purpose of the Turquoise Takeover Celebration, raising lung cancer awareness in Mississippi. The Mayor presented a resolution (Exhibit "B") declaring the second week in the month of May as Lung Cancer Awareness Week in the City of Gluckstadt.

The Mayor requested a motion to adopt the resolution. Motion made by Alderwoman Bates, Seconded by Alderman Taylor.

Voting Yea: Alderman Powell, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

The Mayor declared the motion carried.

E) Consideration and Approval: Resolution Declaring the Week of May 14th - May 20th, 2023, as Law Enforcement Appreciation Week

The Mayor presented a resolution (Exhibit "C") declaring the week of May 14th - May 20th as Law Enforcement Appreciation Week in the City of Gluckstadt. On behalf of the Board, he expressed his sincerest gratitude to Gluckstadt Police Department, Madison County Sheriff's Office, as well as all first responders for their service.

The Mayor requested a motion to adopt the resolution. Motion made by Alderwoman Williams, Seconded by Alderwoman Bates.

Voting Yea: Alderman Powell, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

The Mayor declared the motion carried.

4. Approval of Consent Agenda Items *(Exhibit "D")*

A) Approval of April 11, 2023, Regular Meeting Minutes

B) Approval of Docket of Claims

C) Request for Training, Court Services: Reimbursement of Registration & Travel Fees (Stephanie Gerlach, Court Clerk); MML Summer Conference, June 26-28, 2023, Municipal Court Clerks

D) Request for Training, Police Department: Prepayment of Registration & Hotel Fees; Reimbursement of Travel Fees (Command College, Oxford, July 9-14th, 2023; Sgt. Stephen Tucker, Sgt. Brian McCarty, Officer Patricia Williams)

E) Request for Training, Police Department: Reimbursement of Registration & Travel Fees (Executive Leadership Training, July 10-14, Southaven - Assistant Chief Barry Hale)

F) Request for Training, Police Department: Reimbursement of Registration & Travel Fees (Police Chiefs Association Summer Conference, Biloxi - Chief Wendell Watts & Assistant Chief Barry Hale)

G) Notification of Cancellation of Training & Voiding of Registration Fee Check Issued 4/12/23 for $826.00 (Tactical Games, Texas Shooting Academy, Florence, TX - Officer Sage Bowman)

The Mayor requested a motion to adopt the consent agenda. Motion made by Alderman Taylor, Seconded by Alderman Slay.

Voting Yea: Alderman Powell, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

The Mayor declared the motion carried.

5. Monthly Budget Report(s)

The Mayor presented the monthly budget report(s). (Exhibit "E")

No action taken.

6. New Business

A) Discussion Only: Public Opening of Bids, Police Station and Municipal Court Project (As Advertised, General Contractors)

Mr. Alan Grant with Dean and Dean Architecture was present to open the bids and was recognized by the Mayor. It was announced that the Board will take all bids under advisement over the next 30 days and no award decision will be made at this time.

There was a total of four (4) bids received; one (1) physically dropped off at city hall; three (3) electronically submitted.

Benchmark Construction, LLC, was the first bid to be opened; $6,955,000.00; project to be completed in 1 year; acknowledged receipt of all three (3) addendums.

Flagstar; $7,626,000.00; project to be completed in 450 days; acknowledged receipt of all three (3) addendums.

Kenneth Thompson Builder; $6,999,000.00; to be completed in 440 days; acknowledged receipt of all three (3) addendums.

Probity Construction; $6,974,000.00; no project completion timeframe provided (error in bid); acknowledged receipt of all three (3) addendums.

Mayor requested a motion to table the awarding of a bid until the next meeting, subject to call, to take the bids under advisement. He further explained that Dean and Dean Architecture would review the bids closely and provide any necessary feedback to the board, then certify the bid tab; the board retains the right to reject any bid and authorize rebidding if necessary. Motion made by Alderwoman Williams, Seconded by Alderman Slay.

Voting Yea: Alderman Powell, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

The Mayor declared the motion carried.

B) Discussion and Consideration: Resolution Approving Tax Policies and Procedures (Municipal Bonds)

The Mayor recognized Mr. Troy Johnston, Bond Counsel with Butler Snow, to address the board. Mr. Johnston explained the need for policies and procedures related to the issuance of bonds, and federal tax exemptions, to be approved by the board. To get the federal tax exemption on the issuance of municipal debt, the city must make certain covenants, and are subject to federal tax regulations. The IRS requires the policies to be put in place prior to issuance of bonds and Mr. Johnston would recommend the board approve said policies *(Exhibit "F")*.

The Mayor then requested a motion to adopt the Resolution Approving Tax Policies and Procedures (Municipal Bonds). Motion made by Alderman Slay, Seconded by Alderman Powell.

Voting Yea: Alderman Powell, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

The Mayor declared the motion carried.

C) Discussion and Consideration: Resolution Approving Policies and Procedures for Continuing Disclosure (Municipal Bonds)

The Mayor again recognized Mr. Troy Johnston, Bond Counsel with Butler Snow, to address the board. Mr. Johnston explained the need for policies and procedures related to the issuance of bonds, and the Securities and Exchange Commission, to be approved by the board. Municipal bonds are subject to securities laws and the city is required to provide continuing disclosure of important market information annually to the SEC related to the bonds. The SEC requires the policies to be put in place prior to issuance of bonds and Mr. Johnston would recommend the board approve said policies *(Exhibit "G")*.

The Mayor then requested a motion to adopt the Resolution Approving Policies and Procedures for Continuing Disclosure (Municipal Bonds). Motion made by Alderwoman Williams, Seconded by Alderwoman Bates.

Voting Yea: Alderman Powell, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

The Mayor declared the motion carried.

D) Discussion and Consideration: Resolution, No Protest (Municipal Bonds)

The Mayor again recognized Mr. Troy Johnston, Bond Counsel with Butler Snow, to address the board. On April 5th, the board approved a resolution declaring the intention of the city to issue general obligation bonds not to exceed $8,000,000.00 to build the police station; the resolution of intent was published in the newspaper and met all statutory deadlines for publication. Mr. Johnston confirmed there was no petition filed in objection or to hold a vote related to the issuance of the general obligation bonds by the city. Therefore, the board may proceed with the approval of issuance of said bonds and no protest resolution *(Exhibit "H")*.

The Mayor then requested a motion to adopt the Resolution Approving Policies and Procedures for Continuing Disclosure (Municipal Bonds). Motion made by Alderman Powell, Seconded by Alderman Taylor.

Voting Yea: Alderman Powell, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

The Mayor declared the motion carried.

E) Discussion: Comprehensive Plan Survey Results

The Mayor briefly discussed the comprehensive plan survey results Exhibit "I") and explained that Chris Watson, City Planner, would be meeting with the Board of Aldermen and Planning & Zoning Commission, soon, to discuss feedback and next steps on development of the city's comprehensive plan.

No Action Taken.

F) Discussion and Consideration: Arrington Subdivision Street Lighting Bill

Mr. McCollum addressed the board on this matter and recommends the board assume the billing obligations for all streetlights in Arrington Subdivision, as planned during the incorporation process and as requested by the Homeowners Association. He indicated that Entergy installs lights on the public right away and the city is responsible for the public right away.

The Mayor requested a motion to authorize the city to take on the expenses for all Arrington Subdivision streetlights in the public right of way. Motion made by Alderman Slay, Seconded by Alderwoman Bates.

Voting Yea: Alderman Powell, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

The Mayor declared the motion carried.

G) Discussion and Consideration: Culvert Cleanout in Bear Creek on Gluckstadt and Dees Road

The Mayor recognized Mr. McCollum to address the board concerning this project. The city has a need to clean out three (3) Bear Creek culverts, as they are blocked at 50%; addressing this issue will assist with flooding on city streets and water retention issues during rain events. Mr. McCollum stated the project is estimated to cost more than $75,000.00 and will need to go through the formal bid process. Mr. McCollum is requesting the board authorize advertisement and the public bid process related to this project.

The Mayor asked for a motion to authorize the city to advertise for bids for the Bear Creek culvert clean out project and to bring bids back before the board at a later meeting to award a formal contract. Motion made by Alderwoman Williams, Seconded by Alderwoman Bates.

Voting Yea: Alderman Powell, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

The Mayor declared the motion carried.

H) Consideration and Approval: 2023 Industrial Ad Valorem Tax Exemption Application Requests (Madison County Tax Assessor)

City Attorney John Scanlon addressed the board related to Freeport and Industrial Ad Valorem Tax Exemptions:

There are two (2) freeport warehouse exemption requests for consideration by the Board Exhibit "J"):

Hunter Engineering (Approx. $25,100.00 Revenue in Ad Valorem)

Sanhua International (Approx. $31,102.00 Revenue in Ad Valorem)

Findings to grant freeport warehouse exemptions: personal property in transit but stored temporarily in a licensed freeport warehouse; the board must determine that the personal property meets one of the three (3) exemption criteria, i.e., temporary warehoused in a licensed freeport warehouse, produced out of state and transferred out of state.

The Mayor directed the City Attorney to request proof in writing that the above companies meet the statutory criteria for freeport exemptions, for the board to consider granting or denying these exemptions, at the next meeting.

No action taken.

There are two additional industrial exemption requests for consideration by the Board (Exhibit "K"):

D.B.C. - Request for One Year Exemption on Ad Valorem (Approx. $16,000.00 Revenue)

Westlake Compound - Request for Ten Year Exemption on Ad Valorem (Approx. $26,000.00 Revenue)

The Mayor requested a motion to grant the requested exemptions. Motion made by Alderman Slay to grant D.B.C. and Westlake an industrial exemption for one year, Seconded by Alderwoman Bates. Alderman Taylor abstained from the vote.

Voting Yea: Alderman Powell, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

Abstained: Alderman Taylor

The Mayor declared the motion carried.

I) Discussion and Consideration: Proposal for $500 Annual Scholarship & Trophy for Mayor's Youth Council Outstanding Leadership (Senior)

The Mayor explained that the Mayor's Youth Council is requesting the establishment of a $500.00 annual scholarship (Exhibit "L"), to be awarded to a deserving senior each year by the City of Gluckstadt. He believes this qualifies for favorable promotion of the city and will provide a positive impact for city-community relations. It would be his recommendation that the board establish the MYC scholarship.

The Mayor requested a motion to establish a $500.00 annual scholarship for the Mayor's Youth Council and find in the minutes it meets favorable promotion of the city. Motion made by Alderman Powell, Seconded by Alderwoman Bates.

Voting Yea: Alderman Powell, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

The Mayor declared the motion carried.

J) Consideration and Approval: Declaring Church Pews Surplus Items, Determination of Value and Disposal (Originally Donated by City of Ridgeland)

The three (3) court pews given to the City of Gluckstadt by City of Ridgeland are no longer being used for municipal purposes and may be disposed of as surplus property, as they are sitting in storage which is costing the city money each month to house. The board declared the pews to be valued at $0.00 and declared them surplus property able to be disposed of; further, they directed the city clerk and deputy clerk to work on disposal of the pews (donating the pews to a church in need of them).

The Mayor requested a motion to declare the pews are valued at $0.00, are no longer being used for municipal purposes and to dispose of them. Motion made by Alderman Taylor, Seconded by Alderwoman Bates.

Voting Yea: Alderman Powell, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

The Mayor declared the motion carried.

K) Discussion and Consideration: Acceptance of Coronavirus Emergency Supplemental Funding Grant (CESF), Grant Award of $22,692.00 (Kerry Minninger)

The Mayor requested a motion to accept the Emergency Supplemental Funding Grant (CESF) *(Exhibit "M")* in the amount of $22,692.00 and allow the City Clerk to make a budget amendment for the June meeting (budget to bring in the revenue and anticipated expenses). Motion made by Alderman Powell, Seconded by Alderman Slay.

Voting Yea: Alderman Powell, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

The Mayor declared the motion carried.

7. Old Business

A) Discussion and Reconsideration of Bid Acceptance: Uninterrupted Power Supply Bid for Traffic Signals

Mr. McCollum addressed the board, requesting the board reconsider the previously accepted Lewis Electric Bid and accept the amended bid instead (different system then previously accepted but meets proposed original bid specs), which will save the city $24,290.00:

The Mayor requested a motion to accept the revised bid *(Exhibit "N")*, which is still found to be the lowest and best bid, saving the city an additional $24,290.00. Motion made by Alderman Slay, Seconded by Alderwoman Bates.

Voting Yea: Alderman Powell, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

The Mayor declared the motion carried.

B) Discussion and Reconsideration: Bids for Limb Pickup

Mr. McCollum addressed the board and requested the board reject all limb pickup bids (the lowest and best bid is Magnolia LLC at $80,080.00) and continue to utilize the county, if the Board of Supervisors approves extension of this service. Mr. McCollum stated that the city's public works department now has the capability to pickup limbs and that the county would not be utilized all that often in the future, so it is his recommendation to reject all bids.

The Mayor requested a motion to reject all bids and continue utilizing the county and the city's public works department for limb and debris pickup. Alderman Slay made a motion, Seconded by Alderwoman Bates.

Voting Yea: Alderman Powell, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

The Mayor declared the motion carried.

8. City Clerk, City Administration Matters (Lindsay Kellum)

A) General Update, City Administration Matters

The City Clerk provided an update to the board concerning the City Administration.

No action taken.

B) Monthly Privilege License Report

The City Clerk provided an update to the board on privilege license collections (Exhibit "O").

No action taken.

C) Mail Out of Annual Notice to Gluckstadt Businesses, Privilege License Requirements and Renewals

The City Clerk notified the board her office would be mailing out annual notice *(Exhibit "P")* by June 1st to all business owners within the city, concerning the need to file their privilege license with the city, and no longer with the county. Alderwoman Williams requested a heavy push on social media and the City Clerk agreed she would ensure it was blasted on the city's social media outlets, the Gluckstadt on the Go app, and the website; she would also send notice to the Gluckstadt Madison Business Alliance to help spread the word.

No action taken.

D) Request to Advertise Job Announcement and Schedule Interviews for Purchasing and Inventory/Fixed Assets Clerk, City Clerk's Office

The City Clerk explained her need to add a Purchasing and Fixed Assets Clerk to the City Clerk's Office and reminded the board of their prior approval to amend the Clerk's budget in January 2023 to add funds to her personnel budget for said position (with the intent to hire in summer of 2023). She is now requesting approval to advertise the position and begin conducting interviews.

The Mayor requested a motion to approve advertisement *(Exhibit "Q")* by the City Clerk's office for the position of Purchasing and Fixed Assets Clerk at the starting salary of $36,000.00. Alderman Powell made the motion, Seconded by Alderman Slay.

Voting Yea: Alderman Powell, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

The Mayor declared the motion carried.

E) Discussion and Consideration: Home Depot Credit Card (Emergency Procurement Purposes)

The Mayor requested a motion to approve a Home Depot Credit Card with a $1,000.00 limit for the city's public works department (to be utilized by Supervisor or Crew Lead only and requiring receipts to be kept and turned in weekly to finance department). The Mayor directed the City Clerk, with the assistance of the City Attorney, to draft credit card use policies (for home depot card, procurement card and travel card) to bring back before the board at a future meeting, prior to use of said card(s). Alderman Slay made the motion, Seconded by Alderman Powell.

Voting Yea: Alderman Powell, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

The Mayor declared the motion carried.

9. Building Official, Planning and Zoning Matters (Mike McCollum and William Hall)

A) General Update, Planning and Zoning & Building Dept.

The Planning and Zoning Administrator and the Building Official provided an update to the board related to matters in their departments.

No action taken.

B) Planning and Zoning Commission Meeting Minutes, April 25, 2023 (Draft Minutes)

The Planning and Zoning Administrator and Building Official provided an update on the most recent meeting agenda of the Planning and Zoning Commission.

No action taken.

C) Permitting Log Update, Building Department

The Building Official provided an update on permit collections (Exhibit "R").

No action taken.

10. Police Chief, Police Department Matters (Chief Wendell Watts)

A) General Update, Police Matters

The Chief of Police provided an update on law enforcement matters.

No action taken.

B) Discussion & Update: School Resource Officer, Madison Crossing Elementary (Previously Tabled 4/11/23)

Chief Watts updated the board on the school resource officer status; he stated they were still in negotiations with the school and this item could be tabled until June.

No action taken.

Court Clerk, Municipal Court Department (Stephanie Gerlach)

A) General Updates, Municipal Court Matters

The Municipal Court Clerk provided an update on court matters.

No action taken.

11. Public Comment

No members of the public signed up to address the board.

No action taken.

12. Closed Session to Determine Need for Executive Session

The Board considered entering closed session to determine whether to go into Executive Session. The Mayor requested a motion to enter closed determination.

Motion made by Alderman Powell, Seconded by Alderwoman Williams.

Voting Yea: Alderman Powell, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

The Mayor declared the motion carried.

The Board then considered entering executive session. A motion was made by Alderman Slay to enter executive session, to discuss the job performance of a public works individual (Maintenance Worker I), Seconded by Alderman Powell.

Voting Yea: Alderman Powell, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

The Mayor declared the motion carried.

The Board entered an Executive Session. A public announcement was made that the Board had entered Executive Session for discussion of personnel matters related to job performance and termination of (1) individual in the City's Public Works Department.

A) Discussion of Job Performance and Termination of Employee: Street / Public Works Department

On April 11, 2023, the motion to extend an offer of employment to Mr. Ricky Henry for the position of Maintenance Worker I, Public Works Department, was approved by the Board of Aldermen. Mr. Henry accepted the employment offer and was given a start date of April 24th, 2023, at 8:00 AM. Mr. Henry failed to report to work. Therefore, Mr. McCollum and Mr. Hall are requesting the board make a motion to terminate the employment of Mr. Ricky Henry, as Maintenance Worker I with the Public Works Department, effective immediately.

Motion made by Alderman Powell, Seconded by Alderman Slay.

Voting Yea: Alderman Powell, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

The Mayor declared the motion carried.

The Mayor directed Mr. McCollum and Ms. Kellum to send a termination letter to Mr. Henry.

The Mayor then asked for a motion to leave executive session.

Within the executive session, Alderwoman Williams made a motion to leave executive session and re-enter open session, Seconded by Alderman Powell.

Voting Yea: Alderman Powell, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

The Mayor declared the motion carried.

A public announcement was made that the Board had voted in Executive Session to terminate an employee in the public work's department (Maintenance Worker I, Ricky Henry) for failure to report to work.

13. Adjourn

There being no further business before the Board of Aldermen, the Mayor requested a motion to adjourn. Motion made by Alderman Powell, Seconded by Alderwoman Williams.

Voting Yea: Alderman Powell, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Slay.

The Mayor declared the motion carried.

_____

WALTER C. MORRISON, IV
MAYOR

ATTEST: DATE:

_____ _____

LINDSAY D. KELLUM
CITY CLERK

[Seal]

SPECIAL CALLED MEETING OF THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF GLUCKSTADT, MISSISSIPPI

Tuesday, May 16, 2023, at 5:00 PM

Minutes

This notice and agenda of the Special Called Meeting of the Mayor and Board of Aldermen is hereby given by the undersigned. Said meeting shall be held on Tuesday, May 16, 2023, at 5:00 PM in the Board Room at City Hall, located at 343 Distribution Drive, Gluckstadt, MS 39110.

The business to be brought before the meeting shall be limited to the following:

1. Call Meeting to Order and Roll Call

The Mayor called the May 16, 2023, Special Called Meeting of the Mayor and Board of Aldermen to order.

Board Members Present: Mayor Walter Morrison, Alderman John Taylor, Alderman Jayce Powell (via telephone), Alderman Wesley Slay, Alderwoman Miya Bates, Alderwoman Lisa Williams.

City Employees and Legal Staff Present: John Scanlon, City Attorney; Zachary Giddy, City Attorney; Troy Johnston, Bond Counsel; Lindsay Kellum, City Clerk; Scott Maugh, Deputy City Clerk; Wendell Watts, Chief of Police; Barry Hale, Assistant Chief of Police; Stephanie Gerlach, Court Clerk.

2. Opening Prayer and Pledge of Allegiance

In the interest of time, the Mayor skipped this item and took up item 3A for board consideration.

No action taken.

3. Old Business

A) Discussion of Bid Proposals & Recommendation of Lowest and Best Bidder, Police Station & Municipal Court Construction Project

The Mayor discussed the bid submissions for the construction of the new Police Department and Municipal Court for the City of Gluckstadt. The Mayor introduced Mr. Alan Grant, with Dean Architecture, Mr. David Marsh, President of Benchmark Construction, Inc. and Mr. Chris Dupree, also with Benchmark Construction, Inc., to answer questions; board members asked questions related to history and experience in the construction business, other projects of note, expected

timeframe of the buildout, possible construction delays, supply chain issues, the need to secure a transformer and generator from Entergy, etc.

The Mayor then requested a motion to accept the lowest and best construction bid proposal (Exhibit A) and to formally award the construction contract to Benchmark Construction, Inc. to build out the new Police Department and Municipal Court for the City of Gluckstadt to be located on Gluckstadt Way. The Mayor noted all legal deadlines and advertising requirements were met during the formal bid process; a total of four (4) bids were submitted by the deadline and after review, Benchmark Construction, Inc. submitted the lowest and best bid at $6,955,000.00.

Alderman Slay made the motion, Alderwoman Williams seconded the motion.

Voting Yea: Alderman Slay, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Powell.

The Mayor declared the motion carried.

B) Discussion: Draft Bond Resolution & Preliminary Official Statement

The Mayor and Board discussed the financing of the construction project for the Police Department and Municipal Court, and the need to issue municipal bonds.

The Mayor asked Chief Watts to address the board and provide information related to initial quotes for furniture, technology, access control and other items not included in the original construction bid specifications, so that the board could better understand what additional expenditures needed to be considered when thinking about financing. Chief Watts indicated that his estimate for the additional expenditures is $700,000.00.

Lindsay Kellum, City Clerk, requested clarification from Chief Watts on how he arrived at his cost estimate; additionally, Ms. Kellum noted that these additional items (each projected to be over the $75,000 threshold in Mississippi Purchasing Law) would need to go through formal bid processes, meeting advertising requirements and necessary legal deadlines; securing multiple quotes would not be sufficient in this case.

The Mayor then explained that the city received two (2) separate legislative allocations to put toward this project, the first in 2022 in the amount of $1,000,000.00 and an additional 2023 allocation in the amount of $750,000.00 that is projected to be provided to the city by August 2023. He further explained that the city is in sound financial shape, operating at a $200,000.00 surplus monthly. He asked the board to consider how much of the city's cash reserves they would like to put toward this project, to lower the amount needed to be financed with floating bonds.

Mr. Johnston addressed the board and provided initial calculations for the bond issue - $6,205,000.00, 15-year term (7-year call before making additional payments), 4.75%, provided to him by Nick Schorr, Bond Consultant. The annual payment estimate is $588,000.00 per year, split up by two (2) payments a year (principal and interest).

The Mayor requested a motion to set the bond financing amount in the bond resolution at $6,205,000.00 (to include cost of issuance), as advised by legal bond counsel; to take $1,000,000.00 from the city's operating account (public funds account) to put toward the additional costs of this project such as furniture, technology, access control; and to include the remaining balance of the city's legislative allocation in the amount of approx. $1,200,000.00 (restricted

expenditures such as architectural fees and actual construction costs) to put toward the full funding of this project. Additionally, the Mayor directed Mr. Johnston to update the Bond Resolution and Preliminary Official Statement (Exhibit B) to be considered for formal acceptance at a special called meeting, set for Monday, 5/22/23 at 1:00 pm.

Alderman Taylor made the motion, Alderman Slay seconded the motion.

Voting Yea: Alderman Slay, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Powell.

The Mayor declared the motion carried.

4. Public Comment

No members of the public signed up to address the board.

No action taken.

5. Closed Session to Determine Need for Executive Session

The board determined there was no need to enter closed determination.

No action taken.

6. Adjourn

There being no further business before the Board of Aldermen, the Mayor requested a motion to adjourn.

Alderman Powell made a motion, Alderwoman Williams seconded the motion.

Voting Yea: Alderman Slay, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Powell.

The Mayor declared the motion carried.

_____
WALTER C. MORRISON, IV
MAYOR

ATTEST: DATE:

_____ _____

LINDSAY D. KELLUM
CITY CLERK

[Seal]

SPECIAL CALLED MEETING OF THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF GLUCKSTADT, MISSISSIPPI

Monday, May 22, 2023, at 1:00 PM

Minutes

This notice and agenda of the Special Called Meeting of the Mayor and Board of Aldermen is hereby given by the undersigned. Said meeting shall be held on Monday, May 22, 2023, at 1:00 PM in the Board Room at City Hall, located at 343 Distribution Drive, Gluckstadt, MS 39110.

The business to be brought before the meeting shall be limited to the following:

1. Call Meeting to Order and Roll Call

The Mayor called the May 22, 2023, Special Called Meeting of the Mayor and Board of Aldermen to order.

Board Members Present: Mayor Walter Morrison (via telephone), Alderman John Taylor, Alderman Jayce Powell, Alderman Wesley Slay, Alderwoman Miya Bates, Alderwoman Lisa Williams.

City Employees and Legal Staff Present: John Scanlon, City Attorney; Zachary Giddy, City Attorney; Troy Johnston, Bond Counsel; Nick Schorr, Bond Consultant; Lindsay Kellum, City Clerk (via telephone); Scott Maugh, Deputy City Clerk; Wendell Watts, Chief of Police; Barry Hale, Assistant Chief of Police; Stephanie Gerlach, Court Clerk.

2. Opening Prayer and Pledge of Allegiance

City Attorney Zachary Giddy opened the meeting with prayer.

Alderman Powell led the pledge of allegiance.

No action taken.

3. Old Business

A) Consideration and Adoption: Bond Resolution and Preliminary Official Statement; Authorization to Advertise Sale of Bonds

The Mayor requested a motion to approve the Bond Resolution and Preliminary Official Statement (Exhibit A), authorizing the sale of $6,205,000.00 in bonds as previously discussed at the May

16th meeting, and to authorize publication of notice of sale of said bonds in accordance with legal deadlines.

Alderman Slay made a motion, Alderman Taylor seconded the motion.

Voting Yea: Alderman Slay, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Powell.

The Mayor declared the motion carried.

4. Public Comment

No members of the public signed up to address the board.

No action taken.

5. Closed Session to Determine Need for Executive Session

The board considered entering closed session to determine whether to go into Executive Session. The Mayor requested a motion to go into closed determination.

Alderman Slay made a motion, Alderwoman Williams seconded the motion.

Voting Yea: Alderman Slay, Alderwoman Williams, Alderman Taylor, Alderwoman Bates, Alderman Powell.

The Mayor declared the motion carried.

The board then considered entering executive session. The Mayor requested a motion to go into executive session to discuss potential litigation involving the City of Madison's recent adoption of an annexation ordinance.

Alderman Powell made a motion, Alderman Taylor seconded the motion.

Voting Yea: Alderman Slay, Alderwoman Williams, Alderman Taylor, Alderwoman Bates, Alderman Powell.

The Mayor declared the motion carried.

The Board entered executive session. A public announcement was made by the City Attorney that the Board entered executive session to discuss potential litigation related to the City of Madison's recently adopted ordinance, projecting annexation of land just south of Gluckstadt's municipal boundary on Bozeman Rd. to Reunion Parkway.

The Board invited Gluckstadt Fire Chief Henry Davis and Kerry Minninger into Executive Session for the discussion.

Mayor Morrison spoke of the importance of confidentiality by all parties privy to the Executive Session discussion.

The Board discussed potential legal options with the City Attorney at length.

No action taken.

The Mayor then requested a motion to leave Executive Session.

Alderwoman Williams made the motion, Alderman Powell seconded the motion.

Voting Yea: Alderwoman Williams, Alderman Powell, Alderman Taylor, Alderman Slay, Alderwoman Bates.

The Mayor declared the motion carried.

The Board re-entered open session.

Mr. Scanlon announced to the public that the board had re-entered open session and that no action had been taken during executive session.

6. Adjourn

There being no further business before the Board of Aldermen, the Mayor requested a motion to adjourn.

Motion made by Alderwoman Bates, Seconded by Alderwoman Williams.

Voting Yea: Alderman Slay, Alderman Taylor, Alderwoman Williams, Alderwoman Bates, Alderman Powell.

The Mayor declared the motion carried.

_____

WALTER C. MORRISON, IV
MAYOR

ATTEST: DATE:

_____ _____

LINDSAY D. KELLUM
CITY CLERK

[Seal]

SPECIAL CALLED MEETING OF THE MAYOR AND BOARD OF ALDERMEN & THE PLANNING AND ZONING COMMISSION OF THE CITY OF GLUCKSTADT, MISSISSIPPI

Wednesday, May 31, 2023, at 5:00 PM

Minutes

This notice and agenda of the Special Called Meeting of the Mayor and Board of Aldermen & The Planning and Zoning Commission is hereby given by the undersigned. Said meeting shall be held on Wednesday, May 31, 2023, at 5:00 PM in the Board Room at City Hall, located at 343 Distribution Drive, Gluckstadt, MS 39110.

The business to be brought before the meeting shall be limited to the following:

1. Call Meeting to Order and Roll Call

The Mayor called the May 31, 2023 Special Called Meeting of the Mayor and Board of Aldermen and Planning and Zoning Commission to order.

Aldermen Present: Mayor Walter Morrison, Alderman John Taylor, Alderman Jayce Powell, Alderman Wesley Slay, Alderwoman Miya Bates, Alderwoman Lisa Williams.

Planning and Zoning Commissioners Present: Andrew Duggar, Phillips King, Kayce Saik, Tim Slattery, Sam McGaugh, Melanie Greer; Absent: Katrina Myricks.

City Employees and Legal Staff Present: John Scanlon, City Attorney (via telephone); Chris Watson City Planner; Lindsay Kellum, City Clerk; Scott Maugh, Deputy City Clerk; Janet Brooks, Executive Assistant; Mike McCollum, Planning and Zoning Administrator; William Hall, Building Official; Bridgette Smith, Executive Assistant.

2. Opening Prayer and Pledge of Allegiance

Mrs. Janet Brooks opened the meeting with prayer.

Alderman Powell led the pledge of allegiance.

No action taken.

3. New Business

A) Discussion of Comprehensive Plan, City of Gluckstadt

Mayor Morrison requested that Chris Watson, City Planner, come forward to address the Board(s).

Chris Watson presented the results of the comprehensive plan survey to the Board of Aldermen and Planning and Zoning Commission, then he requested feedback and formal discussion.

The Mayor requested both the Board of Aldermen and Planning & Zoning Commission set a date to reconvene after Mr. Watson completes the first draft plan, in approximately one month. At that time, he requested all members provide feedback and proposed edits for consideration.

No action taken.

4. Public Comment

No members of the public signed up to address the board.

No action taken.

5. Closed Session to Determine Need for Executive Session

The board considered entering closed session to determine whether to go into Executive Session. The Mayor requested a motion to go into closed determination.

Alderman Powell made a motion, Alderwoman Bates seconded the motion.

Voting Yea: Alderman Slay, Alderwoman Williams, Alderman Taylor, Alderwoman Bates, Alderman Powell.

The Mayor declared the motion carried.

The board then considered entering executive session. The Mayor requested a motion to go into executive session to discuss potential litigation involving the City of Madison's recent adoption of an annexation ordinance.

Alderman Slay made a motion, Alderwoman Williams seconded the motion.

Voting Yea: Alderman Slay, Alderwoman Williams, Alderman Taylor, Alderwoman Bates, Alderman Powell.

The Mayor declared the motion carried.

The Board entered executive session. A public announcement was made by the City Clerk that the Board entered executive session to discuss potential litigation related to the City of Madison's recently adopted ordinance, projecting annexation of land just south of Gluckstadt's municipal boundary on Bozeman Rd. to Reunion Parkway.

The Board invited Chris Watson, Mike McCollum, William Hall, Lindsay Kellum & Scott Maugh to remain for Executive Session.

Mayor Morrison spoke of the importance of confidentiality by all parties privy to the Executive Session discussion.

The Board discussed potential legal options with the City Attorney and City Planner at length.

No action taken.

The Mayor then requested a motion to leave Executive Session.

Alderman Slay made the motion, Alderwoman Williams seconded the motion.

Voting Yea: Alderwoman Williams, Alderman Powell, Alderman Taylor, Alderman Slay, Alderwoman Bates.

The Mayor declared the motion carried.

The Board re-entered open session.

Ms. Kellum announced to the public that the board had re-entered open session and that no action had been taken during executive session.

6. Adjourn

There being no further business before the Board of Aldermen, the Mayor requested a motion to adjourn.

Motion made by Alderman Powell, Seconded by Alderwoman Bates.

The Mayor declared the motion carried.

_____

WALTER C. MORRISON, IV
MAYOR

ATTEST: DATE:

_____ _____

LINDSAY D. KELLUM
CITY CLERK

[Seal]

Gluckstadt, MS

Docket of Claims Register

APPKT00274 - June 2023 Claims

By Docket/Claim Number

Vendor #	Vendor Name / Payable Number	Docket/Claim # / Payable Description	Payable Type	Payable Date	Item Description	Account Number	Payment Amount / Distribution Amount
00232	A-1 Transmission, Inc.	2023336					3,600.00
	052023	Transmission for Chevy Tahoe	Invoice	06/13/2023	Transmission for Chevy Tahoe	001-200-57000	3,600.00
00220	Ace Bolt & Screw Co. Inc.	2023337					63.20
	600835	PW Misc. Supplies	Invoice	06/13/2023	3P KA STL Padlock 2-1/2'	001-301-50500	32.95
					3P KA STL Padlock 2-1/2'	001-301-50500	11.50
	601653	PW SEC-Screw Button Head	Invoice	06/13/2023	PW SEC-Screw Button Head	001-301-57500	18.75
00093	AgUp Equipment	2023338					1,298.66
	P98971	Canopy Cover	Invoice	06/13/2023	Canopy Cover for Tractor	001-301-90500	1,233.71
	P99428	Lawn Mower Blades	Invoice	06/13/2023	Lawn Mower Blades	001-301-57500	64.95
00235	Ashtun Chigbo	2023339					500.00
	062023	Mayor's Youth Council Award Winner	Invoice	06/13/2023	Mayor's Youth Council Award Winner	001-120-64500	500.00
00078	Axon Enterprise, Inc.	2023340					7,200.01
	INUS161760	Taser Contract - Year 2	Invoice	06/13/2023	Taser Contract - Year 2	001-200-63600	7,200.01
00006	Bear Creek Water Association	2023341					39.05
	052023	Water & Sewer - May 2023	Invoice	06/13/2023	Water & Sewer - May 2023	001-195-63003	39.05
00231	Blurton, Banks & Assoc., Inc.	2023342					9,720.00
	052023	Demo and House Removal at 330 Old Jal	Invoice	06/13/2023	Demo and House Removal at 330 Old Jal	001-190-68200	9,720.00
00238	Boondocks FTA	2023343					526.77
	062023Bowman	Bowman Rangemaster Combatitve Pisto	Invoice	06/13/2023	Bowman Training Fee	001-200-61000	526.77
00008	Bridge & Watson, Inc.	2023344					27,960.50
	052023	Financial Planning - 4/20/23 - 5/19/23	Invoice	06/13/2023	Financial Planning - 4/20/23 - 5/19/23	001-195-60101	12,721.50
	052023Comp	Comp. Plan - 4/25/23 - 5/17/23	Invoice	06/13/2023	Comp. Plan - 4/25/23 - 5/17/23	001-190-60101	15,239.00
00234	Callaway's Yard & Garden Center	2023345					48.00
	062023PLRefund	Privilege License Overpayment Refund	Invoice	06/13/2023	Privilege License Overpayment Refund	001-000-22000	48.00
00230	Canton Sanitary Landfill	2023346					376.29
	062023	Trash Dump Fees - May 2023	Invoice	06/06/2023	Trash Dump Fees - May 2023	001-301-68500	376.29
00010	Cascio Sanford Government Law G	2023347					2,500.00
	9832	Lobbying Fees - June 2023	Invoice	06/13/2023	Lobbying Fees - June 2023	001-195-60102	2,500.00
00013	Column Software PBC	2023348					119.68
	20571CB1-0010	Notice of Pub - Dimensional Variance	Invoice	06/13/2023	Notice of Pub - Dimensional Variance	001-190-61500	23.10
	20571CB1-0011	Notice of Pub. - 3 Box Culverts	Invoice	06/13/2023	Advertising Fee -	001-301-61500	32.25
	20571CB1-0013	Notice of Publication - Employment Ad	Invoice	06/13/2023	Notice of Publication - Employment Ad	001-301-61500	39.51
	20571CB1-0014	Notice of Pub - Madison Motorworks Co	Invoice	06/13/2023	Notice of Pub - Madison Motorworks Co	001-190-61500	24.82

Docket of Claims Register **APPKT00274 ns**

Vendor #	Vendor Name / Payable Number	Docket/Claim # / Payable Description	Payable Type	Payable Date	Item Description	Account Number	Payment Amount / Distribution Amount
00115	Core & Main	2023349					950.00
	S879002	Core and Main Perma Patch Asphalt Rep	Invoice	06/13/2023	60LB Bag Asphalt Repair Perma-Patch – !	001-301-55904	950.00
00119	Crystal Clean	2023350					2,850.00
	48226	Street Sweeping Services - May 2023	Invoice	06/13/2023	Street Sweeping Services - May 2023	001-301-68600	2,850.00
00018	Custom Products Corporation	2023351					26,162.27
	392362	Street Signs, Poles & Hardware	Invoice	06/13/2023	Bracket Ornate Universal Mount 30" Dog	001-301-55904	5,757.84
					Contour or Logo Sign/2.51-3.00 DG3	001-301-55904	14,752.07
					Pkg of Hardware to mount two sign brac	001-301-55904	221.04
					Post Round Steel 3'OD 12 (144) 14GA Hc	001-301-55904	3,954.24
					Post Top Final 3"OD Round Slipover	001-301-55904	1,477.08
00195	Dean Architecture	2023352					142,807.39
	51223	Bid Phase + Catch Up - See Notes	Invoice	06/13/2023	Bid Phase + Catch Up - See Notes	002-200-69900	142,285.00
					Printing/Plotting	002-200-69900	522.39
00090	Deviney Rental & Supply	2023353					199.90
	IV09895	Georgia Wor Drake (Repair Part for Bush	Invoice	06/13/2023	Georgia Wor Drake (Repair Part for Bush	001-301-57500	199.90
00020	Entergy	2023354					465.30
	10017613235	June Invoice - Traffic Signal/Street Lightii	Invoice	06/13/2023	Street Lighting	001-301-63102	61.06
					Traffic Signals	001-301-63103	404.24
00211	Evident	2023355					212.98
	219624C	Evidence Collecting Materials	Invoice	06/13/2023	Nark II Fentanyl Reagent	001-200-50500	52.98
	221066A	100'/30m Steel Tape Measure	Invoice	06/13/2023	100'/30m Steel Tape Measure	001-200-50500	96.00
	INV0000691	Evidence Collecting Materials	Invoice	06/13/2023	Nik test L heroin	001-200-50500	32.00
					Nik test U Methamphetamine	001-200-50500	32.00
00021	Executive Landscape	2023356					285.00
	052023	Monthly Landscaping Services - May 202	Invoice	06/13/2023	Monthly Landscaping Services - May 202	001-195-68600	285.00
00022	FP Mailing Solutions	2023357					126.90
	RI105793244	Postage Meter Quarterly Invoice	Invoice	06/13/2023	Postage Meter Quarterly Invoice	001-195-64000	126.90
00023	Fuelman	2023358					5,200.08
	NP64524935	Gas & Oil - PW/BUILDING/PD	Invoice	06/13/2023	Gas & Oil - Building	001-280-52500	90.44
					Gas & Oil - PD	001-200-52500	4,596.23
					Gas & Oil - PW	001-301-52500	513.41
00102	Hartley Equipment Company, Inc.	2023359					115.96
	211683	GPK, Blade Notched (Lawn Mower Blade	Invoice	06/13/2023	GPK, Blade Notched (Lawn Mower Blade	001-301-57500	74.97
	211772	Nylon Line Round 705'	Invoice	06/13/2023	Nylon Line Round 705'	001-301-57500	40.99
00103	Henry Davis	2023360					550.99
	052023	PW Labor & Mileage Reimbursement	Invoice	06/13/2023	PW Labor & Mileage Reimbursement	001-301-60101	550.99
00236	Hilton Garden Inn Hattiesburg	2023361					1,192.00
	062023Hudson	Timothy Hudson: Hotel: 8/8/23 - 8/10/2:	Invoice	06/13/2023	Hudson: Hotel: 8/8/23 - 8/10/23	001-200-61000	596.00
	062023JonesHotel	Kelly Jones Hotel: 8/8/23 - 8/10/23	Invoice	06/13/2023	Kelly Jones Hotel: 8/8/23 - 8/10/23	001-200-61000	596.00

Docket of Claims Register **APPKT00274 - Bills**

Vendor #	Vendor Name / Payable Number	Docket/Claim # / Payable Description	Payable Type	Payable Date	Item Description	Account Number	Payment Amount / Distribution Amount
00237	Home2 Suites by Hilton Gulfport I-	2023362					526.15
	062023BowmanHotel	Sage Bowman Hotel: 7/24/23 - 7/27/23	Invoice	06/08/2023	Sage Bowman Hotel: 7/24/23 - 7/27/23	001-200-61000	526.15
00126	Jackson Communications, Inc.	2023363					1,522.00
	170299	Dodge Ram Truck Installation of Safety L	Invoice	06/13/2023	Q-2222 Quad Cannon in Tailamp A/W	001-280-90500	158.00
					Q-4016 Fusion Surface/Light Stick "L" Bra	001-280-90500	40.00
					Q-4216 Fusion License Plate Bracket	001-280-90500	20.00
					QSM-8101 Quad Surface Mount 4 In Gril	001-280-90500	654.00
					Upfitting Labor	001-280-90500	650.00
00145	Jackson Paper Company	2023364					99.33
	1339816	Bath tissue & Paper Towels	Invoice	06/13/2023	Tork Roll Kitchen Towel	001-110-50000	4.06
						001-140-50000	4.09
						001-190-50000	4.06
						001-200-50000	4.06
						001-280-50000	4.06
						001-301-50000	4.06
					Tork Univ. Bath Tissue	001-110-50000	12.49
						001-140-50000	12.49
						001-190-50000	12.49
						001-200-50000	12.49
						001-280-50000	12.49
						001-301-50000	12.49
00077	Lawrence Printing Company	2023365					588.31
	74397	Citation Books	Invoice	06/13/2023	Citation Books	001-200-62000	588.31
00035	Madison County Board of Supervis	2023366					1,952.00
	052023	Debris & Limb Removal	Invoice	06/13/2023	Debris & Limb Removal	001-301-68000	1,098.00
	062023	Debris & Limb Removal	Invoice	06/13/2023	Debris & Limb Removal	001-301-68000	854.00
00178	Madison County Sheriff's Office	2023367					1,512.00
	GP-0423	Inmate Housing April 2023	Invoice	06/13/2023	Inmate Housing April 2023	001-200-68301	1,512.00
00172	Magnolia Shredding LLC	2023368					100.00
	2390	Monthly Shredding Services - May 2023	Invoice	06/13/2023	May 2023	001-195-69900	100.00
00041	Matrix Solutions, Inc	2023369					5,616.00
	Inv_11998	Monthly Fees - Licenses/Software/Servic	Invoice	06/13/2023	Monthly Fees - Licenses/Software/Servic	001-195-68800	4,526.00
	Inv_12093	Scansnap iX1600	Invoice	06/13/2023	Scansnap iX1600	001-110-91900	940.00
	Inv_12094	Wiring Repair Job	Invoice	06/13/2023	Wiring Repair Job	001-195-68800	150.00
00045	Mills, Scanlon, Dye & Pittman, Attc	2023370					16,866.29
	052023Court	Court Legal Fees - May 2023	Invoice	06/13/2023	Court Legal Fees - May 2023	001-110-60301	1,202.75
	052023General&Retainer	General Legal Services & Retain. - May 2	Invoice	06/13/2023	General Legal Services & Retain. - May 2	001-195-60301	14,213.04
	052023PnZ	PnZ Legal Fees - May 2023	Invoice	06/13/2023	PnZ Legal Fees - May 2023	001-190-60301	1,450.50
00104	Nicholas Rushton	2023371					487.50
	052023	PW Labor Reimbursement	Invoice	06/13/2023	PW Labor Reimbursement	001-301-60101	487.50

Docket of Claims Register **APPKT00274 - Claims**

Vendor #	Vendor Name / Payable Number	Docket/Claim # / Payable Description	Payable Type	Payable Date	Item Description	Account Number	Payment Amount / Distribution Amount
00152	OP Plus	2023372					619.79
	1016611-0	Office Supplies - Building/PW	Invoice	06/13/2023	Office Supplies - Building/PW	001-280-50000	33.02
					Office Supplies - Building/PW	001-280-50000	22.41
						001-301-50000	22.41
					Office Supplies - Building/PW	001-301-50000	33.02
	1020534-0	Office Supplies	Invoice	06/13/2023	Liner, 8-10 GA, .4MIL, WH	001-110-50000	7.72
						001-140-50000	7.72
						001-190-50000	7.72
						001-200-50000	7.72
						001-280-50000	7.72
						001-301-50000	7.72
					Liner, LLDPE, 1.7MIL, 45G,BK	001-110-50000	8.83
						001-140-50000	8.83
						001-190-50000	8.83
						001-200-50000	8.83
						001-280-50000	8.83
						001-301-50000	8.83
					Note, PST-IT4X6RLD, 3PK,NE	001-110-50000	2.63
						001-140-50000	2.63
						001-190-50000	2.65
						001-200-50000	2.63
						001-280-50000	2.63
						001-301-50000	2.63
	1020535-0	Court Office Supplies	Invoice	06/13/2023	BNDR, 4' COMFORT DRNG, WH	001-110-50000	31.92
					FOLDER, FIL, 1/3 CUT, LTR, OE	001-110-50000	150.55
					FOLDER, FIL, 1/3 CUT, LTR, YW	001-110-50000	164.25
					FOLDER, HANG, 1/5 CUT, LTR, 25	001-110-50000	44.65
					INDEX, BNDR, 11X8.5, 8CLRD	001-110-50000	2.46
00053	Pennington & Trim Alarm Services,	2023373					66.00
	788980	Wiress Monitoring & Access Control - Jul	Invoice	06/13/2023	Wiress Monitoring & Access Control - Jul	001-195-63200	66.00
00054	Phelps Dunbar	2023374					375.00
	1297219	General Labor & Employment - March 20	Invoice	06/13/2023	General Labor & Employment - March 20	001-195-60302	375.00
00125	Puckett Rents	2023375					150.00
	969155-0001	Stepladder	Invoice	06/13/2023	Stepladder	001-301-91600	150.00
00057	Robert J Young Company	2023376					1,985.78
	INV6098624	Board Room Monthly Payment - Decemb	Invoice	06/13/2023	Board Room Monthly Payment - Decemb	001-195-64000	540.86
	INV6336400	Court Copier - Monthly Charges & Overa	Invoice	06/13/2023	Court Copier - Monthly Charges & Overa	001-110-64000	372.14
	INV6351517	Admin Copier & Overages - May 2023	Invoice	06/13/2023	Admin Copier & Overages - May 2023	001-195-64000	516.14
	INV6354896	Board Room Monthly Payment - May 20	Invoice	06/13/2023	Board Room Monthly Payment - May 20	001-195-64000	556.64

Docket of Claims Register **APPKT00274 ns**

Vendor #	Vendor Name / Payable Number	Docket/Claim # / Payable Description	Payable Type	Payable Date	Item Description	Account Number	Payment Amount / Distribution Amount
00154	Southern Benefits Administrators	2023377					200.00
	23042002300000	Cafeteria Plan - May 2023	Invoice	06/13/2023	Cafeteria Plan - May 2023	001-195-60003	100.00
	23051802300000	Cafeteria Plan Monthly Billing - June 202	Invoice	06/13/2023	Cafeteria Plan Monthly Billing - June 202	001-195-60003	100.00
00060	Southern Connection Police Suppli	2023378					2,138.83
	25776	Cannon Rebel T7 DSLR camera	Invoice	06/13/2023	Cannon Rebel T7 DSLR camera	001-200-90500	569.00
	25944	Uniforms	Invoice	06/13/2023	AIR-TEK 1.5" Revers Garrison	001-200-53500	29.95
					Air-TEK Closed Handcuff Case	001-200-53500	32.99
					Air-TEK Double Closed Mag Case	001-200-53500	34.99
					AIR-TEK Duty Belt W Hook	001-200-53500	49.95
					Blauer FLEXRS Armorskin XP	001-200-53500	99.99
					Blauer SoftShell Fleece Jacket	001-200-53500	139.00
					FLEXRS 5 Pocket Tactical Pants	001-200-53500	138.00
					FLEXRS Mens Base Shirt	001-200-53500	118.00
					Molle For Armorskin	001-200-53500	14.00
					Peerless Chain-Link Handcuff	001-200-90200	32.99
					Reeves name Plate	001-200-53500	19.99
					Safari 7360 7TS ALS Lev III Holster	001-200-90200	169.99
					Salomon -Quest 4D GTX Forces 2 Boot	001-200-53500	199.00
					Serving Since Attachment	001-200-53500	18.00
	26101	Equipment for Brian and Stephen	Invoice	06/13/2023	HSG Duty Double Pistol TAco	001-200-90200	118.00
					HSG Duty Handcuff Taco	001-200-90200	49.00
					Hsg Duty-Grip Padded Belt	001-200-90200	118.00
					Hsg Rifle Taco	001-200-90200	44.00
					Wilder Tact 1.75 Cobra Belt	001-200-90200	89.00
					Wilder Tact Minimalist Belt	001-200-90200	54.99
00076	Southern Regional Public Safety Ins	2023379					1,060.00
	062023Hudson	Hudson Advanced Crim. Inves. Course Fe	Invoice	06/13/2023	Hudson Advanced Crim. Inves. Course Fe	001-200-61000	530.00
	062023Jones	Jones Advanced Crim. Inves. Course Fee	Invoice	06/13/2023	Jones Advanced Crim. Inves. Course Fee	001-200-61000	530.00
00061	Stantec Consulting Services Inc (SC	2023380					9,380.00
	2080199	Hydraulic Study - April 2023	Invoice	06/13/2023	Hydraulic Study - April 2023	001-301-60202	9,380.00
00118	Storage Max	2023381					924.00
	61021	Storage Rental - June 2023	Invoice	06/13/2023	Storage Rental - June 2023	001-301-68201	924.00
00218	Stover Developments	2023382					5,000.00
	2023-0160-79155	Grant Writing Services - May 2023	Invoice	06/13/2023	Grant Writing Services - May 2023	001-195-60103	5,000.00
00233	Sugar Daze Dessert Shop	2023383					30.00
	062023PLRefund	Privilege License Overpayment Refund	Invoice	06/13/2023	Privilege License Overpayment Refund	001-000-22000	30.00
00062	Terminex Commercial	2023384					167.00
	433353419	Pest Control - June 2023	Invoice	06/13/2023	Pest Control - June 2023	001-195-68100	167.00
00181	Thomson Reuters - West Payment	2023385					650.00
	848444514	Monthly Subscription Charges (Clear)	Invoice	06/06/2023	Monthly Subscription Charges (Clear)	001-200-68800	650.00

Docket of Claims Register **APPKT00274 - Claims**

Vendor #	Vendor Name / Payable Number	Docket/Claim # / Payable Description	Payable Type	Payable Date	Item Description	Account Number	Payment Amount / Distribution Amount
00063	Trustcare Health, LLC	2023386					200.00
	7567K19538	Drug Tests - PW	Invoice	06/13/2023	Drug Tests - PW	001-301-60401	200.00
00064	Tyler Technologies, Inc.	2023387					52.50
	025-422619	AR Follow up	Invoice	06/13/2023	AR Follow up	001-195-68800	52.50
00100	USPS	2023388					2,500.00
	062023	Postage - City Hall	Invoice	06/13/2023	Postage - City Hall	001-110-60800	750.00
						001-140-60800	500.00
						001-190-60800	750.00
						001-195-60800	500.00
00071	Warner, Inc.	2023389					875.00
	0096269	Monthly Janitorial Services	Invoice	06/13/2023	Monthly Janitorial Services	001-195-69900	875.00

Total Claims: 54 **Total Payment Amount: 290,714.41**

City of Gluckstadt

June 13, 2023 Claims Docket (2023-09), OTHER PAYMENTS (RECURRING) FINAL

CLAIM NO.	DATE RECEIVED	VENDOR / EMPLOYEE NAME	PAYABLE DESCRIPTION	ACCOUNT NUMBER
OTHER	5/12/2023	CITY EMPLOYEE PAYROLL	04/27/2023 - 05/10/2023; 05/12/2023 PAY DATE *PAID 5/12/2023*	001-110-410;001-140-410; 001-190-410; 001-200-410; 001-280-410; 001-301-410
OTHER	5/12/2023	GPD NARCOTICS FUND WITHDRAWAL	GPD NARCOTICS FUND WITHDRAWAL ("BUY MONEY" BUDGET); UNDERCOVER DRUG STING OPERATION (MAYOR APPROVAL); CASH WITHDRAWAL - BACK UP DOCUMENTATION ON RECORD WITH ACCOUNTING REPORT	001-200-681
OTHER	5/26/2023	CITY EMPLOYEE PAYROLL	05/11/2023 -05/24/2023; 05/26/2023 PAY DATE *PAID 5/26/2023*	001-110-410;001-140-410; 001-190-410; 001-200-410; 001-280-410; 001-301-410
OTHER	6/1/2023	IRS	EFT: EMPLOYEE WITHHOLDINGS, PAYROLL TAXES: FEDERAL (MAY 2023) *PAID 6/1/2023*	001-110-440/470/471; 001-140-440/470/471; 001-190-440/470/471; 001-200-440/470/471; 001-280-440/470/471
OTHER	6/1/2023	MDOR	EFT, EMPLOYEE WITHHOLDINGS, PAYROLL TAXES: STATE (MAY 2023) *PAID 6/1/2023*	001-110-450; 001-140-450; 001-190-450; 001-200-450; 001-280-450
OTHER	6/1/2023	KELLY DABBS COMMERCIAL, LLC	JUNE RENT (LEASE PAYMENT) *PAID, 6/1/2023*	001-195-683
OTHER	6/1/2023	CENTERPOINT ENTERGY	EFT PAYMENT (MONTHLY BILL: DUE 6/5/23) *PAID 6/1/2023*	001-195-630
OTHER	6/1/2023	ENTERGY	EFT PAYMENT : POWER & ENERGY SERVICE, CITY HALL MAY 2023 METER READING (MONTHLY BILL DUE 6/15/23) *PAID 6/1/2023*	001-195-630
OTHER	6/1/2023	CSPIRE BUSINESS (1)	EFT PAYMENT: CITY HALL TELEPHONES (MONTHLY) *PAID 6/1/2023*	001-195-605
OTHER	6/1/2023	CSPIRE BUSINESS (2)	EFT PAYMENT: IPADS AND MOBILE HOTSPOTS (MONTHLY)*PAID 6/1/2023*	001-100-606; 001-120-606; 001-200-606
OTHER	6/1/2023	BLUE CROSS BLUE SHIELD OF MISS.	EFT PAYMENT: EMPLOYEE INSURANCE, MONTHLY PREMIUM (JUNE 2023) *PAID, 6/1/23*	001-110-480; 001-140-480; 001-190-480; 001-200-480; 001-280-480
OTHER	6/1/2023	PLANNING AND ZONING COMMISSION MEMBERS PAYROLL	MAY PLANNING AND ZONING COMMISSION MEMBERS PAYROLL ($120 PER MEETING); *PAID 6/1/2023*	001-190-601

OTHER	6/1/2023	JUDGE TRAE SIMS	MONTHLY PAYMENT, LEGAL SERVICES - MUNICIPAL COURT (JUNE COURT SERVICES)*PAID 6/1/2023*	001-110-60101
OTHERE	6/1/2023	JUDGE MARSHA WEEMS STACEY	MAY COURT APPEARANCE - MUNICIPAL COURT SERVICES	001-110-60102
OTHER	6/1/2023	DEPARTMENT OF FINANCE & ADMINISTRATION	COURT PORTION(S) SUBMITTED TO DFA FOR DISPERSAL (MAY REPORTING) *PAID 6/1/2023*	001-000-33000
OTHER	6/1/2023	DEPARTMENT OF PUBLIC SAFETY	COURT PORTION(S) SUBMITTED TO DFA FOR DISPERSAL (MAY REPORTING)*PAID 6/1/2023*	001-000-33000
OTHER	6/1/2023	PUBLIC EMPLOYEES RETIREMENT SYSTEM	EFT: RETIREMENT CONTRIBUTIONS (MAY 2023) *PAID 6/1/23*	001-110-460; 001-140-460; 001-190-460; 001-200-460; 001-280-460
OTHER	6/6/2023	GPD NARCOTICS FUND WITHDRAWAL	GPD NARCOTICS FUND WITHDRAWAL ("BUY MONEY" BUDGET); UNDERCOVER DRUG STING OPERATION (MAYOR APPROVAL); CASH WITHDRAWAL - BACK UP DOCUMENTATION ON RECORD WITH ACCOUNTING REPORT	001-200-681
OTHER	6/6/2023	AFLAC	EFT PAYMENT: EMPLOYEE SUPPLEMENTAL INSURANCE, MONTHLY PREMIUM (MAY 2023) *PAID 6/1/2023*	001-110-483; 001-140-483; 001-190-483; 001-200-480; 001-283-483
OTHER	6/6/2023	MORGAN WHITE	EFT PAYMENT: EMPLOYEE SUPPLEMENTAL BENEFITS (VISION AND DENTAL), MONTHLY PREMIUM (MAY 2023)*PAID 6/6/2023*	001-110-481/482; 001-140-481/482; 001-190-481/482; 001-200-481/482; 001-280-481/482
OTHER	6/6/2023	PUBLIC DEFENDER DEVIN WHITT	MONTHLY PAYMENT, LEGAL SERVICES - MUNICIPAL COURT (JUNE COURT SERVICES) *PAID 6/1/2023*	001-110-60201
OTHER	6/6/2023	EMPOWER MISSISSIPPI	EFT PAYMENT: DEFERRED COMPENSATION BENEFITS (DEFERRED COMP), MAY PAYROLL COLLECTIONS (MONTHLY PREMIUM); *PAID 6/6/2023*	001-110-461; 001-140-461; 001-190-461; 001-200-461
OTHER	6/9/2023	CITY EMPLOYEE PAYROLL	05/25/2023 -06/07/2023; 05/26/2023 PAY DATE *PAID 6/9/2023*	001-110-410;001-140-410; 001-190-410; 001-200-410; 001-280-410; 001-301-410

PAYMENT AMOUNT	TOTAL PAYMENT
$36,697.14	$36,697.14
$1,000.00	$1,000.00
$34,966.06	$34,966.06
$18,657.79	$18,657.79
$2,359.00	$2,359.00
$8,292.00	$8,292.00
$33.79	$33.79
$644.95	$644.95
$814.41	$814.41
$617.94	$617.94
$14,601.45	$14,601.45
$840.00	$840.00

$1,200.00	$1,200.00
$200.00	$200.00
$33,481.75	$33,481.75
$628.00	$628.00
$24,859.17	$24,859.17
$1,000.00	$1,000.00
$828.52	$828.52
$711.02	$711.02
$1,200.00	$1,200.00
$180.00	$180.00
$36,061.48	$36,061.48

MAYOR
Walter C. Morrison, IV

CITY CLERK
Lindsay D. Kellum

POLICE CHIEF
Wendell E. Watts

CITY OF GLUCKSTADT
MISSISSIPPI

ALDERMEN

Miya Bates
Jayce Powell
Wesley Slay
John Taylor
Lisa Williams

POLICE DEPARTMENT
343 DISTRIBUTION DRIVE
GLUCKSTADT, MS 39130

To: Mayor and Board of Alderman

From: Wendell E. Watts
Chief of Police

Date: 06-04-23

RE: Training for Sgt. Stephen Tucker

I am requesting the Mayor and Board approve Level 1 Fundamentals of Cellular Analysis. The course is in Ridgeland, MS and the cost is $665. This would assist during investigations where a suspect has been using a cell phone for criminal activity along with being able to help prove the suspect was in a certain area during the commission of a crime. See attached documentation about class details.

CITY OF GLUCKSTADT POLICE DEPARTMENT

A SPECIAL INVITATION HOSTED BY

c spire

SEPTEMBER 19th- 21st, 2023

SUBSENTIO ACADEMY

FUNDAMENTALS OF CELLULAR ANALYSIS

TAUGHT BY THE EXPERTS AT PRECISION CELLULAR ANALYSIS

This is a 3-Day In-Person Training Course available to State, Local and Federal Law Enforcement, Prosecutors and Intel Analysts Covering:

• Cellular Network Operations	• Tower Dumps & Timing Advance
• CDR Analysis & Mapping	• Analytical Software
• Cellular Provider Operations	• Practical Exercises

Located at

C Spire Corporate Headquarters

1018 Highland Colony Parkway, Ridgeland, MS 39157

REGISTER BY AUG. 29th, 2023 AND SAVE 30%!!
$665 AFTER DISCOUNT, INCLUDES ALL TRAINING MATERIALS AND CERTIFICATE OF COMPLETION

REGISTER AT: https://academy.subsentio.com
EMAIL QUESTIONS: academy@subsentio.com

IADLEST Certified

Nationally Certified Course

SUBSENTIO ACADEMY

c spire Sponsored by C Spire

LEVEL 1 – FUNDAMENTALS OF CELLULAR ANALYSIS

COURSE OVERVIEW:

Students will obtain a basic understanding of cellular network operations, radio frequency propagation, and cell phone provider operations. Students will learn what information is available from each cell phone provider, how to obtain that information, and how that information appears in their respective records. Training will be provided on additional sources of information related to phones but not specifically from cell phone providers such as Google, Apple, and various Apps.

PROJECTED TRAINING TIME:

This course includes 24 hours of instruction and practical exercises. Allowing for administrative and other matters, the course will occupy 3 full (8 hour) duty days.

NETWORK OPERATIONS:

- Familiarization with Cellular Radio Frequency Technology
- Physical Cell Towers
- Cell Tower Sectors and Identifiers
- How a Cell Phone selects a tower
- Cell Phone Tower Interactions and factors that affect coverage areas

EXCEL SKILLS

- Basic excel functions useful in records analysis

CELL PHONE RECORDS GENERAL OVERVIEW

- Call Detail Records (CDR's)
- Voice
- SMS/MMS
- Data Sessions
- Tower Lists
- NDCAC and Cell Site Database
- How long CDR's are maintained

ANALYTICAL SOFTWARE

- Instruction on how to load records into software
- How to filter and sort
- Basic analytical functions within the software

C SPIRE

- C Spire CDR's
- C Spire Tower Lists
- C Spire SMS/MMS
- C Spire Per Call Measurement Data (PCMD)

VERIZON WIRELESS

- Verizon CDR's
- Verizon Tower Lists
- Verizon SMS Content
- Verizon Timing Advance (RTT)

T-MOBILE

- T-Mobile CDR's
- T-Mobile Tower Lists
- T-Mobile SMS Content
- T-Mobile Timing Advance (True Call)

AT&T

- AT&T CDR's
- AT&T Tower Lists
- AT&T SMS Content
- AT&T Timing Advance (LOCDBOR – formerly NELOS)

INTRODUCTION TO REPORT ILLUSTRATION

- PowerPoint Basic Functions
- Elements of an Effective Report Slide

GOOGLE/APPLE/CELLEBRITE/APP GEO-LOCATION

- What you can find
- How to import the records into software
- How to use the analysis
- Geo-location Practical Exercises

TOWER DUMPS

- When and how to use them
- CDR Tower Dump
- Tower Dump Timing Advance
- Practical Exercises

VEHICLE TELEMATICS

- VIN to IMEI
- CDRs

APPS AND Ips TO PHONES

- IPV4 vs IPV6
- Where you find IPVs
- What to do with IPV's
- VOIP Apps

Subsentio Academy Instructors

KEVIN HORAN

FBI Supervisory Special Agent (Retired)

After 26 years of government service, Kevin retired from the Federal Bureau of Investigation as a Supervisory Special Agent for the Cellular Analysis Survey Team (CAST). He has an undergraduate degree from Syracuse University and a law degree from the University of Dayton. Prior to joining the FBI, Kevin was an Assistant Prosecuting Attorney for the Montgomery County Prosecutor's Office in Dayton, Ohio. During his time there he gained a unique understanding of the legal system, having worked juvenile crimes, preliminary hearings, grand jury and adult felonies as a criminal trial attorney. After joining the FBI in 1995, he was assigned to the Cincinnati Division, Columbus Resident Agency where he investigated violent crimes, specializing in fugitives and homicides while serving on several task forces. Given the tactical nature of his work, he was selected as a FBI SWAT team member and later an Assistant Team Leader, having served in that capacity for 22 years (the longest in division history). In 2006 he was chosen to become a founding member of the CAST unit and became a certified expert in the field of cellular record analysis and live tracking of cell phones. Since that time he has testified over 110 times in state and federal courts in 22 states and has gained national attention in numerous high profile investigations. As a certified FBI Instructor, Kevin has taught hundreds of law enforcement officers (both nationally and internationally) how to interpret, analyze and plot cellular records. As a FBI CAST Supervisor, Kevin managed 26 CAST agents between Ohio and California ensuring that critical, often lifesaving information was provided to police and prosecutors in a timely fashion. Kevin is the recipient of multiple law enforcement awards and honors, most notably the FBI Director's Award for Distinguished Service to the Law Enforcement Community

LANCE KEPPLE

FBI Supervisory Special Agent (Retired)

Lance Kepple served 22 years as an FBI Special Agent. He has successfully investigated organized crime, violent crime, drugs, public corruption, domestic terrorism, international terrorism, and piracy. He also spent seven years as an operator on the FBI Hostage Rescue Team (HRT) where he was involved in some of the highest profile and most complex operations conducted by the FBI. During his time at HRT, Lance also served as a Supervisory Special Agent, team leader for deployments, and lead planner for an operational deployment to Puerto Rico involving 900 FBI personnel.

His last five years were spent in training for and as a member of the FBI's Cellular Analysis Survey Team (CAST). Like all members of CAST, he became a court certified "expert" in cellular record analysis and historical cell site analysis. During that time, Lance successfully recovered numerous missing and kidnapped persons, responded to emergencies, was key in solving dozens of homicides, and testified in state and federal courts. Lance has analyzed thousands of records and had been recognized as in expert witness in both state and federal courts.

During his FBI career, Lance was awarded the FBI Meritorious Achievement Medal, the FBI Medal of Excellence, and the International Association of Chiefs of Police TOP COP Award (International Honorable Mention).

Previously, Lance served as an Officer in the US Air Force as a Combat Controller and Special Tactics Team Leader. He also holds a bachelor's degree in electrical engineering from Penn State University.

MAYOR
Walter C. Morrison, IV

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CITY OF GLUCKSTADT
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Miya Bates
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John Taylor
Lisa Williams

POLICE DEPARTMENT
343 DISTRIBUTION DRIVE
GLUCKSTADT, MS 39130

To: Mayor and Board of Alderman

From: Wendell E. Watts
Chief of Police

Date: 06-04-23

RE: Request for training for Officer Sage Bowman

I am requesting that the Mayor and Board approve the training in Basic Cyber Investigations for Officer Sage Bowman. This course will assist the department with investigations. The course is free, but lodging will be $589.29. We will send Tax Exempt documentation to the Hilton, so the cost without taxes should be $526.15. See the attached documents.

CITY OF GLUCKSTADT
GLUCKSTADT POLICE DEPARTMENT

Section 4, ID)

NW3C

- Home
- About
- Training
- Certifications
- Resources
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Create Account Login

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Home >> Course Catalog >> Course Details

Price: Login for price

You have selected:

Delivery Method: **In-Person**

Location: **2226 Switzer Road**

Gulfport, MS 39507

Map

Duration: **3 Days**

Date: **07/25/2023 - 07/27/2023**

Time: **8:00 AM - 4:00 PM Centı**

Section 4, ID)

Status: **Open**

Login to add course

CI102 Basic Cyber Investigations: Dark Web & Open Source Intelligence

This course provides expert guidance in the skills law enforcement officers need to conduct successful online investigations. Topics include IP addresses and domains, an overview of currently popular online social media platforms, best practices for building an undercover profile, foundational knowledge related to the dark web, and recovery of forensic evidence from the dark web. Instructors demonstrate both open source and commercially available investigative tools for evidence collection and recovery of forensic artifacts associated with online social networking and online social media. Automated tools to crawl websites and preserve online evidence are also demonstrated.

45

Section 4, ID)

Key concepts covered in this course include:

- Internet basics
- Popular sites
- The dark web
- Tor

Student Testimonials

"This training has helped me conduct online research on crimes including murder, capital murder, sexual coercion, and other crimes." - Waco, Texas

"This class has been useful in locating suspect information and is a critical part of my daily investigative techniques." -Missoula, Montana

Mandatory 100% Participation

To receive a certificate upon completion of this course, the following must be completed:

- Score of 80% or above on post-test
- Complete all in-class exercises

Cancellation

NW3C may cancel any class for any reason and without notice. NW3C is not responsible for non-refundable travel accommodations lost or rendered moot as a result of a class cancellation.

Section 4, ID)

Eligibility Requirements

Recommend Skills

Computer Requirements

Select a Class

Post-Course Awards

Customized Delivery

Select a Class

Section 4, ID)

The delivery of this course is set to 3 Days.

LOCATION
DATE(S)
TIME
SEATS
PRICE
Location #: Gulfport, MS
DATE(S): 07/25/2023 - 07/27/2023
TIME: 8:00 AM - 4:00 PM Central
#SEATS: 8
PRICE: Login for price

Cart Updated..

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BJA_White

Section 4, ID)

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Hilton
FOR THE STAY™

Join Sign In

Home2 Suites by Hilton Gulfport I-10

Edit stay

Mon, Jul 24 – Thu, Jul 27, 2023

1 room for 1 adult

Payment and Guest Details

Step 3 of 3

Total for stay

$589.29

Hide price details

Price in $USD

1 Kng Bed Studio Suite Nonsmoking	
Military Family Rate	
24 Jul 2023	$175.31
25 Jul 2023	$175.42
26 Jul 2023	$175.42
Total room charge	**$526.15**
7.00 % per room, per night	
5.00 % per room, per night	
Total taxes	**$63.14**

Total for stay: $589.29

MAYOR
Walter C. Morrison, IV

CITY CLERK
Lindsay D. Kellum

POLICE CHIEF
Wendell E. Watts

CITY OF GLUCKSTADT
MISSISSIPPI

ALDERMEN

Miya Bates
Jayce Powell
Wesley Slay
John Taylor
Lisa Williams

POLICE DEPARTMENT
343 DISTRIBUTION DRIVE
GLUCKSTADT, MS 39130

To: Mayor and Board of Alderman

From: Wendell E. Watts
Chief of Police

Date: 06-04-23

RE: Request for training for Sgt. Tim Hudson and Officer Kelly Jones

I am requesting the Mayor and Board approve the Advanced Criminal Investigations Course training for Officer Kelly Jones and Sgt. Tim Hudson. This is the follow-up training to the Basic courses they had in May 2023. The cost of the training is $530 per officer. The total training cost is $1060. The cost of room and board will be a total of 655.60 for both. Tax-exempt paperwork will be submitted to the hotel and that will make the cost go down to $596. The total training cost and room will be $1656 after tax-exempt paperwork is submitted. See the documentation included.

CITY OF GLUCKSTADT
GLUCKSTADT POLICE DEPARTMENT

SOUTHERN REGIONAL PUBLIC SAFETY INSTITUTE

PRESENTS
Advanced Criminal Investigations Course
Instructor: Inv (ret) George Chaix

STUDENT REGISTRATION FORM

Name Kelly Jones Rank Police Officer

Agency Gluckstadt PD Email Kelly.jones@gluckstadtpd.net

Address 343 Distribution Drive, Madison, MS 39110

Telephone # 769-567-2306 Fax # 764-567-2305

August 8-9-10, 2023

Tuition- $530/per officer - Lodging & Meals Included Check or PO enclosed _____

Make Checks or PO to: Southern Regional Public Safety Institute
118 College Drive, Box 5107
Hattiesburg, MS 39406

Please email registration form to police.academy@usm.edu.
Registration form AND payment/PO must be received before start date of the class.

About the Class:

This course will prepare the student with the skill set to document a crime scene through forensic photography, crime scene diagramming and how to identify, collect and preserve physical evidence. The students will then work a mock crime scene and present the result of their investigation.

Prerequisite: Basic Crime Scene Investigation – attach verification of training to registration

Instructor for this course is retired criminal investigator, George Chaix. Chaix retired from a 27-year career in policing. Serving as a criminal investigator since 1996 and later in a command position serving both the Gulfport and Biloxi Police Departments. He also served in the Navy Reserve in the law enforcement career field serving as an instructor at the Military Police School and as an investigator serving as the Chief of Military Police Investigations for the Country of Kuwait. He holds a Bachelor of Science in Criminal Justice with a Minor in Forensic Science along with a Masters of Criminal Justice Administration.

Mr. Chaix currently serves as an Instructor of Criminal Justice for William Carey University and is a past president of the Mississippi Division of the International Association of Identification. He also serves on the Board of the Mississippi Gulf Coast Veterans Day Parade and an adjunct Instructor for the Southern Regional Public Safety Institute.

Required Equipment:

Laptop with Microsoft Office ® Suite, Camera, & Dept issued Crime Scene Kit with a minimum of the following:

Camera	Black powder and a brush
Paper bags of various sizes	Q tips
Plain paper	Graph paper
Rubber gloves	Measuring tapes

Additional Lodging Information
Bed Linens provided
Towels/wash cloths **NOT** provided

Information requests
Police.academy@usm.edu or Phone: 601-266-6680

SOUTHERN REGIONAL PUBLIC SAFETY INSTITUTE

PRESENTS
Advanced Criminal Investigations Course
Instructor: Inv (ret) George Chaix

STUDENT REGISTRATION FORM

Name Timothy Hudson Rank Sergeant

Agency Gluckstadt PD Email timothy.hudson@gluckstadt.net

Address 343 Distribution Drive, Madison, MS 39110

Telephone # 601-850-6943 Fax # 769-567-2305

August 8-9-10, 2023

Tuition- $530/per officer - Lodging & Meals Included Check or PO enclosed _____

Make Checks or PO to: Southern Regional Public Safety Institute
118 College Drive, Box 5107
Hattiesburg, MS 39406

Please email registration form to police.academy@usm.edu.
Registration form AND payment/PO must be received before start date of the class.

About the Class:

This course will prepare the student with the skill set to document a crime scene through forensic photography, crime scene diagramming and how to identify, collect and preserve physical evidence. The students will then work a mock crime scene and present the result of their investigation.

Prerequisite: Basic Crime Scene Investigation – attach verification of training to registration

Instructor for this course is retired criminal investigator, George Chaix. Chaix retired from a 27-year career in policing. Serving as a criminal investigator since 1996 and later in a command position serving both the Gulfport and Biloxi Police Departments. He also served in the Navy Reserve in the law enforcement career field serving as an instructor at the Military Police School and as an investigator serving as the Chief of Military Police Investigations for the Country of Kuwait. He holds a Bachelor of Science in Criminal Justice with a Minor in Forensic Science along with a Masters of Criminal Justice Administration.

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Rubber gloves	Measuring tapes

Additional Lodging Information
Bed Linens provided
Towels/wash cloths **NOT** provided

Information requests
Police.academy@usm.edu or Phone: 601-266-6680

Section 4, IE)

Hilton
FOR THE STAY

Join Sign In

Hilton Garden Inn Hattiesburg

Edit stay

Tue, Aug 8 – Thu, Aug 10, 2023
2 rooms for 2 adults

Payment and Guest Details

Total for stay **$655.60**

Hide price details

Price in USD

Room 1
1 King Bed, Flexible Rate
08 Aug 2023 $162.00
09 Aug 2023 $136.00
Change room

Room 2
1 King Bed, Flexible Rate
08 Aug 2023 $162.00
09 Aug 2023 $136.00
Change room

Total room charges **$596.00**

7.00 % per room, per night
3.00 % per room, per night
Total taxes **$59.60**

Total for stay: $655.60

Guarantee and Cancellation Policy

There is a credit card required for this reservation. **Free cancellation before 11:59 PM local hotel time on 07 Aug 2023.**

All fields are required unless marked optional.

Payment

56

Section 4, IE)

State

Add guest names

Always get our best rates

Join Hilton Honors for free

Subject to the Hilton Honors program terms and conditions

Special requests

Traveling with a pet, service animal, etc.

Add special requests

View optional services

By clicking "Book Reservation," I agree to the Rules and Restrictions, Site Usage Agreement, and agree that Hilton will collect, use, share and transfer my information as set out in Hilton's Global Privacy Statement.

California consumers, click here to learn about Hilton's collection and use of your personal information.

I also agree to the Hilton Honors Program Terms and Conditions.

Book Reservation

*In-Room WiFi Internet access may not be complimentary at properties with a resort charge.

How can we help?

+1-888-728-3027

Call us, it's toll-free.

Customer Support

Online reservation assistance.

MAYOR
Walter C. Morrison, IV

CITY CLERK
Lindsay D. Kellum

POLICE CHIEF
Wendell E. Watts

CITY OF GLUCKSTADT
MISSISSIPPI

ALDERMEN

Miya Bates
Jayce Powell
Wesley Slay
John Taylor
Lisa Williams

POLICE DEPARTMENT
343 DISTRIBUTION DRIVE
GLUCKSTADT, MS 39130

To: Mayor and Board of Alderman

From: Wendell E. Watts
Chief of Police

Date: 06-04-23

RE: Training for Officer Sage Bowman

I am requesting the Mayor and Board approve Officer Sage Bowman to attend Rangemaster Combative Pistol Course. This would be beneficial to Officer Bowman and the department as she is young in her career and will help her training mindset in combative fighting with a handgun and a proper defensive mindset along with personal tactics while maintaining a level head during stressful situations. The cost of this course is $526.77. It is in Raymond, MS. See the documentation attached.

CITY OF GLUCKSTADT
GLUCKSTADT POLICE DEPARTMENT

eventbrite

Order #6836865529

Combative Pistol

General Admission $526.77

Boondocks Firearms Training Academy, 11771 H 17, Raymond, MS 39154

Saturday, June 10, 2023 at 9:00 AM - Sunday, June 11, 2023 at 6:00 PM (CT)

Eventbrite Completed

Order Information

Order #6836865529. Ordered by Sage Bowman on June 2, 2023 12:04 PM

68368655291111818195899001

Do you organize events? | Start selling in minutes | www.eventbrite.com

Section 4, IF)

Add to my Google Calendar | Learn about Google Calendar

Rangemaster Combative Pistol Course

Combative Pistol Skills, Two-Day

Saturday-Sunday, 9am-6pm

This is an intensive weekend course that covers all of the essential skills involved in fighting with a handgun. There is an all day session Saturday and Sunday, 9:00am to 6:00pm.

Topics covered in this course will include:

- Rapid presentation from concealed carry
- Effective gun handling techniques, designed to work under stress
- Rapid reloading techniques
- High speed accuracy at close ranges
- Precision shooting at mid-ranges
- Shooting effectively with one hand, with either hand
- Fixing malfunctions rapidly and reliably
- Proper defensive mindset, personal tactics, and more.

Section 4, IF)

Expect to fire about 500-600 rounds of ammunition. This course is designed expressly for the armed citizen who carries a concealed handgun, or the plain clothes or off duty police officer.

You will need a good handgun, holster, belt, and magazine pouch, at least three magazines, a ball cap and concealment garment (vest, jacket, windbreaker,over shirt, polo shirt, etc), eye and ear protection, and rain gear (we train rain or shine). A cooler with soft drinks, water, snacks and lunch will be needed, for lunch on site. We will not be leaving the campus for lunch.

You will need a quality handgun and gear. It is a good idea to bring a second gun just like your primary, in case something breaks on your primary gun. Please bring good quality ammunition. You will shoot better, your gun will function better, and you will learn faster. Leather or kydex holsters are fine—PLEASE NO flimsy nylon or cloth holsters. AIWB is allowed. Either IWB or OWB holsters are fine, as long as they are worn concealed.

Your primary instructor will be Aqil Qadir, of Rangemaster.Aqil is a retired police officer who has been conducting training since 1993. He has been on the Rangemaster staff since 2009.

Full refunds are available until 30 days prior to class date. There are NO REFUNDS later than 30 days before class date.

Section 4, IF)

Click HERE to register

When Sat Jun 10 9am – Sun Jun 11, 2023 6pm Central Time - Chicago

From: Phelps Dunbar
To: Lindsay Kellum
Subject: Book your hotel room today!
Date: Tuesday, May 23, 2023 3:36:10 PM

phelpsLogo

CLIENT EVENT

Creative Solutions in Labor & Employment

Annual Mississippi Labor & Employment Seminar

Stock Photos (12)

Thank you for registering! We look forward to seeing you at this year's conference.

Please find the "Need to Know" information below to complete your hotel reservation.

NEED TO KNOW INFORMATION

- There is no registration fee for the 2023 conference (hotel at the expense of the participants, if needed).
- The conference will be held at the Gulf Hills Hotel + Resort and, for your convenience, we have reserved a block of hotel rooms at a rate of $149 (all room types) per night for Wednesday, July 26 and Thursday, July 28.
- To make reservations, click the button below with the applied Group Promo Code “b973713” to automatically receive the discounted rate.

- The link will prompt you to pick your desired date(s) for booking, then choose your room type and fill in the number of rooms.
- Click **Book Now** and checkout!
- Hotel reservations must be made by **Friday, June 23**.

Reserve my room!

DATE

July 26 - 28, 2023

LOCATION

Gulf Hills Hotel & Resort
Ocean Springs, Mississippi

Please note, there are 6 hours of CLE, SHRM and HRCI credits pending approval.

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Phelps Dunbar, 365 Canal Street, Suite 2000, New Orleans, LA 70130, US, 504-566-1311
Unsubscribe Manage preferences

Section 4, IG)

Gulf Hills Hotel + Resort

Thank You!

RESERVATION DETAILS

GUESTS
Lindsay Kellum

RESERVATION NUMBER
1979900451878

ACCOMMODATIONS

Room Type	King Suite with Kitchen
Check-in	07/26/2023
Check-out	07/28/2023
Adults	1
Children	0
Total	USD 298.00

Please contact us by phone (2288754211) or email (guestservices@gulfhillshotel.com) if you have any questions about the reservation.

Summary

Subtotal:	USD 298.00
Hotel and Lodging Tax:	USD 5.96
Standard Sales Tax:	USD 20.86
Additional Items:	USD 0.00
Total:	USD 324.82
Deposit:	USD (

66

Amount Paid:
Amount Due: USD 324.82

Section 4, IG)

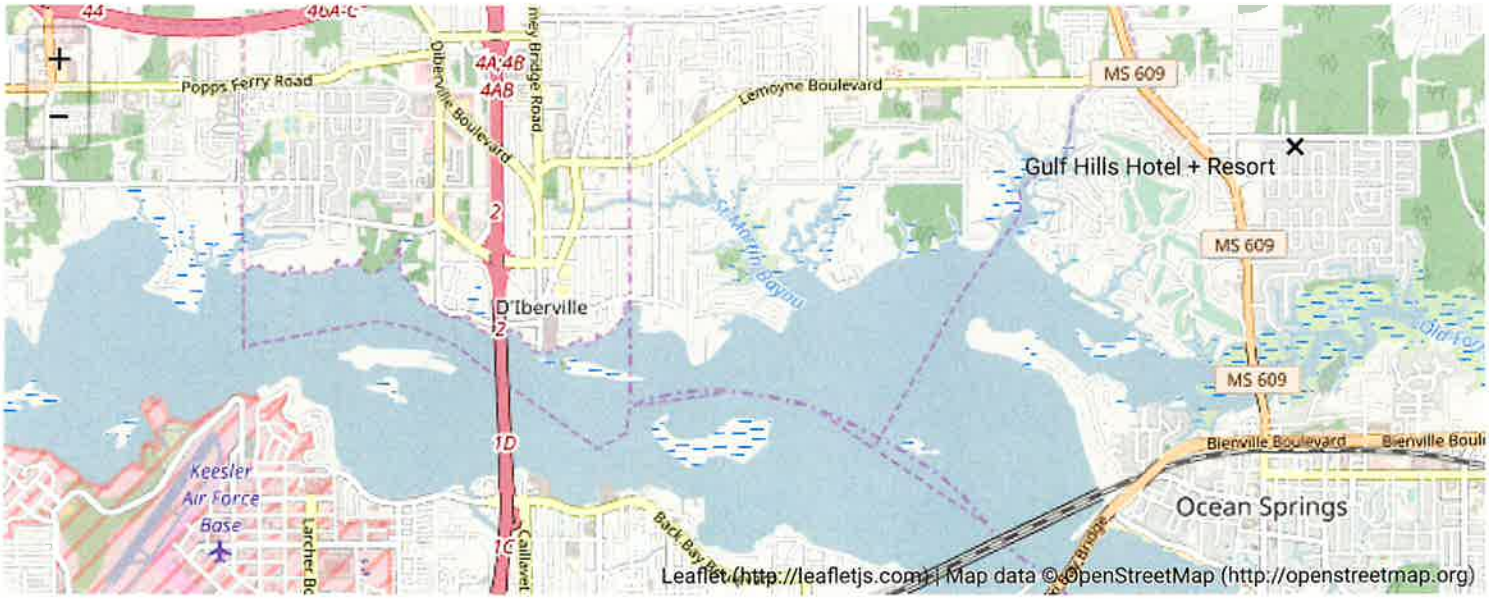
Property Information

Moments away from the heart of Ocean Springs, Gulf Hills Hotel + Resort is a historic property located on the magnificent Fort Bayou. Minutes to the beach and all that Downtown Ocean Springs has to offer, and conveniently located near the interstate, guests will enjoy small town charm and impeccable service for an unforgettable home-away-from-home stay.

Gulf Hills Hotel is full of history and folklore — a place where legends like Elvis Presley have laid their heads to rest for a night or two.

While staying with us, we hope you enjoy the redesigned, executive, 9-hole golf course as well as a cocktail at Capone's Bar and Restaurant.

Property Name: Gulf Hills Hotel + Resort
Street Address: 13701 Paso Rd
City : Ocean Springs - Mississippi
Postal Code : 39564
Contact Name: Salman Chaudhry
Phone: 2288754211 (tel:2288754211)
Email: guestservices@gulfhillshotel.com (mailto:guestservices@gulfhillshotel.com)



Amenities

- Baggage storage
- Concierge desk
- Lounge
- Meeting rooms
- Photo copying service
- Printer
- Safe deposit boxes at front desk
- Swimming pool

Check-in/Check-out Policies

Section 4, IG)

This property has the following check-in and check-out times and policies:

Check-In: 3:00 PM
Check-Out: 11:00 AM
Late Check-out Hour: 12:00 PM
Late Check-out Fees: $25.00
Late check-out (after **11:00 AM** and before **12:00 PM**) may result in a fee.

Property and Cancelation Policies :

CANCELLATION POLICY: Cancellation Policy
First night is a non refundable payment at time of reservation
Guests are allowed to cancel their stay before 72 hours with no cancellation fee for the remainder of their stay after the 1st night.

* SPECIAL EVENT CANCELLATION POLICY: In the case of special event dates, such as national holidays and festivals, an advanced Payment of the total nights' stay plus tax is collected 30 DAYS prior to check-in. If your travel plans change and you must cancel your reservation, please call us AT LEAST 30 DAYS prior to your arrival date to cancel your reservation without charge.

Terms and Conditions
Gulf Hills Hotel + Resort
13701 Paso Road
Ocean Springs, MS 39564

Check-in Time: 3:00 pm onwards
Check-out Time: 11:00 am

** If you are looking to check in earlier than 3:00pm, please contact us and we will try our very best to make arrangements for you. (Not guaranteed)

FRONT DESK: Our Front Desk operates 24 hours/day. You can reach a Reservation Specialist by calling 228.875.4211.

PAYMENT: Payment Policies
We secure your reservation with a credit card, and will process your payment the day of your arrival.

CANCELLATION POLICY: Cancellation Policy
Guests are allowed to cancel their stay before 72 hours with no cancellation fee.

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PET POLICY- We understand that pets are an important part of the family, which is why we are happy to welcome your faithful companion. We ask that they be under 40 lbs. Please note there is an additional charge of $40 with a maximum of two pets per room.

All suites are non-smoking.
A cleaning fee of $450 is applicable if any evidence of smoking inside is discovered upon check-out.

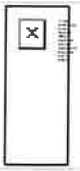
Section 4, IG)

ROOMS: Each room has an exterior entrance. We have rooms located on the first and second story, but please note that Gulf Hills does NOT have an elevator onsite. ADA compliant rooms are available upon request.

PARKING: Complimentary self-parking is located in the front of the building.

Lindsay Kellum

From: Gulf Hills Hotel + Resort <guestservices@gulfhillshotel.com>
Sent: Tuesday, June 6, 2023 2:57 PM
To: Lindsay Kellum
Subject: Your reservation is confirmed! Welcome to Gulf Hills Hotel + Resort!



Hello Lindsay,

We want to personally welcome you to Gulf Hills Hotel + Resort!

Your confirmation number is: 1979900451878. We have you checking in on 07/26/2023 and checking out on 07/28/2023 in one of our King Suite with Kitchen (2023 MS Labor & Employment Seminar) (x1)!

We look forward to your visit and want you to know that we will do everything possible to make your stay as enjoyable as possible! If you have any questions regarding Ocean Springs or have any special requests for your stay with us, please let us know!

See you soon!

Gulf Hills Hotel + Resort

2288754211 | guestservices@gulfhillshotel.com
13701 Paso Rd
Ocean Springs, Mississippi

Lindsay Kellum

1979900451878

Gulf Hills Hotel + Resort

13701 Paso Rd

Ocean Springs Mississippi 39564

2288754211

guestservices@gulfhillshotel.com

Email	lindsay.kellum@gluckstadt.net
Phone	769-567-2306

ACCOMMODATIONS

RES ID 1979900451878

Guest: Lindsay Kellum

King Suite with Kitchen (2023 MS Labor & Employment Seminar)

Arrival - Departure	Adults	Children	Nights	Total
07/26/2023 - 07/28/2023	1	0	2	USD 298.00

TOTAL	**USD 298.00**

Subtotal	USD 298.00
Deposit	USD 0.00
Hotel and Lodging Tax	USD 5.96
Standard Sales Tax	USD 20.86
Amount Paid	USD 0.00
GRAND TOTAL	**USD 324.82**
BALANCE DUE	**USD 324.82**

Policies

Check-In:

03:00 PM

Check-Out:
11:00 AM

Late Check-out:
12:00 PM

Late Check-out Fees: USD 25.00

Late check-out (after **11:00 AM** and before **12:00 PM**) may result in a fee.

Cancelation Policies:

CANCELLATION POLICY: Cancellation Policy
First night is a non refundable payment at time of reservation
Guests are allowed to cancel their stay before 72 hours with no cancellation fee for the remainder of their stay after the 1st night.

* SPECIAL EVENT CANCELLATION POLICY: In the case of special event dates, such as national holidays and festivals, an advanced Payment of the total nights' stay plus tax is collected 30 DAYS prior to check-in. If your travel plans change and you must cancel your reservation, please call us AT LEAST 30 DAYS prior to your arrival date to cancel your reservation without charge.

Terms & Conditions:

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13701 Paso Road
Ocean Springs, MS 39564

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PARKING: Complimentary self-parking is located in the front of the building.

Stay up to date by following us on on Facebook and Instagram!

CITY OF GLUCKSTADT

MISSISSIPPI

OFFICE OF THE CITY CLERK

MEMORANDUM

TO: Mayor & Board of Alderman

FROM: Lindsay Kellum, City Clerk

DATE: 6/13/2023

SUBJECT: Need to Amend FY23 Budget

As you recall, the board last amended the FYE 2023 on March 23, 2023. Please refer to the 3/17/23 memo from Bridge and Watson as a reminder of the previous budget amendments (attached). The latest amendments below cover additional financial matters that have arisen since March.

Within the budget, the following amendments to the FY23 budget are proposed:

General Public Funds Account

1) That the budget category of intergovernmental revenues (federal grants) be amended by increasing the amount by $22,692.00 to reflect receipt of a coronavirus PPE subgrant to be used to reimburse the city's expenditures for supplies and equipment related to public safety and health. This is the grant Kerry Minninger applied for and was awarded, on behalf of the city, and was discussed at the May 9 meeting; this is bringing this money into the revenue side.

2) That the budget category of contractual services in the Financial/City Clerk department be amended by increasing the amount by $13,000.00 to provide additional funds for the FYE2022 financial audit. The annual audit is projected to cost the city $25,000 and is tentatively scheduled for late August, early September; we have previously spent $5,000 on our AUP compliance audit and this amendment will cushion this category to prepare for the full FY22 audit.

3) That the budget category of contractual services in the General Administration department be amended by increasing the amount by $22,000.00 to provide funds for grant writing services. This is to bring funds in for the addition of Addie Stover, Grant Writer (to pay her contract through the end of FY at $5,000 per month).

4) That the budget category of supplies in the Police Department be amended by increasing the amount by $15,855.00 for the purchase of supplies related to the coronavirus PPE subgrant. This

is the grant Kerry Minninger applied for and was awarded, on behalf of the city, and was discussed at the May 9 meeting; this is budgeting for outgoing supplies expenses.

5) That the budget category of capital outlay in the Police Department be amended by increasing the amount by $19,837.000 for the purchase of equipment ($6,837.00) related to the coronavirus PPE subgrant and for the purchase of a police canine/drug dog ($13,000.00). This is the grant Kerry Minninger applied for and was awarded, on behalf of the city, and was discussed at the May 9 meeting; this is budgeting for outgoing capital outlay expenses.

6) That the budget category of contractual services in the Street Department be amended by increasing funding for professional fees (contract labor) in the amount of $80,000.00 to provide funds for the Bear Creek culvert cleanout project. These funds will be transferred from Street Department capital outlay. This project was authorized for publication and bid at the May 9 meeting and all bids were received on 6/6/23 (the lowest bid is $134,000). It is anticipated the board will award a contract to the lowest and best bidder; this amendment is needed to cover this expense (as the bid projections were originally around $100,000 but came in higher once bid specs were received).

7) That the budget category of capital outlay in the Street Department be amended by decreasing funding for capital outlay (streets) in the amount of $80,000.00 to provide funds for the Bear Creek culvert cleanout project. These funds will be transferred to Street Department contractual services. This project was authorized for publication and bid at the May 9 meeting and all bids were received on 6/6/23 (the lowest bid is $134,000). It is anticipated the board will award a contract to the lowest and best bidder; this amendment is needed to cover this expense (as the bid projections were originally around $100,000 but came in higher once bid specs were received).

Police Station and Municipal Court Capital Projects Fund:

8) That the budget category of intergovernmental revenues (state grants) be amended by increasing the amount by $750,000.00 to reflect receipt of a legislative appropriation received by the city for its police facility; anticipated to receive allocation in July or August; this brings the money in on the revenue side.

9) That the budget category of contractual services be amended by increasing the amount by $200,000.00 to provide additional funding for architectural fees, engineering fees, and services associated with design and construction of the Gluckstadt police station; this is to cover the increase in architectural costs now that the project has increased from around $4,500,000.000 to nearly $7,000,000.00 (architectural fee percentage is based on final cost of project).

10) That the budget category of capital outlay be amended by transferring $200,000.00 out of said category and placing said funds in the contractual services category for the purpose of providing funding for architectural fees, engineering fees, and services associated with design and construction of the Gluckstadt police station; this is to cover the increase in architectural costs now that the project has increased from around $4,500,000.000 to nearly $7,000,000.00 (architectural fee percentage is based on final cost of project).

11) That the budget category of capital outlay be amended by increasing the amount by $750,000.00 to account for the expenditure of the legislative appropriation received by the city for its police facility; anticipated to receive allocation in July or August; this brings the money in to the budget on the expense side.

RESOLUTION AMENDING THE FISCAL YEAR ENDING 2023 MUNICIPAL BUDGET

WHEREAS, the City of Gluckstadt adopted its municipal operating budget in September 2022 and set forth therein the anticipated revenues to be collected and expenditures to be expended throughout the ensuing fiscal year; and,

WHEREAS, the City of Gluckstadt has twice previously amended its annual operating budget in February 2023 and in March 2023; and,

WHEREAS, the City of Gluckstadt now finds that it is necessary and desirable to make certain budget amendments to reflect the evolving nature of municipal operations and the reality of revenues and necessary expenses.

NOW THEREFORE BE IT RESOLVED, that the fiscal year ending 2023 municipal general fund operating budget be and is hereby amended in accordance with the details set forth as follows:

1) That the budget category of intergovernmental revenues (federal grants) be amended by increasing the amount by $22,692.00 to reflect receipt of a coronavirus PPE subgrant to be used to reimburse the city's expenditures for supplies and equipment related to public safety and health.

2) That the budget category of contractual services in the Financial/City Clerk department be amended by increasing the amount by $13,000.00 to provide additional funds for the FYE2022 financial audit.

3) That the budget category of contractual services in the General Administration department be amended by increasing the amount by $22,000.00 to provide funds for grant writing services.

4) That the budget category of supplies in the Police Department be amended by increasing the amount by $15,855.00 for the purchase of supplies related to the coronavirus PPE subgrant.

5) That the budget category of capital outlay in the Police Department be amended by increasing the amount by $19,837.000 for the purchase of equipment ($6,837.00)

related to the coronavirus PPE subgrant and for the purchase of a police canine/drug dog ($13,000.00).

6) That the budget category of contractual services in the Street Department be amended by increasing funding for professional fees (contract labor) in the amount of $80,000.00 to provide funds for the Bear Creek culvert cleanout project. These funds will be transferred from Street Department capital outlay.

7) That the budget category of capital outlay in the Street Department be amended by decreasing funding for capital outlay (streets) in the amount of $80,000.00 to provide funds for the Bear Creek culvert cleanout project. These funds will be transferred to Street Department contractual services.

NOW THEREFORE BE IT FURTHER RESOLVED, that the fiscal year ending 2023 police station capital project fund budget be and is hereby amended in accordance with the details set forth as follows:

8) That the budget category of intergovernmental revenues (state grants) be amended by increasing the amount by $750,000.00 to reflect receipt of a legislative appropriation received by the city for its police facility.

9) That the budget category of contractual services be amended by increasing the amount by $200,000.00 to provide additional funding for architectural fees, engineering fees, and services associated with design and construction of the Gluckstadt police station.

10) That the budget category of capital outlay be amended by transferring $200,000.00 out of said category and placing said funds in the contractual services category for the purpose of providing funding for architectural fees, engineering fees, and services associated with design and construction of the Gluckstadt police station.

11) That the budget category of capital outlay be amended by increasing the amount by $750,000.00 to account for the expenditure of the legislative appropriation received by the city for its police facility.

BE IT FURTHER RESOLVED that pursuant to the foregoing the fiscal year ending September 30, 2023 budget as restated is as follows:

City of Gluckstadt General Fund **RECEIPTS**	Final Budget as Adopted	First Amended Budget as Adopted	Second Amended Budget as Adopted	Proposed Amendments	Budget Including Adopted Amendments
Licenses & Permits:					
Privilege Licenses	$ 24,000.00	$ 24,000.00	$ 24,000.00	$ -	$ 24,000.00
Building Permits	48,000.00	48,000.00	48,000.00	-	48,000.00
Zoning Permits	1,000.00	1,000.00	1,000.00	-	1,000.00
Franchise Fees/Taxes:					
Franchise Taxes (Public Utilities)	120,000.00	120,000.00	120,000.00	-	120,000.00
Intergovernmental Revenues:					
Federal Grants	-	-	-	22,692.00	22,692.00
State Grants	-	-	4,498.36	-	4,498.36
State Shared Revenues	2,692,410.00	2,692,410.00	3,133,372.44	-	3,133,372.44
County Shared Revenues	-	450,789.95	776,026.95	-	776,026.95
Fines and Forfeits	115,000.00	115,000.00	115,000.00	-	115,000.00
Interest	250.00	250.00	250.00	-	250.00
Miscellaneous:					
Donations	-	-	-	-	-
Other Revenue	-	-	-	-	-
Fee for Tax Collections	(37,881.00)	(37,881.00)	(37,881.00)	-	(37,881.00)
Total from All Sources, Other Than Taxation	$2,962,779.00	$3,413,568.95	$ 4,184,266.75	$ 22,692.00	$ 4,206,958.75
Beginning Cash and Investment Balance	2,932,667.00	2,932,667.00	2,932,667.00	-	2,932,667.00
Total Receipts Other Than Ad Valorem Tax	$5,895,446.00	$6,346,235.95	$ 7,116,933.75	$ 22,692.00	$ 7,139,625.75
Amount to be Raised by Ad Valorem Tax	1,263,340.00	1,263,340.00	1,263,340.00	-	1,263,340.00
TOTAL FROM ALL SOURCES	$7,158,786.00	$7,609,575.95	$ 8,380,273.75	$ 22,692.00	$ 8,402,965.75

City of Gluckstadt General Fund **DISBURSEMENTS**	Final Budget as Adopted	First Amended Budget as Adopted	Second Amended Budget as Adopted	Proposed Amendments	Budget Including Adopted Amendments
Legislative - Board:					
Personnel Services	$ 36,355.00	$ 36,355.00	$ 36,355.00	$ -	$ 36,355.00
Supplies	500.00	500.00	500.00	-	500.00
Contractual Services	13,000.00	13,000.00	13,000.00	-	13,000.00
Capital Outlay	500.00	500.00	500.00	-	500.00
Total	$ 50,355.00	$ 50,355.00	$ 50,355.00	$ -	$ 50,355.00
Judicial - Municipal Court:					
Personnel Services	$ 143,399.00	$ 143,399.00	$ 143,399.00	$ -	$ 143,399.00
Supplies	2,000.00	8,000.00	8,000.00	-	8,000.00
Contractual Services	75,300.00	76,800.00	76,800.00	-	76,800.00
Capital Outlay	7,800.00	10,300.00	10,300.00	-	10,300.00
Total	$ 228,499.00	$ 238,499.00	$ 238,499.00	$ -	$ 238,499.00
Executive - Mayor:					
Personnel Services	$ -	$ -	$ -	$ -	$ -
Supplies	500.00	500.00	500.00	-	500.00
Contractual Services	6,640.00	6,640.00	6,640.00	-	6,640.00
Capital Outlay	500.00	500.00	500.00	-	500.00
Total	$ 7,640.00	$ 7,640.00	$ 7,640.00	$ -	$ 7,640.00

City of Gluckstadt General Fund DISBURSEMENTS	Final Budget as Adopted	First Amended Budget as Adopted	Second Amended Budget as Adopted	Proposed Amendments	Budget Including Adopted Amendments
Administration - Financial:					
Personnel Services	$ 238,446.00	$ 270,446.00	$ 270,446.00	$ -	$ 270,446.00
Supplies	6,000.00	6,000.00	6,000.00	-	6,000.00
Contractual Services	33,350.00	33,350.00	33,350.00	13,000.00	46,350.00
Capital Outlay	9,500.00	9,500.00	9,500.00	-	9,500.00
Total	$ 287,296.00	$ 319,296.00	$ 319,296.00	$ 13,000.00	$ 332,296.00
Planning & Zoning:					
Personnel Services	$ 57,658.00	$ 57,658.00	$ 57,658.00	$ -	$ 57,658.00
Supplies	5,000.00	5,000.00	5,000.00	-	5,000.00
Contractual Services	360,582.00	360,582.00	360,582.00	-	360,582.00
Capital Outlay	18,000.00	18,000.00	18,000.00	-	18,000.00
Total	$ 441,240.00	$ 441,240.00	$ 441,240.00	$ -	$ 441,240.00
Administration - General:					
Supplies	$ 600.00	$ 600.00	$ 600.00	$ -	$ 600.00
Contractual Services	685,125.00	785,125.00	815,125.00	22,000.00	837,125.00
Capital Outlay	20,250.00	20,250.00	20,250.00	-	20,250.00
Total	$ 705,975.00	$ 805,975.00	$ 835,975.00	$ 22,000.00	$ 857,975.00
Police Department:					
Personnel Services	$ 982,573.00	$1,065,073.00	$ 1,065,073.00	$ -	$ 1,065,073.00
Supplies	141,500.00	152,000.00	154,983.36	15,855.00	170,838.36
Contractual Services	95,940.00	130,440.00	130,440.00	-	130,440.00
Capital Outlay	76,100.00	242,006.83	243,521.83	19,837.00	263,358.83
Total	$1,296,113.00	$1,589,519.83	$ 1,594,018.19	$ 35,692.00	$ 1,629,710.19
Fire Department:					
Contractual Services	$ 27,321.00	$ 27,321.00	$ 27,321.00	$ -	$ 27,321.00
Total	$ 27,321.00	$ 27,321.00	$ 27,321.00	$ -	$ 27,321.00
Building Inspection:					
Personnel Services	$ 27,774.00	$ 126,774.00	$ 126,774.00	$ -	$ 126,774.00
Supplies	5,000.00	5,000.00	5,000.00	-	5,000.00
Contractual Services	64,522.00	25,802.00	25,802.00	-	25,802.00
Capital Outlay	31,000.00	31,000.00	31,000.00	-	31,000.00
Total	$ 128,296.00	$ 188,576.00	$ 188,576.00	$ -	$ 188,576.00
Street Department:					
Personnel Services	$ 57,658.00	$ 129,658.00	$ 159,658.00	$ -	$ 159,658.00
Supplies	32,900.00	89,800.00	104,800.00	-	104,800.00
Contractual Services	442,202.00	392,202.00	360,123.00	80,000.00	440,123.00
Capital Outlay	221,800.00	260,651.00	1,314,266.00	(80,000.00)	1,234,266.00
Total	$ 754,560.00	$ 872,311.00	$ 1,938,847.00	$ -	$ 1,938,847.00
Transfers:					
Transfers out	$ 120.00	$ 120.00	$ 120.00	$ -	$ 120.00
Total	$ 120.00	$ 120.00	$ 120.00	$ -	$ 120.00
Total Disbursements	$3,927,415.00	$4,540,852.83	$ 5,641,887.19	$ 70,692.00	$ 5,712,579.19
Ending Cash and Investment Balance	3,231,371.00	3,068,723.12	2,738,386.56	(48,000.00)	2,690,386.56
TOTAL DISBURSMENTS AND ENDING BALANCE	$7,158,786.00	$7,609,575.95	$ 8,380,273.75	$ 22,692.00	$ 8,402,965.75

Police Station Capital Project Fund	Final Budget as Adopted	First Amended Budget as Adopted	Proposed Amendments	Budget Including Adopted Amendments
RECEIPTS				
Intergovernmental Revenue				
State Grant (HB 603) 2023	$ -	$ -	$ 750,000.00	$ 750,000.00
Transfers In:				
From General Fund	$ 120.00	$ 120.00	$ -	$ 120.00
Total from All Sources, Other Than Taxation	$ 120.00	$ 120.00	$ 750,000.00	$ 750,120.00
Beginning Cash and Investment Balance	$ 1,000,100.00	$ 1,000,100.00	$ -	$ 1,000,100.00
Total Receipts Other Than Ad Valorem Tax	$ 1,000,220.00	$ 1,000,220.00	$ 750,000.00	$ 1,750,220.00
Amount to be Raised by Ad Valorem Tax	$ -	$ -	$ -	$ -
TOTAL FROM ALL SOURCES	$ 1,000,220.00	$ 1,000,220.00	$ 750,000.00	$ 1,750,220.00
DISBURSEMENTS				
Public Safety:				
Contractual Services	$ 120.00	$ 292,620.00	$ 200,000.00	$ 492,620.00
Capital Outlay	$ 1,000,000.00	$ 707,500.00	$ (200,000.00)	$ 507,500.00
Total	$ 1,000,120.00	$ 1,000,120.00	$ -	$ 1,000,120.00
Total Disbursements	$ 1,000,120.00	$ 1,000,120.00	$ -	$ 1,000,120.00
Ending Cash and Investment Balance	$ 100.00	$ 100.00	$ 750,000.00	$ 750,100.00
TOTAL DISBURSMENTS AND ENDING BALANCE	$ 1,000,220.00	$ 1,000,220.00	$ 750,000.00	$ 1,750,220.00

BE IT FURTHER RESOLVED that pursuant to Miss Code Ann. §21-35-25 the City Clerk is hereby authorized and directed to publish the foregoing amendments to the municipal budget within two (2) weeks of the adoption of this resolution.

The foregoing resolution having been first reduced to writing was moved for adoption by Alderman _____, and seconded by Alderman _____, with the vote thereon being as follows:

Alderman Miya Warfield Bates voted:	yes	no
Alderman Jayce Powell voted:	yes	no
Alderman Richard Wesley Slay voted:	yes	no
Alderman John Taylor voted:	yes	no
Alderman Lisa Williams voted:	yes	no

SO RESOLVED this the _____day of _____, 2023.

_____
Walter Morrison, Mayor

ATTEST:

_____
Lindsay Kellum, City Clerk

Seal

BRIDGE & WATSON INC
URBAN PLANNERS • CONSULTANTS • ADVISORS

Chris Watson, AICP
cwatson@planning-consultants.com

In Memoriam:
Michael L. Bridge (1938-2022)

Municipal Annexation Analysis
Comprehensive Planning
Subdivision Regulations
Expert Testimony
Redistricting
Mapping
Zoning
GIS

MEMORANDUM

DATE: March 17, 2023

TO: Mayor and Board of Aldermen

FROM: Chris Watson

CC: Lindsay Kellum, City Clerk

SUBJECT: Amendments to the FYE 2023 Budget

As you recall, you recently amended the FYE 2023 on February 14, 2023. In my memo of January 9, 2023, I discussed the general nature of forthcoming budget amendments. The amendments below cover some of those items plus additional financial matters that have arisen.

The narrative below steps through the various components of the currently adopted (amended February 2023) budget and proposed amendments. The primary need for this budget amendment is to properly account for revenue received and expenditures to be made in the Street Department. Also, the Police Department budget needs to be amended to account for revenue and expenditures related to a homeland security grant received by GPD. Finally, we are proposing an adjustment to General Administration for IT services.

Within the budget, the following amendments are proposed:

General Fund REVENUES

1) State Grants: Homeland Security Grant –
   Initial budget: $ 0.00
   Amended budget: $ 0.00
   Proposed budget: $ 4,498.36

   Comment: The Police Department applied for and received a grant in the amount of $4,498.36 for reimbursement of costs related to the teaching of a public safety course in support of building a culture of national preparedness regarding the prevention, preparation, protection, and response to acts of terrorism. This revenue was previously unanticipated; thus, this item increases by $4,498.36.

2) State Shared Revenue: Mississippi Infrastructure Modernization Act Funds (Internet Sales Tax) –
   Initial budget: $ 0.00
   Amended budget: $ 0.00
   Proposed budget: $440,962.44

   Comment: The city received $220,481.22 in January which was provided through the Mississippi Infrastructure Modernization Act of 2018. In July, the city will, again, receive $220,481.22 from that same source. The legislation which created this revenue stream limits the uses of these funds to: (i) repair, maintenance and/or reconstruction of roads, streets and bridges in municipalities and (ii) repair, maintenance and/or other improvements to water infrastructure and sewer infrastructure. Since Gluckstadt has no water or sewer infrastructure, these funds must be expended for repair, maintenance, and reconstruction of roads, streets, and bridges. In total, this revenue item increases by $440,962.44.

3) County Shared Revenue: Board of Supervisors Road Plan –
   Initial budget: $ 0.00
   Amended budget: $ 0.00
   Proposed budget: $325,237.00

   Comment: The Madison County Board of Supervisors periodically issues bonds for the purpose of improving roads, streets, and bridges throughout the county. The proceeds of these bond issues are shared with municipalities in the county. The county specifies which roads, streets, and bridges, within the city, are to be improved. The city will pay for the improvements, and the county will then reimburse the city for the costs. The shared revenue available to the city for this purpose totals $325,237.00.

General Fund EXPENDITURES

1) General Administration (Contractual Services) –
   Initial budget: $723,006.00
   Amended budget: $823,006.00
   Proposed budget: $853,006.00

Comment: The IT maintenance contract with Matrix Solutions was consummated after the adoption of the budget. The monthly fees for IT maintenance needs to be added to the current budget to avoid a potential budget overage later in the fiscal year. The cost of the IT contract is approximately $30,000.00. A budget increase for IT Services is requested for this amount.

2) Police Department (Supplies) –

Initial budget:	$141,500.00
Amended budget:	$152,000.00
Proposed budget:	$154,983.36

Comment: Supplies expenses related to the teaching of the public safety course referenced in Item 1 under REVENUES are expected to cost approximately $2,983.36. This expenditure will be reimbursed by the Homeland Security Grant. A budget increase for Other Supplies is requested in the amount of $2,983.36.

3) Police Department (Capital Outlay) –

Initial budget:	$ 76,100.00
Amended budget:	$242,006.83
Proposed budget:	$243,521.83

Comment: Equipment needed for the teaching of the public safety course referenced in Item 1 under REVENUES is expected to cost approximately $1,515.00. This expenditure will be reimbursed by the Homeland Security Grant. A budget increase for Capital Outlay – Office Equipment is requested in the amount of $1,515.00. This, combined with EXPENDITURES Item 2 above, utilizes the full amount of the Homeland Security Grant.

4) Street Department (Personnel) –

Initial budget:	$ 57,658.00
Amended budget:	$129,658.00
Proposed budget:	$159,658.00

Comment: The February 2023 budget amendment provided funding for the addition of two (2) Street Department employees (1 crew leader & 1 maintenance worker). With the expected increase in projects, and an influx of significant revenue from the internet sales tax bill, the department is requesting another maintenance worker in addition to the employees funded by the February budget amendment. A $30,000.00 increase to the department's budget will cover the personnel costs for this additional employee for the remainder of the fiscal year; therefore, a budget increase for Personnel Services is requested for this amount.

5) Street Department (Supplies) –

Initial budget:	$ 32,900.00
Amended budget:	$ 89,800.00
Proposed budget:	$104,800.00

Comment: The Street Department, after hiring three (3) employees and adding equipment, will now perform drainage repairs and maintenance that was originally budgeted as a contractual service. To provide funding for drainage supplies, $15,000.00 will be moved from Contractual Services (Repairs & Maintenance – Outside Services) to Supplies (Repair & Maintenance – Drainage). Therefore, a budget increase for Repair & Maintenance – Drainage is requested in the amount of $15,000.00.

6) Street Department (Contractual Services) –

Initial budget:	$442,202.00
Amended budget:	$392,202.00
Proposed budget:	$360,123.00

Comment: With numerous projects planned in the short-term, an increased need for engineering services has been identified. These services include consulting on projects, supervision/oversight at work sites, etc. An estimated $20,921.00 will be required for the remainder of the fiscal year for these services.

Also, $38,000.00 was originally budgeted as Contractual Services for improvements at the intersection of Church Road and Gluckstadt Way. That project is a capital project and should be accounted for as such. Therefore, the $38,000.00 budgeted as Contractual Services will be moved to Capital Outlay.

Additionally, as discussed in Item 5 under EXPENDITURES, $15,000.00 will be moved from Repairs & Maintenance – Outside Services to Supplies (Repair & Maintenance – Drainage) to cover expenditures related to new city personnel performing jobs that were originally expected to be contracted services.

The net effect to Contractual Services is a decrease of $32,079.00; therefore, a budget decrease is requested for this amount.

7) Street Department (Capital Outlay) –

Initial budget:	$ 221,800.00
Amended budget:	$ 260,651.00
Proposed budget:	$1,639,503.00

Comment: The city will have a backup power system for the city's traffic signals installed. This expenditure was previously approved by the board. The city is currently in the process of attaining bids for the project. The cost of this project is anticipated to be approximately $100,000.00; therefore, a budget increase for Capital Outlay – Other Expenses is requested for this amount.

The Street Department proposes to undertake, and has undertaken, several previously unbudgeted projects. Those projects are as follows:

- Mill, repair, and overlay portions of the Ridgefield Subdivision. The expected cost of this project is $529,511.00.
- Stripe/restripe street intersections throughout the city. The expected cost of this project(s) is $272,489.00.
- Improvements already undertaken at the intersection of Gluckstadt Road and Weisenberger Road. The cost of these improvements totaled $28,615.00.

$38,000.00 budgeted under Contractual Services for improvements at the Church Road / Gluckstadt Way intersection, mentioned in Item 6 under EXPENDITURES, will be moved to Capital Outlay.

Although the specific projects have not been identified relative to the anticipated revenue from the Madison County road bond issue ($325,237.00), these funds need to be included in the budget. We recommend placing these funds in Capital Outlay – Streets as the projects likely will be substantial in nature.

The total cost of these streets projects is $1,193,852.00; therefore, a budget increase for Capital Outlay – Streets is requested for this amount.

Also, the Street Department, after hiring three (3) employees, will require another dump truck. The cost of a 1-ton dump truck will be approximately $85,000.00; therefore, a budget increase for Capital Outlay – Vehicles is requested for this amount.

These numerous capital expenditures were not considered in the initial budget or in the February 2023 budget amendments. The bulk of these expenditures will be paid for with funds from county shared road & bridge taxes, and with state shared funds from the Mississippi Infrastructure Modernization Act of 2018. A total budget increase for Capital Outlay is requested in the amount of $1,378,852.00.

City of Gluckstadt
General Fund Monthly Budget Report for Month Ending May 31, 2023

	ADOPTED BUDGET FY2022-23	AMENDED BUDGET FY2022-23 (MARCH)	MTD ACTIVITY	YTD ACTIVITY	YTD ACTIVITY + ENCUMBRANCES	BUDGET REMAINING
Revenues						
AD VAL - REAL PROPERTY TAXES	$813,442.00	$813,442.00	$8,660.72	$791,959.78	$791,959.78	$21,482.22
AD VAL - AUTO TAXES	$50,000.00	$50,000.00	$13,164.58	$86,960.14	$86,960.14	($36,960.14)
AD VAL - PERS. PROP. / MH TAXES	$394,269.00	$394,269.00	$864.51	$364,153.37	$364,153.37	$30,115.63
AD VAL - PRIOR YEAR TAXES - AUTO	$0.00	$0.00	$42.51	$1,176.51	$1,176.51	($1,176.51)
AD VAL - PUBLIC UTILITIES TAXES	$4,979.00	$4,979.00	$0.00	$15,296.80	$15,296.80	($10,317.80)
AD VAL - PENALTIES & INTEREST	$650.00	$650.00	$212.94	$1,523.38	$1,523.38	($873.38)
PRIVILEGE LICENSES	$24,000.00	$24,000.00	$380.00	$9,353.00	$9,360.00	$14,640.00
FRANCHISE TAXES (PUBLIC UTILITIES)	$120,000.00	$120,000.00	$58,150.56	$163,408.68	$163,408.68	($43,408.68)
PERMITS - BUILDING	$48,000.00	$48,000.00	$8,998.00	$58,558.60	$58,568.60	($10,568.60)
PERMITS - ZONING	$1,000.00	$1,000.00	$700.00	$2,550.00	$2,800.00	($1,800.00)
FEDERAL GRANT - PPE SUBGRANT	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
STATE GRANT - HOMELAND SECURITY	$0.00	$4,498.36	$0.00	$3,728.95	$3,728.95	$769.41
MUNICIPAL REVOLVING FUND	$1,200.00	$1,200.00	$0.00	$1,231.09	$1,231.09	($31.09)
HOMESTEAD EXEMPT REIMB	$6,000.00	$6,000.00	$0.00	$9,249.12	$9,249.12	($3,249.12)
ABC PERMITS	$4,000.00	$4,000.00	$0.00	$2,700.00	$2,700.00	$1,300.00
MUNICIPAL GAS AID TAX	$1,800.00	$1,800.00	$0.00	$1,930.16	$1,930.16	($130.16)
RAILROAD TAX	$1,000.00	$1,000.00	$0.00	$0.00	$0.00	$1,000.00
SALES TAX	$2,640,000.00	$2,640,000.00	$291,453.33	$1,999,144.89	$1,999,144.89	$640,855.11
COUNTY ROAD & BRIDGE TAXES	$0.00	$329,383.12	$3,375.95	$329,861.56	$329,861.56	($478.44)
E-911 FUNDS	$0.00	$121,406.83	$0.00	$52,432.73	$52,432.73	$68,974.10
OTHER REVENUE	$0.00	$325,237.00	$0.00	$0.00	$0.00	$325,237.00
GRAND GULF	$34,310.00	$34,310.00	$0.00	$55,663.84	$55,663.84	($21,353.84)
POLICE TRAINING REIMBURSEMENT	$4,100.00	$4,100.00	$0.00	$4,000.00	$4,000.00	$100.00
MIMA FUNDS	$0.00	$440,962.44	$0.00	$220,481.22	$220,481.22	$220,481.22
STATE ASSESSMENTS (DFA & DPS)	$65,000.00	$65,000.00	($19,986.50)	($78,608.25)	($112,718.00)	$177,718.00
TRAFFIC & COURT FINES (CITY)	$50,000.00	$50,000.00	$72,295.50	$251,903.90	$252,168.90	($202,168.90)
ADMIN COURT FEES (INCL JAIL FEES)	$0.00	$0.00	$0.00	$1,625.00	$1,625.00	($1,625.00)
APPEARANCE BOND FEE	$0.00	$0.00	$125.00	$525.00	$525.00	($525.00)
INTEREST	$250.00	$250.00	$9,545.37	$52,279.90	$52,279.90	($52,029.90)
DONATIONS	$0.00	$0.00	$0.00	$2,585.00	$2,585.00	($2,585.00)
OTHER REVENUE	$0.00	$0.00	$100.00	$9,350.00	$9,350.00	($9,350.00)
PUBLIC RECORDS REQUESTS	$0.00	$0.00	$850.00	$2,402.60	$2,402.60	($2,402.60)
BEGINNING CASH	$2,932,667.00	$2,932,667.00	$0.00	$0.00	$0.00	$2,932,667.00
Total Revenues	**$7,196,667.00**	**$8,418,154.75**	**$448,932.47**	**$4,417,426.97**	**$4,383,849.22**	**$4,034,305.53**
Expenditures						
LEGISLATIVE - BOARD						
PERSONNEL SERVICES	$36,355.00	$36,355.00	$2,731.18	$21,606.67	$23,290.32	$13,064.68
SUPPLIES	$500.00	$500.00	$0.00	$0.00	$0.00	$500.00
CONTRACTUAL SERVICES	$13,000.00	$13,000.00	$796.65	$3,373.74	$3,545.39	$9,454.61
CAPITAL OUTLAY	$500.00	$500.00	$0.00	$0.00	$0.00	$500.00
SUB-TOTAL	**$50,355.00**	**$50,355.00**	**$3,527.83**	**$24,980.41**	**$26,835.71**	**$23,519.29**
JUDICIAL/MUNICIPAL COURT						
PERSONNEL SERVICES	$143,399.00	$143,399.00	$12,187.99	$79,658.54	$90,348.48	$53,050.52
SUPPLIES	$2,000.00	$8,000.00	$0.00	$2,585.01	$3,014.57	$4,985.43
CONTRACTUAL SERVICES	$75,300.00	$76,800.00	$4,748.63	$31,592.63	$36,517.52	$40,282.48
CAPITAL OUTLAY	$7,800.00	$10,300.00	$0.00	$1,800.80	$2,740.80	$7,559.20
SUB-TOTAL	**$228,499.00**	**$238,499.00**	**$16,936.62**	**$115,636.98**	**$132,621.37**	**$105,877.63**
EXECUTIVE - MAYOR						
SUPPLIES	$500.00	$500.00	$0.00	$50.00	$50.00	$450.00
CONTRACTUAL SERVICES	$6,640.00	$6,640.00	$159.33	$396.98	$931.31	$5,708.69
CAPITAL OUTLAY	$500.00	$500.00	$0.00	$0.00	$0.00	$500.00
SUB-TOTAL	**$7,640.00**	**$7,640.00**	**$159.33**	**$446.98**	**$981.31**	**$6,658.69**
ADMINISTRATION - FINANCIAL						
PERSONNEL SERVICES	$238,446.00	$270,446.00	$22,950.87	$146,993.11	$167,191.07	$103,254.93
SUPPLIES	$6,000.00	$6,000.00	$64.05	$1,602.43	$1,638.19	$4,361.81
CONTRACTUAL SERVICES	$33,350.00	$33,350.00	$1,608.84	$8,739.40	$9,239.40	$24,110.60
CAPITAL OUTLAY	$9,500.00	$9,500.00	$0.00	$3,240.00	$3,240.00	$6,260.00
SUB-TOTAL	**$287,296.00**	**$319,296.00**	**$24,623.76**	**$160,574.94**	**$181,308.66**	**$137,987.34**

City of Gluckstadt
General Fund Monthly Budget Report for Month Ending May 31, 2023

	ADOPTED BUDGET FY2022-23	AMENDED BUDGET FY2022-23 (MARCH)	MTD ACTIVITY	YTD ACTIVITY	YTD ACTIVITY + ENCUMBRANCES	BUDGET REMAINING
PLANNING & ZONING						
PERSONNEL SERVICES	$57,658.00	$57,658.00	$2,641.52	$44,553.61	$46,688.84	$10,969.16
SUPPLIES	$5,000.00	$5,000.00	$222.82	$797.20	$832.95	$4,167.05
CONTRACTUAL SERVICES	$360,582.00	$360,582.00	$13,064.89	$36,301.53	$64,348.95	$296,233.05
CAPITAL OUTLAY	$18,000.00	$18,000.00	$0.00	$17,276.57	$17,276.57	$723.43
SUB-TOTAL	**$441,240.00**	**$441,240.00**	**$15,929.23**	**$98,928.91**	**$129,147.31**	**$312,092.69**
ADMINISTRATION - GENERAL						
SUPPLIES	$600.00	$600.00	$0.00	$597.20	$597.20	$2.80
CONTRACTUAL SERVICES	$723,006.00	$853,006.00	$58,213.43	$545,867.47	$599,163.25	$253,842.75
CAPITAL OUTLAY	$20,250.00	$20,250.00	$0.00	$13,932.00	$13,932.00	$6,318.00
SUB-TOTAL	**$743,856.00**	**$873,856.00**	**$58,213.43**	**$560,396.67**	**$613,692.45**	**$260,163.55**
POLICE						
PERSONNEL SERVICES	$982,573.00	$1,065,073.00	$94,028.33	$614,012.54	$696,089.30	$368,983.70
SUPPLIES	$141,500.00	$154,983.36	$13,460.15	$59,338.77	$68,677.57	$86,305.79
CONTRACTUAL SERVICES	$95,940.00	$130,440.00	$9,300.42	$38,724.38	$53,391.58	$77,048.42
CAPITAL OUTLAY	$76,100.00	$243,521.83	$398.00	$100,661.60	$101,906.57	$141,615.26
SUB-TOTAL	**$1,296,113.00**	**$1,594,018.19**	**$117,186.90**	**$812,737.29**	**$920,065.02**	**$673,953.17**
FIRE						
CONTRACTUAL SERVICES	$27,321.00	$27,321.00	$0.00	$27,321.00	$27,321.00	$0.00
SUB-TOTAL	**$27,321.00**	**$27,321.00**	**$0.00**	**$27,321.00**	**$27,321.00**	**$0.00**
BUILDING INSPECTION & CODE						
PERSONNEL SERVICES	$27,774.00	$126,774.00	$12,190.36	$74,111.04	$84,780.96	$41,993.04
SUPPLIES	$5,000.00	$5,000.00	$408.99	$1,714.75	$1,896.35	$3,103.65
CONTRACTUAL SERVICES	$64,522.00	$25,802.00	$0.00	$3,808.78	$3,808.78	$21,993.22
CAPITAL OUTLAY	$31,000.00	$31,000.00	$0.00	$16,661.56	$18,183.56	$12,816.44
SUB-TOTAL	**$128,296.00**	**$188,576.00**	**$12,599.35**	**$96,296.13**	**$108,669.65**	**$79,906.35**
STREETS						
PERSONNEL SERVICES	$57,658.00	$153,958.00	$12,491.82	$32,442.28	$44,966.80	$108,991.20
SUPPLIES	$32,900.00	$104,800.00	$2,526.35	$12,853.23	$41,014.08	$63,785.92
CONTRACTUAL SERVICES	$442,202.00	$360,123.00	$12,133.47	$70,149.33	$87,407.17	$272,715.83
CAPITAL OUTLAY	$221,800.00	$1,314,266.00	$5,576.11	$233,398.82	$234,782.53	$1,079,483.47
SUB-TOTAL	**$754,560.00**	**$1,933,147.00**	**$32,727.75**	**$348,843.66**	**$408,170.58**	**$1,524,976.42**
TRANSFERS						
TRANSFERS OUT	$120.00	$120.00	$0.00	$0.00	$0.00	$120.00
SUB-TOTAL	**$120.00**	**$120.00**	**$0.00**	**$0.00**	**$0.00**	**$120.00**
Total Expenditures	**$3,965,296.00**	**$5,674,068.19**	**$281,904.20**	**$2,246,162.97**	**$2,548,813.06**	**$3,125,255.13**
Net (Revenues less Expenditures)	**$3,231,371.00**	**$2,744,086.56**	**$167,028.27**	**$2,171,264.00**	**$1,835,036.16**	**$909,050.40**

City of Gluckstadt
Police Station Capital Project Fund Monthly Budget Report for Month Ending May 31, 2023

	ADOPTED BUDGET FY2022-23	AMENDED BUDGET FY2022-23 (FEBRUARY)	MTD ACTIVITY	YTD ACTIVITY	YTD ACTIVITY + ENCUMBRANCES	BUDGET REMAINING
Revenues						
GRANT - HB 1353 (2022)	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
GRANT - HB 603 (2023)	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
INTEREST	$0.00	$0.00	$0.00	($13.70)	($13.70)	$13.70
TRANSFERS IN - FROM GENERAL FUND	$120.00	$120.00	$0.00	$0.00	$0.00	$120.00
BEGINNING CASH	$1,000,100.00	$1,000,100.00	$0.00	$0.00	$0.00	$1,000,100.00
Total Revenues	**$1,000,220.00**	**$1,000,220.00**	**$0.00**	**($13.70)**	**($13.70)**	**$1,000,233.70**
Expenditures						
OTHER SERVICES & CHARGES	$120.00	$120.00	$0.00	$0.00	$0.00	$120.00
CONTRACTUAL - ARCHITECTURAL/ENGINEERING	$0.00	$292,500.00	$126,812.38	$229,599.11	$372,406.50	($79,906.50)
CONTRACTUAL SERVICES	**$120.00**	**$292,620.00**	**$126,812.38**	**$229,599.11**	**$372,406.50**	**($79,786.50)**
CAPITAL OUTLAY - LAND	$1,000,000.00	$707,500.00	$0.00	$315,810.00	$315,810.00	$391,690.00
CAPITAL OUTLAY - BUILDING	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
CAPITAL OUTLAY - _____	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
CAPITAL OUTLAY	**$1,000,000.00**	**$707,500.00**	**$0.00**	**$315,810.00**	**$315,810.00**	**$391,690.00**
TRANSFERS OUT - TO GENERAL FUND	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
TRANSFERS OUT - TO OTHER	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
TRANSFERS	**$0.00**	**$0.00**	**$0.00**	**$0.00**	**$0.00**	**$0.00**
Total Expenditures	**$1,000,120.00**	**$1,000,120.00**	**$126,812.38**	**$545,409.11**	**$688,216.50**	**$311,903.50**
Net (Revenues less Expenditures)	**$100.00**	**$100.00**	**($126,812.38)**	**($545,422.81)**	**($688,230.20)**	**$688,330.20**

Note: The shortfall amount in Contractual - Architectural/Engineering will be resolved with the adoption of the 06/13/2023 budget amendment resolution.

RESOLUTION DIRECTING THE SALE AND AWARD OF GENERAL OBLIGATION BONDS, SERIES 2023, OF THE CITY OF GLUCKSTADT, MISSISSIPPI, TO BE DATED THE DATE OF DELIVERY THEREOF, IN THE PRINCIPAL AMOUNT OF SIX MILLION TWO HUNDRED FIVE THOUSAND DOLLARS ($6,205,000).

WHEREAS, the Mayor and Board of Aldermen of the City of Gluckstadt, Mississippi (the "Governing Body" of the "City"), acting for and on behalf of the City, hereby find, determine, adjudicate and declare as follows:

1. The Governing Body on May 22, 2023, did adopt a resolution directing that General Obligation Bonds, Series 2023 (the "Bonds"), of the City in the principal amount of Six Million Two Hundred Five Thousand Dollars ($6,205,000) be offered for sale on sealed bids until the hour of 1:30 p.m. on June 13, 2023, by, and at the office of, the City Clerk of the City (the "City Clerk") located in the City Hall, at which time said bids were to be publicly opened by the City Clerk and/or the Mayor of the City (the "Mayor") for subsequent presentation to the Governing Body of the City, in its meeting place in the City Hall in the City of Gluckstadt, Mississippi at a meeting scheduled for 6:00 p.m. on June 13, 2023.

2. As directed by the aforesaid resolution, notice of sale of the Bonds was duly published in *The Madison County Journal*, a newspaper published in the City of Gluckstadt, Mississippi and having a circulation in the City and qualified under the provisions of Section 13-3-31, Mississippi Code of 1972, as amended, said notice having been published in said newspaper on June 1 and 8, 2023, the first publication having been made at least ten (10) days preceding the date fixed herein for the receipt of bids, all as shown by the proof of publication of said notice filed in the office of the City Clerk and attached hereto as **EXHIBIT A**.

3. That at or prior to the hour of 1:30 p.m. on June 13, 2023, there was filed with the City Clerk of the City located at City Hall, _____ (__) sealed proposals on the form of the Official Bid Form which bids are attached hereto as **EXHIBIT B** and made a part hereof for the purchase of the Bonds pursuant to the terms and provisions of the Notice, as follows:

Name of Bidder	Interest Rate

4. The Governing Body did meet at their meeting place in the City Hall in the City at 6:00 p.m. on the 13th day of June 2023.

5. At said time and place said proposals for the purchase of the Bonds were presented to the Governing Body of the City and have been read at length and have been considered by the Governing Body.

6. The Governing Body does now find, determine and adjudicate that the highest and best bid made and offered for the Bonds on the basis of the lowest net interest cost over the life of the issue was made by _____ and said bid was accompanied by a wire transfer or cashier's check, certified check or exchange payable to the City in the amount of One Hundred Twenty-Four Thousand One Hundred Dollars ($124,100.00), issued or certified by a bank, as a guarantee that said bidder would carry out its contract and purchase the Bonds if its bid be accepted.

NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY AS FOLLOWS:

SECTION 1. The Bonds are hereby awarded and sold to _____ in accordance with the offer submitted to Governing Body in words and figures as follows:

INSERT COPY OF WINNING BID

SECTION 2. The Mayor of the City and the City Clerk are hereby authorized and directed to endorse upon a copy or duplicate of the aforesaid offer a suitable notation as evidence of the acceptance thereof, for and on behalf of the City.

SECTION 3. The good faith checks or wire transfers filed by all unsuccessful bidders shall forthwith be returned to them upon their respective receipts therefor, and the good faith check or wire transfer filed by the successful bidder shall be retained by the Governing Body as a guarantee that said bidder shall carry out its contract and purchase the Bonds. If said successful bidder fails to purchase the Bonds pursuant to its bid and contract, the amount of such good faith check or wire transfer shall be retained by the City as liquidated damages for such failure.

SECTION 4. The Bonds will be issued in fully registered form; will be dated the date of delivery thereof; shall be of the denomination of Five Thousand Dollars ($5,000) each, or integral multiples thereof up to the amount of a single maturity; will be numbered from one upward; will be issued in fully registered form; will be payable, both as to principal and interest, in lawful money of the United States of America to a qualified depository institution to be determined by the Mayor and/or City Clerk of the City to act as paying agent, registrar and transfer agent for said Bonds; and will bear interest from the date thereof at the rate or rates hereinafter set forth, payable on June 1 and December 1 in each year (each an "**Interest Payment Date**"), commencing June 1, 2024; and will mature and become due and payable serially, on June 1 in the years and principal amounts as follows:

YEAR	AMOUNT	YEAR	AMOUNT
2024	$305,000	2032	$425,000
2025	305,000	2033	445,000
2026	320,000	2034	465,000
2027	335,000	2035	490,000
2028	350,000	2036	510,000
2029	370,000	2037	535,000
2030	385,000	2038	560,000
2031	405,000		

Interest will be calculated using a 360 day year basis on twelve 30-day months.

The Bonds maturing on June 1, 2029, and thereafter, are subject to redemption prior to their stated dates of maturity at the election of the City on June 1, 2028, or on any date thereafter, at par, plus accrued interest to the date of redemption, either in whole or in part (in inverse order of maturity and by lot if less than all of the maturity is to be redeemed).

SECTION 5. All orders, resolutions or proceedings of the Governing Body in conflict with the provisions of this resolution shall be and are hereby repealed, rescinded and set aside, but only to the extent of such conflict.

SECTION 6. For cause, this resolution shall become effective immediately upon the adoption thereof.

Alderman _____ moved and Alderman _____ seconded the motion to adopt the foregoing resolution, and the question being put to a roll call vote, the result was as follows:

Alderman Bates	Voted: _____
Alderman Taylor	Voted: _____
Alderman Powell	Voted: _____
Alderman Slay	Voted: _____
Alderwoman Williams	Voted: _____

The motion having received the affirmative vote of a majority of the members of the Governing Body present, being a quorum of said Governing Body, the Mayor declared the motion carried and the resolution adopted this 13th day of June 2023.

_____
Mayor

ATTEST:

_____
City Clerk

(SEAL)

EXHIBIT A

PROOF OF PUBLICATION OF NOTICE OF BOND SALE

EXHIBIT B

COPIES OF BIDS

MADISON COUNTY JOURNAL

AFFP
Notice of Bond Sale - Gluckstadt

AFFIDAVIT OF PUBLICATION

STATE OF MS)
:SS.
County of Madison)

Michael Simmons being first duly sworn, says:

That he is the Publication Representative of Madison County Journal, a weekly newspaper of general circulation, printed and published in Ridgeland, Madison county, Mississippi; that the publication, a copy of which is hereto attached, was published in the said newspaper on

PUBLICATION DATES:
1 Jun 2023

8 Jun 2023

That said newspaper was regularly issued and circulated on those dates.
SIGNED:

Publication Representative

VERIFICATION

Subscribed to and sworn to me on this

12 day of June, A.D. 2023

Notary Public

STATE OF MISSISSIPPI NOTARY PUBLIC ID # 106034 AMY N. LAMBERT Commission Expires July 16, 2025 MADISON COUNTY

NOTICE OF BOND SALE
$6,205,000
GENERAL OBLIGATION BONDS, SERIES 2023
OF THE CITY OF GLUCKSTADT, MISSISSIPPI

Sealed proposals will be received by the City Clerk of the City of Gluckstadt, Mississippi, in her office in the City Hall located at 343 Distribution Drive, Gluckstadt, Mississippi 39110, until the hour of 1:30 o'clock p.m. on 13th day of June, 2023 for subsequent presentation to the Mayor and Board of Aldermen of the City of Gluckstadt, Mississippi (the "Governing Body" of the "City"), in its meeting place in the City Hall in the City of Gluckstadt, Mississippi at a meeting scheduled for 6:00 o'clock p.m. on said date, at which time said bids will be publicly read, for the purchase in its entirety, at not less than par and accrued interest to the date of delivery thereof, of an issue of Six Million Two Hundred Five Thousand Dollars ($6,205,000) principal amount General Obligation Bonds, Series 2023, of the City (the "Bonds").

The Bonds will be dated the date of delivery thereof, will be delivered in the denomination of Five Thousand Dollars ($5,000) each, or integral multiples thereof up to the amount of a single maturity, will be numbered from one upward; will be issued in fully registered form; and will bear interest from the date thereof at the rate or rates offered by the successful bidder in its bid, payable on June 1 and December 1 in each year (each an "Interest Payment Date"), commencing June 1, 2024. The Bonds will mature serially on June 1 in each year and in the principal amounts as follows:

YEAR AND AMOUNT
2024 $305,000
2025 $305,000
2026 $320,000
2027 $335,000
2028 $350,000
2029 $370,000
2030 $385,000
2031 $405,000
2032 $425,000
2033 $445,000
2034 $465,000
2035 $490,000
2036 $510,000
2037 $535,000
2038 $560,000

The Bonds maturing on June 1, 2029, and thereafter, are subject to redemption prior to their stated dates of maturity at the election of the City on June 1, 2028, or on any date thereafter, at par, plus accrued interest to the date of redemption, either in whole or in part (in inverse order of maturity and by lot if less than all of the maturity is to be redeemed).

The Bonds are being issued pursuant to Sections 21-33-301 *et seq.*, Mississippi Code of 1972, as amended and supple-

mented (the "Act"), to raise money for the purpose of providing funds to pay for (a) purchasing, erecting, repairing, improving, adorning, and equipping municipal buildings, including constructing and furnishing a municipal court building and police station, and purchasing land therefor, if necessary; and (b) other related purposes authorized under the Act, including paying the costs of issuance incident to the sale and issuance of the Bonds.

The Bonds will be general obligations of the City secured by the full faith, credit and resources of the City and will continue to be payable as to principal and interest out of and secured by an irrevocable pledge of the avails of a direct and continuing tax to be levied annually without limitation as to time, rate, or amount upon all the taxable property within the geographical limits of the City. The City will levy annually a special tax upon all taxable property within the geographical limits of the City adequate and sufficient to provide for the payment of the principal of and the interest on the Bonds as the same falls due; provided, however, that such tax levy for any year shall be abated *pro tanto* to the extent the City on or prior to September 1 of that year has transferred money to the bond fund of the Bonds, or has made other provisions for funds, to be applied toward the payment of the principal of and interest on the Bonds due during the ensuing fiscal year of the City, in accordance with the provisions of the Bond Resolution.

The Bonds will be issued in registered form as to principal and interest and may, at the option of the successful bidder be in book-entry-only form if the bidder is a participant of The Depository Trust Company, New York, New York ("DTC"), or affiliated with its participants, in which case, the Bond certificates will be deposited with DTC. DTC will be responsible for maintaining a book-entry system for recording the interests of its participants and for the transfer of the interests among its participants. The participants will be responsible for maintaining records regarding the beneficial ownership interests in the Bonds on behalf of the individual purchasers. Individual purchases may be made in the principal amount of $5,000 or any multiple thereof through book entries made on the books and records of DTC and its participants. Unless the book-entry-only system is discontinued, Bond principal and interest payments will be made by the City to DTC through the Paying and Transfer Agent. DTC will then be responsible for distributing such payments to DTC participants for subsequent remittance to the owners of beneficial interests in the Bonds. Payment of principal and interest on the Bonds to DTC is the responsibility of the City, disbursement of such payments to DTC participants shall be the responsibility of DTC, and disbursements of such payments to the owners of beneficial interests shall be the responsibility of DTC participants and not the responsibility of the City. The City will have no responsibility or obligation to DTC participants or owners of beneficial interests in the Bonds, with respect to the payment by DTC or any DTC participants, of the principal of or interest on the Bonds or the providing of notice to DTC participants or owners of beneficial interests in the Bonds or with respect to: (a) the accuracy of any records maintained by DTC or any DTC participant; or (b) any consent given or other action taken by DTC as owner of the Bonds.

The City has designated the Bonds as qualified tax-exempt obligations within the meaning and for the purposes of Section 265(b)(3) of the Code.

The City has authorized the Mayor and the City Clerk to appoint the Paying and Transfer Agent for the Bonds after receiving the recommendation of the successful bidder. The Paying and Transfer Agent shall be a bank or trust company with a main office or branch located within the State of Mississippi. Provided, however, that the City Clerk may be designated as the initial Paying Agent. The Paying Agent and/or Transfer Agent shall be subject to change by order of the Governing Body under the conditions and in the manner provided in the Bond Resolution under which the Bonds are issued.

Notwithstanding anything herein to the contrary, the Bonds may be delivered to the successful bidder in physical form pursuant to the Bond Resolution upon payment of the purchase price.

The successful bidder must deliver to the Transfer Agent within thirty (30) days of the date of sale, or at such other later date as may be designated by the City, the names and addresses of the Registered Owners of the Bonds and the denominations in which the Bonds of each maturity are to be issued. If the successful bidder fails to submit such information to the Transfer Agent by the required time, one bond may be issued for each maturity in the full amount maturing on that date registered in the name of the successful bidder.

Both principal of and interest on the Bonds will be payable by check or draft mailed on the Interest Payment Date to Registered Owners of the Bonds as of the 15th day of the month preceding the maturity date for such principal or interest payment at the addresses appearing in the registration records of the City maintained by the Transfer Agent. Payment of principal at maturity shall be conditioned on the presentation and surrender of the Bonds at the principal office of the Transfer Agent.

The Bonds will be transferable only upon the records of the City maintained by the Transfer Agent.

No Bond shall bear more than one (1) rate of interest; each Bond shall bear interest from its date to [illegible] date at the interest r[illegible] bid; all Bonds of the s[illegible] bear the same rate of interest from their date to maturity; the lowest rate of interest specified for any of the Bonds shall not be less than seventy percent (70%) of the highest rate of interest specified for any of the Bonds; and the highest rate of interest specified for any of the Bonds shall not exceed eleven percent (11%) per annum. Each interest rate specified in any bid must be a multiple of one-eighth of one percent (1/8 of 1%) or a multiple of one-tenth of one percent (1/10 of 1%) and a zero rate of interest cannot be named.

Bidders must acknowledge in their respective bids that they have received and reviewed the City's preliminary official statement in connection with the issuance of the Bonds (the "Preliminary Official Statement"). The City deems the Preliminary Official Statement to be "final" as described in SEC Rule 15c2-12(b)(1) for the purposes of such Rule. Upon award of the Bonds to the successful bidder, the City will prepare a final official statement in connection with the Bonds (the "Official Statement") in substantially the form of the Preliminary Official Statement, subject to minor amendments and supplementations. A reasonably sufficient number of Official Statements will be made available to the successful bidder at the expense of the City within seven (7) business days of the award of the Bonds to such bidder. Copies of the Preliminary Official Statement may be obtained from the City Clerk, City of Gluckstadt, Mississippi, 343 Distribution Drive, Gluckstadt, Mississippi 39110, telephone: (769) 567-2306, and the City's municipal advisor (the "Municipal Advisor"), Government Consultants, Inc., 116 Village Boulevard, Madison, Mississippi 39110, telephone: (601) 982-0005, attention: Mr. Nick Schorr.

In order to assist bidders in complying with SEC Rule 15c2-12(b)(5), the City, pursuant to a resolution of the Governing Body and a limited continuing disclosure agreement, will agree to provide annual reports and notices of certain events. A summary of the City's procedures with regard to continuing disclosure is set forth in the Preliminary Official Statement and will also be set forth in the Official Statement.

ALL BIDS SHALL BE SUBMITTED ON THE OFFICIAL BID FORM WHICH MAY BE OBTAINED FROM THE CITY CLERK, 343 Distribution Drive, GLUCKSTADT, MISSISSIPPI 39110; TELEPHONE: (769) 567-2306.

ALL BIDS MUST BE ENCLOSED IN A SEALED ENVELOPE AND SHOULD BE ADDRESSED TO THE MAYOR AND BOARD OF ALDERMEN AT ITS OFFICES LOCATED AT CITY HALL, 343 Distribution Drive, GLUCKSTADT, MISSISSIPPI 39110, AND SHOULD BE PLAINLY MARKED ON THE OUTSIDE,

IN SUBSTANCE, "BID FOR GENERAL OBLIGATION BONDS, SERIES 2023, OF THE CITY OF GLUCKSTADT, MISSISSIPPI" AND SHOULD BE FILED WITH THE CITY CLERK ON OR PRIOR TO THE DATE AND HOUR HEREINABOVE NAMED.

Each bid must be accompanied by a proof of wire transfer, a wire transfer, cashier's check, certified check, or exchange, issued or certified by a bank located in the State of Mississippi, payable to the City of Gluckstadt, Mississippi, in the amount of One Hundred Twenty-Four Thousand One Hundred Dollars ($124,100.00) as a guaranty that the bidder will carry out its contract and purchase the Bonds if its bid be accepted. Bidders that want to wire the Good Faith Funds should contact the City Clerk or the Municipal Advisor for wiring instructions. If the successful bidder fails to purchase the Bonds pursuant to its bid and contract, then the amount of such good faith funds shall be retained by the City as liquidated damages for such failure. No interest will be allowed on the amount of the good faith deposit. All checks and wired funds of unsuccessful bidders will be returned immediately on award of the Bonds. All proposals shall remain firm for three (3) hours after the time specified for the opening of proposals and an award of the Bonds, or rejection of proposals, will be made by the City within said period of time.

The Bonds are to be sold at not less than $6,205,000 aggregate par plus interest on the Bonds accrued to the date of delivery, if any, and the award, if any, will be made to the bidder complying with the terms of sale and offering to purchase the Bonds at the lowest net interest cost to the City. The City will not be responsible for the payment of administrative fees, origination fees, documents fees, legal fees, or any other fees of the successful bidder. Any such fees shall be included in the rate or rates of interest proposed by the bidder. The net interest cost will be determined by computing the aggregate interest on the Bonds over the life of the issue at the rate or rates of interest specified by the bidder, less premium offered, if any. It is requested that each proposal be accompanied by a statement of the net interest cost (computed to six (6) decimal places), but such statement will not be considered a part of the proposal.

It is anticipated that CUSIP identification numbers will be secured and printed on the Bonds, but neither the failure to secure or print such numbers on any Bond nor any error with respect thereto shall constitute cause for failure or refusal by the successful bidder to accept delivery of and pay for the Bonds in accordance with its agreement to purchase the Bonds. All expenses in relation to the printing of CUSIP numbers on the Bonds shall be paid for by the City; provided, however, that the CUSIP Global Services charge for the assignment of said numbers shall be paid for by the successful bidder.

The Governing Body reserves the right to reject any and all bids submitted and to waive any irregularity or informality. All bids shall be submitted on the Official Bid Form which may be obtained from the City Clerk and the Municipal Advisor.

The obligation of the purchaser to purchase and pay for the Bonds is conditioned on the delivery, at the time of settlement of the Bonds, of the following: (1) the approving legal opinion of Butler Snow LLP, Ridgeland, Mississippi, Bond Counsel, to the effect that the Bonds constitute valid and legally binding obligations of the City payable from and secured by an irrevocable pledge of the avails of a direct and continuing tax to be levied annually without limitation as to time, rate or amount upon all the taxable property within the geographical limits of the City and to the effect that the interest on the Bonds is exempt from Federal and Mississippi income taxes under existing laws, regulations, rulings and judicial decisions with such exceptions as shall be required by the Internal Revenue Code of 1986; and (2) the delivery of certificates in form and tenor satisfactory to Bond Counsel evidencing the proper execution and delivery of the Bonds and receipt of payment therefor, including a statement of the City, dated as of the date of such delivery, to the effect that there is no litigation pending or, to the knowledge of the signer or signers thereof, threatened relating to the issuance, sale and delivery of the Bonds. A copy of said approving legal opinion will appear on or accompany the Bonds.

The successful bidder shall assist the City in establishing the issue price of the Bonds and shall execute and deliver to the City at the closing for the Bonds an "issue price" or similar certificate setting forth the reasonably expected initial offering price to the public or the sales price or prices of the Bonds, together with the supporting pricing wires or equivalent communications, in a form reasonably required by the City and Bond Counsel.

The City intends that the provisions of Treasury Regulation Section 1.148-1(f)(3)(i) (defining "competitive sale" for purposes of establishing the issue price of the Bonds) will apply to the initial sale of the Bonds (the "competitive sale requirements") because:

(a) the City shall disseminate this Notice of Bond Sale to potential underwriters in a manner that is reasonably designed to reach potential underwriters;

(b) all bidders shall have an equal opportunity to bid;

(c) the City may receive bids from at least three underwriters of municipal bonds who have established industry reputations for underwriting new issuances of municipal bonds; and

(d) the City anticipates awarding the sale of the Bonds to the bidder who submits a firm offer to purchase the Bonds at the highest price (or lowest interest cost), as set forth in this Notice of Bond Sale.

Any bid submitted pursuant to this Notice of Bond Sale shall be considered a firm offer for the purchase of the Bonds, as specified in the bid.

In the event that the competitive sale requirements are not satisfied, the City shall so advise the winning bidder. The City shall treat the first price at which 10% of a maturity of the Bonds (the "10% test") is sold to the public as the issue price of that maturity, applied on a maturity-by-maturity basis (and if different interest rates apply within a maturity, to each separate CUSIP number within that maturity). The winning bidder shall advise the City if any maturity of the Bonds satisfies the 10% test as of the date and time of the award of the Bonds. The City will not require bidders to comply with the "hold-the-offering-price rule" and therefore does not intend to use the initial offering price to the public as of the sale date of any maturity of the Bonds as the issue price of that maturity. Bids will not be subject to cancellation in the event that the competitive sale requirements are not satisfied. Bidders should prepare their bids on the assumption that all of the maturities of the Bonds will be subject to the 10% test in order to establish the issue price of the Bonds.

If the competitive sale requirements are not satisfied, then until the 10% test has been satisfied as to each maturity of the Bonds, the winning bidder agrees to promptly report to the City the prices at which the unsold Bonds of that maturity have been sold to the public. That reporting obligation shall continue, whether or not the closing of the Bonds has occurred, until the 10% test has been satisfied as to the Bonds of that maturity or until all Bonds of that maturity have been sold.

By submitting a bid, each bidder confirms that: (i) any agreement among underwriters, any selling group agreement and each retail distribution agreement (to which the bidder is a party) relating to the initial sale of the Bonds to the public, together with the related pricing wires, contains or will contain language obligating each underwriter, each dealer who is a member of the selling group, and each broker-dealer that is a party to such retail distribution agreement, as applicable, to report the prices at which it sells to the public the unsold Bonds of each maturity allotted to it until it is notified by the winning bidder that either the 10% test has been satisfied as to the Bonds of that maturity or all Bonds of that maturity have been sold to the public, if and for so long as directed by the winning bidder and as set forth in the related pricing wires, and (ii) any agreement among underwriters relating to the initial sale of the Bonds to the public, together with the related pricing wires, contains or will contain language obli-

gating each underwriter that is a party to a retail distribution agreement to be employed in connection with the initial sale of the Bonds to the public to require each broker-dealer that is a party to such retail distribution agreement to report the prices at which it sells to the public the unsold Bonds of each maturity allotted to it until it is notified by the winning bidder or such underwriter that either the 10% test has been satisfied as to the Bonds of that maturity or all Bonds of that maturity have been sold to the public, if and for so long as directed by the winning bidder or such underwriter and as set forth in the related pricing wires.

Sales of any Bonds to any person that is a related party to an underwriter shall not constitute sales to the public for purposes of this Notice of Bond Sale. Further, for purposes of this Notice of Bond Sale:

(a) "public" means any person other than an underwriter or a related party.

(b) "underwriter" means (A) any person that agrees pursuant to a written contract with the City (or with the lead underwriter to form an underwriting syndicate) to participate in the initial sale of the Bonds to the public and (B) any person that agrees pursuant to a written contract directly or indirectly with a person described in clause (A) to participate in the initial sale of the Bonds to the public (including a member of a selling group or a party to a retail distribution agreement participating in the initial sale of the Bonds to the public),

(c) a purchaser of any of the Bonds is a "related party" to an underwriter if the underwriter and the purchaser are subject, directly or indirectly, to (i) at least 50% common ownership of the voting power or the total value of their stock, if both entities are corporations (including direct ownership by one corporation of another), more than 50% common ownership of their capital interests or profits interests, if both entities are partnerships (including direct ownership by one partnership of another), or more than 50% common ownership of the value of the outstanding stock of the corporation or the capital interests or profit interests of the partnership, as applicable, if one entity is a corporation and the other entity is a partnership (including direct ownership of the applicable stock or interests by one entity of the other), and

(d) "sale date" means the date that the Bonds are awarded by the City to the winning bidder.

The successful bidder will be given at least seven (7) business days advanced notice of the proposed date of delivery of the Bonds when that date has been tentatively determined. It is expected that the Bonds will be delivered in New York, New York and payment therefor shall be made in federal or other immediately available funds.

The successful bidder shall have the right, at its option, to cancel its agreement to purchase the Bonds if the Bonds to be delivered by the City in accordance with the preceding paragraph are not tendered for delivery within sixty (60) days from the date of sale thereof, and in such event the City shall return to said bidder its good faith deposit without interest. The City shall have the right, at its option, to cancel its agreement to sell the Bonds if within five (5) days after the tender of the Bonds for delivery the successful bidder shall not have accepted delivery of and paid for the Bonds, and in such event the City shall retain the successful bidder's good faith deposit as liquidated damages.

Further information may be obtained from Lindsay Kellum, City Clerk, 343 Distribution Drive, Gluckstadt, Mississippi 39110; Telephone: (769) 567-2306.

By order of the Mayor and Board of Aldermen of the City of Gluckstadt, Mississippi, on May 22, 2023.

CITY OF GLUCKSTADT, MISSISSIPPI

By: */s/Lindsay Kellum*
City Clerk

AIA® Document A101® – 2017

Standard Form of Agreement Between Owner and Contractor *where the basis of payment is a Stipulated Sum*

AGREEMENT made as of the **Seventeenth** day of **May** in the year **Two Thousand and Twenty-Three**
(In words, indicate day, month and year.)

BETWEEN the Owner:
(Name, legal status, address and other information)

City of Gluckstadt
343 Distribution Drive
Madison, MS 39110

and the Contractor:
(Name, legal status, address and other information)

Benchmark Construction Corporation
1867 Crane Ridge Dr., Ste 200-A
Jackson, MS 39216

for the following Project:
(Name, location and detailed description)

CITY OF GLUCKSTADT POLICE STATION
and MUNICIPAL COURT
GLUCKSTADT, MS
DA #22093

The Architect:
(Name, legal status, address and other information)

Dean Architecture
661 Sunnybrook Rd. Ste, 140
Ridgeland, MS 39157

The Owner and Contractor agree as follows.

ADDITIONS AND DELETIONS:
The author of this document has added information needed for its completion. The author may also have revised the text of the original AIA standard form. An *Additions and Deletions Report* that notes added information as well as revisions to the standard form text is available from the author and should be reviewed. A vertical line in the left margin of this document indicates where the author has added necessary information and where the author has added to or deleted from the original AIA text.

This document has important legal consequences. Consultation with an attorney is encouraged with respect to its completion or modification.

The parties should complete A101®–2017, Exhibit A, Insurance and Bonds, contemporaneously with this Agreement. AIA Document A201®–2017, General Conditions of the Contract for Construction, is adopted in this document by reference. Do not use with other general conditions unless this document is modified.

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TABLE OF ARTICLES

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EXHIBIT A INSURANCE AND BONDS

ARTICLE 1 THE CONTRACT DOCUMENTS

The Contract Documents consist of this Agreement, Conditions of the Contract (General, Supplementary, and other Conditions), Drawings, Specifications, Addenda issued prior to execution of this Agreement, other documents listed in this Agreement, and Modifications issued after execution of this Agreement, all of which form the Contract, and are as fully a part of the Contract as if attached to this Agreement or repeated herein. The Contract represents the entire and integrated agreement between the parties hereto and supersedes prior negotiations, representations, or agreements, either written or oral. An enumeration of the Contract Documents, other than a Modification, appears in Article 9.

ARTICLE 2 THE WORK OF THIS CONTRACT

The Contractor shall fully execute the Work described in the Contract Documents, except as specifically indicated in the Contract Documents to be the responsibility of others.

ARTICLE 3 DATE OF COMMENCEMENT AND SUBSTANTIAL COMPLETION

§ 3.1 The date of commencement of the Work shall be:
(Check one of the following boxes.)

[ ] The date of this Agreement.

[X] A date set forth in a notice to proceed issued by the Owner/Architect.

[ ] Established as follows:
(Insert a date or a means to determine the date of commencement of the Work.)

If a date of commencement of the Work is not selected, then the date of commencement shall be the date of this Agreement.

§ 3.2 The Contract Time shall be measured from the date of commencement of the Work.

§ 3.3 Substantial Completion

§ 3.3.1 Subject to adjustments of the Contract Time as provided in the Contract Documents, the Contractor shall achieve Substantial Completion of the entire Work:
(Check one of the following boxes and complete the necessary information.)

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[X] Not later than **Three Hundred Sixty-Five (365)** calendar days from the date of commencement of the Work.

[ ] By the following date:

§ 3.3.2 Subject to adjustments of the Contract Time as provided in the Contract Documents, if portions of the Work are to be completed prior to Substantial Completion of the entire Work, the Contractor shall achieve Substantial Completion of such portions by the following dates:

Portion of Work	Substantial Completion Date

§ 3.3.3 If the Contractor fails to achieve Substantial Completion as provided in this Section 3.3, liquidated damages, if any, shall be assessed as set forth in Section 4.5.

ARTICLE 4 CONTRACT SUM

§ 4.1 The Owner shall pay the Contractor the Contract Sum in current funds for the Contractor's performance of the Contract. The Contract Sum shall be **Six Million Nine Hundred Fifty-Five Thousand dollars and no/100 ($6,955,000.00**), subject to additions and deductions as provided in the Contract Documents.

§ 4.2 Alternates

§ 4.2.1 Alternates, if any, included in the Contract Sum:

Item	Price
N/A	

§ 4.2.2 Subject to the conditions noted below, the following alternates may be accepted by the Owner following execution of this Agreement. Upon acceptance, the Owner shall issue a Modification to this Agreement.
(Insert below each alternate and the conditions that must be met for the Owner to accept the alternate.)

Item	Price	Conditions for Acceptance
N/A		

§ 4.3 Allowances, if any, included in the Contract Sum:
(Identify each allowance.)

Item	Price
Section 012100 (see Addendum #2 Revised Allowances as follows) -	
A. Section 087100 – Hardware	**$107,000.00 Purchase/delivery to job site. Allowance includes Detention Hardware.**
B. Section 101400 Signage	**$25,000.00 Purchase, Delivery and Installation.**
C. Section 260511 - Electrical	**$15,000.00 Courtroom AVL Cabling, Equipment & Installation.**
D. Section 12100 – Owner's Contingency	**$75,000.00 Upon Owner's Instruction.**

§ 4.4 Unit prices, if any:
(Identify the item and state the unit price and quantity limitations, if any, to which the unit price will be applicable.)

Item	Units and Limitations	Price per Unit ($0.00)
N/A		

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§ 4.5 Liquidated damages, if any:
(Insert terms and conditions for liquidated damages, if any.)

Reference Section 007300, Supplemental Conditions, Article 9.11 Liquidated Damages:
The amount established for liquidated damages is Five Hundred Dollars ($500) per calendar day.

§ 4.6 Other:
(Insert provisions for bonus or other incentives, if any, that might result in a change to the Contract Sum.)

N/A

ARTICLE 5 PAYMENTS

§ 5.1 Progress Payments

§ 5.1.1 Based upon Applications for Payment submitted to the Architect by the Contractor and Certificates for Payment issued by the Architect, the Owner shall make progress payments on account of the Contract Sum to the Contractor as provided below and elsewhere in the Contract Documents.

§ 5.1.2 The period covered by each Application for Payment shall be one calendar month ending on the last day of the month, or as follows:

§ 5.1.3 Provided that an Application for Payment is received by the Architect not later than the **Twenty-fifth** day of a month, the Owner shall make payment of the amount certified to the Contractor not later than **Thirty (30)** days after receipt from the architect. If an Application for Payment is received by the Architect after the application date fixed above, payment of the amount certified shall be made by the Owner not later than **Thirty** (30) days after the Architect receives the Application for Payment.
(Federal, state or local laws may require payment within a certain period of time.)

§ 5.1.4 Each Application for Payment shall be based on the most recent schedule of values submitted by the Contractor in accordance with the Contract Documents. The schedule of values shall allocate the entire Contract Sum among the various portions of the Work. The schedule of values shall be prepared in such form, and supported by such data to substantiate its accuracy, as the Architect may require. This schedule of values shall be used as a basis for reviewing the Contractor's Applications for Payment.

§ 5.1.5 Applications for Payment shall show the percentage of completion of each portion of the Work as of the end of the period covered by the Application for Payment.

§ 5.1.6 In accordance with AIA Document A201™–2017, General Conditions of the Contract for Construction, and subject to other provisions of the Contract Documents, the amount of each progress payment shall be computed as follows:

§ 5.1.6.1 The amount of each progress payment shall first include:

.1 That portion of the Contract Sum properly allocable to completed Work;
.2 That portion of the Contract Sum properly allocable to materials and equipment delivered and suitably stored at the site for subsequent incorporation in the completed construction, or, if approved in advance by the Owner, suitably stored off the site at a location agreed upon in writing; and
.3 That portion of Construction Change Directives that the Architect determines, in the Architect's professional judgment, to be reasonably justified.

§ 5.1.6.2 The amount of each progress payment shall then be reduced by:

.1 The aggregate of any amounts previously paid by the Owner;
.2 The amount, if any, for Work that remains uncorrected and for which the Architect has previously withheld a Certificate for Payment as provided in Article 9 of AIA Document A201–2017;
.3 Any amount for which the Contractor does not intend to pay a Subcontractor or material supplier, unless the Work has been performed by others the Contractor intends to pay;

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.4 For Work performed or defects discovered since the last payment application, any amount for which the Architect may withhold payment, or nullify a Certificate of Payment in whole or in part, as provided in Article 9 of AIA Document A201–2017; and

.5 Retainage withheld pursuant to Section 5.1.7.

§ 5.1.7 Retainage

§ 5.1.7.1 For each progress payment made prior to Substantial Completion of the Work, the Owner may withhold the following amount, as retainage, from the payment otherwise due:
(Insert a percentage or amount to be withheld as retainage from each Application for Payment. The amount of retainage may be limited by governing law.)

Five (5%) Percent Retainage.

§ 5.1.7.1.1 The following items are not subject to retainage:
(Insert any items not subject to the withholding of retainage, such as general conditions, insurance, etc.)

N/A

§ 5.1.7.2 Reduction or limitation of retainage, if any, shall be as follows:
(If the retainage established in Section 5.1.7.1 is to be modified prior to Substantial Completion of the entire Work, including modifications for Substantial Completion of portions of the Work as provided in Section 3.3.2, insert provisions for such modifications.)

Supplemental Conditions: Article 9 Payments and Completion 9.3.1.3 State of MS law – 5% retainage shall be retained until the Work is at least fifty percent (50%) complete, on schedule and satisfactory in the architect's opinion, at which time fifty (50%) percent of the retainage held to date shall be returned, subject to consent of surety, to the prime contractor for distribution to the appropriate subcontractors and suppliers: provided, however, that future retainage shall be withheld at the rate of two and one-half percent (2 ½%). When submitting request for reduction in retainage, the Contractor will include, with the application, a Consent of Surety to Reduction which is AIA Form G707A, and a Power of Attorney.

§ 5.1.7.3 Except as set forth in this Section 5.1.7.3, upon Substantial Completion of the Work, the Contractor may submit an Application for Payment that includes the retainage withheld from prior Applications for Payment pursuant to this Section 5.1.7. The Application for Payment submitted at Substantial Completion shall not include retainage as follows:
(Insert any other conditions for release of retainage upon Substantial Completion.)

N/A

§ 5.1.8 If final completion of the Work is materially delayed through no fault of the Contractor, the Owner shall pay the Contractor any additional amounts in accordance with Article 9 of AIA Document A201–2017.

§ 5.1.9 Except with the Owner's prior approval, the Contractor shall not make advance payments to suppliers for materials or equipment which have not been delivered and stored at the site.

§ 5.2 Final Payment

§ 5.2.1 Final payment, constituting the entire unpaid balance of the Contract Sum, shall be made by the Owner to the Contractor when

.1 the Contractor has fully performed the Contract except for the Contractor's responsibility to correct Work as provided in Article 12 of AIA Document A201–2017, and to satisfy other requirements, if any, which extend beyond final payment; and

.2 a final Certificate for Payment has been issued by the Architect.

§ 5.2.2 The Owner's final payment to the Contractor shall be made no later than 30 days after the issuance of the Architect's final Certificate for Payment, or as follows:

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§ 5.3 Interest
Payments due and unpaid under the Contract shall bear interest from the date payment is due at the rate stated below, or in the absence thereof, at the legal rate prevailing from time to time at the place where the Project is located.
(Insert rate of interest agreed upon, if any.)

N/A %

ARTICLE 6 DISPUTE RESOLUTION

§ 6.1 Initial Decision Maker
The Architect will serve as the Initial Decision Maker pursuant to Article 15 of AIA Document A201–2017, unless the parties appoint below another individual, not a party to this Agreement, to serve as the Initial Decision Maker.
(If the parties mutually agree, insert the name, address and other contact information of the Initial Decision Maker, if other than the Architect.)

J. Alan Grant, AIA, NCARB, Principal
Dean Architecture
601-939-7717 agrant@deandean.com

§ 6.2 Binding Dispute Resolution
For any Claim subject to, but not resolved by, mediation pursuant to Article 15 of AIA Document A201–2017, the method of binding dispute resolution shall be as follows:
(Check the appropriate box.)

[ ] Arbitration pursuant to Section 15.4 of AIA Document A201–2017

[X] Litigation in a court of competent jurisdiction

[ ] Other *(Specify)*

If the Owner and Contractor do not select a method of binding dispute resolution, or do not subsequently agree in writing to a binding dispute resolution method other than litigation, Claims will be resolved by litigation in a court of competent jurisdiction.

ARTICLE 7 TERMINATION OR SUSPENSION

§ 7.1 The Contract may be terminated by the Owner or the Contractor as provided in Article 14 of AIA Document A201–2017.

§ 7.1.1 If the Contract is terminated for the Owner's convenience in accordance with Article 14 of AIA Document A201–2017, then the Owner shall pay the Contractor a termination fee as follows:
(Insert the amount of, or method for determining, the fee, if any, payable to the Contractor following a termination for the Owner's convenience.)

N/A

§ 7.2 The Work may be suspended by the Owner as provided in Article 14 of AIA Document A201–2017.

ARTICLE 8 MISCELLANEOUS PROVISIONS

§ 8.1 Where reference is made in this Agreement to a provision of AIA Document A201–2017 or another Contract Document, the reference refers to that provision as amended or supplemented by other provisions of the Contract Documents.

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§ 8.2 The Owner's representative:
(Name, address, email address, and other information)
Wendell E. Watts, Chief of Police
Gluckstadt Police Department
769-567-2313 Wendell.Watts@gluckstadt.net

§ 8.3 The Contractor's representative:
(Name, address, email address, and other information)
Chris Deupree, Project Manager
Benchmark Construction Corporation
601-540-8881 cdeupree@benchmarkms.com

§ 8.4 Neither the Owner's nor the Contractor's representative shall be changed without ten days' prior notice to the other party.

§ 8.5 Insurance and Bonds
§ 8.5.1 The Owner and the Contractor shall purchase and maintain insurance as set forth in AIA Document A101™–2017, Standard Form of Agreement Between Owner and Contractor where the basis of payment is a Stipulated Sum, Exhibit A, Insurance and Bonds, and elsewhere in the Contract Documents. (See Supplemental Conditions of the Contract for Construction for Insurance & Bond requirements)

§ 8.5.2 The Contractor shall provide bonds as set forth in AIA Document A101™–2017 Exhibit A, and elsewhere in the Contract Documents.

§ 8.6 Notice in electronic format, pursuant to Article 1 of AIA Document A201–2017, may be given in accordance with AIA Document E203™–2013, Building Information Modeling and Digital Data Exhibit, if completed, or as otherwise set forth below:
(If other than in accordance with AIA Document E203–2013, insert requirements for delivering notice in electronic format such as name, title, and email address of the recipient and whether and how the system will be required to generate a read receipt for the transmission.)

See Supplemental Conditions Article 11.1.2

§ 8.7 Other provisions:

N/A)

ARTICLE 9 ENUMERATION OF CONTRACT DOCUMENTS

§ 9.1 This Agreement is comprised of the following documents:

.1 AIA Document A101™–2017, Standard Form of Agreement Between Owner and Contractor
.2 AIA Document A101™–2017, Exhibit A, Insurance and Bonds
.3 AIA Document A201™–2017, General Conditions of the Contract for Construction
.4 AIA Document E203™–2013, Building Information Modeling and Digital Data Exhibit, dated as indicated below:
(Insert the date of the E203-2013 incorporated into this Agreement.)

.5 Drawings

Number	Title	Date
See Exhibit "C"	List of Drawings	4/5/2023

.6 Specifications

Section	Title	Date	Pages
See Exhibit "D"	Table of Contents	4/2023	5

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.7 Addenda, if any:

Number	Date	Pages
#1	**4/17/2023**	**55**
#2	**4/25/2023**	**59**
#3	**5/1/2023**	**15**
#4	**5/2/2023**	**02**

Portions of Addenda relating to bidding or proposal requirements are not part of the Contract Documents unless the bidding or proposal requirements are also enumerated in this Article 9.

.8 Other Exhibits:
(Check all boxes that apply and include appropriate information identifying the exhibit where required.)

[**N/A**] AIA Document E204™–2017, Sustainable Projects Exhibit, dated as indicated below:
(Insert the date of the E204-2017 incorporated into this Agreement.)

[**N/A**] The Sustainability Plan:

Title	Date	Pages

[**X**] Supplementary and other Conditions of the Contract:

Document	Title	Date	Pages
007300	**Supplementary Conditions**	**4/2023**	**17 Pages**

.9 Other documents, if any, listed below:
(List here any additional documents that are intended to form part of the Contract Documents. AIA Document A201™–2017 provides that the advertisement or invitation to bid, Instructions to Bidders, sample forms, the Contractor's bid or proposal, portions of Addenda relating to bidding or proposal requirements, and other information furnished by the Owner in anticipation of receiving bids or proposals, are not part of the Contract Documents unless enumerated in this Agreement. Any such documents should be listed here only if intended to be part of the Contract Documents.)

Exhibit "A"	**Benchmark Construction Corporation Bid Confirmation Memo dated 5/10/2023**
Exhibit "B"	**Benchmark Construction Corporation Bid Proposal dated 5/4/2023**
Exhibit "C"	**List of Drawings**
Exhibit "D"	**Table of Contents**

This Agreement entered into as of the day and year first written above.

CITY OF GLUCKSTADT	**BENCHMARK CONSTRUCTION CORPORATION**
OWNER *(Signature)*	**CONTRACTOR** *(Signature)*
Walter C. Morrison, IV, Mayor	**David Marsh, President**
(Printed name and title)	*(Printed name and title)*

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BENCHMARK CONSTRUCTION CORPORATION

May 10, 2023

Alan Grant
Dean and Dean/Associates Architecture
4400 Old Canton Road, Suite 200
Jackson, MS 39211

Re: City of Gluckstadt Police Station and Municipal Court

Dear Alan,

Again, let me express my excitement about being included on the above referenced project. I can assure you we will work diligently to help make this project a success.

We have reviewed our estimate and the price submitted Thursday, May 4, 2023. We are comfortable with our bid and are prepared to execute a Contract for the amount stated on our submission.

If you have any questions please don't hesitate to call.

Sincerely,

David Marsh,
President

Exhibit "B"

SECTION 004100

BID FORM

THE PROJECT AND THE PARTIES

1.01 TO:

A. Owner
   1. City of Gluckstadt, 343 Distribution Drive, Madison Mississippi, 39110

1.02 FOR:

A. Project: City of Gluckstadt Police Station and Municipal Court

1.03 DATE: May 4, 2023 **(BIDDER TO ENTER DATE)**

1.04 SUBMITTED BY: (BIDDER TO ENTER NAME AND ADDRESS)

A. Bidder's Full Name Benchmark Construction Corporation
   1. Address 1867 Crane Ridge Dr., Ste 200-A
   2. City, State, Zip Jackson, MS 39216

1.05 OFFER

A. Having examined the Place of The Work and all matters referred to in the Instructions to Bidders and the Contract Documents prepared by Dean for the above mentioned project, we, the undersigned, hereby offer to enter into a Contract to perform the Work for the Sum of:

B. Base Bid: Six Million nine hundred ~~[illegible]~~ fifty five thousand dollars ($6,955,000), in lawful money of the United States of America.

C. We have included the required security deposit as required by the Instruction to Bidders.

D. All applicable federal taxes are included and State of MS taxes are included in the Bid Sum.

E. All Cash and Contingency Allowances described in Section 012100 - ALLOWANCES are included in the Bid Sum.

1.06 ACCEPTANCE

A. This offer shall be open to acceptance and is irrevocable for sixty days from the bid closing date.

B. If this bid is accepted by Owner within the time period stated above, we will:
   1. Execute the Agreement within seven days of receipt of Notice of Award.
   2. Furnish the required bonds within seven days of receipt of Notice of Award.

C. If this bid is accepted within the time stated, and we fail to commence the Work or we fail to provide the required Bond(s), the security deposit shall be forfeited as damages to Owner by reason of our failure, limited in amount to the lesser of the face value of the security deposit or the difference between this bid and the bid upon which a Contract is signed.

D. In the event our bid is not accepted within the time stated above, the required security deposit shall be returned to the undersigned, in accordance with the provisions of the Instructions to Bidders; unless a mutually satisfactory arrangement is made for its retention and validity for an extended period of time.

1.07 CONTRACT TIME

A. If this Bid is accepted, we will:
   1. Complete the Work in 365 calendar days from Notice to Proceed. Notice to Proceed will be set as the Contract Date.

1.08 CHANGES TO THE WORK

A. When Architect establishes that the method of valuation for Changes in the Work will be net cost plus a percentage fee in accordance with General Conditions, our percentage fee will be:
   1. Fifteen (15) percent overhead and profit on the net cost of our own Work;

2. Ten (10) percent on the cost of work done by any Subcontractor.
3. Markup for profit and overhead will not be allowed for items to be paid from project allowances identified in Section 012100.

1.09 ADDENDA

A. The following Addenda have been received. The modifications to the Bid Documents noted below have been considered and all costs are included in the Bid Sum.
1. Addendum # 1 Dated 04/17/23 & 04/25/23.
2. Addendum # 2 Dated 04/25/23.
3. Addendum # 3 Dated 05/01/23.
4. Addendum # 4 Dated 05/02/23.

1.10 BID FORM SUPPLEMENTS

A. The following Supplements are attached to this Bid Form and are considered an integral part of this Bid Form:
1. Document 004336 - Proposed Subcontractors Form: Include the names of all Subcontractors and the portions of the Work they will perform.

1.11 BID FORM SIGNATURE(S)

A. The Corporate Seal of
B. Benchmark Construction Corporation
C. (Bidder - print the full name of your firm)
D. was hereunto affixed in the presence of:
E. _____
F. (Authorized signing officer, Title) David Marsh, President
G. (Seal)

END OF BID FORM

SECTION 004336

PROPOSED SUBCONTRACTORS FORM

PARTICULARS

1.01 HEREWITH IS THE LIST OF SUBCONTRACTORS REFERENCED IN THE BID SUBMITTED BY:

1.02 (BIDDER) Benchmark Construction Corporation

1.03 TO (OWNER) SMITH COUNTY SCHOOL DISTRICT

1.04 DATED May 4, 2023 AND WHICH IS AN INTEGRAL PART OF THE BID FORM.

1.05 THE FOLLOWING WORK WILL BE PERFORMED (OR PROVIDED) BY SUBCONTRACTORS AND COORDINATED BY US:

LIST OF SUBCONTRACTORS

2.01 WORK SUBJECTSUBCONTRACTOR NAME

2.02 CIVIL BIRDWELL

2.03 MECHANICAL J.L. ROBERTS

2.04 ELECTRICAL SHIVERS

END OF SUPPLEMENT A

BID BOND

KNOW ALL MEN BY THESE PRESENTS:

That we,
Benchmark Construction Corporation, 1867 Crane Ridge Dr, Suite 200A, Jackson, MS 39216
as Principal, (hereinafter called the "Principal"), and Hartford Accident and Indemnity Company
Hartford, CT , a corporation duly organized under the laws
of the State of Connecticut , as Surety, (hereinafter called the "Surety"), are held and firmly bound unto
City of Gluckstadt, 343 Distribution Dr, Madison,MS 39110
as Obligee, (hereinafter called the "Obligee"), in the sum of Five Percent of Bid Amount
Dollars ($ 5%), for the payment of which sum well and truly to be made, the said Principal and the said Surety, bind ourselves, our heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, the Principal has submitted a bid for

City of Gluckstadt Police Station and Municipal Court #22093

NOW, THEREFORE, if the Obligee shall accept the bid of the Principal and the Principal shall enter into a contract with the Obligee in accordance with the terms of such bid and give such bond or bonds as may be specified in the bidding or contract documents with good and sufficient surety for the faithful performance of such contract and for the prompt payment of labor and material furnished in the prosecution thereof, or in the event of the failure of the Principal to enter into such contract and give such bond or bonds, if the Principal shall pay to the Obligee the difference not to exceed the penalty hereof between the amount specified in said bid and such larger amount for which the Obligee may in good faith contract with another party to perform the work covered by said bid, then this obligation shall be null and void, otherwise to remain in full force and effect.

Signed and sealed this 4th day of May A.D., 2023

Witness

Benchmark Construction Corporation, 1867 Crane Ridge
Principal
(SEAL)
David Marsh President

Witness

Hartford Accident and Indemnity Company
Surety
By (SEAL)
John E. Marchetti , *Attorney-in-Fact*

Printed in cooperation with the American Institute of Architects (AIA) by Hartford Accident and Indemnity Company
Hartford Accident and Indemnity Company vouches that the language in the document conforms exactly to the language used in AIA Document A-310, February 1970 Edition.
BID70000ZZ0701f

POWER OF ATTORNEY

Direct Inquiries/Claims to:
THE HARTF
BOND, T-1
One Hartford P
Hartford, Connecticut 06155
Bond.Claims@thehartford.com
call: **888-266-3488** *or fax:* **860-757-5835**

Section 6, IB)

KNOW ALL PERSONS BY THESE PRESENTS THAT:

Agency Name: ARTHUR J GALLAGHER RISK MGMT SVCS
Agency Code: 43-230006

- [X] **Hartford Fire Insurance Company**, a corporation duly organized under the laws of the State of Connecticut
- [X] **Hartford Casualty Insurance Company**, a corporation duly organized under the laws of the State of Indiana
- [X] **Hartford Accident and Indemnity Company**, a corporation duly organized under the laws of the State of Connecticut
- [ ] **Hartford Underwriters Insurance Company**, a corporation duly organized under the laws of the State of Connecticut
- [ ] **Twin City Fire Insurance Company**, a corporation duly organized under the laws of the State of Indiana
- [ ] **Hartford Insurance Company of Illinois**, a corporation duly organized under the laws of the State of Illinois
- [ ] **Hartford Insurance Company of the Midwest**, a corporation duly organized under the laws of the State of Indiana
- [ ] **Hartford Insurance Company of the Southeast,** a corporation duly organized under the laws of the State of Florida

having their home office in Hartford, Connecticut, (hereinafter collectively referred to as the "Companies") do hereby make, constitute and appoint, ***up to the amount of*** Unlimited :

John G. Raines of Jackson MS, Kelli E. Burnum, Rita G. Clark, Sherrill Kelley, John E. Marchetti, David R. Robertson, Tammy D. Vernon of RIDGELAND, Mississippi

their true and lawful Attorney(s)-in-Fact, each in their separate capacity if more than one is named above, to sign its name as surety(ies) only as delineated above by ☒, and to execute, seal and acknowledge any and all bonds, undertakings, contracts and other written instruments in the nature thereof, on behalf of the Companies in their business of guaranteeing the fidelity of persons, guaranteeing the performance of contracts and executing or guaranteeing bonds and undertakings required or permitted in any actions or proceedings allowed by law.

In Witness Whereof, and as authorized by a Resolution of the Board of Directors of the Companies on May 23, 2016 the Companies have caused these presents to be signed by its Assistant Vice President and its corporate seals to be hereto affixed, duly attested by its Assistant Secretary. Further, pursuant to Resolution of the Board of Directors of the Companies, the Companies hereby unambiguously affirm that they are and will be bound by any mechanically applied signatures applied to this Power of Attorney.

Shelby Wiggins

Shelby Wiggins, Assistant Secretary

Joelle L. LaPierre

Joelle L. LaPierre, Assistant Vice President

STATE OF FLORIDA
COUNTY OF SEMINOLE } **ss.** Lake Mary

On this 20th day of May, 2021, before me personally came Joelle LaPierre, to me known, who being by me duly sworn, did depose and say: that (s)he resides in Seminole County, State of Florida; that (s)he is the Assistant Vice President of the Companies, the corporations described in and which executed the above instrument; that (s)he knows the seals of the said corporations; that the seals affixed to the said instrument are such corporate seals; that they were so affixed by authority of the Boards of Directors of said corporations and that (s)he signed his/her name thereto by like authority.

Jessica Ciccone

Jessica Ciccone
My Commission HH 122280
Expires June 20, 2025

I, the undersigned, Assistant Vice President of the Companies, DO HEREBY CERTIFY that the above and foregoing is a true and correct copy of the Power of Attorney executed by said Companies, which is still in full force effective as of 5/4/2023.

Signed and sealed in Lake Mary, Florida.

Keith D. Dozois, Assistant Vice President

EXHIBIT "C"

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C200	SITE PLAN
C300	GRADING AND DRAINAGE PLAN
S301	EROSION CONTROL PLAN
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A102	REFLECTED CEILING PLAN
A103	CEILING DETAILS
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A201	EXTERIOR BUILDING ELEVATIONS
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A303	WALL SECTIONS AND DETAILS
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P202	FLOOR PLAN - WATER & GAS
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From: Keith McDaniel
To: City of Rolling Fork; Catherine Kemp; Lindsay Kellum
Cc: Keith McDaniel
Subject: Fw: Cyber Coverage- you must add to have coverage for the town
Date: Monday, June 5, 2023 9:09:18 AM
Attachments: MS MUNICIPAL LETTERHEAD CYBER.doc
2 PAGE CYBER INFO- Copy.docx
CYBER RATES FOR CITIES- Copy.xlsx

Please discuss with the board and let me know.

Keith McDaniel
Scott Insurance Services, LLC

PH 601-362-6911
FX 601-362-6923

Reminder to discuss at board meeting.

I am writing to the 3 towns that have insurance coverage that renews in July. **You do not have cyber coverage for the town as your municipal liability does not provide this.** I have had 2 towns attacked in the last 18 months, one had coverage the other did not. This has become a serious issue and I recommend that you get at least $100,000 of coverage which costs $992 a year. **Ms Municipal Service Company does not provide any coverage for this**. You are responsible for your taxpayer and water billing customers along with your employees. If information is stolen you can be liable for their credit being damaged, information being used to open accounts and your computer systems being unusable.

Below is the information about the coverages. There is no application it is just added to the towns property coverage. I suggest that you consider it today so you have some coverage. You must let me know if you desire the coverage. Please let me know what questions you may have and discuss this with the Mayor and Board at the next meeting.

Some towns that have the coverage are Inverness, Raymond, Flora, Saltillo, Morton, Nettleton, Newton and Bruce. I strongly suggest you buy some level of coverage.

One other note, we have been seeing towns raise their minimum water rates to cover the increasing costs of parts and repairs. Many are doing this to stay ahead of projected costs which have risen 25% in 12 months.

Contact me if you have any questions, please let the board know that this coverage is available.

Keith McDaniel
Scott Insurance Services, LLC

PH 601-362-6911
FX 601-362-6923

Now Offering Cyber Liability Coverage For Cities

Ms Municipal Property Program
Scott Insurance Services- Keith McDaniel 601-362-6911

Cyber Liability Protection is stand alone coverage not offered in existing general liability or property coverage. Coverage must be added if desired, it is not automatic.

CyberSolutions- Municipalities

Today, every municipality relies on computer systems, and when these systems experience an attack, critical information can be lost. System and data recovery can also result in loss of income and cost thousands of dollars, while liability from insufficient systems security can lead to expensive litigation.

CyberSolutions Components

CyberSolutions is a robust insurance service that helps municipalities respond to cyber attacks and data breaches. This protection combines data compromise coverage, including identity recovery coverage, and cyber liability coverage to provide the best protection against cyber-related threats. Although data compromise and cyber liability can be purchased separately, CyberSolutions offers the most complete coverage for municipalities, both Cyber and Data Compromise together.

Cyber Liability: Covers the city in the event of a computer attack on their computers. Provides loss of income, extortion and misdirected payments.

Data Compromise: Covers the city in the event of the loss of personal information of customers and employee. Provides services for your customers of credit monitoring, identity restoration, fines, legal review and defense of lawsuits.

Identity Recovery: Covers the personal identities of employees in the event of the loss of personal information. Automatically included with Data Compromise Coverage.

Cyber Liability Highlights- Municipalities

Cyber liability protects cities against damage to electronic data and computer systems from a virus or other computer attack. Cyber liability also protects a cities liability to third parties that may have suffered damage due to security weaknesses in the cities computer system.

Cyber Liability Coverage Insures the cost of recovering from a computer attack against the city, some sub limits apply see rates:

Data restoration
Data re-creation
Cyber extortion
Systems restoration
Loss of business
Public relations services
Misdirected payment fraud

Protects against network security liability claims
Provides access to eRiskHub® and includes specialized claims services

Data Compromise Highlights- Municipalities

Data compromise coverage helps cities notify and assist clients, employees and others following a breach of personal information.
Offers response expense coverage to pay for the cost of notification of those affected by a data breach
Provides coverage for specialized services such as credit monitoring and identity restoration, which helps cities retain client and employee trust following a breach
Includes defense and liability coverage to respond to third-party actions brought against the policyholder

Coverage Details	Cyber Liability	Data Compromise	Identity Recovery
Beneficiary	Commercial entity (city)	Commercial entity (city)	Key owner (city employees)
First-Party Information Covered	Business operational software, operating systems and electronic data	Private financial and other information relating to individual people (employees and customers)	Identity of an individual person
First-Party Triggers	Damage or destruction of business operational data and software by way of a computer attack: • Hacking • Virus or other malicious code • Denial of service attack • Cyber extortion	Loss/Theft/Inadvertent release of personal information by way of: • Electronic theft (hacking) • Physical theft of electronic data • Physical theft of hard copy files • Procedural errors • Fraud	Theft of a key owner's identity, which must be an individual's identity and not that of the commercial entity, must happen as a result of the city files being attacked not a personal attack at home
Summary of First-Party Coverage Response	Costs of recovering from a computer attack: • Data recovery • System repair • Loss of business • Public relations • Cyber extortion • Misdirected payment fraud	• Forensic IT and legal consultation expenses • Expenses related to: Notifying affected individuals Providing credit monitoring and other services to affected individuals Public relations Regulatory fines and penalties Payment card industry fines and penalties	• Identity restoration case management (does not erode the limit) • Expense reimbursement for: Criminal and civil legal fees Loan reapplications, credit reports and notary fees Long distance and mailing charges Lost wages/child and eldercare Mental health expenses Certain miscellaneous expenses
Third-Party Triggers	Policyholder's receipt of a third-party suit or claim alleging that a failure of the policyholder's computer security allowed one of the following to occur: • Breach of that third party's business information • Transmission of malware to that third party	Policyholder's receipt of a third-party suit or claim arising out of the first-party triggering event	Identity recovery coverage does not have a third-party component

CyberSolutions Case Examples

Cyber Liability A city suffered a virus infection that corrupted data and caused the policyholder's computer system to stop functioning properly, resulting in a loss of income. The policyholder hired an IT firm to remove the virus and reinstall software.
Loss of water, permit income $8,200 and computer software system restoration costs: $13,100

Data Compromise Identity thieves hack into town computers thru a phishing email and steal bank account numbers with PIN codes from 550 customers. The thieves created false debit cards and used the stolen information at ATMs to drain funds from customer accounts. Cost of notification and services: $19,250

Data Compromise Identity thieves hacked into the towns computers and obtained bank information on
customers water bills causing the town to have to notify and provide credit monitoring: $16,100

SCOTT INSURANCE SERVICES, LLC
MISSISSIPPI MUNICIPALITIES
PROPERTY AND AUTO PROGRAM
P.O. BOX 16508
JACKSON, MS. 39236
PHONE 601-362-6911 FAX 601-362-6923

5-5-23

Att: Mayor and City Clerk

Re: Cyber Liability for your town has to be added if desired.

Presently Cyber Coverage is a stand alone coverage that is not offered in your existing liability or property coverage. Coverage has to be added if desired and is not automatic. Should your computer system be compromised YOUR CITY CAN BE HELD LIABLE. This can protect you from lawsuits from residents, employees and vendors if their personal information, bank account info or addresses are stolen from your computer system or if you forward a virus to someone.

This coverage can now be added to the city property coverage and I strongly suggest you obtain some coverage to protect you from this liability and legal cost.

$50,000 Coverage for Data Compromise (Customer info stolen) is $590 a year
$100,000 Coverage is $992 a year
Higher limits are available see attached.

Both of the above figures included Cyber Liability for the town and Data Compromise to protect you from customer info stolen or lawsuits against the town.

Attached is the information concerning the insurance coverage. You need some form of coverage to protect your town as the costs are not presently covered. If you have any questions or desire coverage please let me know.

Sincerely,

Keith McDaniel

NOTE: THIS IS THE TYPE OF COVERAGE THAT WILL PROTECT THE TOWN SHOULD AN ATTACK OCCUR SUCH AS THE PIPELINE SHUTDOWN THAT AFFECTED US LAST YEAR.

SCOTT INSURANCE- KEITH MCDANIEL 601-362-6911

MUNICIPALITIES:
This coverage is **NOT INCLUDED** in existing liability or property coverage and must be added if coverage is desired.

You can choose **EITHER** Cyber Liability or Data Compromise individually or together. Be aware that your customer information is your biggest exposure where you can have their information stolen and you become liable for it.

ANNUAL COVERAGE COST FOR DATA COMPROMISE-PROTECTS YOU FROM THEFT OF CUSTOMER INFORMATION

RESPONSE LIMIT OF INSURANCE	LEGAL REVIEW AND FORENSIC SUBLIMIT	NAMED MALWARE	PUBLIC RELATIONS SUBLIMIT	REGULATORY FINES & PENALTIES SUBLIMIT	PCI FINES & PENALTIES SUBLIMIT	DEDUCTIBLE	ANNUAL COST
$50,000	**$25,000**	**$50,000**	**$10,000**	**$25,000**	**$25,000**	**$1,000**	**$404**
$100,000	**$50,000**	**$50,000**	**$10,000**	**$50,000**	**$50,000**	**$1,000**	**$736**
$250,000	**$125,000**	**$50,000**	**$10,000**	**$125,000**	**$125,000**	**$1,000**	**$1,719**

HIGHER DATA COMPROMISE LIMITS ABOVE $250,000 ARE AVAILABLE-CONTACT FOR HIGHER LIMITS

RATES ABOVE INCLUDE $25,000 OF IDENTITY RECOVERY COVERAGE ON ALL LIMITS OF INSURANCE

ANNUAL COVERAGE COST FOR CYBER LIABILITY ATTACK ON YOUR CITY COMPUTERS

ANNUAL AGGREGATE LIMIT OF INS.	LOSS OF BUSINESS SUBLIMIT	CYBER EXTORTION SUBLIMIT	PUBLIC RELATIONS SERVICES SUBLIMIT	MISDIRECTED PAYMENT FRAUD SUBLIMIT	DEDUCTIBLE	ANNUAL COST
$50,000	**$25,000**	**$10,000**	**$10,000**	**$5,000**	**$1,000**	**$186**
$100,000	**$50,000**	**$10,000**	**$10,000**	**$5,000**	**$1,000**	**$256**
$250,000	**$125,000**	**$25,000**	**$10,000**	**$5,000**	**$1,000**	**$482**

HIGHER CYBER LIABILITY LIMITS ABOVE $250,000 ARE AVAILABLE-CONTACT FOR HIGHER LIMITS

SCOTT INSURANCE SERVICES P.O. BOX 16508, JACKSON, MS 39236 PHONE 601-362-6911 FAX 601-362-6923

$50,000 $590 YR
$100,000 $992 YR
$250,000 $2,201 YR

From: Walter Morrison
To: lisa.williams99@gmail.com; jscanlon@millsscanlon.com; Zachary Giddy
Cc: Lindsay Kellum; Scott Maugh; jayce1271@yahoo.com; laylandfarms@gmail.com; Miya Warfield (mwarfield@mclcpa.net); b2rws1@gmail.com
Subject: RE: Request for Agenda-
Date: Tuesday, June 6, 2023 3:36:50 PM

Lisa:

I have had a discussion with John about the issues raised by this request. Establishing an ARB and adopting architectural review standards will require amendments to our zoning ordinances and the formalities that come with that such as publishing notice, etc. This is clearly a policy issue for consideration by the board and if the board adopts these various items, we will implement them.

I am going to put this on the agenda for discussion at the next meeting and depending on the vote of the board, we can begin drafting amendments to the various ordinances, etc.

GB
Gainsburgh Benjamin
David, Meunier & Warshauer L.L.C.

Walter C. Morrison IV
wmorrison@gainsben.com

Offices in
Jackson & New Orleans

240 Trace Colony Park Drive, Suite 100, Ridgeland, MS 39157
2800 Energy Centre, 1100 Poydras St., New Orleans, LA 70163
T: 601.933.2054 (Jackson) | C: 601.209.3171 | Facsimile. 504.528.9973
T: 504.522.2304 (Nola) | www.gainsben.com

From: Lisa <lisa.williams99@gmail.com>
Sent: Friday, June 2, 2023 2:33 PM
To: John Scanlon <jscanlon@millsscanlon.com>; Zachary Giddy <zgiddy@millsscanlon.com>
Cc: Lindsay Kellum <lindsay.kellum@gluckstadt.net>; Scott Maugh <scott.maugh@gluckstadt.net>; Walter Morrison <WMorrison@gainsben.com>
Subject: Request for Agenda-

John and Zach:
I'm requesting for the JUNE 13, 2023 meeting.
1) Entry for Discussion and Preparation of a Resolution for formation of an ARB (Architectural Review Board)

Please include the first serving 3 members to be appointed as Kacey Saik, Melanie Greer and Sam McGaugh.
All 3 have agreed in general conversation to support this role for the city to help quickly get these steps in place. They can and will help w/ the vision we all seem to want for future development along with how we get there and prompt suggestions that may be

needed for our current AR Ordinance adopted in October 2022.

The meeting day preference for each is either a Tuesday or Wednesday.
Time preference 3 pm or later.

Please call me with any questions.
Thank you for all you do!

--
Lisa Williams
Gluckstadt MS

From: Jayce Powell
To: Walter Morrison
Cc: Lindsay Kellum
Subject: P&Z - Architectural Review board
Date: Tuesday, May 30, 2023 3:39:15 PM

Mayor Morrison,

Would it be possible to have discussion at the next board meeting about if P&Z is to continue with architectural review it being done on a deprecate day than site plans or to go ahead and establish a separate Architectural Review Board.

Thanks,
Jayce

Get Outlook for iOS

CITY OF GLUCKSTADT

MISSISSIPPI

PUBLIC WORKS DIRECTOR

MEMORANDUM

TO: Mayor & Board of Alderman

FROM: John M. McCollum, Public Works Director

DATE: 05/31/2023

SUBJECT: Authorization to Advertise for Term Bids

I request authorization from the Mayor and Board of Alderman to advertise for term bids. I have attached a copy of the bid forms to give you an idea of the items proposed for bid.

The purpose for term bids is to streamline the purchasing process for the upcoming 2024 budget. Please contact me if you have any questions.

BID FORM

To: Mayor and Board of Aldermen
City of Gluckstadt
343 Distribution Drive
Madison, Mississippi 39110

From: _____
(Name)
_____
(Address)
_____

_____
(Email Address)
_____
(Phone #)

In accordance with the published Bid Notice, the undersigned does hereby agree to furnish the commodities, supplies, equipment, materials and services to the City of Gluckstadt, Mississippi, for the prices as shown on the attached listing. Unless otherwise indicated, prices will be F.O.B. Gluckstadt.

All prices submitted shall be good and valid from OCTOBER 1, 2023 THRU SEPTEMBER 30, 2024, except prices for asphalt materials as noted shall be good and valid from October 1, 2023 thru March 31, 2024

Acceptance by the Mayor and Board of Aldermen shall be sufficient to constitute a valid contract.

THIS, the___day of_____, 20___

_____
(Bidder)

By:_____

_____
(Title)

_____
(Signature)

ADVERTISEMENT FOR BIDS

Notice is hereby given that the Mayor and Board of Aldermen of the City of Gluckstadt, Mississippi, will receive written sealed bids for the purchase of services, commodities, and supplies for Public Works and contracts for public construction as listed below. Bids will be received until the hour of **10:00 am., Friday, July 25, 2023**, in the Board Room at City Hall located at 343 Distribution Drive, Gluckstadt, Mississippi 39110.

Equipment and Labor Rental Per Hour
Brass, Copper, Cast Iron and Miscellaneous Supplies
Flexible Pipe Joint Thrust Restraint System Supplies
Cast Iron Curb Inlets
Aggregate, Soil and Fill Materials
Drainage Pipe - Concrete
Drainage Pipe & Structures (Installation Only)
Asphalt (FOB – Plant) (6 month)
Asphalt (FOB - City of Gluckstadt) (6 month)
Pre-Cast Concrete Drainage Structures Materials
Concrete Installation and Repair, Labor and Materials
Concrete Materials and Supplies
Pre-cast Concrete Manholes
Pest Control Chemicals
Finished Super-High Efficiency, Full Cube Prismatic Retro Reflective Sheeting (Diamond Grade) Traffic Signs
Street Sign Posts and Miscellaneous Material
Construction Work Zone Sign and Equipment Rental
Temporary Painted Traffic Markings
Permanent Thermoplastic Pavement Markings
Heat Fused Durable Retro-flective Preformed Pavement Markings
Decorative Street Name Signs & Posts
Vehicle Loop Assemblies
Crack Sealant (Hot Applied)
Stamping and Printing Asphalt Pavement

Official bid documents can be downloaded from Central Bidding at https://www.centralauctionhouse.com/and electronic bids can be submitted at https://www.centralauctionhouse.com/ For any questions relating to the electronic bidding process and to register, please call Central Action House at 225.810.4814 or 833.412.5717 (toll free).All Bids must be sealed and clearly marked "Sealed Bid" with the item you are bidding listed on the envelope. Please put only one bid form in each envelope. All bids shall be submitted in duplicate. Bids will only be accepted on forms provided by the City. The prices quoted will be binding for the period from **OCTOBER 1, 2023 THRU SEPTEMBER 30, 2024, unless otherwise indicated**. Contracts for purchase will be made from the lowest and/or best bids submitted, but the Mayor and Board of Aldermen reserve the right to reject any and all bids and accept or reject any part of a bid.

All bids properly submitted in accordance with this notice will be opened at **10:00 am, July 25, 2023** in the Board Room at City of Gluckstadt located at 343 Distribution Drive, Gluckstadt, MS

Hand Delivery: City of Gluckstadt, Attn: Bridgette Smith, 343 Distribution Drive Madison,

MS 39110
Mailing Address: City of Gluckstadt, Attn: Bridgette Smith 343 Distribution Drive, Madison, MS 39110

CITY OF GLUCKSTADT, MISSISSIPPI

BY: /s/Lindsay Kellum
Lindsay Kellum, City Clerk

Publish: July 6, 2023 and July 13 , 2023

Furnish 2 proofs of publication/City of Gluckstadt

INSTRUCTIONS TO BIDDERS

PREPARATION OF PROPOSAL: Only proposals submitted on the appropriate letterhead or Bid Proposal Form will be considered. Each proposal shall be legibly written, printed in ink or typed. In the case of conflict, words shall govern over figures. Proposals shall also clearly indicate the name or names of those person(s) or firm(s) submitting such proposal and the failure to sign a proposal will disqualify same. The bid price shall include all parts, labor, materials and related incidentals required to complete the work.

All proposals shall be submitted in DUPLICATE and shall be addressed to:

City of Gluckstadt.
343 Distribution Drive
Madison, MS 39110
Attn: Bridgette Smith

The outside of the envelope shall be clearly identified as a SEALED BID and marked with the item you are bidding on along with the bidder's name and address. Bids for labor shall also include Certificate of Responsibility Number. Failure to do so will result in the bid being rejected.

REJECTION OF PROPOSAL: Proposals may be rejected in the case of any omission, alteration of forms, additions, or conditions not called for, unauthorized alternate bids, incomplete bids, erasures, or irregularities of any kind.

ACCEPTANCE AND/OR REJECTION OF BIDS: Proposals will be compared on the basis of Total Base Bid or line-item bid, as is appropriate. The City will also consider such factors as delivery time, parts availability, past performance of the bidder in doing business with the City, current or pending litigation between the City and the Contractor or vendor, should the bidder have held previous contracts with the City, and other relevant factors in determining which bid it deems as lowest and best.

The City reserves the right to reject any and all bids and to waive minor irregularities and technicalities which do not detract from the best interests of the City.

When necessary to insure ready availability of services, supplies, or for public projects and the timely completion of public projects, the Mayor and Board of Aldermen reserve the right to accept no more than two alternate bids. However, no purchases will be made through alternate bidders unless the lowest and best bidder, for reasons beyond his control, cannot deliver the commodities or services contained in his bid in a timely manner. In that event, purchase of such commodities or services may be made from one of the bidders whose bid was accepted as an alternate.

Bid Security: Each bid for labor must be accompanied by a certified check of the bidder or a bid

bond, prepared on the form of a bid bond duly executed by the bidder as principal and having as surety thereon a surety company licensed by the State of Mississippi and signed by an agent resident in Mississippi in the amount of Five Percent (5%) of the total bid for each labor category for which a bid is offered.

Liquidated Damages for Failure to Enter into Contract (Labor Bids): The successful labor bidder, upon his failure or refusal to execute and deliver the contract and bonds required ten (10) days after he has received notice of the acceptance of his bid, shall forfeit to the Owner, as liquidated damages, the security deposited with his bid. Any contractor submitting a proposal for these services who fails to respond to the "Notice of Intent to Issue Work Order" and thus refuses to accept a "Work Order" may be disqualified from any future consideration of work for the remainder of the current bid term and the entire following term.

Qualifications of Bidder (Labor Bids): The City may make such investigations as it deems necessary to determine the ability of the labor bidder to perform the work and the bidder shall furnish to the City all such information and data for this purpose as the Owner may request. The City reserves the right to reject the bid if the evidence submitted by or investigation of such bidder fails to satisfy the City that such bidder is properly qualified to carry out the work contemplated therein. Responsive bidders must have complied in a timely manner with all bidding criteria and requirements set forth in these contract documents. Each bidder must have his principal, permanent, full time business residence within a 50 mile radius of central Gluckstadt, Mississippi and be capable of responding in a timely fashion to any project awarded, including emergency repair work. Additionally, each Bidder shall have been engaged in the type of work for which a bid is offered for a period of not less than 5 years.

AWARD OF BID: The City Board will award the bid based on the line item bid unless otherwise specified, as is appropriate as soon as practicable after the tabulation of said bids and the other necessary information submitted by the bidder can be evaluated, to the bidder whose proposal is considered to be the lowest and best bid. In no case will an award be made until any and all investigations are completed concerning the qualifications and compliance with these specifications.

INTERPRETATION OF BID DOCUMENTS: Any prospective bidder who is in doubt as to the true meaning and intent of any part of these specifications may submit to the Public Works Director a written request for interpretation thereof. A formal interpretation will be given by addendum to all known prospective bidders. No oral interpretation made to any bidder shall be considered an effective modification of any of the provisions of these specifications.

BIDDERS CERTIFICATION: The bidder shall certify that the proposed bid meets these specifications in their entirety or shall list any deviations thereto. Deviations may be cause for disqualification of bids should it be in the City's best interest to do so.

GENERAL INFORMATION: Bidders shall inform themselves and comply with all pertinent City regulations and ordinances, state and federal laws, licenses and tax liability which may in any manner affect their bids and their fulfillment of the contract. Prices quoted shall not increase during the contract period, unless otherwise noted, and any price decrease shall be credited to the

City. Price quoted shall include all delivery and shipping costs for receipt of materials and/or services at the delivery point or as noted on the bid form. Bid prices to be effective from OCTOBER 1, 2023 THRU SEPTEMBER 30, 2024.

The quantities specified are not necessarily actual quantities proposed for immediate purchase, but are simply estimated quantities based upon prior annual purchases by the City. Unit Prices are requested for all items listed even though a zero (0) quantity may show that there have been no recent purchases.

Bid prices shall, unless otherwise noted, include delivery to the City of Gluckstadt. Materials picked up by the City of Gluckstadt at the supplier's place of business may be discounted. The percentage discounts offered to the City for materials picked up at the supplier's place of business, should be noted in the space provided at the bottom of the bid form.

To: Equipment/Services/Materials Suppliers

From: City of Gluckstadt, Public Works Department

Re: Term Bids

The City of Gluckstadt, Madison County, Mississippi, will be receiving bids until 10:00 am. July 25, 2023 at which time said bids will be publicly opened at City Hall for various materials and services which include the following:

Form No.	Description
(2)	Cast Iron Curb Inlets
(3)	Aggregate, Soil and Fill Materials
(4)	Drainage Pipe - Concrete
(4-A)	Drainage Pipe & Structures (Installation Only)
(5)	Asphalt (FOB – Plant (6 month)
(5-A)	Asphalt (FOB - City of Gluckstadt) (6 month)
(6)	Pre-Cast Concrete Drainage Structures Materials Only
(7)	Concrete Installation and Repair, Labor and Materials
(8)	Concrete Materials and Supplies
(9)	(Diamond Grade) Traffic Signs, Street Sign Posts and Miscellaneous Materials
(10)	Construction Work Zone Sign and Equipment Rental
(11)	Temporary Painted Traffic Markings
(12)	Permanent Thermoplastic Pavement Markings
(13)	Heat Fused Durable Retro-reflective Preformed Pavement Markings
(14)	Decorative Street Name Signs & Posts
(15)	Vehicle Loop Assemblies
(16)	Crack Sealant (Hot Applied)
(17)	Stamping and Printing Asphalt Pavement

CAST IRON CURB INLETS

Bid Type: Line Item

Cast iron curb inlets shall be in accordance ASTM A 48 Class 30 material specifications. Curb inlets shall have a minimum opening of 6 5/8 inches by 23 1/4 inches, a minimum weight of 500 pounds, and have a center support cast as part of the inlet. The inlet shall be equal to Vulcan Foundry catalog number V-4302-1 or C. L. Dews & Sons Foundry catalog number DF-2450. Bid price includes delivery to the City of Gluckstadt's City Hall. Bid prices to be effective from OCTOBER 1, 2023 THRU SEPTEMBER 30, 2024

Bidder:_____

Address:_____

Phone #:_____

Email:_____

ITEM NO.	ITEM DESCRIPTION	PROPOSAL QUANTITY	ITEM UNIT	UNIT PRICE	TOTAL PRICE
1.	Cast Iron Curb Inlets Frame & Cover 4ft With City Seal	5	Each	$_____	$_____
2.	Cast Iron Curb Inlets Frame & Cover 4 ft Without City Seal	5	Each	$_____	$_____
3.	Cast Iron Curb Inlets Frame & Cover 5 ft With City Seal	5	Each	$_____	$_____
4.	Cast iron Curb Inlets Frame & Cover 5 ft Without City Seal	5	Each	$_____	$_____
5.	Sewer Manhole Cast Iron Frame & Cover All Diameters With City Seal	5	Each	$_____	$_____
6.	Sewer Manhole Cast Iron Frame & Cover Without City Seal	5	Each	$_____	$_____
7.	Drainage Inlet Manhole Curb Inlet Frame & Cover all Diameters With City Seal	5	Each	$_____	$_____
8.	Drainage Inlet Manhole Curb Inlet Frame & Cover all Diameters Without City Seal	5	Each	$_____	$_____

Form #2

AGGREGATE, SOIL AND FILL MATERIALS

Bid Type: Line Item

All aggregate, soil and fill materials shall be in accordance with the 1990 edition of Mississippi Standard Specifications for Road and Bridge Construction, Mississippi Department of Transportation. Prices to include delivery to the City of Gluckstadt at various street locations. Bid Prices to be effective from OCTOBER 1, 2023 THRU SEPTEMBER 30, 2024.

Bidder :_____
Address:_____
_____
Phone #:_____
Email: _____

ITEM NO.	ITEM DESCRIPTION	PROPOSAL QUANTITY	ITEM UNIT	UNIT PRICE	TOTAL PRICE
1.	Clay Gravel	50	Ton	$_____	$_____
2.	Washed Road Gravel	50	Ton	$_____	$_____
3.	River Sand Unwashed & Screened	50	Ton	$_____	$_____
4.	Concrete Sand	50	Ton	$_____	$_____
5.	Mason Sand	50	Ton	$_____	$_____
6.	Pea Gravel	50	Ton	$_____	$_____
7.	Red Sand	50	Ton	$_____	$_____
8.	Top Soil	50	Ton	$_____	$_____
9.	Red Sugar Sand	50	Ton	$_____	$_____
10.	Bedding Material				
	(a)Class B	50	Ton	$_____	$_____
	(b)Class C	50	Ton	$_____	$_____
	(c)Class C Modified	50	Ton	$_____	$_____
11.	Crushed Limestone	50	Ton	$_____	$_____
12.	Crushed Concrete	50	Ton	$_____	$_____
13.	100 Pound Rip-Rap	100	Tons	$_____	$_____
14.	200 Pound Rip-Rap	100	Tons	$_____	$_____

Note: Random spot checks of the above noted items weight tickets may be made. The Contractor shall furnish the Contracting Officers Representative a spot check weight ticket measured to the nearest 0.1 ton from a Mississippi State Bureau of Weights and Measures certified scale. The scale shall be nearest or most convenient to the construction site and the Contracting Officers Representative shall be present during the weighing for the spot check. Variations of the weights shown on the delivery tickets from that of the spot check weights in excess of 1.0 percent shall have adjustments made up or down in all delivery tickets from the

previous spot check. As many as 10 percent of the loads may be spot checked.

FORM #3

DRAINAGE PIPE - CONCRETE
MATERIALS ONLY

Bid Type: Total Base Bid

All reinforced concrete pipe (ASTM C-76, Federal S-P-375) and reinforced concrete arch pipe (ASTM C-506, AASHO M206) shall be in accordance with the latest edition of Mississippi Standard Specifications for Road and Bridge Construction, Mississippi Department of Transportation. Prices include delivery to the City of Gluckstadt at various street locations. Bid prices to be effective from OCTOBER 1, 2023 THRU SEPTEMBER 30, 2024. Prices include joint seals.

Bidder :_____
Address:_____
_____
Phone #:_____
Email:_____

ITEM NO.	ITEM DESCRIPTION	PROPOSAL QUANTITY	ITEM UNIT	UNIT PRICE	TOTAL PRICE
1.(a)	15" Diameter	480	LF	$_____	$_____
(b)	15”Diameter FES	1	Each	$_____	$_____
2.(a)	18" Diameter	480	LF	$_____	$_____
(b)	18”Diameter FES	1	Each	$_____	$_____
3.(a)	24" Diameter	480	LF	$_____	$_____
(b)	24”Diameter FES	1	Each	$_____	$_____
4.(a)	30" Diameter	8	LF	$_____	$_____
(b)	30”Diameter FES	1	Each	$_____	$_____
5.(a)	36" Diameter	8	LF	$_____	$_____
(b)	36”Diameter FES	1	Each	$_____	$_____
6.(a)	42" Diameter	8	LF	$_____	$_____
(b)	42”Diameter FES	1	Each	$_____	$_____
7.(a)	48" Diameter	8	LF	$_____	$_____
(b)	48”Diameter FES	1	Each	$_____	$_____
8.(a)	18" x 11"	8	LF	$_____	$_____
(b)	18”x 11”FES	1	Each	$_____	$_____
9.(a)	22" x 13"	8	LF	$_____	$_____
(b)	22” x 13”FES	1	Each	$_____	$_____
10.a)	29" x 18"	8	LF	$_____	$_____
(b)	29” x 18”FES	1	Each	$_____	$_____
11.a)	36" x 23"	8	LF	$_____	$_____
(b)	36” x 23”FES	1	Each	$_____	$_____
12.a)	44" x 27"	8	LF	$_____	$_____
(b)	44” x 27”FES	1	Each	$_____	$_____
13.a)	51" x 31"	8	LF	$_____	$_____

(b)	51” x 31”FES	1	Each	$_____	$_____
14.a)	58" x 36"	8	LF	$_____	$_____
(b)	58” x 36”FES	1	Each	$_____	$_____

TOTAL BID $_____

FORM # 4
DRAINAGE PIPE & STRUCTURES
INSTALLATION ONLY

Bid Type: Total Base Bid

Prices include labor for installation of drainage pipe and structures for the City of Gluckstadt at various street locations, in varying conditions, all installed in accordance with the latest edition of Mississippi Standard Specifications for Road and Bridge Construction, Mississippi Department of Transportation. The prices bid for installation of drainage pipe shall provide full compensation for installing pipe of various materials (concrete, plastic, steel, etc.) at the sizes and depths listed in the bid form. The prices shown below do not include drainage pipe or drainage structure materials. The City of Gluckstadt will provide these materials to the Contractor. Incidental materials and work necessary to complete the work under this section and not listed below will not be measured separately for payment. The City at its option will execute the Contractor’s bid bond for failure to start the work within 30 days of the purchase order date. The City will also at its option execute the Contractors’ bid bond for failure to complete the work within 60 days of the purchase order date unless otherwise specified on the purchase order. Time extensions will be awarded at the discretion of the Public Works Director in extraordinary circumstances. Bid prices to be effective from OCTOBER 1, 2023 THRU SEPTEMBER 30, 2024.

Bidder :_____
Address:_____
_____
Phone #:_____
Email: _____

ITEM NO.	ITEM DESCRIPTION	PROPOSAL QUANTITY	ITEM UNIT	UNIT PRICE	TOTAL PRICE
1.(a)	15" Diameter 0'- 5'Depth of Cut	480	L.F.	$_____	$_____
(b)	15" Diameter 5'-10'Depth of Cut	100	L.F.	$_____	$_____
(c)	15" Diameter 10'-15' Depth of Cut	20	L.F.	$_____	$_____
2.(a)	18" Diameter 0'-5' Depth of Cut	480	L.F.	$_____	$_____
(b)	18" Diameter 5'-10' Depth of Cut	100	L.F.	$_____	$_____
(c)	18" Diameter 10'-15' Depth of Cut	20	L.F.	$_____	$_____
3.(a)	24" Diameter 0'-5' Depth of Cut	480	L.F.	$_____	$_____
(b)	24" Diameter	100	L.F.	$_____	$_____

	5'-10' Depth of Cut				
(c)	24" Diameter	20	L.F.	$_____	$_____
	10'-15'Depth of Cut				
4.(a)	30" Diameter	100	L.F.	$_____	$_____
	0'-5' Depth of Cut				

FORM 4A

(b)	30" Diameter	100	L.F.	$_____	$_____
	5'-10' Depth of Cut				
(c)	30" Diameter	20	L.F.	$_____	$_____
	10'-15' Depth of Cut				
5.(a)	36" Diameter	100	L.F.	$_____	$_____
	0'-5' Depth of Cut				
(b)	36" Diameter	100	L.F.	$_____	$_____
	5'-10' Depth of Cut				
(c)	36" Diameter	20	L.F.	$_____	$_____
	10'-15' Depth of Cut				
6.(a)	42" Diameter	100	L.F.	$_____	$_____
	0'-5' Depth of Cut				
(b)	42" Diameter	100	L.F.	$_____	$_____
	5'-10' Depth of Cut				
(c)	42" Diameter	20	L.F.	$_____	$_____
	10'-15' Depth of Cut				
7.(a)	48" Diameter	100	L.F.	$_____	$_____
	0'-5' Depth of Cut				
(b)	48" Diameter	100	L.F.	$_____	$_____
	5'-10' Depth of Cut|				
(c)	48" Diameter	20	L.F.	$_____	$_____
	10'-15' Depth of Cut				
8.(a)	18" x 11"	100	L.F.	$_____	$_____
	0'-5' Depth of Cut				
(b)	18" x 11"	100	L.F.	$_____	$_____
	5'-10' Depth of Cut|				
(c)	18" x 11"	20	L.F.	$_____	$_____
	10'-15' Depth of Cut				
9.(a)	22" x 13"	50	L.F.	$_____	$_____
	0'-5' Depth of Cut				
(b)	22" x 13"	50	L.F.	$_____	$_____
	5'-10' Depth of Cut				
(c)	22" x 13"	20	L.F.	$_____	$_____
	10'-15' Depth of Cut				
10.a)	29" x 18"	50	L.F.	$_____	$_____
	0'-5' Depth of Cut				
(b)	29" x 18"	50	L.F.	$_____	$_____
	5'-10' Depth of Cut				
(c)	29' x 18"	20	L.F.	$_____	$_____
	10'-15' Depth of Cut				
11.a)	36" x 23"	50	L.F.	$_____	$_____
	0'-5' Depth of Cut				
(b)	36" x 23"	50	L.F.	$_____	$_____

	5'-10' Depth of Cut				
(c)	36" x 23"	20	L.F.	$_____	$_____
	10'-15' Depth of Cut				
12.a)	44" x 27"	50	L.F.	$_____	$_____
	0'-5' Depth of Cut				

FORM 4A

(b)	44" x 27"	50	L.F.	$_____	$_____
	5'-10' Depth of Cut				
(c)	44" x 27"	20	L.F.	$_____	$_____
	10'-15' Depth of Cut				
13.a)	51" x 31"	50	L.F.	$_____	$_____
	0'-5' Depth of Cut				
(b)	51" x 31"	50	L.F.	$_____	$_____
	5'-10 Depth of Cut				
(c)	51" x 31"	20	L.F.	$_____	$_____
	10'-15' Depth of Cut				
14.a)	58" x 36"	50	L.F.	$_____	$_____
	0'-5' Depth of Cut				
(b)	58" x 36"	50	L.F.	$_____	$_____
	5'-10' Depth of Cut				
(c)	58" x 36"	20	L.F.	$_____	$_____
	10' - 15' Depth of Cut				
15	12" x 12" Catch Basin	1	EA	$_____	$_____
16	18" x 18" Catch Basin	1	EA.	$_____	$_____
17	24" x 24" Catch Basin (4'-6" max height in 3" increments)	1	EA.	$_____	$_____
18	24" x 24" Riser Section (Purchased in 3" increments from 12" to 48" in height)	3	Inches	$_____	$_____
19	24" x 36" Catch Basin (4'-6" max height in 3" increments)	1	EA.	$_____	$_____
20	24" x 36" Riser Section (Purchased in 3" increments from 12" to 48" in height)	3	Inches	$_____	$_____
21	24" x 48" Catch Basin (4'-6" max height in 3" increments)	1	EA.	$_____	$_____
22	24" x 48" Riser Section (Purchased in 3" increments	3	Inches	$_____	$_____

from 12" to 48" in height)

FORM 4-A

23	30" x 30" Catch Basin (4'-6" max height in 3" increments)	1	EA.	$_____	$_____
24	30" x 30" Riser Section (Purchased in 3 " increments from 12" to 48" in height)	3	Inches	$_____	$_____
25	36" x 36" Catch Basin (4'-6" max height in 3" increments)	1	EA.	$_____	$_____
26	36" x 36" Riser Section (Purchased in 3" increments from 12" to 48" in height)	3	Inches	$_____	$_____
27	36" x 48" Catch Basin (4'-6" max height in 3" increments)	1	EA.	$_____	$_____
28	36" x 48" Riser Section (Purchased in 3" increments from 12" to 48" in height)	3	Inches	$_____	$_____
29	36" x 60" Catch Basin (4'-6" max height in 3" increments)	1	EA.	$_____	$_____
30	36" x 60" Riser Section (Purchased in 3" increments from 12" to 48" in height)	3	Inches	$_____	$_____
31	48" x 48" Catch Basin (4'-6" max height in 3" increments)	1	EA.	$_____	$_____
32	60" x 60" Catch Basin (4'-6" max height in 3" increments)	1	EA.	$_____	$_____
33	24" x 48" Type 1, Catch Basin (4'-6" max height in 3" increments)	1	EA.	$_____	$_____

34	36" x 60" Curb Inlet (no wing extensions & 4'-6" max height in 3" increments)	1	EA.	$_____	$_____

FORM 4-A

35	36" x 60" SS-2 Curb Inlet (two 60" wing extensions & 4'-6" max height in 3" increments)	1	EA.	$_____	$_____
36	36" x 60" SS-2 Curb Inlet (one 60" wing extension & 4'-6" max height in 3" increments)	1	EA.	$_____	$_____
37	36" x 60" Curb Inlet Top Section (no wing extensions) Standard Height	1	EA.	$_____	$_____
38	36" x 60" SS-2 Curb Inlet Top Section (two 60" wing extensions) Standard Height	1	EA.	$_____	$_____
39	36" x 60" SS-2 Curb Inlet Top Section (one 60" wing extension) Standard Height	1	EA.	$_____	$_____
40	Supply & Install Select Bedding	150	CY	$_____	$_____
41	Supply & Install Select Backfill	300	CY	$_____	$_____
42	Removal of Unsuitable or Excess Material (Includes removal, Disposal and Hauling)	300	CY	$_____	$_____
43	Connection to Existing Inlet	2	EA	$_____	$_____
44 (a)	Removal of Existing Pipe < 12”	50	LF	$_____	$_____
44 (b)	Removal of Existing Pipe 12”- 36”	50	LF	$_____	$_____
44 (c)	Removal of Existing Pipe > 36”	50	LF	$_____	$_____

TOTAL BID $_____

FORM #4-A

ASPHALT

Bid TYPE: Line Item

All asphalt shall be in accordance with the City of Gluckstadt Subdivision Regulations. BIDS SHALL BE BASED ON F.O.B. AT PLANT, LOADED IN CITY OF GLUCKSTADT TRUCKS OR FOB DELIVERED TO VARIOUS LOCATIONS IN CITY OF GLUCKSTADT. Bids shall run from OCTOBER 1, 2023 THRU MARCH 31, 2024.

Bidder :_____
Address:_____
_____
Phone #:_____
Email: _____

ITEM NO.	ITEM DESCRIPTION	PROPOSAL QUANTITY	ITEM UNIT	UNIT PRICE	TOTAL PRICE
1.	Base Course (BB-1A)Loaded	100	Ton	$_____	$_____
2.	Base Course (BB-1A) Delivered	100	Ton	$_____	$_____
3.	Base Course (BB-1B)Loaded	100	Ton	$_____	$_____
4.	Base Course (BB-1B)Delivered	100	Ton	$_____	$_____
5.	Surface Course (SC-2)Loaded	100	Ton	$_____	$_____
6.	Surface Course (SC-2)Delivered	100	Ton	$_____	$_____
7.	Surface Course (SC-1A)Loaded	100	Ton	$_____	$_____
8.	Surface Course (SC-1A)Delivered	100	Ton	$_____	$_____
9.	Surface Course	100	Ton	$_____	$_____

	(SC-1B)Loaded				
10.	Surface Course (SC-1B)Delivered	100	Ton	$_____	$_____

FORM #5

ASPHALT

Bid Type: Line Item

All asphalt shall be in accordance with the City of Gluckstadt Subdivision Regulations. BIDS SHALL BE F.O.B. CITY OF GLUCKSTADT, INSTALLED AT VARIOUS LOCATIONS. Bids shall run from OCTOBER 1, 2023 THRU MARCH 31, 2024.

Bidder :_____

Address:_____

_____

Phone #:_____

Email: _____

ITEM NO.	ITEM DESCRIPTION	PROPOSAL QUANTITY	ITEM UNIT	UNIT PRICE	TOTAL PRICE
1.	Cold Mix	10	Ton	$_____	$_____
2.	Base Course (BB-1A),	100	Ton	$_____	$_____
3.	Surface Course (SC-1B)	100	Ton	$_____	$_____
4.	Failed Areas (dig out and replacement of full depth asphalt)	10	Ton	$_____	$_____
	LOCAL ROADS				
5a.	Surface Course (SC-1A)	1,000	Ton	$_____	$_____
5b.	Milling of Asphalt Surface (<3000 SY)	1	LS	$_____	$_____
5c.	Milling of Asphalt Surface (>3000 SY)	4,000	SY	$_____	$_____
5d	Failed Areas (dig out and replacement of full depth asphalt)	10	Ton	$_____	$_____
			TOTAL 5 (a-d)		**$_____**

FORM 5-A

	COLLECTOR ROADS				
6a.	Surface Course (SC-1A)	1,000	Ton	$_____	$_____
6b.	Milling of Asphalt Surface (<3000 SY)	1	LS	$_____	$_____
6c.	Milling of Asphalt Surface (>3000 SY)	4,000	SY	$_____	$_____
6d	Failed Areas (dig out and replacement of full depth asphalt)	10	Ton	$_____	$_____
			TOTAL 6 (a-d)		**$_____**
	ARTERIAL ROADS				
7a.	Surface Course (SC-1A)	1,000	Ton	$_____	$_____
7b.	Milling of Asphalt Surface (<3000 SY)	1	LS	$_____	$_____
7c.	Milling of Asphalt Surface (>3000 SY)	4,000	SY	$_____	$_____
7d	Failed Areas (dig out and replacement of full depth asphalt)	10	Ton	$_____	$_____
			TOTAL 7 (a-d)		**$_____**
	PARKING LOTS				
8a.	Surface Course (SC-1A)	1,000	Ton	$_____	$_____
8b.	Milling of Asphalt Surface (<3000 SY)	1	LS	$_____	$_____
8c.	Milling of Asphalt Surface (>3000 SY)	4,000	SY	$_____	$_____
8d	Failed Areas	10	Ton	$_____	$_____

	(dig out and replacement of full depth asphalt)				
			TOTAL 8 (a-d)		**$_____**

FORM 5-A

	MULTI-USE PATH				
9a.	Surface Course (SC-1A)	250	Ton	$_____	$_____
9b.	Milling of Asphalt Surface (<6000 SY)	1	LS	$_____	$_____
9d	Failed Areas (dig out and replacement of full depth asphalt)	10	Ton	$_____	$_____
			TOTAL 9 (a-d)		**$_____**

Notes:

1. All Bid Prices, except Item #1, include hauling, labor, equipment, materials, and installation at various locations designated by the City of Gluckstadt.

2. Item # 1 Bid Price includes labor, materials and hauling to the City of Gluckstadt's Street Department Shop.

3. The quantities specified are <u>not</u> actual quantities proposed for immediate purchase, but are simply estimated quantities used to establish unit prices for purchases by the City for the six month term.

4. The hot mix asphalt (HMA) mixtures shall meet the following production requirements. At least **10 days prior to the start of work** the Contractor shall submit for approval by the City Engineer a proposed job-mix formula (JMF) signed by a Certified Mixture Design Technician meeting the requirements listed in the City of Gluckstadt Subdivision Regulations.

5. For items 5-8 the application of asphalt shall commence no later than 48 hours and be completed no later than 96 hours from the time milling of the street under repair is commenced. Failure to comply with this requirement will result in $500.00 per day in liquidated damages. The Public Works Director will determine if rain days or other environmental conditions warrant an extension of time. The City at is option will execute the Contractors bid bond for failure to start the work within 30 days of the purchase order date. The City will also at its option execute the Contractors bid bond for failure to complete the work within 60 days of the purchase order date unless otherwise specified on the purchase order. Time extensions will be awarded at the discretion of the Public Works Director in extraordinary circumstances.

FORM 5-A

Multi-Use Path Notes:

This work consists of overlaying a new asphalt surface onto an existing multi-use path or a prepared surface intended for a multi-use path at various locations within the City of Gluckstadt. This work shall include furnishing, delivering and placement of hot mix asphalt pavement in one or more lifts, in reasonably close conformity with the lines, grades, thicknesses, and typical cross sections stated on the Purchase Order, and in strict accordance with the City of Gluckstadt Subdivision Regulations. Asphalt paving equipment and haul trucks must be able to travel on and overlay multi-use path width's ranging from 8-ft to 12-ft in remote areas with difficult terrain and limited access. The maximum allowable load shall be 10-tons on any haul truck traveling on the multi-use path to deliver asphalt to the paver. No separate payment will be made to the Contractor for construction and removal of temporary access paths along City-owned property. No separate payment shall be made for removal and replacement of multi-use path bollards.

FORM 5-A

PRE-CAST CONCRETE DRAINAGE STRUCTURES
MATERIALS ONLY

BID TYPE: Line Item

This work shall include the furnishing and delivering of Pre-Cast Concrete Drainage Structures in strict accordance with the City of Gluckstadt Subdivision Regulations and in reasonably close conformity with the details, lines, grades, and dimensions stated on the Purchase Order. This work shall include all necessary fittings, bases, and connections required. Measurement of concrete drainage structures, complete and accepted by the City of Gluckstadt, will be made as shown in the bid listing below. No separate payment shall be made for castings, gratings, rings and covers, or joint sealant material. All concrete drainage structures shall have a minimum thickness of 6-inches on the tops, bottoms and walls.

The quantities specified are <u>not</u> actual quantities proposed for immediate purchase, but are used to establish unit prices. All Pre-Cast Concrete Drainage Structures shall be Bid at a unit price that includes all delivery and materials necessary for a complete installation at various locations. Award of bid for Pre-Cast Concrete Drainage Structures will be based on the Total Bid Amount. Bid prices to be effective from <u>OCTOBER 1, 2023 THRU SEPTEMBER 30, 2024</u>.

Bidder:_____
Address:_____
Phone: _____

Item No.	Description	Proposal Quantity	Unit	Unit Price	Total Price
1	**12" x 12" Catch Basin**	1	EA.	_____	_____
2	**18" x 18" Catch Basin**	1	EA.	_____	_____
3	**24" x 24" Catch Basin** (12″ min to 5′-0" max height in 3" increments)	1	EA.	_____	_____
4	**24" x 24" Riser Section** (Purchased in 3" increments from 12" to 48" in height)	1	EA.	_____	_____
5	**24" x 36" Catch Basin** (12″ min to 5′-0" max height in 3" increments)	1	EA.	_____	_____
6	**24" x 36" Riser Section**	1	EA.	_____	_____

	(Purchased in 3" increments from 12" to 48" in height)				
7	**24" x 48" Catch Basin** (12″ min to 5′-0" max height in 3" increments)	1	EA.	_____	_____

FORM # 6

Item No.	Description	Proposal Quantity	Unit	Unit Price	Total Price
8	**24" x 48" Riser Section** (Purchased in 3" increments from 12" to 48" in height)	1	EA.	_____	_____
9	**30" x 30" Catch Basin** (12″ min to 5′-0" max height in 3" increments)	1	EA.	_____	_____
10	**30" x 30" Riser Section** (Purchased in 3 " increments from 12" to 48" in height)	1	EA.	_____	_____
11	**36" x 36" Catch Basin** (12″ min to 5′-0" max height in 3" increments)	1	EA.	_____	_____
12	**36" x 36" Riser Section** (Purchased in 3" increments from 12" to 48" in height)	1	EA.	_____	_____
13	**36" x 48" Catch Basin** (12″ min to 5′-0" max height in 3" increments)	1	EA.	_____	_____
14	**36" x 48" Riser Section** (Purchased in 3" increments from 12" to 48" in height)	1	EA.	_____	_____
15	**36" x 60" Catch Basin** (12″ min to 5′-0" max height in 3" increments)	1	EA.	_____	_____
16	**36" x 60" Riser Section** (Purchased in 3" increments from 12" to 48" in height)	1	EA.	_____	_____
17	**48" x 48" Catch Basin** (12″ min to 5′-0" max height in 3" increments)	1	EA.	_____	_____
18	**60" x 60" Catch Basin** (12″ min to 5′-0" max height in 3" increments)	1	EA.	_____	_____
19	**24" x 48" Type 1, Catch Basin** (12″ min to 5′-0" max height in 3" increments)	1	EA.	_____	_____
20	**36" x 60" Curb Inlet**	1	EA.	_____	_____

	(no wing extensions & 12″ min to 5′-0" max height in 3" increments)				
21	**36" x 60" SS-2 Curb Inlet** (two 60" wing extensions & 12″ min to 5′-0" max height in 3" increments)	1	EA.		
22	**36" x 60" SS-2 Curb Inlet** (one 60" wing extension & 12″ min to 5′-0" max height in 3" increments)	1	EA.		
		FORM 17			
23	**36" x 60" Curb Inlet Top Section** (no wing extensions) Standard Height	1	EA.		
24	**36" x 60" SS-2 Curb Inlet Top Section** (two 60" wing extensions) Standard Height	1	EA.		
25	**36" x 60" SS-2 Curb Inlet Top Section** (one 60" wing extension) Standard Height	1	EA.		

FORM #6

CONCRETE INSTALLATION AND REPAIR, LABOR AND MATERIALS

BID TYPE: Total Base Bid

Bids are to be quoted as listed below. Dirt work prior to placement of forms to be performed by the City of Gluckstadt. All concrete, steel dowels and dummy joints to be furnished by the Contractor. Bid prices to be effective from OCTOBER 1, 2023 THRU SEPTEMBER 30, 2024. Curb and gutter shall be installed in accordance with Section 609 of the latest edition of the Mississippi Standard Specifications for Road and Bridge Construction. Asphalt curbing shall not be allowed. Miscellaneous-in-place concrete work shall include items shown as sidewalk, drive and concrete median. Leveling and lifting of concrete sidewalk, curb & gutter, and drainage structures & pipe shall conform to MDOT Special provision 907-420-4 and 907-420-5 and use NCFI Poly System 24-003 or approved equal. ADA Curb Ramps shall conform to MDOT Standard Construction Details and City of Gluckstadt Standard Construction Details. Type of curb ramp is dependent upon location and application. Minor Structures concrete work shall include items such as drainage structures and shall be installed in accordance with Section 601 of the latest edition of the Mississippi Standard Specifications for Road and Bridge Construction. The City at is option will execute the Contractors bid bond for failure to start the work within 30 days of the purchase order date. The City will also at its option execute the Contractors' bid bond for failure to complete the work within 60 days of the purchase order date unless otherwise specified on the purchase order. Time extensions will be awarded at the discretion of the Public Works Director in extraordinary circumstances.

Bidder:_____
Address:_____
Phone #:_____
Email: _____

ITEM DESCRIPTION	QTY	ITEM UNIT	UNIT PRICE	TOTAL PRICE
1. Cast-in-Place Curb & Gutter	0-50	L.F.	$_____	$_____
	50-500	L.F.	$_____	$_____
	>500	L.F.	$_____	$_____
2. Miscellaneous-in-Place Concrete	0-3	C.Y.	$_____	$_____
	3-8	C.Y.	$_____	$_____
	>8	C.Y.	$_____	$_____
3. Minor Structures	0-3	C.Y.	$_____	$_____
	3-8	C.Y.	$_____	$_____

	>8	C.Y.	$_____	$_____
4. ADA Curb Ramps	2	EACH	$_____	$_____
a. City Standard	2	EACH	$_____	$_____
b. MDOT Type I	2	EACH	$_____	$_____
c. MDOT Type II	2	EACH	$_____	$_____
d. MDOT Type III	2	EACH	$_____	$_____
e. MDOT Type IV	10	EACH	$_____	$_____

FORM #7

5. Removal and Replacement	0-50	L.F.	$_____	$_____
Of existing Curb and	50-500	L.F.	$_____	$_____
Gutter	>500	L.F.	$_____	$_____
6. Removal and Replacement	0-3	C.Y	$_____	$_____
of existing Misc. Concrete	3-8	C.Y	$_____	$_____
	>8	C.Y	$_____	$_____
7. Removal and Replacement	0-3	C.Y	$_____	$_____
of existing Minor Structures	3-8	C.Y	$_____	$_____
	>8	C.Y	$_____	$_____
8. Removal Of existing Curb and Gutter	200	L.F.	$_____	$_____
9. Removal of existing Misc. Concrete	5	C.Y	$_____	$_____
10. Sawcutting of Existing Curb & Gutter or Misc. Concrete	10	C.Y	$_____	$_____
11. Concrete Sidewalk Leveling & Lifting	100	LBS	$_____	$_____
12 Concrete Curb & Gutter Leveling & Lifting	100	LBS	$_____	$_____
13.Drainage Structure & Pipe Leveling & Lifting	100	LBS	$_____	$_____
14. Void Filling with Polyurethane Material	100	LBS	$_____	$_____

TOTAL $_____

FORM #7

CONCRETE MATERIALS AND SUPPLIES

BID TYPE: Line Item

All concrete materials, supplies and installation shall be in accordance with the latest edition of Mississippi Standard Specifications for Road and Bridge Construction, Mississippi Department of Transportation. **PRICES TO INCLUDE DELIVERY TO THE CITY OF GLUCKSTADT AT VARIOUS STREET LOCATIONS EXCEPT FOR ITEMS 3, 4, AND 5 TO BE F.O.B. AT PLANT, LOADED ONTO CITY OF GLUCKSTADT TRUCKS.** Bid prices to be effective from OCTOBER 1, 2023 THRU SEPTEMBER 30, 2024.

Bidder:_____
Address:_____
Phone #:_____
Email: _____

NO.	ITEM DESCRIPTION	PROPOSAL QUANTITY	ITEM UNIT	UNIT PRICE	TOTAL PRICE
1.	2,500 PSI Concrete				
(a)		1 CY	Load	$_____	$_____
(b)		2 CY	Load	$_____	$_____
(c)	Small Load *	Truck Charge			
2.(a)	3,000 PSF	> 5	C.Y.	$_____	$_____
(b)	3,000 PSF	< 5	C.Y.	$_____	$_____
(c)	Small Load *	Truck Charge			
3.	Portland	94 lb. Sacks – 30	Each	$_____	$_____
4.	Dry Packaged Concrete Mix (Coarse, ASTM C-327)	80 Lb. Sacks – 42	Each	$_____	$_____
5.	Hydraulic Water Stop Concrete (ASTM C-191,	50 Lb. Pail	Each	$_____	$_____

	C-109)				
6.	Concrete or Clay Brick (4"x2 1/4" x 8")	500	Each	$_____	$_____
7.	CMU (8"x 8"x16")	90	Each	$_____	$_____
8.	Ready-Mix Pads (16" x 16" x 4")	48	Each	$_____	$_____
9.	Cap Block (4" x 8" x 16")	150	Each	$_____	$_____
10.	Concrete Grout	100	C.Y.	$_____	$_____

FORM #8

*For any order under 5 cubic yards, there will be an additional charge of $_____per trip. This does not include an order back to finish a pour, but individual orders under five (5) cubic yards.

The quantities specified are <u>not</u> actual quantities proposed for immediate purchases but are simply estimated quantities used to establish unit prices for purchases by the City for the one year term.

FORM # 8

FINISHED SUPER-HIGH EFFICIENCY, FULL CUBE PRISMATIC RETRO REFLECTIVE SHEETING (DIAMOND GRADE) TRAFFIC SIGNS

Bidder :_____
Address:_____
_____
Phone #:_____
Email: _____

SEE DESCRIPTION & SPECIFICATION INFO. IN SECTIONS 1 & 2 BELOW
BID SHEETS

NOTE: The quantities specified are not actual quantities proposed for immediate purchase, but are simply estimated quantities based upon prior annual purchases by the City. Unit Prices are requested for all items listed even though a zero (0) quantity may show that there have been no recent purchases.

Item No.	Quantity	MUTCD No.	Description	Size	Unit Price
1	20	R1-1	Stop	24"x24"	$_____
2	30	R1-1	Stop	30"x30"	$_____
3	0	R1-1	Stop	36"x36"	$_____
4	0	R1-1	Stop	48"x48"	$_____
5	10	R1-3(3)	3-Way	12"x 6"	$_____
6	10	R1-3(4)	4-Way	12"x 6"	$_____
7	10	R1-4	All Way	18"x 6"	$_____
8	25	R1-2	Yield	30"x30"x30"	$_____
9	0	R1-2	Yield	36"x36"x36"	$_____
10	25	R2-1	Speed Limit (Speed Given)	24"x30"	$_____
11	10	R2-5A	Reduced Speed Ahead	24"x30"	$_____
12	0	R2-5C	Speed Zone Ahead	24"x30"	$_____
13	10	R3-1	No Right Turn (Symbol)	24"x24"	$_____
14	10	R3-2	No Left Turn (Symbol)	24"x24"	$_____
15	0	R3-3	No Turns	24"x24"	$_____
16	0	R3-4	No U-Turn (Symbol)	24"x24"	$_____

17	10	R3-5L	Left Turn Only	30"x36"	$_____
18	10	R3-5R	Right Turn Only	30"x36"	$_____
19	0	R3-5A	Straight Only	30"x36"	$_____
20	10	R3-6L	Combination Left/Through	30"x36"	$_____
21	0	R3-6R	Combination Right/Through	30"x36"	$_____
22	5	R3-7L	Left Lane Must Turn Left	30"x30"	$_____

Form #9

Item No.	Quantity	MUTCD No.	Description	Size	Unit Price
23	5	R3-7R	Right Lane Must Turn Right	30"x30"	$_____
24	0	R3-8L	Double Turn Left	30"x30"	$_____
25	0	R3-8R	Double Turn Right	30"x30"	$_____
26	25	R3-9B	Two-Way Left Turn Lane	24"x36"	$_____
27	10	R4-7	Keep Right	24"x30"	$_____
28	0	R4-7	Keep Right	30"x36"	$_____
29	0	R4-7A	Keep Right (90)	24"x30"	$_____
30	0	R4-7B	Keep Right (45)	24"x30"	$_____
31	0	R4-8	Keep Left	24'x30"	$_____
32	25	R5-1	Do Not Enter	30"x30"	$_____
33	10	R5-1A	Wrong Way	36"x24"	$_____
34	0	R5-2	No Trucks Symbol	24"x24"	$_____
35	5	R5-3	No Motor Vehicles	24”x24”	$_____
36	10	R5-6	No Bikes (Symbol)	24”x24”	$_____
37	25	R6-1L	One Way Left	36"x12"	$_____
38	25	R6-1R	One Way Right	36"x12"	$_____
39	0	R6-2L	One Way Left	18"x24"	$_____
40	0	R6-2R	One Way Right	18"x24"	$_____
41	0	R6-3	Divided Highway	24"x18"	$_____
42	0	R6-3A	Divided Highway	24"x18"	$_____
43	0	R7-1	No Parking Anytime	12"x18"	$_____
44	0	R8-3A	No Parking Anytime	24"x24"	$_____
45	0	R7-8	Reserved Handicapped (Symbol)	12"x18"	$_____
46	0	R7-201A	Tow-Away Symbol	12"x 6"	$_____
47	0	R10-3BL	Push Button For Walk Left	9"x12"	$_____
48	0	R10-3BR	Push Button For Walk Right	9"x12"	$_____
49	0	R10-6	Stop Here on Red	24"x36"	$_____
50	0	R10-7	Do Not Block Intersection	24”x30”	$_____
51	0	R10-12	Left Turn Yield	24"x30"	$_____
52	0	R11-2	Road Closed	48"x30"	$_____
53	0	R11-4	Road Closed to Thru Traffic	60"x30"	$_____
54	10	W1-1L	Left Turn	30"x30"	$_____

55	0	W1-1L	Left Turn	36"x36"	$_____
56	10	W1-1R	Right Turn	30"x30"	$_____
57	0	W1-1R	Right Turn	36"x36"	$_____
58	0	W1-2L	Left Curve	30"x30"	$_____
59	0	W1-2L	Left Curve	36"x36"	$_____
60	0	W1-2R	Right Curve	30"x30"	$_____
61	0	W1-2R	Right Curve	36"x36"	$_____

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Item No.	Quantity	MUTCD No.	Description	Size	Unit Price
62	0	W1-3L	Reverse Turn Left	30"x30"	$_____
63	0	W1-3L	Reverse Turn Left	36"x36"	$_____
64	0	W1-3R	Reverse Turn Right	30"x30"	$_____
65	0	W1-3R	Reverse Turn Right	36"x36"	$_____
66	0	W1-4L	Reverse Curve Left	30"x30"	$_____
67	0	W1-4L	Reverse Curve Left	36"x36"	$_____
68	0	W1-4R	Reverse Curve Right	30"x30"	$_____
69	0	W1-4R	Reverse Curve Right	36"x36"	$_____
70	0	W1-5L	Winding Road Left	30"x30	$_____
71	0	W1-5R	Winding Road Right	30"x3"	$_____
72	10	W1-6	Single Arrow	48"x4"	$_____
73	10	W1-7	Double Arrow	48"x24"	$_____
74	10	W1-8	Chevron	18"x24"	$_____
75	0	W1-8	Chevron	24"x30"	$_____
76	10	W1-9R	Combination Hori-zontal Alignment/ Advisory Speed Sign	30”x30”	$_____
77	10	W1-9L	Combination Hori-zontal Alignment/ Advisory Speed Sign	30”x30”	$_____
78	0	W2-1	Cross Road	30"x30"	$_____
79	0	W2-2	Side Road	30"x30"	$_____
80	0	W2-4	T Intersection	30”x30”	$_____
81	0	W2-6	Circle Intersection	30”x30”	$_____
82	10	W3-1A	Stop Ahead (Symbol)	30"x30"	$_____
83	0	W3-1A	Stop Ahead (Symbol)	36"x36"	$_____
84	0	W3-2A	Yield Ahead (Symbol)	30"x30"	$_____
85	0	W3-2A	Yield Ahead (Symbol)	36"x36"	$_____
86	10	W3-3	Signal Ahead (Symbol)	36"x36"	$_____
87	0	W4-1	Merge Sign	36”x36”	$_____
88	0	W4-2L	Left Lane Ends	30"x30"	$_____
89	0	W4-2L	Left Lane Ends	36"x36"	$_____
90	0	W4-2R	Right Lane Ends	30"x30"	$_____
91	0	W4-2R	Right Lane Ends	36"x36"	$_____
92	0	W4-3	Added Lane	36”x36”	$_____
93	0	W4-4P	Cross Traffic Does Not Stop	36”x36”	$_____

94	0	W6-1	Divided Highway Ahead	30"x30"	$_____
95	0	W6-1	Divided Highway Ahead	36"x36"	$_____
96	0	W6-2	Divided Highway	30"x30"	$_____
97	0	W6-2	Divided Highway Ends	36"x36"	$_____
98	0	W6-3	Two Way Traffic	30"x30"	$_____

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Item No.	Quantity	MUTCD No.	Description	Size	Unit Price
99	0	W6-3	Two Way Traffic	36"x36"	$_____
100	5	W9-1L	Left Lane Ends	30"x30"	$_____
101	0	W9-1L	Left Lane Ends	36"x36"	$_____
102	5	W9-1R	Right Lane Ends	30"x30"	$_____
103	0	W9-1R	Right Lane Ends	36"x36"	$_____
104	5	W9-2L	Merge Left	30"x30"	$_____
105	0	W9-2L	Merge Left	36"x36"	$_____
106	5	W9-2R	Merge Right	30"x30"	$_____
107	0	W9-2R	Merge Right	36"x36"	$_____
108	10	W10-1	Railroad Symbol	36"Dia.	$_____
109	0	W10-2	Cross Road Railroad	30"x30"	$_____
110	0	W10-2	Cross Road Railroad	36"x36"	$_____
111	0	W10-3	Side Road Railroad	30"x30"	$_____
112	0	W10-3	Side Road Railroad	36"x36"	$_____
113	0	W10-4	T-Intersection RR	30"x30"	$_____
114	0	W10-4	T-Intersection RR	36"x36"	$_____
115	0	W11-1	Bicycle Crossing	36”x36”	$_____
116	0	W11-2	Pedestrian Symbol	30"x30"	$_____
117	0	W11-2	Pedestrian Symbol	36"x36"	$_____
118	0	W11A-2	Pedestrian Symbol	30"x30"	$_____
119	0	W11A-2	Pedestrian Symbol	36"x36"	$_____
120	0	W11-3	Deer Crossing	36”x36”	$_____
121	0	W11-8	Firetruck Crossing	36”x36”	$_____
122	0	W12-2	Bridge Height	30”x30”	$_____
123	0	W14-1	Dead End	30"x30"	$_____
124	0	W14-2	No Outlet	30”x30”	$_____
125	0	W15-1	Playground	30"x30"	$_____
126	0	W16-1	Share The Road	24”x30”	$_____
127	0	W16-5P	Crossing Straight Arrow	6”x12”	$_____
128	0	W16-6P	Crossing Turn Arrow	6”x12”	$_____
129	0	W16-7P	Crossing Down Arrow	6”x12”	$_____
130	0	W17-1	Speed Hump	30”x30”	$_____
131	0	S1-1	School Advance	30"x30"	$_____
132	0	S1-1	School Advance	36"x36"	$_____
133	0	S2-1	School Crosswalk	30"x30"	$_____
134	0	S2-1	School Crosswalk	36"x36"	$_____

135	0	S5-1	School Speed Limit Assembly	24"x48"	$_____
136	0	M1-1	Interstate (Route given)	24"x24"	$_____
137	0	M1-1	Interstate (Route given)	30"x24"	$_____
138	0	M2-1	Junction Plate	21"x15"	$_____

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139	0	M4-5	To Plate	24"x12"	$_____
140	0	M5-1L	Advance Turn Arrow Left	21"x15"	$_____
141	0	M5-1R	Advance Turn Arrow Right	21"x15"	$_____
142	0	M6-1	Arrow Plate	21"x15"	$_____
143	0	M6-3	Straight Arrow Plate	21"x15"	$_____
144	0	D4-1	Parking Area	12”x18”	$_____

SIGNS FOR SHARED-USE PATHS

Item No.	Quantity	MUTCD No.	Description	Size	Unit Price
145	0	R1-1	Stop	18”x18”	$_____
146	0	R1-2	Yield	24x24x24	$_____
147	0	R3-16	Bicycle Lane	24”x30”	$_____
148	0	R3-16A	Bicycle Lane	24”x30”	$_____
149	0	R3-17	Bicycle Lane	24”x30”	$_____
150	0	R3-17A	Bicycle Lane	24”x30”	$_____
151	0	R4-1	Movement Restriction	12”x18”	$_____
152	0	R4-2	Movement Restriction	12”x18”	$_____
153	0	R4-3	Movement Restriction	12”x18”	$_____
154	0	R4-7	Movement Restriction	12”x18”	$_____
155	0	R4-4	Begin Right Turn Lane Yield to Bikes	36”x30”	$_____
156	0	R5-3	No Motor Vehicles	24”x24”	$_____
157	0	R5-6	Bicycle Prohibition	24”x24”	$_____
158	0	R7-9	No Parking Bike Lane	12”x18”	$_____
159	0	R7-9A	No Parking Bike Lane	12”x18”	$_____
160	0	R9-3A	Pedestrians Prohibited	18”x18”	$_____
161	0	R9-5	Bicycle Regulatory	12”x18”	$_____
162	0	R9-6	Bicycle Regulatory	12”x18”	$_____
163	0	R9-7	Shared-Use Path Restriction	12”x18”	$_____
164	0	R15-1	Railroad Crossbuck	24”x4.5”	$_____
165	0	W1-1	Turn & Curve Warning	18”x18”	$_____
166	0	W1-2	Turn & Curve Warning	18”x18”	$_____
167	0	W1-3	Turn & Curve Warning	18”x18”	$_____
168	0	W1-4	Turn & Curve Warning	18”x18”	$_____

169	0	W1-5	Turn & Curve Warning	18”x18”	$_____
170	0	W1-6	Arrow Warning	24”x12”	$_____
171	0	W1-7	Arrow Warning	24”x12”	$_____
172	0	W2-1	Intersection Warning	18”x18”	$_____
173	0	W2-2	Intersection Warning	18”x18”	$_____
174	0	W2-3	Intersection Warning	18”x18”	$_____
175	0	W2-4	Intersection Warning	18”x18”	$_____
176	0	W2-5	Intersection Warning	18”x18”	$_____
177	0	W3-1A	Stop, Yield, Signal	18”x18”	$_____

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Item No.	Quantity	MUTCD No.	Description	Size	Unit Price
178	0	W3-2A	Stop, Yield, Signal	18”x18”	$_____
179	0	W3-3	Stop, Yield, Signal	18”x18”	$_____
180	0	W5-2A	Road Narrows	18”x18”	$_____
181	0	W5-4	Bikeway Narros	18”x18”	$_____
182	0	W7-5	Hill Sign	18”x18”	$_____
183	0	W8-1	Bump	18”x18”	$_____
184	0	W8-2	Dip	18”x18”	$_____
185	0	W8-10	Bicycle Surface Condition	18”x18”	$_____
186	0	W10-1	Advance Grade Crossing	18 Dia.	$_____
187	0	W11-1	Bicycle Crossing	18”x18”	$_____
188	0	W12-2	Low Clearance	18”x18”	$_____
189	0	W16-1	Share the Road Plaque	24”x30”	$_____
190	0	D1-1	Supplemental Bike Route Plaque	24”x6”	$_____
191	0	D4-3	Bicycle Parking	12”x18”	$_____
192	0	D11-1	Bike Route	24”x18”	$_____
193	0	M1-8	Bicycle Route Marker	12”x18”	$_____
194	0	M1-9	Bicycle Route Marker	18”x24”	$_____
195	0	M4-11	Supplemental Bicycle Route Guide	12”x4”	$_____
196	0	M4-12	Supplemental Bicycle Route Guide	12”x4”	$_____
197	0	M4-13	Supplemental Bicycle Route Guide	12”x4”	$_____
198	0	M7-1	Route Marker Supplemental Plaques	12”x9”	$_____
199	0	M7-2	Route Marker Supplemental Plaques	12”x9”	$_____
200	0	M7-3	Route Marker Supplemental Plaques	12”x9”	$_____
201	0	M7-4	Route Marker Supplemental Plaques	12”x9”	$_____
202	0	M7-5	Route Marker Supplemental Plaques	12”x9”	$_____
203	0	M7-6	Route Marker Supplemental Plaques	12”x9”	$_____

204	0	M7-7	Route Marker Supplemental Plaques	12”x9”	$_____

Section 6, IE)

Form #9

STREET SIGN POSTS AND MISCELLANEOUS MATERIALS

All street sign posts and materials shall be in accordance with the latest Edition of the Manual of Uniform Traffic Control Devices and the Mississippi Standard Specifications for Road and Bridge Construction, Mississippi Department of Transportation. Prices include delivery to the City of Gluckstadt's Street Maintenance Department. Bid price to be effective from OCTOBER 1, 2023 THRU SEPTEMBER 30, 2024.

Item No.	Item Description	Proposal Quantity	Item Unit	Unit Price	Total Price
1. a.	7' Long U-Channel Sign Post (Galvanized wt/ft = 2 LB)	50	Each	$_____	$_____
b.	8' Long U-Channel Sign Post (Galvanized wt/ft = 2 LB)	50	Each	$_____	$_____
c.	9' Long U-Channel Sign Post (Galvanized wt/ft = 2 LB)	50	Each	$_____	$_____
d.	10' Long U-Channel Sign Post (Galvanized wt/ft = 2 LB)	50	Each	$_____	$_____
e.	12' Long U-Channel Sign Post (Galvanized wt/ft = 2 LB)	50	Each	$_____	$_____
f.	10' Long with Anchor Plates Sign Post (Galvanized wt/ft = 2.5 LB)	50	Each	$_____	$_____
g.	Caps for U-Channel post for extruded street name blanks (Die Cast Aluminum)	50	Each	$_____	$_____
h.	Crosses for extruded street name blanks (Die Cast Aluminum)	50	Each	$_____	$_____

FORM #9

FINISHED SUPER-HIGH EFFICIENCY, FULL CUBE PRISMATIC RETRO REFLECTIVE SHEETING (DIAMOND GRADE) TRAFFIC SIGNS

Section 1: All street sign faces, numbers, letters and related materials shall be in accordance with the latest edition of Manual of Uniform Traffic Control Devices, the Mississippi Standard Specifications for Road and Bridge Construction, Mississippi Department of Transportation (MDOT), MDOT Approved Products List and the City of Gluckstadt, MS Department of Public Works, Transportation Section - Specifications for Reflective Sheeting (See attached Specification in Section 2 & 3). The Super-High Efficiency, Full Cube Prismatic Sheeting in this specification shall be in accordance with the ASTM D4956-04 – Type IX, Modified Type IX and Type XI(ASTM Proposed).

Prices include delivery to the City of Gluckstadt's Street Maintenance Department. Bid price to be effective from OCTOBER 1, 2023 THRU SEPTEMBER 30, 2024.

The above will comply with the specifications included in the Notice to Dealers, with any and all exceptions noted in a separate document.

The above listed prices for each type of traffic sign shall be for any quantity or combination of the various types of signs. No discounts (or increases) shall be allowed for large (or small) quantities of individual traffic sign types. The above prices shall be for any quantity or combination of the various signs.

The above will be delivered F.O.B., prepaid and allowed, Gluckstadt, Mississippi, within days after receipt of your purchase order.

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SECTION - 2
SPECIFICATION NO. – DG3 8/2006
SPECIFICATION FOR
SUPER-HIGH EFFICIENCY, FULL CUBE REFLECTIVE SHEETING
CITY OF GLUCKSTADT, MS - TRANSPORTATION DIVISION

Note: The following specification contains warranty clauses directly related to product performance.

1.0 Scope. This specification covers flexible, white and colored, Super-High Efficiency Full Cube Diamond Grade retro-reflective sheeting, tape and related processing materials designed to enhance the day/night visibility of traffic control signs and objects.

2.0 Applicable Documents. The following documents, of the issue in effect on the date of invitation for bids or request for proposal, form a part of this specification to the extent specified herein:

2.1 ASTM Standards.

2.1.1 D4956 Standard Specification for Retro-reflective Sheeting for Traffic Control

2.1.2 B 209 Specification for Aluminum and Aluminum Alloy Sheet and Plate.

2.1.3 D 523 Standard Method for Test for Specular Gloss.

2.1.4 E 284 Standard Definition of Terms Relating to Appearance of Materials.

2.1.5 E 308 Computing the Colors of Objects by Using the CIE System.

2.1.6 E 810 Standard Test Method for Coefficient of Retro-reflection of Retro-reflective Sheeting.

2.1.7 E 1164 Standard Practice for Obtaining Spectrophotometric Data for Object-Color Evaluation.

3.0 Description. The retro-reflective sheeting shall have a smooth surface with a distinctive interlocking diamond seal pattern. The sheeting shall be pre-coated with a pressure sensitive adhesive backing protected by a removable liner. The Super-High Efficiency Full Cube Diamond Grade Prismatic Sheeting in this specification shall be in

accordance with the ASTM D4956-04 – Type IX and XI (ASTM Proposed).

4.0 Test Methods.

4.1 Test Conditions. Unless otherwise specified herein, all applied and unapplied test samples and specimens shall be conditioned at the standard conditions of 23 +/- 3 deg. C. (73 +/- 3 deg. F) and 50 +/- 5% relative humidity for 24 hours prior to testing.

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4.2 Test Panels. Unless otherwise specified herein, when tests are to be performed using test panels, the specimens of retro-reflective material shall be applied to smooth aluminum cut from ASTM B-209 Alloy 5052-H36, 5052-H38, 5154-H38 or 6061-T6 sheets in 0.05 cm. (0.020 in.), 0.10 cm (0.040 in.) or 0.16 cm (0.063 in.) thickness. The aluminum shall be degreased and lightly acid etched before the specimens are applied. The specimens shall be applied to the panels in accordance with the recommendations of the retro-reflective sheeting manufacturer.

5.0 Physical Requirements.

5.1 Color Requirements.

Color shall be as specified and shall conform to the requirements of ASTM D 4956-05, Table 17. Luminance factors shall conform to ASTM D 4956-05, Tables 10 and 14.

5.1.1 Color Test. Conformance to color requirements of Table I shall be determined by instrumental method in accordance with ASTM E 1164 on sheeting applied to aluminum test panels. The values shall be determined on a HunterLab Labscan 6000 0/45 Spectrocolorimeter with option CMR 559 {or approved equal 0/45 (45/0) instrument with circumferential viewing (illumination)}. Computations shall be done in accordance with ASTM E 308 for the 2 degree observer.

5.2 Coefficient of Retro-reflection, Ra. The Coefficients of retro-reflection shall not be less than the minimum values specified in Table I. Testing shall be in accordance with ASTM E 810.

5.2.1 Units. Coefficients of retroreflection Ra. shall be specified in units of candelas per lux per square meter (candelas per footcandle per square foot).

5.2.2 The observation angles shall be 0.2, 0.5 and 1.0 degrees.

5.2.3 Values at 0 and 90 degrees orientation shall be averaged.

5.2.4 For screen printed transparent colored areas or transparent colored overlay films on white sheeting, the coefficients of retroreflection shall not be less than 70% of the values for corresponding color in Table I.

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TABLE I
Minimum Coefficient of Retroreflection Ra
(Candelas per lux per square meter)

White	-4	30
0.2	570	215
0.5	400	150
1.0	120	45

Blue	-4	30
0.2	26	10
0.5	18	6.8
1.0	5.4	2.0

Yellow	-4	30
0.2	425	160
0.5	300	112
1.0	90	34

FYG	-4	30
0.2	455	170
0.5	320	120
1.0	96	36

Red	-4	30
0.2	114	43
0.5	80	30
1.0	24	9

FY	-4	30
0.2	340	130
0.5	240	90
1.0	72	27

Green	-4	30
0.2	57	21
0.5	40	15
1.0	12	4.5

FO	-4	30
0.2	170	64
0.5	120	45
1.0	36	14

5.3 Gloss. The retro-reflective sheeting shall have an 85 degree specular gloss of not less than 50 when tested in accordance with ASTM D-523.

5.4 Color Processing. The retro-reflective sheeting shall permit cutting and color

processing with compatible transparent and opaque process colors in accordance wi the sheeting manufacturer's recommendations at temperatures of 15 to 38 degrees C (59 to 100 degrees F) and relative humidity's of 20% to 80%. The sheeting shall be heat resistant and permit force curing without staining of applied or unapplied sheeting at temperatures recommended by the sheeting manufacturer.

5.6 Adhesive. The protective liner attached to the adhesive shall be removed by peeling without soaking in water or other solutions, without breaking, tearing, or removing any adhesive from the backing. The protective liner shall be easily removed following accelerated storage for 4 hours at 70 degrees C (158 degrees F) under a weight of .175 Kg/sq.cm. (2.5 pounds per square inch). The adhesive backing of the

retro-reflective sheeting shall produce a bond to support a .80 Kg (1.75 pound) weight for 5 minutes without the bond peeling for a distance of more than 5.0 cm (2.0 inches) when applied to a test panel prepared as in 4.2. Apply 10 cm (4 inches) of a 2.5 cm x 15 cm (1" x 6") specimen to a test panel. Condition and then position the panel face down horizontally, suspend the weight from the free end of the sample and allow it to hang free at an angle of 90 degrees to the panel surface for 5 minutes.

5.7 Impact Resistance. The retro-reflective sheeting shall comply with the impact resistance requirements contained in ASTM D 4956-05, section 6.10.

5.8 Resistance to Accelerated Outdoor Weathering. The retro-reflective surface of the sheeting shall be weather resistant and show no appreciable cracking, blistering, crazing, or dimensional change after 3 years unprotected outdoor exposure, facing the equator and inclined 45 degrees from the vertical. Following weather exposure, panels shall be washed in a 1% detergent solution for 45 seconds, rinsed thoroughly with clean water, blotted with a soft clean cloth and brought to equilibrium at standard conditions. After cleaning, the coefficient of retro-reflection shall not be less than 80% of the values in Table I and the colors shall conform to the requirements of ASTM D 4956, Table 17. The sample shall:

5.8.1 Show no apreciable evidence of cracking, scaling, pitting, blistering, edge lifting or curling or more than 0.8 mm (1/32 inch) shrinkage or expansion.

5.8.2 Be measured only at angles of: 0.2 degree observation, -4 degree entrance, 1.0 degree observation, -4 degree entrance. Where more than one panel of a color is measured, the coefficient of retro-reflection shall be the average of all determinations.

5.9 Resistance to Heat. The retro-reflective sheeting, applied to a test panel and conditioned as in 4.1, shall be measured at 0.2 degree observation and -4 degree entrance angles and exposed to 71 +/- 3 degrees C (160 +/- 5 degrees F) for 24 hours in an air circulating oven. After heat exposure and conditioning according to provision of Section 4.1, the sheeting shall retain between 85% and 115% of the values measured before exposure.

5.11 General Characteristics and Packaging. The retro-reflective sheeting as supplied shall be of good appearance, free from ragged edges, cracks and extraneous materials, and shall be furnished in either rolls or sheets. When furnished in continuous rolls, the average number of splices shall not

be more than 3 per 50 meters (54.7 yd) of material with a maximum of 4 pieces in

any 50 meter (45.7 yd) length. Splices shall be butted or overlapped and shall be suitable for continuous application as furnished. When furnished as cut sheets or sign faces, the sheeting shall be packaged flat in accordance with commercially accepted standards. The sheeting shall be packed snugly in corrugated fiberboard cartons, in accordance with commercially accepted standards. Each carton shall clearly stipulate the brand, quantity, size, lot or run number and color. Stored under normal conditions the retro-reflective sheeting as furnished shall be suitable for use for a minimum period of one year.

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6.0 Performance Requirements and Obligations.

6.1 Certification. The sheeting manufacturer shall, upon request, submit with each lot or shipment, a certification that states that the material supplied will meet all of the requirements listed herein.

6.2 Field Performance Requirements.

6.2.1 Retro-reflective sheeting, which is, used for vertically mounted traffic control and guidance signs, which are processed and applied to aluminum sign blank materials in accordance with the sheeting manufacturer's recommendations shall perform effectively for a minimum of 12 years from the date of fabrication (ordinary colors); 7 years (fluorescent yellow and fluorescent yellow-green); and 3 years (fluorescent orange). The retro-reflective sheeting will be considered unsatisfactory if it has deteriorated due to natural causes to the extent that: (1) the sign is ineffective for its intended purpose when viewed from a moving vehicle under normal day and night driving conditions by a driver with normal vision; or (2) the coefficient of retro-reflection, after cleaning, is less than the minimums specified for that sheeting during the period listed.

6.2.1.1 Ordinary colors:
80% of the values listed in Table I up to 7 years and
70% of the values listed in Table I up to 12 years

6.2.1.2. Fluorescent colors (fluorescent yellow and yellow-green):
80% of values listed in Table I up to 5 years and
70% of values listed in Table I up to 7 years

6.2.1.3 Fluorescent Orange
50 % of values listed in Table I for 3 years

6.2.2 All measurements shall be made after sign cleaning according to the sheeting manufacturer's recommendations.

6.2.3 Natural causes include effects of exposure to weather. Natural causes exclude (without limitation) damage from exposure to chemicals, abrasion and other mechanical damage from fasteners used to mount the sign, collisions or mishandling.

6.3 Sheeting Manufacturer's Replacement Obligation

6.3.1 Where it can be shown that the retro-reflective sheeting fails to conform to the performance requirements of Section 6.2, the sheeting manufacturer's sole responsibility and purchaser's and user's exclusive remedy shall be:

6.3.1.1 Ordinary colors: If the failure occurs within the first 7 years from the date of fabrication, the sheeting manufacturer shall, as its expense, restore the sign surface to its original effectiveness.
Fluorescent colors (fluorescent yellow and fluorescent yellow-green only): If

the failure occurs within the first 5 years from the date of fabrication, the sheeting manufacturer shall, as its expense, restore the sign surface to its original effectiveness.

6.3.1.2 Ordinary colors: If the failure occurs within the 8th through 12th years from the date of fabrication, the sheeting manufacturer shall furnish the necessary amount of sheeting to restore the sign surface to its original effectiveness.

Fluorescent colors (fluorescent yellow and fluorescent yellow-green only): If the failure occurs within the 6th or 7th year from the date of fabrication, the sheeting manufacturer shall furnish the necessary amount of sheeting to restore the sign surface to its original effectiveness.

Fluorescent Orange: If the failure occurs within 3 years from date of fabrication, the sheeting manufacturer shall furnish the necessary amount of sheeting necessary to restore the sign surface to its original effectiveness.

6.3.1.3 Replacement sheeting shall carry the unexpired warranty of the sheeting it replaces.

6.4 Process Inks. The manufacturer of the sheeting shall manufacture and may offer at no additional or a nominal cost process inks, clears and thinners recommended for the sheeting to meet the performance requirements of this specification, and shall further be responsible for technical assistance in the use of these inks in accordance with section 7.

6.5 Slip Sheet. Slip Sheet paper, if recommended by the sheeting manufacturer for sheeting surface protection or for use in packing, storage or shipping finished signs, may furnish in rolls by the manufacturer at no additional charge or nominal charge in at least equal square footage and in the same widths as the sheeting supplied.

6.6 Washers. Washers, if recommended by the sheeting manufacturer to protect the sign surface from damage by bolts or other fasteners, may be furnished by the manufacturer at no additional charge or a nominal charge.

7.0 Technical Assistance Requirements.

7.1 Instruction and Training. The manufacturer supplying the sheeting requirements shall provide the services of a qualified technician for instruction and training at the

primary sign manufacturing facility designated by the agency. This instruction shall be available on a quarterly basis at no additional cost, and shall include but not be limited to, training films, material application, equipment operation, silk screening techniques, packaging, storage and other proven sign shop practices as they apply to the reflective sheeting supplied by the manufacturer, and to assure that the resulting signs can comply with the applicable specifications.

7.2 Equipment. The manufacturer supplying the retro-reflective sheeting requirements shall provide service for sheeting application equipment of their

Form #10

manufacture, certify that trained personnel will be available on 72 hours notice to render such service, and shall stock authorized parts for their sheeting application equipment. "Service" is understood to mean the capability of calibration and trouble shooting, as well as the training and retraining of personnel as required.

8.0 For the product 3910/3914 - Flexible Reflective Sheeting with Pressure Sensitive Adhesive for Reflectorizing Reboundable Plastic Substrate Work Zone Traffic Control Devices - 4" or 6". Colors: White and Orange."

This product must meet the specification as outlined in the Specification for Series 3910 for use on Reboundable Plastic Traffic Control Devices, 3M Document No.: 75-0300-7306-0, dated May 1999.

9.0 All transparent process colors to be compatible with the specified sheetings and shall be of the type and quality recommended as a Matched Component System (MCS), by the manufacturer of the reflective sheeting (No substitutes will be accepted).

Spec. No.: DG3 - 82006

Form #10
TEMPORARY TRAFFIC CONTROL SERVICES
BID SHEET

This work shall include providing temporary traffic control services in accordance with Section 618 & Section 619 of the latest edition of the Mississippi Standard Specifications for Road and Bridge Construction, and in accordance with Part 6 of the latest edition of the Manual on Uniform Traffic Control Devices (MUTCD). All traffic control devices used shall comply with Part 6 of the latest edition of the Manual on Uniform Traffic Control Devices (MUTCD).

Bid Prices for Temporary Traffic Control Services will include furnishing all of the material, supplies, tools, equipment, labor and other services necessary for installation, maintenance and removal of temporary traffic control devices at various locations throughout the City of Gluckstadt. Any materials and labor necessary and incidental to the complete installation of a traffic control device that is not specified on the proposal as a separate pay item shall be considered as an absorbed item. Traffic Control Devices will be measured on a daily basis for the quantity of units in place. The replacement of Traffic Control Devices will not be measured for payment. The Quantities shown on the proposal forms below are not representative of anticipated projects, but are for the purpose of comparing bids and establishing an annual unit price for application on a variety of projects.

Award of the bid for Temporary Traffic Control Services will be based on the Total Bid Amount. Bid prices to be effective from OCTOBER 1, 2023 THRU SEPTEMBER 30, 2024.

Item No.	Description	Quantity	Unit	Daily Unit Price	Total Price
1	Road Work Ahead Sign (W20-1)	10	EA.		
2	End Road Work Sign (G20-2)	10	EA.		
3	Lane Ends Merge Left Sign (W9-2L)	2	EA.		
4	Lane Ends Merge Right Sign (W9-2R)	2	EA.		
5	Left Lane Closed Ahead Sign (W20-5L)	2	EA.		

6	Right Lane Closed Ahead Sign (W20-5R)	2	EA.		
7	Merge Left Symbol Sign (W4-2L)	2	EA.		
8	Merge Right Symbol Sign (W4-2R)	2	EA.		
9	Two-Way Directional Arrow Symbol Sign (W6-3D)	2	EA.		
10	Road Closed Ahead Sign (W20-3)	2	EA.		
11	Detour Ahead Sign (W20-2)	2	EA.		
12	Detour Left Sign (M4-9L)	10	EA.		
13	Detour Right Sign (M4-9R)	10	EA.		
14	End Detour Sign (M4-8a)	4	EA.		
15	Road Closed Sign (R11-2)	20	EA.		
16	No Left Turn Symbol Sign (R3-1L)	5	EA.		
17	No Right Turn Symbol Sign (R3-1R)	5	EA.		
18	Right Lane Must Turn Right Sign (R3-7)	2	EA.		
19	42” Channelizing Cones	100	EA.		
20	Sign Stands	40	EA.		
21	Flashing Warning Lights	100	EA.		
22	Flashing Arrow Panel	1	EA.		
23	Changeable Message Sign	1	EA.		
24	Portable Median Barrier	20	EA.		

25	Free Standing Plastic Drums	100	EA.		
26	Traffic Control Device Installation Service	8	HR.		
27	Traffic Control Device Removal Service	4	HR.		

FORM #11

TEMPORARY PAINTED TRAFFIC MARKINGS

BID SHEET

BID TYPE: Line Item

This work consists of furnishing, and placing temporary painted traffic marking materials in accordance in accordance with the Mississippi Standard Specifications for Road and Bridge Construction, latest edition, Section 619, and all other applicable sections referenced. Existing pavement markings conflicting with temporary markings shall be removed. Temporary painted traffic markings will be measured by the linear foot, as indicated, from end-to-end of individual stripes. In the case of skip lines the measurement will include skips. Detailed traffic stripe will be measured by the linear foot from end-to-end of individual stripes. Measurement will be made along the surface of each stripe and will exclude nominal skip intervals where specified. Legend, which is to include individual letters and symbols, railroad markings, pedestrian crosswalks and stop lines, will be measured by the square foot.

The quantities specified are not actual quantities proposed for immediate purchase, but are used to establish unit prices. All temporary painted traffic markings shall be Bid at a unit price that includes all labor, travel, materials and incidentals necessary for a complete installation at various locations. Award of bid for temporary painted traffic markings will be based entirely on items 3 and 5. The bid for all items will be awarded to one contractor based on the total combined bid price of items 3 and 5. Bid prices to be effective from OCTOBER 1, 2023 THRU SEPTEMBER 30, 2024.

Bidder:_____

Address:_____

Phone #:_____

Email: _____

Item No.	Description	Proposal Quantity	Unit	Unit Price	Total Price
1	4" Temporary Traffic Stripe (Skip White)	1	L.F.		
2	4" Temporary Traffic Stripe (Continuous White	1	L.F.		
3	4" Temporary Edge Stripe (Continuous White	1	L.F.		

4	4" Temporary Traffic Stripe (Skip Yellow)	1	L.F.		
5	4" Temporary Traffic Stripe (Continuous Yellow	1	L.F.		

Form #11

Item No.	Description	Proposal Quantity	Unit	Unit Price	Total Price
6	4" Temporary Edge Stripe (Continuous Yellow	1	L.F.		
7	4" Temporary Detail Stripe (White or Yellow)	1	L.F.		
8	6" Temporary Traffic Stripe (Skip White)	1	L.F.		
9	6" Temporary Traffic Stripe (Continuous White	1	L.F.		
10	6" Temporary Edge Stripe (Continuous White	1	L.F.		
11	6" Temporary Traffic Stripe (Skip Yellow)	1	L.F.		
12	6" Temporary Traffic Stripe (Continuous Yellow	1	L.F.		
13	6" Temporary Edge Stripe (Continuous Yellow	1	L.F.		
14	6" Temporary Detail Stripe (White or Yellow)	1	L.F.		
8	Temporary Legend (White)	1	S.F.		
9	Red-Clear Reflective Raised Markers	1	Each		

10	Two-Way yellow Reflective Raised Marker	1	Each	_____	_____
11	Removal of 4" Stripe	1	L.F.	_____	_____
12	Removal of 6" Stripe	1	L.F.	_____	_____
13	Removal of Legend	1	S.F.	_____	_____

Section 6, IE)

TOTAL $ _____

Form #11

PERMANENT THERMOPLASTIC PAVEMENT MARKINGS

BID SHEET

BID TYPE: Total Base Bid

The quantities specified are not actual quantities proposed for immediate purchase, but are used to establish unit prices. All painted traffic markings shall be in accordance with the Latest version of the Mississippi Standard Specifications for Road and Bridge Construction, Section 626 and 627, and all other applicable sections. Bid price includes all labor, travel, materials and incidentals necessary for a complete installation at various locations. It is the intent of the City of Gluckstadt to issue purchase orders for the above referenced work in the amount of $3,000 or greater for each work order. The bid for all items will be awarded to one contractor based on the total bid price. The City at its option will execute the Contractor's bid bond for failure to start the work within 30 days of the purchase order date. The City will also at its option execute the Contractors bid bond for failure to complete the work within 60 days of the purchase order date unless otherwise specified on the purchase order. Time extensions will be awarded at the discretion of the Public Works Director in extraordinary circumstances. Bid prices to be effective from OCTOBER 1, 20233THRU SEPTEMBER 30, 2024.

Bidder:_____
Address:_____
Phone #:_____
Email: _____

Item No.	Description	Proposal Quantity	Item Unit	Unit Price	Total Price
	ROADWAY PAVEMENT MARKINGS				
1.	4" Thermoplastic Traffic Stripe (Skip White 90 mil Thickness) Measurement includes skips	3000	L.F.	_____	_____
2.	4" Thermoplastic Traffic Stripe (Continuous White 90 mil Thickness)	500	L.F.	_____	_____
3.	4" Thermoplastic Edge Stripe (Continuous White 60 mil Thickness)	6000	L.F.	_____	_____
4.	4" Thermoplastic Traffic Stripe (Skip Yellow 90 mil Thickness) Measurement includes skips	500	L.F.	_____	_____
5.	4" Thermoplastic Traffic Stripe (Continuous Yellow 90 mil Thickness)	8000	L.F.	_____	_____

6.	4" Thermoplastic Edge Stripe (Continuous Yellow 60 mil Thickness)	2000	L.F.	_____	_____
7.	4" Thermoplastic Detail Stripe (White or Yellow 120 mil Thickness)	1000	L.F.	_____	_____
8.	Thermoplastic Legend 4" Equivalent length (White 120 mil Thickness)	1500	L.F.	_____	_____

FORM #12

9.	Removal of 4" Stripe	200	L.F.	_____	_____
10.	6" Thermoplastic Traffic Stripe (Skip White 90 mil Thickness) Measurement includes skips	3000	L.F.	_____	_____
11.	6" Thermoplastic Traffic Stripe (Continuous White 90 mil Thickness)	500	L.F.	_____	_____
12.	6" Thermoplastic Edge Stripe (Continuous White 60 mil Thickness)	6000	L.F.	_____	_____
13.	6" Thermoplastic Traffic Stripe (Skip Yellow 90 mil Thickness) Measurement includes skips	500	L.F.	_____	_____
14.	6" Thermoplastic Traffic Stripe (Continuous Yellow 90 mil Thickness)	8000	L.F.	_____	_____
15.	6" Thermoplastic Edge Stripe (Continuous Yellow 60 mil Thickness)	2000	L.F.	_____	_____
16.	6" Thermoplastic Detail Stripe (White or Yellow 120 mil Thickness)	1000	L.F.	_____	_____
17.	Thermoplastic Legend 6" Equivalent length (White 120 mil Thickness)	1500	L.F.	_____	_____
18.	Removal of 6" Stripe	200	L.F.	_____	_____
19.	Red-Clear Reflective Raised Pavement Markers	300	Each	_____	_____
20.	Two-Way Yellow Reflective Raised Pavement Markers	150	Each	_____	_____

TOTAL $_____

FORM #13

PARKING LOT PAVEMENT MARKINGS

Item No.	Description	Proposal Quantity	Item Unit	Unit Price	Total Price
PARKING LOT PAVEMENT MARKINGS					
1.	4" Thermoplastic Detail Stripe (White 120 mil Thickness)	3000	L.F.	_____	_____
2.	4" Thermoplastic Detail Stripe (Yellow 120 mil Thickness)	500	L.F.	_____	_____
3.	4" Thermoplastic Detail Stripe (Blue 120 mil Thickness)	500	L.F.	_____	_____
4.	Thermoplastic Legend 4” Equivalent Length (White 120 mil Thickness)	500	S.F.	_____	_____
5.	Thermoplastic Legend 4” Equivalent Length (Yellow 120 mil Thickness)	100	S.F.	_____	_____
6.	Thermoplastic Legend 4” Equivalent Length (Blue 120 mil Thickness)	500	S.F.	_____	_____
7.	Removal of 4” Stripe	50	L.F.	_____	_____
8.	4" Thermoplastic Detail Stripe (White 120 mil Thickness)	3000	L.F.	_____	_____
9.	4" Thermoplastic Detail Stripe (Yellow 120 mil Thickness)	500	L.F.	_____	_____
10.	4" Thermoplastic Detail Stripe (Blue 120 mil Thickness)	500	L.F.	_____	_____
11.	Thermoplastic Legend 4” Equivalent Length	500	S.F.	_____	_____

	(White 120 mil Thickness)				
12.	Thermoplastic Legend 4" Equivalent Length (Yellow 120 mil Thickness)	100	S.F.	_____	_____
13.	Thermoplastic Legend 4" Equivalent Length (Blue 120 mil Thickness)	500	S.F.	_____	_____

FORM #37

14.	Removal of 6" Stripe	50	L.F.	_____	_____
18.	Red-Clear Reflective Raised Pavement Markers	10	Each	_____	_____
19.	Two-Way yellow Reflective Raised Pavement Markers	10	Each	_____	_____

TOTAL $_____

FORM #12

HEAT FUSED DURABLE RETROFLECTIVE
PREFORMED PAVEMENT MARKINGS

BID TYPE: Total Base Bid

All RETRO REFLECTIVE preformed pavement markings materials shall be in accordance with the latest edition of the Manual of Uniform Traffic Control Devices for Heat Fused Durable RETRO REFLECTIVE Preformed Pavement Markings. ADA Mats shall be a cast-in-place detectable warning pad equivalent to Access Tile or equivalent with the color to be specified at time of order and shall meet 2010 ADA Requirements. Prices include delivery to the City of Gluckstadt's Street Maintenance Department. Bid prices to be effective from OCTOBER 1, 2023 THRU SEPTEMBER 30, 2024.

Bidder:_____
Address:_____
Phone #:_____
Email: _____

Item No.	Description	Proposal Quantity	Item Unit	Unit Price	Total Price
1.	**Thermoplastic Symbols and Legends (125 mil Thickness)**				
	Straight Arrow 9'10 x 3'3"	1	Each	_____	_____
	Curved Arrow Left 8'2 x 6'3"	1	Each	_____	_____
	Curved Arrow Right 8'2 x 6'3"	1	Each	_____	_____
	Combination Arrow Left 13'1"x7'4"	1	Each	_____	_____
	Combination Arrow Right 13'1"x7'4"	1	Each	_____	_____
	Drop Lane Arrow Left 18' x 5'8"	1	Each	_____	_____
	Shark Teeth Yield Symbol 12"x18"	1	Each	_____	_____
	AHEAD 8'	1	Each	_____	_____
	BIKE 4'	1	Each	_____	_____
	LANE 4'	1	Each	_____	_____
	MPH 8'	1	Each	_____	_____
	ONLY 4'	1	Each	_____	_____
	ONLY 8'	1	Each	_____	_____
	RXR *See note below	1	Each	_____	_____
	SCHOOL 8'	1	Each	_____	_____
	STOP 8'	1	Each	_____	_____
	Handicap 40"x40"(White & Blue)	1	Each	_____	_____
	AL Bicycle Design w/Man 6'6"x3'4"	1	Each	_____	_____
	Bike Lane w/Man 24"x12"	1	Each	_____	_____
	Bicycle Desig. Lane w/Man 4'x2'	1	Each	_____	_____

Bicycle Desig.Lane W/Man 6’6”x3’4”	1	Each	_____	_____
Bicycle Desig. Lane W/Man 8’x4’	1	Each	_____	_____
Bike Symbol No Man 5’9”x3’3”	1	Each	_____	_____
Bicycle Symbol No Man 6’ x 3’4”	1	Each	_____	_____
Bicycle Desig. Trail 4’x4’	1	Each	_____	_____
Bike Loop Detector Symbol 3;7”x12”	1	Each	_____	_____
Pedestrian Symbol 8’	1	Each	_____	_____
XING 8’	1	Each	_____	_____
SLOW 8’	1	Each	_____	_____

FORM #13

PED 8’	1	Each	_____	_____
125 mil Marker Adhesive Squares				
5” Black	1	Each	_____	_____
ADA Mats				
2’x2’ Yellow	1	Each	_____	_____

2. **Thermoplastic Line (White, Blue or Yellow) (125 mil Thickness (Flat Sections)**

4" Width	90	L.F.	_____	_____
8” Width	45	L.F.	_____	_____
12" Width	30	L.F.	_____	_____
16" Width	30	L.F.	_____	_____
24" Width	15	L.F.	_____	_____

3. **Thermoplastic Line (White, Blue or Yellow) (125 mil Thickness) (Rolls)**

4" Width	1	L.F.	_____	_____
12" Width	1	L.F.	_____	_____
16" Width	1	L.F.	_____	_____
24" Width	1	L.F.	_____	_____

4. Rumble Bars (each rumble bar shall include One base material, white, 4”x3’x125mil; and one bar material, white 2”x3’x250mil)	1	Each	_____	_____
5. Black out Material (black, 12”x3’ x 125 mil)	1	Each	_____	_____

TOTAL BID $_____

NOTE:

*RXR contains (2) 6’ “R” letter and 16”x3’ strips for the “X”

FORM #13

DECORATIVE STREET NAME SIGNS AND POSTS

BID TYPE: LINE ITEM

All street sign faces, numbers, letters and related materials shall be in accordance with the latest edition of Manual of Uniform Traffic Control Devices, the Mississippi Standard Specifications for Road and Bridge Construction, Mississippi Department of Transportation, and the City of Gluckstadt, Department of Public Works, Specifications for Finished Traffic Signs. Prices includes delivery to the City of Gluckstadt's Street Maintenance Department. Bid prices shall be effective from OCTOBER 1, 2023 THRU SEPTEMBER 30, 2024.

Bidder:_____
Address:_____
Phone #:_____
Email: _____

Item No.	Quantity	Description	Size	Unit Price
1	1	Street Name Sign, Finished Super-High Efficiency, Full Cube Prismatic Retro Reflective Sheeting (Diamond Grade) Traffic Signs (With Street Name)	8"x30"	$_____
2	1	Decorative Street Name Post Complete Assembly (Double Arm)	12'	$_____
3	1	Mast Arm Street Name Sign	Varies	$_____
4	1	Mast Arm Street Name Sign Mounting Bracket	Each	$_____
5	1	8-inch Sign Mounting Clamp	Each	$_____
6	1	16-inch Sign Mounting Clamp	Each	$_____

7	1	Gusset Tube	LF	$_____
8	1	Decorative Street Name Post	Each	$_____
9	1	Decorative Street Name Finial Top	Each	$_____
10	1	Decorative Street Name Single Bracket	Each	$_____

Form #14

The sign blank shall be a single piece of smooth cut aluminum form ASTM B-209 Alloy 5052-H36, 5052-H38, 5154-H38 or 6061-T6 sheets in 0.080-inch thickness. The aluminum shall be degreased and lightly acid etched before the sign sheeting is applied. The sign sheeting shall be applied to the panels in accordance with the recommendations of the Retroflective sheeting manufacturer.

The decorative street name signs shall be finished on both sides. The colors of the decorative street name signs shall match the existing decorative street name signs. The decorative signpost shall be painted with series 10 Tnemec primer (rust) and series 23 Enduratone (black) or approved equal. The signs and posts shall be free from all defects for a period of twelve months from delivery to the City of Gluckstadt. Street names will be provided with post and sign orders.

The Mast Arm Street Name Sign Mounting Brackets shall be Pelco Model No. AS-0144 or AS-0142 with a 144-inch cable length or approved equal prior to bid opening. Sign Mounting Clamps shall be “Mast-O-Bracket” Model No. RPBOHMWCMZ8300 for 8-inch clamps and “Mast-O-Bracket” Model No. RPBOHMWCMZ8301 for 16-inch clamps. The number of sign mounting clamps will be determined by the manufacturer’s recommendation based on the length of the sign being installed. Gusset tube for overhead mast arm sign mounting shall be 1-1/2-inch diameter, no slot, Schedule 40 metal pipe.

The above will comply with the specifications included in the "Instructions to Bidders", with any and all exceptions noted in a separate document.

Form #14

City of Gluckstadt Standard Post-Mount Street Name Signs

SIGN SPECS

Size (W x H)

30 x 12.57

Radius Corners MADISON

Hole Size

Location

SUBSTRATE

Aluminum [X]
ACM ☐
Coroplast ☐
Magnetic ☐
Other
Thickness .080

Single face ☐
Double face D(]

BORDER

Inset
Edge [X]
None ☐

FONT USED

FHWA Series B

SHEETING

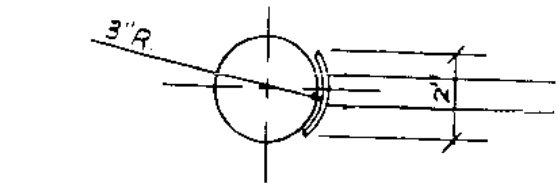
Vinyl ☐
Engineer Grade D
High Intensity [X]
Diamond Grade 3 D
Other

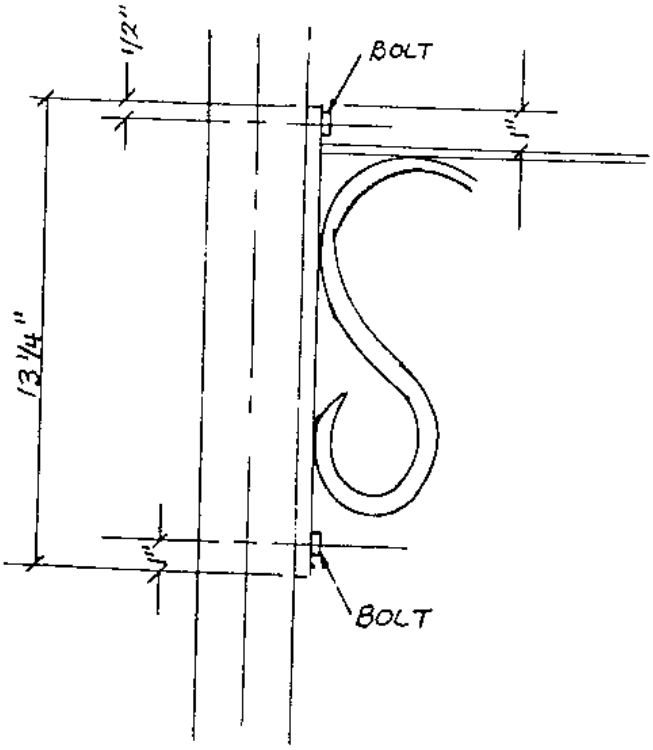
Color:

White [X] Orange ☐
Yellow Flo. Or. Flo. ☐
Ye. Flo. VG. Other ☐

The ARTWORK for this logo was Not Vector so
The colors cannot be changed to match the other colors.
We will printed it as is.

Description:
30" MADISON Punch & Radius, Polo Green and Camel on White HIP with DIGITAL LOGO, DF, .080 aluminum





CONNECTION PLATE
1/8" STEEL

VEHICLE LOOP ASSEMBLIES

BID TYPE: LINE ITEM

Bids to be quoted per linear foot. Bid prices to be effective from OCTOBER 1, 2023 THRU SEPTEMBER 30, 2024. This work, complete and accepted, will be paid for at the contract unit price bid per linear foot of loop, or probe point detection unit, per each, which price shall be full compensation for furnishing all materials; for all sawing, installing, sealing, connecting lead-in, testing, and for all equipment, tools, labor and incidentals necessary to complete the work. The City at its option will execute the Contractor's bid bond for failure to start the work within 30 days of the purchase order date. The City will also at its option execute the Contractors' bid bond for failure to complete the work within 60 days of the purchase order date unless otherwise specified on the purchase order. Time extensions will be awarded at the discretion of the Public Works Director in extraordinary circumstances. The quantities specified are not actual quantities proposed for immediate purchase, but are simply estimated quantities.

Bidder:_____
Address:_____
Phone #:_____
Email: _____

ITEM	DESCRIPTION	PROPOSAL QUANTITY	ITEM UNIT	UNIT PRICE	TOTAL PRICE
1.	Vehicle Loop Assemblies	180	L.F.	$_____	$_____
2.	Probe Point Detection Units (Paired)	2	EACH	$_____	$_____

TOTAL $_____

FORM #15

VEHICLE LOOP ASSEMBLIES

PART 1 - DESCRIPTION

1-01 This work shall consist of furnishing all component materials required to form complete independent vehicle loop assemblies of the type(s) specified and assembling, constructing, erecting and installing same in conformity with these specifications to insure properly operating unit(s) in accordance with the design(s) and at the locations as directed.

1-02 MATERIAL REQUIREMENTS

A. Materials used on this construction on this construction shall conform to the following requirements:
Slot Sealer - The materials to be used to seal the saw cut shall be a one component sealant compound designed specifically for sealing detector loops in concrete or asphalt. It shall have satisfactory compressive strength to bridge the saw cut under traffic but remain flexible to compensate for thermal contraction or expansion. The one component sealant shall be a polyurethane material of a composition that will cure only in the presence of moisture.

B. Physical Properties: The cured sealant shall have the following physical properties:

(1)	Hardness (Indentation)	60-80 (ASTM D-2240)
(2)	Tensile Strength	600 PSI min. (ASTM D-412A)
(3)	Elongation	250 % min. (ASTM D-412A)

C. Performance Properties: The cured sealant shall have the following properties:

(1)	Adhesion to Concrete	10 PSI min. (ASTM D-903)
(2)	Compatibility with Asphalt	Gardner Color 10(ASTM-1544)
(3)	Porosity	Substantially free of voids

D. Loop Wire - Loop wire and lead-in to the pull-box or aerial junction box shall be Number 14, American Wire Gauge (AWG) stranded meeting the requirements of IMSA Specification No. 51-3, per the requirements of City of Gluckstadt Specifications for Traffic Signal and Electrical Cable.

E. Conduit - Conduit required for installation of the loop lead-ins shall be in accordance with City of Gluckstadt Specifications for Lighting and Traffic Signal Conduit.

F. Probe Point Detection Units B When the loop assembly consists of probe point detection units, the probe units shall be capable of operating in a temperature range of -35EF to 165EF and in 100% humidity. The probe shall not be affected by water, snow, ice or pavement deterioration. The probe cable shall be polyurethane jacketed, polypropylene insulated less than 1/4 inch in diameter. Probes are to be located in a one-inch vertical hole approximately 18 inches below the roadway surface. Probe cable is to be installed in 1/4-inch cut slot made by a diamond or abrasive power saw.

1-03 CONSTRUCTION REQUIREMENTS

A. Loop Slots

Loop wire shall be installed in saw cuts in the roadway made by a diamond or abrasive power saw. In all cases, the slot shall be of sufficient depth to provide a minimum one inch cover between the top of the loop wires and the roadway surface.

B. The saw cuts shall be overlapped so that the slot has full depth at all corners. All corners where loop wires turn shall be diagonally cut so that there are no jagged edges or protrusions which may damage the wire.

C. Prior to installation of the wire, the saw cuts shall be cleaned and dried. There shall be no cutting dust, grit, oil, moisture or other contaminants in the saw cut.

D. Wire Installation

The loop wire shall not have any cuts, nicks, abrasions or breaks in the insulation before or after installation in the slot. Any wire having defects in the insulation shall be replaced.

E. Loop wire and lead-in to the pull-box or loop detector shall be one continuous length of wire with no splices.

F. Loop lead-in from the curb or edge of pavement to the pull-box or condulet shall be installed in 3/4 inch conduit. The loop lead-in for each loop shall be run in separate saw cuts from the loop to the pull-box.

G. The two loop lead-in wires shall be twisted 2 to 5 turns per foot from the loop to the point of termination.

H. Loop lead-in wires or shielded cable terminating in the controller or detector cabinet shall be uniquely identified by an insulated, pre-printed sleeve slipped over the wire before attachment of a lug connector.

I. Lead-in as intended in this section is the two loop wires from the loop to the shielded cable.

J. Each loop shall have a shielded cable from the pull-box or condulet to the controller cabinet or detector equipment box, unless specified and/or directed by the Engineer. There shall be no splices in the shielded cable unless otherwise directed by the Engineer. Shielded cable shall be specified in City of Gluckstadt Specifications for Traffic Signal and Electrical Cable.

K. The wire shall be placed in the bottom of the slot so that there are no kinks, curls, straining or stretching of the insulation. Subsequent turns of the loop shall be placed to assure vertical stacking of the wires.

L. Special care shall be taken in seating the wires so that the insulation will not be broken or abraded. No sharp tools such as screwdriver or metal object shall be used for this operation.

M. Loop location shall be as directed by the Engineer.

N. Sealing the Saw Cut
All saw cuts with the wire installed shall be inspected and approved by the Engineer before the sealer is installed.

O. The Contractor shall install the sealer in strict adherence to the manufacturer's recommendations and these specifications.

P. No sealer shall be installed during inclement weather or under any condition which might introduce moisture into the saw slots.

Q. The viscosity of the sealer shall be such that it can be readily pored into the slot, completely surround the wires, displace all air and fill the slot so that the sealer is flush with the roadway surface. The finished sealed slot shall be waterproof and present a neat workmanlike appearance.

R. The sealer shall be sufficiently hardened before allowing traffic on it.

S. Testing

T. After the loop and lead-in have been assembled in place and before sealing the saw cut, a continuity check and a resistance check on the loop to ground shall be made. Resistance to ground shall be not less than 10 megohms.

U. This same test shall be made after the slot is sealed.

V. An inductance test shall also be made to insure that the required inductance values are achieved.

W. Test shall be conducted in the presence of the Engineer or his representative.

1-04 METHOD OF MEASUREMENT

Vehicle loop assemblies will be measured by the linear foot computed horizontally along the saw slot in which the loop wire is installed and will include the loop lead-in to the pull box.

1-05 BASIS OF PAYMENT

This work, complete and accepted, will be paid for at the contract unit price bid per linear foot of loop, which price shall be full compensation for furnishing all materials; for all sawing, installing, sealing, connecting lead-in, testing, and for all equipment, tools, labor and incidentals necessary to complete the work.

Payment will be made under:
Vehicle Loop Assemblies - per linear foot.
Probe Point Detection Units (paired) B per each

CRACK SEALANT

BID TYPE: LINE ITEM

All asphalt crack sealant shall be in accordance with the City of Gluckstadt Mississippi Standard Specifications for hot poured asphalt crack sealant. The quantities specified are not actual quantities proposed for immediate purchase, but are simply estimated quantities. Bids shall run from OCTOBER 1, 2023 THRU SEPTEMBER 30, 2024.

Bidder :_____
Address:_____
_____
Phone #:_____

ITEM NO.	ITEM DESCRIPTION	PROPOSAL QUANTITY	ITEM UNIT	UNIT PRICE	TOTAL PRICE
1.	Asphalt Crack Sealant (Hot Applied)|	2250	Pound	$_____	$_____

Specifications:

General: Crack sealant shall be a single component, hot-applied, elastically modified asphalt composition which is specifically produced for pavement maintenance sealing material for use in cracks and joints in asphalt or portland cement concrete pavements.

Specification Conformance:
Crack sealant when heated in accordance with ASTM D5078 to the safe heating temperature are as follows:

Test	Specification.
Cone Penetration (ASTM D5329)	20-40
Resilience (ASTM D5329)	40% minimum
Softening Point (ASTM D36)	210F (99C) min.
Ductility, 77F (25C) (ASTM D113)	30 cm min.
Flexibility (ASTM D3111 Modified)	Pass at 30F (-1C)
Flow 140F(60C) (ASTM D5329)	3 mm max
Brookfield Viscoisty, 400F(204C) (ASTM D2669)	100 Poise max.
Asphalt Compatibility (ASTM D5329)	Pass
Bitumen Content (ASTM D4)	60% min
Tensile Adhesion (ASTM D5329)	400% min.
Safe Heating Temperature	400F (204C)
Recommended Pour Temperature	380F (193C)

Packaging:
Packaging shall consist of individual boxes of sealant which are palletized into shipping units. Boxes shall contain a non-adherent film which permits easy removal of the sealant. The weight of sealant in each box shall not exceed 40 lbs. (18kg) and pallet weights do not exceed 2,880 lbs. (1310kg). Boxes shall use tape closure and shall not contain any staples. Boxes are labeled with the product name, part number, lot number, specification conformance, application temperatures and safety instructions.

Compatability:
Crack sealants shall be compatible with the City of Gluckstadt=s crack sealing machine; Crafco SS-125 Joint and Crack Seal Machine

Warranty:
Crack sealants shall meet applicable ASTM, AASHTO, Federal or State specifications at time of shipment.

STAMPING AND PRINTING ASPHALT PAVEMENT

BID TYPE: LINE ITEM

All stamping and printing of asphalt pavement shall be in accordance with attached City specifications. The quantities specified are not actual quantities, but are used to establish unit prices. Bid prices includes all labor, travel, materials and incidentals necessary for a complete installation at various locations. The City at its option will execute the Contractor's bid bond for failure to start the work within 30 days of the purchase order date. The City will also at its option execute the Contractors bid bond for failure to complete the work within 60 days of the purchase order date unless otherwise specified on the purchase order. Time extensions will be awarded at the discretion of the Public Works Director in extraordinary circumstances. Bids shall run from OCTOBER 1, 2023 THRU SEPTEMBER 30, 2024.

Bidder:_____
Address:_____
Phone #:_____
Email: _____

ITEM NO.	ITEM DESCRIPTION	PROPOSAL QUANTITY	ITEM UNIT	UNIT PRICE	TOTAL PRICE
1.	Stamping and Printing Asphalt Pavement	1	S.F.	$_____	$_____
2.	Painting Only Asphalt Pavement	1	S.F.	$_____	$_____

Specifications:

Layout, color, and imprinting the pattern into the asphalt surface will be as directed by the City Engineer.

Applications exposed to vehicular traffic should receive a minimum of two coats of color treatment.

An acrylic polymer clear sealer shall be used and must be compatible with color treatment.

The pattern shall be created in accordance with the design as directed by the city. Patterning shall begin once the asphalt has reached its final density and while there is still sufficient heat in the asphalt to permit imprinting. If the asphalt has cooled or if the print is being placed in older asphalt, then the asphalt is required to be heated prior to imprinting.

Patterning shall be achieved using steel rollers and/or vibratory plates and shall be of consistent depth.

Quotation Number B427473

Quote Date 05/09/23

Section 6, IF)

Custom Products Corporation
P.O. Box 54091
Jackson, MS 39288-4091

Telephone: 601/932-5854

THIS IS A BID/ESTIMATE

Bill To:
City of Gluckstadt MS
PO Box 2210
Madison, MS 39110

Ship To:
City of Gluckstadt
Pickup Call
Flowood, MS 39232

Ship to Contact: Mike McCollum **Phone:** 7695672306

Shipper Acct No:

BOL Instructions:

Customer	Ship Via	F.O.B.	Terms	Purchase Order Number	Salesperson	Reference No.
GLUMS	PICK UP	N/A	Net 30 Days	Quote	ET	

Qty. Quoted	Qty. Shipped / Back Ordered	Item Number / Item Description	cpartno	Unit of Meas	Requ Date	Unit Price / Disc % / Tax	Extended Price
1	0	QROUTER032064 SET-UP CHARGE FOR REPEAT DESIGN ON CNC ROUTER/32.01-64.00 SQFT		EA	05/09/23	65.0000 N **PR**	65.00
2	0	CQ4125HML320XS CONTOUR or LOGO SIGN/31.51-32.00/HIP/125AL(SF)(C) Welcome Sign-2 Post ROUTER CUT/LOGO/MULTI-COLOR/PRECISION MFG/CUSTOM SIGN SQUARE FEET: (32) WIDTH X HEIGHT: (96) x (48) SHAPE/ORIENTATION: (ROUTED RIDGELAND SHAPE) STD BLANK OPTIONS: (F-PANEL) OTHER ARTWORK: (PICTURE)(EMAILED TO ART TEAM) PROVIDED OTHER ARTWORK EXPECTATIONS: (FOR LEGEND & BASIC LAYOUT PURPOSES ONLY) BORDER: (INSET) COLOR TRAFFIC: (BK/WH) 96x46 Ridgeland Sign		EA	05/09/23	795.1600 N **PR** REFER TO PRODUCT LINE CHECKLIST	1590.32

SHIP & BACKORDER YES OR NO

- Quotes expire 5 days from the quoted date unless otherwise noted above.
- Please refer to our website for terms of sale, ordering and artwork guidelines.
- The "C.A.L.T." is our estimated current average lead time based on historical information.

(Continued)

Customer Original

Quotation Number B427473

Quote Date 05/09/23

Section 6, IF)

Custom Products Corporation
P.O. Box 54091
Jackson, MS 39288-4091

Telephone: 601/932-5854

THIS IS A BID/ESTIMATE

Bill To:
City of Gluckstadt MS
PO Box 2210
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Pickup Call
Flowood, MS 39232

Ship to Contact: Mike McCollum **Phone:** 7695672306

Shipper Acct No:

BOL Instructions:

Customer	Ship Via	F.O.B.	Terms	Purchase Order Number	Salesperson	Reference No.
GLUMS	PICK UP	N/A	Net 30 Days	Quote	ET	

Qty. Quoted	Qty. Shipped / Back Ordered	Item Number / Item Description	cpartno	Unit of Meas	Requ Date	Unit Price / Disc % / Tax	Extended Price
		Welcome to the City of Gluckstadt					
2	0	OPOS4S1011BKP0 POST SQUARE STEEL 4"X4" 10' (120")/11GA/(BLACK) (NO HOLES)		EA	05/09/23	173.4900 N	346.98 OR
2	0	OTSBZS4UBCLAMPBK SQUARE POST TO TRAFFIC SIGN UBOLT CLAMP/4"/SLOTTED{PAIR/2}(BLACK)(C)		EA	05/09/23	19.4100 N	38.82 ST
2	0	OPOZFS4DP4BK POST TOP FINIAL 4" SQUARE/DP4/DELUXE PYRAMID/SLIPOVER/(BLACK)(PU)(C)		EA	05/09/23	46.2900 N	92.58 ST

SHIP & BACKORDER YES OR NO

- Quotes expire 5 days from the quoted date unless otherwise noted above.
- Please refer to our website for terms of sale, ordering and artwork guidelines.
- The "C.A.L.T." is our estimated current average lead time based on historical information.

Non Taxable Subtotal	2133.70
Taxable Subtotal	0.00
Tax	0.00
Total Order	2133.70

Section 6, IF)

File Name: 050523 WELCOME TO GLUCKSTADT 96X48 RIDGELAND ROUTED

CITY OF GLUCKSTADT

MISSISSIPPI

PUBLIC WORKS DEPARTMENT

MEMORANDUM

TO: Mayor & Board of Alderman

FROM: John M. McCollum, Public Works Director

DATE: 05/30/2023

SUBJECT: New City Entrance Sign

We request that the Mayor and Board approve the attached rendering of the new City entrance sign with a proposed location at the northeast corner of Calhoun Parkway and Gluckstadt Road. Once approved we will contact Bear Creek Water about providing a water tap at this location for landscape maintenance.

Thank you for your consideration of our request please contact me if you have any questions.

City of Gluckstadt

Neighborhood Traffic Calming Policy (2023)

1. Traffic study is first initiated after receiving complaints from Citizens on speeding or cut-through traffic. This is done by utilizing a traffic counter to determine excess speeding.

2. City of Gluckstadt personnel will develop a survey of residents that are in favor of the installation of speed humps or other traffic calming measures.

3. A person residing in the area will meet with residents and get signatures on the survey petition. City of Gluckstadt personnel will not conduct these surveys. A minimum of 65% of the residents in the area must agree to proceed with the process.

4. City personnel will collect data to included: traffic flow, street classification, traffic counts, speed counters data, and accident reports.

5. Data is then analyzed to identify problem areas.

6. Design of traffic calming and cost estimate is put together to eliminate problem areas.

7. Once approval of the traffic calming devices and funding is determined construction will be scheduled.

8. After the traffic calming devices have been installed, an additional traffic study may be performed at the end of the year to determine effectiveness of the calming devices.

CITY OF GLUCKSTADT

MISSISSIPPI

PLANNING AND ZONING ADMINISTRATOR

MEMORANDUM

TO: Mayor & Board of Alderman

FROM: John M. McCollum, Public Works Director

DATE: 05/31/2023

SUBJECT: Entergy Quote for Street Lighting on Gluckstadt Road and the Ridgefield Subdivision Entrance

I have enclosed Entergy's quote to install lighting at the subject locations for your consideration. At Ridgefield Subdivision entrance there are two options with the only difference being who will do a 300foot road bore. I estimate a $6,000.00 cost for us to hire a contractor to do this work (option 2).

If Entergy does the road bore the cost is included in the monthly charge (option 1).

Below are the two options for Ridgefield Subdivision entrance lighting:

Option 1 Entergy does road bore- $196.33 per month.

Option 2 The City does the road bore- $73.33 per month.

I have also included the cost for lighting on Gluckstadt Road Catlett Road to Calhoun Parkway at a cost of $671.54 per month.

We recommend the Mayor and Board approve option 1 for Ridgefield Drive in the amount of $ 196.33 per month and Gluckstadt Road in the amount of $671.54 per month. This cost includes power and maintenance cost.

Please contact me if you have any questions.

Entergy Mississippi, LLC
Prepared for : City of Gluckstadt
Ridgefield Entrance
Entergy Leased Lighting Agreement

Fixtures & Poles	Qty.	$	Monthly Cost
Install 20' FG Pole	2	$ 5.26	$10.52
Install 6,200 Lumen LED Traditionaire	2	$ 15.27	$30.54
			$0.00

Total Monthly Fixture Cost **$41.06**

Monthly Facilities Charges			**Option 1**	**Option 2**
2" Bore and Conduit (per foot)	300	$ 0.41	$123.00	
Service Box	2	$ 4.31	$8.62	$ 8.62
UG Wire (per foot)	300	$ 0.03	$9.00	$ 9.00
Connectors	9	$ 0.85	$7.65	$ 7.65
Pull Cable in Conduit (per foot)	300	$ 0.02	$6.00	$ 6.00
Hand Dig	4	$ 0.25	$1.00	$ 1.00
			$0.00	$ -
Total Monthly Facilites Cost			**$155.27**	**$ 32.27**
Totoal Monthly Cost			**$196.33**	**$ 73.33**

Please note all above figures are preliminary estimates and facilities charges may vary from actual amounts. Costs are subject to rate fluctuations and adjustments monthly. This is a lighting design request for the City of Ridgeland and approval to proceed with detailed engineering for the above installation.

Entergy Account Number: 192336436

I have read and acknowledge receipt of this estimate. Signed _____

Printed Name _____ **Title** _____

Date Signed _____

Monthly Cost Includes - Electric Usage, Zero Cost Maintenance and Zero Cost Installation for above lighting and facilities products . Entergy Lighting will be a Dusk to Dawn operation.

Prepared by Entergy Mississippi: Andrea West / 601-853-5966 / awest4@entergy.com Date: 5-17-23

Entergy Mississippi, LLC
Prepared for : City of Gluckstadt
Gluckstadt Road
Entergy Leased Lighting Agreement

Fixtures & Poles	Qty.	$	Monthly Cost
Install 21,000 Lumen LED Cobra, C4, 10' Bracket	25	$ 20.98	$524.50
			$0.00
			$0.00
Total Monthly Fixture Cost			**$524.50**

Monthly Facilities Charges			
25 kVA Transformer	4	$ 36.76	$147.04
			$0.00
Total Monthly Facilites Cost			**$147.04**
Total Monthly Cost			**$671.54**

Please note all above figures are preliminary estimates and facilities charges may vary from actual amounts. Costs are subject to rate fluctuations and adjustments monthly. This is a lighting design request for the City of Gluckstadt and approval to proceed with detailed engineering for the above installation.

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I have read and acknowledge receipt of this estimate. Signed _____

Printed Name _____ **Title** _____

Date Signed _____

Monthly Cost Includes - Electric Usage, Zero Cost Maintenance and Zero Cost Installation for above lighting and facilities products . Entergy Lighting will be a Dusk to Dawn operation.

Prepared by Entergy Mississippi: Andrea West / 601-853-5966 / awest4@entergy.com Date: 5-22-23

Entergy Mississippi, LLC
Prepared for : City of Gluckstadt
Ridgefield Entrance
Entergy Leased Lighting Agreement

Fixtures & Poles	Qty.	$	Monthly Cost
Install 20' FG Pole	2	$ 5.26	$10.52
Install 6,200 Lumen LED Traditionaire	2	$ 15.27	$30.54
			$0.00
Total Monthly Fixture Cost			**$41.06**

Monthly Facilities Charges			**Option 1**	**Option 2**
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Totoal Monthly Cost			**$196.33**	**$ 73.33**

Please note all above figures are preliminary estimates and facilities charges may vary from actual amounts. Costs are subject to rate fluctuations and adjustments monthly. This is a lighting design request for the City of Ridgeland and approval to proceed with detailed engineering for the above installation.

Entergy Account Number: 192336436

I have read and acknowledge receipt of this estimate. Signed _____

Printed Name _____ **Title** _____

Date Signed _____

Monthly Cost Includes - Electric Usage, Zero Cost Maintenance and Zero Cost Installation for above lighting and facilities products . Entergy Lighting will be a Dusk to Dawn operation.

Prepared by Entergy Mississippi: Andrea West / 601-853-5966 / awest4@entergy.com Date: 5-17-23

Entergy Mississippi, LLC
Prepared for : City of Gluckstadt
Gluckstadt Road
Entergy Leased Lighting Agreement

Fixtures & Poles	Qty.	$	Monthly Cost
Install 21,000 Lumen LED Cobra, C4, 10' Bracket	25	$ 20.98	$524.50
			$0.00
			$0.00
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Please note all above figures are preliminary estimates and facilities charges may vary from actual amounts. Costs are subject to rate fluctuations and adjustments monthly. This is a lighting design request for the City of Gluckstadt and approval to proceed with detailed engineering for the above installation.

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Printed Name _____ **Title** _____

Date Signed _____

Monthly Cost Includes - Electric Usage, Zero Cost Maintenance and Zero Cost Installation for above lighting and facilities products . Entergy Lighting will be a Dusk to Dawn operation.

Prepared by Entergy Mississippi: Andrea West / 601-853-5966 / awest4@entergy.com Date: 5-22-23

Luminaire Schedule							
Symbol	Qty	Label	Arrangement	Description	Luminaire Lumens	Luminaire Watts	Total Watts
	3	V-T3	Single	VERD-M-A0485-E-U-T3-AP	26161	210	630

Calculation Summary							
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
ROADWAY @ GRADE	Illuminance	Fc	1.58	3.4	0.2	7.90	17.00
INTERSECTION	Illuminance	Fc	1.89	3.4	0.8	2.36	4.25

Luminaire Location Summary						
		Insertion Point				
LumNo	Label	X	Y	Z	Orient	Tilt
1	V-T3	276.75	172.25	35	199.522	0
2	V-T3	187.75	96.5	40	316.469	0
3	V-T3	350.75	85.75	40	270	0

ILLUMINANCE FOR FULL INTERSECTIONS				
FUNCTIONAL CLASSIFICATION	AVERAGE MAINTAINED AT PAVEMENT BY PEDESTRIAN ACTIVITY LEVEL CLASSIFICATION (fc)			UNIFORMITY E(avg)/E(min)
	HIGH	MEDIUM	LOW	
MAJOR / MAJOR	3.2	2.4	1.7	3:1
MAJOR / COLLECTOR	2.7	2.0	1.4	3:1
MAJOR / LOCAL	2.4	1.9	1.2	3:1
COLLECTOR/COLLECTOR	2.2	1.7	1.1	4:1
COLLECTOR / LOCAL	2.0	1.5	0.9	4:1
LOCAL / LOCAL	1.7	1.3	0.7	6:1

SOURCE: IESNA RP-8-18, Table 12-1

COOPER Lighting Solutions
Applications Engineering
1121 Highway 74 South
Peachtree City, GA 30269
tel no: 770-486-45xx
fax no: 770-486-4599
e-mail:
mkt-lightingapplications@
cooperlighting.com

We make no representation as to its completeness, currency or accuracy because of reasons inherent to CAD and the additional digital data used to produce a lighting application. Although CAD data has been prepared to a high standard of accuracy, it is not warranted to be free of errors or omissions and the user is responsible for verifying the actual accuracy. The user of this data takes full responsibility for the accuracy and correctness of all measurements, area, inventories or other data extracted from this, either manually or with the use of a computer. This light level analysis is an estimate only, and is based on estimated reflectance values for interior applications or estimated pole location based on aerial photography. Any luminaire not shown on drawings is assumed to be outside the calculated area and will affect the actual light levels obtained. This analysis is a mathematical model and can be only as accurate as is permitted by the third party software and the IES standards used. In addition calculated values may vary from actual measurements in certain situations due to variances, such as but not limited to, lamp output, input voltage ballast variances,manufacturing tolerances and surface reflectance characteristics. The user should consult a professional engineer or other qualified person to verify any critical values. Lighting application drawings are being provided to the recipient of this disclaimer.

Project Name:
Highway 51 & Church Road
Madison, MS

Client:
Nick Beale
Southern Utility Sales Agency

Drawn By:
EL

Date:
5/24/2023

Scale:
1" = 20'

Project No:
2300417B.AGI

CITY OF GLUCKSTADT

MISSISSIPPI

PLANNING AND ZONING ADMINISTRATOR

MEMORANDUM

TO: Mayor & Board of Alderman

FROM: John M. McCollum, Public Works Director

DATE: 05/31/2023

SUBJECT: Entergy Quote for Street Lighting on Gluckstadt Road ,Ridgefield Subdivision Entrance and the Intersection of Highway 51 and Church Road

I have enclosed Entergy's quote to install lighting at the subject locations for your consideration. At Ridgefield Subdivision entrance there are two options with the only difference being who will do a 300foot road bore. I estimate a $6,000.00 cost for us to hire a contractor to do this work (option 2).

If Entergy does the road bore the cost is included in the monthly charge (option 1).

Below are the two options for Ridgefield Subdivision entrance lighting:

Option 1 Entergy does road bore- $196.33 per month.

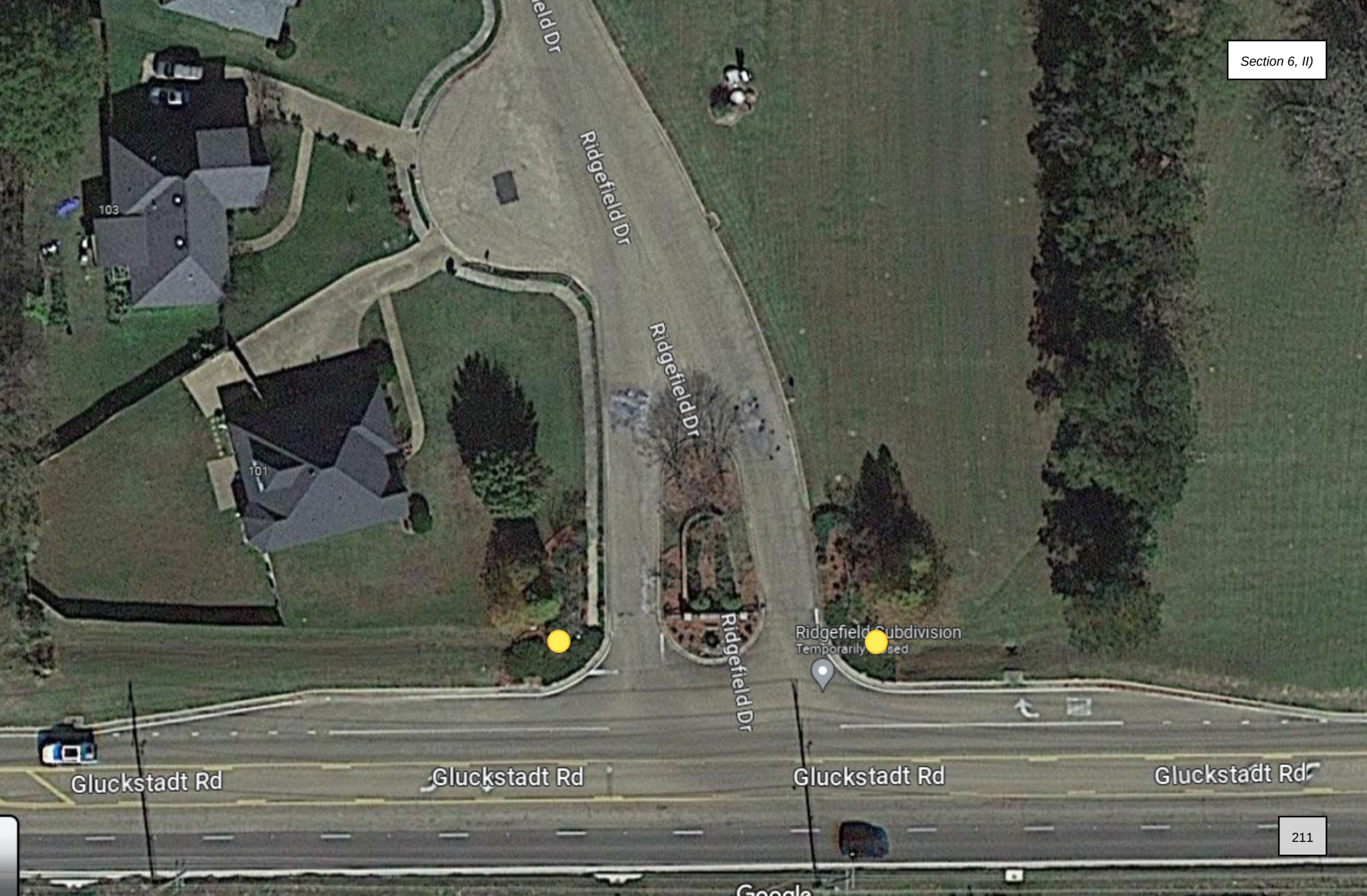
Option 2 The City does the road bore- $73.33 per month.

I have also included the cost for lighting on Gluckstadt Road Catlett Road to Calhoun Parkway at a cost of $671.54 per month.

In addition we have a proposal to install lighting at Highway 51 and Church Road intersection. The total monthly cost for this $336.66 per month.

We recommend the Mayor and Board approve option 1 for Ridgefield Drive in the amount of $196.33 per month and Gluckstadt Road in the amount of $671.54 per month and approve the lighting on Highway 51 and Chruch Road for $336.66. This cost includes power and maintenance cost.

Please contact me if you have any questions.


Section 6, II)
Ridgefield Dr
Ridgefield Dr
Ridgefield Dr
Ridgefield Dr
103
101
Ridgefield Subdivision
Temporarily Closed
Gluckstadt Rd
Gluckstadt Rd
Gluckstadt Rd
Gluckstadt Rd
211

SOUTH MADISON COUNTY
FIRE PROTECTION DISTRICT
639 YANDELL RD, CANTON MS, 39046
PHONE: 601-691-4595

December 8, 2022

Via Hand Delivery

Mayor Walter Morrison
City of Gluckstadt, Mississippi
343 Distribution Drive
Gluckstadt, MS 39110

Dear Mayor Morrison:

I thank you all on behalf of our Board of Commissioners for the City's support of the South Madison County Fire Protection District, (also known as the "Gluckstadt Fire Department"). The Fire District takes pride in being best department to provide a high level of first-response fire protection to the City, as the entire Gluckstadt corporate limits lie within the Fire District's legal boundaries. As you know, the City has previously pledged $30,000 to support the Fire District. I write today to request on behalf of the Fire District that the City pledge an additional $30,000, making the City's total contribution $60,000.

The reason for this request is related to the purchase of new fire engine approved by our Board of Commissioners is expected to be delivered in 2025, which the Fire District has already begun financing. This truck will be used for fire protection services provided inside the City's municipal boundaries. The Fire District currently enjoys a Class 5 rating awarded to it by the Mississippi State Rating Bureau and is steadily working to improve its rating to a Class 4. Our Fire Chief Henry Davis confidently believes this is the correct apparatus needed to help achieve that goal and to meet the demands of serving the growing City.

Again, we do appreciate all of the support over these first years of the City's existence which the Fire District has received from the Board of Supervisors. The Board of Commissioners and I thank you again for your consideration.

Eddie Price,
President, Board of Commissioners,
South Madison County Fire Protection District

Cc: Chief Henry Davis, Gluckstadt Fire Dept.
John P. Scanlon, Esq.
Zachary L. Giddy, Esq.

FINANCIAL SOLUTIONS

PNC EQUIPMENT FINANCE

Tax Exempt Lease Purchase

SALES ORGANIZATION:	**EEP – Ron Johnson**	**May 31, 2023**
LESSEE:	Gluckstadt, MS	Contact information:
TYPE OF EQUIPMENT:	One (1) Pierce PUC Pumper	Kim Simon
EQUIPMENT COST:	$1,171,337.04	Locator: B4-B230-06-07
CUSTOMER DOWNPAYMENT:	$0.00	155 East Broad St
TRADE-IN:	$0.00	Columbus, OH 43215
DELIVERY TIME:	Per contract	Ph: 614-670-3994
PAYMENT MODE:	Interest only beginning one year after lease commencement	Fax:(866) 852-3101
FIRST PAYMENT DUE DATE:	1 year after lease commencement	Kim.simon@pnc.com
LEASE COMMENCEMENT DATE:	Upon contract signing with Pierce	

Term		
Number of Payments	10 payments	12 payments
Payment Amount	2 annual payments of interest of $51,034.65 in Mar 2024 and Mar 2025 followed by 8 payments of $179,736.91 due March 2026-2033	2 annual payments of interest of $67,052.82 in Mar 2024 and Mar 2025 followed by 10 payments of $149,580.19 due March 2026-2035
Interest rate:	5.87%	6.01%

NOTE: All lease documents must be fully executed within 7 days of the date of this proposal. Failure to receive completed documents may alter the final payment schedule due to changes in rates and/or discounts.

PERFORMANCE BOND: To utilize the prepay program, a performance bond is required. Said performance bond shall be paid for directly to Pierce Manufacturing or financed by PNC Equipment Finance as part of the transaction

ESCROW FUNDING OPTION: At lease closing, if all of the equipment has not yet been delivered, Lessor will fund an escrow account from which disbursements will be made to the equipment provider(s) upon receipt of a Requisition Request and Certificate of Acceptance from Lessee. Escrow agent will either be Lessor or third-party provider selected by Lessor and approved by Lessee. All escrow earnings will be for the benefit of Lessee. The escrow agent will assess a $250.00 account set up fee payable at closing.

TYPE OF FINANCING: Tax-exempt Lease Purchase Agreement with a $1.00 buy out option at end of lease term. Said agreement shall be a net lease arrangement whereby lessee is responsible for all costs of operation, maintenance, insurance, and taxes.

BANK QUALIFICATION: This proposal assumes that the lessee will not be issuing more than $10 million in tax-exempt debt this calendar year. Furthermore, it is assumed that the lessee will designate this issue as a qualified tax-exempt obligation per the tax act of 1986.

LEGAL TITLE: Legal title to the equipment during the lease term shall vest in the lessee, with PNC Equipment Finance perfecting a first security interest

AUTHORIZED SIGNORS: The lessee's governing board shall provide PNC Equipment Finance with its resolution or ordinance authorizing this agreement and shall designate the individual(s) to execute all necessary documents used therein.

LEGAL OPINION: The lessee's counsel shall furnish PNC Equipment Finance with an opinion covering this transaction and the documents used herein. This opinion shall be in a form and substance satisfactory to PNC Equipment Finance.

VOLUNTEER FIRE DEPARTMENTS: If Lessee is a Volunteer Fire Department, a public hearing under the requirements of Section 147(f) of the Internal Revenue Code of 1986 shall be conducted to authorize this transaction. It is recommended that a notice of the public hearing be published 10 to 14 days in advance of the public hearing.

This proposal will be valid for **Seven Days (7)** from the above date and is subject to final credit approval by PNC Equipment Finance and approval of the lease documents in PNC Equipment Finance's sole discretion. To render a credit decision, lessee shall provide PNC Equipment Finance with their most recent three years' audited financial statements, copy of their most recent interim financial statement, and current budget.

Accepted by:_____ Proposal submitted by Kim Simon

From: Nicole Flanagan
To: Lindsay Kellum
Subject: 2023 Pending Exemptions
Date: Friday, May 26, 2023 11:42:51 AM

Per our telephone conversation yesterday- Here is a brief overview of the exemptions I currently need letter of approval for the City of Gluckstadt.

New Expansions – Westlake and D.B.C
Requesting a 10 year exemption from the city.
Madison County approved county exemption for both 5/15/2023.

New Freeport Warehouse Exemptions – Hunter and Sanhua
Exemption on inventory – stays in place as long as they report by deadline.
Madison County approved county exemption for both 5/15/2023.

Westlake is/was currently enjoying a previously approved freeport warehouse-
The industry failed to report by the deadline – in accordance with state statutes it will be suspended until next year- pending they file by the 2024 deadline.

Please respond by 06/16/2023 , as tax rolls will need to be closed and prepared for Board approval- any roll adjustments after this point require additional procedures.

Thanks so much for your timely cooperation,

Nicole

Nicole Mann Flanagan
Industrial/Personal Property Appraiser
Canton Office Supervisor
Madison County Tax Assessor's Office

(601)855-5647
nicole.flanagan@madison-co.com

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From: Lindsay Kellum
To: "Nicole Flanagan"; Scott Maugh
Cc: Mike McCollum
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption
Date: Tuesday, May 2, 2023 12:45:00 PM

They will need to send all formal requests for freeport exemptions to my office for BOA consideration.

We will create an application form to provide to them in the future.

Please send me Westlake compounds and D.B.C. applications (or any remaining) if you have them so I can get them added to our agenda for consideration ASAP, out board agenda goes out tomorrow to BOA.

Thanks for your help with this matter!

LINDSAY D. KELLUM
City Clerk, City of Gluckstadt
P.O. Box 2210
Madison, MS 39130
(601)-946-7019
Lindsay.Kellum@gluckstadt.net

From: Nicole Flanagan <Nicole.Flanagan@madison-co.com>
Sent: Monday, May 1, 2023 3:59 PM
To: Lindsay Kellum <lindsay.kellum@gluckstadt.net>; Scott Maugh <scott.maugh@gluckstadt.net>
Cc: Mike McCollum <mike.mccollum@gluckstadt.net>
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption

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It also just occurred to me that I will need approval/denial for Westlake Compounds and D.B.C – both industries filed for expansion exemptions this year.
I will be in contact with both to let them know.
Does the City of Gluckstadt have a preferred method/contact in which the applicant should apply with the city?

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Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption

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Nicole,

For your records, please see the attached for FY22 exemptions. I am assuming we will receive another letter from you all in the next month or so with an updated list for consideration in FY23?

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City Clerk, City of Gluckstadt
P.O. Box 2210
Madison, MS 39130
(601)-946-7019
Lindsay.Kellum@gluckstadt.net

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<mike.mccollum@gluckstadt.net>
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I have attached the application that was submitted to Madison County.

I will need something in writing once approved or denied – to code it correctly for assessment.

Thanks so much,

Nicole

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Sent: Monday, May 1, 2023 10:07 AM
To: Nicole Flanagan <Nicole.Flanagan@madison-co.com>
Cc: Lindsay Kellum <lindsay.kellum@gluckstadt.net>; Mike McCollum <mike.mccollum@gluckstadt.net>
Subject: FW: Hunter Engineering Company - Freeport Warehouse Exemption

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Nicole,

Can you send over the assessment documentation so that we may put this before our board on May

9?

Thanks,

SCOTT MAUGH
Deputy City Clerk, City of Gluckstadt
P.O. Box 2210
Madison, MS 39130
Office: (769) 567-2306
Fax: (769) 567-2305
Scott.Maugh@gluckstadt.net

From: Mike McCollum <mike.mccollum@gluckstadt.net>
Sent: Monday, May 1, 2023 10:06 AM
To: Lindsay Kellum <lindsay.kellum@gluckstadt.net>; Scott Maugh <scott.maugh@gluckstadt.net>
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption

Dear Lindsay,

Don't mind chasing this down however since I know little to nothing about it I thing this is best handled by yourself or Scott. Agree with what you are saying about Board approval.

John M. McCollum
Planning and Zoning Administrator, City of Gluckstadt
PO Box 2210
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Office: (769) 567-2306
Cell 601-953-2828
Fax(769) 567-2309
Email: mike.mccollum@gluckstadt.net

From: Lindsay Kellum <lindsay.kellum@gluckstadt.net>
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To: Mike McCollum <mike.mccollum@gluckstadt.net>; Scott Maugh <scott.maugh@gluckstadt.net>
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption

This exemption request would need to go before the board for consideration. It will help if we have the assess valuation to provide to the board before deciding to grant the exemption or deny it. I would contact CJ Garavelli with the Tax Assessors Office to obtain that information, then place it on

the 5/9 agenda under new business.

Thanks.

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Lindsay.Kellum@gluckstadt.net

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Dear Lindsay/Scott,

Please read the email string below on a request by Hunter Engineering for an exemption to their advolum tax on a certain amount of inventory that is sold out of state. You may contact Nicole at the tax assessors office to get clarification on this since I know very little about it.

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Email: mike.mccollum@gluckstadt.net

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Sent: Monday, May 1, 2023 9:12 AM
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Cc: Mike McCollum <mike.mccollum@gluckstadt.net>
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption

Nicole,

I've copied Mike from the city of Gluxstadt. Can you reply all and explain what exactly Madison county is needing from the city of Gluxstadt in order for our warehouse exemption to get approved?

Thanks,
Aryiel

Aryiel Gengenbacher
Senior Tax Accountant
Hunter Engineering Company
11250 Hunter Dr
Bridgeton, MO 63044
Office: 314-716-0918

From: Mike McCollum <mike.mccollum@gluckstadt.net>
Sent: Thursday, April 27, 2023 2:24 PM
To: Gengenbacher, Aryiel <agengenbacher@hunter.com>
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption

Will you please explain to me what this exception is for?

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Madison, MS 39130
Office: (769) 567-2306
Cell 601-953-2828
Fax(769) 567-2309
Email: mike.mccollum@gluckstadt.net

From: Gengenbacher, Aryiel <agengenbacher@hunter.com>
Sent: Thursday, April 27, 2023 9:41 AM
To: Mike McCollum <mike.mccollum@gluckstadt.net>
Subject: Hunter Engineering Company - Freeport Warehouse Exemption

Hi Mike,

I called you a few minutes ago regarding Hunter Engineering Company applying for a freeport warehouse exemption in Madison County.

The appraiser from Madison county stated that the county exemption only applies to the county portion until we have written confirmation from Gluckstadt. Can you confirm that Gluckstadt accepts the city portion of this freeport exemption?

Thanks Mike!

Aryiel

Aryiel Gengenbacher
Senior Tax Accountant
Hunter Engineering Company
11250 Hunter Dr

Bridgeton, MO 63044
Office: 314-716-0918

From: Lindsay Kellum
To: Gengenbacher, Aryiel
Cc: Zachary Giddy; jscanlon@millsscanlon.com
Subject: RE: Freeport Warehouse License - Madison County
Date: Thursday, June 8, 2023 5:56:00 PM

Hi Aryiel,

The board had questions as to Hunter providing written proof they meet one of the 3 statutory criteria for freeport exemptions under state statute. I am copying our attorney, Zachary Giddy, on this email. He can explain further – if you can provide us something in writing that would be helpful in getting the board to make a determination next Tuesday.

LINDSAY D. KELLUM
City Clerk, City of Gluckstadt
P.O. Box 2210
Madison, MS 39130
(769) 567-2306
Lindsay.Kellum@gluckstadt.net

From: Gengenbacher, Aryiel <agengenbacher@hunter.com>
Sent: Tuesday, June 6, 2023 1:57 PM
To: Lindsay Kellum <lindsay.kellum@gluckstadt.net>
Cc: LePage, Eric <elepage@hunter.com>
Subject: Freeport Warehouse License - Madison County

Hi Lindsay,

I got your contact info from Nicole Flanagan over at the Madison County Tax Assessor's Office. We have applied for a freeport warehouse license in Madison County and she stated that we needed to get confirmation or denial from the City of Gluckstadt in order for the license to be issued.

She mentioned that the last she had heard, the City of Gluckstadt had not yet made a decision on this and had plans to discuss at the next board meeting on June 13th. I just wanted to follow up with you and confirm that this item is on the agenda for that meeting?

Thanks and have a great week!
Aryiel

Aryiel Gengenbacher

Senior Tax Accountant
Hunter Engineering Company
11250 Hunter Dr
Bridgeton, MO 63044
Office: 314-716-0918

Amended

APPLICATION
FREE PORT WAREHOUSE
LICENSE

AS AUTHORIZED BY SECTION 27-31-51, et seq., MISSISSIPPI CODE OF 1972, AS AMENDED

NAME OF WAREHOUSE Hunter Engineering Company - Madison, MS

PHYSICAL ADDRESS 232 Old Jackson Rd

TYPE OF PROPERTY SHIPPED Automotive Equipment TOTAL VALUE OF PROPERTY 14,143,482

PERCENTAGE OF PROPERTY SHIPMENTS WITHIN MISSISSIPPI 1.41%

LOCATION - COUNTY Madison CITY Gluckstadt

The applicant request that the Board approve this application and grant the license by declaring that the above warehouse be exempt from all ad valorem taxation on personal property shipped out of state during the calendar year. The applicant is qualified to make application for exemption and has submitted the license fee. This information is true and correct as certified by the applicant. This application is submitted on the ____ day of _____, 20___.

Hunter Engineering Company
Applicant (Name of Taxpayer)

By: Aryiel Gengenbacher

Title: Sr. Tax Accountant

ATTEST:

Contact Name: Aryiel Gengenbacher

Phone Number: (314) 716-0918

Email: agengenbacher@hunter.com

RECEIVED
APR 27 2023
MADISON COUNTY TAX ASSESSOR
(CANTON)

Amended

FREE PORT WAREHOUSE
REPORT OF INVENTORY
JANUARY 1, 2023

Name of Warehouse Hunter Engineering Company - Madison

Location MS City Gluckstadt County Madison

Mailing Address 11250 Hunter Dr. Bridgeton, MO 63044

1. Total value of personal property as of 1/1/2023. 14,143,482
2. Estimated percentage of personal property to be shipped within Mississippi. 1.41%
3. Amount of personal property to be assessed (Multiply Item 1 times Item 2). 199,423

This report is prepared and filed under the terms and provisions of Section 27-31-55, Mississippi Code of 1972, as amended. It is certified that the above information is true and correct. This report is submitted on the ____ day of _____, 20____.

By Aryiel Gengenbacher

Title Sr. Tax Accountant

Contact Name: Aryiel Gengenbacher

Phone Number: (314) 716-0918

Email: agengenbacher@hunter.com

RECEIVED
APR 27 2023
MADISON COUNTY TAX ASSESSOR
(CANTON)

This report shall be submitted to the **Tax Assessor** no later than **March 31** of each year.

From: Nicole Flanagan
To: Lindsay Kellum
Cc: Scott Maugh
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption
Date: Wednesday, May 3, 2023 3:26:37 PM

Good Afternoon Lindsay,

I have finally made contact with both of the industries filing for expansion exemptions for 2023. Both should be reaching out to you soon by email- Marina Pakkath with Westlake Compounds and Amanda Wilson with D.B.C.

If I can provide any further information, please let me know.

Thanks,

Nicole

Nicole Mann Flanagan
Industrial/Personal Property Appraiser
Canton Office Supervisor
Madison County Tax Assessor's Office

(601)855-5647
nicole.flanagan@madison-co.com

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From: Lindsay Kellum <lindsay.kellum@gluckstadt.net>
Sent: Wednesday, May 3, 2023 12:44 PM
To: Nicole Flanagan <Nicole.Flanagan@madison-co.com>
Cc: Scott Maugh <scott.maugh@gluckstadt.net>
Subject: FW: Hunter Engineering Company - Freeport Warehouse Exemption

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Nicole,

Can you provide me copies of the applications for Westlake Compounds and D.B.C. too to go on our agenda? Sorry to rush you, I am working against a deadline to get the agenda to the BOA tomorrow

and these would also need to be considered for exemption.

I appreciate it very much!

LINDSAY D. KELLUM
City Clerk, City of Gluckstadt
P.O. Box 2210
Madison, MS 39130
(601)-946-7019
Lindsay.Kellum@gluckstadt.net

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Deputy City Clerk, City of Gluckstadt
P.O. Box 2210
Madison, MS 39130
Office: (769) 567-2306
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Thanks Mike!

Aryiel

Aryiel Gengenbacher
Senior Tax Accountant
Hunter Engineering Company
11250 Hunter Dr
Bridgeton, MO 63044
Office: 314-716-0918

From: John Scanlon
To: Lindsay Kellum; Zachary Giddy
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption
Date: Thursday, May 4, 2023 12:33:01 PM
Attachments: image002.png

I've done some work on this in the past. I will get with Zac, and we will get a memo to you about this precise issue by your agenda deadline - it hasn't passed yet, has it?

Below is some previously saved research I'm sharing just with you informally now.

The Mississippi Code of 1972, as amended, provides that certain warehouses "regularly engaged in the handling and storage of personal property in structures or in places adopted for such handling and storage which is consigned or transferred to such warehouse or storage facility for storage and handling" may apply for a license as a "free port warehouse." Miss. Code Ann. § 27-31-51 (Rev. 2017). The statute provides: "A manufacturer of personal property that maintains separate facilities, structures, places or areas for the temporary storage and handling of such personal property pending transit to a final destination outside the State of Mississippi shall be eligible for licensing under Sections 27-31-51 through 27-31-61 as a 'free port warehouse,' . . . ." *Id*. The granting of such a license would exempt certain personal property stored at the warehouse from Byram's ad valorem taxes.

The personal property in question must meet one of three criteria:

> (a) moving in interstate commerce through or over the territory of the State of Mississippi,
> (b) which was consigned or transferred to a licensed "free port warehouse," public or private, within the State of Mississippi for storage in transit to a final destination outside the State of Mississippi, whether specified when transportation begins or afterward, or
> (c) manufactured in the State of Mississippi and stored in separate facilities, structures, places or areas maintained by a manufacturer, licensed as a free port warehouse, for temporary storage or handling pending transit to a final destination outside the State of Mississippi

Miss. Code Ann. § 27-31-53. If the Board determines that the personal property meets any of these three criteria, then the Board may grant the license.

The Attorney General's office has opined: "Clearly, the quoted language indicates the legislative intent to limit the exemption to property which is actually 'in transit' but, due to logistical considerations, is necessarily being temporarily delayed in Mississippi." Chaffin, Miss. Attny. Gen. Op. No. 1984 WL 247350, 1986 Miss. AG LEXIS 818, *3 (1986). See also Chaffin, Miss. Attny. Gen. Op., 1986 Miss. AG LEXIS 575, *3 (1986).

Regarding what constitutes property in transit, the Attorney General's office has opined:

> Rather than keying on the word "transit" alone, we must look to the complete phrase "in transit through this state." It is clear that for goods to be eligible for an exemption under Section 27-31-53, it is not enough that they are being

> temporarily stored in Mississippi during the manufacturing process. To be exempt, the goods must meet one of two requirements; either they are "moving in interstate commerce through . . . the state of Mississippi, or they must have been "consigned or transferred to a licensed 'free port warehouse' . . . within the state of Mississippi in transit to a final destination outside the state of Mississippi. The result of this is that the goods must only be in the state of Mississippi for purposes of storage in a licensed "free port warehouse" or moving through the state on the way to a final destination outside Mississippi. Even then, the decision as to whether to grant an exemption is in the discretion of the board of supervisors. *MS AG Op., Shaw (November 9, 1989)*. Whether or not the particular goods you have described would fall into this criteria is not an issue our office can resolve. The board of supervisors must review the factual situation as it relates to the goods in question being stored during the manufacturing process, determine if these goods meet one of the two requirements set forth [*4] in the statute, and then make its decision whether to grant the exemption after such review.

Gamble, Miss. Attny. Gen. Op. No. 2000-0627, 2000 Miss. AG LEXIS 343, *2-4 (2000).

We'll send more in a formal memorandum.

Thanks.

Regards,

John P. Scanlon
800 Avery Blvd., Ste. 101
Ridgeland, MS 39157
(601) 957-2600
jscanlon@millsscanlon.com
www.millsscanlon.com

2022 Tier 1 "Best Law Firms"

From: Lindsay Kellum <lindsay.kellum@gluckstadt.net>
Sent: Tuesday, May 2, 2023 4:00 PM
To: Zachary Giddy <zgiddy@millsscanlon.com>; John Scanlon <jscanlon@millsscanlon.com>
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption

Yes, along with about 4 other companies requesting.

LINDSAY D. KELLUM
City Clerk, City of Gluckstadt
P.O. Box 2210
Madison, MS 39130
(601)-946-7019
Lindsay.Kellum@gluckstadt.net

From: Zachary Giddy <zgiddy@millsscanlon.com>
Sent: Tuesday, May 2, 2023 3:41 PM
To: Lindsay Kellum <lindsay.kellum@gluckstadt.net>; jscanlon@millsscanlon.com
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption

Is this on May 9 agenda?

From: Lindsay Kellum <lindsay.kellum@gluckstadt.net>
Sent: Tuesday, May 2, 2023 1:03 PM
To: John Scanlon <jscanlon@millsscanlon.com>; Zachary Giddy <zgiddy@millsscanlon.com>
Subject: FW: Hunter Engineering Company - Freeport Warehouse Exemption

Please see below requests for industrial exemptions for this year; can you provide a memo or advice on this and an explanation of the statute to board members for me?

LINDSAY D. KELLUM
City Clerk, City of Gluckstadt
P.O. Box 2210
Madison, MS 39130
(601)-946-7019
Lindsay.Kellum@gluckstadt.net

From: Nicole Flanagan <Nicole.Flanagan@madison-co.com>
Sent: Monday, May 1, 2023 3:59 PM
To: Lindsay Kellum <lindsay.kellum@gluckstadt.net>; Scott Maugh <scott.maugh@gluckstadt.net>
Cc: Mike McCollum <mike.mccollum@gluckstadt.net>
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption

We don't typically send those out annually- my understanding is that was sent out last year because of the new incorporation. To approve or deny all existing exemptions that would now fall into the City of Gluckstadt.

We typically hold the applicant responsible for applying with the city in which they are located and supplying our office with the proof of approval.

It also just occurred to me that I will need approval/denial for Westlake Compounds and D.B.C – both industries filed for expansion exemptions this year.
I will be in contact with both to let them know.
Does the City of Gluckstadt have a preferred method/contact in which the applicant should apply with the city?

Nicole

Nicole Mann Flanagan
Industrial/Personal Property Appraiser
Canton Office Supervisor
Madison County Tax Assessor's Office

(601)855-5647
nicole.flanagan@madison-co.com

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From: Lindsay Kellum <lindsay.kellum@gluckstadt.net>
Sent: Monday, May 1, 2023 3:25 PM
To: Nicole Flanagan <Nicole.Flanagan@madison-co.com>; Scott Maugh <scott.maugh@gluckstadt.net>
Cc: Mike McCollum <mike.mccollum@gluckstadt.net>
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption

CAUTION! External Content. Please use caution when opening attachments and links. Do not provide your username and password if requested.

Nicole,

For your records, please see the attached for FY22 exemptions. I am assuming we will receive another letter from you all in the next month or so with an updated list for consideration in FY23?

LINDSAY D. KELLUM
City Clerk, City of Gluckstadt

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Madison, MS 39130
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Lindsay.Kellum@gluckstadt.net

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Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption

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I have attached the application that was submitted to Madison County.

I will need something in writing once approved or denied – to code it correctly for assessment.

Thanks so much,

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Nicole,

Can you send over the assessment documentation so that we may put this before our board on May 9?

Thanks,

SCOTT MAUGH
Deputy City Clerk, City of Gluckstadt
P.O. Box 2210
Madison, MS 39130
Office: (769) 567-2306
Fax: (769) 567-2305
Scott.Maugh@gluckstadt.net

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Sent: Monday, May 1, 2023 10:06 AM
To: Lindsay Kellum <lindsay.kellum@gluckstadt.net>; Scott Maugh <scott.maugh@gluckstadt.net>
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption

Dear Lindsay,

Don't mind chasing this down however since I know little to nothing about it I thing this is best handled by yourself or Scott. Agree with what you are saying about Board approval.

John M. McCollum
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Cell 601-953-2828
Fax(769) 567-2309
Email: mike.mccollum@gluckstadt.net

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To: Mike McCollum <mike.mccollum@gluckstadt.net>; Scott Maugh <scott.maugh@gluckstadt.net>
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption

This exemption request would need to go before the board for consideration. It will help if we have the assess valuation to provide to the board before deciding to grant the exemption or deny it. I would contact CJ Garavelli with the Tax Assessors Office to obtain that information, then place it on the 5/9 agenda under new business.

Thanks.

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To: Scott Maugh <scott.maugh@gluckstadt.net>; Lindsay Kellum <lindsay.kellum@gluckstadt.net>
Subject: FW: Hunter Engineering Company - Freeport Warehouse Exemption

Dear Lindsay/Scott,

Please read the email string below on a request by Hunter Engineering for an exemption to their advolum tax on a certain amount of inventory that is sold out of state. You may contact Nicole at the tax assessors office to get clarification on this since I know very little about it.

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Planning and Zoning Administrator, City of Gluckstadt
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Office: (769) 567-2306
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Email: mike.mccollum@gluckstadt.net

From: Gengenbacher, Aryiel <agengenbacher@hunter.com>
Sent: Monday, May 1, 2023 9:12 AM
To: Nicole Flanagan <Nicole.Flanagan@madison-co.com>
Cc: Mike McCollum <mike.mccollum@gluckstadt.net>
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption

Nicole,

I've copied Mike from the city of Gluxstadt. Can you reply all and explain what exactly Madison county is needing from the city of Gluxstadt in order for our warehouse exemption to get approved?

Thanks,
Aryiel

Aryiel Gengenbacher
Senior Tax Accountant
Hunter Engineering Company
11250 Hunter Dr
Bridgeton, MO 63044
Office: 314-716-0918

From: Mike McCollum <mike.mccollum@gluckstadt.net>
Sent: Thursday, April 27, 2023 2:24 PM
To: Gengenbacher, Aryiel <agengenbacher@hunter.com>
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption

Will you please explain to me what this exception is for?

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Office: (769) 567-2306
Cell 601-953-2828
Fax(769) 567-2309
Email: mike.mccollum@gluckstadt.net

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To: Mike McCollum <mike.mccollum@gluckstadt.net>
Subject: Hunter Engineering Company - Freeport Warehouse Exemption

Hi Mike,

I called you a few minutes ago regarding Hunter Engineering Company applying for a freeport warehouse exemption in Madison County.

The appraiser from Madison county stated that the county exemption only applies to the county portion until we have written confirmation from Gluckstadt. Can you confirm that Gluckstadt accepts the city portion of this freeport exemption?

Thanks Mike!

Aryiel

Aryiel Gengenbacher
Senior Tax Accountant
Hunter Engineering Company
11250 Hunter Dr
Bridgeton, MO 63044
Office: 314-716-0918

From: Nicole Flanagan
To: Scott Maugh
Cc: Lindsay Kellum; Mike McCollum
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption
Date: Monday, May 1, 2023 11:30:57 AM
Attachments: Hunter Eng FW Application.pdf

Hunter is requesting a freeport warehouse exemption (37-31-51) – this is an exemption on a portion of the finished goods inventory. If approved they would only pay taxes on the portion of finished goods inventory that stays in Mississippi. The amount could vary annually.

I have attached the application that was submitted to Madison County.

I will need something in writing once approved or denied – to code it correctly for assessment.

Thanks so much,

Nicole

Nicole Mann Flanagan
Industrial/Personal Property Appraiser
Canton Office Supervisor
Madison County Tax Assessor's Office

(601)855-5647
nicole.flanagan@madison-co.com

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Cc: Lindsay Kellum <lindsay.kellum@gluckstadt.net>; Mike McCollum <mike.mccollum@gluckstadt.net>
Subject: FW: Hunter Engineering Company - Freeport Warehouse Exemption

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Nicole,

Can you send over the assessment documentation so that we may put this before our board on May 9?

Thanks,

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P.O. Box 2210
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Dear Lindsay,

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Email: mike.mccollum@gluckstadt.net

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Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption

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Thanks.

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To: Scott Maugh <scott.maugh@gluckstadt.net>; Lindsay Kellum <lindsay.kellum@gluckstadt.net>
Subject: FW: Hunter Engineering Company - Freeport Warehouse Exemption

Dear Lindsay/Scott,

Please read the email string below on a request by Hunter Engineering for an exemption to their advolum tax on a certain amount of inventory that is sold out of state. You may contact Nicole at the tax assessors office to get clarification on this since I know very little about it.

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Aryiel Gengenbacher
Senior Tax Accountant
Hunter Engineering Company
11250 Hunter Dr
Bridgeton, MO 63044
Office: 314-716-0918

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Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption

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Thanks Mike!

Aryiel

Aryiel Gengenbacher

Senior Tax Accountant
Hunter Engineering Company
11250 Hunter Dr
Bridgeton, MO 63044
Office: 314-716-0918

APPLICATION
FREE PORT WAREHOUSE
LICENSE

AS AUTHORIZED BY SECTION 27-31-51, et seq., MISSISSIPPI CODE OF 1972, AS AMENDED

NAME OF WAREHOUSE Gluckstadt Warehouse.

PHYSICAL ADDRESS 195 Industrial Blvd. Madison, MS 39110

TYPE OF PROPERTY SHIPPED Inventory TOTAL VALUE OF PROPERTY $18,188,389

PERCENTAGE OF PROPERTY SHIPMENTS WITHIN MISSISSIPPI 5%

LOCATION - COUNTY Madison CITY Madison

The applicant request that the Board approve this application and grant the license by declaring that the above warehouse be exempt from all ad valorem taxation on personal property shipped out of state during the calendar year. The applicant is qualified to make application for exemption and has submitted the license fee. This information is true and correct as certified by the applicant. This application is submitted on the 11 day of Jan, 2023

Sanhua International
Applicant (Name of Taxpayer)

By: Adele Liang

Title: Associate Director

ATTEST:

RECEIVED
JAN 19 2023
MADISON COUNTY TAX ASSE
(CANTON)

RECEIVED
JAN 19 2023
MARSHALL COUNTY TAX ASSESSOR
(CANTON)

FREE PORT WAREHOUSE
REPORT OF INVENTORY
JANUARY 1, 2023

Name of Warehouse Gluckstadt Warehouse

Location 193 Industrial Blvd. City Madison County Madison

Mailing Address 193 Industrial Blvd. Madison, MS 39110

1. Total value of personal property as of 1/1/2023. $18,188,389
2. Estimated percentage of personal property to be shipped within Mississippi. 5%.
3. Amount of personal property to be assessed (Multiply Item 1 times Item 2). $909,419

This report is prepared and filed under the terms and provisions of Section 27-31-55, Mississippi Code of 1972, as amended. It is certified that the above information is true and correct. This report is submitted on the 11 day of Jan, 2023.

By Adele Liang

Title Associate Director

RECEIVED
JAN 19 2023
MADISON COUNTY TAX ASSESSOR
(CANTON)

This report shall be submitted to the **Tax Assessor** no later than **March 31** of each year.

From: Nicole Flanagan
To: Scott Maugh
Cc: Lindsay Kellum; Mike McCollum
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption
Date: Monday, May 1, 2023 2:52:55 PM
Attachments: Sanhua International FW Application.pdf

Scott/Lindsay,

Sanhua International has also applied for a freeport warehouse exemption-

I have attached a copy of the application that was submitted to Madison County.

My apologies the MS code should be 27-31-51. I made a typo earlier.

Thanks so much!

Nicole

Nicole Mann Flanagan
Industrial/Personal Property Appraiser
Canton Office Supervisor
Madison County Tax Assessor's Office

(601)855-5647
nicole.flanagan@madison-co.com

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Fax(769) 567-2309
Email: mike.mccollum@gluckstadt.net

From: Gengenbacher, Aryiel <agengenbacher@hunter.com>
Sent: Thursday, April 27, 2023 9:41 AM
To: Mike McCollum <mike.mccollum@gluckstadt.net>
Subject: Hunter Engineering Company - Freeport Warehouse Exemption

Hi Mike,

I called you a few minutes ago regarding Hunter Engineering Company applying for a freeport warehouse exemption in Madison County.

The appraiser from Madison county stated that the county exemption only applies to the county portion until we have written confirmation from Gluckstadt. Can you confirm that Gluckstadt accepts the city portion of this freeport exemption?

Thanks Mike!

Aryiel

Aryiel Gengenbacher
Senior Tax Accountant
Hunter Engineering Company
11250 Hunter Dr
Bridgeton, MO 63044
Office: 314-716-0918

From: Nicole Flanagan
To: Scott Maugh
Cc: Lindsay Kellum; Mike McCollum
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption
Date: Monday, May 1, 2023 2:52:55 PM
Attachments: Sanhua International FW Application.pdf

Scott/Lindsay,

Sanhua International has also applied for a freeport warehouse exemption-

I have attached a copy of the application that was submitted to Madison County.

My apologies the MS code should be 27-31-51. I made a typo earlier.

Thanks so much!

Nicole

Nicole Mann Flanagan
Industrial/Personal Property Appraiser
Canton Office Supervisor
Madison County Tax Assessor's Office

(601)855-5647
nicole.flanagan@madison-co.com

This message, and the documents attached hereto, are intended only for the addressee and may contain privileged or confidential information. Any unauthorized disclosure is strictly prohibited. If you have received this message in error, please delete the original message. Thank you.

From: Nicole Flanagan
Sent: Monday, May 1, 2023 11:30 AM
To: Scott Maugh <scott.maugh@gluckstadt.net>
Cc: Lindsay Kellum <lindsay.kellum@gluckstadt.net>; Mike McCollum <mike.mccollum@gluckstadt.net>
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption

Hunter is requesting a freeport warehouse exemption (37-31-51) – this is an exemption on a portion of the finished goods inventory. If approved they would only pay taxes on the portion of finished goods inventory that stays in Mississippi. The amount could vary annually.

I have attached the application that was submitted to Madison County.

I will need something in writing once approved or denied – to code it correctly for assessment.

Thanks so much,

Nicole

Nicole Mann Flanagan
Industrial/Personal Property Appraiser
Canton Office Supervisor
Madison County Tax Assessor's Office

(601)855-5647
nicole.flanagan@madison-co.com

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From: Scott Maugh <scott.maugh@gluckstadt.net>
Sent: Monday, May 1, 2023 10:07 AM
To: Nicole Flanagan <Nicole.Flanagan@madison-co.com>
Cc: Lindsay Kellum <lindsay.kellum@gluckstadt.net>; Mike McCollum <mike.mccollum@gluckstadt.net>
Subject: FW: Hunter Engineering Company - Freeport Warehouse Exemption

CAUTION! External Content. Please use caution when opening attachments and links. Do not provide your username and password if requested.

Nicole,

Can you send over the assessment documentation so that we may put this before our board on May 9?

Thanks,

SCOTT MAUGH
Deputy City Clerk, City of Gluckstadt
P.O. Box 2210
Madison, MS 39130
Office: (769) 567-2306
Fax: (769) 567-2305
Scott.Maugh@gluckstadt.net

From: Mike McCollum <mike.mccollum@gluckstadt.net>
Sent: Monday, May 1, 2023 10:06 AM
To: Lindsay Kellum <lindsay.kellum@gluckstadt.net>; Scott Maugh <scott.maugh@gluckstadt.net>
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption

Dear Lindsay,

Don't mind chasing this down however since I know little to nothing about it I thing this is best handled by yourself or Scott. Agree with what you are saying about Board approval.

John M. McCollum
Planning and Zoning Administrator, City of Gluckstadt
PO Box 2210
Madison, MS 39130
Office: (769) 567-2306
Cell 601-953-2828
Fax(769) 567-2309
Email: mike.mccollum@gluckstadt.net

From: Lindsay Kellum <lindsay.kellum@gluckstadt.net>
Sent: Monday, May 1, 2023 9:49 AM
To: Mike McCollum <mike.mccollum@gluckstadt.net>; Scott Maugh <scott.maugh@gluckstadt.net>
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption

This exemption request would need to go before the board for consideration. It will help if we have the assess valuation to provide to the board before deciding to grant the exemption or deny it. I would contact CJ Garavelli with the Tax Assessors Office to obtain that information, then place it on the 5/9 agenda under new business.

Thanks.

LINDSAY D. KELLUM
City Clerk, City of Gluckstadt
P.O. Box 2210
Madison, MS 39130
(601)-946-7019
Lindsay.Kellum@gluckstadt.net

From: Mike McCollum <mike.mccollum@gluckstadt.net>

Sent: Monday, May 1, 2023 9:46 AM
To: Scott Maugh <scott.maugh@gluckstadt.net>; Lindsay Kellum <lindsay.kellum@gluckstadt.net>
Subject: FW: Hunter Engineering Company - Freeport Warehouse Exemption

Dear Lindsay/Scott,

Please read the email string below on a request by Hunter Engineering for an exemption to their advolum tax on a certain amount of inventory that is sold out of state. You may contact Nicole at the tax assessors office to get clarification on this since I know very little about it.

John M. McCollum
Planning and Zoning Administrator, City of Gluckstadt
PO Box 2210
Madison, MS 39130
Office: (769) 567-2306
Cell 601-953-2828
Fax(769) 567-2309
Email: mike.mccollum@gluckstadt.net

From: Gengenbacher, Aryiel <agengenbacher@hunter.com>
Sent: Monday, May 1, 2023 9:12 AM
To: Nicole Flanagan <Nicole.Flanagan@madison-co.com>
Cc: Mike McCollum <mike.mccollum@gluckstadt.net>
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption

Nicole,

I've copied Mike from the city of Gluxstadt. Can you reply all and explain what exactly Madison county is needing from the city of Gluxstadt in order for our warehouse exemption to get approved?

Thanks,
Aryiel

Aryiel Gengenbacher
Senior Tax Accountant
Hunter Engineering Company
11250 Hunter Dr
Bridgeton, MO 63044
Office: 314-716-0918

From: Mike McCollum <mike.mccollum@gluckstadt.net>
Sent: Thursday, April 27, 2023 2:24 PM
To: Gengenbacher, Aryiel <agengenbacher@hunter.com>
Subject: RE: Hunter Engineering Company - Freeport Warehouse Exemption

Will you please explain to me what this exception is for?

John M. McCollum
Planning and Zoning Administrator, City of Gluckstadt
PO Box 2210
Madison, MS 39130
Office: (769) 567-2306
Cell 601-953-2828
Fax(769) 567-2309
Email: mike.mccollum@gluckstadt.net

From: Gengenbacher, Aryiel <agengenbacher@hunter.com>
Sent: Thursday, April 27, 2023 9:41 AM
To: Mike McCollum <mike.mccollum@gluckstadt.net>
Subject: Hunter Engineering Company - Freeport Warehouse Exemption

Hi Mike,

I called you a few minutes ago regarding Hunter Engineering Company applying for a freeport warehouse exemption in Madison County.

The appraiser from Madison county stated that the county exemption only applies to the county portion until we have written confirmation from Gluckstadt. Can you confirm that Gluckstadt accepts the city portion of this freeport exemption?

Thanks Mike!

Aryiel

Aryiel Gengenbacher
Senior Tax Accountant
Hunter Engineering Company
11250 Hunter Dr
Bridgeton, MO 63044
Office: 314-716-0918

From: Lindsay Kellum
To: Zachary Giddy; jscanlon@millsscanlon.com
Cc: Walter Morrison; Nicole Flanagan
Subject: FW: 2023 Pending Exemptions
Date: Thursday, June 8, 2023 12:29:00 PM

Please draft approval letters for a one-year exemption for the Mayor to sign, in accordance with board action on 5/9 for Westlake and D.B.C. only, for us to send to the tax assessor's office for their records.

Sanhua and Hunter are still pending board action on June 13.

Thanks.

LINDSAY D. KELLUM
City Clerk, City of Gluckstadt
P.O. Box 2210
Madison, MS 39130
(769) 567-2306
Lindsay.Kellum@gluckstadt.net

From: Nicole Flanagan <Nicole.Flanagan@madison-co.com>
Sent: Friday, May 26, 2023 11:43 AM
To: Lindsay Kellum <lindsay.kellum@gluckstadt.net>
Subject: 2023 Pending Exemptions

Per our telephone conversation yesterday- Here is a brief overview of the exemptions I currently need letter of approval for the City of Gluckstadt.

New Expansions – Westlake and D.B.C
Requesting a 10 year exemption from the city.
Madison County approved county exemption for both 5/15/2023.

New Freeport Warehouse Exemptions – Hunter and Sanhua
Exemption on inventory – stays in place as long as they report by deadline.
Madison County approved county exemption for both 5/15/2023.

Westlake is/was currently enjoying a previously approved freeport warehouse-
The industry failed to report by the deadline – in accordance with state statutes it will be suspended until next year- pending they file by the 2024 deadline.

Please respond by 06/16/2023 , as tax rolls will need to be closed and prepared for Board approval- any roll adjustments after this point require additional procedures.

Thanks so much for your timely cooperation,

Nicole

Nicole Mann Flanagan
Industrial/Personal Property Appraiser
Canton Office Supervisor
Madison County Tax Assessor's Office

(601)855-5647
nicole.flanagan@madison-co.com

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From: Lindsay Kellum
To: jscanlon@millsscanlon.com; Zachary Giddy
Cc: Walter Morrison
Subject: Freeport Exemptions
Date: Thursday, June 8, 2023 12:03:00 PM

According to the minutes we were going to contact the companies in question (Hunter and Sanhua) to ask them to provide something to verify they meet one of the three criteria set out in statute to qualify for freeport exemptions. Have we done so?

LINDSAY D. KELLUM
City Clerk, City of Gluckstadt
P.O. Box 2210
Madison, MS 39130
(769) 567-2306
Lindsay.Kellum@gluckstadt.net

From: Lindsay Kellum
To: Walter Morrison
Cc: jscanlon@millsscanlon.com; Zachary Giddy; Emily Moffat
Subject: Freeport and Industrial Exemptions, Request for Information & Documents - Mayor
Date: Thursday, May 18, 2023 4:54:00 PM
Importance: High

Mayor,

Per your request ahead of your trip, please find the link below to all documents & information I have on the freeport and industrial exemption issue we discussed at the last meeting (as well as the 2022 exemptions we issued after Norman Cannady contacted us):

https://www.dropbox.com/scl/fo/v9ihda873ddk1jd1fjz64/h?dl=0&rlkey=coyj3t43lc4gjfuzxilm78o7w

I have copied John and Zac on this email in case they have anything to add.

Let me know if you may need anything further.

LINDSAY D. KELLUM
City Clerk, City of Gluckstadt
P.O. Box 2210
Madison, MS 39130
(601)-946-7019
Lindsay.Kellum@gluckstadt.net

CITY OF GLUCKSTADT

MISSISSIPPI

PUBLIC WORKS DIRECTOR

MEMORANDUM

TO: Mayor & Board of Alderman

FROM: John M. McCollum, Public Works Director

DATE: 06/06/2023

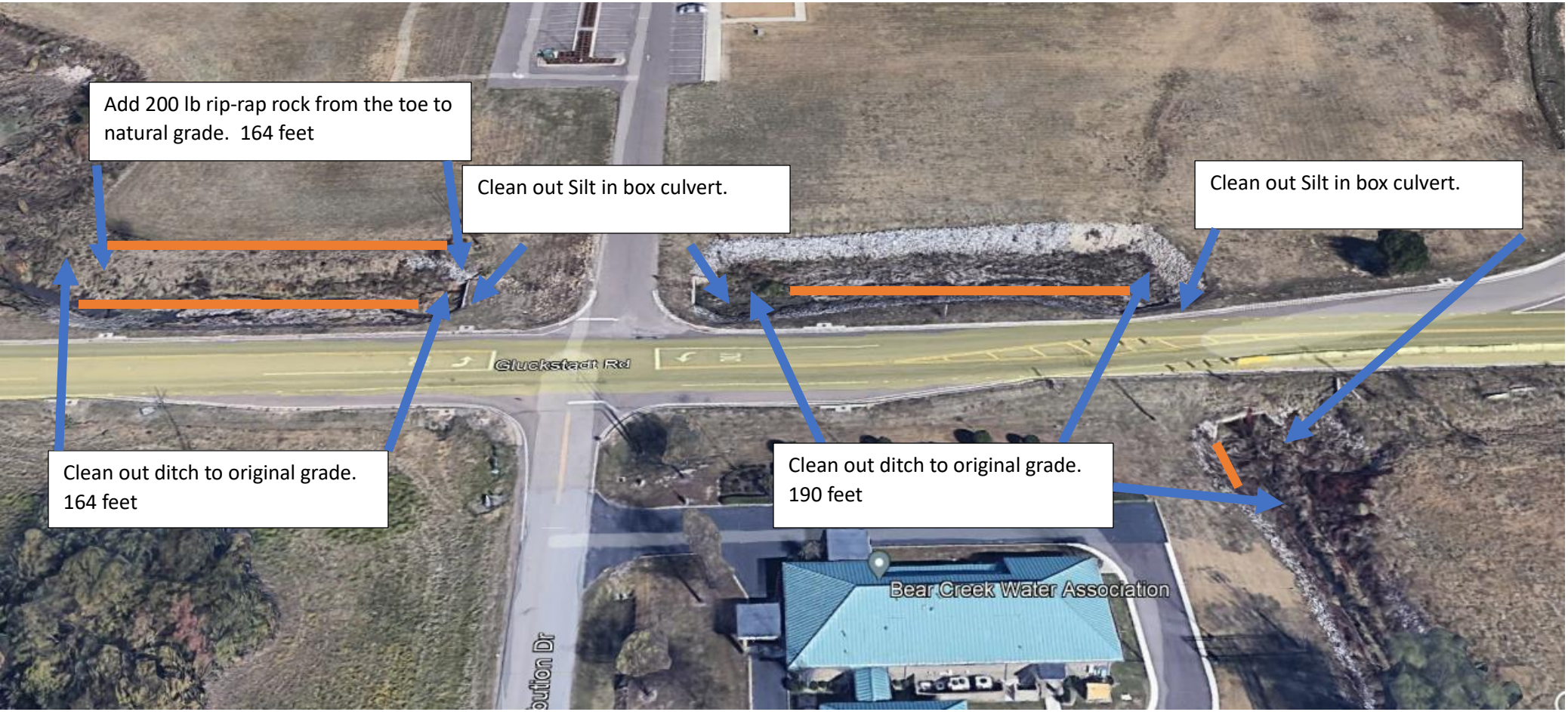
SUBJECT: Bear Creek Culvert Cleanout Project Bids

We recommend Blurton and Banks as the lowest and best bid for the subject project to improve drainage in Bear Creek. We received three sealed bids on June 6th, 2023, at 2:00 pm as follows:

Blurton and Banks	$134, 825.00
ERS Inc.	$178,800.00
Wildstone Construction Services LLC	$190,680.00

I have attached copies of the bid tab and packets for your information. Please let me know if you have any questions.

Ditches and Culverts Cleanout Bear Creek on Gluckstadt Road



Ditch and Culvert Cleanout on Bear Creek at Dees Road

CITY OF GLUCKSTADT
OFFICE OF THE CITY CLERK
Received
By 3:09 pm
6/6/23

City of Gluckstadt

Contract Specifications for the cleanout of box culverts and Bear Creek on Gluckstadt and Dees Roads

The following items are required in your sealed bid packet.

1. Bid Tab
2. Specifications
3. Insurance certificate
4. Any addendums to the specifications
5. Contractor License
6. Contactor certificate of responsibility (outside of the envelope)
7. Performance bond for the work
8. Name, address, email and phone number of the bidder.

All bids must be submitted to the City of Gluckstadt in a sealed envelope no later than June 6th, 2023, at 12 noon. The city will open bids June 6th, 2023, at 2:00 pm at the Gluckstadt City Hall located at 343 Distribution Drive, Madison, MS 39110.

Specifications; Bear Creek at Distribution Drive and Gluckstadt Road

1. Bear Creek at Distribution Drive.
    a. Box Culvert Cleanout
        i. Remove all silt and debris that has accumulated in both cells of the box culvert. All silt and debris must be disposed of at an approved landfill or other location approved by the City Public Works Director. (Please see attached plans)
    b. Bear Creek
        i. Remove all silt and soil build up to the original flow line of the creek (164 linier feet) going west from the culvert. All silt and debris must be disposed of at an approved landfill or other location approved by the City Public Works Director. (Please see attached plans)
        ii. Rip Rap Rock (200#) shall be added to the North Bank from the toe of the creek to natural grade (164 linier feet)
        iii. Access- the City of Gluckstadt will acquire approval from the property owner for a right of entry to the north bank of Bear Creek. The contractor is responsible for restoring the property that is damaged during the work to include regrading, planting and watering until the grass is restored to its original state.

2. Bear Creek at Gluckstadt Road
    a. Box Culvert Cleanout
        i. Remove all silt and debris that has accumulated in both cells of the box culvert. All silt and debris must be disposed of at an approved landfill or other location approved by the City Public Works Director. (Please see attached plans)
    b. Bear Creek
        i. Remove all silt and soil build up to the original flow line of the creek (190 linier feet) going west from the culvert and 50 feet South of the box

culvert. All silt and debris must be disposed of at an approved landfill or other location approved by the City Public Works Director. (Please see attached plans).

ii. Access- the City of Gluckstadt will acquire approval from the property owner for a right of entry to the north bank of Bear Creek. The contractor is responsible for restoring the property that is damaged during the work to include regrading, planting, and watering until the grass is restored to its original state.

3. Bear Creek at Dees Road
   a. Box Culvert Cleanout
      i. Remove all silt and debris that has accumulated in both cells of the box culvert. All silt and debris must be disposed of at an approved landfill or other location approved by the City Public Works Director. (Please see attached plans)
   b. Bear Creek
      i. Remove all silt and soil build up to the original flow line of the creek (100 linier feet) going west and east from the culvert. All silt and debris must be disposed of at an approved landfill or other location approved by the City Public Works Director. (Please see attached plans).
      ii. Rip Rap Rock (200#) shall be added to the roadside ditches where they discharge into Bear Creek on the west (approximately 100 feet total) and east side of the box culvert as needed.

4. Bid Tab
   a. Bear Creek at Distribution Drive. $ 45,320.00
   b. Bear Creek at Gluckstadt Road $ 63,125.00
   c. Bear Creek at Dees Road $ 26,380.00
   d. Total $ 134,825.00

5. Insurance Requirements (minimum) – Must be from and approved insurance company licensed to do business in Mississippi.
   a. Liability Insurance $1,000,000.00
   b. Automobile Insurance comprehensive and liability.
6. Performance Bond
   a. Payable to the City of Gluckstadt in the amount of the bid.
   b. Must be from an insurance company licensed in the State of Mississippi.
7. Contractors must have a commercial license issued by the Mississippi State Board of Contractors.
8. Plans and specifications- Any questions about the plans and specifications must be sent to the City of Gluckstadt Director of Public Works at 343 Distribution Drive Madison, MS 39110. Our email address is info@gluckstadt.net phone is 769-567-2306. The deadline for questions about the plans and specifications is June 6th at 10:00 am.
9. Addendums-If there are any addendums they will be provided to all plans holders.
10. Site visit- We strongly encourage bidders to inspect the job site prior to submitting their bid and to seek clarification from us where necessary to get a good understanding of the scope of work.
11. Payment- the Director of Public Works approval of payment will be made at the completion of the work and a satisfactory inspection by him. Once approved the contractor must submit and invoice for the work and subsequently the Director of Public Works will place it on the next Mayor and Board of Alderman docket for payment.
12. Notice to proceed. The City will provide the contractor with a notice to proceed and a

purchase order before work starts. Contract time to complete the project is 90 calendar days from the notice to proceed. The Mayor and Board of Alderman will have the option to imposed liquidated damages in the amount of $100.00 per day for each day past the contract time.

I have read and understand the scope of work and what is required for submittal of the bid packet. I am authorized to submit this bid with the amounts listed in sections 4 (Bid Tab) of this specification. This specification will serve as the contract of the job if the bidder is awarded the bid by the Mayor and Board of Alderman.

Owner or Authorized Person

THE AMERICAN INSTITUTE OF ARCHITECTS

AIA Document A310

Bid Bond

KNOW ALL MEN BY THESE PRESENTS, THAT WE Blurton, Banks & Associates, Inc.
P.O. Box 12448, Jackson, MS 39236
as Principal, hereinafter called the Principal, and The Gray Casualty & Surety Company
P.O. Box 6202, Metairie, LA 70009-6202
a corporation duly organized under the laws of the State of LA
as Surety, hereinafter called the Surety, are held and firmly bound unto City of Gluckstadt
MS
as Obligee, hereinafter called the Obligee, in the sum of Five Percent of Amount Bid
Dollars ($ 5%),
for the payment of which sum well and truly to be made, the said Principal and the said Surety, bind ourselves, our heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, the Principal has submitted a bid for City of Gluckstadt Cleanout of box culverts and Bear Creek on Gluckstadt and Dees Roads

NOW, THEREFORE, if the Obligee shall accept the bid of the Principal and the Principal shall enter into a Contract with the Obligee in accordance with the terms of such bid, and give such bond or bonds as may be specified in the bidding or Contract Documents with good and sufficient surety for the faithful performance of such Contract and for the prompt payment of labor and materials furnished in the prosecution thereof, or in the event of the failure of the Principal to enter such Contract and give such bond or bonds, if the Principal shall pay to the Obligee the difference not to exceed the penalty hereof between the amount specified in said bid and such larger amount for which the Obligee may in good faith contract with another party to perform the Work covered by said bid, then this obligation shall be null and void, otherwise to remain in full force and effect.

Signed and sealed this 6th day of June , 2023

(Witness)

Blurton, Banks & Associates, Inc.
(Principal) (Seal)
By: President
(Title)

(Witness)

THE GRAY CASUALTY & SURETY COMPANY SEAL

The Gray Casualty & Surety Company
(Surety) (Seal)
By: Attorney-in-Fact Fielden Mitts
(Title)

Client#: 16603 BLUBA

ACORD™ CERTIFICATE OF LIABILITY INSURANCE

DATE 6/02/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer any rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Tyler Thames	
Ross & Yerger Insurance, Inc. P.O. Box 1139 Jackson, MS 39215 601 948-2900	PHONE (A/C, No, Ext): 601 948-2900	FAX (A/C, No): 6013553227
	E-MAIL ADDRESS: tthames@rossandyerger.com	
	INSURER(S) AFFORDING COVERAGE	NAIC #
	INSURER A : Employers Mutual Cas Co	21415
INSURED Blurton, Banks & Associates, Inc. Post Office Box 12448 Jackson, MS 39236-2448	INSURER B : Bridgefield Casualty Ins/Summit	10335
	INSURER C :	
	INSURER D :	
	INSURER E :	
	INSURER F :	

COVERAGES **CERTIFICATE NUMBER:** **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSR	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY			5D0268524	02/07/2023	02/07/2024	EACH OCCURRENCE	$1,000,000
	CLAIMS-MADE X OCCUR						DAMAGE TO RENTED PREMISES (Ea occurrence)	$500,000
	X PD Ded:1,000						MED EXP (Any one person)	$10,000
							PERSONAL & ADV INJURY	$1,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	$2,000,000
	POLICY X PRO-JECT LOC						PRODUCTS - COMP/OP AGG	$2,000,000
	OTHER:							$
A	AUTOMOBILE LIABILITY			5E0268524	02/07/2023	02/07/2024	COMBINED SINGLE LIMIT (Ea accident)	$1,000,000
	X ANY AUTO						BODILY INJURY (Per person)	$
	OWNED AUTOS ONLY / SCHEDULED AUTOS						BODILY INJURY (Per accident)	$
	X HIRED AUTOS ONLY / X NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	$
								$
A	X UMBRELLA LIAB X OCCUR			5J0268524	02/07/2023	02/07/2024	EACH OCCURRENCE	$4,000,000
	EXCESS LIAB CLAIMS-MADE						AGGREGATE	$4,000,000
	DED X RETENTION $10000							$
B	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY Y/N			19638453	02/07/2023	02/07/2024	X PER STATUTE OTH-ER	
	ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? N/A						E.L. EACH ACCIDENT	$1,000,000
	(Mandatory in NH)						E.L. DISEASE - EA EMPLOYEE	$1,000,000
	If yes, describe under DESCRIPTION OF OPERATIONS below						E.L. DISEASE - POLICY LIMIT	$1,000,000
A	Leased/Rented Eqp			5C0268524	02/07/2023	02/07/2024	$100,000 /$500	
A	Installation			5C0268524	02/07/2023	02/07/2024	$100,000 / $500	

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Blanket Additional Insured applies to General Liability and Automobile Liability when required by written contract. General Liability includes Primary/Non-Contributory and Completed Operations for Additional Insured when required by written contract. Blanket Waiver of Subrogation applies to Workers Compensation, General Liability, and Automobile Liability when required by written contract. ALL policies are subject to policy terms, conditions, and exclusions.

CERTIFICATE HOLDER

City of Gluckstadt
343 Distribution Drive
Madison, MS 39110

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

Dudley D. Wooley

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THE GRAY INSURANCE COMPANY
THE GRAY CASUALTY & SURETY COMPANY
GENERAL POWER OF ATTORNEY

KNOW ALL BY THESE PRESENTS, THAT The Gray Insurance Company and **The Gray Casualty & Surety Company,** corporations duly organized and existing under the laws of Louisiana, and having their principal offices in Metairie, Louisiana, do hereby make, constitute, and appoint: **Fielden Mitts**
on behalf of each of the Companies named above its true and lawful Attorney-in-Fact, to make, execute, seal and deliver, for and on its behalf and as its deed, bonds, or other writings obligatory in the nature of a bond, as surety, contracts of suretyship as are or may be required or permitted by law, regulation, contract or otherwise, provided that no bond or undertaking or contract of suretyship executed under this authority shall exceed the amount of $10,000,000.

Surety Bond Number: Bid Bond
Principal: Blurton, Banks & Associates, Inc.
Obligee: City of Gluckstadt

This Power of Attorney is granted and is signed by facsimile under and by the authority of the following Resolutions adopted by the Boards of Directors of both **The Gray Insurance Company** and **The Gray Casualty & Surety Company** at meetings duly called and held on the 26th day of June, 2003.

"**RESOLVED**, that the President, Executive Vice President, any Vice President, or the Secretary be and each or any of them hereby is authorized to execute a power of Attorney qualifying the attorney named in the given Power of Attorney to execute on behalf of the Company bonds, undertakings, and all contracts of surety, and that each or any of them is hereby authorized to attest to the execution of such Power of Attorney, and to attach the seal of the Company; and it is

FURTHER RESOLVED, that the signature of such officers and the seal of the Company may be affixed to any such Power of Attorney or to any certificate relating thereto by facsimile, and any such Power of Attorney or certificate bearing such facsimile signature or facsimile seal shall be binding upon the Company now and in the future when so affixed with regard to any bond, undertaking or contract of surety to which it is attached.

IN WITNESS WHEREOF, The Gray Insurance Company and **The Gray Casualty & Surety Company** have caused their official seals to be hereinto affixed, and these presents to be signed by their authorized officers this 12th day of September, 2011.

By: Michael T. Gray
Michael T. Gray
President, **The Gray Insurance Company**
and
Vice President,
The Gray Casualty & Surety Company

Attest: Mark S. Manguno
Mark S. Manguno
Secretary,
The Gray Insurance Company,
The Gray Casualty & Surety Company

SEAL — THE GRAY INSURANCE COMPANY

SEAL — THE GRAY CASUALTY & SURETY COMPANY

State of Louisiana
ss:
Parish of Jefferson

On this 12th day of September, 2011, before me, a Notary Public, personally appeared Michael T. Gray, President of **The Gray Insurance Company** and Vice President of **The Gray Casualty & Surety Company,** and Mark S. Manguno, Secretary of **The Gray Insurance Company** and **The Gray Casualty & Surety Company,** personally known to me, being duly sworn, acknowledged that they signed the above Power of Attorney and affixed the seals of the companies as officers of, and acknowledged said instrument to be the voluntary act and deed, of their companies.

LISA S. MILLAR NOTARY PUBLIC STATE OF LOUISIANA

Lisa S. Millar, Notary Public, Parish of Orleans
State of Louisiana
My Commission is for Life

I, Mark S. Manguno, Secretary of **The Gray Insurance Company** and **The Gray Casualty & Surety Company,** do hereby certify that the above and forgoing is a true and correct copy of a Power of Attorney given by the companies, which is still in full force and effect.

IN WITNESS WHEREOF, I have set my hand and affixed the seals of the Companies this 6th day of June, 2023.

SEAL — THE GRAY INSURANCE COMPANY

SEAL — THE GRAY CASUALTY & SURETY COMPANY

Mark S. Manguno, Secretary
The Gray Insurance Company
The Gray Casualty & Surety Company

State of Mississippi

BOARD OF CONTRACTORS

ACTIVE

BLURTON, BANKS AND ASSOCIATES, INC
6055 RIDGEWOOD RD, STE.D
JACKSON, MS 39211

is duly registered and entitled to perform

1) EROSION CONTROL 2) GRADING
3) HWY. DRAINAGE 4) PAVING
5) WATER & SEWER

We have hereunto set our hand and caused the Seal of the Mississippi Board of Contractors to be affixed this 10 day of Jul., 2023

BOARD OF CONTRACTORS STATE OF MISSISSIPPI

CERTIFICATE OF RESPONSIBILITY
No. 04885-SC
Expires Jul. 10, 2024

Joel A. Carroll

CHAIRMAN OF THE BOARD

City of Gluckstadt

Contract Specifications for the cleanout of box culverts and Bear Creek on Gluckstadt and Dees Roads

The following items are required in your sealed bid packet.

1. Bid Tab
2. Specifications
3. Insurance certificate
4. Any addendums to the specifications
5. Contractor License
6. Contactor certificate of responsibility (outside of the envelope)
7. Performance bond for the work
8. Name, address, email and phone number of the bidder.

All bids must be submitted to the City of Gluckstadt in a sealed envelope no later than June 6th, 2023, at 12 noon. The city will open bids June 6th, 2023, at 2:00 pm at the Gluckstadt City Hall located at 343 Distribution Drive, Madison, MS 39110.

Specifications; Bear Creek at Distribution Drive and Gluckstadt Road

1. Bear Creek at Distribution Drive.
    a. Box Culvert Cleanout
        i. Remove all silt and debris that has accumulated in both cells of the box culvert. All silt and debris must be disposed of at an approved landfill or other location approved by the City Public Works Director. (Please see attached plans)
    b. Bear Creek
        i. Remove all silt and soil build up to the original flow line of the creek (164 linier feet) going west from the culvert. All silt and debris must be disposed of at an approved landfill or other location approved by the City Public Works Director. (Please see attached plans)
        ii. Rip Rap Rock (200#) shall be added to the North Bank from the toe of the creek to natural grade (164 linier feet)
        iii. Access- the City of Gluckstadt will acquire approval from the property owner for a right of entry to the north bank of Bear Creek. The contractor is responsible for restoring the property that is damaged during the work to include regrading, planting and watering until the grass is restored to its original state.

2. Bear Creek at Gluckstadt Road
    a. Box Culvert Cleanout
        i. Remove all silt and debris that has accumulated in both cells of the box culvert. All silt and debris must be disposed of at an approved landfill or other location approved by the City Public Works Director. (Please see attached plans)
    b. Bear Creek
        i. Remove all silt and soil build up to the original flow line of the creek (190 linier feet) going west from the culvert and 50 feet South of the box

culvert. All silt and debris must be disposed of at an approved landfill or other location approved by the City Public Works Director. (Please see attached plans).

ii. Access- the City of Gluckstadt will acquire approval from the property owner for a right of entry to the north bank of Bear Creek. The contractor is responsible for restoring the property that is damaged during the work to include regrading, planting, and watering until the grass is restored to its original state.

3. Bear Creek at Dees Road
   a. Box Culvert Cleanout
      i. Remove all silt and debris that has accumulated in both cells of the box culvert. All silt and debris must be disposed of at an approved landfill or other location approved by the City Public Works Director. (Please see attached plans)
   b. Bear Creek
      i. Remove all silt and soil build up to the original flow line of the creek (100 linier feet) going west and east from the culvert. All silt and debris must be disposed of at an approved landfill or other location approved by the City Public Works Director. (Please see attached plans).
      ii. Rip Rap Rock (200#) shall be added to the roadside ditches where they discharge into Bear Creek on the west (approximately 100 feet total) and east side of the box culvert as needed.
4. Bid Tab
   a. Bear Creek at Distribution Drive. $ $ 84,000.00
   b. Bear Creek at Gluckstadt Road $ $ 47,750.00
   c. Bear Creek at Dees Road $ $ 47,050.00
   d. Total $ $ 178,800.00
5. Insurance Requirements (minimum) – Must be from and approved insurance company licensed to do business in Mississippi.
   a. Liability Insurance $1,000,000.00
   b. Automobile Insurance comprehensive and liability.
6. Performance Bond
   a. Payable to the City of Gluckstadt in the amount of the bid.
   b. Must be from an insurance company licensed in the State of Mississippi.
7. Contractors must have a commercial license issued by the Mississippi State Board of Contractors.
8. Plans and specifications- Any questions about the plans and specifications must be sent to the City of Gluckstadt Director of Public Works at 343 Distribution Drive Madison, MS 39110. Our email address is info@gluckstadt.net phone is 769-567-2306. The deadline for questions about the plans and specifications is June 6th at 10:00 am.
9. Addendums-If there are any addendums they will be provided to all plans holders.
10. Site visit- We strongly encourage bidders to inspect the job site prior to submitting their bid and to seek clarification from us where necessary to get a good understanding of the scope of work.
11. Payment- the Director of Public Works approval of payment will be made at the completion of the work and a satisfactory inspection by him. Once approved the contractor must submit and invoice for the work and subsequently the Director of Public Works will place it on the next Mayor and Board of Alderman docket for payment.
12. Notice to proceed. The City will provide the contractor with a notice to proceed and a

purchase order before work starts. Contract time to complete the project is 90 calendar days from the notice to proceed. The Mayor and Board of Alderman will have the option to imposed liquidated damages in the amount of $100.00 per day for each day past the contract time.

I have read and understand the scope of work and what is required for submittal of the bid packet. I am authorized to submit this bid with the amounts listed in sections 4 (Bid Tab) of this specification. This specification will serve as the contract of the job if the bidder is awarded the bid by the Mayor and Board of Alderman.

Todd Roberts, President

ERS, Inc.
1635 Lelia Drive, Suite 202
Jackson, MS 39216

Owner or Authorized Person

601.982.7188
ERSINC@EARTHLINK.NET

CERTIFICATE OF LIABILITY INSURANCE

DA 5/31/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER	CONTACT NAME: Rita Clark
Arthur J. Gallagher Risk Management Services, LLC 1076 Highland Colony Parkway Suite 300 Ridgeland MS 39157	PHONE (A/C, No, Ext): 601-605-3133 FAX (A/C, No): 601-605-4082 E-MAIL ADDRESS: Rita_Clark@ajg.com

INSURER(S) AFFORDING COVERAGE	NAIC #
INSURER A : The Travelers Indemnity Company of CT	25682
INSURER B : Travelers Property Casualty Co of America	25674
INSURER C : Travelers Casualty and Surety Company	19038
INSURER D :	
INSURER E :	
INSURER F :	

INSURED
ERS, Inc.
1635 Lelia Drive
Suite #202
Jackson MS 39216

COVERAGES **CERTIFICATE NUMBER:** 473641733 **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS	
A	X COMMERCIAL GENERAL LIABILITY CLAIMS-MADE X OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: POLICY X PRO-JECT LOC OTHER:			4TCO4C524184TCT22	11/1/2022	11/1/2023	EACH OCCURRENCE DAMAGE TO RENTED PREMISES (Ea occurrence) MED EXP (Any one person) PERSONAL & ADV INJURY GENERAL AGGREGATE PRODUCTS - COMP/OP AGG	$ 1,000,000 $ 300,000 $ 5,000 $ 1,000,000 $ 2,000,000 $ 2,000,000
A	AUTOMOBILE LIABILITY X ANY AUTO OWNED AUTOS ONLY X HIRED AUTOS ONLY SCHEDULED AUTOS X NON-OWNED AUTOS ONLY			BA0L843419222SG	11/1/2022	11/1/2023	COMBINED SINGLE LIMIT (Ea accident) BODILY INJURY (Per person) BODILY INJURY (Per accident) PROPERTY DAMAGE (Per accident)	$ 1,000,000 $ $ $
B	X UMBRELLA LIAB X OCCUR EXCESS LIAB CLAIMS-MADE DED X RETENTION $ 10,000			CUP7H570344222S	11/1/2022	11/1/2023	EACH OCCURRENCE AGGREGATE	$ 1,000,000 $ 1,000,000
C	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANYPROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? Y/N N (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N/A		UB0K166617232SG	2/8/2023	2/8/2024	X PER STATUTE OTH-ER E.L. EACH ACCIDENT E.L. DISEASE - EA EMPLOYEE E.L. DISEASE - POLICY LIMIT	$ 1,000,000 $ 1,000,000 $ 1,000,000
B	Inland Marine Installation Floater			6604241L866	11/1/2022	11/1/2023	Rented/Leased R/L Ded Installation	$400,000 $1,000 $275,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
Installation Floater deductible is $1,000
Project: Bear Creek at Distribution Drive - Box Culvert Cleanout; Bear Creek at Gluckstadt Road - Box Culvert Cleanout

CERTIFICATE HOLDER

City of Gluckstadt - Direct of Public Works
343 Distribution Drive
Madison MS 39110

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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State of Mississippi

BOARD OF CONTRACTORS

ACTIVE

ERS, INC.
1635 LELIA DR SUITE 202
JACKSON, MS 39216

is duly registered and entitled to perform

1) ENVIRONMENTAL REMEDIATION 2) ENVIRONMENTAL RESTORATION
3) HEAVY CONSTRUCTION 4) HIGHWAY, STREET AND BRIDGE CONSTRUCTION

We have hereunto set our hand and caused the Seal of the Mississippi Board of Contractors to be affixed this 13 day of Jul., 2022

BOARD OF CONTRACTORS · STATE OF MISSISSIPPI

CERTIFICATE OF RESPONSIBILITY
No. 09317-MC
Expires Jul. 13, 2023

Joel A. Cundell

CHAIRMAN OF THE BOARD

BID BOND
(Mississippi)

KNOW ALL MEN BY THESE PRESENTS, that we_ERS, Inc, 1635 Lelia Dr, Suite 202, Jackson, MS 39216 as principal, hereinafter called the "Principal," and **SURETEC INSURANCE COMPANY**, 2103 CityWest Blvd, Suite 1300, Houston, TX 77426, as surety, hereinafter called the "Surety," are held and firmly bound unto City of Gluckstadt, 343 Distribution Dr, Madison, MS 39110 as Obligee, hereinafter called the Obligee, in the sum of five % of amount bid Dollars (5% of amount bid) for the payment of which sum well and truly to be made, the said Principal and the said Surety, bind ourselves, our heirs, executors, administrators, successors and assigns, jointly and severally, firmly by these presents.

WHEREAS, the principal has submitted a bid for Cleanout of Box Culverts and Bear Creek on Gluckstadt and Dees Roads.

NOW, THEREFORE, if the contract be timely awarded to the Principal and the Principal shall within such time as specified in the bid, enter into a contract in writing or, in the event of the failure of the Principal to enter into such Contract, if the Principal shall pay to the Obligee the difference not to exceed the penalty hereof between the amount specified in said bid and such larger amount for which the Obligee may in good faith contract with another party to perform the work covered by said bid, then this obligation shall be null and void, otherwise to remain in full force and effect.

PROVIDED, HOWEVER, neither Principal nor Surety shall be bound hereunder unless Obligee prior to execution of the final contract shall furnish evidence of financing in a manner and form acceptable to Principal and Surety that financing has been firmly committed to cover the entire cost of the project.

PROVIDED, FURTHER, unless the bid documents require that bid security remain in effect for a longer period of time, Surety shall have no liability hereon if a contract for the bid amount is not awarded to Principal within 60 days of the date hereof.

SIGNED and dated this 6th day of June, 2023.

ERS, Inc
Principal

Signature _____
Name Todd Roberts
Title President

SureTec Insurance Company

Signature _____
Title John G. Raines, Attorney-in-Fact

Bid Bond Capped- MS
Rev 3-16-09

POA #: 2410013

SureTec Insurance Company
LIMITED POWER OF ATTORNEY

Know All Men by These Presents, That SURETEC INSURANCE COMPANY (the "Company"), a corporation duly organized and existing under the laws of the State of Texas, and having its principal office in Houston, Harris County, Texas, does by these presents make, constitute and appoint

Sherrill A. Kelley, David Ray Robertson, Jessica Windham, John E. Marchetti, John G. Raines, Kelli Burnum, Rita G. Clark, Tammy Vernon, Ranee Martin, William D. Horne III, William D. Horne Jr.

its true and lawful Attorney-in-fact, with full power and authority hereby conferred in its name, place and stead, to execute, acknowledge and deliver any and all bonds, recognizances, undertakings or other instruments or contracts of suretyship to include waivers to the conditions of contracts and consents of surety for, providing the bond penalty does not exceed

Twenty Five Million and 00/100 Dollars ($25,000,000.00)

and to bind the Company thereby as fully and to the same extent as if such bond were signed by the President, sealed with the corporate seal of the Company and duly attested by its Secretary, hereby ratifying and confirming all that the said Attorney-in-Fact may do in the premises. Said appointment is made under and by authority of the following resolutions of the Board of Directors of the SureTec Insurance Company:

Be it Resolved, that the President, any Vice-President, any Assistant Vice-President, any Secretary or any Assistant Secretary shall be and is hereby vested with full power and authority to appoint any one or more suitable persons as Attorney(s)-in-Fact to represent and act for and on behalf of the Company subject to the following provisions:

Attorney-in-Fact may be given full power and authority for and in the name of and of behalf of the Company, to execute, acknowledge and deliver, any and all bonds, recognizances, contracts, agreements or indemnity and other conditional or obligatory undertakings and any and all notices and documents canceling or terminating the Company's liability thereunder, and any such instruments so executed by any such Attorney-in-Fact shall be binding upon the Company as if signed by the President and sealed and effected by the Corporate Secretary.

Be it Resolved, that the signature of any authorized officer and seal of the Company heretofore or hereafter affixed to any power of attorney or any certificate relating thereto by facsimile, and any power of attorney or certificate bearing facsimile signature or facsimile seal shall be valid and binding upon the Company with respect to any bond or undertaking to which it is attached. *(Adopted at a meeting held on 20th of April, 1999.)*

In Witness Whereof, SURETEC INSURANCE COMPANY has caused these presents to be signed by its President, and its corporate seal to be hereto affixed this 16th day of March, A.D. 2023.

SURETEC INSURANCE COMPANY

By: _____
Michael C. Keimig, President

State of Texas ss:
County of Harris

On this 16th day of March, A.D. 2023 before me personally came Michael C. Keimig, to me known, who, being by me duly sworn, did depose and say, that he resides in Houston, Texas, that he is President of SURETEC INSURANCE COMPANY, the company described in and which executed the above instrument; that he knows the seal of said Company; that the seal affixed to said instrument is such corporate seal; that it was so affixed by order of the Board of Directors of said Company; and that he signed his name thereto by like order.

TANYA SNEED
Notary Public State of Texas
Commission # 128571231
Commission Expires 03/30/2027

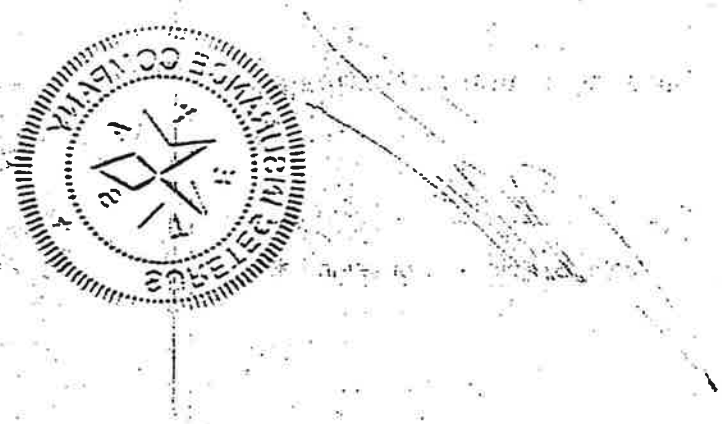
_____
Tanya Sneed, Notary Public
My commission expires March 30, 2027

I, M. Brent Beaty, Assistant Secretary of SURETEC INSURANCE COMPANY, do hereby certify that the above and foregoing is a true and correct copy of a Power of Attorney, executed by said Company, which is still in full force and effect; and furthermore, the resolutions of the Board of Directors, set out in the Power of Attorney are in full force and effect.

Given under my hand and the seal of said Company at Houston, Texas this 6th day of June, 2023, A.D.

_____
M. Brent Beaty, Assistant Secretary

Any instrument issued in excess of the penalty stated above is totally void and without any validity.
For verification of the authority of this power you may call (713) 812-0800 any business day between 8:30 am and 5:00 pm CST.



BID FROM:
Wildstone Construction Services, LLC
849 Highway 49
Flora, MS 39071
601-879-7409

City of Gluckstadt, Mississippi
City Hall
343 Distribution Drive
Madison, Mississippi 39110

Bid Date: June 6, 2023

BID FOR: Cleanout of Box Culverts and Bear Creek on Gluckstadt and Dees Roads

Certificate of Responsibility No. 22938-MC

City of Gluckstadt

Contract Specifications for the cleanout of box culverts and Bear Creek on Gluckstadt and Dees Roads

The following items are required in your sealed bid packet.

1. Bid Tab
2. Specifications
3. Insurance certificate
4. Any addendums to the specifications
5. Contractor License
6. Contactor certificate of responsibility (outside of the envelope)
7. Performance bond for the work
8. Name, address, email and phone number of the bidder.

All bids must be submitted to the City of Gluckstadt in a sealed envelope no later than June 6th, 2023, at 12 noon. The city will open bids June 6th, 2023, at 2:00 pm at the Gluckstadt City Hall located at 343 Distribution Drive, Madison, MS 39110.

Specifications; Bear Creek at Distribution Drive and Gluckstadt Road

1. Bear Creek at Distribution Drive.
    a. Box Culvert Cleanout
        i. Remove all silt and debris that has accumulated in both cells of the box culvert. All silt and debris must be disposed of at an approved landfill or other location approved by the City Public Works Director. (Please see attached plans)
    b. Bear Creek
        i. Remove all silt and soil build up to the original flow line of the creek (164 linier feet) going west from the culvert. All silt and debris must be disposed of at an approved landfill or other location approved by the City Public Works Director. (Please see attached plans)
        ii. Rip Rap Rock (200#) shall be added to the North Bank from the toe of the creek to natural grade (164 linier feet)
        iii. Access- the City of Gluckstadt will acquire approval from the property owner for a right of entry to the north bank of Bear Creek. The contractor is responsible for restoring the property that is damaged during the work to include regrading, planting and watering until the grass is restored to its original state.

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culvert. All silt and debris must be disposed of at an approved landfill or other location approved by the City Public Works Director. (Please see attached plans).

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      i. Remove all silt and soil build up to the original flow line of the creek (100 linier feet) going west and east from the culvert. All silt and debris must be disposed of at an approved landfill or other location approved by the City Public Works Director. (Please see attached plans).
      ii. Rip Rap Rock (200#) shall be added to the roadside ditches where they discharge into Bear Creek on the west (approximately 100 feet total) and east side of the box culvert as needed.
4. Bid Tab
   a. Bear Creek at Distribution Drive. $ 120,180.00
   b. Bear Creek at Gluckstadt Road $ 32,400.00
   c. Bear Creek at Dees Road $ 38,100.00
   d. Total $ 190,680.00
5. Insurance Requirements (minimum) – Must be from and approved insurance company licensed to do business in Mississippi.
   a. Liability Insurance $1,000,000.00
   b. Automobile Insurance comprehensive and liability.
6. Performance Bond
   a. Payable to the City of Gluckstadt in the amount of the bid.
   b. Must be from an insurance company licensed in the State of Mississippi.
7. Contractors must have a commercial license issued by the Mississippi State Board of Contractors.
8. Plans and specifications- Any questions about the plans and specifications must be sent to the City of Gluckstadt Director of Public Works at 343 Distribution Drive Madison, MS 39110. Our email address is info@gluckstadt.net phone is 769-567-2306. The deadline for questions about the plans and specifications is June 6th at 10:00 am.
9. Addendums-If there are any addendums they will be provided to all plans holders.
10. Site visit- We strongly encourage bidders to inspect the job site prior to submitting their bid and to seek clarification from us where necessary to get a good understanding of the scope of work.
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purchase order before work starts. Contract time to complete the project is 90 calendar days from the notice to proceed. The Mayor and Board of Alderman will have the option to imposed liquidated damages in the amount of $100.00 per day for each day past the contract time.

I have read and understand the scope of work and what is required for submittal of the bid packet. I am authorized to submit this bid with the amounts listed in sections 4 (Bid Tab) of this specification. This specification will serve as the contract of the job if the bidder is awarded the bid by the Mayor and Board of Alderman.

Emily Rut, President

Owner or Authorized Person

Wildstone Construction Services, LLC
849 Highway 49
Flora, MS 39071
601-879-7409
erut@wildstoneCS.com (Emily Rut)

State of Mississippi

BOARD OF CONTRACTORS

WILDSTONE CONSTRUCTION SERVICES LLC

ACTIVE

P.O. BOX 1122

MADISON, MS 39130

is duly registered and entitled to perform

1) HEAVY CONSTRUCTION 2) MUNICIPAL AND PUBLIC WORKS CONSTRUCTION

We have hereunto set our hand and caused the Seal of the Mississippi Board of Contractors to be affixed this 10 day of Oct. 2022

BOARD OF CONTRACTORS STATE OF MISSISSIPPI

CERTIFICATE OF RESPONSIBILITY

No. 22938-MC

Expires Oct. 10, 2023

Joel A. Cannell

CHAIRMAN OF THE BOARD

2:00 PM

Bear Creek Culvert Cleanout Bid Tab June 6th 2023 at 2:00 PM

Name of Bidder	Bid tab	specifications	Insurance Certificate	Addendums	Contractor License	Certificate of Responsibility	Name, address, email, and phone number of Bidder	Base Bid Bear Creek at Distribution Drive	Base Bid Bear Creek at Gluckstadt road	Base Bid Bear Creek at Dees Road	Total Bid
Blurton Bros	X	X	X	X	X	X	X	45370	63125	26380	134,825 cc
ERS Inc	X	X	X	X	X	X	X	89,000	47750	47050	175,800 cc
Wildstone Construction Services LLC	X	X		X	X	X	X	120,180	34,400	35100	190,680

No insurance Certificate

CITY OF GLUCKSTADT

MISSISSIPPI

BUILDING DEPARTMENT

MEMORANDUM

TO: Mayor & Board of Alderman

FROM: William Hall, Building Official

DATE: 05/30/2023

SUBJECT: Adjudication of Private Property Cleanup Invoice - 330 Old Jackson Road

During the April 11, 2023 Mayor and Board meeting, the Board of Aldermen adjudicated the cleaning of private property located at 330 Old Jackson Road, but also giving a thirty day grace period of code enforcement for the representatives of the property to clean up themselves. Sufficient progress was not made during that time, and on May 19, 2023 a contractor began, and finished, demolition of the derelict structure on the property. The invoice matches the quote given with final cost being $9,720.00. By Mississippi 21-19-11, the city is allowed to adjudicate the actual cost of the property and may also impose a penalty not to exceed $1,500 or fifty percent of the actual cost, whichever is more.

BLURTON, BANKS & ASSOC., INC.
CONSTRUCTION, SITE DEVELOPMENT
SINCE 1974
P.O. BOX 12448 • 6055 RIDGEWOOD ROAD, STE D
JACKSON, MISSISSIPPI 39211
PH. 601-957-2055 FAX. 601-977-0442

May 24, 2023

Mr. William Hall
City of Gluckstadt

INVOICE **05.24.2023**

FOR: P.O. #202300086 House Removal

We demolished and hauled off the abandoned house at 330 Old Jackson Rd and cleaned up the property.

Total Invoice $9,720.00

Thank you

BLURTON, BANKS & ASSOC., INC.

Clark Blurton
President

CITY OF GLUCKSTADT

MISSISSIPPI

OFFICE OF THE CITY CLERK

MEMORANDUM

TO: Mayor & Board of Alderman

FROM: Lindsay Kellum, City Clerk

DATE: June 13, 2023

SUBJECT: General Update, City Administration

The City Clerk will provide a brief update on the below city administration matters.

Items:

- Finance & Budget
- Accounts Payable
- Fixed Assets
- Software Implementation
- Training & Education
- Human Resources and Payroll
- Communications and Website
- Public Records Requests
- Events & Chamber of Commerce
- Mayor's Youth Council

CITY OF GLUCKSTADT

MISSISSIPPI

OFFICE OF THE CITY CLERK

MEMORANDUM

TO: Mayor & Board of Alderman

FROM: Scott Maugh, Deputy City Clerk

DATE: 06/08/2023

SUBJECT: Privilege & Transient Vendor License Report (Monthly Update)

From May 1, 2023, to May 31, 2023, the City of Gluckstadt processed nine (9) Regular Privilege Licenses.

The amount of fees collected in 2023 to date is as follows:

Privilege: $2154.50
Transient: $250.00

Section 8, IB)

					DISTRIBUTION				
ID	ISSUED TO	DATE	PACKET	TYPE	FEE	PENALTY	TAX	INTEREST	TOTAL
0000007	SUGAR DAZE DESSERT	5/15/2023	00034	Payment	20.00-	.00	.00	.00	20.00-
0000012	EXIT REALTY LEGACY	5/16/2023	00035	Payment	20.00-	.00	.00	.00	20.00-
0000013	GLUCKSTADT DENTAL C	5/03/2023	00032	Payment	30.00-	.00	.00	.00	30.00-
0000014	AARDVARK COMPUTER S	5/01/2023	00031	Payment	20.00-	.00	.00	.00	20.00-
0000022	BIG 10 TIRE CO., IN	5/01/2023	00031	Payment	250.00-	.00	.00	.00	250.00-
0000023	911 RESTORATION	5/24/2023	00038	Payment	30.00-	.00	.00	.00	30.00-
0000174	KCI USA, INC.	5/03/2023	00032	Payment	20.00-	.00	.00	.00	20.00-
0000175	GERMANTOWN DENTAL	5/09/2023	00033	Payment	20.00-	.00	.00	.00	20.00-
0000176	TINO'S PET GROOMING	5/23/2023	00037	Payment	20.00-	.00	.00	.00	20.00-

Section 8, IB)

FEE CODE TOTALS BY TYPE

FEE CODE	TYPE	COUNT	DISTRIBUTION FEE	PENALTY	TAX	INTEREST	TOTAL
Schdl-A	Payment	3	290.00CR	0.00	0.00	0.00	290.00CR
Schdl-B	Payment	6	140.00CR	0.00	0.00	0.00	140.00CR
					GRAND TOTAL FOR PERIOD		430.00CR

TOTALS BY TRANSACTION TYPE

TYPE	COUNT	DISTRIBUTION FEE	PENALTY	TAX	INTEREST	TOTAL
Payment	9	430.00CR	0.00	0.00	0.00	430.00CR
TOTAL FOR PERIOD	9					430.00CR

SELECTION CRITERIA

Section 8, IB)

REPORT OPTIONS:

LICENSE RANGE: THRU ZZZZZZZZZZ
PACKET RANGE: 0 THRU 99999
TRANSACTION RANGE: 5/01/2023 THRU 5/31/2023
LICENSE STATUS: All
LICENSE CODE: All
FEE CODE: All

PRINT OPTIONS:

PRINT TOTALS ONLY: NO

TRANSACTION TYPE OPTIONS:

ALL: YES
PAYMENT: YES
REFUND CHECK: YES
REVERSE PAYMENT: YES
REVERSE REFUND: YES

ADJUSTMENT OPTIONS:
ADJUSTMENT CODE: ALL

*** END OF REPORT ***

From: wesley slay
To: Lindsay Kellum
Subject: Re: Special Called Meeting of the Mayor and Board of Aldermen, PD Station Construction Project: Lowest and Best Bidder Discussion
Date: Friday, May 12, 2023 4:04:52 PM

Don't know if we can add to the agenda for special called meeting or not. Two items I would like to add to this meeting or the next regular meeting are: 1. Five minute update on grant writer as to different grants and status, and 2. Update on status of city getting own Post Office.
I think we should get an update on grants every month. Thanks and hope you have a restful weekend. Wes
On Fri, May 12, 2023 at 1:19 PM wesley slay <b2rws1@gmail.com> wrote:

> I will attend
>
> On Fri, May 12, 2023 at 8:53 AM Lindsay Kellum <lindsay.kellum@gluckstadt.net> wrote:
>
> > The Mayor has called a Special Called Meeting for Tuesday, 5/16 at 5:00 pm.
> >
> > Please let me know if any of you have a conflict or need to phone in. You will find the agenda packet attached for your convenience and I have also placed it in the dropbox link below:
> >
> > https://www.dropbox.com/scl/fo/hil45ynqp6lgahhmf6bob/h?dl=0&rlkey=r47kw5rmu4nz0dhdm5iaxwq35

From: Simpson Goodman
To: Lindsay Kellum
Subject: City of Gluckstadt Engagement Letter - FY 2022 Audit
Date: Tuesday, May 23, 2023 9:26:00 PM
Attachments: City of Gluckstadt Engagement Letter FY 2022 Audit.pdf

---

Good Evening Lindsay,

Attached, please find a copy of the Engagement Letter for your and the Board's review, approval, and signature. The fee is the price Mr. Bridgers quoted whichever day it was that you and I were talking about it. It is set at $25,000.

Please let me know if you have any questions.

Sincerely,

Simpson Goodman

bridgers
Bridgers, Goodman, Baird & Clarke, PLLC
Certified Public Accountants

Bridgers, Goodman, Baird & Clarke, PLLC | ***Certified Public Accountants***

3528 Manor Drive | *Vicksburg, MS 39180*

Office: (601) 636-1416 | Fax: (601) 636-1417 | Cell: (662) 820-9887

Email: simpson.goodman@bridgerscpas.com | www.bridgerscpas.com

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****
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****

bridgers
Bridgers, Goodman, Baird & Clarke, PLLC
Certified Public Accountants

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MEMBERS OF
MISSISSIPPI SOCIETY OF CPAs
AMERICAN INSTITUTE OF CPAs
GOVERNMENT AUDIT QUALITY CENTER

ENGAGEMENT LETTER
and
Accompanying Peer Review Report

May 23, 2023

To the Board of Aldermen, Mayor, and City Clerk
City of Gluckstadt, Mississippi
343 Distribution Drive
Madison, Mississippi 39110

To Whom It May Concern:

We are pleased to confirm our understanding of the services we are to provide the **City of Grenville** (the City), for the year ending **September 30, 2022**. Section 7-7-211 (e), Miss. Code Ann. (1972), requires an audit of the financial records of the City for each fiscal year.

Audit Scope and Objectives

We will audit the financial statements of the governmental activities, the business-type activities, the aggregate discretely presented component units (if any), each major fund, and the aggregate remaining fund information, including the disclosures, which collectively comprise the basic financial statements of the City as of and for the year ended **September 30, 2022**. Accounting standards generally accepted in the United States of America (GAAP) provide for certain required supplementary information (RSI), such as management's discussion and analysis (MD&A), to supplement the City's basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. As part of our engagement, we will apply certain limited procedures to the City's RSI in accordance with auditing standards generally accepted in the United States of America (GAAS). These limited procedures will consist of inquiries of management regarding the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We will not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient appropriate evidence to express an opinion or provide any assurance.

The following RSI is required by GAAP and will be subjected to certain limited procedures, but will not be audited:

1) Management's Discussion and Analysis (if applicable)
2) Budgetary Comparison Schedules (if applicable)
3) Schedule of Funding Progress – Other Postemployment Benefit (if applicable)
4) Schedule of City's Proportionate Share of Net Pension Liability (if applicable)
5) Schedule of City's Contributions – Pensions (if applicable)

We have also been engaged to report on supplementary information other than RSI that accompanies the City's financial statements. We will subject the following supplementary information to the auditing procedures applied in our audit of the financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the financial statements or to the financial statements themselves, and other additional procedures in accordance with GAAS, and we will provide an opinion on it in relation to the financial statements as a whole in a report combined with our auditor's report on the financial statements:

1) Schedule of Expenditures of Federal Awards and Accompanying Notes (if applicable)

In connection with our audit of the basic financial statements, we will read the following other information and consider whether a material inconsistency exists between the other information and the basic financial statements, or the other information otherwise appears to be materially misstated. If, based on the work performed, we conclude that an uncorrected material misstatement of the other information exists, we are required to describe it in our report.

1) Schedule of Surety Bonds for City Officials

Additionally, we are required to communicate our responsibilities as auditor with respect to other information included with an annual report to those charged with governance during planning.

- The expectation that the auditor will be provided the final version of all documents comprising the annual report, including other information, prior to the date of the auditor's report so that required audit procedures can be completed prior to the issuance of the auditor's report.

- If obtaining the final version of these documents is not possible prior to the date of the auditor's report, that the documents will be provided as soon as practicable, and that the entity will not issue the annual report prior to providing them to the auditor.

- The potential implications of providing the documents after the date of the auditor's report, including any actions that may be necessary in the event the auditor concludes that there is a material misstatement.

The objectives of our audit are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and issue an auditor's report that includes our opinions about whether your financial statements are fairly presented, in all material respects, in conformity with GAAP, and report on the fairness of the supplementary information,

if applicable, referred to in the second paragraph when considered in relation to the financial statements as a whole. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with GAAS and *Government Auditing Standards* will always detect a material misstatement when it exists. Misstatements, including omissions, can arise from fraud or error and are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment of a reasonable user made based on the financial statements. The objectives also include reporting on:

- Internal control over financial reporting and compliance with provisions of laws, regulations, contracts, and award agreements, noncompliance with which could have a material effect on the financial statements in accordance with *Government Auditing Standards*.

- And, if applicable, internal control over compliance related to major programs and an opinion (or disclaimer of opinion) on compliance with federal statutes, regulations, and the terms and conditions of federal awards that could have a direct and material effect on each major program in accordance with the Single Audit Act Amendments of 1996 and Title 2 U.S. *Code of Federal Regulations* (CFR) Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* (Uniform Guidance).

Auditor's Responsibilities for the Audit of the Financial Statements and Single Audit (if applicable)

We will conduct our audit in accordance with GAAS; the standards for financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States; and if applicable, the Single Audit Act Amendments of 1996; and the provisions of the Uniform Guidance, and will include tests of accounting records, a determination of major program(s) in accordance with Uniform Guidance, and other procedures we consider necessary to enable us to express such opinions. As part of an audit in accordance with GAAS and *Government Auditing Standards*, we exercise professional judgment and maintain professional skepticism throughout the audit.

We will evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management. We will also evaluate the overall presentation of the financial statements, including the disclosures, and determine whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation. We will plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement, whether from (1) errors, (2) fraudulent financial reporting, (3) misappropriation of assets, or (4) violations of laws or governmental regulations that are attributable to the government or to acts by management or employees acting on behalf of the government. Because the determination of waste and abuse is subjective, *Government Auditing Standards* do not expect auditors to perform specific procedures to detect waste or abuse in financial audits nor do they expect auditors to provide reasonable assurance of detecting waste or abuse.

Because of the inherent limitations of an audit, combined with the inherent limitations of internal control, and because we will not perform a detailed examination of all transactions, there is an unavoidable risk that some material misstatements or noncompliance may not be detected by us, even though the audit is properly planned and performed in accordance with GAAS and *Government Auditing Standards*. In addition, an audit is not designed to detect immaterial misstatements or violations of laws or governmental regulations that do not have a direct and material effect on the financial statements or on major programs. However, we will inform the appropriate level of management of any material errors,

any fraudulent financial reporting, or misappropriation of assets that come to our attention. We will also inform the appropriate level of management of any violations of laws or governmental regulations that come to our attention, unless clearly inconsequential. We will include such matters in the reports required for a Single Audit, if applicable. Our responsibility as auditors is limited to the period covered by our audit and does not extend to any later periods for which we are not engaged as auditors.

We will also conclude, based on the audit evidence obtained, whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the government's ability to continue as a going concern for a reasonable period of time.

Our procedures will include tests of documentary evidence supporting the transactions recorded in the accounts, direct confirmation of receivables, if considered necessary, and certain assets and liabilities by correspondence with selected individuals, funding sources, creditors, and financial institutions. We will also request written representations from your attorneys as part of the engagement and they may bill you for responding to this inquiry.

We have identified the following significant risk(s) of material misstatement as part of our audit planning: Although planning has not concluded and modifications may be made, we consider management override of controls to be a significant risk requiring audit procedures above and beyond our normal auditing procedures.

Our audit of financial statements does not relieve you of your responsibilities.

Audit Procedures—Internal Control

We will obtain an understanding of the government and its environment, including internal control relevant to the audit, sufficient to identify and assess the risks of material misstatement of the financial statements, whether due to error or fraud, and to design and perform audit procedures responsive to those risks and obtain evidence that is sufficient and appropriate to provide a basis for our opinions. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentation, or the override of internal control. Tests of controls may be performed to test the effectiveness of certain controls that we consider relevant to preventing and detecting errors and fraud that are material to the financial statements and to preventing and detecting misstatements resulting from illegal acts and other noncompliance matters that have a direct and material effect on the financial statements. Our tests, if performed, will be less in scope than would be necessary to render an opinion on internal control and, accordingly, no opinion will be expressed in our report on internal control issued pursuant to *Government Auditing Standards*.

As required by the Uniform Guidance, if applicable, we will perform tests of controls over compliance to evaluate the effectiveness of the design and operation of controls that we consider relevant to preventing or detecting material noncompliance with compliance requirements applicable to each major federal award program. However, our tests will be less in scope than would be necessary to render an opinion on those controls and, accordingly, no opinion will be expressed in our report on internal control issued pursuant to the Uniform Guidance.

An audit is not designed to provide assurance on internal control or to identify significant deficiencies or material weaknesses. Accordingly, we will express no such opinion. However, during the

audit, we will communicate to management and those charged with governance internal control related matters that are required to be communicated under AICPA professional standards, *Government Auditing Standards*, and the Uniform Guidance, if applicable.

Audit Procedures—Compliance

As part of obtaining reasonable assurance about whether the financial statements are free of material misstatement, we will perform tests of the City's compliance with provisions of applicable laws, regulations, contracts, and agreements, including grant agreements. However, the objective of those procedures will not be to provide an opinion on overall compliance, and we will not express such an opinion in our report on compliance issued pursuant to *Government Auditing Standards*.

The Uniform Guidance, if applicable, requires that we also plan and perform the audit to obtain reasonable assurance about whether the auditee has complied with federal statutes, regulations, and the terms and conditions of federal awards applicable to major programs. Our procedures will consist of tests of transactions and other applicable procedures described in the *OMB Compliance Supplement* for the types of compliance requirements that could have a direct and material effect on each of the City's major programs. For federal programs that are included in the Compliance Supplement, our compliance and internal control procedures will relate to the compliance requirements that the Compliance Supplement identifies as being subject to audit. The purpose of these procedures will be to express an opinion on the City's compliance with requirements applicable to each of its major programs in our report on compliance issued pursuant to the Uniform Guidance.

Other Services

We will also assist in preparing the financial statements, schedule of expenditures of federal awards, if applicable, and related notes of the City in conformity with accounting principles generally accepted in the United States of America and the Uniform Guidance, if applicable, based on information provided by you. These non-audit services do not constitute an audit under *Government Auditing Standards* and such services will not be conducted in accordance with *Government Auditing Standards*. We will perform the services in accordance with applicable professional standards. The other services are limited to the financial statements, schedule of expenditures of federal awards, and related notes services previously defined and may also include the following: Assist with the preparation of the accounting records; including a) recording transactions for which management has determined or approved the appropriate account classification, or posting coded transactions to the general ledger; b) posting entries that have been approved by management to the trial balance; c) proposing standard, adjusting, conversion, or correcting journal entries or other changes affecting the financial statements to which management provided management reviews and accepts the entries and the auditor is satisfied that management understands the nature of the proposed entries and the impact the entries have on the financial statements. We, in our sole professional judgment, reserve the right to refuse to perform any procedure or take any action that could be construed as assuming management responsibilities.

You agree to assume all management responsibilities for the financial statements, schedule of expenditures of federal awards, if applicable, and related notes, and any other non-audit services we provide. You will be required to acknowledge in the management representation letter our assistance with preparation of the financial statements, the schedule of expenditures of federal awards, and related notes and that you have reviewed and approved the financial statements, the schedule of expenditures of federal awards, and related notes prior to their issuance and have accepted responsibility for them.

Further, you agree to oversee the non-audit services by designating an individual, preferably from senior management, with suitable skill, knowledge, or experience; evaluate the adequacy and results of those services; and accept responsibility for them.

Responsibilities of Management for the Financial Statements and Single Audit (if applicable)

Our audit will be conducted on the basis that you acknowledge and understand your responsibility for (1) designing, implementing, establishing, and maintaining effective internal controls relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error, including internal controls over federal awards, and for evaluating and monitoring ongoing activities to help ensure that appropriate goals and objectives are met; (2) following laws and regulations; (3) ensuring that there is reasonable assurance that government programs are administered in compliance with compliance requirements; and (4) ensuring that management and financial information is reliable and properly reported. Management is also responsible for implementing systems designed to achieve compliance with applicable laws, regulations, contracts, and grant agreements. You are also responsible for the selection and application of accounting principles; for the preparation and fair presentation of the financial statements, schedule of expenditures of federal awards, if applicable, and all accompanying information in conformity with accounting principles generally accepted in the United States of America; and for compliance with applicable laws and regulations (including federal statutes), rules, and the provisions of contracts and grant agreements (including award agreements). Your responsibilities also include identifying significant contractor relationships in which the contractor has responsibility for program compliance and for the accuracy and completeness of that information.

You are also responsible for making drafts of financial statements, schedule of expenditures of federal awards, if applicable, all financial records, and related information available to us and for the accuracy and completeness of that information (including information from outside of the general and subsidiary ledgers). You are also responsible for providing us with (1) access to all information of which you are aware that is relevant to the preparation and fair presentation of the financial statements, such as records, documentation, identification of all related parties and all related-party relationships and transactions, and other matters; (2) access to personnel, accounts, books, records, supporting documentation, and other information as needed to perform an audit under the Uniform Guidance; (3) additional information that we may request for the purpose of the audit; and (4) unrestricted access to persons within the government from whom we determine it necessary to obtain audit evidence. At the conclusion of our audit, we will require certain written representations from you about the financial statements; schedule of expenditures of federal awards, if applicable; federal award programs; compliance with laws, regulations, contracts, and grant agreements; and related matters.

Your responsibilities include adjusting the financial statements to correct material misstatements and confirming to us in the management representation letter that the effects of any uncorrected misstatements aggregated by us during the current engagement and pertaining to the latest period presented are immaterial, both individually and in the aggregate, to the financial statements of each opinion unit taken as a whole.

You are responsible for the design and implementation of programs and controls to prevent and detect fraud, and for informing us about all known or suspected fraud affecting the government involving (1) management, (2) employees who have significant roles in internal control, and (3) others where the fraud could have a material effect on the financial statements. Your responsibilities include informing us

of your knowledge of any allegations of fraud or suspected fraud affecting the government received in communications from employees, former employees, grantors, regulators, or others. In addition, you are responsible for identifying and ensuring that the government complies with applicable laws, regulations, contracts, agreements, and grants. You are also responsible for taking timely and appropriate steps to remedy fraud and noncompliance with provisions of laws, regulations, contracts, and grant agreements that we report. Additionally, as required by the Uniform Guidance, if applicable, it is management's responsibility to evaluate and monitor noncompliance with federal statutes, regulations, and the terms and conditions of federal awards; take prompt action when instances of noncompliance are identified including noncompliance identified in audit findings; promptly follow up and take corrective action on reported audit findings; and prepare a summary schedule of prior audit findings and a separate corrective action plan. The summary schedule of prior audit findings should be available for our review when notified of the need.

If applicable, you are responsible for identifying all federal awards received and understanding and complying with the compliance requirements and for the preparation of the schedule of expenditures of federal awards (including notes and noncash assistance received, and COVID-19-related concepts, such as lost revenues, if applicable) in conformity with the Uniform Guidance. You agree to include our report on the schedule of expenditures of federal awards in any document that contains, and indicates that we have reported on, the schedule of expenditures of federal awards. You also agree to include the audited financial statements with any presentation of the schedule of expenditures of federal awards that includes our report thereon or make the audited financial statements readily available to intended users of the schedule of expenditures of federal awards no later than the date the schedule of expenditures of federal awards is issued with our report thereon. Your responsibilities include acknowledging to us in the written representation letter that (1) you are responsible for presentation of the schedule of expenditures of federal awards in accordance with the Uniform Guidance; (2) you believe the schedule of expenditures of federal awards, including its form and content, is stated fairly in accordance with the Uniform Guidance; (3) the methods of measurement or presentation have not changed from those used in the prior period (or, if they have changed, the reasons for such changes); and (4) you have disclosed to us any significant assumptions or interpretations underlying the measurement or presentation of the schedule of expenditures of federal awards.

You are also responsible for the preparation of the other supplementary information, which we have been engaged to report on, in conformity with U.S. generally accepted accounting principles (GAAP). You agree to include our report on the supplementary information in any document that contains, and indicates that we have reported on, the supplementary information. You also agree to include the audited financial statements with any presentation of the supplementary information that includes our report thereon or make the audited financial statements readily available to users of the supplementary information no later than the date the supplementary information is issued with our report thereon. Your responsibilities include acknowledging to us in the written representation letter that (1) you are responsible for presentation of the supplementary information in accordance with GAAP; (2) you believe the supplementary information, including its form and content, is fairly presented in accordance with GAAP; (3) the methods of measurement or presentation have not changed from those used in the prior period (or, if they have changed, the reasons for such changes); and (4) you have disclosed to us any significant assumptions or interpretations underlying the measurement or presentation of the supplementary information.

Management is responsible for establishing and maintaining a process for tracking the status of audit findings and recommendations. Management is also responsible for identifying and providing report

copies of previous financial audits, attestation engagements, performance audits, or other studies related to the objectives discussed in the Audit Scope and Objectives section of this letter. This responsibility includes relaying to us corrective actions taken to address significant findings and recommendations resulting from those audits, attestation engagements, performance audits, or studies. You are also responsible for providing management's views on our current findings, conclusions, and recommendations, as well as your planned corrective actions for the report, and for the timing and format for providing that information.

Engagement Administration, Fees and Other

We understand that your employees will provide assistance to our staff in the form of preparation of account summaries, will locate any documents selected by us for testing and other tasks, which could help reduce the time spent on the audit. We also understand that you will provide us with adequate working space in your office and access to all records and other information requested in connection with the audit.

Management agrees and accepts responsibility for making a determination of all potentially significant component units for the fiscal year ending **September 30, 2022**.

If we are required to perform a Single Audit, at the conclusion of the engagement, we will complete the appropriate sections of the Data Collection Form that summarizes our audit findings. It is management's responsibility to electronically submit the reporting package (including financial statements, schedule of expenditures of federal awards, summary schedule of prior audit findings, auditor's reports, and corrective action plan) along with the Data Collection Form to the federal audit clearinghouse. We will coordinate with you the electronic submission and certification. The Data Collection Form and the reporting package must be submitted within the earlier of 30 calendar days after receipt of the auditor's reports or nine months after the end of the audit period.

We will provide copies of our reports to the City; however, management is responsible for distribution of the reports and the financial statements. Unless restricted by law or regulation, or containing privileged and confidential information, copies of our reports are to be made available for public inspection.

The audit documentation for this engagement is the property of Bridgers, Goodman, Baird & Clarke, PLLC and constitutes confidential information. However, subject to applicable laws and regulations, audit documentation and appropriate individuals will be made available upon request and in a timely manner to the City, Office of the State Auditor of Mississippi or its designee, a federal agency providing direct or indirect funding, or the U.S. Government Accountability Office for purposes of a quality review of the audit, to resolve audit findings, or to carry out oversight responsibilities. We will notify you of any such request. If requested, access to such audit documentation will be provided under the supervision of Bridgers, Goodman, Baird & Clarke, PLLC personnel. Furthermore, upon request, we may provide copies of selected audit documentation to the aforementioned parties. These parties may intend, or decide, to distribute the copies or information contained therein to others, including other governmental agencies.

The audit documentation for this engagement will be retained for a minimum of five years after the report release date. If we are aware that a federal awarding agency or auditee is contesting an audit

finding, we will contact the party contesting the audit finding for guidance prior to destroying the audit documentation.

We expect to begin our audit at a mutually agreed upon time. **David I. Bridgers, Jr., CPA** is the engagement partner and is responsible for supervising the engagement and signing the reports or authorizing another individual to sign them.

Our fee for these services will be at our standard hourly rates (such as report reproduction, word processing, postage, travel, copies, telephone, etc.) except that we agree that our gross fee, including expenses, will not exceed **$25,000** for the fiscal year. Our standard hourly rates vary according to the degree of responsibility involved and the experience level of the personnel assigned to your audit. Our invoices for these fees will be rendered each month as work progresses and are payable on presentation. If we elect to terminate our services for nonpayment, our engagement will be deemed to have been completed upon written notification of termination, even if we have not completed our report. You will be obligated to compensate us for all time expended and to reimburse us for all out-of-pocket costs through the date of termination. The above fee is based on anticipated cooperation from your personnel and the assumption that unexpected circumstances will not be encountered during the audit. If significant additional time is necessary, we will discuss it with you and arrive at a new fee estimate before we incur the additional costs.

Reporting

We will issue written reports upon completion of our Single Audit, if applicable. Our reports will be addressed to the Board of Aldermen of the **City of Gluckstadt**. Circumstances may arise in which our report may differ from its expected form and content based on the results of our audit. Depending on the nature of these circumstances, it may be necessary for us to modify our opinions, add a separate section, or add an emphasis-of-matter or other-matter paragraph to our auditor's report, or if necessary, withdraw from this engagement. If our opinions are other than unmodified, we will discuss the reasons with you in advance. If, for any reason, we are unable to complete the audit or are unable to form or have not formed opinions, we may decline to express opinions or issue reports, or we may withdraw from this engagement.

The *Government Auditing Standards* report on internal control over financial reporting and on compliance and other matters will state that (1) the purpose of the report is solely to describe the scope of testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance, and (2) the report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the entity's internal control and compliance. The Uniform Guidance, if applicable, report on internal control over compliance will state that the purpose of the report on internal control over compliance is solely to describe the scope of testing of internal control over compliance and the results of that testing based on the requirements of the Uniform Guidance. Both reports will state that the report is not suitable for any other purpose.

We appreciate the opportunity to be of service to the **City of Gluckstadt**, Mississippi and believe this letter accurately summarizes the significant terms of our engagement. If you have any questions, please let us know. If you agree with the terms of our engagement as described in this letter, please sign the enclosed copy and return it to us.

Very truly yours,

Bridgers, Goodman, Baird & Clarke, PLLC

Bridgers, Goodman, Baird & Clarke, PLLC

RESPONSE:
This letter correctly sets forth the understanding of **City of Gluckstadt**, Mississippi.

_____	_____
City Clerk	Mayor
Date: ____/____/_____	Date: ____/____/_____

Accompanying Peer Review Report

TAYLOR, POWELL, WILSON & HARTFORD, P.A.
CERTIFIED PUBLIC ACCOUNTANTS
POST OFFICE BOX 9369
GREENWOOD, MISSISSIPPI 38930-9369

Robert R. Knight
Paul J. Crow
Wm. David Lott
Alton E. Turnipseed
Howard R. Davis, Jr.
William K. Knight
Anna Lott Jefcoat
Kevin G. Wolfe
David Kimbriel

Clair B. Jenkins
Brandon H. Vance
Marila L. Wall
Kennon B. Turner, III

Established 1917

(662) 453-6432
FAX (662) 455-1841
Website: www.tpwh.com

Report on the Firm's System of Quality Control

June 24, 2022

To the Owners of Bridgers, Goodman, Baird & Clarke, PLLC and the
Partners in Peer Review Committee

We have reviewed the system of quality control for the accounting and auditing practice of Bridgers, Goodman, Baird & Clarke, PLLC (the firm) in effect for the year ended August 31, 2021. Our peer review was conducted in accordance with Standards for Performing and Reporting on Peer Reviews established by the Peer Review Board of the American Institute of Certified Public Accountants (Standards).

A summary of the nature, objectives, scope, limitations of, and the procedures performed in a System Review as described in the Standards may be found at www.aicpa.org/prsummary. The summary also includes an explanation of how engagements identified as not performed or reported in conformity with applicable professional standards, if any, are evaluated by a peer reviewer to determine a peer review rating.

Firm's Responsibility

The firm is responsible for designing and complying with a system of quality control to provide the firm with reasonable assurance of performing and reporting in conformity with the requirements of the applicable professional standards in all material respects. The firm is also responsible for evaluating actions to promptly remediate engagements deemed as not performed or reported on in conformity with the requirements of the applicable professional standards, when appropriate, and for remediating weaknesses in its system of quality control, if any.

Peer Reviewer's Responsibility

Our responsibility is to express an opinion on the design of and compliance with the firm's system of quality control based on our review.

Required Selections and Considerations

Engagements selected for review included engagements performed under *Government Auditing Standards*, including a compliance audit under the Single Audit Act.

As a part of our peer review, we considered reviews by regulatory entities as communicated by the firm, if applicable, in determining the nature and extent of our procedures.

Opinion

In our opinion, the system of quality control for the accounting and auditing practice of Bridgers, Goodman, Baird & Clarke, PLLC in effect for the year ended August 31, 2021, has been suitably designed and complied with to provide the firm with reasonable assurance of performing and reporting in conformity with applicable professional standards in all material respects. Firms can receive a rating of *pass, pass with deficiency(ies) or fail*. Bridgers, Goodman, Baird & Clarke, PLLC has received a peer review rating of *pass*.

Taylor, Powell, Wilson & Hartford, P.A.

TAYLOR, POWELL, WILSON & HARTFORD, P.A.

From: Walter Morrison
To: Lindsay Kellum
Cc: Miya Bates; Miya Bates; jscanlon@millsscanlon.com; Zachary Giddy; Scott Maugh
Subject: Re: Juneteenth Holiday, Need to Discuss at Next Meeting
Date: Friday, June 9, 2023 10:02:46 AM

Ok to amend agenda.

Walter C. Morrison IV
Sent from my iPhone

On Jun 9, 2023, at 9:45 AM, Lindsay Kellum <lindsay.kellum@gluckstadt.net> wrote:

Good Morning Mayor,

I need to inform you about an issue that has arisen with adding Juneteenth as a holiday for the city; if you remember, the board added Juneteenth to the city's legal holidays at a prior board meeting (I believe around January but will review the minutes). It has come to my attention in a discussion with audit that we did so improperly – we should have amended our state provided holidays to switch Juneteenth for another legal holiday (see below highlighted section of the code), as allowed by statute. If we take Juneteenth off this year, we are unable to pay PERS on that date and will cause major implications for payroll, as I would have to back that day out of each employee's pay manually; it would also potentially cause implications for federal and state taxes and reconciling at the end of the year. The reason we cannot pay PERS is that a city employee cannot get more "benefits" than a state employee and because the state does not recognize Juneteenth yet (only Feds), we would have to forego PERS on this date.

The cleanest way to fix this issue, in my opinion, is to still allow anyone who wants Juneteenth off for 2023 to be able to do so, but they must take personal time this year; then it would be my recommendation (if the board agrees) to switch out Juneteenth for Confederate Memorial Day going forward each year. There are many cities that recognize Good Friday or Fat Tuesday for example, and allow their employees to take off if they want to use personal time or they switch these holidays for another day.

Since this meeting is a regular meeting and not a special called, may we amend the agenda at the time of the meeting to add this under "Old Business"? I will make sure I have a copy of this statute and the minutes

where we adopted Juneteenth printed out for the board at the time of the meeting. I have already discussed with Miya and she is in agreement this is the best way to handle going forward –

Please let me know your thoughts or if you have any questions.

Miss. Code Ann. § 3-3-7

Copy Citation

Current with 2023 Regular Session legislation signed by the Governor and effective upon passage through March 18, 2023. The final official version of the statutes affected by 2023 legislation will appear on Lexis Advance and Lexis+ in the fall of 2023.

<!--[if !supportLists]-->• <!--[endif]-->Mississippi Code 1972 Annotated

<!--[if !supportLists]-->• <!--[endif]-->Title 3. State sovereignty, jurisdiction and holidays (Chs. 1 — 7)

<!--[if !supportLists]-->• <!--[endif]-->Chapter 3. State Boundaries, Holidays, and State Emblems (§§ 3-3-1 — 3-3-67)

§ 3-3-7. Legal holidays.

(1) Except as otherwise provided in subsection (2) of this section, the following are declared to be legal holidays, viz: the first day of January (New Year's Day); the third Monday of January (Robert E. Lee's birthday and Dr. Martin Luther King, Jr.'s birthday); the third Monday of February (Washington's birthday); the last Monday of April (Confederate Memorial Day); the last Monday of May (National Memorial Day and Jefferson Davis' birthday); the fourth day of July (Independence Day); the first Monday of September (Labor Day); the eleventh day of November (Armistice or Veterans' Day); the day fixed by proclamation by the Governor of Mississippi as a day of Thanksgiving, which shall be fixed to correspond to the date proclaimed by the President of the United States (Thanksgiving Day); and the twenty-fifth day of December (Christmas Day). In the event any holiday hereinbefore declared legal shall fall on Sunday, then the next following day shall be a legal holiday.

(2) In lieu of any one (1) legal holiday provided for in subsection (1) of this section, with the exception of the third Monday in January (Robert E. Lee's and Martin Luther King, Jr.'s birthday) and the eleventh day of November (Armistice or Veterans Day), the governing authorities of any municipality or county may declare, by order spread upon its minutes, Mardi Gras Day or any one (1) other day during the year, to be a legal holiday.

(3) August 16 is declared to be Elvis Aaron Presley Day in recognition and appreciation of Elvis Aaron Presley's many contributions, international recognition and the rich legacy left to us by Elvis Aaron Presley. This day shall be a day of recognition and observation and shall not be recognized as a legal holiday.

(4) May 8 is declared to be Hernando de Soto Day in recognition, observation and commemoration of Hernando de Soto, who led the first and most imposing expedition ever made by Europeans into the wilds of North America and the State of Mississippi, and in further recognition of the Spanish explorer's 187-day journey from the Tombigbee River basin on our state's eastern boundary, westward to the place of discovery of the Mississippi River on May 8, 1541. This day shall be a day of commemoration, recognition and observation of Hernando de Soto and European exploration and shall not be recognized as a legal holiday.

(5) Armistice Day (Veterans Day) shall be observed by appropriate exercises in all the public schools in the State of Mississippi. The superintendent of schools of each public school district is authorized to provide for the appearance of uniformed military personnel, uniformed veterans or the families of fallen military personnel/veterans at

such public school exercises in honor of Armistice (Veterans) Day. The superintendent of schools is also authorized to permit the school band and its director(s) at any public school in the district to perform at Armistice (Veterans) Day exercises in the school district upon the request of public officials or veterans associations without loss of any program credit by participating students and without loss of leave by participating school personnel.

LINDSAY D. KELLUM
City Clerk, City of Gluckstadt
P.O. Box 2210
Madison, MS 39130
(769) 567-2306
Lindsay.Kellum@gluckstadt.net
<image001.jpg>

Unauthorized absence time is time away from work not authorized by the City. Employees will not be paid for this type of absence; unauthorized absences may result in disciplinary action, up to and including termination.

Paid Time Off

A. Holidays

The City of Gluckstadt pays a certain number of days each year, by policy. Holidays and paid leave days normally consist of:

1. New Year's Day;
2. Martin Luther King Day; Robert E. Lee's Birthday
3. President's Day;
4. **Good Friday** Not a state recognized holiday
5. Memorial Day; Jefferson Davis' Birthday
6. Independence Day;
7. Labor Day;
8. Veteran's Day;
9. Thanksgiving
10. The day after Thanksgiving Day; and
11. Christmas Day.

State Holiday: Confederate Memorial Day, Last Monday in April (Gov. Proc.)

LK Note: Other holidays recognized in other jurisdictions: Fat Tuesday, Good Friday, Juneteenth

These Holidays, or the dates when they are observed, may change by proclamation of the Governor or the City's governing authority or federal, state, or local law and such change(s) govern and override the listings contained in this Handbook. Holidays are observed from 12:00 a.m. (midnight) the eve of the holiday to 12:00 a.m. (midnight) the day of the holiday. Holiday pay will be granted to all eligible employees, including public safety employees, whose work schedule would have included the day on which the holiday occurs or is observed. Such employees will receive pay for the holiday at straight time. Employees who actually physically work on the holiday will receive pay at two (2) times the hourly rate, FOR THE HOURS WORKED. Employees paid on a salary basis will receive their regular pay for any pay period in which the holiday occurs.

Unless otherwise declared by the governing authority or by state law or local ordinance, in the event a holiday falls upon a Sunday, the following Monday shall be deemed to be the legal holiday and in the event the legal holiday falls on a Saturday, the preceding Friday shall be deemed to be the legal holiday.

When a holiday falls within an eligible employee's approved PTO, the holiday shall not be counted as a leave day in computing the amount of leave debited. An employee who is away from work and not in a paid leave status the day immediately preceding or following a holiday will not be eligible for holiday pay. When a holiday falls on a Saturday or

Section 8, IE)

Miss. Code Ann. § 3-3-7

Copy Citation

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Mississippi Code 1972 Annotated Title 3. State sovereignty, jurisdiction and holidays (Chs. 1 — 7) Chapter 3. State Boundaries, Holidays, and State Emblems (§§ 3-3-1 — 3-3-67)

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Section 8, IE)

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History

Codes, 1880, § 1132; 1892, § 3514; 1906, § 4011; Hemingway's 1917, § 2045; 1930, § 5024; 1942, § 5946; Laws, 1924, ch. 343; Laws, 1940, ch. 138; Laws, 1948, ch. 365; Laws, 1966, ch. 563, § 1; Laws, 1970, ch. 460, § 1; Laws, 1987, ch. 301; Laws, 1987, ch. 398; Laws, 1988, ch. 566; Laws, 1993, ch. 301, § 1; Laws, 1997, ch. 339, § 1; Laws, 2011, ch. 491, § 1, eff from and after July 1, 2011.

Mississippi Code 1972 Annotated
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CITY OF GLUCKSTADT

MISSISSIPPI

PLANNING AND ZONING ADMINISTRATOR

MEMORANDUM

TO: Mayor & Board of Alderman

FROM: John M. McCollum, Planning and Zoning Administrator

DATE: 05/30/2023

SUBJECT: May 23rd, 2023, Planning and Zoning Board Meeting

The Planning and Zoning Board met at its regularly scheduled meeting on May 23rd, 2023, at 6:00 pm at the Gluckstadt City Hall and took the following actions.

1. The Planning and Zoning Board approved conditional use for Joni/s House a respite facility for care givers located at the corner of Stout Road and Calhoun Parkway. All members present voted to approve the conditional use.
2. Home 2 Suites, a 91-room hotel requested increase the height requirement from 3 to 4 stories or 40 feet with with all members present recommending unanimous approval. A parking variance to reduce the required number of spaces from 136 to 121 with all members present recommending unanimous approval.
3. Home 2 Suites Site Plan was tabled due to the impact additional review of construction in the floodway.
4. Springhill Suites- a 90-room hotel requested increase the height requirement from 3 to 4 stories or 40 feet with all members present recommending unanimous approval. A parking variance to reduce the required number of spaces from 149 to 128 with all members present recommending unanimous approval.
5. Springhill Site Plan- Approved contingent approval of an approved Stormwater Management Plan.
6. Madison Motor Werks Site Plan- Tabled due to conditional Use.
7. AutoZone Site- Approved subject to building façade and flat roofs consistent with buildings in the immediate area.

PLANNING & ZONING COMMISSION MEETING

Tuesday, May 23, 2023 at 6:00 PM

Agenda

1. Call to Order

2. Consideration and Approval of Minutes

A) Approval of April 25th 2023 minutes

3. New Site Plan Considerations

A) Joni's House Conditional Use Consideration

B) Hilton Home 2 Suite Dimensional Variance Application Consideration

C) Hilton Home 2 Site Plan Consideration

D) Springhill Suites Dimensional Variance Application Consideration

E) Springhill Suites Site Plan Consideration

F) Madison Motor Werks Site Plan Consideration

G) Autozone Site Plan Consideration

4. Request for Rezoning

5. New Business

6. Next Meeting

A) The Next Planning And Zoning Meeting Will Be Held On June 27, 2023

7. Adjourn

CITY OF GLUCKSTADT

MISSISSIPPI

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2. Home 2 Suites, a 91-room hotel requested increase the height requirement from 3 to 4 stories or 40 feet with with all members present recommending unanimous approval. A parking variance to reduce the required number of spaces from 136 to 100 with all members present recommending unanimous approval.
3. Home 2 Suites Site Plan was tabled due to the impact additional review of construction in the floodway and issues with architecture and will go back to the ARB .
4. Springhill Suites- a 90-room hotel requested increase the height requirement from 3 to 4 stories or 40 feet with all members present recommending unanimous approval. A parking variance to reduce the required number of spaces from 149 to 128 with all members present recommending unanimous approval.
5. Springhill Site Plan- Approved contingent approval of an approved Stormwater Management Plan. These issues are resolved and we recommend approval of the site plan.
6. Madison Motor Werks Site Plan- Tabled due to conditional Use Requirement and Architectural elements.
7. AutoZone Site- Approved subject to building façade and flat roofs consistent with buildings in the immediate area.

ORDINANCE NO. 2023-_____

ORDINANCE OF THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF GLUCKSTADT, MISSISSIPPI ESTABLISHING SIGN REGULATIONS

WHEREAS, the City of Gluckstadt is currently without any sign regulations to enhance the City's appearance and to provide for the proper installation, maintenance, and regulations of signage within the City; and

WHEREAS, pursuant to Mississippi Code Annotated Section 21-19-1, the governing authorities of the City of Gluckstadt have the power to make regulations to secure the general welfare of the municipality; and

WHEREAS, the Mayor and Board of Aldermen of the City of Gluckstadt wish to enact regulations to enhance the City's appearance and to provide for the proper installation, maintenance, and regulations of signage, and to enhance property values and improve the quality of life in the City of Gluckstadt;

NOW THEREFORE, BE IT ORDAINED BY THE MAYOR AND BOARD OF ALDERMEN FOR THE CITY OF GLUCKSTADT, MISSISSIPPI, as follows:

1. The matters contained in the preamble are true and correct.
2. The City of Gluckstadt, Mississippi, hereby adopts as its sign regulations, this "Sign Regulations."

SO ORDAINED, ADOPTED AND APPROVED by the Mayor and Board of Aldermen of the City of Gluckstadt, Madison County, Mississippi at its regular meeting held on the _____ day of _____ 2023.

A MOTION for adoption was made by Alderman _____ and SECONDED by Alderman _____ and the foregoing Ordinance having been

first reduced to writing, and no request being made by the Mayor or any member of the Board of Aldermen that the Ordinance be read by the City Clerk, before any vote was taken, it was submitted to the Board of Aldermen for the passage or rejection on roll call vote upon the vote being as follows, to-wit:

Alderman Miya Warfield Bates voted:	Aye/Nay
Alderman Jayce Powell voted:	Aye/Nay
Alderman Richard Wesley Slay voted:	Aye/Nay
Alderman John Taylor voted:	Aye/Nay
Alderman Lisa H. Williams voted:	Aye/Nay

Whereupon, the Mayor declared the motion carried and Ordinance adopted.

The foregoing Ordinance is approved this the _____ day of _____, 2023.

CITY OF GLUCKSTADT, MISSISSIPPI

By: _____
Walter C. Morrison, IV, Mayor of the City of Gluckstadt, Mississippi

ATTEST:

_____
Lindsay Kellum, City Clerk
[SEAL]

CITY OF GLUCKSTADT, MISSISSIPPI

SIGN REGULATIONS

ADOPTED:
JUNE 13, 2023

SIGN REGULATIONS
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SIGN REGULATIONS

SECTION I – PURPOSE

This Ordinance is adopted for the following purposes:

A. Assists, the local business community in providing signage which directs the public to each individual business establishment.
B. Provides, for consistent and equitable signage requirements for both large and small businesses.
C. Provides, for a reasonable system of control of signs.
D. Encourages, a desirable urban characteristic which has a minimum of overhead clutter.
E. Enhances, the economic value of the community and each area thereof through the regulation of such things as size, location, design, and illumination of signs.
F. Encourages, sign uses which are compatible with adjacent land use.
G. Reduces, possible traffic and safety hazards through sign regulation.
H. Ensures, that the type and amount of signage accurately reflects the character of the City of Gluckstadt.

SECTION II – DEFINITIONS

Abandoned Sign: A sign which no longer correctly advertises a bona fide business, lessor, owner, project, or activity conducted or product available on the premises where such sign is displayed.

Advertising Sign: See "Off Premises Sign".

Animated Sign: Any sign which moves, or which appears to move by any means, including fluttering or rotating. Animated signs shall include but are not limited to pennants, flags, balloons, ribbons, streamers, or propellers. For purposes of this Ordinance, this term does not refer to flashing or changing signs, all of which are separately defined.

Balloons: Any display or arrangement of inflated objects, including large, inflated characters, blimps, replicas of hot air balloons, etc. which are anchored to the ground, a building or pole with the intention to attract the attention of the public to a location or business.

Banners: Any streamer, flag-like pennant, or other object, whether constructed of fabric or of other materials which, with or without insignia, attracts the attention of citizenry to a location or business. The term “banner” shall include those which are inside buildings, but which are visible through doors that remain open. Banners that are inside the building and located greater than ten (10) feet inside the door or opening are exempt from the above definition.

Board: - Planning and Zoning Review Board

Building Face or Wall: All window and wall area of a building in one plane or elevation.

Business Sign: A sign which directs the attention to a business, profession, commodity, service, or entertainment conducted, sold, or offered upon the same lot where the sign is located.

Campus Environment Office/Commercial/Industrial Project: A multi-building commercial or industrial development consisting of buildings with uniform architecture located within a subdivision containing covenants and restrictions and arranged with common areas and similar landscaping.

Changeable Copy Sign (Manual): A sign on which copy is changed manually (i.e., reader boards with changeable copy) the area of which shall be included within the allotted face of sign square footage, and if ground mounted, enclosed under a locked and vandal proof case, at the discretion of the Building Official. Changing Sign (Automatic), which does not change the message more than once per month, is considered Changeable Copy Sign (Manual).

Changing Sign (Automatic): A sign such as an electronically or electrically controlled public service time, temperature, and date sign, message center or reader board, where different copy changes are shown on the same lamp bank.

Civic Signs: Signs used for announcements, directing and identification by churches, schools, clubs, and other non-profit organizations.

Construction sign: A temporary sign erected on the premises on which construction is taking place, during the period of construction, and indicating the names of the architects, contractors, owners, financial supporters, sponsors and similar persons or firms involved with the construction and development of the project.

Copy: The wording or graphics on a sign surface.

Districts: Zoning Districts as established by the Zoning Ordinance.

Development Sign: A temporary sign relating to the promotion of a sale or rental of a new development or subdivision being constructed on the site upon which the sign is located or located off-site and containing information and directions to a new development or subdivision.

Directional Sign: An off-premises sign denoting the name and direction to a civic organization.

Exterior Directory Sign: A sign containing the building identification and address and the name and location of each tenant and allowed in any project where one or more tenants does not have an exterior entrance or does not qualify for an exterior sign.

Facade: The face of a building most nearly parallel with the right of way line of the street upon which the building faces.

Face of Sign: The entire area of a sign on which copy could be placed, and in the instance where a double-faced sign is utilized, the area of one face shall be included to determine face square footage if both faces include the same copy.

Flashing Sign: Any sign which contains an intermittent or flashing light source, or which includes the illusion of intermittent or flashing light by means of animation, changes in the degree of light intensity, or any externally mounted intermittent light source.

Front Footage: The lineal width measured parallel to the street frontage of the heated and enclosed structure, not including outbuilding or appurtenant structures, unless said structure has no street frontage in which case the front footage shall be the structure's side width of principal entrance.

Ground Level: Immediate surrounding grade.

Ground Sign: A sign mounted at or near ground level, the face of which is no more than thirty-six (36) inches and no less than twenty-four (24) inches above the centerline of the adjacent street, highway, or right of way. If the ground level is higher than the adjacent street, highway, or right of way, the face of the sign shall be no more than thirty-six (36) inches and no less than twenty-four (24) inches above the ground level. If the ground level is lower than the adjacent street, highway, or right of way, the Mayor and Board of Aldermen may grant a height variance to consider topographic conditions. Ground signs permitted prior to the date of the adoption of this amended Ordinance shall not be required to seek a variance to consider topographic conditions. All other regulations regarding said signs shall continue to be fully applicable.

Height of Sign: The vertical distance measured above the centerline of the adjacent street, highway, or right of way to the highest point of the sign.

Instructional Sign: A sign conveying instructions strictly for the direction safety and convenience of the public with respect to the premises on which it is maintained, such as a sign designating the entrance to or exit from a parking area, a sign identifying restrooms, a trespassing sign, a danger sign and similar signs.

Mall: A shopping center in which access for tenants is provided by a roofed or enclosed common pedestrian area.

Multi-Family Projects: A project consisting of other than single-family dwellings, including, but not limited to, multi-family dwellings, apartments, and condominiums.

Multi-Story Office Building: An office building three (3) or more stories in height, regardless of the number of tenants or occupants.

Office Building: A building principally used by companies to conduct business, or the uses allowed in the C-1A and C-1 Zoning Districts of the City.

Office Park: A project of one or more buildings that has been planned as an integrated unit or cluster on property that is under unified control or ownership or multiple buildings that have been master planned and regulated by covenants and may include separate ownerships.

Off Premises Sign: A sign directing attention to a business, profession, commodity, service, or entertainment conducted, sold or offered elsewhere than upon the premises where the sign is maintained, including, but not limited to, billboard signs.

On Premises Sign: See "Business Sign".

Opening Sign: A temporary sign erected only for that limited period during which an enterprise not theretofore in operation begins its operation initially or at a new location.

Outdoor Advertising Sign: An off-premises signs commonly referred to as a billboard and supported by one or more poles.

Pole Sign: A sign erected on a free-standing frame, mast, or pole and not attached to any building.

Political Sign: A temporary sign erected to publish the name of a candidate or to enlist votes in any official public election.

Portable Signs: Any sign constructed on a trailer with wheels which may or may not be detached or which is designed to be transported from place to place by any means for temporary use and is not designed to be nor is it permanently affixed to a building or lot.

Project Sign: A sign erected to display the identity of a single building, business, office, or shopping complex.

Real Estate Sign: A temporary sign employed to announce or display the sale or lease of real property, said sign being erected on the property for sale or lease.

Regional Retail Center: A commercial center developed as a unit, providing for the sale of goods or personal services, and comprising a minimum of forty (40) acres and 400,000 square feet of floor area.

Retail Business: A business principally engaged in the sale of commodities, services, or goods to the ultimate consumer.

Roof Line: The apex, or highest point of the roof. If there is a series of roofs, the apex of the lowest roof will be considered.

Roof Sign: A sign, which is erected, constructed, or maintained on a roof. All bracing to the roof shall be concealed (not visible from road or) by the same material as the face of the sign.

School: A school is the use of a building or structure or any portion thereof, by six or more persons at any time for educational purposes from the first through twelfth grade and community colleges.

Set Back: The minimum horizontal distance between either the face of curb, the edge of pavement, or the right-of-way line and the sign structure as specified in a particular section of this Ordinance.

Shopping Center: A commercial area consisting of two or more retail businesses providing convenience goods, general merchandise, office, or recreational activities; providing for off-street parking adjacent to such activities.

Sign: Any device, structure, fixture, or placard using graphics, symbols, and/or written copy designed specifically for the purpose of advertising or identifying any establishment, product, good or service, activity, place, person, or any other item of information.

Sign Area: The surface area of a sign computed as including the entire area within a rectangle, triangle, circle, or other regular geometric form, or aggregates thereof, encompassing all the display area of the sign and including all the elements of the matter displayed. Base, apron, supports, and other structural members not bearing advertising matter shall not be included in computation of surface area. Border or trim shall be included in computation of surface area.

Sign Conversion: The permanent affixation to building, pole, or lot of a portable sign.

Sign Structure: Any structure which supports, has supported, or can support a sign including decorative cover.

Single Office Building: An office building containing five (5) or less tenants or occupants and less than three stories in height.

Street: A public thoroughfare which affords the principal means of access to abutting property.

Street Banner: A temporary sign composed of lightweight material either enclosed or not enclosed in a rigid frame.

Strip Plaza: A linear arrangement of two or more businesses or offices under one or many ownerships or management providing off-street parking and consisting of a similar or compatible Planning and Zoning or graphic character of theme.

Subdivision Entrance Sign: An on-site sign, masonry wall, landscaping, or similar materials or features, which separately or together form a display to identify the subdivision, provided that the legend of such sign shall consist only of the name of the subdivision.

Temporary Sign: A sign which is not permanent and is allowed for a specific time.

Wall Sign: A sign which is fastened and parallel to or painted on the wall of a building or structure in such a manner that the wall becomes the supporting structure for or forms the

background surface of the sign, and which does not extend more than twelve (12) inches from such building or structure.

Window Sign: A business sign painted on or posted in a window and visible from a public right- of-way.

SECTION III – GENERAL SIGN REQUIREMENTS FOR ALL DISTRICTS

III.A Design.

1. Sign permits shall not be issued by the Building Official if, in instances where the number, and/or location of signs as provided for above constitute, in his judgment, a traffic hazard, nuisance or infringement upon the rights of an adjacent property owner. If any party is aggrieved by the decision of the Building Official appeals shall be made directly to the Board.
2. Ground Signs shall incorporate architectural features of the corresponding building.
3. Prior to the issuance of a permit for a new sign, the design of any sign shall be subject to the review and approval of the Building Official his designated representative. If any party is aggrieved by the decision of the Building Official appeals shall be made directly to the Board.

III.B Wall Signs.

1. The total area of wall signage shall not exceed one and one-half (1-1/2) square feet of sign for every foot of front footage of the applicable building, subject to the following restrictions:

   1. The maximum square footage wall sign allotment shall not exceed one hundred and fifty (150) square feet except as provided herein.

   2. Where the front footage of a building would allow for more than the maximum wall sign size as stated above, additional square footage may be allowed, upon approval of the Board. This additional square footage shall not exceed 1-1/2 square feet per linear foot of a building and shall not exceed a maximum wall sign size of 300 square feet. Wall signs shall be computed based on the building elevation that fronts the adjacent street but may be placed on any building elevation at the owner's discretion if the sign does not exceed 1-1/2 square feet per linear foot of the elevation for which the sign will be installed.

   3. Where a single business fronts on more than one street, the allowable square footage for the wall sign shall be computed separately for each street.

2. Wall signs shall not be higher than the roof line or facade of the building.

III.C Ground Signs.

1. Refer to Appendix A for height and size, regulations for ground signs.
2. Ground signs must be in the yard for the street on which the sign fronts. In no case shall any business be allowed to have more than one ground sign in any front yard.
3. Changeable Copy Signs are limited to Grounds Signs only. No more than one-third (1/3) of the square footage of the ground sign shall be Changeable Copy Sign (Manual).

III.D Setback Requirements.

In instances where a sign setback requirement from the public right-of-way is not physically possible, the Building Official may allow for a smaller sign setback from the right-of-way if in his judgment the placement of the sign will in no manner constitute a traffic hazard, create a nuisance, or infringe upon the rights of an adjacent property owner. In no instance will a sign be allowed to be placed in the public right-of-way.

III.E Window Signs.

Window Signs are allowed in Office, Commercial, and Industrial Districts. Window Signs shall not exceed 20% of the total surface area of a window including frames.

III.F Illumination.

1. Illuminated signs shall adhere to the following provisions and restrictions in addition to those stated in the sign requirements by zoning.

    1. The light for or from any illuminated sign shall be so shaded, shielded, or directed that intensity will not be objectionable to surrounding areas, as determined by the Board.
    2. No sign shall have blinking, flashing, or fluttering lights or other illuminating device which has a changing light intensity, brightness, or color.
    3. No colored lights shall be used at any location in any manner to be confused with or construed as traffic control devices.
    4. Neither the direct nor reflected light from primary light sources shall create a traffic hazard to operators of motor vehicles on public thoroughfares.
    5. Exposed bulbs shall not be used on the exterior surface of any sign, except when approved by the Board.

III.G Structural Requirements.

All Signs shall comply with the pertinent requirements of the current adopted International Building Code and the National Electrical Code.

III.H Landscape Requirements.

The base of all ground signs and directional signs shall be fully landscaped with planters

and/or shrubbery in all directions, not less than the dimensional width of the sign. If the sign (other than an interstate zone sign) is supported by an exposed pole, the landscape plants installed at the time of permitting shall reach the base of the sign face within 3 years and shall be maintained at a height level to completely screen view to the pole. It is the intent of this provision to require that the exposed pole be screened from view. If landscape renovations occur at a time after the original permitting of the sign, the landscape plants installed shall fully screen the exposed pole within 6 months. If the intent of this provision is not met, it shall be deemed a violation of this Ordinance.

III.I Private Sign Standards

Private Sign Standards Required: In the case of an office park, strip plaza, shopping center or other grouping of five or more tenants or establishments, the developer shall prepare a set of sign standards for all exterior signs to be approved by the City's Board. Such standards shall run with all leases or sales of portions of the development. The Board, when reviewing these standards, shall consider the size, colors, materials, styles of lettering, appearance of any logo, type of illumination, and location. Sign permits shall not be issued until the Board has approved the sign standards after having been assured that such standards will be enforced by the developer or owner. The sale, subdivision, or other partition of the site after development does not exempt the project or portions from complying with these regulations relative to number of signs, and the harmony and visual quality of signs to be installed. All businesses which come under this section shall submit private sign standards within ninety (90) days after the effective date of this Ordinance.

III.J Construction Signs

1. Commercial and Industrial Districts: During physical construction under a valid building permit issued by the City one two-sided ground sign not to exceed thirty-two (32) square feet in face area per side shall be permitted. Construction signs shall be no greater than eight (8) feet in height and located on the premises no less than fifteen (15) feet from the face of curb or edge of pavement or outside of the public right-of-way, whichever is further. The construction sign shall be permitted to stand no longer than the period during which construction is physically in progress under a valid building permit. This section does not apply to single family dwellings (See Section III.J.2).

2. Residential Districts: A temporary construction sign shall be permitted during physical construction under a valid building permit issued by the City. For a single family detached dwelling or a duplex, the sign face area shall not exceed nine (9) square feet. For a multi-family project or a subdivision of record, the sign face area shall not exceed thirty-two (32) square feet and shall conform to all other requirements set out in III.J.1 above. Construction signs for single family detached dwellings and duplexes shall be set back at least five (5) feet behind the curb face or edge of pavement, or outside of the right-of-way, whichever is further, and shall not exceed five (5) feet in height. Construction signs shall not be permitted to stand more than ninety (90) days without the express approval of the Board.

III.K Real Estate Signs.

1. Commercial and Industrial Districts: One ground or wall sign advertising the sale or lease of real estate shall be permitted upon the premises of the property for sale or lease, provided said sign does not exceed twenty (20) square feet of sign area. If not attached to a building, the sign shall not exceed five (5) feet in height and shall be set back no less than ten (10) feet from the face of the curb or edge of pavement or outside of the public right-of-way, whichever is further. Real estate signs shall be removed within seven (7) days of the closing of the sale, rental, or lease of the premises.

2. Residential Districts: One temporary sign advertising the sale or lease of real estate shall be permitted upon the premises of the property for sale or lease. Said signs shall not exceed the dimensions of two (2) feet by three (3) feet, with a total maximum sign face area of six (6) square feet per face, with a maximum of two (2) faces on a single plane of material. The maximum height of said signs shall be five (5) feet and said signs shall be set back no less than five (5) feet from the curb face or edge of pavement or outside of the right-of-way, whichever is further. Signs shall be removed within seven (7) days of the sale or lease of the property. Notwithstanding the foregoing, however, open house signs may be posted or placed on such premises on the day of any open house conducted thereon.

3. Off Premises Real Estate Signs: Notwithstanding any other provision of this Ordinance, the owner of a single-family residential lot or parcel may be granted by the Building Official a permit to post one (1) off-premises real estate sign on private property. In no case shall there be more than one sign of any type located on any parcel of land for the purposes of an off-premises real estate sign. The owner of the property on which the sign is posted must grant written permission to post said sign. The sign shall not exceed the dimensions of two (2) feet by three (3) feet, with a total sign face of not more than six (6) square feet per face. The maximum height of said sign shall be five (5) feet and shall be set back not less than five (5) feet from the curb face or edge of pavement. Signs must be removed within thirty (30) days from the date the permit is issued. Provided, however, said property owner may obtain two thirty (30) day extensions. Owners of single-family residences shall not be allowed more than two such permits or one permit and two extensions per year.

III.L Flags.

1. Notwithstanding any other provision of this Ordinance, the regulations set out in this section are for the display of flags in all zoning districts within the City. The top of all flags, including the flagpole, regardless of the manner of mounting, shall be no higher than the height restriction for buildings/structures in the zone district in which they are located. Flags, including the flagpole, must be set back sufficient distance from property lines so as not to create a safety hazard on adjacent property. Flags shall be set back sufficient distance to enable the flag to fly fully open without flying over the property of others unless express permission in writing has been given by the property owner to do so. No more than three flags may be mounted vertically and/or displayed on a flagpole,

tower or similar structure located on a parcel or lot. Furcated poles with multiple mounting structures shall not be allowed.

2. Flags which are designed for or in effect serve advertising purposes and/or focus attention on location for business purposes shall be considered a banner sign and shall be subject to regulation as such.

3. Governmental flags, such as a flag of the United States, the State of Mississippi, any other state or nation or their political subdivisions, or any institution of higher learning shall not exceed 60 square feet in area and shall not be flown from a pole the top of which is more than 40 feet in height. These flags must be flown in accordance with protocol established by the Congress of the United States for the Stars and Stripes.

4. Flags which contain language or graphics of obscene, indecent, or immoral character; fighting words or indecent speech which is legible from any public right-of-way or within any public space, and which can potentially be viewed by children under the age of seventeen (17) are prohibited.

SECTION IV – SIGN REQUIREMENTS FOR OFFICE, COMMERCIAL AND INDUSTRIAL DISTRICTS.

The following types of signs, along with Civic Signs (III), subject to the limitations prescribed for them, shall be the only signs permitted for uses authorized in the commercial and industrial zoning districts of the City.

IV.A Single Business Location (One building/one tenant)

1. The occupant of a single business structure may have one (1) wall sign and one additional sign (either wall or ground) per street frontage.
2. If a single business fronts on more than one street, the allowance for a ground sign shall be determined pursuant to Appendix "A", based upon the number of lanes for each street.

IV.B Single Office Building:

1. Each single office building with five (5) or less tenants shall be allowed one ground mounted project sign per street frontage. The sign shall contain the name of the project and the street address and may have up to five (5) tenants, along with the owner's name or the building name.
2. Each business within a single office building which has an exterior entrance shall be allowed one wall mounted sign no larger than four square feet adjacent to the entrance.

IV.C Strip Plaza, Office Parks and Shopping Centers:

1. Strip plazas, office parks, and shopping centers shall be allowed to display one ground sign per street frontage to identify the center. Tenant names shall be permitted with minimum eight-inch-high letters and logos. The sign shall be designed with uniform appearance and color. The street address shall be included on the sign.
2. Each individual business within the strip plaza, office park, or shopping center shall be allowed to display one wall sign. Tenant space located at an end of the building may have an additional wall sign if the secondary side of the tenant space has frontage on a public street.

IV.D Regional Retail Center:

1. Entrance Signs: Each regional retail center in areas zoned C-6 shall be allowed one ground mounted sign for each entrance. The entrance sign shall not exceed fifteen (15) feet in height from the grade; shall not exceed eight (8) feet in width; and shall be at least ten (10) feet from the pavement edge or curb of the public street or outside of the public right-of-way, whichever is further. Provided, however, one such entrance sign may be allowed which will not exceed thirty feet (30') in height from grade and eight feet (8') in width. Such sign shall only be permitted upon submission of a site plan to the Mayor and Board of Aldermen and then only upon an affirmative finding that such sign would not be inconsistent with purposes of the Ordinance as set out in Section I hereof.
2. Building Sign: An individual business establishment may have one wall sign per street frontage, with the sign surface area not exceeding fifteen percent (15%) of the surface area of the wall to which it is attached. Provided, however, that an individual business establishment whose building is in excess of two hundred (200) feet from the property line of the street on which it fronts may have a wall sign whose surface area does not exceed twenty-five percent (25%) of the wall on which it is located.

IV.E Campus Environment Office/Commercial/Industrial Project.

1. Each campus environment project shall be allowed no more than two (2) ***project*** signs per entrance. However, in the event the entrance contains a curbed median, three (3) ***project*** signs shall be allowed for that entrance. Multiple signs for each project entrance must maintain a uniform appearance and design.
2. A campus environment project may have a ground ***address*** *sign* for each building within the project. The ***address*** *sign* shall be out of the right of way, no higher than five (5) feet and no wider than five (5) feet.
3. Exterior ***directory*** signs shall be allowed for each building within a campus environment project. The purpose of the directory shall be for customer convenience, direction, and safety.
   (a) For Buildings less than 50,000 square feet, the directories shall not exceed fifteen

(15) square feet per face. Directories shall be located no more than seventy-five (75) feet from building entrance(s) and set back at least fifteen (15) feet from curb entrance or edge of pavement. No exterior ***directory*** shall exceed six (6) feet in height as measured from surrounding grade. Building identification letters shall not exceed six (6) inches and tenant identification shall not exceed four (4) inches. Each tenant listing shall be of identical size, shape, and color. Directories may be a changeable copy sign (manual). There may be one directory for each main entrance to the building.

(b) For building exceeding 50,000 square feet, the directories shall not exceed seventy- two (72) square feet per face. Directories shall be located no more than five hundred
(500) feet from building entrance(s) and set back at least fifteen (15) feet from curb entrance or edge of pavement. No exterior ***directory*** shall exceed twelve (12) feet in height as measured from surrounding grade. Building identification letters shall not exceed eighteen (18) inches and tenant identification shall not exceed six (6) inches. Each tenant listing shall be of identical size, shape, and color. Directories may be a changeable copy sign (manual). In the event the development elect's signage under the sub-section, only one (1) directory sign will be allowed.

4. An exterior ***directory*** sign and an ***identification*** sign shall be allowed for each single tenant building within a campus environment project. The maximum size of the signage per face shall not exceed that as set forth in Paragraph 3 above. The purpose of the exterior ***directory*** and ***identification*** sign shall be for customer convenience, direction, and safety. These signs shall be set back at least ten (10) feet from curb entrance or edge of pavement and may be located within a driveway median outside of the set-back area. No ground exterior ***directory*** or ***identification*** sign shall exceed six (6) feet in height as measured from surrounding grade.
5. Where a building within a campus environment project fronts on more than one (1) street, the building may have one ***wall*** or ground mounted ***identification*** sign per street frontage. The surface area of a ***wall*** sign may not exceed fifteen percent (15%) of the surface area of the wall to which it is attached. Provided, however, that a single tenant building which is more than two hundred (200) feet from the property line of the street on which it fronts may have a ***wall*** sign whose surface area does not exceed twenty-five percent (25%) of the wall on which it is located.
6. In addition to all signage allowed in a campus environment project, each building located within a campus environment project may place a ***numerical identification*** on the exterior of the building which will not exceed sixteen (16) square feet per face. The purpose of the ***numerical identification*** shall be for customer convenience, direction, and safety.

IV.F <u>Special Provisions for Service Stations and Convenience Stores.</u>

1. A service station/convenience store which is engaged in the retail distribution of petroleum and petroleum products in addition to the sign allotment hereinbefore provided shall be entitled to the following additional signs:

(a) One non-illuminated price sign per street front, said sign not to exceed two (2) square feet in face area, and located upon the pump island nearest to said street or upon the face of the station building.
(b) Two non-illuminating self-service or full-service signs per pump island, said signs not to exceed two (2) square feet in sign area nor to be located at a height more than eight
(8) feet from the surrounding grade.
(c) Canopy signage shall be included in total wall signage allowed in Section III.B.1.
(d) Signs displaying the federal and state stamps, octane ratings, pump use directions, no smoking signs, and other signs as required by federal, state, and local authorities provided that the accumulated total square footage of same shall not exceed two (2) square feet per pump island.

IV.G Multi-Story Office Building.

1. Each Multi-Story Office Building shall be permitted to have:

(a) One ground mounted project sign per street frontage. The sign shall contain the name of the project and the street address and may contain the owner's name.
(b) Each business within a Multi-Story Office Building which has an exterior entrance, shall be allowed one wall mounted sign no larger than four square feet adjacent to the entrance, unless otherwise prohibited.
(c) The same signage as a single office building if said building contains five (5) or fewer tenants.
(d) An exterior directory permitted in Campus Environment Office Projects if the building contains more than five tenants.
(e) The owner of any multi-story office building may submit private sign standards which would allow additional signage in accordance with such standards. Before any additional signage may be permitted the Board must find:

(1) That because of the unusual characteristics of a particular parcel of land and building or buildings located thereon that additional or different signage is necessary or desirable to facilitate the purposes of this Ordinance; and

(2) That the private sign standards provide for type of signage that is permitted to another office classification, (i.e., "office park" "single office building" "campus environment office project"); provided, however, that additional signage may be approved for buildings more than 150,000 square feet of gross floor space; and

(3) That the private sign standards meet all the requirements for private sign standards otherwise provided for by this Ordinance.

IV.H Entrance Signs:

For each Office, Commercial or Industrial development which has an approved plat of record, there shall be permitted two entrance signs at the intersection of every major street within the platted project. The entrance signs shall be permanent signs and shall contain only the name of the platted project and a logo, if wanted.

SECTION V – CIVIC SIGNS

V.A General

The following types of signs, subject to the limitations prescribed for them, shall be the only signs permitted for use by churches, schools, clubs, and other non-profit organizations whether located in commercial or residential zoning districts in the City. In instances where a sign setback requirement from the public right of way is not physically possible, the Building Official may allow for a smaller sign setback from the right of way if, in his judgment, the placement of the sign will in no manner constitute a traffic hazard, create a nuisance, or infringe upon the rights of an adjacent property owner. In no instance will a sign be allowed to be placed in the public right of way.

V.B Ground Signs

Each civic organization shall be allowed one ground sign per location. This sign shall have a height no greater than eight (8) feet, an area of no more than 48 square feet and shall be set back at least five feet (5') from the edge of pavement or curb, or outside of the right of way, whichever is further. The area surrounding the sign shall be landscaped.

V.C Wall Signs

Each civil organization may have a wall sign of no greater than 48 square feet for each side of the building which has street frontage. The sign copy may contain the name and/or the denomination of the church or civil organization.

V.D Changeable Copy Sign (Manual)

In lieu of the ground sign set out in "A" above, the civic organization may have a ground mounted changeable copy sign (manual) which may contain the name of the institution or organization; the name or names of the persons connected with it; and greetings, announcement of events or activities occurring at the institution or similar messages.

V.E Directional Signs

Each civic organization may have two (2) off-premises directional signs. The signs shall be no larger than six (6) square feet, no higher than six feet. The copy of the sign can contain only the name of the organization, its logo, and the directional arrow.

V.F Temporary Signs

An organization may request from the Building Official a temporary conditional use permit to allow a temporary sign pertaining to campaigns, drives, or events of a civic, philanthropic, educational, or religious nature. The temporary sign, which may be made of fabric, but cannot be a portable sign, shall not exceed thirty-two (32) square feet nor be higher than six feet (6'). The sign shall be set back from the edge of the right of way at least ten feet (10'). No more than one temporary sign shall be allowed per street frontage. The temporary permit shall be for no more than fourteen days and shall be allowed no more than four times per year.

V.G Schools

Notwithstanding the preceding provisions of this section on civic signs, schools, as defined in the Ordinance, are permitted one ground sign per entrance, which may be changeable copy signs as allowed by the Section, subject to the allowance provided by Appendix "A" of this Ordinance. A school is permitted two wall signs with a combined maximum area of 150 square feet. The building official is authorized to permit a temporary conditional use permit to install temporary signs for a specified time. The temporary signs shall not exceed 32 square feet in area. There is no limit on the number of temporary signs so long as they are not visible or at least 300 feet from the public right-of-way. All signs located at a school are exempt from the fees established by appendix (B) of this Ordinance.

V.H Athletic Fields

Churches, schools, clubs, institutions, and non-profit organizations where athletics fields (football, baseball, softball, hockey, and soccer) are located may install permanent on or off premises signs on the playing field side of the fence or wall surrounding the playing field. The sign face shall not be directed away from the playing field. The maximum area for the signs is 32 square feet. Signs shall not project above the top of the fence or wall surrounding the field but in no case exceed 10 feet in height. Each athletic field may install no more than two (2) scoreboards with a maximum overall height of 15 feet above surrounding average grade. Each scoreboard may have an off-premises advertisement not to exceed 20 square feet in area and shall not project above the scoreboard. Each organization shall submit sign standards to determine the location, color, aesthetics, and number of signs. The Board will approve the sign standard before a sign permit is issued.

SECTION VI – SIGN REQUIREMENTS FOR RESIDENTIAL DISTRICTS

The following types of signs, along with Civic Signs (Section V), subject to the limitations prescribed for them, shall be the only signs permitted for use within the residential zoning districts of the City.

VI.A Development Sign.

1. While a formerly recorded subdivision, approved on a plat of record, is under physical construction, there shall be permitted two (2) temporary off-premises signs giving exclusively the name and directions to the subdivision. The sign face of each sign shall not exceed thirty-two (32) square feet. The height of the sign shall not exceed eight (8) feet. The off-premises development sign shall require the approval of the Board concerning location, setback, copy, lighting, and design and the request shall be made along with the site review request.
2. In addition to the off-premises development signs, one two-sided on-premises construction sign, as provided in Section III.J, shall be permitted per entrance.

VI.B Multi-Family Project Identification Signs.

All multi-family projects, apartment complexes and/or condominiums with four (4) or more units shall be permitted two (2) externally lighted ground or wall signs for identification. If the project fronts on more than one street, two (2) additional multi-family project identification signs shall be permitted at a major entrance on the additional street frontage. Wall signs shall be subject to the same requirements as Single Business Locations (Section IV.A).

VI.C Subdivisions Entrance Signs.

In single family detached residential developments which have an approved plat of record, there shall be permitted two subdivision entrance signs at the intersection of every major street with the subdivision. The entrance signs shall be permanent and shall contain only the name of the subdivision.

VI.D Off-Premises Garage Sale Signs.

Notwithstanding any other provision of this Ordinance, holders of permits to conduct garage sales within the City shall be permitted to post not more than two off-premises signs on private property. No such sign shall be posted or placed without the consent of the property owner. No permit other than that required by the Ordinance for the conduct of a garage sale shall be required. No additional fee for such permit shall be imposed. Said signs shall not exceed two (2) feet by three (3) feet.

SECTION VII – TEMPORARY SIGNS

VII.A Notwithstanding other provisions of this Ordinance, a newly established, expanded in floor area, or relocated commercial business, in addition to the hereinbefore specified sign allotment, may for a period of thirty (30) days from day of official opening display one temporary wall, window, or ground sign per street frontage. A sign permit shall be obtained through the City. When granted a sign permit the new business will receive a copy of the New Opening Policy and official city sticker containing date of opening. Said sticker shall be attached to the sign for identification purposes. The permit fee is waived for new opening sign.

VII.B Each allowed Temporary Sign shall not exceed thirty - two (32) square feet in face area. Ground signs shall not exceed six (6') feet in height and shall be set back from the right- of-way line no less than five feet (5'). (A permit fee of Ten Dollars ($10.00) shall be charged per sign).

VII.C Temporary signs, which may be made of fabric, cannot be a portable sign.

VII.D A business may request from the Building Official, a temporary conditional use permit to allow a temporary sign related to a sale or a new product. No more than one temporary conditional use sign per street frontage shall be allowed. A temporary conditional use permit issued under this paragraph shall not exceed a period of seven (7) days. Businesses shall not be allowed more than four (4) temporary conditional use signs per calendar year. A permit fee of Ten Dollars ($10.00) shall be charged per sign.

VII.E If construction within a public road right-of-way restricts access to a commercial/industrial site, temporary off premises signs are permitted. The maximum square footage is six square feet and maximum height is three feet subject to review and permitting by the Building Official. A maximum of two signs are permitted for the duration of the road project as determined by the Building Official. The purpose of these temporary signs is to redirect customer traffic to a temporary entrance. The temporary signs are to be removed ten days after the completion of the work within the right-of-way which restricted access.

VII.F Temporary Signs are exempt from landscape requirements.

SECTION VIII – EXEMPT SIGNS

VIII.A The following signs are exempt from the provisions of this Ordinance:

1. Official public notices and notices posted by public officers in the performance of their duties.

2. Governmental signs for the control or direction of traffic and other regulatory purposes.

3. Memorial plaques, cornerstones, historical tablets, and the like.

4. Signs not visible off the lot upon which they are situated, such as drive-up menu boards at Fast Food Facilities.

5. Signs posted in conjunction with doorbells or mailboxes, none exceeding thirty-six (36) square inches in surface area.

6. Small, illuminated, or non-illuminated instructional signs, none exceeding four (4) square feet in surface area.

7. Address signs, not more than one for each street frontage of each principal use on a lot and none exceeding seventy-two (72) square inches in surface area, showing only the numerical address designations of the premises upon which, they are situated. All address signs shall be prominently displayed and written in contrasting colors to the color of the structure or background against which said signs are placed to facilitate emergency identification for public service employees.

8. Decals, numerals, names, addresses, hours, credit information, etc., attached to doors or windows and all of which occupy a total area of one (1) square foot or less.

9. Political signs.

10. Except for Christmas displays which are already addressed by other portions of the Sign Ordinance, the City recognizes special celebration displays which are allowed without commercial symbols, emblems or message for a period beginning twenty-one days before the date and ending two days after the date of the celebration. Display areas are limited to the front yard of the commercial business and not allowed with the public right-of-way. Animated signs are not permitted. Inflatable displays are permitted in celebration displays up to twelve feet in height. No sign permit is required for these "celebration displays." Celebrations recognized by the provision include:

    (a) New Years Day
    (b) Martin Luther King's Birthday
    (c) Valentine's Day
    (d) President's Day
    (e) Easter
    (f) Independence Day
    (g) Memorial Day
    (h) Labor Day
    (i) Halloween
    (j) Thanksgiving

SECTION IX – NON-CONFORMING SIGNS

IX.A Intent: Signs which were legally in existence prior to the adoption of this Ordinance which do not conform to the provisions of this Ordinance are declared non-conforming signs. It is the intent of this section to recognize that the eventual elimination, as expeditiously and as possible, of non-conforming signs is as much as subject of health, safety, and welfare as is the prohibition of new signs that would violate the provisions of this Ordinance.

IX.B. Variance from Non-Conforming.

Signs which are legally in existence on the date of adoption of this Ordinance which are within twenty percent (20%) of following the set-back, maximum height and maximum sign area allowances of this Ordinance shall be deemed to follow this Ordinance and not non-conforming. However, if any one requirement is greater than the allowances by more than twenty percent (20%), the entire sign must be brought into compliance pursuant to the remainder of this section. Signs in areas annexed into the City which are legally in existence on the effective day of annexation or incorporation shall be treated in the manner set out above and are required to obtain a new sign permit.

IX.C General Non-Conforming Sign Provisions.

1. Subject to the exceptions and amortization schedule hereinafter set forth, any non-conforming signs may be continued in operation and maintained after the effective date of the Sign Ordinance adopted on_____. provided that non-conforming signs shall not be:

   (a) Changed to or replaced with another non-conforming sign including changing the sign face (except on changeable copy signs which comply with this regulation and Outdoor Advertising Signs.)
   (b) Structurally altered to extend their useful life.
   (c) Expanded.
   (d) Relocated.
   (e) Re-established after damage of more than fifty percent (50%) of the value at the time of such damage or destruction.
   (f) Modified in any way that would increase the degree of non-conformity of such sign.

2. Nothing in this Ordinance shall prevent the strengthening or restoring to a safe condition of any portion of a sign or structure declared unsafe by the Building Official. Such signs may be improved only to the extent that such improvement does not exceed fifty percent (50%) of the current market value of the existing sign structure.

IX.D <u>Termination of Non-Conforming Signs/Amortization Schedule.</u>

1. Any non-conforming sign or sign structure which is partially destroyed by fire, accident, or natural cause beyond fifty percent (50%) of its current market value shall thereafter be removed or reconstructed in conformance to the provisions of this Ordinance.

2. Any non-conforming sign or sign structure which is improved and altered to comply with the provisions of this Ordinance shall thereafter be considered as conforming.
3. All other non-conforming signs or aggregate sign conditions, other than outdoor advertising signs, shall be removed, changed, altered, or otherwise made to conform according to the following schedule:

(a) All Signs

Original Construction Cost	Amortization Period
Temporary Signs, Portable Signs, Sign Conversions, and Animated Signs	45 days
Indeterminable Cost to $250	6 months
$251 to $750	1 year
$751 to $2,750	2 years
$2,751 to $5,000	3 years
$5,001 to $7,000	4 years
Greater than $7,000	5 years

(b) The amortization shall begin as of the effective date of the Sign Ordinance adopted on_____.

(c) For the purposes of this section, existing signs and sign structures prohibited by this Ordinance shall be treated as non-conforming.

(d) The owner or operator of the sign must furnish acceptable proof of the sign's original cost in the form of:

(i) Original value from sign permit, if available.

(ii) An original bill of sale, including installation costs, fees, etc.

(iii) Depreciation schedules from federal or state tax returns showing original cost.

(e) Upon the determination of the City that a sign remains non-conforming after termination of the allowable time periods provided for hereinabove, the City shall notify the sign owner and/or the owner of the land on which the non- conforming sign is located, and such owner shall have thirty (30) days after such written notice within which to remove said sign. At the end of the thirty (30) day

period, if the sign has not been removed or brought into compliance, the City shall issue a summons into City Court.

(f) Abandonment or obsolescence of a non-conforming sign shall terminate immediately the right to maintain such a sign.

(g) Any non-conforming on-premises sign shall be removed or brought into compliance with this Ordinance immediately upon a change in the principal use or ownership of the site.

(h) Signs, other than Outdoor Advertising Signs, made non-conforming due to annexation or incorporation into the City after the effective date of this Ordinance shall be removed or modified to conform according to the amortization schedules established herein; but the initiation date of the schedules shall be the effective date of annexation or incorporation rather than the effective date of this Ordinance.

(i) In the event a sign becomes subject to this Ordinance because of annexation or incorporation the amortization period set out in IX.D.3 shall apply from and after the effective date of such annexation or incorporation.

(j) In the event a sign becomes non-conforming because of any amendment to this Ordinance the amortization period set out in Section IX.D.3 shall apply from and after the effective date of such amendment.

SECTION X – PROHIBITED SIGNS

X.A General:

1. Animated Signs.
2. Flashing signs having intermittent or animated illumination or moving parts. No signs shall have lights which imitate or resemble official emergency vehicle or traffic signs or signals. Changeable Copy Signs (Automatic) are allowed to provide time and temperature only.
3. Strips or strings of lights, banners, flags, balloons, or pennants outlining property lines, sales areas, roof lines, doors, windows, wall edges, or other features of a building, which are not a part of the original structure. This prohibition shall not apply to Christmas lights displayed between Thanksgiving Day and New Year's Day of each calendar year.
4. Signs on public property, other than those erected at the direction of and with the permission of a public authority having jurisdiction.
5. Signs which are not securely affixed to the ground, or otherwise affixed in a permanent manner to an approved supporting structure, including but not limited to portable signs (including sign conversions).
6. No sign or other device regulated by this Ordinance shall be erected or continue to

be displayed in such a manner as to obstruct the free and clear vision of vehicle drivers; or at any location where, by reason of the position, shape, or color, it may interfere with, obstruct the view of, or be confused with any authorized traffic, or government sign, signal, or device; or which makes use of the words "stop", "look", "danger", or any other words, phrase, symbol, or character in such manner as to interfere with, mislead, or confuse traffic.

7. Signs which contain reflective materials, which present a hazard or danger to traffic or the public.
8. Signs which exhibit more than two (2) faces.
9. Off-Premises Signs, except outdoor advertising signs, which were erected as of the effective date of this Ordinance.
10. Outdoor Advertising Signs (Billboards). However, outdoor advertising signs are not subject to the amortization provisions of this Ordinance except as herein otherwise set out in Section XI.
11. Signs which contain words or pictures of an obscene, indecent, or immoral character which could offend public morals or decency.
12. Beacon or strobe lights.
13. Signs which are structurally unsound, or which are rendered structurally sound by guy wires or unapproved facing or bracing.
14. No sign shall be placed on a vehicle or trailer which is parked or located for the primary purpose of displaying said sign (this does not apply to signs or lettering on buses, taxis, or vehicles operating during the normal course of business).
15. Pole signs (other than outdoor advertising signs and signs within the interstate zone) with poles greater than three (3) feet in height.
16. Signs installed, erected, enlarged, or structurally altered in violation of the provisions of this Ordinance.
17. Signs erected on or that project above a roof line or above the face of flat roofed buildings (i.e., roof sign).
18. Any changeable copy sign (manual) that does not have locked, vandal-proof cover if required by the Building Official.
19. Signs which obstruct any window, door, fire escape, stairway, or any opening intended to provide air, ingress, or egress for any building or structure, are hereby prohibited, if required by the Building Official.
20. No sign or advertising device shall be erected on, be placed on, projected, or overhang any right-of-way, walkway, street, alley, or easement.
21. The tacking, painting, posting, or affixing of signs, posters, or advertising devices of any kind on trees, fences, rocks, utility poles, and other such structures is hereby prohibited.
22. Off-site ground signs.
23. Signs within city right-of-way.
24. Signs at any intersections.
25. Feather Banners of any height.
26. Structures not meeting construction standards, and advertising of defunct businesses, and signs or structures which have been erected without a permit having been issued therefore and thus are illegal are prohibited.
27. Signs which are illegal under federal, or state laws or regulations are prohibited.

28. All signs which are not expressly permitted by this Ordinance or any other Ordinance of the City.

X.B Portable and Flashing Signs.

1. Due to the manifest traffic safety hazards, the use of portable and/or flashing signs, with or without changeable copy board attached are declared a public nuisance and therefore prohibited. This includes not only intact portable signs, but also sign conversions.
2. Upon written notice by the City to the owner or lessee of such portable and/or flashing sign, such sign shall be removed within twenty-four (24) hours.
3. Upon failure to comply with this notice, the City Building Official shall cite the sign owner or lessee into the City Court. If found in violation, owner shall be responsible for all costs incurred in removing the sign in addition to any court-assessed fees and penalties.

SECTION XI – OUTDOOR ADVERTISING SIGNS

XI.A Classes of Outdoor Advertising Signs (Billboards): All existing outdoor advertising signs within the City shall be divided into two classes as follows:

1. Class 1: Class 1 outdoor advertising signs (billboards) shall be those subject to the provisions of Sections 49-23-1 through 49-23-29 of the Mississippi Code of 1972 as the same exists on the effective date of this Ordinance.
2. Class 2: Class 2 outdoor advertising signs (billboards) shall include all such signs within the City which are not regulated by the provisions of 49-23-1 through 49-23-29 of the Mississippi Code of 1972.

XI.B Prohibited Signs (Billboards): Billboards are hereby declared prohibited signs within the City subject to the right to remain within the City as Non-conforming Billboards.

XI.C Non-conforming Billboards: Outdoor Advertising Signs (Billboards) which were legally in existence prior to the adoption of this Ordinance are declared non-conforming billboards. It is the intent of this section to recognize that the eventual elimination, as expeditiously and as possible, of non-conforming Billboards is as much as subject of health, safety, and welfare as is the prohibition of new signs that would violate the provisions of this Ordinance. All outdoor advertising signs (billboards) heretofore lawfully constructed with in the City are hereby declared legal non- conforming billboards. All such class 1 non-conforming outdoor advertising signs shall be classified as class 1 non-conforming Billboards. All such Class 2 Outdoor Advertising Signs are classified as Class 2 Non-conforming Billboards.

XI.D Continuance of Class 1 Non-conforming Billboards: Class 1 Non-conforming Billboards may continue provided that the non-conforming billboard shall not be:

1. Changed to or replaced with another non-conforming sign except to periodically change the sign face.
2. Structurally altered to extend their useful life.
3. Expanded.
4. Relocated except as hereinafter provided.
5. Re-established after damage of more than fifty percent (50%) of the value at the time of such damage or destruction.
6. Modified in any way that would increase the degree of non-conformity of such sign.

XI.E Continuance of Class 2 Non-Conforming Billboards:

1. Any non-conforming sign or sign structure which is partially destroyed by fire, accident, or natural cause beyond fifty percent (50%) of its current physical replacement costs shall thereafter be removed or reconstructed in conformance to the provisions of this Ordinance.
2. Class 2 Non-conforming Billboards shall be removed according to the following schedule:

   (a) Signs with an original construction cost of less than $250,000.00 – Ten Years
   (b) Signs with an original construction cost of $250,000.00 or more –Twelve Years.

3. It is the intent that all Class 2 Signs shall be removed not later than 12 years from the effective date of this Ordinance. No improvements, relocations, repairs, or modifications shall extend beyond the specified amortization period as defined above.
4. In adopting the amortization schedule set out above the City is cognizant that no new Outdoor Advertising Signs have been permitted in the City since the adoption of the current sign Ordinance in 1991. As a result, much of the useful life of such signs has been experienced.
5. The amortization of Class 2 Billboards shall begin as of the effective date of this Ordinance adopted on_____.

XI.F Strengthening or Restoring to a Safe Condition: Nothing in this Ordinance shall prevent the strengthening or restoring to a safe condition of any portion of a sign or structure declared unsafe by the Building Official. Such signs may be improved only to the extent that such improvement does not exceed fifty percent (50%) of the current physical replacement costs of the existing sign structure.

XI.G Permits: All existing billboards and any relocated billboards shall be permitted by the Planning and Zoning Department. The owner of each billboard shall complete within 30 days of the effective date of this Ordinance an application in the form to be determined by the Building Official or other designated person. A fee as established in Appendix 'B' shall be paid for each permit issued. Any permit granted hereunder shall in no way create any rights not heretofore available to the owner of

any billboard.

1. All Outdoor Advertising signs shall be permitted as required by the Gluckstadt Sign Ordinance. The owner or operator of the sign must furnish acceptable proof of the sign's original cost in the form of:

   (a) Original construction costs from sign permit, if available.
   (b) An original bill of sale, including installation costs, fees, etc.
   (c) Depreciation schedules from federal or state tax returns showing original cost.

2. Upon the determination of the City that a sign remains non-conforming after termination of the allowable time periods provided for hereinabove, the City shall notify the sign owner and/or the owner of the land on which the non-conforming sign is located, and such owner shall have thirty (30) days after such written notice within which to remove said sign. At the end of the thirty (30) day period, if the sign has not been removed or brought into compliance, the City shall issue a summons into City Court.
3. Abandonment or obsolescence of a non-conforming sign shall terminate immediately the right to maintain such a sign. The Sign Owner shall have thirty (30) days to remove said sign after written notice from the City
4. Any non-conforming sign shall be removed or brought into compliance with this Ordinance immediately upon a change in the principal use or ownership of the site.
5. In the event a sign becomes subject to this Ordinance because of annexation the amortization period set out in above shall apply from and after the effective date of such annexation.

XI.H Petition: The owner of any existing billboard may voluntarily petition the Mayor and Board of Aldermen to allow the relocation or modification of an existing billboard. Approval of any such Petition shall be conditioned on an overall net reduction in the number of billboards within the city by voluntary removal. The approval of the Mayor and Board of Aldermen is discretionary. At a minimum, the Petition shall set out the following:

1. A description of any modification to an existing sign
2. The existing and proposed locations of a relocated sign
3. The location of any signs proposed to be removed from within the City
4. An acknowledgement that the request is voluntary and that to the extent that compensation may have otherwise been required any such compensation is waived.
5. The time required to remove any existing signs.
6. Other such information as may be requested by the Planning and Zoning Department.

XI.I Net Reduction Required for Modification or Removal: No billboard may be substantially modified or moved unless the modification or relocation results in the removal of one or more existing billboards. The result must be a net reduction in

the number of billboards in the City At the time of the adoption of this Ordinance there exists several billboards in the City which are which are anticipated for removal as the result of ongoing land development which will require removal soon. A schedule of said billboards is attached to this Ordinance. Any billboard on the attached schedule shall not be considered as a removal of a billboard for the purposes of relocation or modification under this Ordinance.

XI.J Modification: Modification(s) to existing billboards shall only be made upon approval by the Mayor and Board of Aldermen upon the petition of the owner of the billboard. Any such modification(s) must be reviewed by City Staff and the Board who may provide a recommendation to the Mayor and Board of Aldermen. The approval of the Mayor and Board of Aldermen is discretionary. Approval shall only be granted if the Mayor and Board of Aldermen make an affirmative finding that the grant of the petition will further the purposes of this Ordinance.

SECTION XII – INSPECTION, REMOVAL, AND SAFETY

XII.A Inspection: All signs shall be inspected periodically by the Building Official for compliance with this Ordinance.

XII.B Permit Number Display: All temporary signs, except real estate signs, requiring a permit shall display, in the lower right-hand corner, the sign permit number and expiration date. All permanent signs shall display a permit decal with permit number, date of issuance, and name of owner.

XII.C Maintenance: All signs and components thereof shall be kept in good repair and in safe, neat, clean, and attractive condition.

XII.D Removal of Sign: The building official shall give written notice of the removal of any permanent sign erected or maintained in violation of this Ordinance. Upon failure to comply with this notice, the building official shall issue a summons to the owner into City Court. Temporary signs erected or maintained in violation of this Ordinance may be removed by the building inspector without notice. The building inspector shall remove any sign immediately and without notice if the sign presents an immediate threat to the safety of the public. Any sign removal shall be at the expense of the property owner.

XII.E Obsolete and Abandoned Signs:

1. Any sign which advertises or pertains to a business, product, service, event, activity, or purpose which is no longer conducted or that has not been in use for

three (3) months, or which is no longer imminent, or any sign structure that no longer displays any sign copy for a period of at least three (3) months shall be deemed to be obsolete or abandoned.

2. Permanent signs applicable to a business suspended because of a change of ownership or management shall not be deemed abandoned or obsolete unless the property remains vacant for a period of six (6) months for non-conforming signs, or twelve (12) months if the signs otherwise conform to all provisions of this Ordinance.
3. Obsolete or abandoned signs are prohibited and shall be removed by the owner of the property, his agent, or person having the beneficial use of the building or site upon which such sign or sign structure is erected within thirty (30) days after written notification from the Building Inspector.
4. In the event of non-compliance with the aforesaid terms and provisions, then the Building Inspector shall have the authority to cite the sign owner and/or lessee into City Court for a hearing.

SECTION XIII – PERMITS AND FEES

XIII.A Permits and Fee Requirements:

1. All permanent signs permitted under this Ordinance, including existing signs, shall require a permit.
2. No sign shall be erected, altered, or relocated without a permit, except as otherwise provided herein. Electrical permits as required shall be obtained at the same time as the sign permit.

XIII.B Signs Existing on Effective Date of the Sign Ordinance Adopted:

1. Owners of existing signs, including outdoor advertising signs shall be required to obtain a permit for existing signs for regulatory purposes. The permit issued does not confer any new rights to reconstruct a non-conforming use or sign.
2. For any sign existing in the City on the effective date of date of the sign Ordinance adopted, an application for a sign permit must be submitted to the building official within ninety (90) days thereafter. For any sign on property annexed later, application for sign permits shall be submitted within ninety (90) days of the effective date of the annexation or incorporation. Signs that are the subject of applications received after the applicable date set forth in this section shall be subject to all the terms and conditions of this Ordinance and shall not be entitled to the protection of Section X.C. Pursuant to this provision, applications for permits for existing signs submitted shall be exempt from the initial fees adopted under authority of this Ordinance, but not from renewal and subsequent fees.

XIII.C Non-conforming Existing Signs, Permits, and Terms:

1. A sign that would be permitted under this Ordinance only with a sign permit, but

which was in existence on the effective date of this Ordinance or on a later date when the property is annexed to the City and which was constructed in accordance with the Ordinances and other applicable laws in effect on the date of this construction, but which by reason of its size, height, location, design, or construction is not in conformance with the requirements of this Ordinance, shall be issued a non-conforming sign permit if an application in accordance with Section X.B of this Ordinance is timely filed.

2. Such permit shall allow the sign(s) subject to such permit, which were made non-conforming by the adoption of this Ordinance, to remain in place and be maintained for a period ending no later than the date set out in Section IX.D. provided that no action is taken which increases the degree or extent of the nonconformity. However, any nonconforming sign shall either be eliminated or made to conform with the requirements of this section when any proposed change, repair, or maintenance would constitute an expense of more than fifty percent (50%) of the current market value of the existing sign structure.

XIII.D Applications: The permit application shall contain the location of the sign structure, the name and address of the sign owner and of the sign erector, drawing showing the design, location, materials, finishes, and colors of the sign and such other pertinent information as may be required to ensure compliance with the Ordinance and requirements of the City. Applications shall be on forms provided by the City.

XIII.E Lapse of Sign Permit: A continuing sign permit shall lapse automatically if not renewed or if the business license for the premises lapses, is revoked, or is not renewed. A sign permit shall also lapse if the business activity on the premises is discontinued for a period of ninety (90) days or more and is not renewed within thirty (30) days of a notice from the City to the last permittee, sent to the premises that the sign permit will lapse if such activity is not renewed.

XIII.F Fee Establishment: Fees for sign permits are attached hereto as Appendix "B".

XIII.G Nullification: A sign permit shall become null and void if (1) the work for which the permit was issued has not been completed within a period of six (6) months after the date of the permit; (2) the sign varies in any respect from the approved design or location.

XIII.H Permit Exceptions: The repainting, cleaning, and other normal maintenance to prolong the life of the sign as originally approved shall not be considered as creating a sign and does not require a sign permit.

SECTION XIV – ADMINISTRATION AND PENALTIES

XIV.A Enforcement (Building Official): The Building Official or his duly authorized representative is hereby authorized and directed to enforce all the provisions of this Ordinance. Upon presentation of proper credentials, the building official or his duly authorized representative may enter at reasonable times any building, structure, or premises in the City to perform any duty imposed upon him by this Ordinance.

XIV.B Board:

1. Powers of the Board relating to matters as defined in this Ordinance:

   (a) To hear and decide appeals from an order, requirement, decision, or determination made by the Building Inspector in carrying out the enforcement of this Ordinance, whereby it is alleged in writing that the Building Inspector is in error or has acted in an arbitrary manner.

   (b) To hear and act upon application for variances in accordance with subsection two (2) below, to alleviate hardships by virtue of the inability of the landowner to comply strictly with the provisions of this Ordinance by reasons of unique structural or locational characteristics which would not be applicable to signs generally

   (c) To review sign criteria of commercial businesses.

   (d) To hear and decide all matters referred to it on which it is required to act under this Ordinance.

2. Standards for Variances: The Board shall not grant a variance unless it makes findings based upon evidence presented to it as follows:

   (a) The physical surrounding shape, topographical, or location conditions of the specific property or structure involved would result in a particular hardship upon the owner as distinguished from a mere inconvenience, if the strict application of this Ordinance was carried out.
   (b) The conditions upon which the petition for a variance is based would not be applicable, generally, to other property, or structure in the same general area.
   (c) The request for variance is based upon a clause in a lease executed and effective prior to the effective date of this Ordinance or upon the subsequent renewal of said lease if the original lease contains an automatic renewal clause.
   (d) The variance will not authorize signs, sign structures, or other sign-related activities other than those permitted by this Ordinance.
   (e) Financial returns only shall not be considered as a basis for granting a variance.

(f) The alleged difficulty or hardship has not been created by any person having an interest in the sign, sign structure, or property after the effective date of this Ordinance.
(g) That granting the variance requested will not confer on this application any special privilege that is denied by this Ordinance to other land structures, signs, sign structure, or buildings similarly situated.
(h) The variance is the minimum variance that will make possible the reasonable use of the land, building, or structure for sign purposes.
(i) The granting of the variance will not be detrimental to the public welfare or injurious to other property or improvements in the area which the sign is located.
(j) The proposed variance will not impair an adequate supply of light and air to adjacent property, substantially increase congestion in the public streets, increase the danger of fire, endanger the public safety, or substantially diminish or impair property values within the area.
(k) The request for variance is based on a particular hardship causing difficulty in tenant entrance visibility. The owner of a strip plaza or shopping center may be granted a variance to post one (1) sign for each tenant not to exceed 4 square feet as long as the sign is not visible from the street(s) and/or parking lot(s). The variance may be granted only for the purpose of identifying entrance locations.
(l) The request for variance is based on architectural significance of various decorative features causing the sign to exceed the maximum square feet allowance. The owner of a commercial or industrial business may be granted a variance to exclude the decorative features from the maximum square feet allowance.

3. Prohibition of Prohibited Signs: Under no circumstances shall the Board grant a variance for a sign or sign structure which is expressly prohibited under the terms of this Ordinance.

4. Conditions and Restrictions by the Board: The Board may impose such conditions and restrictions upon the property, sign, or sign structure as may be necessary to comply with the provisions set out in subsection 8 above, to reduce or minimize the injurious effects of such variation upon surrounding property and better carry out the general intent of this Ordinance. The Board may establish expiration dates as a condition or as a part of the variances.

5. Board Has Powers of Administrative Official on Appeals; Reversing Decisions of Administrative Official: In exercising its powers, the Board may, so long as such action is in conformity with the terms of this Ordinance, reverse or affirm wholly or partly, or may modify the order, requirement, decision, or determination as ought to be made, and to that end shall have the powers of the administrative official from whom the appeal is taken.

6. Variance Appeals: Any person including any agency of the City government aggrieved by a decision of the Board on a variance may appeal to the Board of Aldermen. The judgment and findings of the Board on all questions of fact that may

be involved in any appeal, cause, hearing, or proceeding under this chapter shall be final and subject to review only for illegality or want of jurisdiction.

7. Penalties: Any person, firm, or corporation violating any of the provisions of this Ordinance shall be deemed guilty of a misdemeanor, and upon conviction thereof, shall be fined not more than fifty dollars ($50.00). Each day continuance of violations shall be considered a separate offense. The owner of any sign, building, or premises, or part thereof, where any matter in violation of this Ordinance shall be placed, or shall exist, and any person who may have knowingly assisted in the commission of any such violation, shall be guilty of a separate offense.

SECTION XV – SEVERABILITY

If any section or provision of this section be declared by a court of competent jurisdiction to be invalid, such decision shall not affect the validity of the Ordinance as a whole, or any part thereof, other than the part so declared to be invalid.

SECTION XVI – EFFECTIVE DATE

The adoption of this Sign Regulation Ordinance is needed for the immediate and temporary preservation of the public peace, health, or safety of the citizens of the City of Gluckstadt so that development already completed and currently ongoing may be brought within the standards within Section I of this Ordinance without the further passage of time; thus, this Ordinance will be effective immediately from and after its passage by a unanimous vote of all members of the Gluckstadt Board of Aldermen, prior to being recorded and published as required by law.

APPENDIX A
TO THE CITY OF GLUCKSTADT
SIGN ORDINANCE ALLOWANCE
FOR GROUND SIGNS

Roadway (4)	Setback (1)	Maximum (2) Height (feet)	Maximum Sign Area (sq. feet)
2 Lane	5	8	32
3 Lane	5	10	40
4 Lanes or More	5	12	50
Interstate (3) Zone	5	40	160

(1) Setback distance is the minimum distance the leading edge of the sign must be from the roadway right-of-way.

(2) Height includes the measurement from grade to the top of the sign, including the base area.

(3) The interstate zone includes all property, any part of which lies between the right-of-way of the interstate to a line 300 feet in depth and parallel to the interstate right of way. However, specifically excluded from the interstate zone shall be any additional right-of-way utilized or reserved for future utilization as an interchange or ramp. Where there exists, right-of-way utilized or reserved for utilization as in interchange or ramp, the interstate zone shall be measured along a line connecting the right-of-way at the narrowest point on each side of the additional right-of-way used or to be used for a ramp or interchange. The Zoning Administrator shall maintain a map or plat reflecting the line to be used for the determination of the boundaries of the interstate zone. Said map shall be approved by the Mayor and Board of Aldermen and Certified by the Mayor. Total signage, including the ground sign, for all businesses within the interstate zone is 500 square feet.

(4) Roadway criteria will be based on a list maintained by the Building Official and provided and determined by the Mayor and Board of Aldermen.

APPENDIX B
ORDER ESTABLISHING SCHEDULE OF FEES UNDER THE SIGN ORDINANCE OF THE CITY OF GLUCKSTADT

IT IS HEREBY ORDERED that the following fees be imposed upon and collected from persons obtaining permits for signs in the City:

Filing Fee	$10.00
Registration/Inspection for Compliance Fee	$10.00
Electrical Inspection Fee	$30.00
Off-Premises Signs: 1 sq. ft. through 229 sq. ft.	$300.00
>229 sq. ft. and above	$800.00
On-Premises Signs: 1 sq. ft. through 60 sq. ft.	$40.00
>60 sq. ft. to 100 sq. ft.	$50.00
>100 sq. ft. and above	$75.00
Pole Mounted Sign (per 5 feet of height)	$50.00
Temporary Sign Fee	$10.00

Repairing, relocating, or re-facing an existing sign as set forth in this schedule, when at the same location, the fee shall be one-half that of a new sign, with a minimum fee of $15.00 each.

1 Vicinity Map
1 : 6500

DALE PARTNERS

Architecture
Interiors
Planning

One Jackson Place 250
188 East Capitol Street
Jackson, MS 39201
p 601.352.5411

161 Lameuse Street 201
Biloxi, MS 39530
p 228.374.1409

dalepartners.com

Not For Construction

Consultant Logo

Joni's House

Calhoun Station Pky& Stout Rd/ Gluckstadt

Package Number

Planning & Zoning Submittal

Project No	21165
Date	25 April 2023
Revisions	Rev Date

AS102

Vicinity Map

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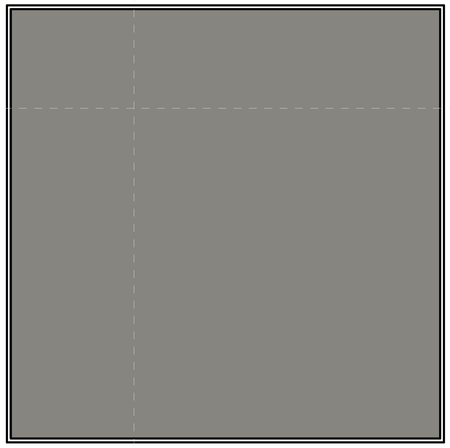
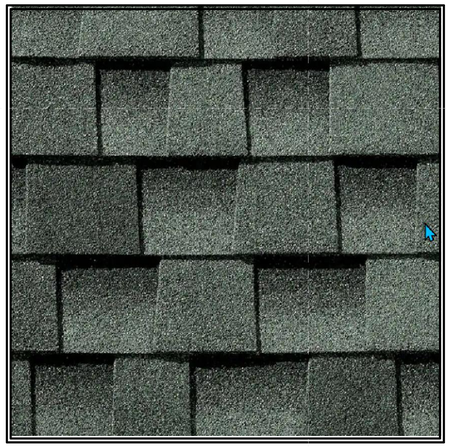
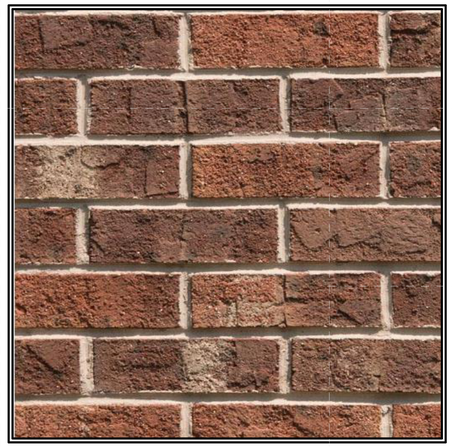


MBCI "Slate Gray" Standing Seam Battenlok HS at Low Roofs



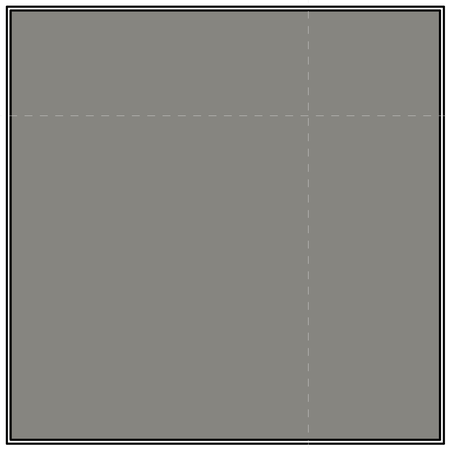
GAF "Timberline" AS II Asphalt Shingles at High Roofs

Coronada "Santa Barbara - Brookshire" Cultured Stone at Colums & Masonry Exterior Wall Accents

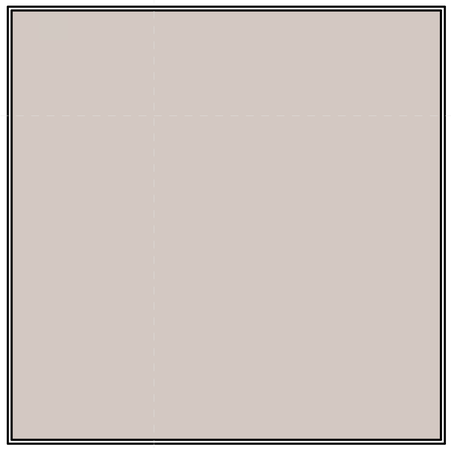


Old South Brick - Triangle Brick "Georgian Brown"

James Hardie Hardie Plank Siding - "Rugged Paths"



"Slate Gray" Metal Flashing, Downspouts & Other Metal Accessories



Miscellaneous Painted Accent Colors – Benjamin Moore "Kitten Whiskers 1003"

DALE BAILEY
AN ASSOCIATION

Architects

One Jackson Place 250
188 East Capitol Street
Jackson, MS 39201
p 601.352.5411

201 Park Court Suite B
Ridgeland, MS 39157
p 601.790.9432

161 Lameuse St. Suite 201
Biloxi, MS 39530
p 228.374.1409

dalebaileyplans.com

Not For Construction

Joni's House
Calhoun Station Pky& Stout Rd/ Gluckstadt

Planning & Zoning Submittal

Project No	21165
Date	25 April 2023
Revisions	Rev Date

AG201

Exterior Building Materials

04/20/23 4:10:25 PM
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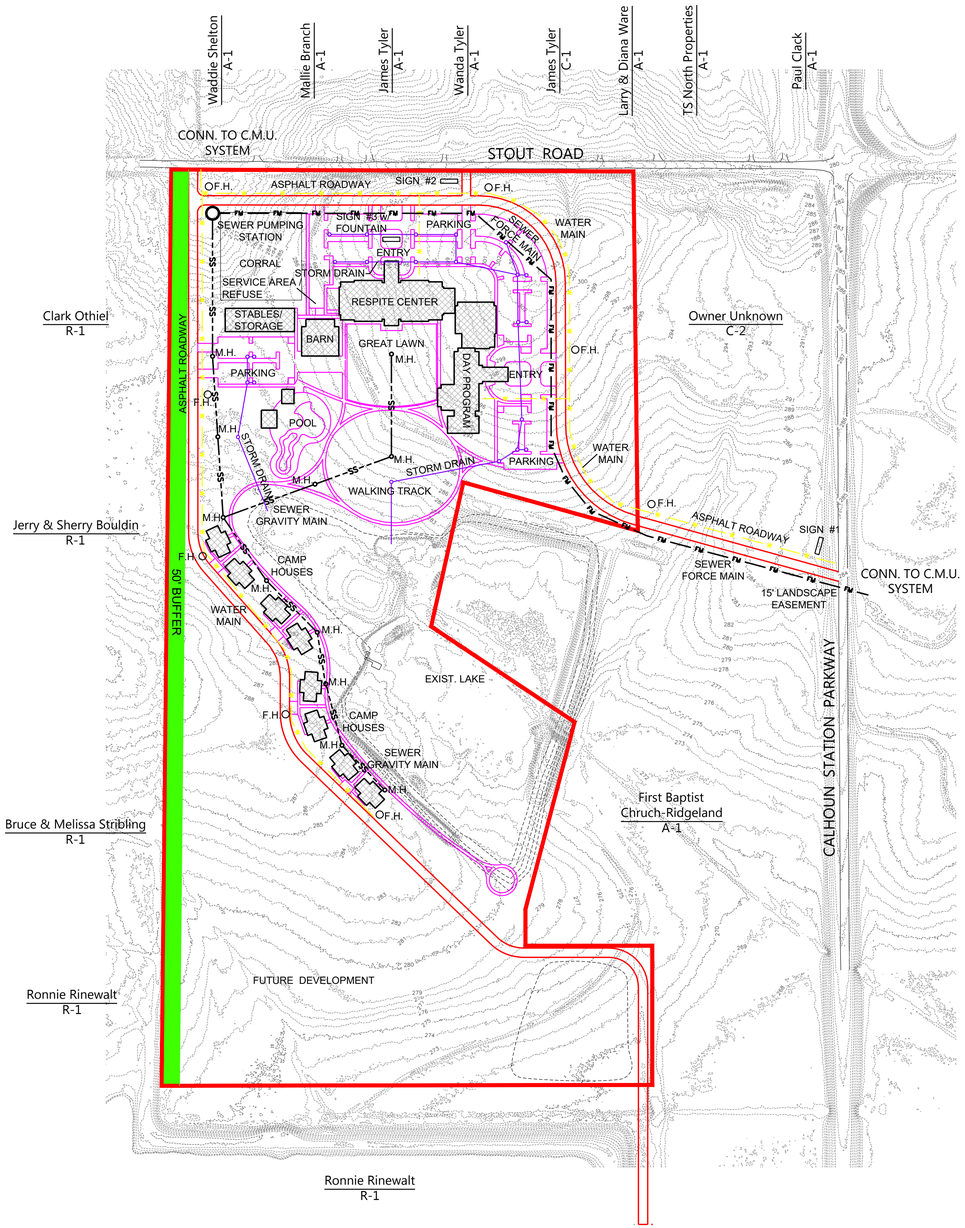
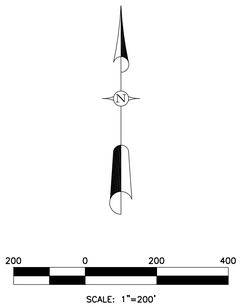
NOTES:

1. THE TOTAL AREA OF THIS DEVELOPMENT IS 67.4054 AC./2,936,183.54 S.F., MORE OR LESS.
2. THIS BUILDINGS WILL BE UTILIZED AS A RESPITE CENTER AND CAMP.
3. THIS PROPERTY IS LOCATED IN ZONE X – OTHER AREAS, WHICH IS DEFINED AS, "AREAS DETERMINED TO BE OUTSIDE THE 0.2% CHANCE FLOODPLAIN," AS SHOWN ON FIRM MAP NUMBERS 28089C0415F, DATED MARCH 17, 2010.
4. ALL CONSTRUCTION WILL BE IN ACCORDANCE WITH THE CITY OF GLUCKSTADT SPECIFICATIONS.
5. DOMESTIC WATER SERVICE, FIRE PROTECTION, AND SEWER SERVICE WILL BE PROVIDED BY CANTON MUNICIPAL UTILITIES.
6. ALL SIGNING AND STRIPING SHALL CONFORM TO THE CITY OF GLUCKSTADT SPECIFICATIONS.
7. PARKING SPACES PROVIDED – 383 SPACES (8 HANDICAP SPACES)
8. GROSS LOT COVERAGE FOR BUILDINGS AND STRUCTURES: 4%
   118,658 S.F.(BUILDINGS & STRUCTURES) / 2,936,184 (OVERALL SITE) = 4%





Revisions				
#	Date	Nature	By	App'd.
1	4-20-23	Response to Comments	R.C.M.	R.C.M.

Project No. M-3084	Designed By R.C.M.
Date 3-31-23	Drawn By R.C.M.
Scale SEE ABOVE	Checked By R.C.M.

JONI'S HOUSE

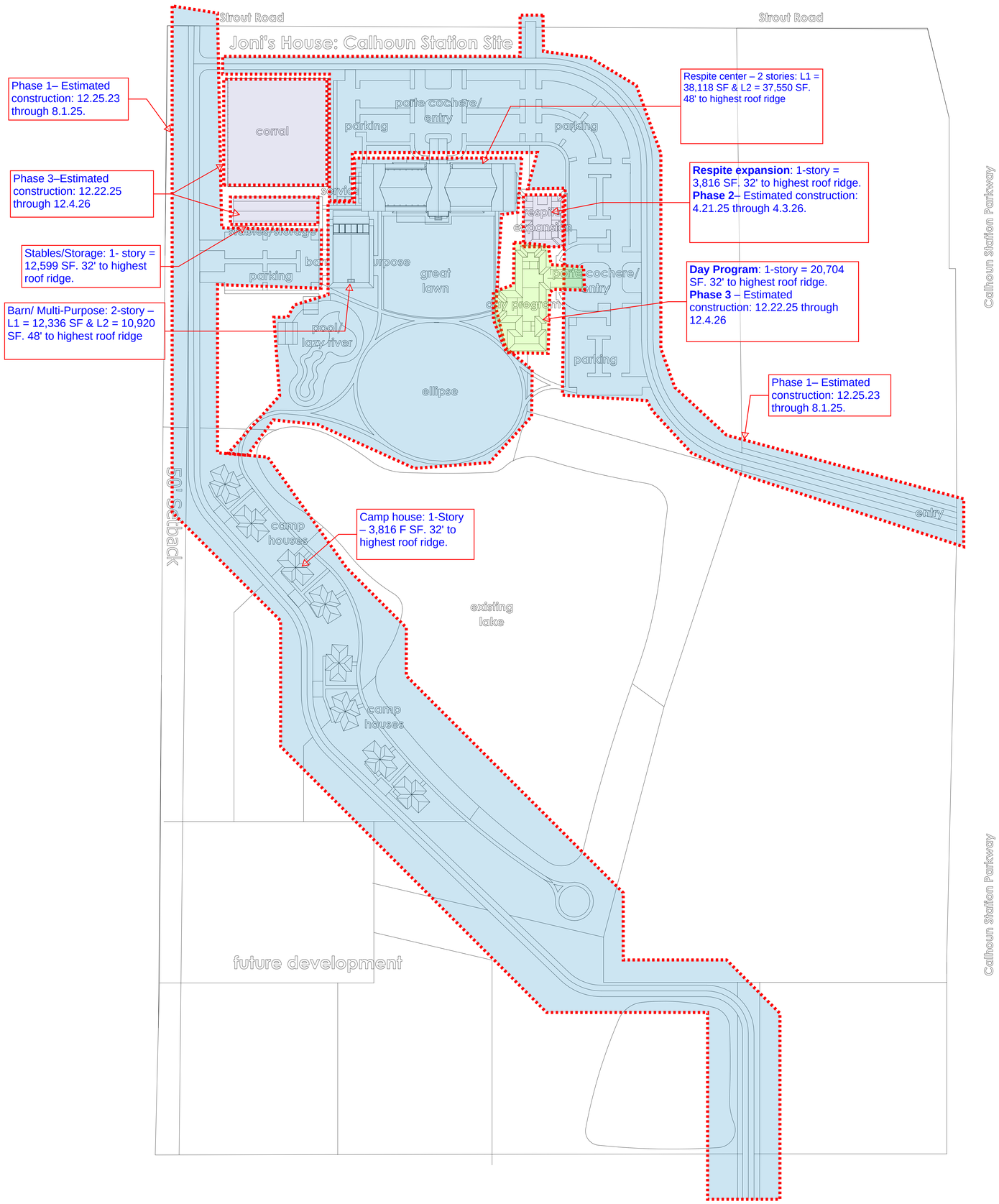
GLUCKSTADT, MISSISSIPPI

McMASTER & ASSOCIATES, INC.
CIVIL ENGINEERS & LAND SURVEYORS
212 WATERFORD SQUARE
SUITE 300
MADISON, MS 39110
601.605.1090

NOT FOR CONSTRUCTION

SITE PLAN

1



1 Site
1" = 100'-0"

General Site Notes

1. See Civil Drawing for finish grades at exterior paving. All paving and grades at perimeter of building to have positve slope away from structures and towards drainage basins.
2. All grassed areas shall be graded to drain to the appropriate inlet or slope to ensure positive drainage away from the building
3. All downspouts and boots to be connected to subsurface drainage. See Civil drawings.

Sheet Keynote Legend

Hours of operation

This facility will be used weekly and daily. Various aspects of the facility will be open 24/7: Respite Center (hotel) year-round, Lodges will be seasonal, Café and Store 8 hours Monday – Saturday.

DALE PARTNERS
Architecture
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AS101
Site Plan

4/17/2023 8:53:33 AM
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City of Gluckstadt

Application for Conditional Use

Subject Property Address: Corner of Calhoun Station Parkway and Stout Road, Gluckstadt, MS
Parcel #: 082B-09-002/00.00

Owner: Martie B. Kwasny, M.A.
Address: 795 Woodlands Pkwy. Suite 108
Richland, MS 39175

Phone #: (769) 243 – 8976
E-Mail: mkwasny@joniandfriends.org

Applicant: Ron McMaster
Address: 212 Waterford Squarequare #300
Madison, MS 39110

Phone #: (601) 605 – 1090
E-Mail: ron@mcmastereng.com

Current Zoning District: Future Land Use: General/Indoor Commercial & Residential Estate
Acreage of Property (If applicable): 200.12
Use sought of Property: TBD

Requirements of Applicant:

1. Letter demonstrating how the proposed use will comply with or otherwise satisfy the requirements for granting a Conditional Use pursuant to Section 804.01 of the Zoning Ordinance.
2. Copy of written legal description.
3. Additional items may be requested depending on the nature and status of the proposed development or property.
4. $ 250.00 fee required for processing
5. Sie Plan as required in Section 807-810

Requirements for Granting Conditional Use: (Section 805.01, Zoning Ordinance)

A Conditional Use shall not be granted unless satisfactory provisions and arrangements have been made concerning all the following:

(a). Ingress and egress to property and proposed structures
(b). Off-Street parking and loading areas
(c). Refuse and service areas
(d). Utilities, with reference locations, availability, and compatibility.
(e). Screening and buffering with reference to type, dimensions, and character.
(f). Required yards and other open spaces.
(g). General compatibility with adjacent properties and other properties in the district.
(h). Any other provisions deemed applicable by the Mayor and Board of Aldermen.

Applicant shall be present at the Planning and Zoning Commission meeting and Mayor and Board of Alderman meeting. Documents shall be submitted thirty (30) days prior to the Planning and Zoning Commission meeting.

Applicant is responsible for complying with all applicable requirements of the Zoning Ordinance.

By signing this application, it is understood and agreed that permission is given to the Zoning Administrator to have a sign erected on subject property, giving notice to the public that said property is being considered for a dimensional variance.

04/03/23

Applicant Signature **Date**

Property Owner Signature **Date**

Joni and Friends Mississippi
795 Woodlands Pkwy, Ste 108
Ridgeland, MS 39157

Introduction.

Joni and Friends Mississippi ("Applicant") respectfully requests that the City of Gluckstadt ("City") grant a Conditional Use Permit to enable the Applicant to construct and operate a "Joni's House" respite facility on the property as depicted on the submitted Site Plan ("Property"). Because the Applicant is a religious charitable organization, the Joni's House facility qualifies as a Quasi-Public Facility under the City's Zoning Ordinances and, therefore, may be located in any zoning district of the City. (*See* Section 301 and Section 4.02 of the Ordinances). In addition, the intended uses of the Joni's House facility are either outright permitted uses or acceptable conditional uses given the Property's existing zoning classifications (the Property consists of C-2, A-1 and R-1 classifications). This letter is intended to describe the proposed use of the Joni's House facility and demonstrate how such use complies with the City's requirements for granting a Conditional Use Permit.

Proposed Use of Joni's House.

Joni and Friends Mississippi is the regional branch of Joni and Friends International, which is a non-profit, charitable religious organization. The Applicant's mission is "to glorify God as we communicate the Gospel and mobilize the global church to evangelize, disciple and serve people living with disability." This mission provides necessary and desirable services for the general health and welfare of the community. (*See* Section 301 of Ordinances – definition of Public/Quasi-Public Facilities). Practically, the Applicant carries out this mission by 1) equipping, educating, and encouraging ministry workers as well as individuals and families impacted by disability and 2) by raising awareness concerning the needs of the disabled.

In line with the Applicant's mission, Joni's House will primarily serve as a respite and support center for ministry workers and families and individuals impacted by mental or physical disability. Respite is not a word commonly used today. The dictionary defines "respite" as "a short period of rest or relief from something difficult or unpleasant." Joni's House will provide various activities and programs designed to deliver such respite to those affected by the difficulties of disability. Key examples include: training seminars; courses; conferences; workshops; day camps and programs; short-term (one week or less) retreats; fundraising events; special entertainment events; and accessible recreational activities.

The main Respite Center and Day Program buildings depicted on the Site Plan will include: various meeting areas for events and gatherings; multi-purpose rooms for teaching arts, crafts, music, and other skills; a dining facility; indoor recreational spaces; a first-aid station; living rooms and volunteer guest rooms; a library and reading rooms.

The main building will also include administrative offices housing the Applicant's regional headquarters. The Applicant's headquarters is presently located in Ridgeland but will relocate to the Joni's House property upon completion of construction.

The outdoor spaces and features will be used for accessible recreational activities. These include a zero-entry pool, walking trails, basketball courts, a great lawn, and an outdoor amphitheater. All these features will be specially designed for accessibility and enjoyment by those with disabilities.

The Camp Houses depicted on the Site Plan will be used for short-term (one week or less) retreats, such as training and planning retreats for ministry workers, refuge retreats to provide parents of disabled children with an opportunity to rest and rejuvenate, and short term recreational camps for disabled individuals and their families.

The Corral and Stables depicted on the Site Plan will be used to provide disabled individuals with access to the enjoyment of equestrian activities specially tailored to their unique conditions.

Aesthetics are critical to providing an environment conducive to respite relief. Consequently, the Applicant has placed the utmost emphasis on designing an aesthetically pleasing and impressive center, which will hopefully add to the value of the surrounding area.

Conditional Use.

The Property is comprised of multiple zoning classifications; C-2, R-1, and A-1. The Joni's House uses are outright permitted uses on that portion of the Property lying in the C-2 district. (See Article XXII, pg. 128 of the Zoning Ordinances). Therefore, a Conditional Use Permit is not even necessary to proceed with the Joni's House project on that area of the Property. However, out of an abundance of caution, and since part of the Joni's House facilities will be located on the R-1 and A-1 portions of the Property, the Applicant is respectfully seeking a Conditional Use Permit for this project.

As a Quasi-Public Facility, the Joni's House facility qualifies as an acceptable conditional use in any zoning district of the City and complies with the City's requirements for granting a Conditional Use Permit.

Section 3.01 of the Ordinances defines Public/Quasi-Public Facilities and Utilities as follows:

> Public/Quasi-Public Facilities and Utilities: Any building, structure, system, use, or combination of uses, which is customarily and ordinarily provided by either public or private agencies, groups, societies, corporations, or organizations, whose purpose is the provision of necessary and ***desirable goods and/or services for the general public health, safety, and welfare***. Such uses shall include, but not be limited to: . . . A. Churches and ***other religious institutions***. . . . G. ***Buildings and facilities erected by charitable organizations*** (e.g., American Red Cross, Salvation Army, etc.)

Section 4.02 of the Ordinances states that Public/Quasi-Public Facilities "**may be located in any district in the City. . .**"

As stated above, the Applicant is both a religious and charitable organization, and the Joni's House will provide numerous necessary and desirable services for the general public health and welfare. Accordingly, the Joni's House, in addition to being an outright permitted use on the C-2 portion of the Property, is also an acceptable conditional use on the remaining A-1 and R-1 portions of the Property.

In addition to satisfying the Quasi-Public Facility requirements, the particular proposed uses of Joni's House described above are all outright permitted uses under the C-2 classification and are consistent with the spirit and intent of the conditional uses acceptable under the A-1 and R-1 classifications.

Furthermore, a Conditional Use Permit may be granted because the Applicant has made satisfactory provision and arrangement for the following eight elements as required by Section 805.01 of the City's Zoning Ordinance. Each element is addressed as follows:

A. Ingress and egress to property and proposed structures thereon with particular reference to vehicular and pedestrian safety and convenience, traffic flow and control, and access in case of fire or catastrophe.

The Site Plan provides ample ingress and egress by virtue of direct vehicular access to Calhoun Parkway on the East and Stout Road on the North. These access points to major roadways allow for quick and convenient access to both the users of Joni's House as well as emergency response personnel.

B. Off-street parking and loading areas.

All parking for Joni's House is off-street, and the number of parking stalls will meet or exceed the minimum number required by ordinance for a facility of this size.

C. Refuse and service areas.

All refuse and service areas will meet or exceed the area and nature required by ordinance for a facility of this size.

D. Utilities, with reference to locations, availability, and compatibility.

Based on Applicant's due diligence to date, all utilities in the general vicinity of the site are available and compatible with Joni's House and sufficient to service the proposed use.

E. Screening and buffering with reference to type, dimensions, and character.

Screening and buffering on the West, East and South is provided or mitigated by natural means, specifically relatively large undeveloped areas on the East half and South half of the Property. On the Western boundary, the proposed site plan includes a fifty foot (50') setback which will contain trees as a natural barrier, and in addition, the adjoining property to the West is dense, unharvested, largely unoccupied forest. Stout Road forms the Northern boundary line, thus lessening the need for screening and buffering. Additionally, greater setbacks than required by ordinance are being followed. Therefore, Joni's House will be sufficiently buffered from most residential properties in the area.

F. Required yards and other open space.

The total property is 70 acres of pasture with a lake in the center. As shown on the Site Plan, the proposed Joni's House structures essentially occupy only a portion of the Northwest quarter of the Property, except for the strip of eight camp houses that spans a short distance into the Southeast quarter. The remaining three-quarters of the Property will be open space pasture. This is comparable to other properties in the area.

G. General compatibility with adjacent properties and other property in the district.

Given C-2 zoning classification of neighboring tracts and the Site Plan's positioning, size of the improvements, low density of improvements, provision for substantial undeveloped open spaces and natural areas, and emphasis on a visually appealing design, the Joni's House improvements, though unique in the immediate area, will be generally compatible with the adjacent properties and will not materially change the character of the surrounding area.

It is critical to note that 1) part of the Property is already zoned C-2 and 2) the adjacent tract to the East is zoned C-2 and other properties to the East are comprised of primarily land zoned as C-1 or C-2. All of the intended uses of the Joni's House, as described above, are permitted uses under the C-1 and C-2 classifications. Therefore, using the A-1 and R-1 portions of the Property for the same purposes is compatible with those other properties in the area.

The Property actually lies at the convergence of multiple zoning classifications. As noted in the last paragraph, the land to the East primarily is C-1 and C-2. The land to the West is comprised primarily of R-1, and the land to the North being comprised primarily of A-1. The proposed multiple uses of the Joni's House described above have elements consistent with all of those zoning classifications.

More specifically, the property to the South is an undeveloped lake area. Joni's House will have open pasture land and its own lake near that boundary line, and the Joni's House improvements are located a significant distance from that boundary line. Thus, Joni's House is compatible with that property.

Many of the adjacent properties to the North have significant open pasture land. Joni's House will have the same. Those properties are also located across Stout Road. Many of those residential properties have substantial setbacks from the road. Additionally, the main road access for Joni's House is located on Calhoun Parkway thus minimizing the impact of traffic on those residential properties. Thus, Joni's House is generally compatible with those properties.

The large property across Calhoun Parkway to the East is undeveloped pasture land and does not appear occupied. The Eastern half of the Joni's House property will be the same. Thus, Joni's House is compatible with that property.

The property immediately adjacent to the Western boundary is densely wooded. While there appears to be three or four residences to the Southwest, Joni's House will not have any improvements along or near its Southwest boundary. Additionally, the portion of the Western neighboring property that is immediately adjacent to the area where the Joni's House improvements will be located (i.e., the Northwest quarter of the Joni's House Property) appears to be vacant and unimproved forest. Therefore, Joni's House will not incompatible with that property.

Furthermore, Joni's House sits at the intersection of the north-south corridor of Calhoun Parkway and the east-west corridor of Stout Road. These corridors, especially Calhoun Parkway, are the likely channels for the greater area's development trajectory. Development is seen progressing northward on Calhoun Parkway. Specifically, there is significant new development only one mile to one and one-half mile down Calhoun Parkway, including Capitol Body Shop, Callaway Garden Center, Mac Haik Dodge, AgUp Equipment, and Ricks Pro Truck. Germantown Middle and High School are also located within one mile. All of those facilities are arguably less compatible with the general area than Joni's House will be.

Conclusion.

Joni's House will be a Quasi-Public Facility used to provide various services that further the public health and welfare, namely respite services to ministry workers and families and individuals impacted by mental or physical disability. This use is an outright permitted use on the C-2 portion of the Property and complies with the City's requirements for a Conditional Use on the R-1 and A-1 portions of the Property. Accordingly, the Applicant respectfully requests that the City grant the requested Conditional Use Permit.

BOOK 0484 PAGE 380

INDEXING INSTRUCTIONS:
S9, T8N, R2E, Madison Co., MS

333145

PREPARED BY:
Jim B. Tohill
Watkins Ludlam Winter & Stennis, P.A.
P. O. Box 427
Jackson, MS 39205-0427

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, the undersigned ***MEADOWLANDS MANAGEMENT, LLC, a Mississippi Limited Liability Company,*** Grantor, does hereby quitclaim and convey all of its right, title, and interest unto ***MARTIN MEADOWLANDS, LLC, a Mississippi Limited Liability Company***, Grantee, in and to the following described property situated in Madison County, Mississippi, to-wit:

A parcel of land containing 200.12 acres (8,717,153.88 square feet), more or less, (usable acres being 199.56, more or less), being situated in the South ½ of the Northwest ¼ , the North ½ of the Southwest ¼, and the Southeast ¼ of the Southwest ¼ of Section 9, Township 8 North, Range 2 East, Madison County, Mississippi, and being more particularly described by metes and bounds as follows:

Commence at a concrete monument marking the Southeast corner of the Southwest ¼ of Section 9, said monument also marking the **POINT OF BEGINNING** for the parcel herein described; run thence North 00 degrees 11 minutes 21 seconds West for a distance of 3,960.00 feet; thence South 89 degrees 28 minutes 41 seconds West for a distance of 2,643.86 feet to a concrete monument marking the Southwest corner of the Northwest ¼ of the Northwest ¼ of Section 9; thence run along the western line of Section 9 South 00 degrees 13 minutes 45 seconds East for a distance of 2,640.95 feet; thence leave said section line and run North 89 degrees 21 minutes 19 seconds East for a distance of 1,323.17 feet; thence South 00 degrees 14 minutes 09 seconds East for a distance of 1,322.37 feet to the South line of Section 9; thence run along said section line North 89 degrees 27 minutes 23 seconds East for a distance of 1,317.80 feet to the Point of Beginning.

It is the intention of the Grantor to convey and it does hereby convey unto Grantee all of its right, title, and interest in and to the property described in Warranty Deed recorded in Book 484 at Page 380, whether or not correctly described hereinabove.

635921.1/10775.07730

BOOK 0484 PAGE 381

Grantee assumes ad valorem taxes for the current and subsequent years.

WITNESS THE SIGNATURES of the undersigned, this the 30 day of March, 2001.

MEADOWLANDS MANAGEMENT, LLC, a Mississippi Limited Liability Company
BY:

W. GARY HAWKINS, Co-Manager & Member

MARK J. McCREERY, Co-Manager & Member

STATE OF MISSISSIPPI

COUNTY OF Hinds

Personally appeared before me, the undersigned authority in and for the said county and state, on this 30th day of March, 2001, within my jurisdiction, the within named W. GARY HAWKINS and MARK J. McCREERY, Co-Managers and Members, respectively, of the within named MEADOWLANDS MANAGEMENT, LLC, a Mississippi Limited Liability Company, who acknowledged to and before me that they executed and delivered the above and foregoing instrument.

NOTARY PUBLIC

MARK THOMAS DAVIS NOTARY PUBLIC MADISON COUNTY, MS My Commission Expires April 23, 2001

My Commission Expires:

GRANTOR'S ADDRESS & PHONE NO.

P. O. Box 55725
Jackson, MS 39296-5725
(601) 981-1003

GRANTEE'S ADDRESS & PHONE NO.

P. O. Box 55725
Jackson, MS 39296-5725
(601) 981-1003

635921 1/10775.07730

STATE OF MISSISSIPPI, COUNTY OF MADISON

I certify that the within instrument was filed for record in my office this 6 day of April, 2001, at 9 o'clock a M., and was duly recorded on the APR 06 2001, Book No. 484, Page 380.

STEVE DUNCAN, CHANCERY CLERK BY:

Hydrograph Return Period Recap..... 1

2 - Year

Summary Report..... 2
Hydrograph Reports..... 3
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Hydrograph No. 2, SCS Runoff, POST..... 4
Hydrograph No. 3, Reservoir, ROUTE..... 5
Pond Report - POND..... 6

5 - Year

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10 - Year

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100 - Year

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IDF Report..... 27

Hydrograph Return Period Recap

Hyd. No.	Hydrograph type (origin)	Inflow hyd(s)	Peak Outflow (cfs)							Hydrograph Description
			1-yr	2-yr	3-yr	5-yr	10-yr	25-yr	50-yr	100-yr	
1	SCS Runoff	------	-------	51.43	-------	76.16	99.72	123.91	136.15	165.78	PRE
2	SCS Runoff	------	-------	118.29	-------	154.37	186.99	219.43	235.58	274.22	POST
3	Reservoir	2	-------	6.417	-------	10.08	13.89	17.28	18.89	22.61	ROUTE

Hydrograph Summary Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2022

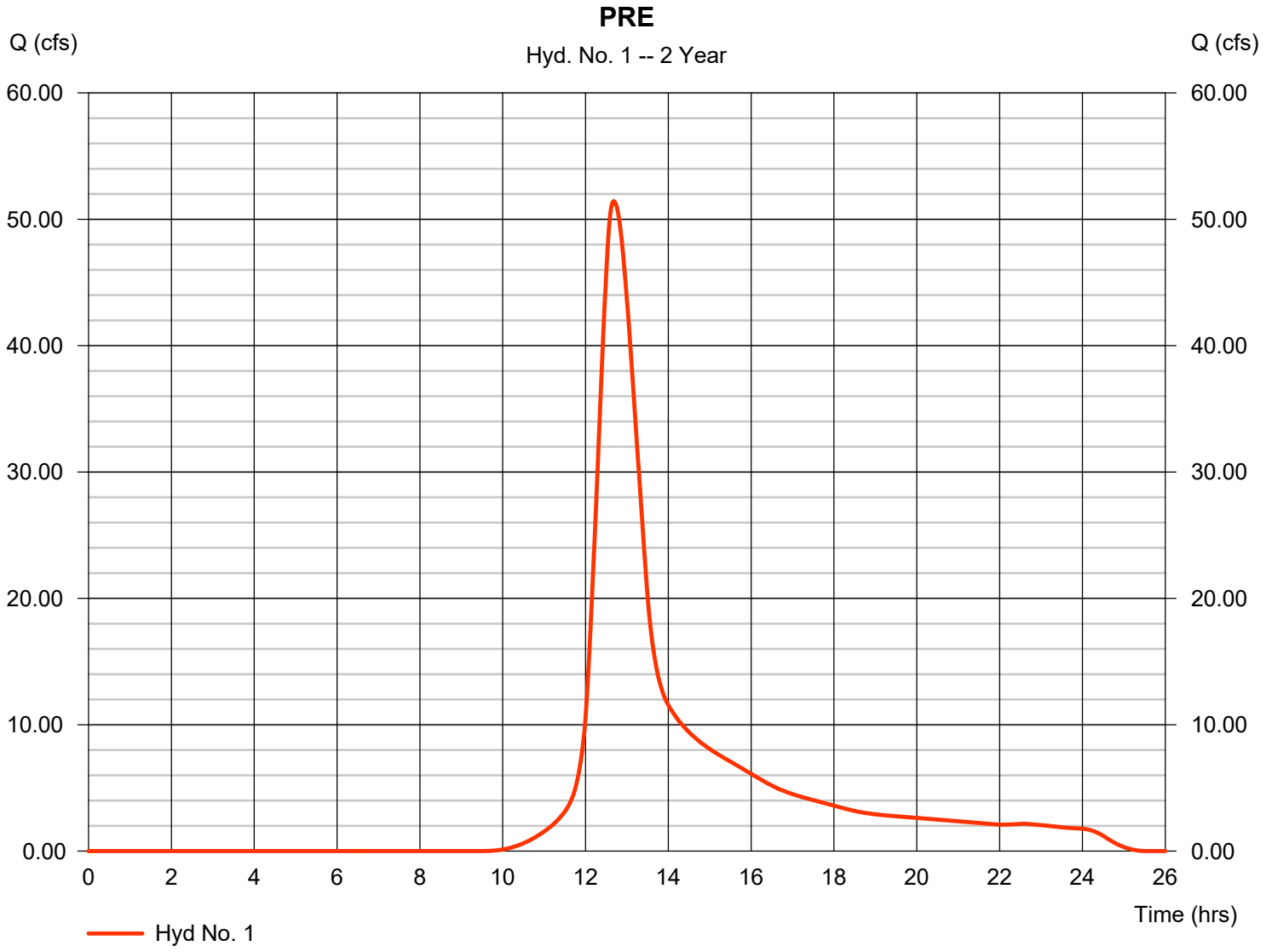
Hyd. No.	Hydrograph type (origin)	Peak flow (cfs)	Time interval (min)	Time to Peak (min)	Hyd. volume (cuft)	Inflow hyd(s)	Maximum elevation (ft)	Total strge used (cuft)	Hydrograph Description
1	SCS Runoff	51.43	1	761	388,109	------	------	------	PRE
2	SCS Runoff	118.29	1	743	678,030	------	------	------	POST
3	Reservoir	6.417	1	982	462,740	2	280.95	496,774	ROUTE

Hydrograph Report

Hyd. No. 1

PRE

Hydrograph type	= SCS Runoff	Peak discharge	= 51.43 cfs
Storm frequency	= 2 yrs	Time to peak	= 12.68 hrs
Time interval	= 1 min	Hyd. volume	= 388,109 cuft
Drainage area	= 56.600 ac	Curve number	= 74
Basin Slope	= 1.0 %	Hydraulic length	= 1744 ft
Tc method	= LAG	Time of conc. (Tc)	= 59.30 min
Total precip.	= 4.40 in	Distribution	= Type III
Storm duration	= 24 hrs	Shape factor	= 484

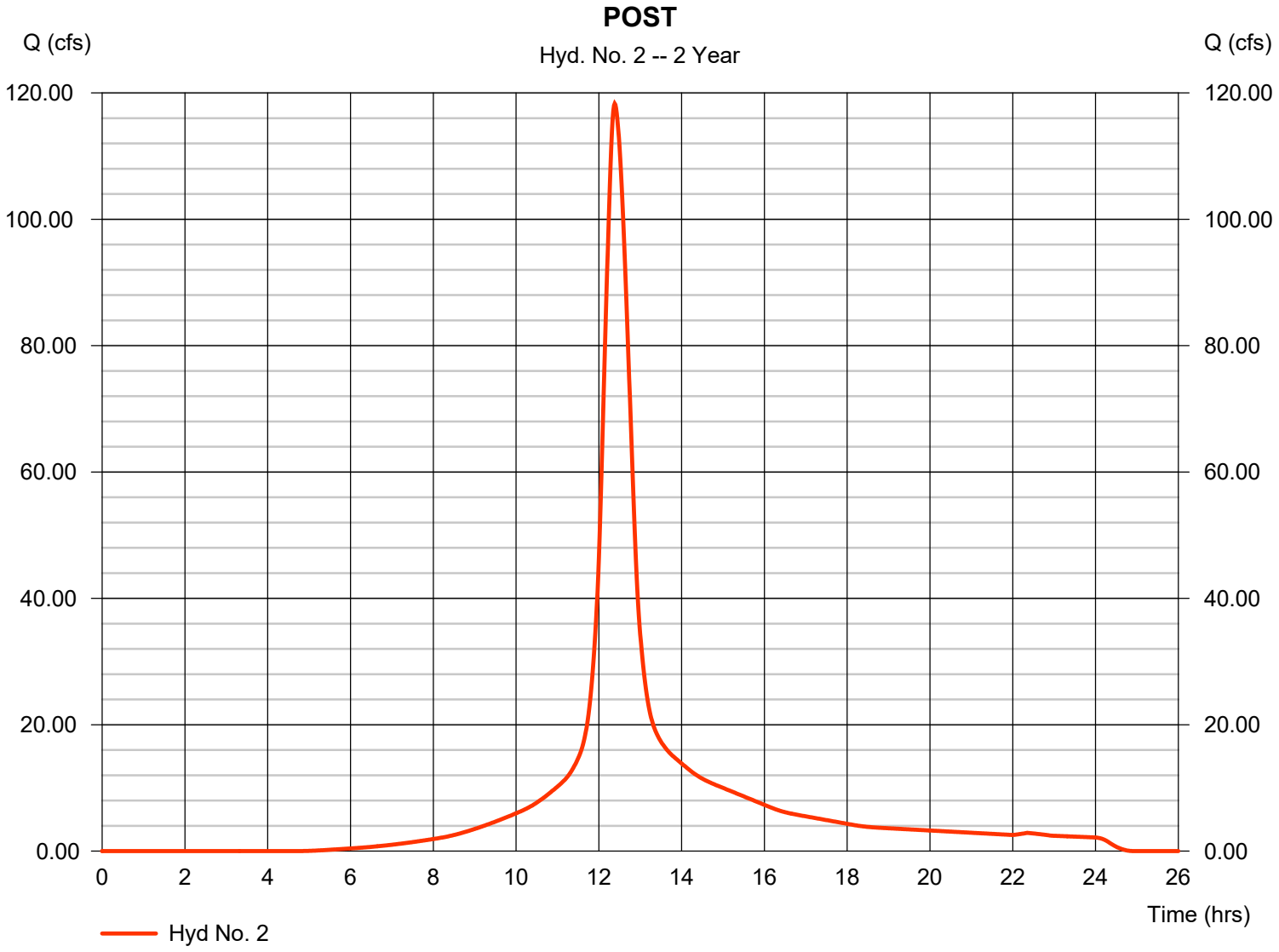


Hydrograph Report

Hyd. No. 2

POST

Hydrograph type	= SCS Runoff	Peak discharge	= 118.29 cfs
Storm frequency	= 2 yrs	Time to peak	= 12.38 hrs
Time interval	= 1 min	Hyd. volume	= 678,030 cuft
Drainage area	= 56.600 ac	Curve number	= 90
Basin Slope	= 1.0 %	Hydraulic length	= 1744 ft
Tc method	= LAG	Time of conc. (Tc)	= 34.80 min
Total precip.	= 4.40 in	Distribution	= Type III
Storm duration	= 24 hrs	Shape factor	= 484



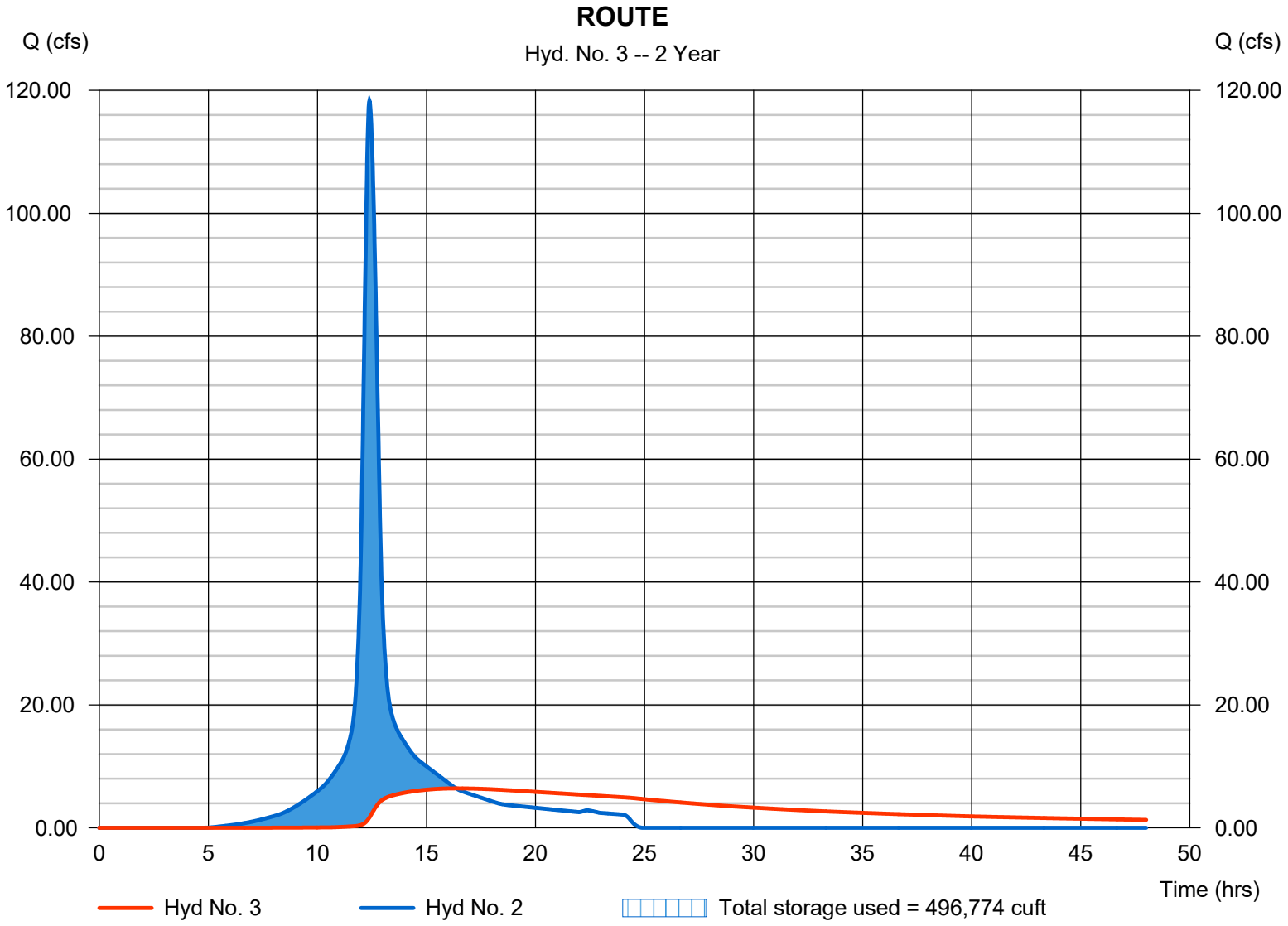
Hydrograph Report

Hyd. No. 3

ROUTE

Hydrograph type	= Reservoir	Peak discharge	= 6.417 cfs
Storm frequency	= 2 yrs	Time to peak	= 16.37 hrs
Time interval	= 1 min	Hyd. volume	= 462,740 cuft
Inflow hyd. No.	= 2 - POST	Max. Elevation	= 280.95 ft
Reservoir name	= POND	Max. Storage	= 496,774 cuft

Storage Indication method used.



Pond Report

Pond No. 1 - POND

Pond Data

Contours -User-defined contour areas. Conic method used for volume calculation. Begining Elevation = 280.00 ft

Stage / Storage Table

Stage (ft)	Elevation (ft)	Contour area (sqft)	Incr. Storage (cuft)	Total storage (cuft)
0.00	280.00	517,622	0	0
1.00	281.00	527,288	522,395	522,395
2.00	282.00	537,013	532,090	1,054,485
3.00	283.00	546,797	541,844	1,596,329
4.00	284.00	556,641	551,657	2,147,985
5.00	285.00	566,545	561,530	2,709,515

Culvert / Orifice Structures

	[A]	[B]	[C]	[PrfRsr]
Rise (in)	= 36.00	0.00	0.00	0.00
Span (in)	= 36.00	0.00	0.00	0.00
No. Barrels	= 1	0	0	0
Invert El. (ft)	= 280.00	0.00	0.00	0.00
Length (ft)	= 50.00	0.00	0.00	0.00
Slope (%)	= 1.00	0.00	0.00	n/a
N-Value	= .013	.013	.013	n/a
Orifice Coeff.	= 0.60	0.60	0.60	0.60
Multi-Stage	= n/a	No	No	No

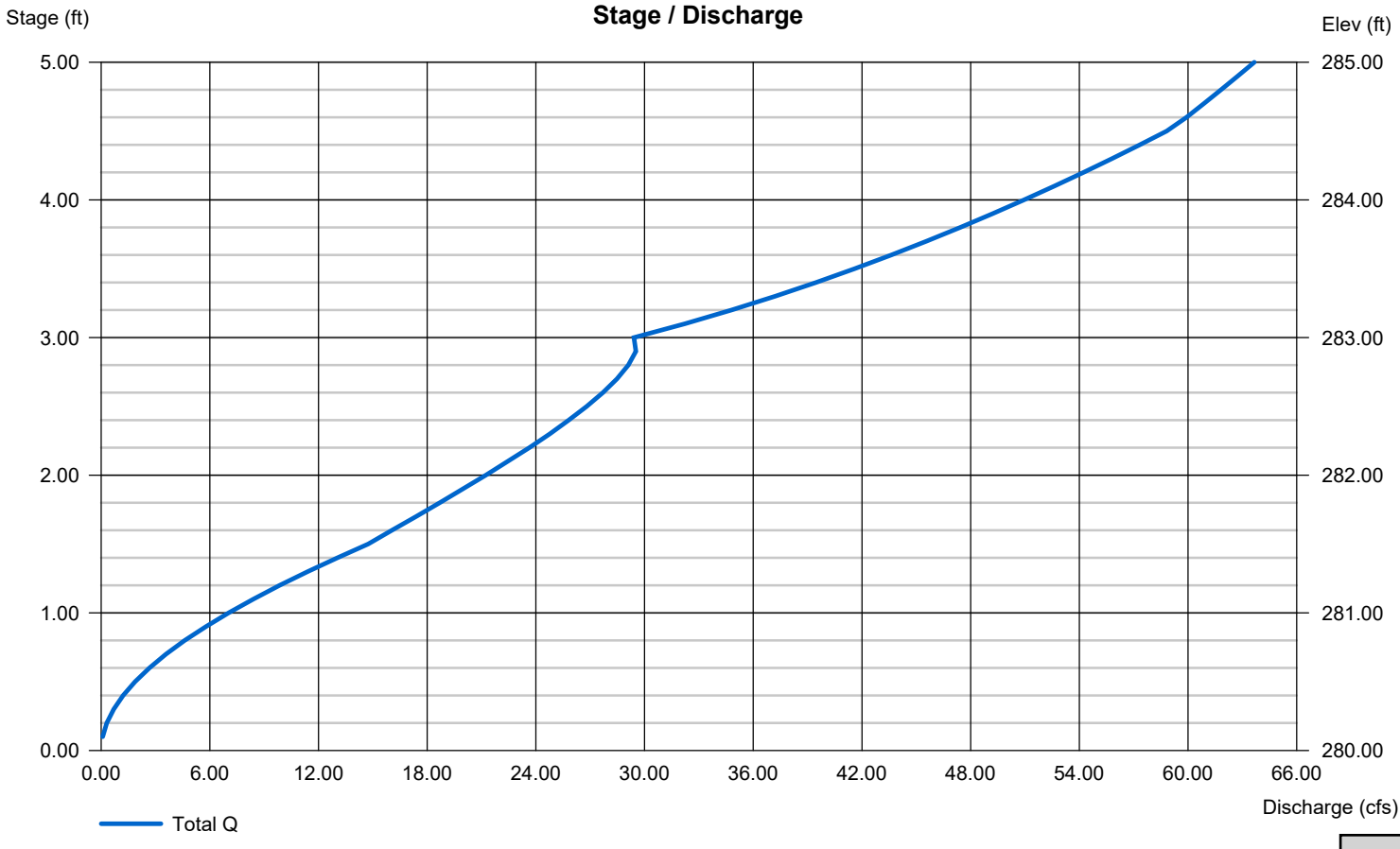
Weir Structures

	[A]	[B]	[C]	[D]
Crest Len (ft)	= 0.00	0.00	0.00	0.00
Crest El. (ft)	= 0.00	0.00	0.00	0.00
Weir Coeff.	= 3.33	3.33	3.33	3.33
Weir Type	= ---	---	---	---
Multi-Stage	= No	No	No	No

Exfil.(in/hr) = 0.000 (by Contour)

TW Elev. (ft) = 0.00

Note: Culvert/Orifice outflows are analyzed under inlet (ic) and outlet (oc) control. Weir risers checked for orifice conditions (ic) and submergence (s).



Hydrograph Summary Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2022

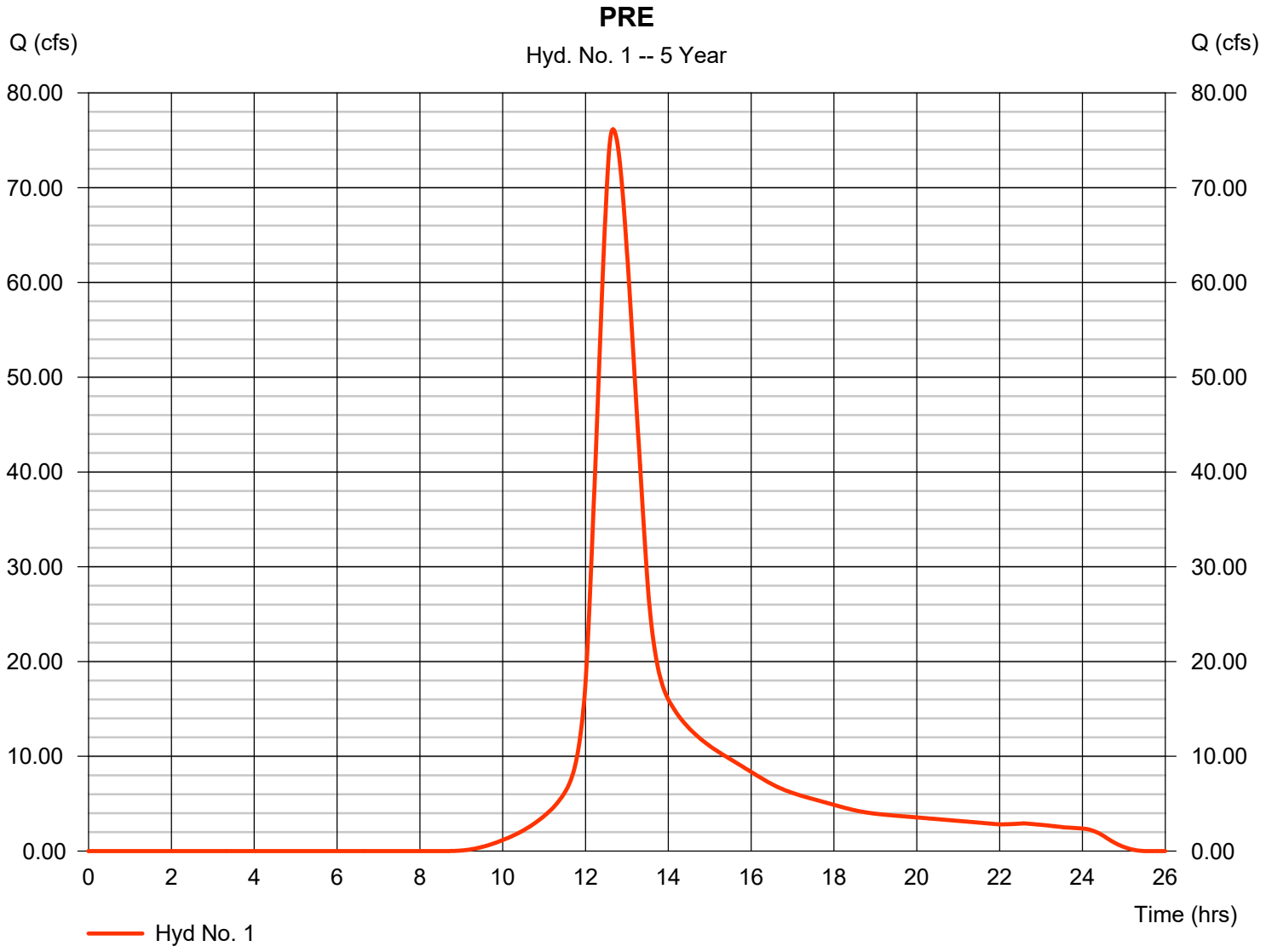
Hyd. No.	Hydrograph type (origin)	Peak flow (cfs)	Time interval (min)	Time to Peak (min)	Hyd. volume (cuft)	Inflow hyd(s)	Maximum elevation (ft)	Total strge used (cuft)	Hydrograph Description
1	SCS Runoff	76.16	1	760	566,916	------	------	------	PRE
2	SCS Runoff	154.37	1	743	895,776	------	------	------	POST
3	Reservoir	10.08	1	947	659,681	2	281.21	636,576	ROUTE

Hydrograph Report

Hyd. No. 1

PRE

Hydrograph type	= SCS Runoff	Peak discharge	= 76.16 cfs
Storm frequency	= 5 yrs	Time to peak	= 12.67 hrs
Time interval	= 1 min	Hyd. volume	= 566,916 cuft
Drainage area	= 56.600 ac	Curve number	= 74
Basin Slope	= 1.0 %	Hydraulic length	= 1744 ft
Tc method	= LAG	Time of conc. (Tc)	= 59.30 min
Total precip.	= 5.50 in	Distribution	= Type III
Storm duration	= 24 hrs	Shape factor	= 484

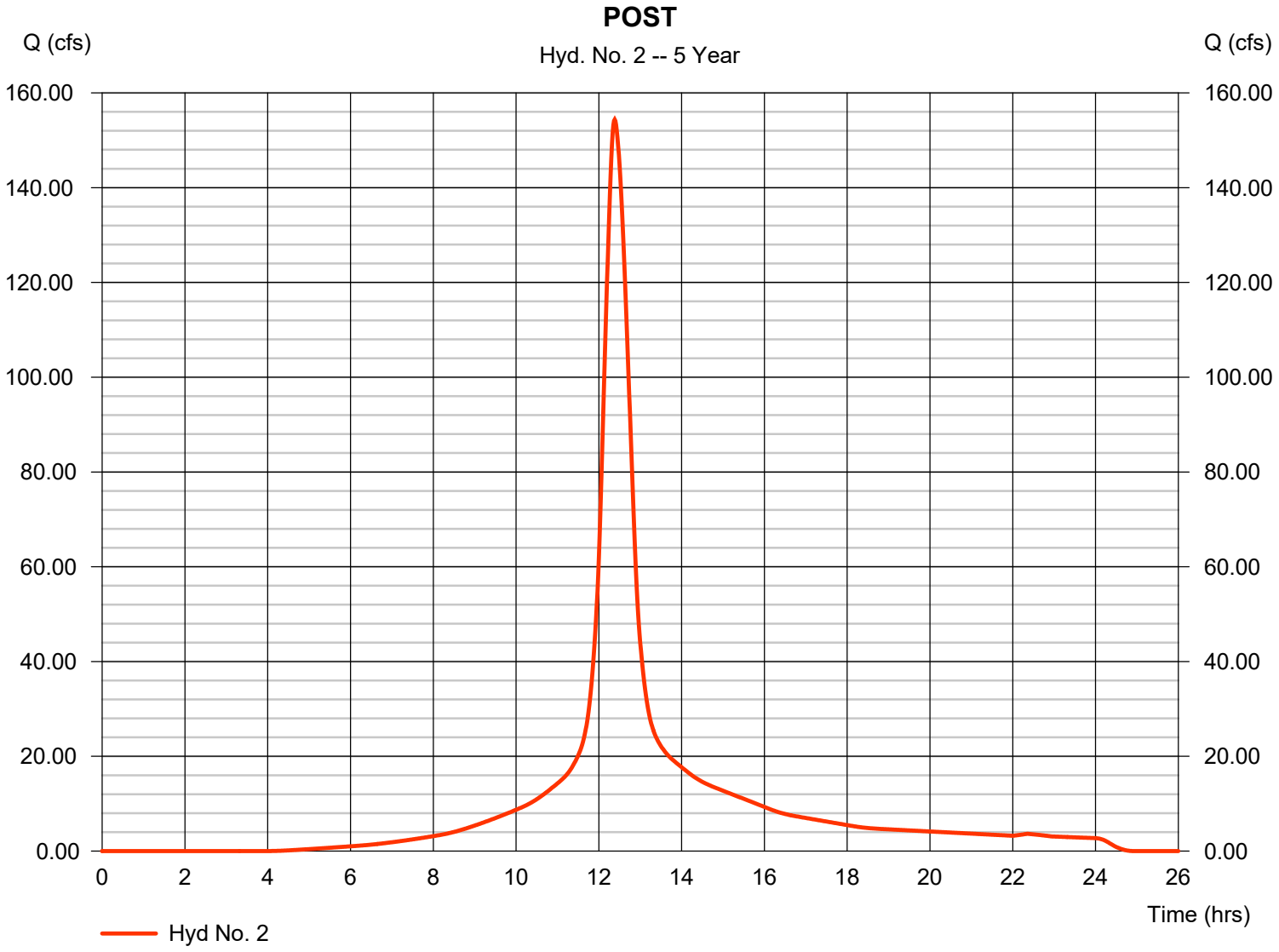


Hydrograph Report

Hyd. No. 2

POST

Hydrograph type	= SCS Runoff	Peak discharge	= 154.37 cfs
Storm frequency	= 5 yrs	Time to peak	= 12.38 hrs
Time interval	= 1 min	Hyd. volume	= 895,776 cuft
Drainage area	= 56.600 ac	Curve number	= 90
Basin Slope	= 1.0 %	Hydraulic length	= 1744 ft
Tc method	= LAG	Time of conc. (Tc)	= 34.80 min
Total precip.	= 5.50 in	Distribution	= Type III
Storm duration	= 24 hrs	Shape factor	= 484



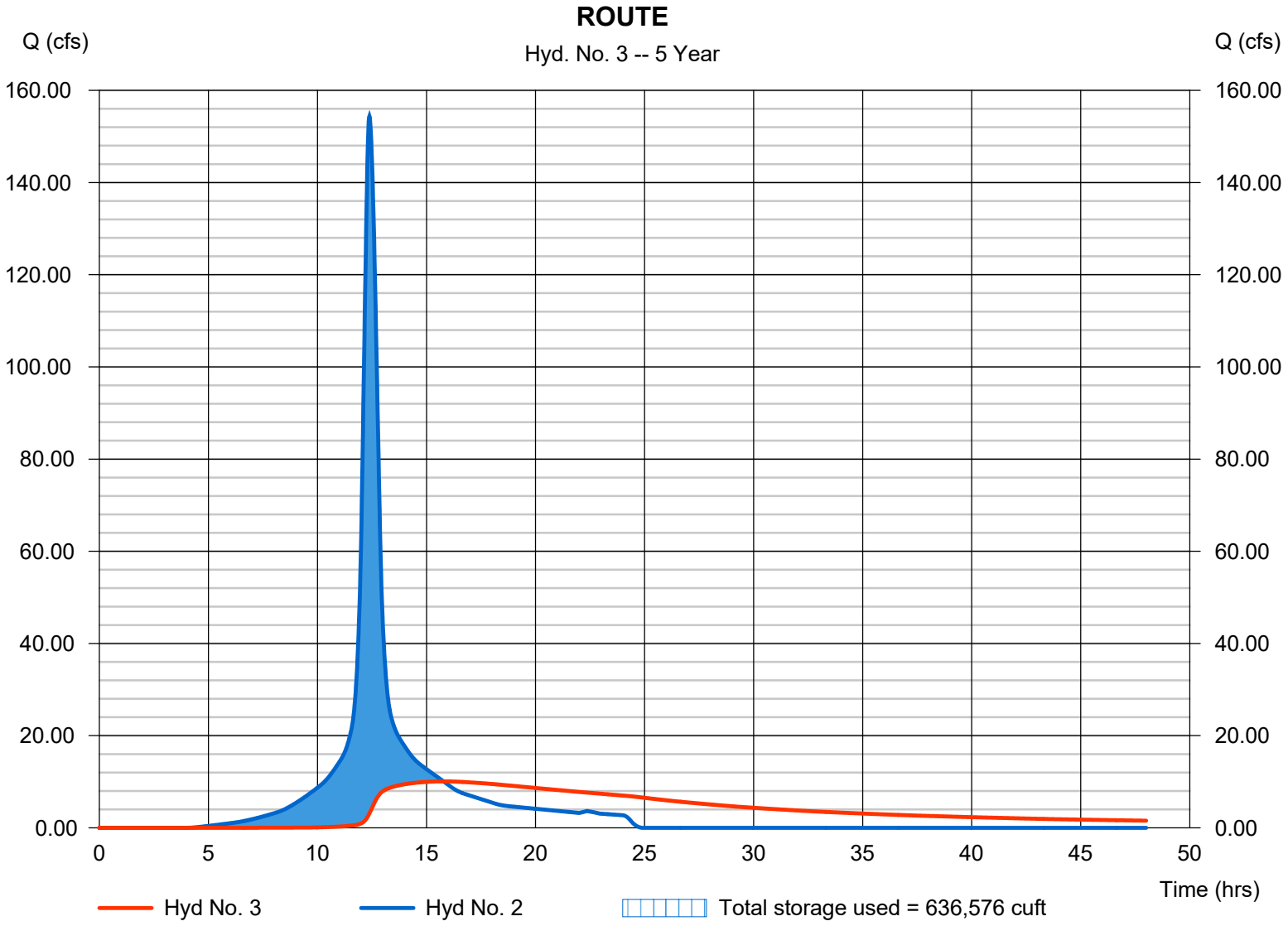
Hydrograph Report

Hyd. No. 3

ROUTE

Hydrograph type	= Reservoir	Peak discharge	= 10.08 cfs
Storm frequency	= 5 yrs	Time to peak	= 15.78 hrs
Time interval	= 1 min	Hyd. volume	= 659,681 cuft
Inflow hyd. No.	= 2 - POST	Max. Elevation	= 281.21 ft
Reservoir name	= POND	Max. Storage	= 636,576 cuft

Storage Indication method used.



Hydrograph Summary Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2022

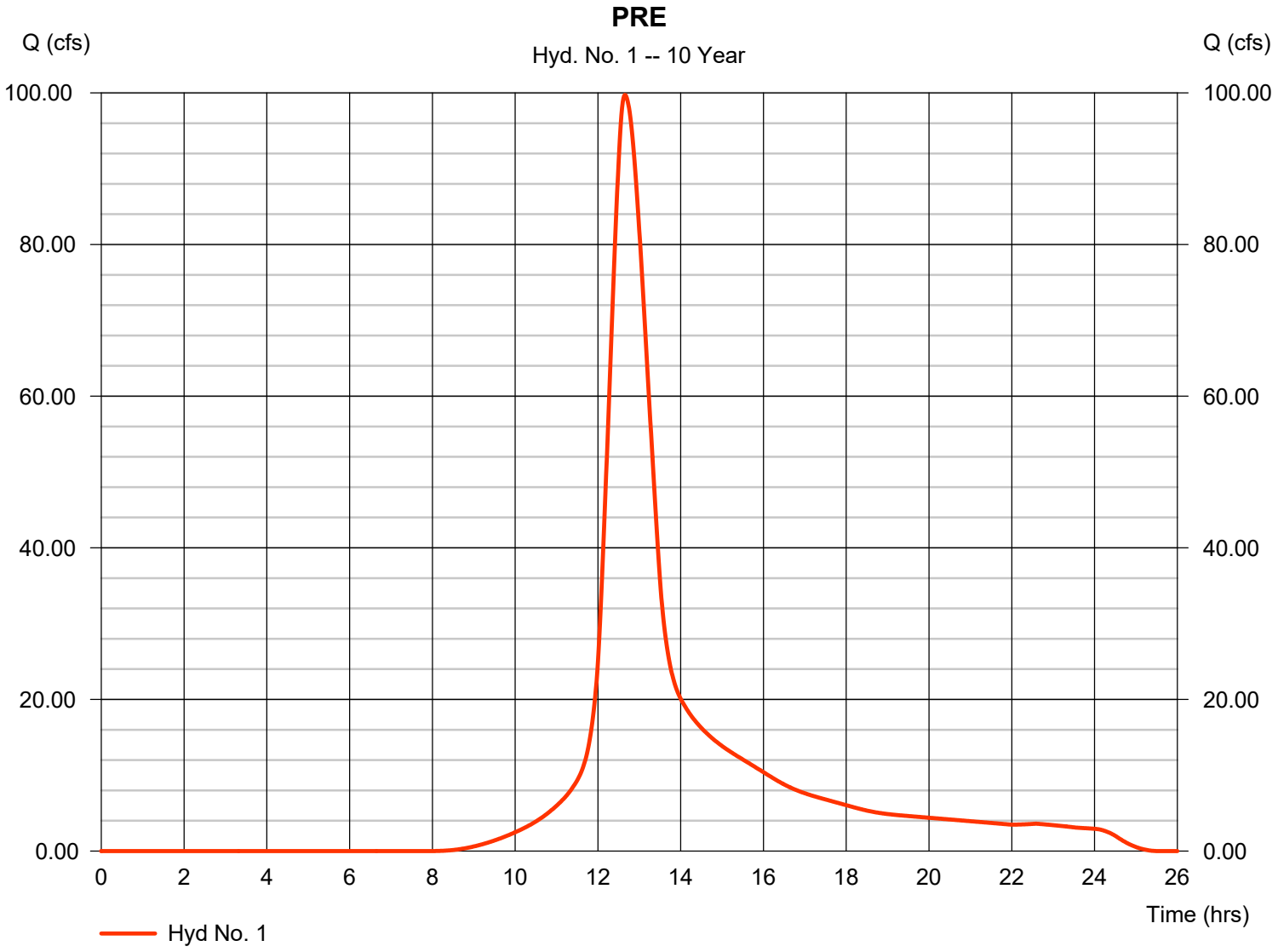
Hyd. No.	Hydrograph type (origin)	Peak flow (cfs)	Time interval (min)	Time to Peak (min)	Hyd. volume (cuft)	Inflow hyd(s)	Maximum elevation (ft)	Total strge used (cuft)	Hydrograph Description
1	SCS Runoff	99.72	1	759	738,979	------	------	------	PRE
2	SCS Runoff	186.99	1	743	1,095,861	------	------	------	POST
3	Reservoir	13.89	1	919	845,112	2	281.45	761,631	ROUTE

Hydrograph Report

Hyd. No. 1

PRE

Hydrograph type	= SCS Runoff	Peak discharge	= 99.72 cfs
Storm frequency	= 10 yrs	Time to peak	= 12.65 hrs
Time interval	= 1 min	Hyd. volume	= 738,979 cuft
Drainage area	= 56.600 ac	Curve number	= 74
Basin Slope	= 1.0 %	Hydraulic length	= 1744 ft
Tc method	= LAG	Time of conc. (Tc)	= 59.30 min
Total precip.	= 6.50 in	Distribution	= Type III
Storm duration	= 24 hrs	Shape factor	= 484

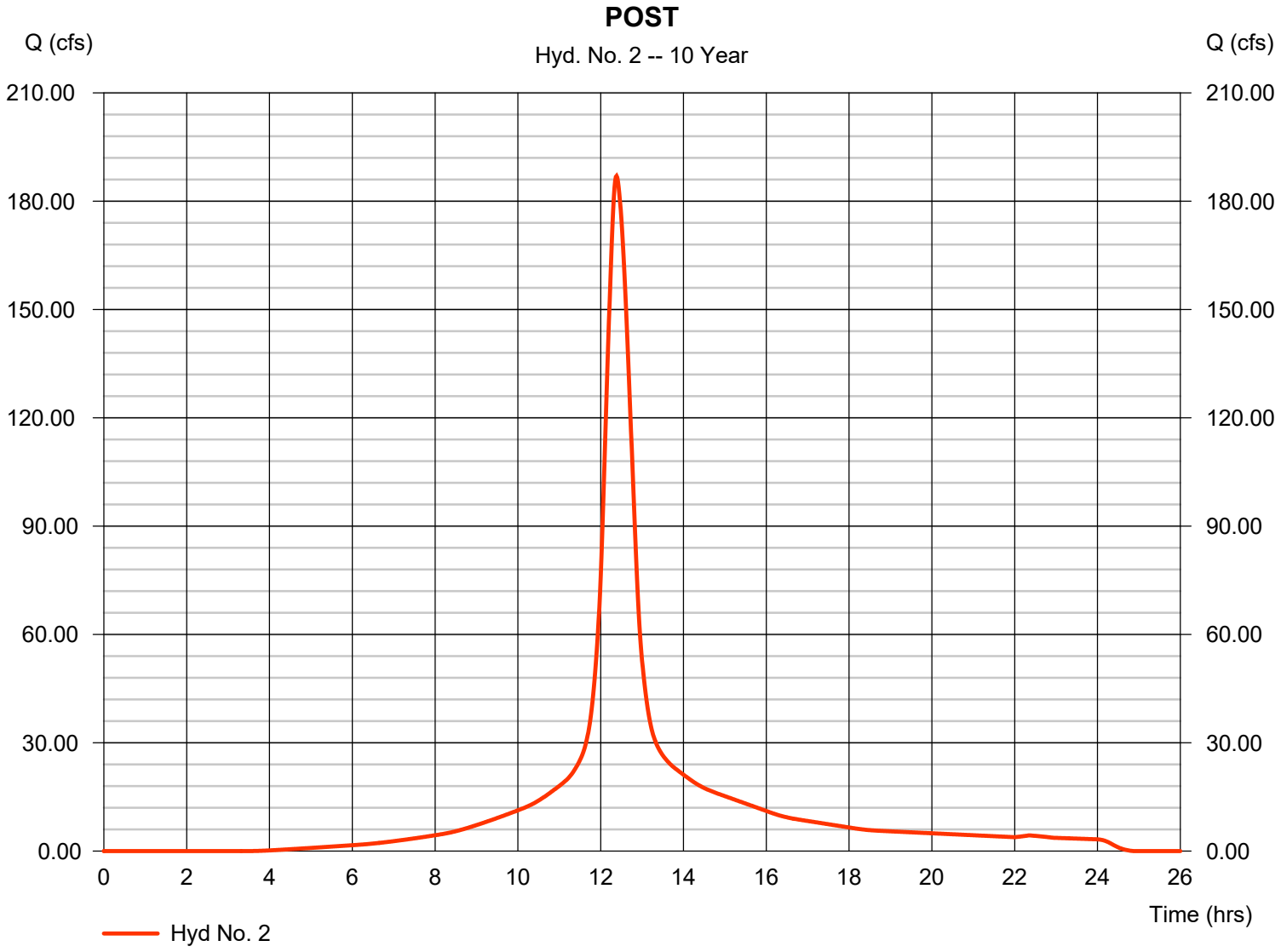


Hydrograph Report

Hyd. No. 2

POST

Hydrograph type	= SCS Runoff	Peak discharge	= 186.99 cfs
Storm frequency	= 10 yrs	Time to peak	= 12.38 hrs
Time interval	= 1 min	Hyd. volume	= 1,095,861 cuft
Drainage area	= 56.600 ac	Curve number	= 90
Basin Slope	= 1.0 %	Hydraulic length	= 1744 ft
Tc method	= LAG	Time of conc. (Tc)	= 34.80 min
Total precip.	= 6.50 in	Distribution	= Type III
Storm duration	= 24 hrs	Shape factor	= 484



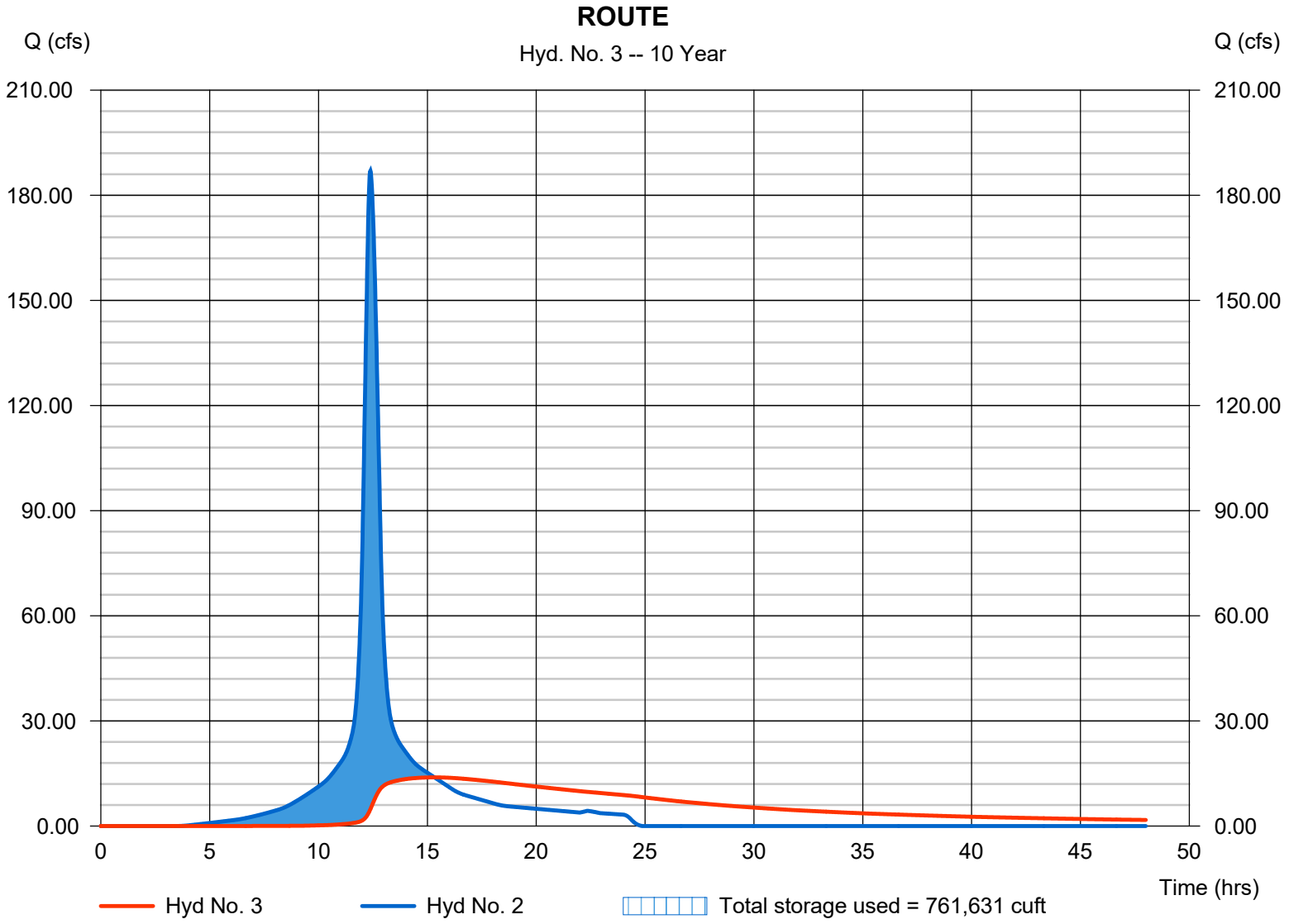
Hydrograph Report

Hyd. No. 3

ROUTE

Hydrograph type	= Reservoir	Peak discharge	= 13.89 cfs
Storm frequency	= 10 yrs	Time to peak	= 15.32 hrs
Time interval	= 1 min	Hyd. volume	= 845,112 cuft
Inflow hyd. No.	= 2 - POST	Max. Elevation	= 281.45 ft
Reservoir name	= POND	Max. Storage	= 761,631 cuft

Storage Indication method used.



Hydrograph Summary Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2022

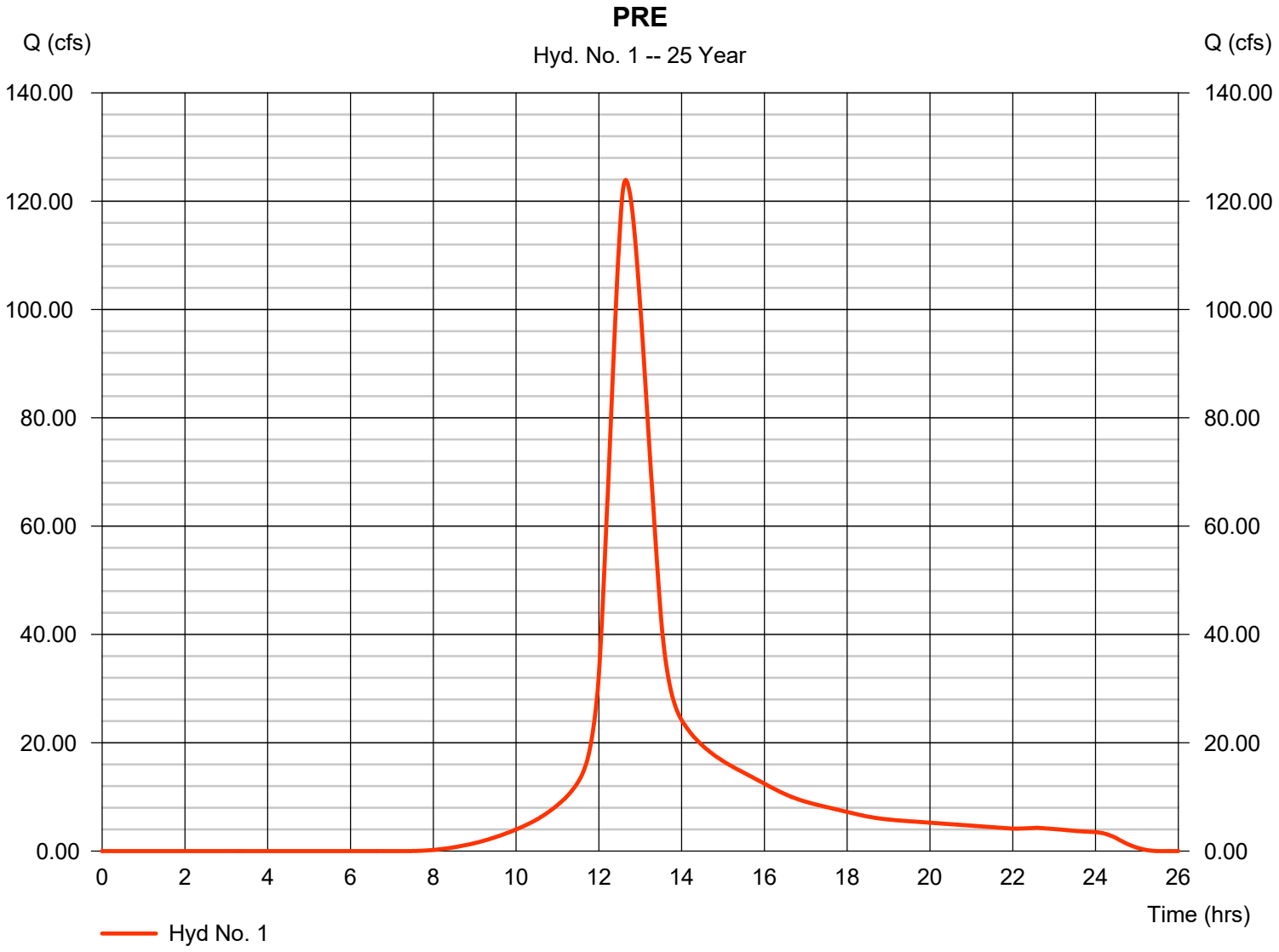
Hyd. No.	Hydrograph type (origin)	Peak flow (cfs)	Time interval (min)	Time to Peak (min)	Hyd. volume (cuft)	Inflow hyd(s)	Maximum elevation (ft)	Total strge used (cuft)	Hydrograph Description
1	SCS Runoff	123.91	1	759	917,380	------	------	------	PRE
2	SCS Runoff	219.43	1	743	1,297,227	------	------	------	POST
3	Reservoir	17.28	1	905	1,033,547	2	281.69	890,604	ROUTE

Hydrograph Report

Hyd. No. 1

PRE

Hydrograph type	= SCS Runoff	Peak discharge	= 123.91 cfs
Storm frequency	= 25 yrs	Time to peak	= 12.65 hrs
Time interval	= 1 min	Hyd. volume	= 917,380 cuft
Drainage area	= 56.600 ac	Curve number	= 74
Basin Slope	= 1.0 %	Hydraulic length	= 1744 ft
Tc method	= LAG	Time of conc. (Tc)	= 59.30 min
Total precip.	= 7.50 in	Distribution	= Type III
Storm duration	= 24 hrs	Shape factor	= 484

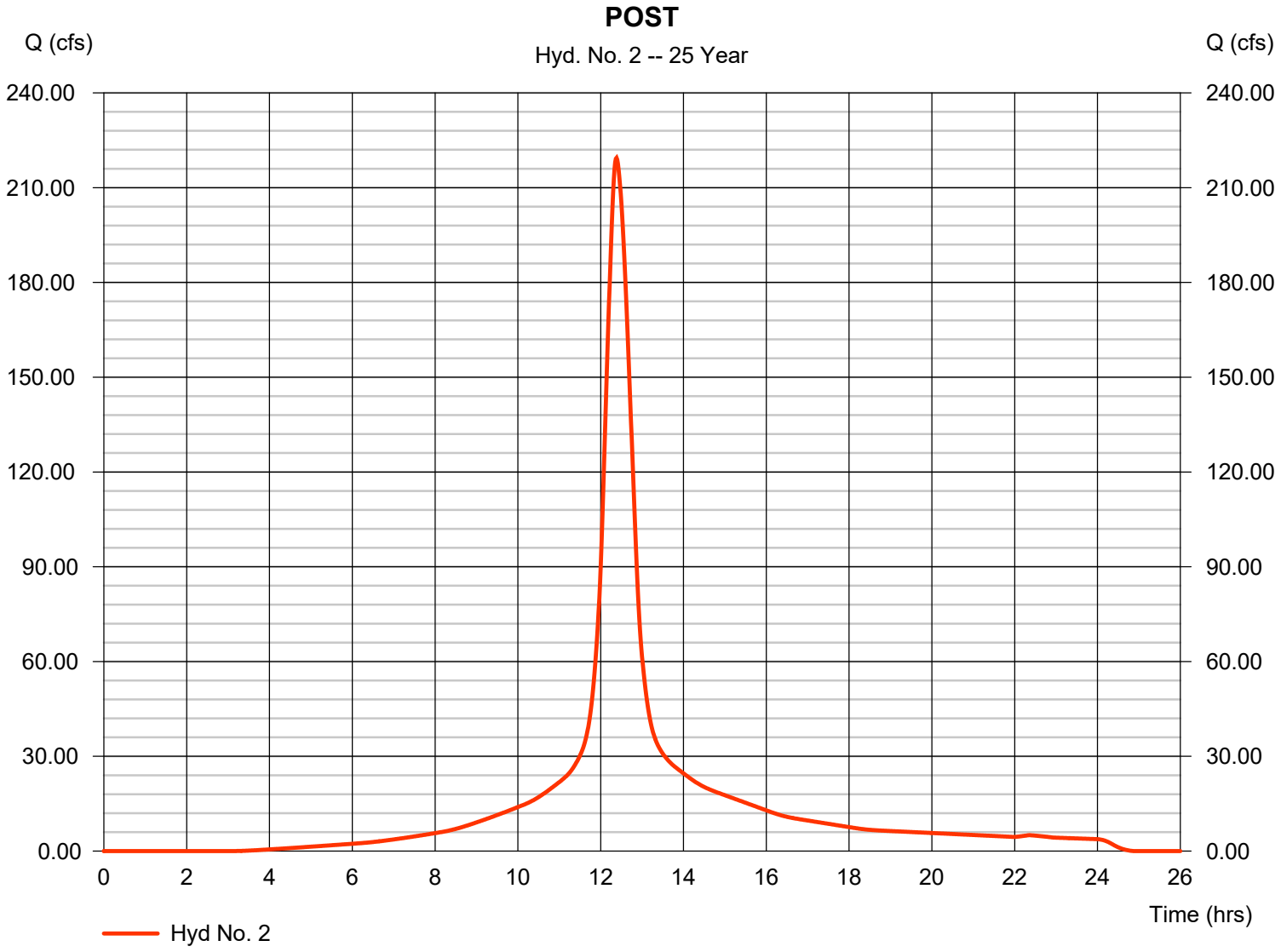


Hydrograph Report

Hyd. No. 2

POST

Hydrograph type	= SCS Runoff	Peak discharge	= 219.43 cfs
Storm frequency	= 25 yrs	Time to peak	= 12.38 hrs
Time interval	= 1 min	Hyd. volume	= 1,297,227 cuft
Drainage area	= 56.600 ac	Curve number	= 90
Basin Slope	= 1.0 %	Hydraulic length	= 1744 ft
Tc method	= LAG	Time of conc. (Tc)	= 34.80 min
Total precip.	= 7.50 in	Distribution	= Type III
Storm duration	= 24 hrs	Shape factor	= 484



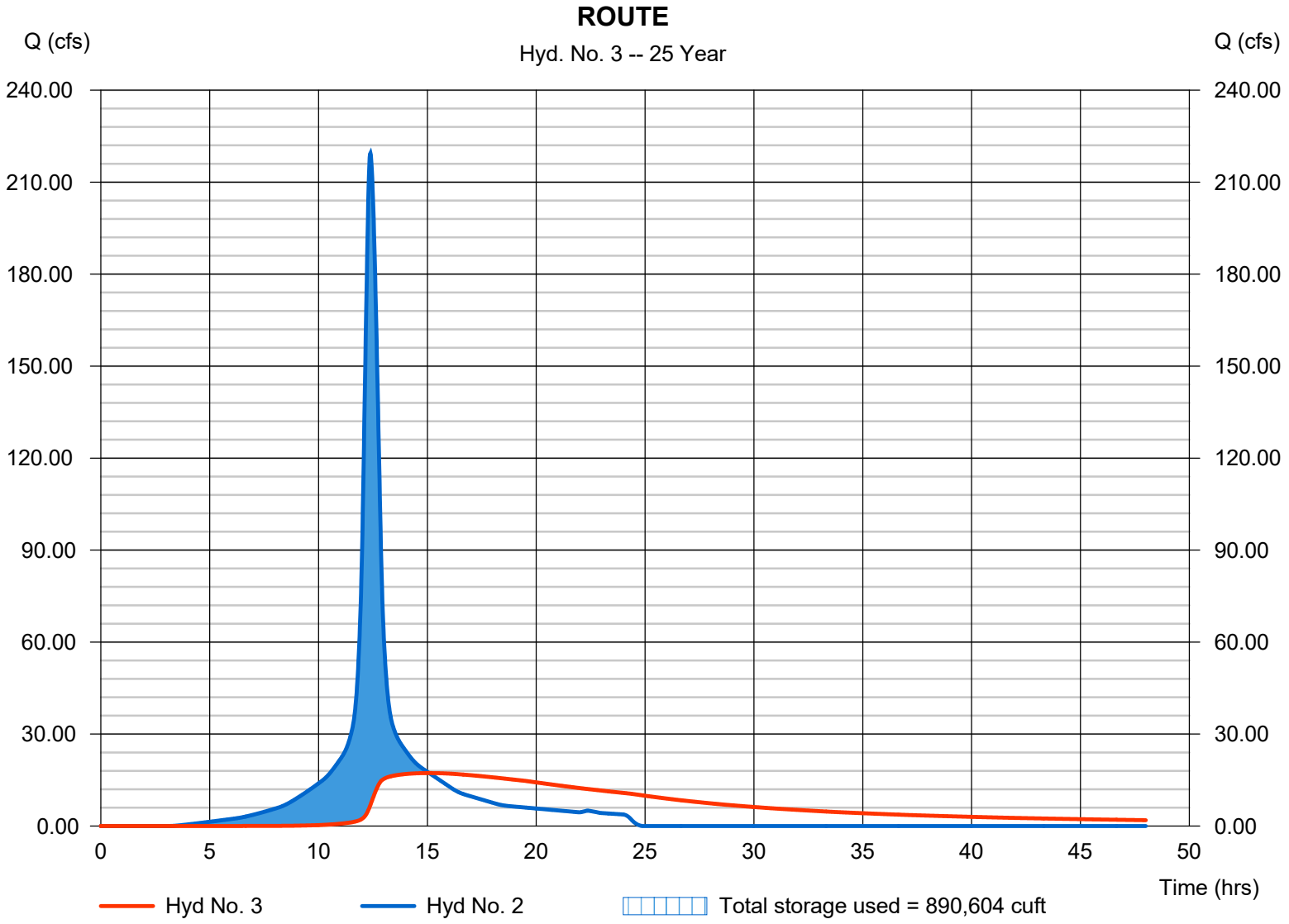
Hydrograph Report

Hyd. No. 3

ROUTE

Hydrograph type	= Reservoir	Peak discharge	= 17.28 cfs
Storm frequency	= 25 yrs	Time to peak	= 15.08 hrs
Time interval	= 1 min	Hyd. volume	= 1,033,547 cuft
Inflow hyd. No.	= 2 - POST	Max. Elevation	= 281.69 ft
Reservoir name	= POND	Max. Storage	= 890,604 cuft

Storage Indication method used.



Hydrograph Summary Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2022

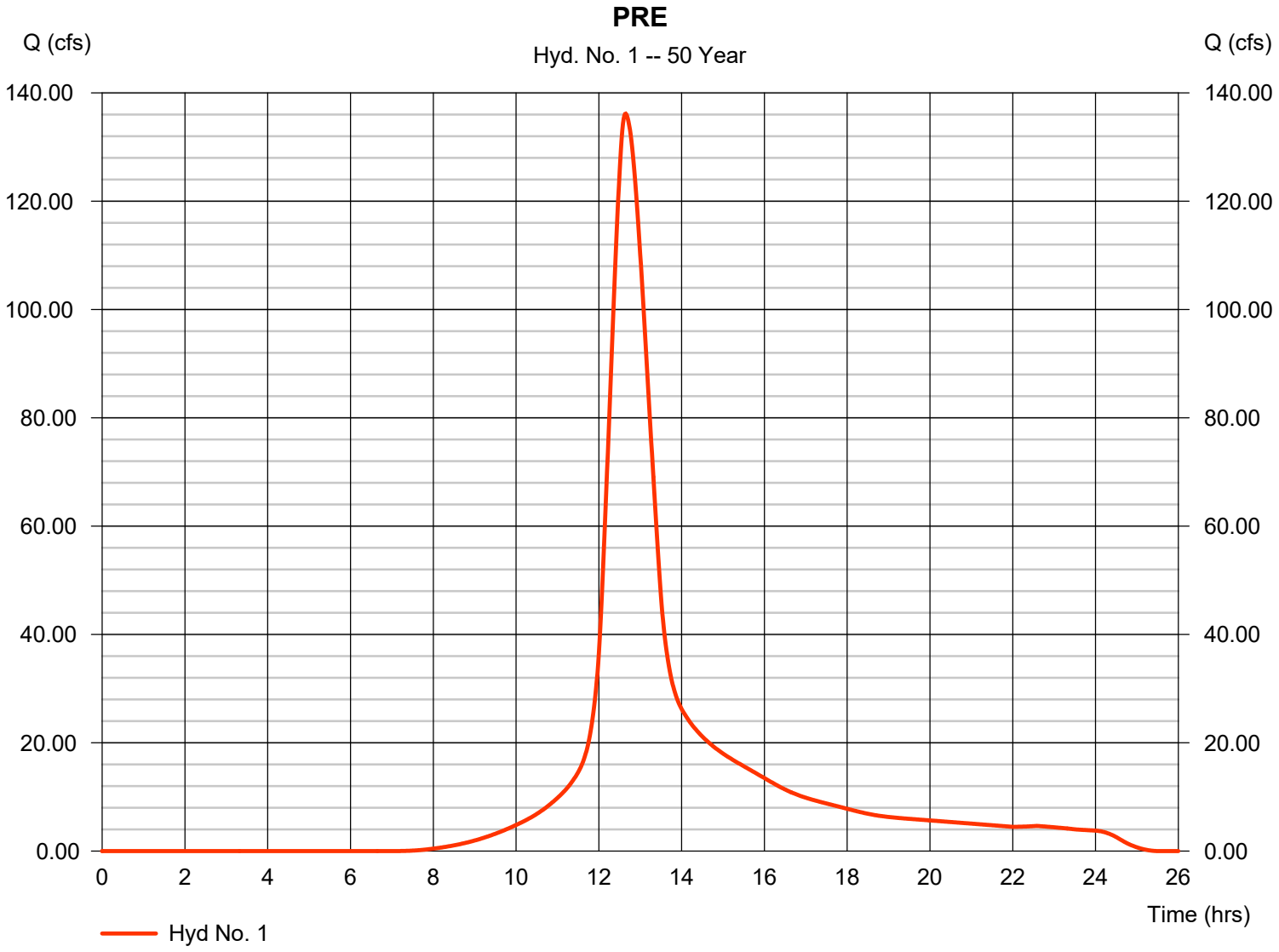
Hyd. No.	Hydrograph type (origin)	Peak flow (cfs)	Time interval (min)	Time to Peak (min)	Hyd. volume (cuft)	Inflow hyd(s)	Maximum elevation (ft)	Total strge used (cuft)	Hydrograph Description
1	SCS Runoff	136.15	1	759	1,008,405	------	------	------	PRE
2	SCS Runoff	235.58	1	743	1,398,256	------	------	------	POST
3	Reservoir	18.89	1	900	1,128,258	2	281.82	956,610	ROUTE

Hydrograph Report

Hyd. No. 1

PRE

Hydrograph type	= SCS Runoff	Peak discharge	= 136.15 cfs
Storm frequency	= 50 yrs	Time to peak	= 12.65 hrs
Time interval	= 1 min	Hyd. volume	= 1,008,405 cuft
Drainage area	= 56.600 ac	Curve number	= 74
Basin Slope	= 1.0 %	Hydraulic length	= 1744 ft
Tc method	= LAG	Time of conc. (Tc)	= 59.30 min
Total precip.	= 8.00 in	Distribution	= Type III
Storm duration	= 24 hrs	Shape factor	= 484

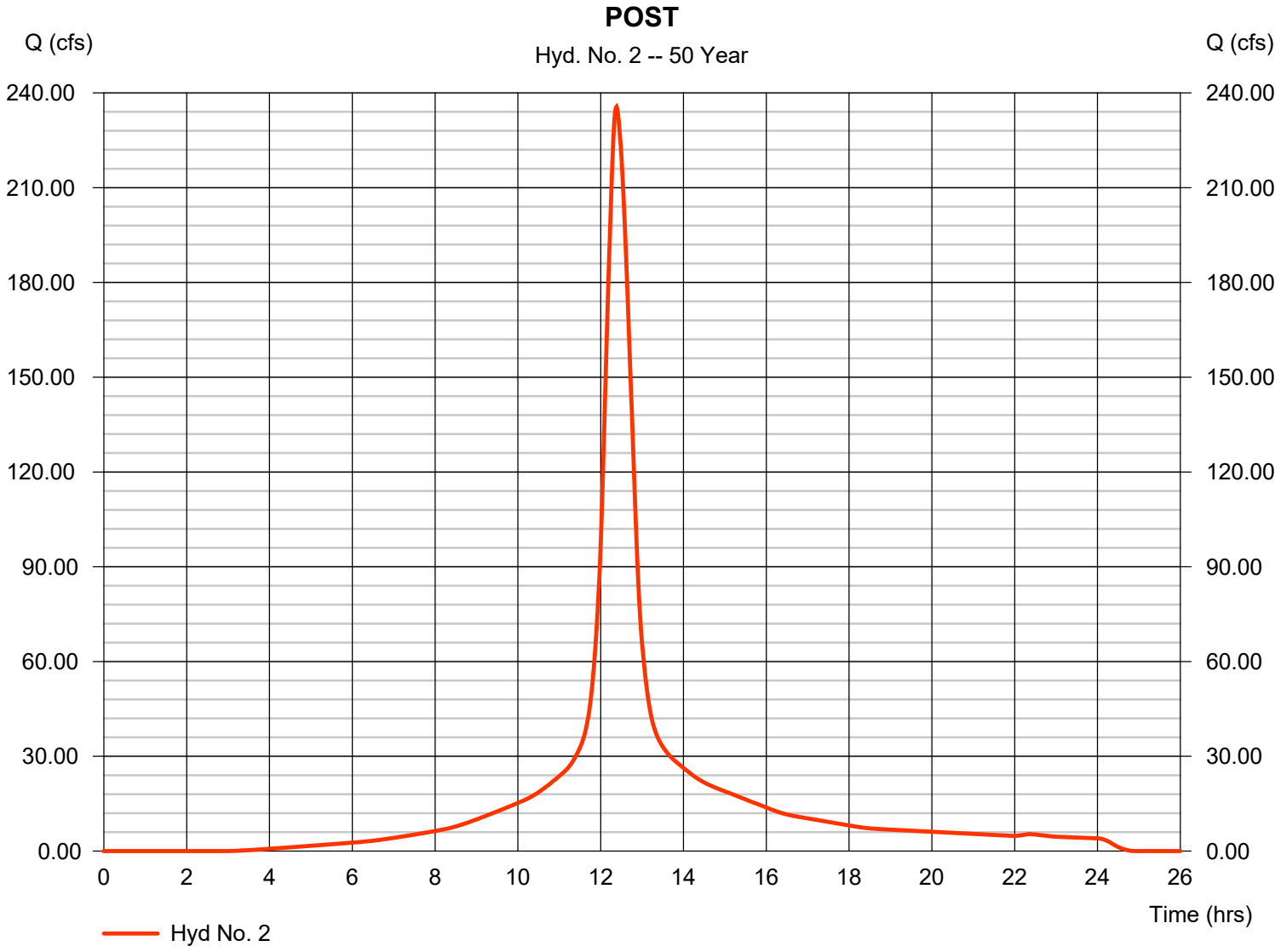


Hydrograph Report

Hyd. No. 2

POST

Hydrograph type	= SCS Runoff	Peak discharge	= 235.58 cfs
Storm frequency	= 50 yrs	Time to peak	= 12.38 hrs
Time interval	= 1 min	Hyd. volume	= 1,398,256 cuft
Drainage area	= 56.600 ac	Curve number	= 90
Basin Slope	= 1.0 %	Hydraulic length	= 1744 ft
Tc method	= LAG	Time of conc. (Tc)	= 34.80 min
Total precip.	= 8.00 in	Distribution	= Type III
Storm duration	= 24 hrs	Shape factor	= 484



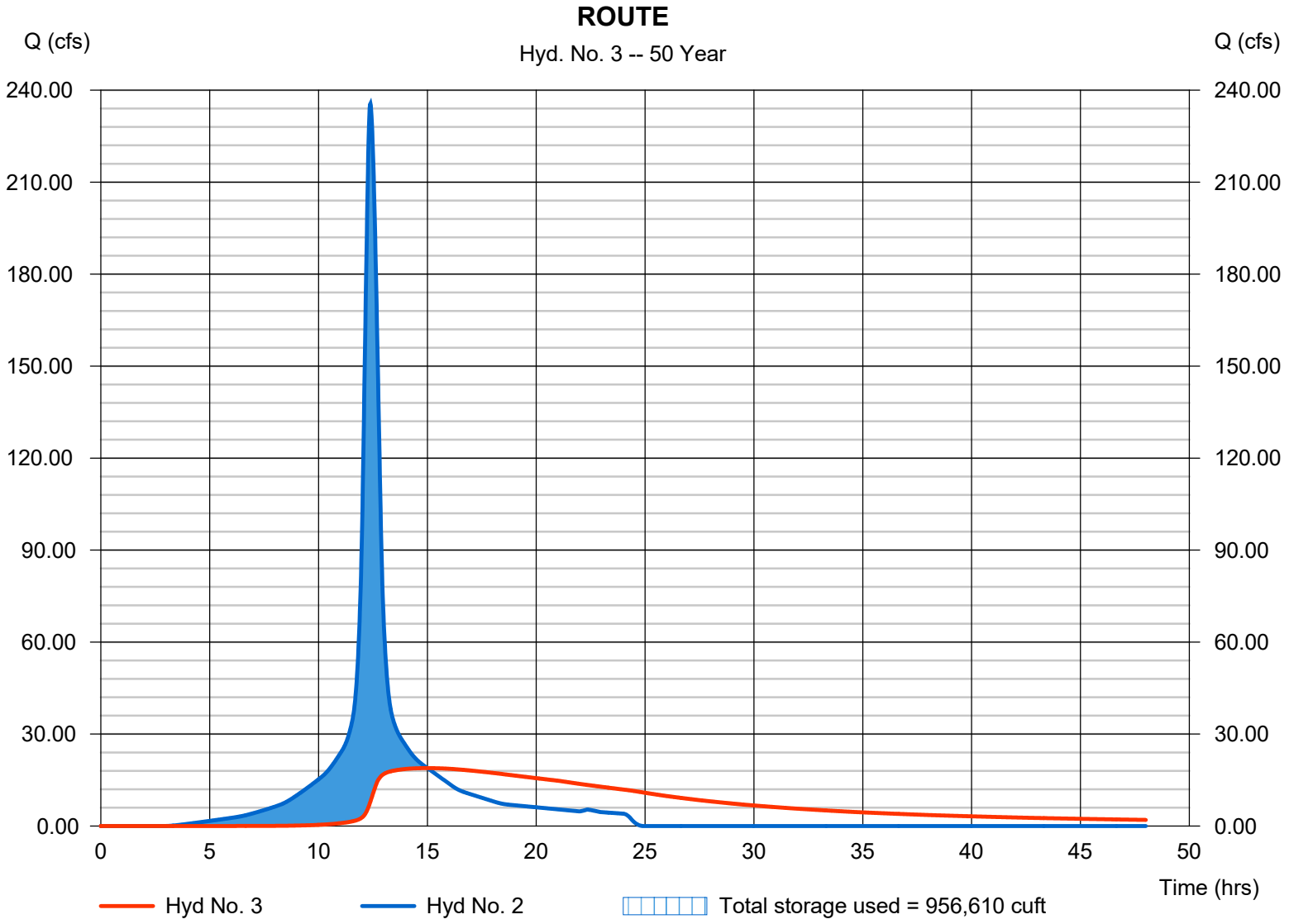
Hydrograph Report

Hyd. No. 3

ROUTE

Hydrograph type	=	Reservoir	Peak discharge	=	18.89 cfs
Storm frequency	=	50 yrs	Time to peak	=	15.00 hrs
Time interval	=	1 min	Hyd. volume	=	1,128,258 cuft
Inflow hyd. No.	=	2 - POST	Max. Elevation	=	281.82 ft
Reservoir name	=	POND	Max. Storage	=	956,610 cuft

Storage Indication method used.



Hydrograph Summary Report

Hydraflow Hydrographs Extension for Autodesk® Civil 3D® by Autodesk, Inc. v2022

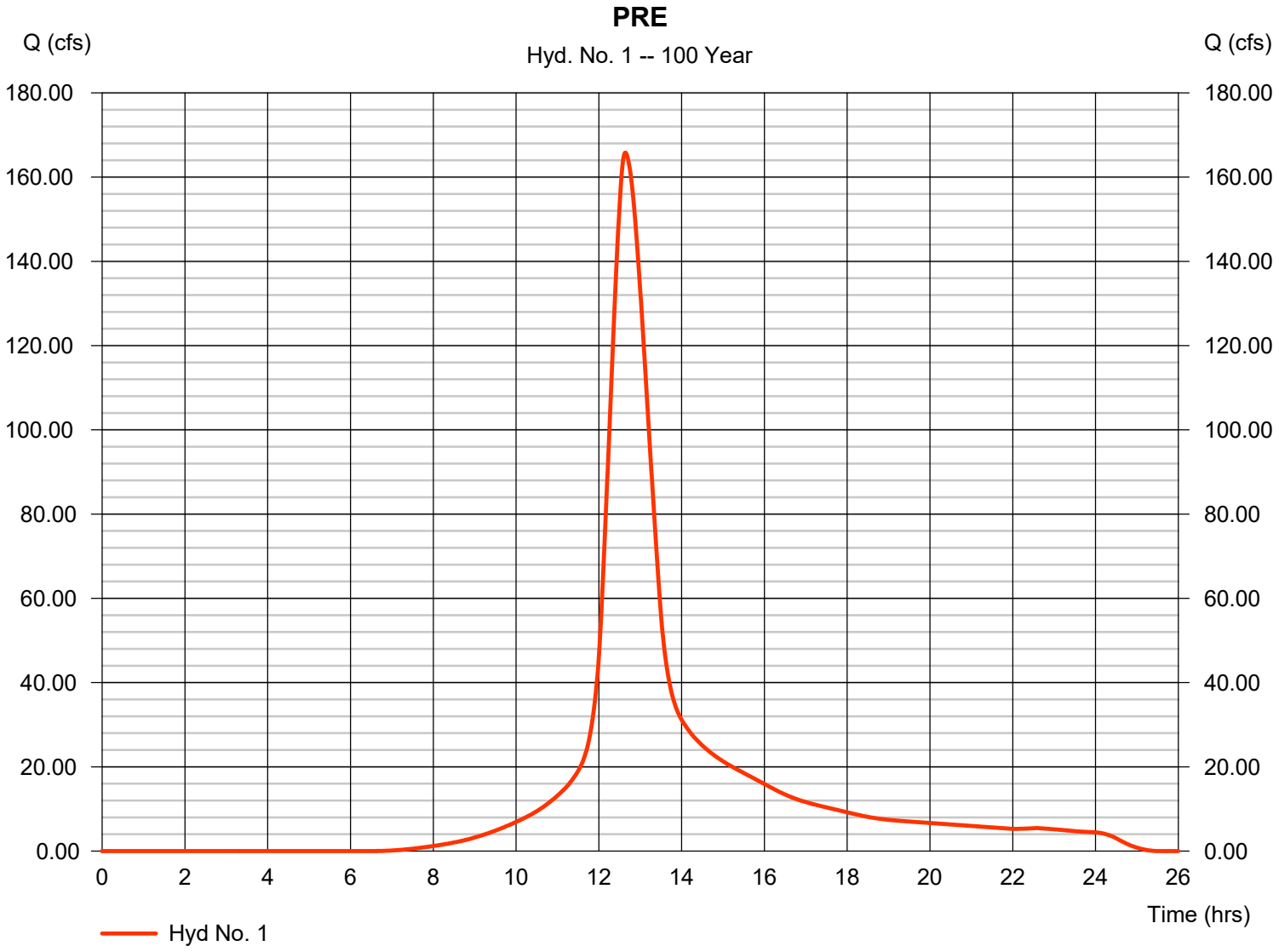
Hyd. No.	Hydrograph type (origin)	Peak flow (cfs)	Time interval (min)	Time to Peak (min)	Hyd. volume (cuft)	Inflow hyd(s)	Maximum elevation (ft)	Total strge used (cuft)	Hydrograph Description
1	SCS Runoff	165.78	1	758	1,230,717	------	------	------	PRE
2	SCS Runoff	274.22	1	743	1,641,410	------	------	------	POST
3	Reservoir	22.61	1	892	1,356,512	2	282.11	1,116,691	ROUTE

Hydrograph Report

Hyd. No. 1

PRE

Hydrograph type	= SCS Runoff	Peak discharge	= 165.78 cfs
Storm frequency	= 100 yrs	Time to peak	= 12.63 hrs
Time interval	= 1 min	Hyd. volume	= 1,230,717 cuft
Drainage area	= 56.600 ac	Curve number	= 74
Basin Slope	= 1.0 %	Hydraulic length	= 1744 ft
Tc method	= LAG	Time of conc. (Tc)	= 59.30 min
Total precip.	= 9.20 in	Distribution	= Type III
Storm duration	= 24 hrs	Shape factor	= 484

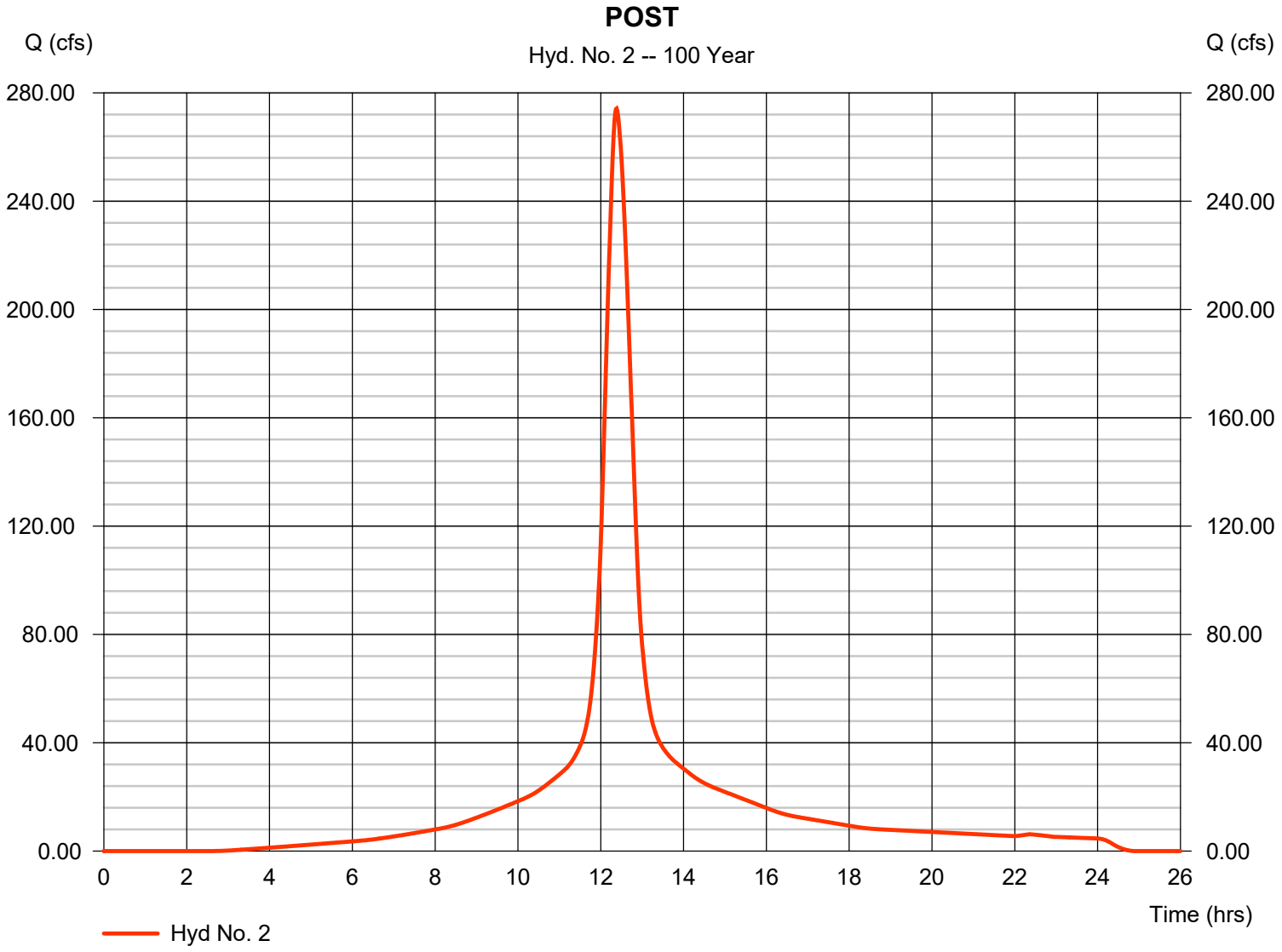


Hydrograph Report

Hyd. No. 2

POST

Hydrograph type	=	SCS Runoff	Peak discharge	=	274.22 cfs
Storm frequency	=	100 yrs	Time to peak	=	12.38 hrs
Time interval	=	1 min	Hyd. volume	=	1,641,410 cuft
Drainage area	=	56.600 ac	Curve number	=	90
Basin Slope	=	1.0 %	Hydraulic length	=	1744 ft
Tc method	=	LAG	Time of conc. (Tc)	=	34.80 min
Total precip.	=	9.20 in	Distribution	=	Type III
Storm duration	=	24 hrs	Shape factor	=	484



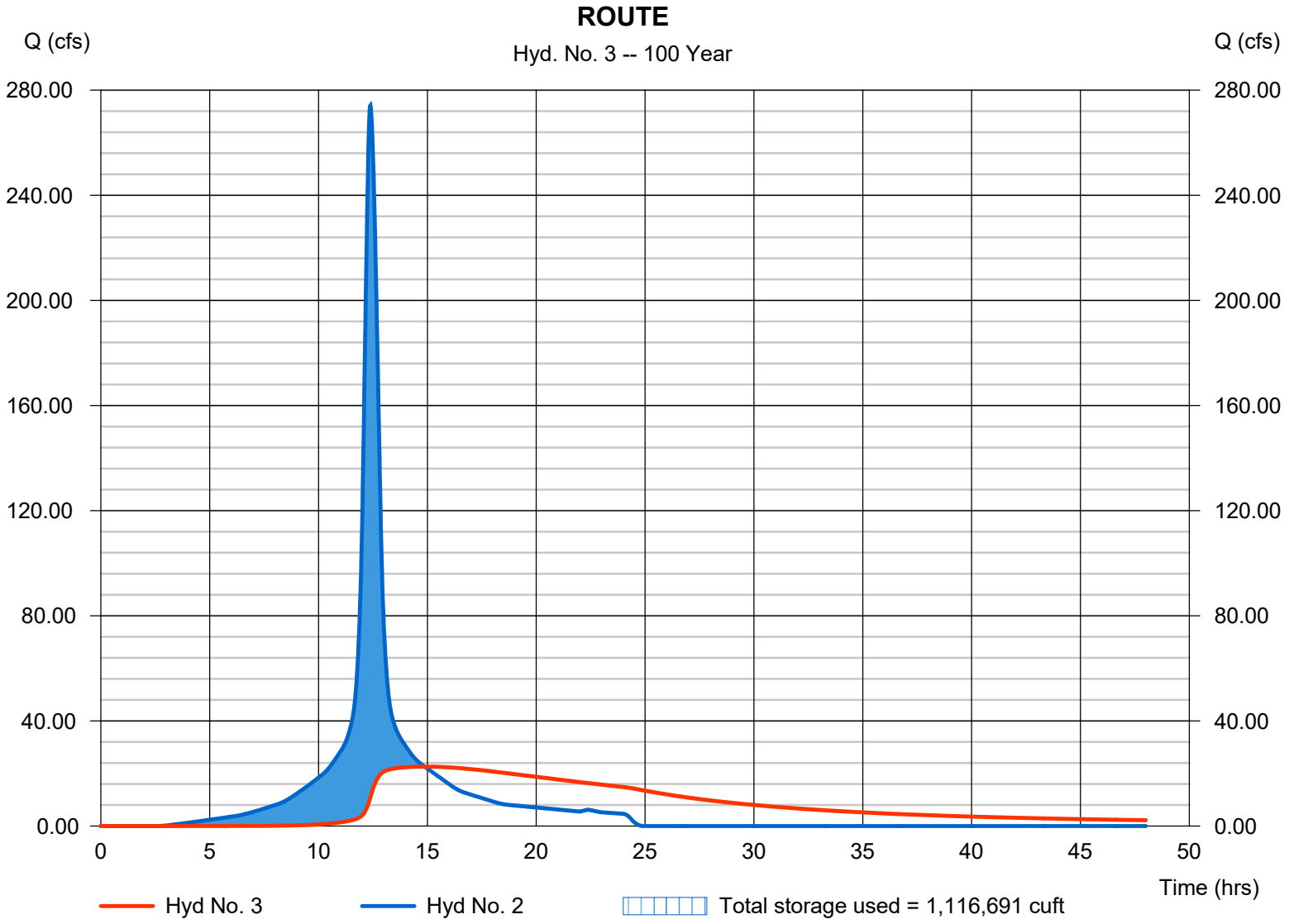
Hydrograph Report

Hyd. No. 3

ROUTE

Hydrograph type	= Reservoir	Peak discharge	= 22.61 cfs
Storm frequency	= 100 yrs	Time to peak	= 14.87 hrs
Time interval	= 1 min	Hyd. volume	= 1,356,512 cuft
Inflow hyd. No.	= 2 - POST	Max. Elevation	= 282.11 ft
Reservoir name	= POND	Max. Storage	= 1,116,691 cuft

Storage Indication method used.



Hydraflow Rainfall Report

Return Period (Yrs)	Intensity-Duration-Frequency Equation Coefficients (FHA)			
	B	D	E	(N/A)
1	0.0000	0.0000	0.0000	--------
2	173.2505	22.5000	1.0000	--------
3	0.0000	0.0000	0.0000	--------
5	207.8044	24.8001	0.9867	--------
10	446.9887	30.7001	1.1254	--------
25	63.0648	13.0000	0.6739	--------
50	453.3015	32.8001	1.0613	--------
100	512.3378	33.2001	1.0647	--------

File name: MADISON_REV..IDF

Intensity = B / (Tc + D)^E

Return Period (Yrs)	Intensity Values (in/hr)											
	5 min	10	15	20	25	30	35	40	45	50	55	60
1	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
2	6.30	5.33	4.62	4.08	3.65	3.30	3.01	2.77	2.57	2.39	2.24	2.10
3	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
5	7.30	6.26	5.48	4.88	4.40	4.00	3.67	3.39	3.15	2.94	2.76	2.60
10	8.00	6.90	6.06	5.39	4.85	4.40	4.02	3.71	3.43	3.19	2.98	2.80
25	8.99	7.62	6.68	5.98	5.43	5.00	4.64	4.34	4.09	3.87	3.67	3.50
50	9.60	8.41	7.48	6.73	6.12	5.60	5.16	4.79	4.46	4.18	3.92	3.70
100	10.60	9.30	8.27	7.45	6.77	6.20	5.72	5.30	4.94	4.63	4.35	4.10

Tc = time in minutes. Values may exceed 60.

Precip. file name: P:\Common Files\Design Folders\Hydraflow\Madison.pcp

Storm Distribution	Rainfall Precipitation Table (in)							
	1-yr	2-yr	3-yr	5-yr	10-yr	25-yr	50-yr	100-yr
SCS 24-hour	0.00	4.40	0.00	5.50	6.50	7.50	8.00	9.20
SCS 6-Hr	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Huff-1st	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Huff-2nd	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Huff-3rd	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Huff-4th	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Huff-Indy	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Custom	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00

DALE PARTNERS

Joni's House

Calhoun Station Pky & Stout Rd/ Gluckstadt

DPA PN: 21165

Planning & Zoning Submittal

5 May 2023

Not for Construction

Team

Owner	Owner Name
Architect	Dale Partners Architects, P.A.
Civil	McMaster & Associates Inc.
Landscape	Landscape Name
Structural	Structural Name
Mechanical	Mechanical Name
Electrical	Electrical Name
Food Service	Food Service Name

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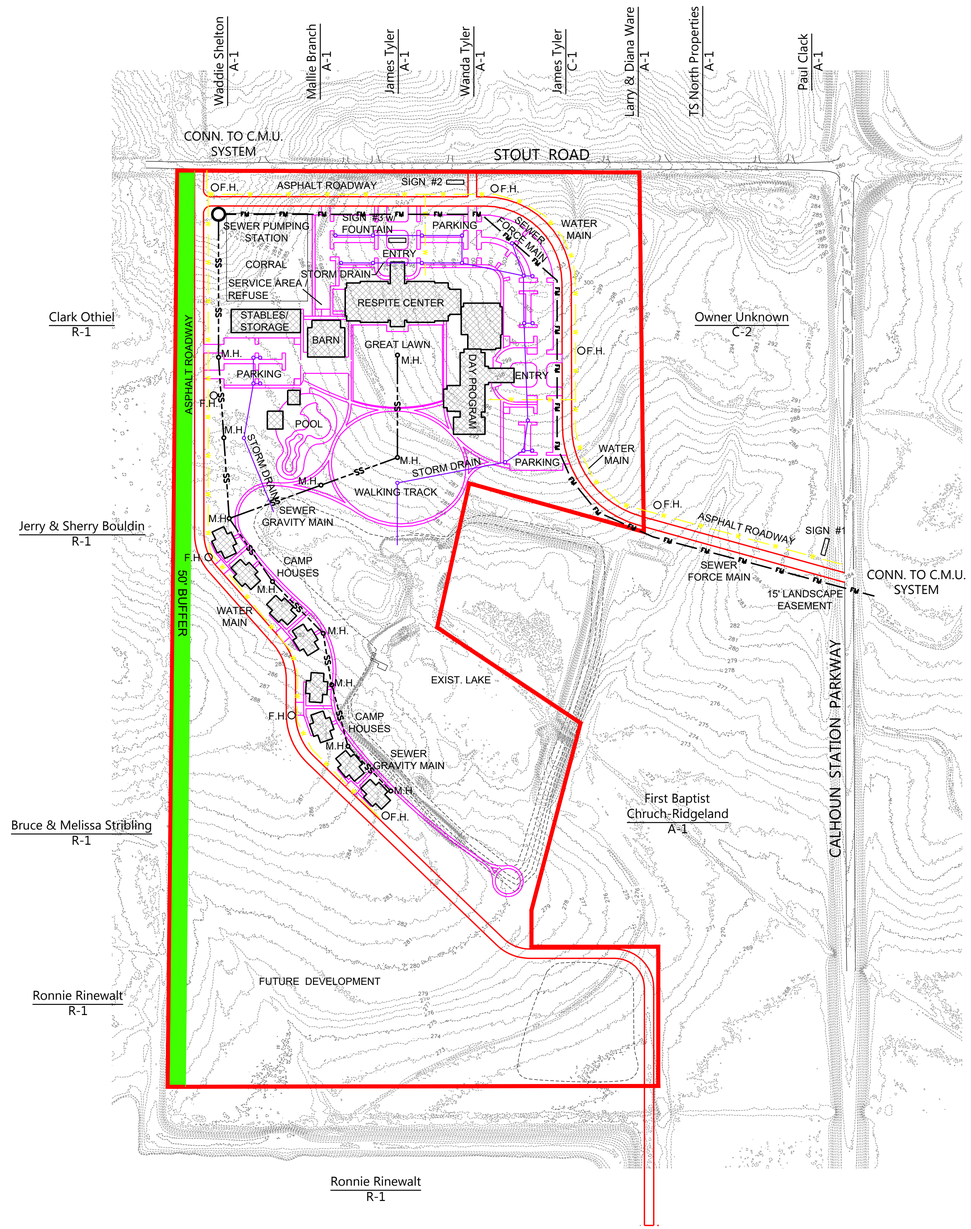
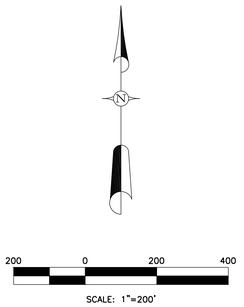
NOTES:

1. THE TOTAL AREA OF THIS DEVELOPMENT IS 67.4054 AC./2,936,183.54 S.F., MORE OR LESS.
2. THIS BUILDINGS WILL BE UTILIZED AS A RESPITE CENTER AND CAMP.
3. THIS PROPERTY IS LOCATED IN ZONE X – OTHER AREAS, WHICH IS DEFINED AS, "AREAS DETERMINED TO BE OUTSIDE THE 0.2% CHANCE FLOODPLAIN," AS SHOWN ON FIRM MAP NUMBERS 28089C0415F, DATED MARCH 17, 2010.
4. ALL CONSTRUCTION WILL BE IN ACCORDANCE WITH THE CITY OF GLUCKSTADT SPECIFICATIONS.
5. DOMESTIC WATER SERVICE, FIRE PROTECTION, AND SEWER SERVICE WILL BE PROVIDED BY CANTON MUNICIPAL UTILITIES.
6. ALL SIGNING AND STRIPING SHALL CONFORM TO THE CITY OF GLUCKSTADT SPECIFICATIONS.
7. PARKING SPACES PROVIDED – 383 SPACES (8 HANDICAP SPACES)
8. GROSS LOT COVERAGE FOR BUILDINGS AND STRUCTURES: 4%
   118,658 S.F.(BUILDINGS & STRUCTURES) / 2,936,184 (OVERALL SITE) = 4%





Revisions				
#	Date	Nature	By	App'd.
1	4-20-23	Response to Comments	R.C.M.	R.C.M.

Project No. M-3084	Designed By R.C.M.
Date 3-31-23	Drawn By R.C.M.
Scale SEE ABOVE	Checked By R.C.M.

JONI'S HOUSE

GLUCKSTADT, MISSISSIPPI

McMASTER & ASSOCIATES, INC.
CIVIL ENGINEERS & LAND SURVEYORS
212 WATERFORD SQUARE
SUITE 300
MADISON, MS 39110
601.605.1090

NOT FOR CONSTRUCTION

SITE PLAN

1

1 Vicinity Map
1 : 6500

DALE PARTNERS
Architecture
Interiors
Planning

One Jackson Place 250
188 East Capitol Street
Jackson, MS 39201
p 601.352.5411

161 Lameuse Street 201
Biloxi, MS 39530
p 228.374.1409

dalepartners.com

Not For Construction

Consultant Logo

Joni's House
Calhoun Station Pky& Stout Rd/ Gluckstadt

Package Number
Planning & Zoning Submittal

Project No	21165
Date	25 April 2023
Revisions	Rev Date

AS102
Vicinity Map

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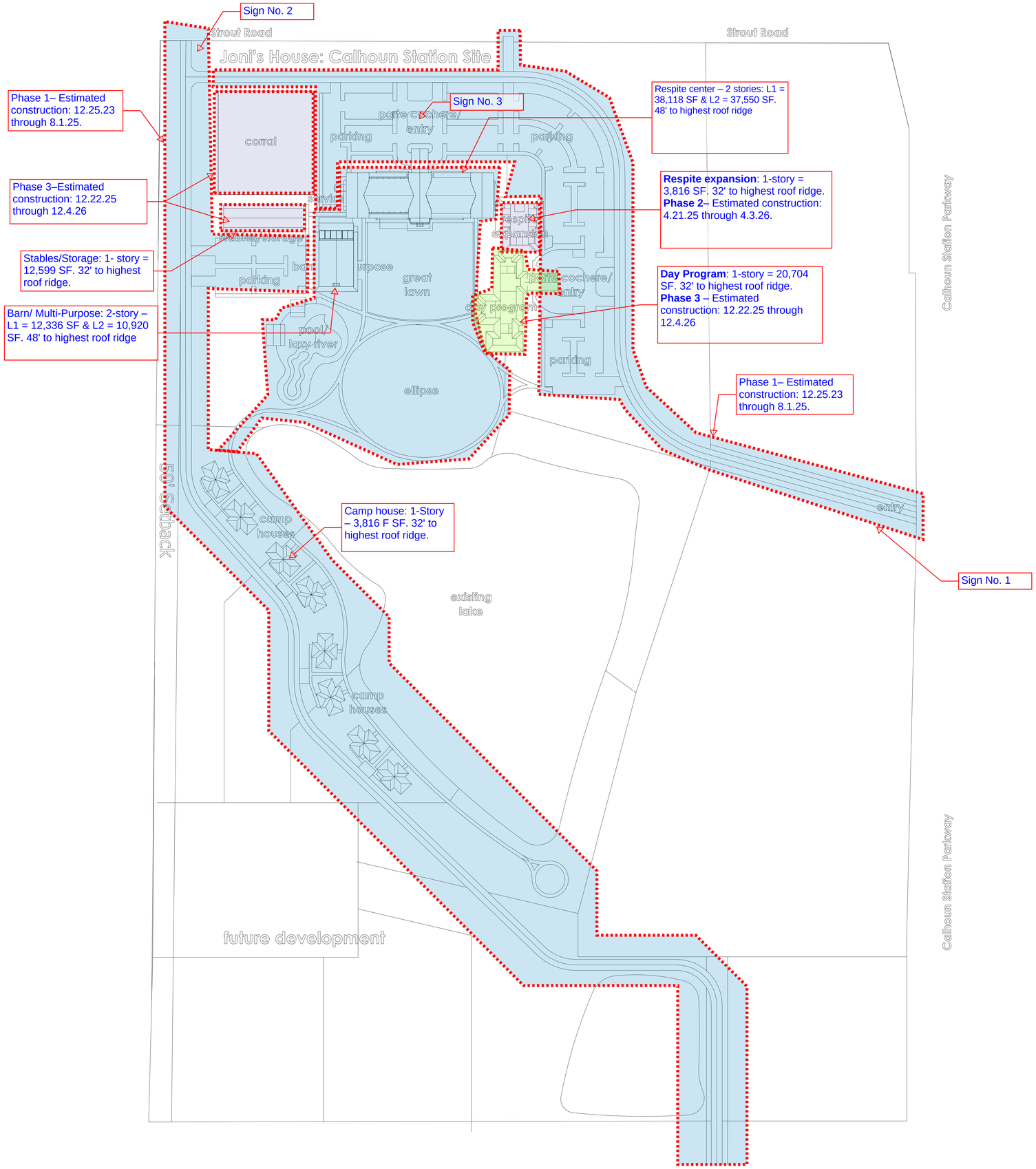

1 Site
1" = 100'-0"

General Site Notes

1. See Civil Drawing for finish grades at exterior paving. All paving and grades at perimeter of building to have positve slope away from structures and towards drainage basins.
2. All grassed areas shall be graded to drain to the appropriate inlet or slope to ensure positive drainage away from the building
3. All downspouts and boots to be connected to subsurface drainage. See Civil drawings.

Sheet Keynote Legend

Hours of operation

This facility will be used weekly and daily. Various aspects of the facility will be open 24/7: Respite Center (hotel) year-round, Lodges will be seasonal, Café and Store 8 hours Monday – Saturday.

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Joni's House
Calhoun Station Pky& Stout Rd/ Gluckstadt

Package Number
Planning & Zoning Submittal

Project No	21165
Date	25 April 2023
Revisions	Rev Date

AS101
Site Plan

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DALE BAILEY
AN ASSOCIATION

Architects

One Jackson Place 250
188 East Capitol Street
Jackson, MS 39201
p 601.352.5411

201 Park Court Suite B
Ridgeland, MS 39157
p 601.790.9432

161 Lameuse St. Suite 201
Biloxi, MS 39530
p 228.374.1409

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Joni's House

Calhoun Station Pky& Stout Rd/ Gluckstadt

Planning & Zoning Submittal

Project No	21165
Date	5 May 2023
Revisions	Rev Date

AG201

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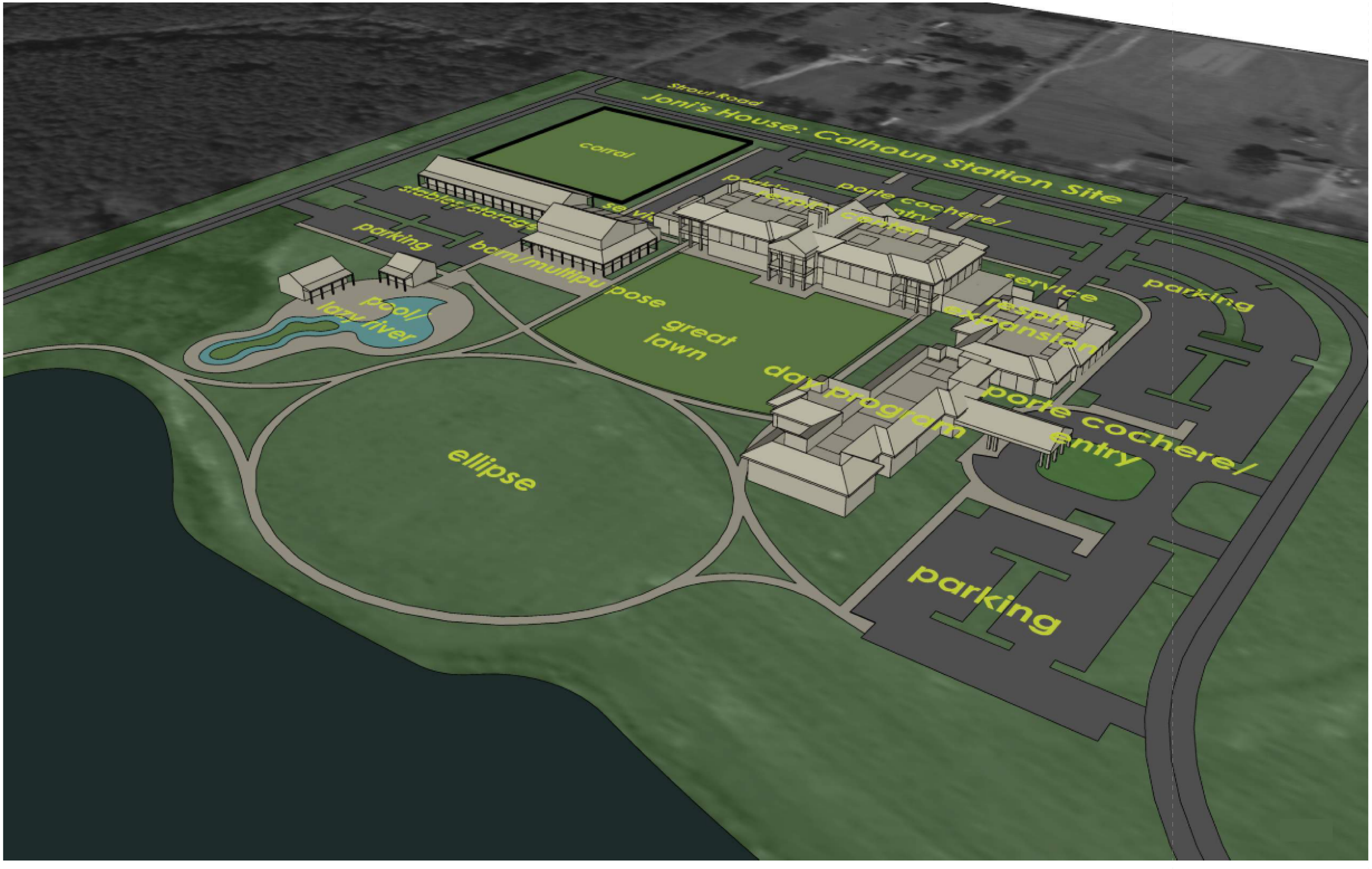

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Joni's House

Calhoun Station Pky & Stout Rd/ Gluckstadt

Package Number

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Project No	21165
Date	5 May 2023
Revisions	Rev Date

AG101

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Joni's House

Calhoun Station Pky & Stout Rd/ Gluckstadt

Package Number

Planning & Zoning Submittal

Project No	21165
Date	5 May 2023
Revisions	Rev Date

AG102

MP & Respite Center

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DALE PARTNERS

Architecture
Interiors
Planning

One Jackson Place
Suite 250
188 East Capitol Street
Jackson, MS 39201
p 601.352.5411

161 Lameuse Street
Suite 201
Biloxi, MS 39530
p 228.374.1409

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Not For Construction

Joni's House

Calhoun Station Pky & Stout Rd/ Gluckstadt

Planning & Zoning Submittal

Project No	21165
Date	5 May 2023
Drawn	Author
Checked	Checker
Revisions	Rev Date

AG103

Respite Center View 1

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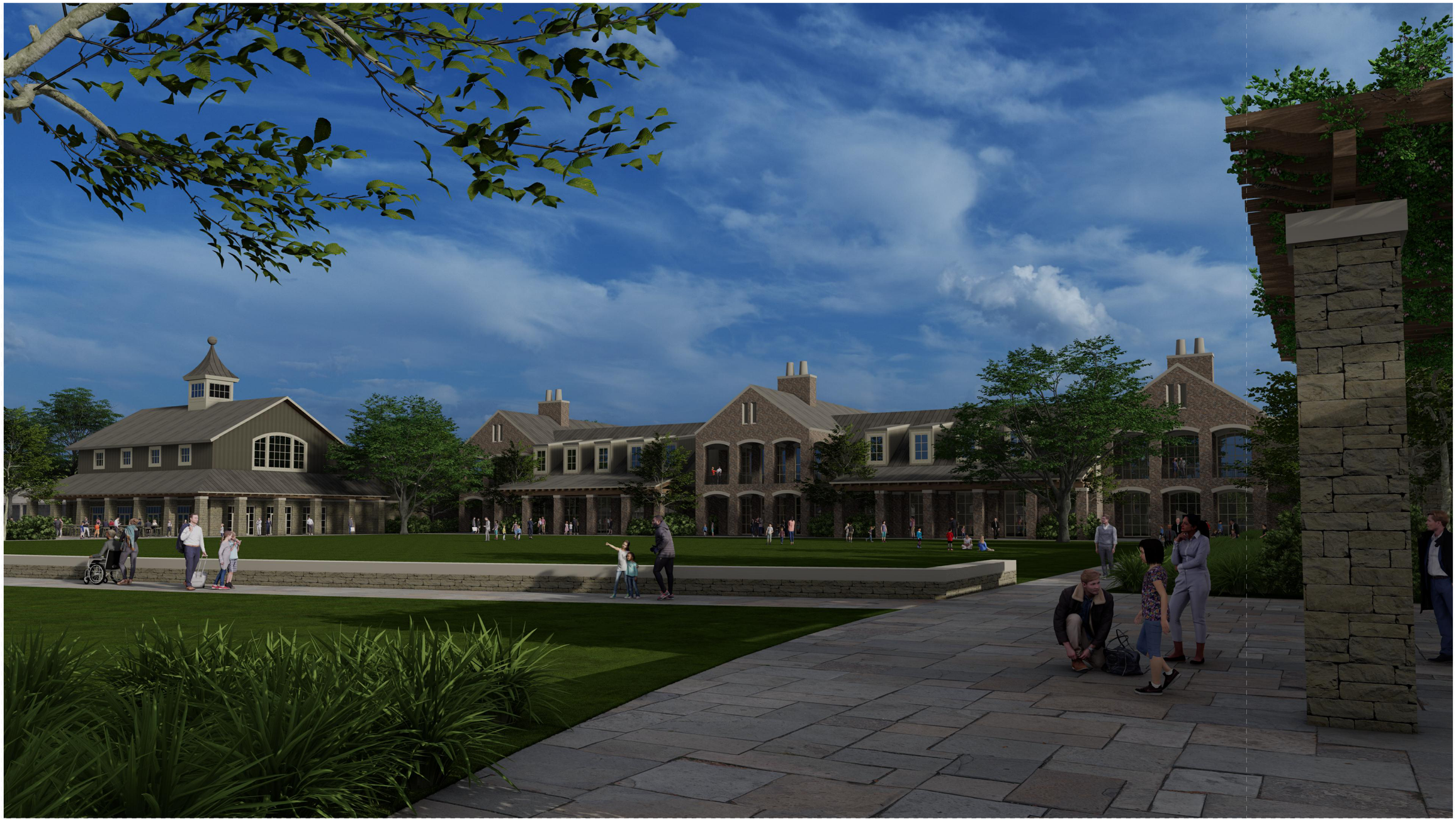

DALE PARTNERS

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Interiors
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p 228.374.1409

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Consultant Logo

Joni's House

Calhoun Station Pky & Stout Rd/ Gluckstadt

Package Number

Planning & Zoning Submittal

Project No	21165
Date	5 May 2023
Revisions	Rev Date

AG104

Respite Center View 2

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DALE BAILEY
AN ASSOCIATION

Architects

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Joni's House

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Planning & Zoning Submittal

Project No	21165
Date	5 May 2023
Revisions	Rev Date

AG201

Ste Signage

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ORDER APPROVING AND GRANTING A CONDITIONAL USE PERMIT ALLOWING A "JONI'S HOUSE" RESPITE SERVICES FACILITY ON PROPERTY LOCATED AT THE CORNER OF CALHOUN STATION PARKWAY AND STOUT ROAD, IDENTIFIED AS TAX PARCEL NO. 082B-09-002/00.00, IN DISTRICTS ZONED C-2, A-1, AND R-1, CITY OF GLUCKSTADT, MADISON COUNTY, MISSISSIPPI

THERE CAME ON for consideration by Applicant, Ron McMaster, the issue of whether a Conditional Use allowing a "Joni's House" respite facility in districts zoned C-2, A-1, and R-1 in the City of Gluckstadt, Mississippi, should be permitted. The Mayor and Board of Aldermen hereby find as follows:

WHEREAS, Applicant now request the governing authorities of City of Gluckstadt, Mississippi, to grant a Conditional Use as permitted by Section 2202(C) for the property described herein, which property consists of 200.12 acres and is located in C-2 Highway Commercial District, A-1 Agricultural District, and R-1 Residential District under the City of Gluckstadt's Official Zoning Ordinance of December 16, 2021, to Applicant, allowing a "Joni's House" respite facility in districts zoned C-2, A-1, and R-1, specifically Tax Parcel No. 082B-09-002/00.00, located on at the corner of Calhoun Station Parkway in the City of Gluckstadt; and

WHEREAS, the Applicant advises the City the real property is owned by Martie B. Kwasny, M.A., and Applicant is planning to operate a "Joni's House" respite facility; and

WHEREAS, the City of Gluckstadt scheduled a public hearing on said Application for May 23, 2023, at 6:00 o'clock p.m. before the City's Planning and Zoning Commission. After review of the Application by the Planning and Zoning Commission of the City of Gluckstadt – the Board was advised that the Planning and Zoning Commission at its May 23, 2023, meeting, recommended approval of the requested conditional use allowing Applicant to operate a "Joni's House" respite facility on the subject property which is located in districts zoned C-2, A-1, and

R-1, as required by the Zoning Ordinance; and

WHEREAS, all notice requirements of the Zoning Ordinance of the City of Gluckstadt were accomplished – the City Clerk did cause notice of the May 23, 2023, hearing to be published in the Madison County Journal, a newspaper of general circulation in the City of Gluckstadt, Madison County, Mississippi, in the manner and for the time required by law, and did post notice of same upon the affected property in the manner and for the time required by Section 811.02 of the Zoning Ordinance of the City of Gluckstadt and by law; and

WHEREAS, at the time, date and place specified in the City's public notice, the Planning and Zoning Commission of the City of Gluckstadt, Mississippi, did conduct a full and complete public hearing on the Application on May 23, 2023, and received comments and heard evidence presented by the Applicant and by all others desiring to be heard, whether in support of or in opposition to the Application; and,

WHEREAS, the Planning and Zoning Commission upon conclusion of its May 23, 2023, meeting recommended in writing that the Board of Aldermen grant the request for a Conditional Use; and

WHEREAS, the Mayor and Board of Aldermen are fully familiar with the request and the property and existing land uses within the City of Gluckstadt and in the area of the City where the property is located, and in acting on this Order, have duly considered the matters and facts within their personal knowledge as same affect the land uses required in the Application;

BE IT HEREBY ORDERED by the Mayor and Board of Aldermen of the City of Gluckstadt, Mississippi, that the request of Applicant to grant a Conditional Use for Tax Parcel No. 082B-09-002/00.00, located on at the corner of Calhoun Station Parkway in the City of

Gluckstadt in the City of Gluckstadt, Madison County, Mississippi allowing a "Joni's House" respite facility is hereby granted; such action is taken pursuant to the findings of fact set out as follows:

1. The Mayor and Board of Aldermen of the City of Gluckstadt, Mississippi, have the final authority with regard to all matters involving the Zoning Ordinance.
2. The written recommendation of the Planning and Zoning Commission is advisory in nature.
3. The Mayor and Board of Aldermen have knowledge of the area involved and are aware of the need for the Conditional Use.
4. The requested designation meets the definitions of a Conditional Use of the Zoning Ordinance.
5. The subject property described herein, below, is within zoning districts zoned C-2, A-1, and R-2:

   Tax Parcel No. 082B-09-002/00.00, located on at the corner of Calhoun Station Parkway in the City of Gluckstadt, Madison County, Mississippi.
6. The Conditional Use will promote the general welfare of the City of Gluckstadt and will not adversely affect the public interest or adjacent property. Future projects within the designation area will remain subject to the Zoning Ordinance and approval of site plans or other matter will allow the City to continue to monitor the area.
7. The establishment of this Conditional Use is not detrimental to the public health, safety, or general welfare, and this Conditional Use is compatible with the existing and intended character of the surrounding zoning district.

8. The Mayor and Board of Aldermen find that all portions of Section 805.01 (A) - (I) of the Zoning Ordinance have also been complied with and that all requirements of Section 805.01 (A) - (I) of the Zoning Ordinance are satisfied based upon the presentation of the Applicant and all documents presented to the Planning and Zoning Commission and to the Mayor and Board of Aldermen.
9. The granting of this Conditional Use does not relieve the requested use from compliance with any applicable law, court order, covenants, or contracts.
10. The Conditional Use is granted with the following additional conditions: no additional conditions.

ORDERED, ADOPTED AND APPROVED by the Mayor and Board of Aldermen of the City of Gluckstadt, Madison County, Mississippi, at a regular meeting thereof held on the _____ day of _____, 2023.

The foregoing Order, having been reduced to writing, Alderman _____ moved that said Order be adopted. Alderman _____ seconded. The vote was as follows:

Alderman Miya Warfield-Bates voted: _____

Alderman Jayce Powell voted: _____

Alderman Richard Wesley Slay voted: _____

Alderman John Taylor voted: _____

Alderman Lisa Williams voted: _____

Whereupon, the Mayor declared the Motion carried and the Order approved and adopted.

SO ORDERED, this the ____ day of _____, 2023.

CITY OF GLUCKSTADT, MISSISSIPPI

BY: _____
WALTER C. MORRISON, IV, MAYOR

ATTEST:

BY: _____
LINDSAY KELLUM, CITY CLERK

[SEAL]

RESOLUTION OF THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF GLUCKSTADT, MADISON COUNTY, MISSISSIPPI DENYING A CONDITIONAL USE PERMIT FOR PROPERTY LOCATED AT THE CORNER OF CALHOUN STATION PARKWAY AND STOUT ROAD, IDENTIFIED AS TAX PARCEL NO. 082B-09-002/00.00, CITY OF GLUCKSTADT, MADISON COUNTY, MISSISSIPPI

WHEREAS, Ron McMaster (the "Applicant"), did file an Application for a Conditional Use Permit on property described herein, which property is located in districts zoned C-2, A-1, and R-1 under the City of Gluckstadt Zoning Ordinance of December 16, 2021 (the "Application"); and,

WHEREAS, the Mayor and Board of Aldermen referred the Application to the Planning and Zoning Commission of the City of Gluckstadt, which Planning and Zoning Commission scheduled a hearing on said Application for May 23, 2023, at 6:00 o'clock p.m.; and,

WHEREAS, the Mayor and Board of Aldermen are familiar with the property and existing land uses within the City of Gluckstadt and in the area of the City where the property is located, and in acting on this Resolution, have duly considered the matters and facts within their personal knowledge as same affects the land uses requested in the Application filed herein; and,

WHEREAS, at the conclusion of the discussion of the Planning and Zoning Commission's recommendation, the Mayor asked whether the Board of Aldermen desired to take any action regarding the Application and the recommendation of the Planning and Zoning Commission and after discussion thereof, Alderman _____ offered the following Resolution and moved that it be adopted, to-wit:

IT IS, THEREFORE, RESOLVED by the Mayor and Board of Aldermen of the City of Gluckstadt, Madison County, Mississippi, as follows, to-wit;

SECTION 1. That the matters and facts stated in the preamble hereof are found, determined, and adjudicated to be true and correct.

SECTION 2. That it is hereby found and determined that the conditions precedent to the granting of a Conditional Use Permit as required by Section 805 of the City of Gluckstadt Zoning Ordinance of December 16, 2021, do not exist, and have not been satisfied by the Applicant regarding the granting of a Conditional Use Permit allowing Applicant to operate a "Joni's House" respite facility in a districts zoned C-2, A-1, and R-1, in the City of Gluckstadt, Mississippi.

SECTION 3. That the Application to grant a Conditional Use Permit pursuant to Section 805 of the City of Gluckstadt Zoning Ordinance of December 16, 2021, on the following described property, be and same is hereby denied. The property referenced in the Application (the "property") is described as follows:

> Tax Parcel No. 082B-09-002/00.00, located on at the corner of Calhoun Station Parkway in the City of Gluckstadt, Madison County, Mississippi.

SO RESOLVED by the Mayor and Board of Aldermen of the City of Gluckstadt, Madison County, Mississippi, at a regular meeting held on ____ day of _____, 2023.

The motion for adoption was seconded by Alderman _____, and the foregoing Resolution having been first reduced to writing, was submitted to the Board of Aldermen for passage or rejection on roll call vote with the following results:

Alderman Miya Warfield-Bates voted: _____
Alderman Jayce Powell voted: _____
Alderman Richard Wesley Slay voted: _____
Alderman John Taylor voted: _____

Alderman Lisa Williams voted: _____

Whereupon, the Mayor declared the motion carried and the Resolution adopted.

The foregoing Resolution is approved, this the _____ day of _____, 2023.

CITY OF GLUCKSTADT, MISSISSIPPI

BY: _____
WALTER C. MORRISON, IV, MAYOR

ATTEST:

BY: _____
LINDSAY KELLUM, CITY CLERK

[SEAL]

City of Gluckstadt

Application for Variance

Subject Property Address: Home 2 Calhoun Station Parkway
Parcel #: 083E-21-006

Owner: Sunny Sethi
Address:

Applicant: Sunny Sethi
Address: Bellamore Development 1554 W. Peace St. Canton, MS

Phone #: 601.613.1188
E-Mail: sethi@jackiesinternational.com

Phone #: 601.613.1188
E-Mail: sethi@jackiesinternational.com

Current Zoning District: C-2
Acreage of Property (If applicable): 2.35 ac
Current Use of Property: Commercial

Requirements of Applicant:

1. Letter demonstrating how the requested Variance will comply with or otherwise satisfy the requirements for granting a Variance pursuant to Section 804.01 of the Zoning Ordinance.
2. Copy of written legal description.
3. Additional items may be requested depending on the nature and status of the proposed development or property.
4. $ 250.00 fee required for processing

Requirements for Granting Variances: (Section 804.01, Zoning Ordinance)

(a). Applicant shall demonstrate that special conditions and circumstances exist which are peculiar to the land, structure, or building involved and which are not applicable to other lands, structures, or buildings in the same district.

(b). Applicant shall demonstrate that the literal interpretation of this Ordinance would deprive the applicant's rights commonly enjoyed by other properties in the same district under the terms of this Ordinance.

(c). Applicant shall demonstrate that granting the Variance will not confer on the applicant any special privilege that is denied by this Ordinance to other lands, structures, or buildings in the same zoning district.

Applicant shall be present at the Planning and Zoning Commission meeting and Mayor and Board of Alderman meeting. Documents shall be submitted thirty (30) days prior to the Planning and Zoning Commission meeting.

Applicant is responsible for complying with all applicable requirements of the Zoning Ordinance.

By signing this application, it is understood and agreed that permission is given to the Zoning Administrator to have a sign erected on subject property, giving notice to the public that said property is being considered for a dimensional variance.

Applicant Signature

April 30, 2023
Date

Property Owner Signature

April 30, 2023
Date

WOOLDRIDGE & ASSOCIATES
464 CHURCH RD. SUITE 700
MADISON, MS 39110

May 1, 2023

Hilton Home 2 & Springhill

Variance Request; hotel heights & parking count

To secure the premium brands (Hilton & Marriot) for the Germantown Village development, we are required to build a minimum of 90 rooms per property. As the lot sizes are limited, we need to exceed the 3 story restriction. We will be able to remain under the 40' height requirement as the first floor will be 12' in height and the upper floors will be 9' each.

The hotels we are developing are limited service vs Full Service (no on site restaurants). Typically in most municipalities select service hotels are 1 parking space per room plus 10% additional for employees.

Home 2 = 91rooms x 1/room = 91 + 10% = 100 parking spaces (121 provided) in lue of 136 spaces.

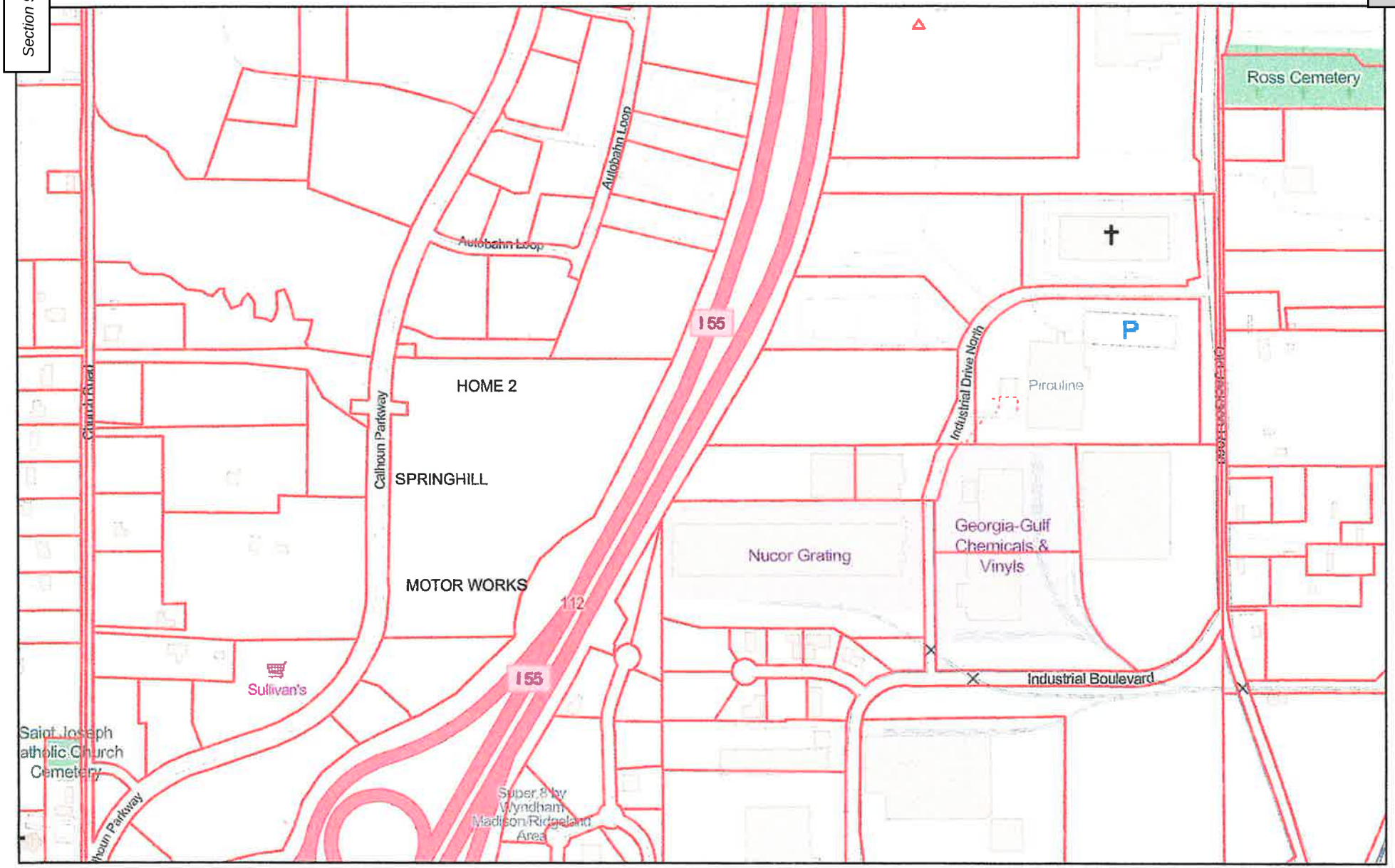
Springhill = 90 rooms x 1/room = 90 + 10% =99 parking spaces

Office 3000sf / 225 = 13.5 parking spaces = 113 parking spaces required (128 provided) in lue of 149 spaces.

Thank you

Daniel Wooldridge

Edit Title Here



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0 0.1 0.2 0.4 km

Map data © OpenStreetMap contributors, Microsoft, Facebook, Inc. and its affiliates, Esri Community Maps contributors, Map layer by Esri

CMPDD
Madison County GIS

BOOK 3578 PAGE 594 DOC 01 TY W
INST # 834758 MADISON COUNTY MS.
This instrument was filed for
record 3/09/18 at 1:14:17 PM
RONNY LOTT, C.C. BY: ILB D.C.

Prepared by and return to:
Giddens Law Firm, PLLC
Attorneys at Law
385 Edgewood Terrace Drive
Jackson, MS 39206
(601) 373-4647

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, we,

Dr. S. L. Sethi and Raksha Sethi
1554 W Peace Street
Canton, MS 39046
Telephone: (601) 855-0146

do hereby sell, convey and warrant unto

R & S Holdings, LLC. 12.00 (2) #601
1554 W Peace Street
Canton, MS 39046
Telephone: (601) 855-0146

the following described property located and situated in Madison County, Mississippi, being more particularly described as follows, to-wit:

Indexing Instructions:
SW 1/4 Sec 21, T8N, R2E Madison Co., MS

SEE ATTACHED EXHIBIT "A"

THIS CONVEYANCE is subject to all easements, restrictive covenants, affecting the above described property.

AD VALOREM taxes for the current year shall be assumed by the Grantee herein.

WITNESS THE SIGNATURE of the Grantors this 6th day of March, 2018.

S. L. Sethi

Dr. S. L. Sethi

Raksha Sethi

Raksha Sethi

STATE OF MISSISSIPPI

COUNTY OF HINDS

PERSONALLY appeared before me, the undersigned authority in and for the State and County aforesaid, on this 6th day of March, 2018, within my jurisdiction, the within named Dr. S. L. Sethi and Raksha Sethi, who acknowledged that he/she/he executed the above and foregoing instrument of writing on the date listed above.

Christie Cowart

NOTARY PUBLIC

STATE OF MISSISSIPPI NOTARY PUBLIC ID # 31103 CHRISTIE COWART Commission Expires April 24, 2021 MADISON COUNTY

My Commission Expires: April 24, 2021

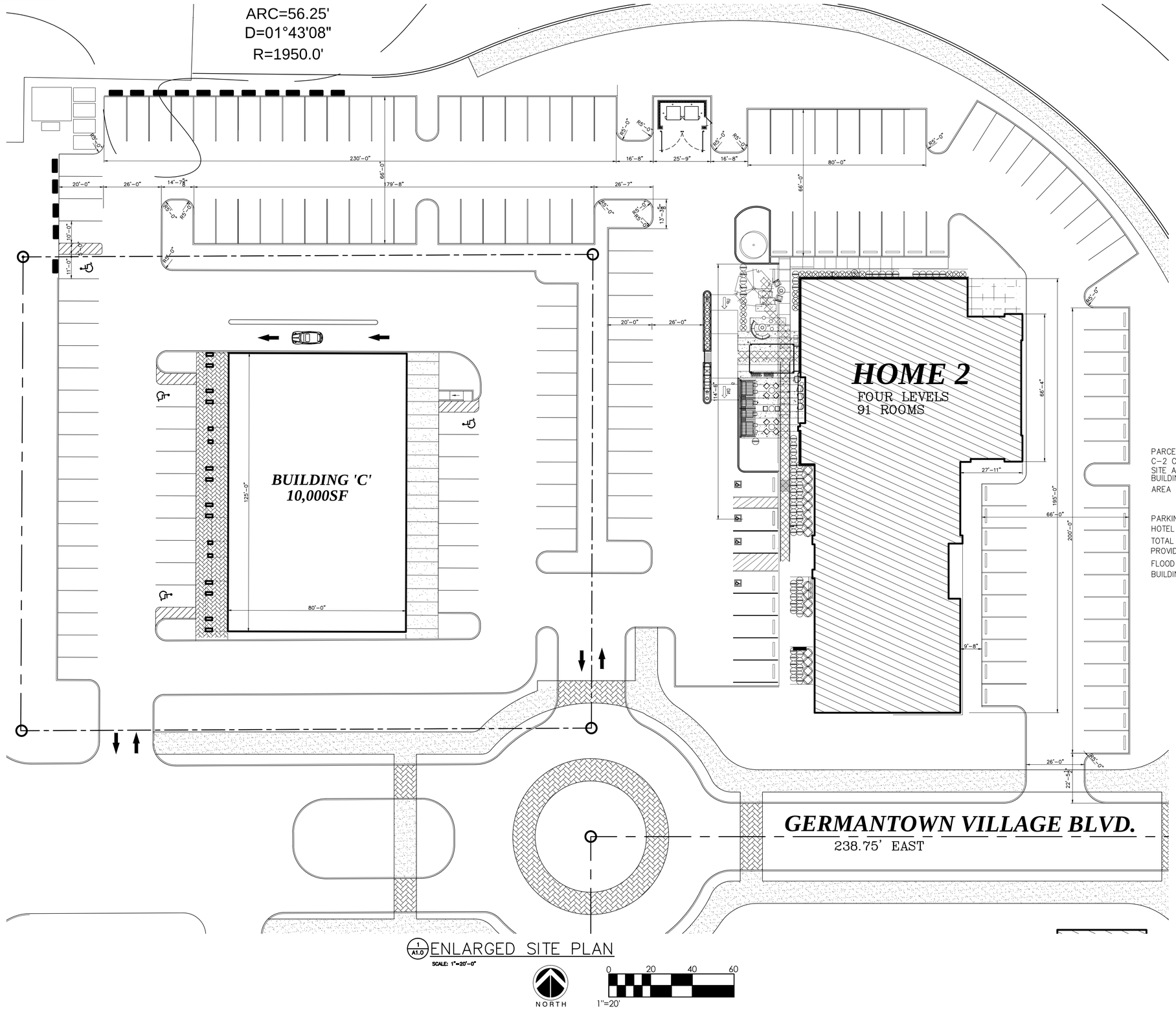
BOOK 3578 PAGE 596
###

EXHIBIT "A"

A parcel of land lying and situated in the SW ¼ of Section 21, Township 8 North, Range 2 East, Madison County, Mississippi being more particularly described as follows: Commence at a 2" iron pipe representing the SE corner of Section 21, Township 8 North, Range 2 East, Madison County, Mississippi and run thence S 90 degrees 00 minutes 00 seconds W for a distance of 3341.44 feet to a point; thence run N O degrees 00 minutes 00 seconds E for a distance of 1310.87 feet to an iron pin at the intersection of the westerly line of that parcel described in Book 2768 at page 443 and southerly line of the survey description in Exhibit A in Book 539 at page 863, said iron pin being the Point of Beginning of the parcel herein described. From the Point of Beginning run thence S 89 degrees 44 minutes 15 seconds W for a distance of 614.57 feet to the easterly line of that parcel described in Book 2549 at Page 206; thence run northerly along said easterly line for the following calls:

Northeasterly along the arc of a curve to the left having a radius of 812.00 feet, a delta angle of 18 degrees 21 minutes 54 seconds, a chord bearing of N 9 degrees 18 minutes 10 seconds E, a chord length of 259.16 feet and an arc length of 260.27 feet for a distance of 260.27 feet to a concrete right of way monument; thence N 0 degrees 10 minutes 34 seconds E for a distance of 744.83 feet to a point; thence northeasterly along the arc of a curve to the right having a radius of 1950.00 feet, a delta angle of 0 degrees 51 minutes 26 seconds; a chord bearing of N 0 degrees 36 minutes 16 seconds E, a chord length of 29.17 feet and an arc length of 29.17 feet for a distance of 29.17 feet to a concrete right of way monument; thence S 88 degrees 58 minutes 01 seconds E for a distance of 75.00 feet to a concrete right of way monument; thence northeasterly along the arc of a curve to the right having a radius of 1875.00 feet, a delta angle of 1 degrees 43 minutes 08 seconds, a chord bearing of N 1 degrees53 minutes 33 seconds E, a chord length of 56.25 feet and an arc length of 56.25 feet for a distance of 56.25 feet to an iron pin; thence N 87 degrees 14 minutes 53 seconds W for a distance of 75.00 feet to a concrete right of way monument; thence northeasterly along the arc of a curve to the right having a radius of 1950.00 feet, a delta angel of 5 degrees 57 minutes 16 seconds, a chord bearing of N 5 degrees 43 minutes 44 seconds E, a chord length of 202.56 feet and an arc length of 202.56 feet for a distance of 202.56 feet to an iron pin on the north line of the survey description in Exhibit A, Book 539 at page 863; thence run N 89 degrees 43 minutes 17 seconds E along said north line for a distance of 816.42 feet to a point; thence run S 88 degrees 33 minutes 54 seconds E along said north line for a distance of 428.34 feet to an iron pin; thence run S 0 degrees 06 minutes 48 seconds W along the easterly line of said Exhibit A for a distance of 131.31 feet to an iron pin on the westerly right of way of Interstate Highway 55 per Federal Aid Project #IR- 55-2(140)111; thence in southwesterly along said right of way and along the arc of a curve to the right having a radius of 5623.58 feet; a delta angle of 4 degrees 23 minutes 17 seconds, a chord bearing of S 27 degrees 40 minutes 57 seconds W, a chord length of 430.57 feet and an arc length of 430.68 feet for a distance of 430.68 feet to a point; thence run S 29 degrees 52 minutes 35 seconds W along said right of way for a distance of 253.37 feet to an iron pin representing the northernmost corner of that parcel described in Book 2768 at page 443; thence run along the westerly line of said parcel for the following calls: S 60 degrees 36 minutes 28 seconds W for a distance of 174.92 feet to an iron pin; thence S 45 degrees 03 minutes 58 seconds W for a distance of 150.42 feet to an iron pin; thence S 28 degrees 05 minutes 45 seconds W for a distance of 185.07 feet to an iron pin; S 11 degrees 12 minutes 33 seconds W for a distance of 126.49 feet to an iron pin; thence S 0 degrees 25 minutes 28 seconds E for a distance of 65.49 feet to the Point of Beginning. This parcel contains 27.82 acres, more or less.

ARC=56.25'
D=01°43'08"
R=1950.0'



PARCEL# 082E-21-006
C-2 COMMERCIAL ZONING
SITE AREA 102,271SF
BUILDING AREA 15,116SF
AREA COVERAGE 14.7%

PARKING REQUIRED
HOTEL 91 ROOMS
TOTAL REQUIRED SPACES = 1.5 X 91 = 136 SPACES
PROVIDED SPACES = 121 SPACES
FLOOD ZONE 'X'
BUILDING USE; HOTEL

1 A1.0 ENLARGED SITE PLAN
SCALE: 1"=20'-0"

NORTH

0 20 40 60
1"=20'

REVISIONS	BY

WOOLDRIDGE & ASSOCIATES
464 CHURCH RD. SUITE 700
MADISON, MS 39110
601-209-8665
WOOLDRIDGEARCHITECTURE@YAHOO.COM

HOME 2
Calhoun Station Parkway
Gluckstadt, Mississippi

THIS DESIGN IS THE COPYRIGHTED PROPERTY OF WOOLDRIDGE & ASSOCIATES
IF MAY NOT BE CONSTRUCTED
NOR SHALL ANY DOCUMENTS BE REPRODUCED FROM THIS DESIGN WITHOUT THE EXPRESS WRITTEN PERMISSION OF WOOLDRIDGE & ASSOCIATES.

DRAWN	
CHECKED	
DATE	4/17/23
SCALE	
JOB NO.	
SHEET	A0.1
OF	SHEETS

DW 4/17/2023 8:34 AM MOTOR WORKS OVERALLL SITE PLAN.dwg

ORDER APPROVING AND GRANTING AND ALLOWING A DIMENSIONAL VARIANCE ON APPLICATION OF SUNNY SETHI (HILTON HOME 2) FOR PROPERTY LOCATED CALHOUN STATION PARKWAY AND IDENTIFIED AS PARCEL NO. 082E-21-006, IN THE CITY OF GLUCKSTADT, MADISON COUNTY, MISSISSIPPI

THERE CAME ON for consideration by Applicant Sunny Sethi the issue of whether a Dimensional Variance in a district zoned C-2 in the City of Gluckstadt, Mississippi, should be permitted. The Mayor and Board of Aldermen hereby find as follows:

WHEREAS, Applicant now requests the governing authorities of City of Gluckstadt, Mississippi, to grant a Dimensional Variance as permitted by Section 804 for the property described herein, which property is located in a C-2 Highway Commercial District, under the City of Gluckstadt's Official Zoning Ordinance of December 16, 2021, to Applicant Sunny Sethi to allow the development of a Hilton Home 2 to exceed the 3 story maximum to 4 stories but remaining under the 40' height requirement and to allow a variance in parking spaces on certain real property located on Calhoun Station Parkway and identified as Parcel No. 082E-21-006, in the City of Gluckstadt, Madison County, Mississippi; and,

WHEREAS, the Mayor and Board of Aldermen referred the Application to the Planning and Zoning Commission of the City of Gluckstadt (the "Zoning Commission"), which Commission scheduled a hearing on said Application for May 23, 2023, at 6:00 o'clock p.m.; and,

WHEREAS, the Zoning Commission upon conclusion of its May 23, 2023, meeting recommended in writing approval by the Board of Aldermen of the request for a Dimensional Variance, and that the recommendation be forwarded to the next meeting of the Mayor and Board of Aldermen for their consideration; and,

WHEREAS, all notice requirements of the Zoning Ordinance of the City of Gluckstadt

were accomplished – the City Clerk did cause notice of the May 23, 2023, hearing to be published in the Madison County Journal, a newspaper of general circulation in the City of Gluckstadt, Madison County, Mississippi, in the manner and for the time required by law, and did post notice of same upon the affected property in the manner and for the time required by Section 811.02 of the Zoning Ordinance of the City of Gluckstadt and by law; and

WHEREAS, at the time, date and place specified in the City's public notice, the Planning and Zoning Commission of the City of Gluckstadt, Mississippi, did conduct a full and complete public hearing on the Application on May 23, 2023, and received comments and heard evidence presented by the Applicant and by all others desiring to be heard, whether in support of or in opposition to the Application; and,

WHEREAS, the Mayor and Board of Aldermen are fully familiar with the request and the property and existing land uses within the City of Gluckstadt and in the area of the City where the property is located, and in acting on this Order, have duly considered the matters and facts within their personal knowledge as same affect the land uses required in the Application.

BE IT HEREBY ORDERED by the Mayor and Board of Aldermen of the City of Gluckstadt, Mississippi, that the request of Applicant Sunny Sethi to grant a Dimensional Variance for real property located on Calhoun Station Parkway and identified as Parcel No. 082E-21-006, in the City of Gluckstadt, Madison County, Mississippi, is hereby granted, namely to allow the development of a Hilton Home 2 to exceed the 3 story maximum to 4 stories but remaining under the 40' height requirement and to allow a variance in parking spaces on the subject property; such action is taken pursuant to the findings of fact set out as follows:

1. The Mayor and Board of Aldermen of the City of Gluckstadt, Mississippi, have the final authority with regard to all matters involving the Zoning Ordinance.
2. The written recommendation of the Planning and Zoning Commission is advisory in nature.
3. The Mayor and Board of Aldermen have knowledge of the area involved and are aware of the need for the Dimensional Variance.
4. The requested designation meets the definitions of a Dimensional Variance of the Zoning Ordinance.
5. The subject property described herein, below, is within a zoning district zoned C-3:

   Tax Parcel No. 082E-21-006, located on Calhoun Station Parkway, in the City of Gluckstadt, Madison County, Mississippi.

6. The strict application of this Ordinance would result in peculiar and exceptional practical difficulties to or exceptional hardship upon the owner of the property at issue and granting the Variance request will not adversely affect the public interest or adjacent property. Future projects within the designation area will remain subject to the Zoning Ordinance and approval of site plans or other matter will allow the City to continue to monitor the area.
7. The reasons set forth in the application justify the granting of the variance, and the variance constitutes the minimum allowable deviation from the dimensional regulations of the Zoning Ordinance in order to make possible the responsible use of the land, building or structures. Further, the granting of the Dimensional Variance will be in harmony with the general purpose and intent of this Ordinance, and the

Variance will not be injurious to the neighborhood or otherwise detrimental to the public welfare.

8. The Mayor and Board of Aldermen find that all portions of Sections 804.01 and 804.06 of the Zoning Ordinance have also been complied with and that all requirements of Sections 804.01 and 804.06 of the Zoning Ordinance are satisfied based upon the presentation of the applicant and all documents presented to the Zoning Commission and to the Mayor and Board of Aldermen. The site plan requirement has been met pursuant to Section 804.03 of the Zoning Ordinance.
9. The granting of this Dimensional Variance does not relieve the requested use from compliance with any applicable law, court order, covenants, or contracts.
10. The Dimensional Variance is granted.

ORDAINED, ADOPTED AND APPROVED by the Mayor and Board of Aldermen of the City of Gluckstadt, Madison County, Mississippi, at a regular meeting thereof held on the _____ day of _____, 2023.

The foregoing Order, having been reduced to writing, Alderman _____ moved that said Order be adopted. Alderman _____ seconded. The vote was as follows:

Alderman Miya Warfield-Bates voted: _____

Alderman Jayce Powell voted: _____

Alderman Richard Wesley Slay voted: _____

Alderman John Taylor voted: _____

Alderman Lisa Williams voted: _____

Whereupon, the Mayor declared the Motion carried and the Order approved and adopted.

SO ORDERED, this the _____ day of _____, 2023.

CITY OF GLUCKSTADT, MISSISSIPPI

BY: _____
WALTER C. MORRISON, IV, MAYOR

ATTEST:

BY: _____
LINDSAY KELLUM, CITY CLERK

[SEAL]

RESOLUTION OF THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF GLUCKSTADT, MADISON COUNTY, MISSISSIPPI DENYING THE APPLICATION FOR DIMENSIONAL VARIANCE OF SUNNY SETHI (HILTON HOME 2) FOR PROPERTY LOCATED ON CALHOUN STATION PARKWAYAND BEING IDENTIFIED AS PARCEL NO. 082E-21-006 IN THE CITY OF GLUCKSTADT, MADISON COUNTY, MISSISSIPPI

WHEREAS, Sunny Sethi (the "Applicant"), did file an Application for Dimensional Variance to change the dimensional requirements as permitted by Section 804 for the property described herein, which property is located in a C-2 Highway Commercial District Classification, under the City of Gluckstadt's Official Zoning Ordinance of December 16, 2021, to Applicant Sunny Sethi to allow the development of a Hilton Home 2 to exceed the 3 story maximum to 4 stories but remaining under the 40' height requirement and to allow a variance in parking spaces on certain real property; the real property involved is located on Calhoun Station Parkway and identified as Parcel No. 082E-21-006, in the City of Gluckstadt, Madison County, Mississippi; and,

WHEREAS, the Mayor and Board of Aldermen referred the Application to the Planning and Zoning Commission of the City of Gluckstadt (the "Zoning Commission"), which Commission scheduled a hearing on said Application for May 23, 2023, at 6:00 o'clock p.m.; and,

WHEREAS, the Zoning Commission, upon conclusion of its May 23, 2023, meeting recommended in writing approval by the Board of Aldermen of the request for a Dimensional Variance, and that the recommendation be forwarded to the next meeting of the Mayor and Board of Aldermen for their consideration; and,

WHEREAS, all notice requirements of the Zoning Ordinance of the City of Gluckstadt were accomplished – the City Clerk did cause notice of the May 23, 2023, hearing to be

published in the Madison County Journal, a newspaper of general circulation in the City of Gluckstadt, Madison County, Mississippi, in the manner and for the time required by law, , and did post notice of same upon the affected property in the manner and for the time required by Section 811.02 of the Zoning Ordinance of the City of Gluckstadt and by law; and

WHEREAS, at the time, date and place specified in the City's public notice, the Zoning Commission of the City of Gluckstadt, Mississippi, did conduct a full and complete public hearing on the Application on May 23, 2023, and received comments and heard evidence presented by the Applicant and by all others desiring to be heard, whether in support of or in opposition to the Application; and,

WHEREAS, the Mayor and Board of Aldermen are fully familiar with the request and the property and existing land uses within the City of Gluckstadt and in the area of the City where the property is located, and in acting on this Resolution, have duly considered the matters and facts within their personal knowledge as same affect the land uses required in the Application.

WHEREAS, at the conclusion of the discussion of the Zoning Commission's recommendation, the Mayor asked whether the Board of Aldermen desired to take any action regarding the Application and the recommendation of the Zoning Commission, and after discussion thereof, Alderman _____ offered the following Resolution and moved that it be adopted, to-wit:

IT IS, THEREFORE, RESOLVED by the Mayor and Board of Aldermen of the City of Gluckstadt, Madison County, Mississippi, as follows: to-wit:

SECTION 1. That the matters and facts stated in the preamble hereof are found,

determined and adjudicated to be true and correct.

SECTION 2. The property affected by this Resolution is located in the City of Gluckstadt, Madison County, Mississippi, on Calhoun Station Parkway and identified as Parcel No. 082E-21-006, in the City of Gluckstadt, Madison County, Mississippi.

SECTION 3. That the Application of Sunny Sethi for Dimensional Variance on the property described herein, to allow the development of a Hilton Home 2 to exceed the 3 story maximum to 4 stories but remaining under the 40' height requirement and to allow a variance in parking spaces on the subject property, be and same is hereby denied.

SO RESOLVED BY THE MAYOR AND BOARD OF ALDERMEN of the City of Gluckstadt, Madison County, Mississippi, at a regular meeting thereof held on the _____ day of _____, 2023.

The motion to adopt the above and foregoing Resolution was seconded by Alderman _____, and the foregoing Resolution was submitted to the Board of Aldermen for passage or rejection on roll call vote with the following result:

Alderman Miya Warfield-Bates voted: _____

Alderman Jayce Powell voted: _____

Alderman Richard Wesley Slay voted: _____

Alderman John Taylor voted: _____

Alderman Lisa Williams voted: _____

Whereupon, the Mayor declared the motion carried and the resolution adopted.

The foregoing resolution is approved, this the _____ day of _____, 2023.

CITY OF GLUCKSTADT, MISSISSIPPI

BY: _____
WALTER C. MORRISON, IV, MAYOR

ATTEST:

BY: _____
LINDSAY KELLUM, CITY CLERK

[SEAL]

City of Gluckstadt

Application for Variance

Subject Property Address: Springhill Calhoun Station Parkway
Parcel #: 083E-21.006

Owner: Sunny Sethi
Address: ~~Bett~~

Applicant: Sunny Sethi
Address: Bellamone Development 1554 W. Peace St, Canton, MS

Phone #: 601-613-1188
E-Mail: sethi@jacksinternational.com

Phone #: 601-613-1188
E-Mail:

Current Zoning District: C-2
Acreage of Property (If applicable): 3.08 ac
Current Use of Property: Commercial

Requirements of Applicant:

1. Letter demonstrating how the requested Variance will comply with or otherwise satisfy the requirements for granting a Variance pursuant to Section 804.01 of the Zoning Ordinance.
2. Copy of written legal description.
3. Additional items may be requested depending on the nature and status of the proposed development or property.
4. $ 250.00 fee required for processing

Requirements for Granting Variances: (Section 804.01, Zoning Ordinance)

(a). Applicant shall demonstrate that special conditions and circumstances exist which are peculiar to the land, structure, or building involved and which are not applicable to other lands, structures, or buildings in the same district.

(b). Applicant shall demonstrate that the literal interpretation of this Ordinance would deprive the applicant's rights commonly enjoyed by other properties in the same district under the terms of this Ordinance.

(c). Applicant shall demonstrate that granting the Variance will not confer on the applicant any special privilege that is denied by this Ordinance to other lands, structures, or buildings in the same zoning district.

Applicant shall be present at the Planning and Zoning Commission meeting and Mayor and Board of Alderman meeting. Documents shall be submitted thirty (30) days prior to the Planning and Zoning Commission meeting.

Applicant is responsible for complying with all applicable requirements of the Zoning Ordinance.

By signing this application, it is understood and agreed that permission is given to the Zoning Administrator to have a sign erected on subject property, giving notice to the public that said property is being considered for a dimensional variance.

Applicant Signature

April 30, 2023
Date

Property Owner Signature

April 30, 2023
Date

WOOLDRIDGE & ASSOCIATES
461 CHURCH RD, SUITE 700
MADISON, MS 39110

May 1, 2023

Hilton Home 2 & Springhill

Variance Request; hotel heights & parking count

To secure the premium brands (Hilton & Marriot) for the Germantown Village development, we are required to build a minimum of 90 rooms per property. As the lot sizes are limited, we need to exceed the 3 story restriction. We will be able to remain under the 40' height requirement as the first floor will be 12' in height and the upper floors will be 9' each.

The hotels we are developing are limited service vs Full Service (no on site restaurants). Typically in most municipalities select service hotels are 1 parking space per room plus 10% additional for employees.

Home 2 = 91rooms x 1/room = 91 + 10% = 100 parking spaces (121 provided) in lue of 136 spaces.

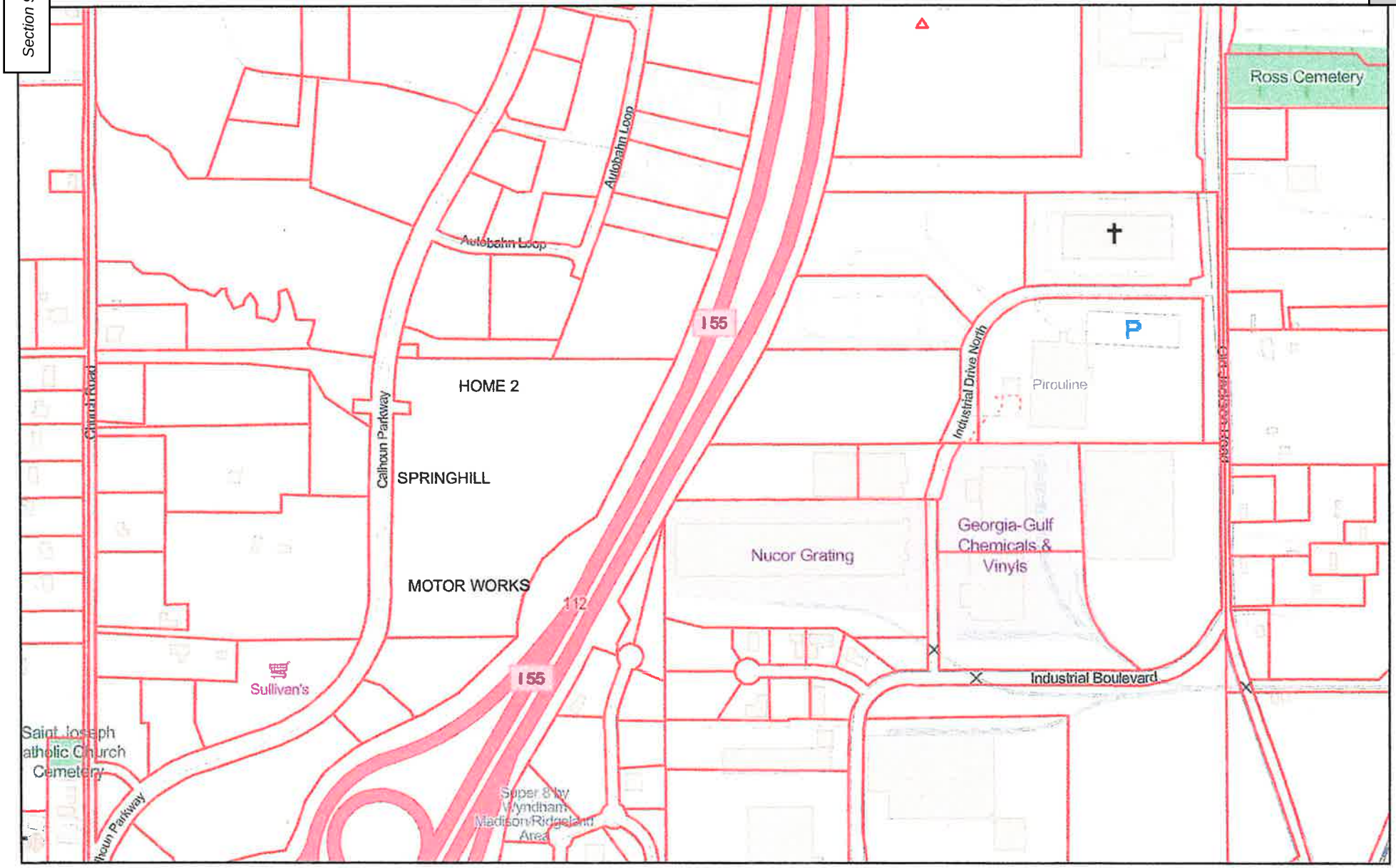
Springhill = 90 rooms x 1/room = 90 + 10% =99 parking spaces

Office 3000sf / 225 = 13.5 parking spaces = 113 parking spaces required (128 provided) in lue of 149 spaces.

Thank you

Daniel Wooldridge

Edit Title Here



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Parcels

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0 0.1 0.2 0.4 km

Map data © OpenStreetMap contributors, Microsoft, Facebook, Inc. and its affiliates, Esri Community Maps contributors, Map layer by Esri

CMPDD
Madison County GIS

BOOK 3578 PAGE 594 DOC 01 TY W
INST # 834758 MADISON COUNTY MS.
This instrument was filed for
record 3/09/18 at 1:14:17 PM
RONNY LOTT, C.C. BY: ILB D.C.

Prepared by and return to:
Giddens Law Firm, PLLC
Attorneys at Law
385 Edgewood Terrace Drive
Jackson, MS 39206
(601) 373-4647

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, we,

Dr. S. L. Sethi and Raksha Sethi
1554 W Peace Street
Canton, MS 39046
Telephone: (601) 855-0146

do hereby sell, convey and warrant unto

R & S Holdings, LLC.
1554 W Peace Street
Canton, MS 39046
Telephone: (601) 855-0146

12 00 (2) #601

the following described property located and situated in Madison County, Mississippi, being more particularly described as follows, to-wit:

Indexing Instructions:
SW 1/4 Sec 21, T8N, R2E Madison Co., MS

SEE ATTACHED EXHIBIT "A"

THIS CONVEYANCE is subject to all easements, restrictive covenants, affecting the above described property.

AD VALOREM taxes for the current year shall be assumed by the Grantee herein.

WITNESS THE SIGNATURE of the Grantors this 6th day of March, 2018.

S. L. Sethi

Dr. S. L. Sethi

Raksha Sethi

Raksha Sethi

STATE OF MISSISSIPPI

COUNTY OF HINDS

PERSONALLY appeared before me, the undersigned authority in and for the State and County aforesaid, on this 6th day of March, 2018, within my jurisdiction, the within named Dr. S. L. Sethi and Raksha Sethi, who acknowledged that he/she/he executed the above and foregoing instrument of writing on the date listed above.

Christie Cowart

NOTARY PUBLIC

STATE OF MISSISSIPPI NOTARY PUBLIC ID # 31103 CHRISTIE COWART Commission Expires April 24, 2021 MADISON COUNTY

My Commission Expires: April 24, 2021

BOOK 3578 PAGE 596
###

EXHIBIT "A"

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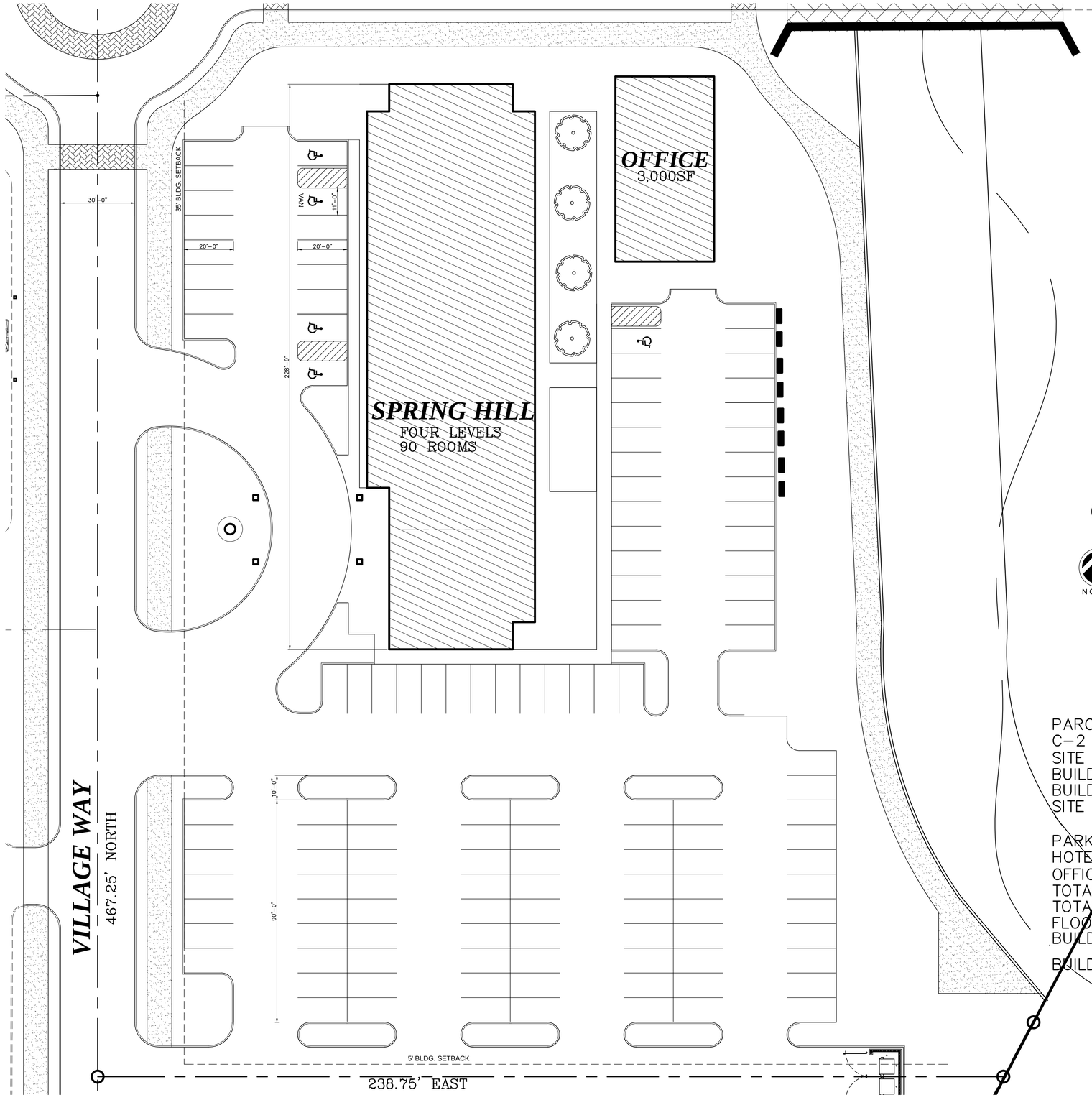

1 A1.0 ENLARGED SITE PLAN

SCALE: 1"=20'-0"

NORTH

0 20 40 60

1"=20'

PARCEL# 082E-21-006
C-2 COMMERCIAL ZONING
SITE AREA 134,318SF
BUILDING 1= 14,715SF
BUILDING 2= 3,000SF
SITE COVERAGE 13%

PARKING REQUIRED
HOTEL 90 X 1.5 = 135 SPACES
OFFICE 3000 / 225 =13.3 SPACES
TOTAL REQUIRED = 149 SPACES
TOTAL ADA = 5 SPACES (1 VAN INCLUDED)
FLOOD ZONE 'X'
BUILDING USE; HOTEL & OFFICE

BUILDING HT. = 40 FEET

REVISIONS	BY

WOOLDRIDGE & ASSOCIATES
464 CHURCH RD. SUITE 700
MADISON, MS 39110
601-209-8665
WOOLDRIDGEARCHITECTURE@YAHOO.COM

Springhill
Calhoun Station Parkway
Gluckstadt, Mississippi

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DRAWN	
CHECKED	
DATE	4/17/23
SCALE	
JOB NO.	
SHEET	A0.1
OF	SHEETS

DW 4/17/2023 8:34 AM MOTOR WORKS OVERALLL SITE PLAN.dwg

ORDER APPROVING AND GRANTING AND ALLOWING A DIMENSIONAL VARIANCE ON APPLICATION OF SUNNY SETHI (SPRINGHILL SUITES) FOR PROPERTY LOCATED CALHOUN STATION PARKWAY AND IDENTIFIED AS PARCEL NO. 082E-21-006, IN THE CITY OF GLUCKSTADT, MADISON COUNTY, MISSISSIPPI

THERE CAME ON for consideration by Applicant Sunny Sethi the issue of whether a Dimensional Variance in a district zoned C-2 in the City of Gluckstadt, Mississippi, should be permitted. The Mayor and Board of Aldermen hereby find as follows:

WHEREAS, Applicant now requests the governing authorities of City of Gluckstadt, Mississippi, to grant a Dimensional Variance as permitted by Section 804 for the property described herein, which property is located in a C-2 Highway Commercial District, under the City of Gluckstadt's Official Zoning Ordinance of December 16, 2021, to Applicant Sunny Sethi to allow the development of a Springhill Suites to exceed the 3 story maximum to 4 stories but remaining under the 40' height requirement and to allow a variance in parking spaces on certain real property located on Calhoun Station Parkway and identified as Parcel No. 082E-21-006, in the City of Gluckstadt, Madison County, Mississippi; and,

WHEREAS, the Mayor and Board of Aldermen referred the Application to the Planning and Zoning Commission of the City of Gluckstadt (the "Zoning Commission"), which Commission scheduled a hearing on said Application for May 23, 2023, at 6:00 o'clock p.m.; and,

WHEREAS, the Zoning Commission upon conclusion of its May 23, 2023, meeting recommended in writing approval by the Board of Aldermen of the request for a Dimensional Variance, and that the recommendation be forwarded to the next meeting of the Mayor and Board of Aldermen for their consideration; and,

WHEREAS, all notice requirements of the Zoning Ordinance of the City of Gluckstadt

were accomplished – the City Clerk did cause notice of the May 23, 2023, hearing to be published in the Madison County Journal, a newspaper of general circulation in the City of Gluckstadt, Madison County, Mississippi, in the manner and for the time required by law, and did post notice of same upon the affected property in the manner and for the time required by Section 811.02 of the Zoning Ordinance of the City of Gluckstadt and by law; and

WHEREAS, at the time, date and place specified in the City's public notice, the Planning and Zoning Commission of the City of Gluckstadt, Mississippi, did conduct a full and complete public hearing on the Application on May 23, 2023, and received comments and heard evidence presented by the Applicant and by all others desiring to be heard, whether in support of or in opposition to the Application; and,

WHEREAS, the Mayor and Board of Aldermen are fully familiar with the request and the property and existing land uses within the City of Gluckstadt and in the area of the City where the property is located, and in acting on this Order, have duly considered the matters and facts within their personal knowledge as same affect the land uses required in the Application.

BE IT HEREBY ORDERED by the Mayor and Board of Aldermen of the City of Gluckstadt, Mississippi, that the request of Applicant Sunny Sethi to grant a Dimensional Variance for real property located on Calhoun Station Parkway and identified as Parcel No. 082E-21-006, in the City of Gluckstadt, Madison County, Mississippi, is hereby granted, namely to allow the development of a Springhill Suites to exceed the 3 story maximum to 4 stories but remaining under the 40' height requirement and to allow a variance in parking spaces on the subject property; such action is taken pursuant to the findings of fact set out as follows:

1. The Mayor and Board of Aldermen of the City of Gluckstadt, Mississippi, have the final authority with regard to all matters involving the Zoning Ordinance.
2. The written recommendation of the Planning and Zoning Commission is advisory in nature.
3. The Mayor and Board of Aldermen have knowledge of the area involved and are aware of the need for the Dimensional Variance.
4. The requested designation meets the definitions of a Dimensional Variance of the Zoning Ordinance.
5. The subject property described herein, below, is within a zoning district zoned C-3:

   Tax Parcel No. 082E-21-006, located on Calhoun Station Parkway, in the City of Gluckstadt, Madison County, Mississippi.

6. The strict application of this Ordinance would result in peculiar and exceptional practical difficulties to or exceptional hardship upon the owner of the property at issue and granting the Variance request will not adversely affect the public interest or adjacent property. Future projects within the designation area will remain subject to the Zoning Ordinance and approval of site plans or other matter will allow the City to continue to monitor the area.
7. The reasons set forth in the application justify the granting of the variance, and the variance constitutes the minimum allowable deviation from the dimensional regulations of the Zoning Ordinance in order to make possible the responsible use of the land, building or structures. Further, the granting of the Dimensional Variance will be in harmony with the general purpose and intent of this Ordinance, and the

Variance will not be injurious to the neighborhood or otherwise detrimental to the public welfare.

8. The Mayor and Board of Aldermen find that all portions of Sections 804.01 and 804.06 of the Zoning Ordinance have also been complied with and that all requirements of Sections 804.01 and 804.06 of the Zoning Ordinance are satisfied based upon the presentation of the applicant and all documents presented to the Zoning Commission and to the Mayor and Board of Aldermen. The site plan requirement has been met pursuant to Section 804.03 of the Zoning Ordinance.
9. The granting of this Dimensional Variance does not relieve the requested use from compliance with any applicable law, court order, covenants, or contracts.
10. The Dimensional Variance is granted.

ORDAINED, ADOPTED AND APPROVED by the Mayor and Board of Aldermen of the City of Gluckstadt, Madison County, Mississippi, at a regular meeting thereof held on the _____ day of _____, 2023.

The foregoing Order, having been reduced to writing, Alderman _____ moved that said Order be adopted. Alderman _____ seconded. The vote was as follows:

Alderman Miya Warfield-Bates voted: _____

Alderman Jayce Powell voted: _____

Alderman Richard Wesley Slay voted: _____

Alderman John Taylor voted: _____

Alderman Lisa Williams voted: _____

Whereupon, the Mayor declared the Motion carried and the Order approved and adopted.

SO ORDERED, this the _____ day of _____, 2023.

CITY OF GLUCKSTADT, MISSISSIPPI

BY: _____
WALTER C. MORRISON, IV, MAYOR

ATTEST:

BY: _____
LINDSAY KELLUM, CITY CLERK

[SEAL]

RESOLUTION OF THE MAYOR AND BOARD OF ALDERMEN OF THE CITY OF GLUCKSTADT, MADISON COUNTY, MISSISSIPPI DENYING THE APPLICATION FOR DIMENSIONAL VARIANCE OF SUNNY SETHI (SPRINGHILL SUITES) FOR PROPERTY LOCATED ON CALHOUN STATION PARKWAYAND BEING IDENTIFIED AS PARCEL NO. 082E-21-006 IN THE CITY OF GLUCKSTADT, MADISON COUNTY, MISSISSIPPI

WHEREAS, Sunny Sethi (the "Applicant"), did file an Application for Dimensional Variance to change the dimensional requirements as permitted by Section 804 for the property described herein, which property is located in a C-2 Highway Commercial District Classification, under the City of Gluckstadt's Official Zoning Ordinance of December 16, 2021, to Applicant Sunny Sethi to allow the development of a Springhill Suites to exceed the 3 story maximum to 4 stories but remaining under the 40' height requirement and to allow a variance in parking spaces on certain real property; the real property involved is located on Calhoun Station Parkway and identified as Parcel No. 082E-21-006, in the City of Gluckstadt, Madison County, Mississippi; and,

WHEREAS, the Mayor and Board of Aldermen referred the Application to the Planning and Zoning Commission of the City of Gluckstadt (the "Zoning Commission"), which Commission scheduled a hearing on said Application for May 23, 2023, at 6:00 o'clock p.m.; and,

WHEREAS, the Zoning Commission, upon conclusion of its May 23, 2023, meeting recommended in writing denial by the Board of Aldermen of the request for a Dimensional Variance, and that the recommendation be forwarded to the next meeting of the Mayor and Board of Aldermen for their consideration; and,

WHEREAS, all notice requirements of the Zoning Ordinance of the City of Gluckstadt were accomplished – the City Clerk did cause notice of the May 23, 2023, hearing to be

published in the Madison County Journal, a newspaper of general circulation in the City of Gluckstadt, Madison County, Mississippi, in the manner and for the time required by law, , and did post notice of same upon the affected property in the manner and for the time required by Section 811.02 of the Zoning Ordinance of the City of Gluckstadt and by law; and

WHEREAS, at the time, date and place specified in the City's public notice, the Zoning Commission of the City of Gluckstadt, Mississippi, did conduct a full and complete public hearing on the Application on May 23, 2023, and received comments and heard evidence presented by the Applicant and by all others desiring to be heard, whether in support of or in opposition to the Application; and,

WHEREAS, the Mayor and Board of Aldermen are fully familiar with the request and the property and existing land uses within the City of Gluckstadt and in the area of the City where the property is located, and in acting on this Resolution, have duly considered the matters and facts within their personal knowledge as same affect the land uses required in the Application.

WHEREAS, at the conclusion of the discussion of the Zoning Commission's recommendation, the Mayor asked whether the Board of Aldermen desired to take any action regarding the Application and the recommendation of the Zoning Commission, and after discussion thereof, Alderman _____ offered the following Resolution and moved that it be adopted, to-wit:

IT IS, THEREFORE, RESOLVED by the Mayor and Board of Aldermen of the City of Gluckstadt, Madison County, Mississippi, as follows: to-wit:

SECTION 1. That the matters and facts stated in the preamble hereof are found,

determined and adjudicated to be true and correct.

SECTION 2. The property affected by this Resolution is located in the City of Gluckstadt, Madison County, Mississippi, on Calhoun Station Parkway and identified as Parcel No. 082E-21-006, in the City of Gluckstadt, Madison County, Mississippi.

SECTION 3. That the Application of Sunny Sethi for Dimensional Variance on the property described herein, to allow the development of a Springhill Suites to exceed the 3 story maximum to 4 stories but remaining under the 40' height requirement and to allow a variance in parking spaces on the subject property, be and same is hereby denied.

SO RESOLVED BY THE MAYOR AND BOARD OF ALDERMEN of the City of Gluckstadt, Madison County, Mississippi, at a regular meeting thereof held on the _____ day of _____, 2023.

The motion to adopt the above and foregoing Resolution was seconded by Alderman _____, and the foregoing Resolution was submitted to the Board of Aldermen for passage or rejection on roll call vote with the following result:

Alderman Miya Warfield-Bates voted: _____

Alderman Jayce Powell voted: _____

Alderman Richard Wesley Slay voted: _____

Alderman John Taylor voted: _____

Alderman Lisa Williams voted: _____

Whereupon, the Mayor declared the motion carried and the resolution adopted.

The foregoing resolution is approved, this the _____ day of _____, 2023.

CITY OF GLUCKSTADT, MISSISSIPPI

BY: _____
WALTER C. MORRISON, IV, MAYOR

ATTEST:

BY: _____
LINDSAY KELLUM, CITY CLERK

[SEAL]

Mike McCollum

From: Mike McCollum
Sent: Wednesday, April 19, 2023 7:58 AM
To: Daniel Wooldridge
Cc: William Hall
Subject: Springhill Suites Site Plan Review

Dear Danial,

I have reviewed the site plan for the subject development and my comments are below that are required before going to P&Z. Thanks.

1. Copy of legal description/deed/proof of ownership.
2. Provide material samples for building elevations.
3. Provide parking space calculation including ADA spaces and dimensions for all. Provide dimensions for travel lanes between 90-degree parking.
4. Location of proposed water and sanitary sewer including fire hydrant locations.
5. Drainage plan including collection system, retention 5-foot contours and flood plain designation.
6. Provide a detailed landscape plan incompliance with the landscape ordinance.
7. Area in square feet of the parcel and building to calculate gross lot coverage.
8. Provide sign standards and structures including color, area , location, and design.
9. Provide the building height in feet (max 40 feet) and the plans show 4 stories. The zoning regulations permit only 3 stories.
10. Provide a vicinity map at 1000:1 scale.

John M. McCollum
Planning and Zoning Administrator, City of Gluckstadt
PO Box 2210
Madison, MS 39130
Office: (769) 567-2306
Cell 601-953-2828
Fax(769) 567-2309
Email: mike.mccollum@gluckstadt.net

Springhill Suites 4/19/23

		Gluckstadt Requirement for Site Plan Checklist for Conditional Use, Dimensional Variances and Rezoning		
			Completed	Uncompleted
*	1	Property Lines and lot numbers	X	
*	2	Zoning of adjacent lots	X	
*	3	Names of owners of adjacent lots within 160 feet	X	
*	4	Rights of Way for existing and proposed streets including streets on the adopted throughfares plan	X	
	5	Accessways, curbcuts, driveways and parking (Including number of parking spaces to be provided) and loading areas.		X
*	6	All existing and proposed easements	X	
	7	All existing and proposed water and sanitary sewer lines, also the location of existing and proposed fire hydrants.		X
	8	A drainage plan showing all existing and proposed storm drain facilities. The drainage plan shall indicate adjacent off-site drainage courses and projected storm water run-off rates from on-site, off-site sources.		X
	9	Contours at five feet or less		X
	10	Flood zone designations according to maps prepared by the federal Emergency Management Agency , Federal Insurance Administration, and any proposed floodway modifications.		X
	11	Landscaped Areas and Planting Screens		X
	12	Building Lines and the location of all structures existing and proposed.	X	
	13	Proposed use of the land and buildings if known	X	
	14	Open Space and Recreational areas when required	X	
*	15	Area of the parcel in square feet or acres		X
	16	Proposed gross lot coverage of buildings and structures		X
	17	Number and type of dwelling units (where proposed)	X	
	18	Location of sign structures and drawing, ect in accordance with section 701 of the Zoning Ordinance		X
	19	A development plan (Section 809.04 when staging development is proposed	X	
	20	Any additional data necessary to allow for a thorough evaluation of the proposed use to include traffic and drainage study's.	X	
	21	Proposed elevations indicating the general design, style, and architecture of the building or structure.	X	

City of Gluckstadt

Application for Variance

Subject Property Address: Springhill Calhoun Station Parkway
Parcel #: 083E-21.006

Owner: Sunny Sethi
Address: ~~Bett~~

Applicant: Sunny Sethi
Address: Bellamone Development 1554 W. Peace St, Canton, MS

Phone #: 601-613-1188
E-Mail: sethi@jacksinternational.com

Phone #: 601-613-1188
E-Mail:

Current Zoning District: C-2
Acreage of Property (If applicable): 3.08 ac
Current Use of Property: Commercial

Requirements of Applicant:

1. Letter demonstrating how the requested Variance will comply with or otherwise satisfy the requirements for granting a Variance pursuant to Section 804.01 of the Zoning Ordinance.
2. Copy of written legal description.
3. Additional items may be requested depending on the nature and status of the proposed development or property.
4. $ 250.00 fee required for processing

Requirements for Granting Variances: (Section 804.01, Zoning Ordinance)

(a). Applicant shall demonstrate that special conditions and circumstances exist which are peculiar to the land, structure, or building involved and which are not applicable to other lands, structures, or buildings in the same district.

(b). Applicant shall demonstrate that the literal interpretation of this Ordinance would deprive the applicant's rights commonly enjoyed by other properties in the same district under the terms of this Ordinance.

(c). Applicant shall demonstrate that granting the Variance will not confer on the applicant any special privilege that is denied by this Ordinance to other lands, structures, or buildings in the same zoning district.

Applicant shall be present at the Planning and Zoning Commission meeting and Mayor and Board of Alderman meeting. Documents shall be submitted thirty (30) days prior to the Planning and Zoning Commission meeting.

Applicant is responsible for complying with all applicable requirements of the Zoning Ordinance.

By signing this application, it is understood and agreed that permission is given to the Zoning Administrator to have a sign erected on subject property, giving notice to the public that said property is being considered for a dimensional variance.

Applicant Signature

April 30, 2023
Date

Property Owner Signature

April 30, 2023
Date

WOOLDRIDGE & ASSOCIATES
461 CHURCH RD, SUITE 700
MADISON, MS 39110

May 1, 2023

Hilton Home 2 & Springhill

Variance Request; hotel heights & parking count

To secure the premium brands (Hilton & Marriot) for the Germantown Village development, we are required to build a minimum of 90 rooms per property. As the lot sizes are limited, we need to exceed the 3 story restriction. We will be able to remain under the 40' height requirement as the first floor will be 12' in height and the upper floors will be 9' each.

The hotels we are developing are limited service vs Full Service (no on site restaurants). Typically in most municipalities select service hotels are 1 parking space per room plus 10% additional for employees.

Home 2 = 91rooms x 1/room = 91 + 10% = 100 parking spaces (121 provided) in lue of 136 spaces.

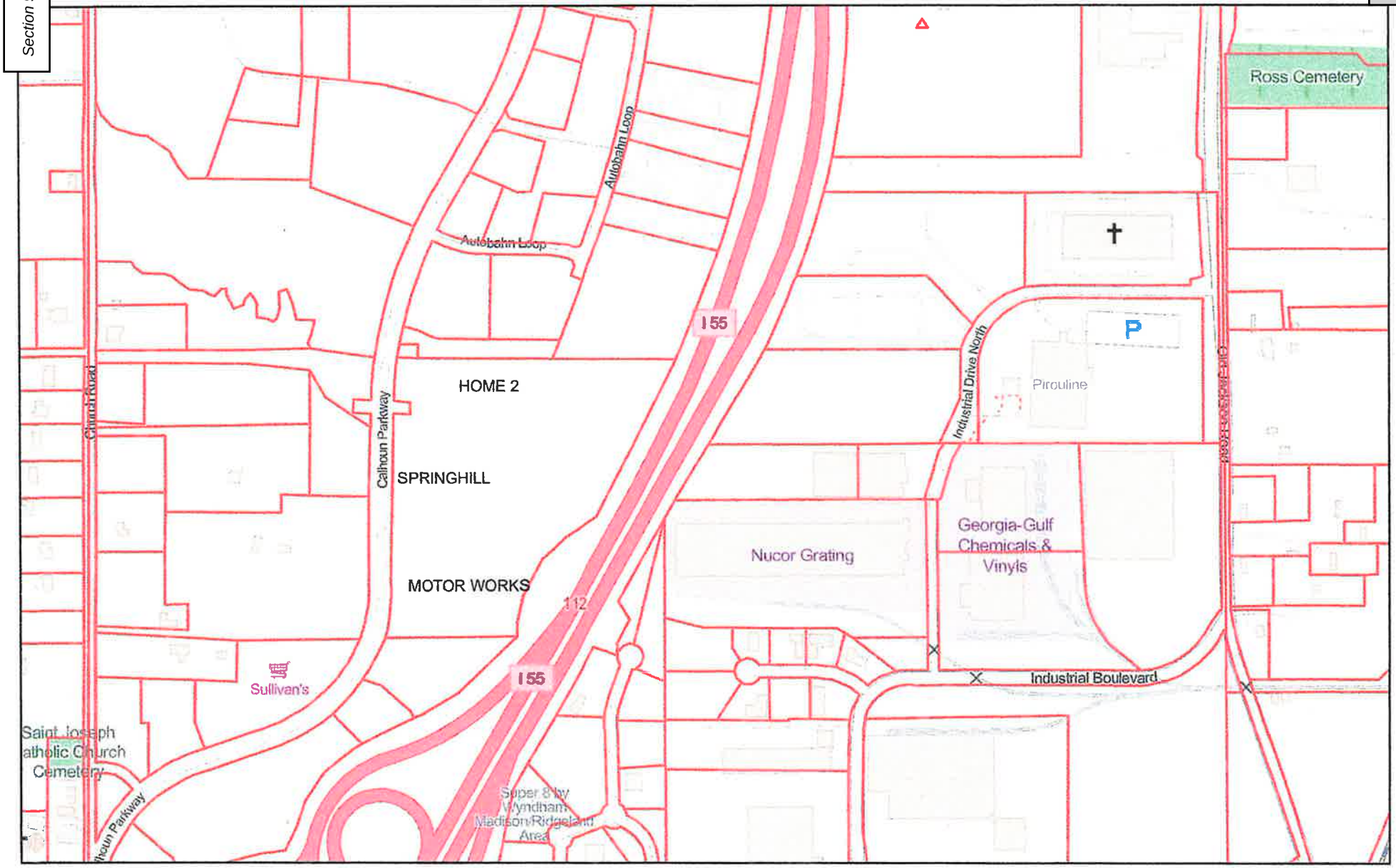
Springhill = 90 rooms x 1/room = 90 + 10% =99 parking spaces

Office 3000sf / 225 = 13.5 parking spaces = 113 parking spaces required (128 provided) in lue of 149 spaces.

Thank you

Daniel Wooldridge

Edit Title Here



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Parcels

1:9,028

0 0.05 0.1 0.2 mi

0 0.1 0.2 0.4 km

Map data © OpenStreetMap contributors, Microsoft, Facebook, Inc. and its affiliates, Esri Community Maps contributors, Map layer by Esri

CMPDD
Madison County GIS

BOOK 3578 PAGE 594 DOC 01 TY W
INST # 834758 MADISON COUNTY MS.
This instrument was filed for
record 3/09/18 at 1:14:17 PM
RONNY LOTT, C.C. BY: ILB D.C.

Prepared by and return to:
Giddens Law Firm, PLLC
Attorneys at Law
385 Edgewood Terrace Drive
Jackson, MS 39206
(601) 373-4647

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, we,

Dr. S. L. Sethi and Raksha Sethi
1554 W Peace Street
Canton, MS 39046
Telephone: (601) 855-0146

do hereby sell, convey and warrant unto

R & S Holdings, LLC.
1554 W Peace Street
Canton, MS 39046
Telephone: (601) 855-0146

12 00 (2) #601

the following described property located and situated in Madison County, Mississippi, being more particularly described as follows, to-wit:

Indexing Instructions:
SW 1/4 Sec 21, T8N, R2E Madison Co., MS

SEE ATTACHED EXHIBIT "A"

THIS CONVEYANCE is subject to all easements, restrictive covenants, affecting the above described property.

AD VALOREM taxes for the current year shall be assumed by the Grantee herein.

WITNESS THE SIGNATURE of the Grantors this 6th day of March, 2018.

S. L. Sethi

Dr. S. L. Sethi

Raksha Sethi

Raksha Sethi

STATE OF MISSISSIPPI

COUNTY OF HINDS

PERSONALLY appeared before me, the undersigned authority in and for the State and County aforesaid, on this 6th day of March, 2018, within my jurisdiction, the within named Dr. S. L. Sethi and Raksha Sethi, who acknowledged that he/she/he executed the above and foregoing instrument of writing on the date listed above.

Christie Cowart

NOTARY PUBLIC

STATE OF MISSISSIPPI NOTARY PUBLIC ID # 31103 CHRISTIE COWART Commission Expires April 24, 2021 MADISON COUNTY

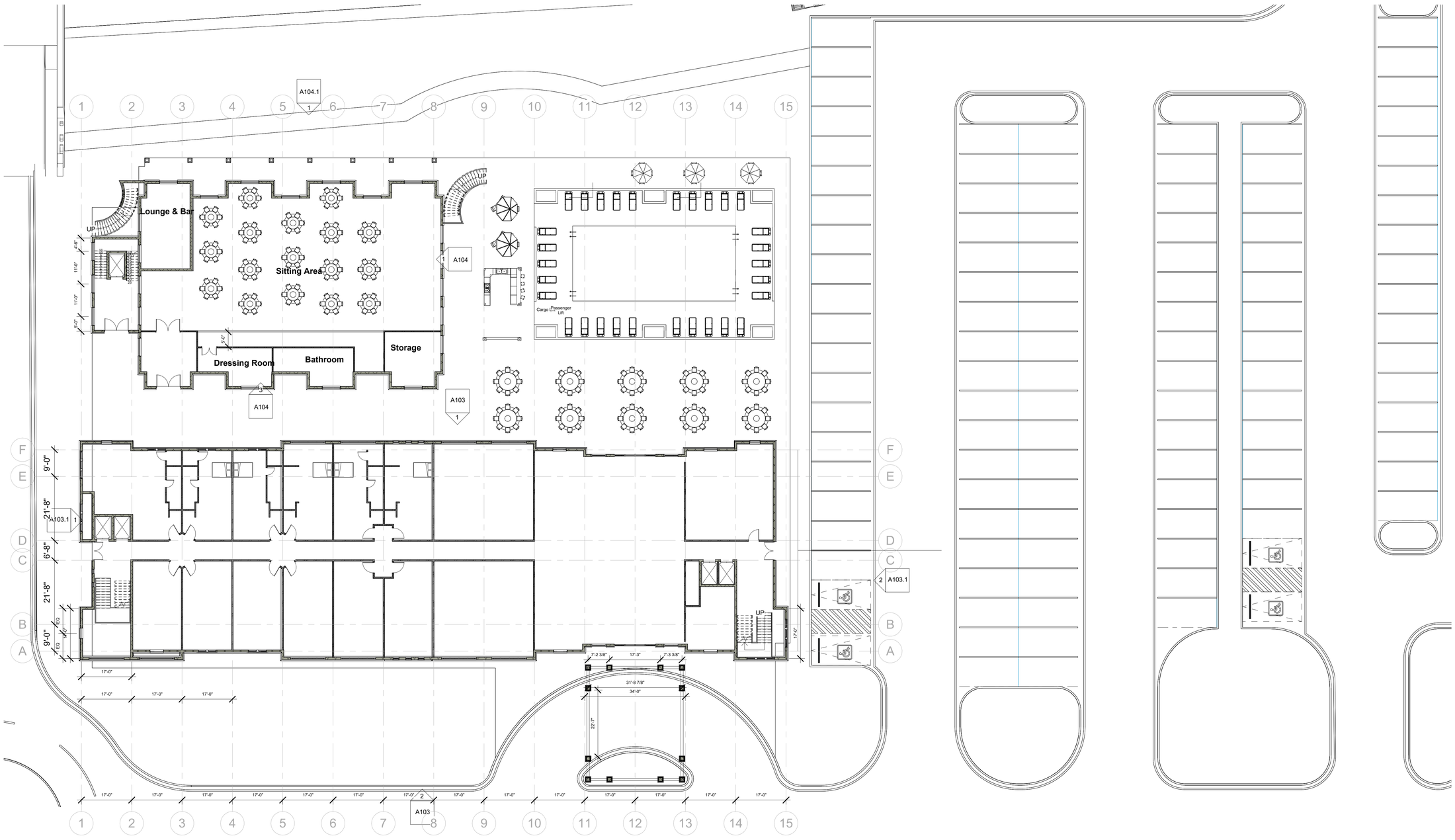
My Commission Expires: April 24, 2021

BOOK 3578 PAGE 596
###

EXHIBIT "A"

A parcel of land lying and situated in the SW ¼ of Section 21, Township 8 North, Range 2 East, Madison County, Mississippi being more particularly described as follows: Commence at a 2" iron pipe representing the SE corner of Section 21, Township 8 North, Range 2 East, Madison County, Mississippi and run thence S 90 degrees 00 minutes 00 seconds W for a distance of 3341.44 feet to a point; thence run N O degrees 00 minutes 00 seconds E for a distance of 1310.87 feet to an iron pin at the intersection of the westerly line of that parcel described in Book 2768 at page 443 and southerly line of the survey description in Exhibit A in Book 539 at page 863, said iron pin being the Point of Beginning of the parcel herein described. From the Point of Beginning run thence S 89 degrees 44 minutes 15 seconds W for a distance of 614.57 feet to the easterly line of that parcel described in Book 2549 at Page 206; thence run northerly along said easterly line for the following calls:

Northeasterly along the arc of a curve to the left having a radius of 812.00 feet, a delta angle of 18 degrees 21 minutes 54 seconds, a chord bearing of N 9 degrees 18 minutes 10 seconds E, a chord length of 259.16 feet and an arc length of 260.27 feet for a distance of 260.27 feet to a concrete right of way monument; thence N 0 degrees 10 minutes 34 seconds E for a distance of 744.83 feet to a point; thence northeasterly along the arc of a curve to the right having a radius of 1950.00 feet, a delta angle of 0 degrees 51 minutes 26 seconds; a chord bearing of N 0 degrees 36 minutes 16 seconds E, a chord length of 29.17 feet and an arc length of 29.17 feet for a distance of 29.17 feet to a concrete right of way monument; thence S 88 degrees 58 minutes 01 seconds E for a distance of 75.00 feet to a concrete right of way monument; thence northeasterly along the arc of a curve to the right having a radius of 1875.00 feet, a delta angle of 1 degrees 43 minutes 08 seconds, a chord bearing of N 1 degrees53 minutes 33 seconds E, a chord length of 56.25 feet and an arc length of 56.25 feet for a distance of 56.25 feet to an iron pin; thence N 87 degrees 14 minutes 53 seconds W for a distance of 75.00 feet to a concrete right of way monument; thence northeasterly along the arc of a curve to the right having a radius of 1950.00 feet, a delta angel of 5 degrees 57 minutes 16 seconds, a chord bearing of N 5 degrees 43 minutes 44 seconds E, a chord length of 202.56 feet and an arc length of 202.56 feet for a distance of 202.56 feet to an iron pin on the north line of the survey description in Exhibit A, Book 539 at page 863; thence run N 89 degrees 43 minutes 17 seconds E along said north line for a distance of 816.42 feet to a point; thence run S 88 degrees 33 minutes 54 seconds E along said north line for a distance of 428.34 feet to an iron pin; thence run S 0 degrees 06 minutes 48 seconds W along the easterly line of said Exhibit A for a distance of 131.31 feet to an iron pin on the westerly right of way of Interstate Highway 55 per Federal Aid Project #IR- 55-2(140)111; thence in southwesterly along said right of way and along the arc of a curve to the right having a radius of 5623.58 feet; a delta angle of 4 degrees 23 minutes 17 seconds, a chord bearing of S 27 degrees 40 minutes 57 seconds W, a chord length of 430.57 feet and an arc length of 430.68 feet for a distance of 430.68 feet to a point; thence run S 29 degrees 52 minutes 35 seconds W along said right of way for a distance of 253.37 feet to an iron pin representing the northernmost corner of that parcel described in Book 2768 at page 443; thence run along the westerly line of said parcel for the following calls: S 60 degrees 36 minutes 28 seconds W for a distance of 174.92 feet to an iron pin; thence S 45 degrees 03 minutes 58 seconds W for a distance of 150.42 feet to an iron pin; thence S 28 degrees 05 minutes 45 seconds W for a distance of 185.07 feet to an iron pin; S 11 degrees 12 minutes 33 seconds W for a distance of 126.49 feet to an iron pin; thence S 0 degrees 25 minutes 28 seconds E for a distance of 65.49 feet to the Point of Beginning. This parcel contains 27.82 acres, more or less.



1 Level 1
1/16" = 1'-0"

REVISIONS

WOOLDRIDGE & ASSOCIATES
464 CHURCH RD. SUITE 700
MADISON, MS 39110
601-209-8665
WOOLDRIDGEARCHITECTURE@YAHOO.COM

Germantown Sprig Hill Suites
Calhoun Station Parkway
Gluckstadt, Mississippi

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DRAWN
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DATE
SCALE
JOB NO.
SHEET
A102
OF SHEETS

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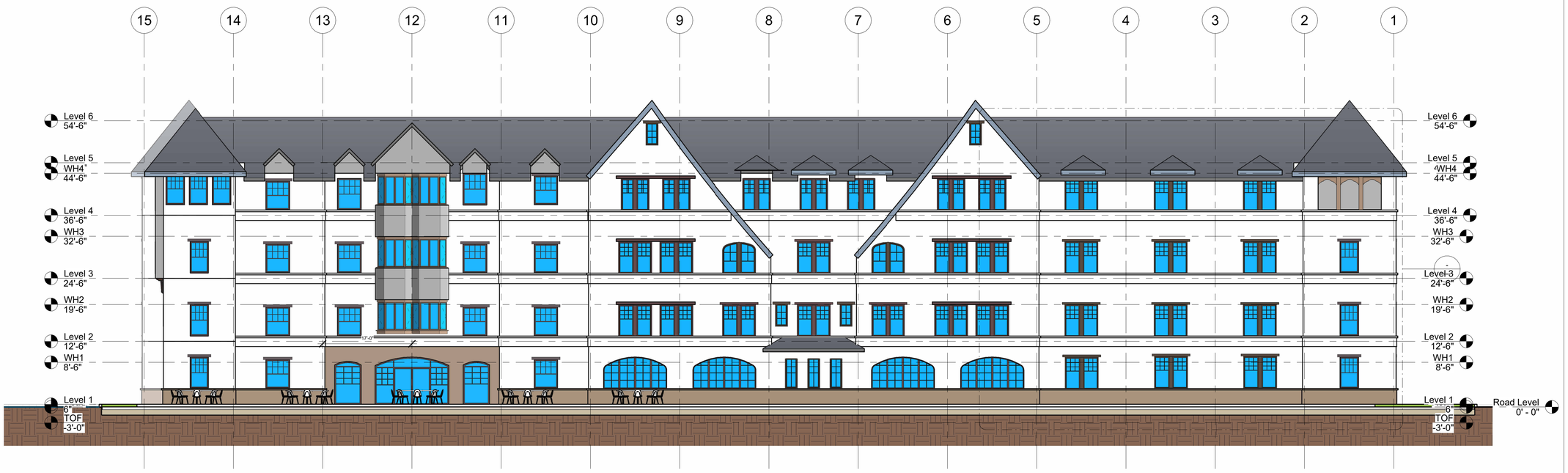

1 Hotel East
1" = 10'-0"

2 Hotel West
1" = 10'-0"

SUNNY CALHOUN STATION MASTER SITE.dwg

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DW

Section 9, IH)

REVISIONS

WOOLDRIDGE & ASSOCIATES
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601-209-8665
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Gluckstadt, Mississippi

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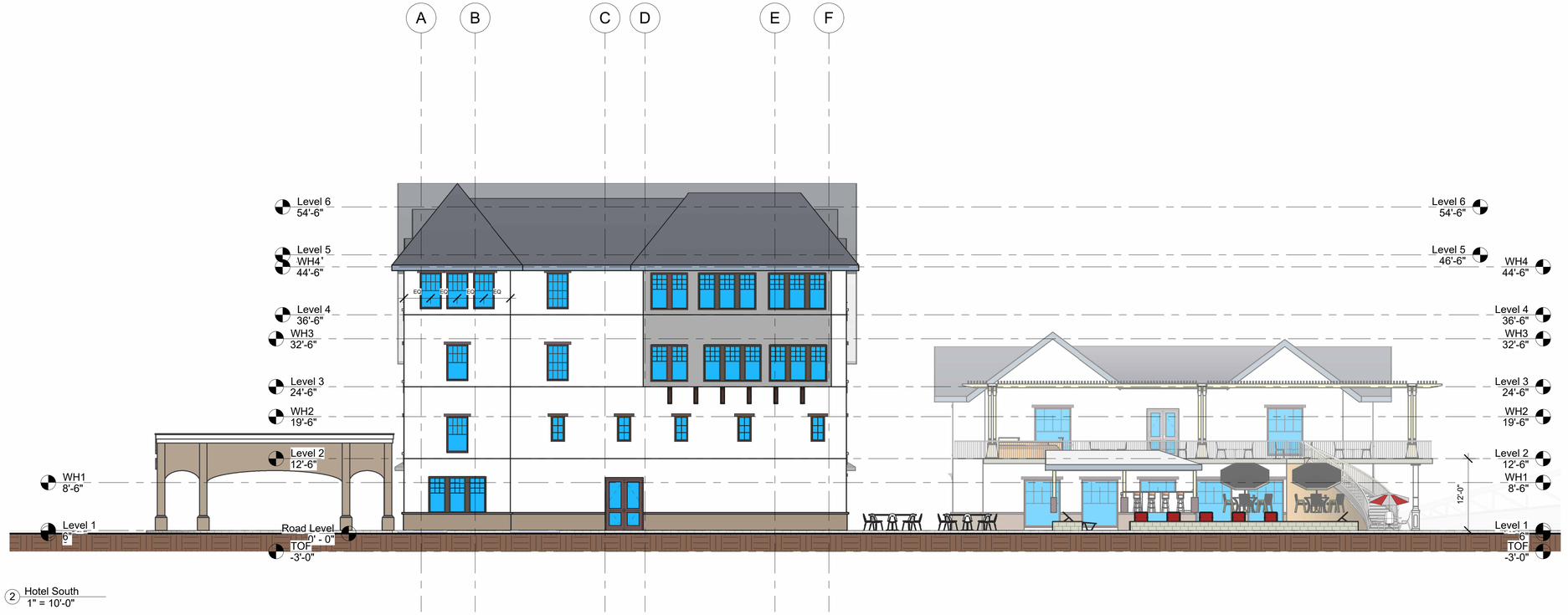

2 Hotel South
1" = 10'-0"

1 Hotel North
1" = 10'-0"

SUNNY CALHOUN STATION MASTER SITE.dwg

3/26/2022 2:22 PM

DW

Section 9, IH)

REVISIONS

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JOB NO.
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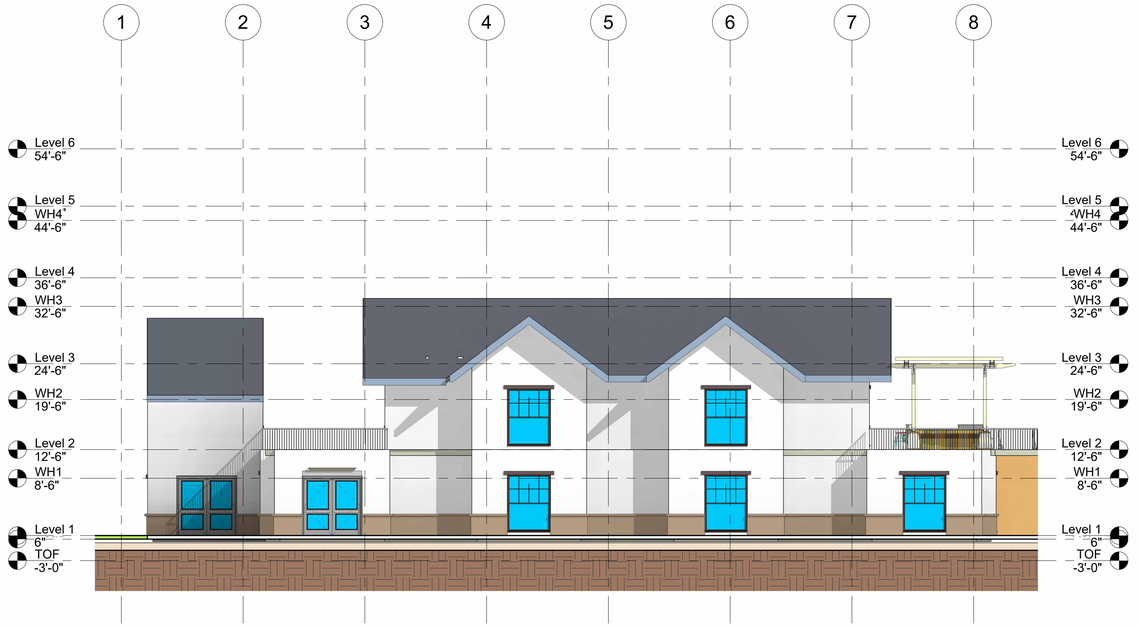
A103.1

OF SHEETS

470

2 Event North Ele
1" = 10'-0"

1 Event South Ele
1" = 10'-0"



3 Event South
1" = 10'-0"

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DW

REVISIONS

WOOLDRIDGE & ASSOCIATES
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Germantown Sprig Hill Suites
Calhoun Station Parkway
Gluckstadt, Mississippi

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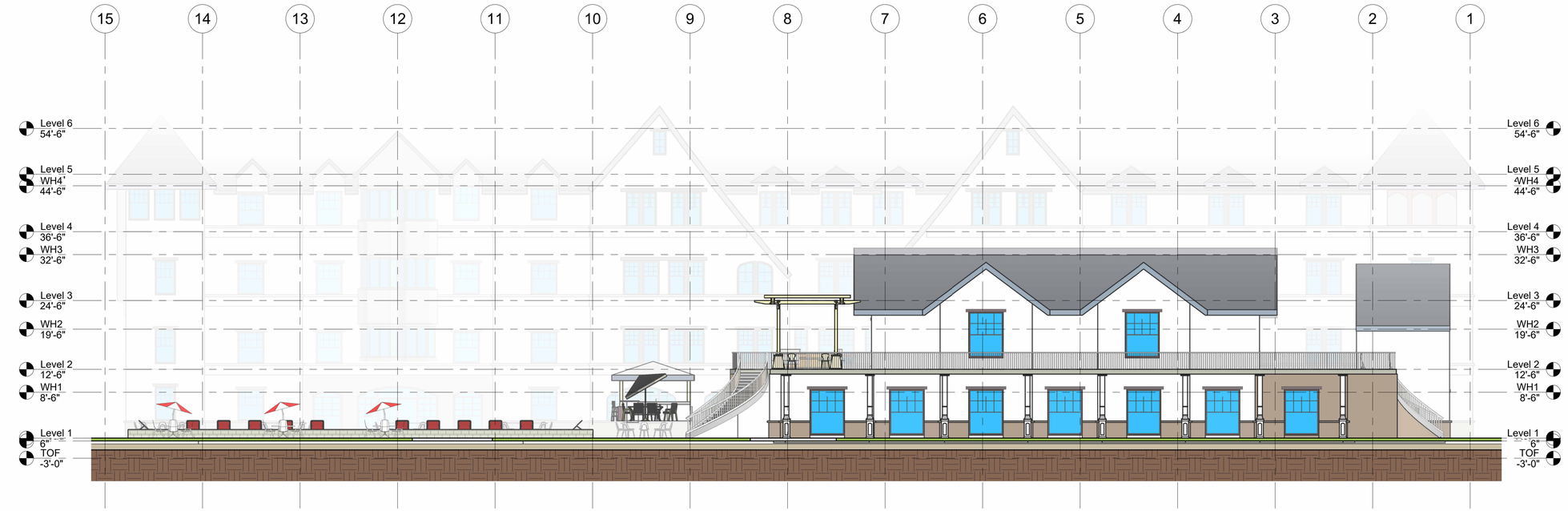
OF SHEETS



1 Event North
1" = 10'-0"

Section 9, IH)

REVISIONS

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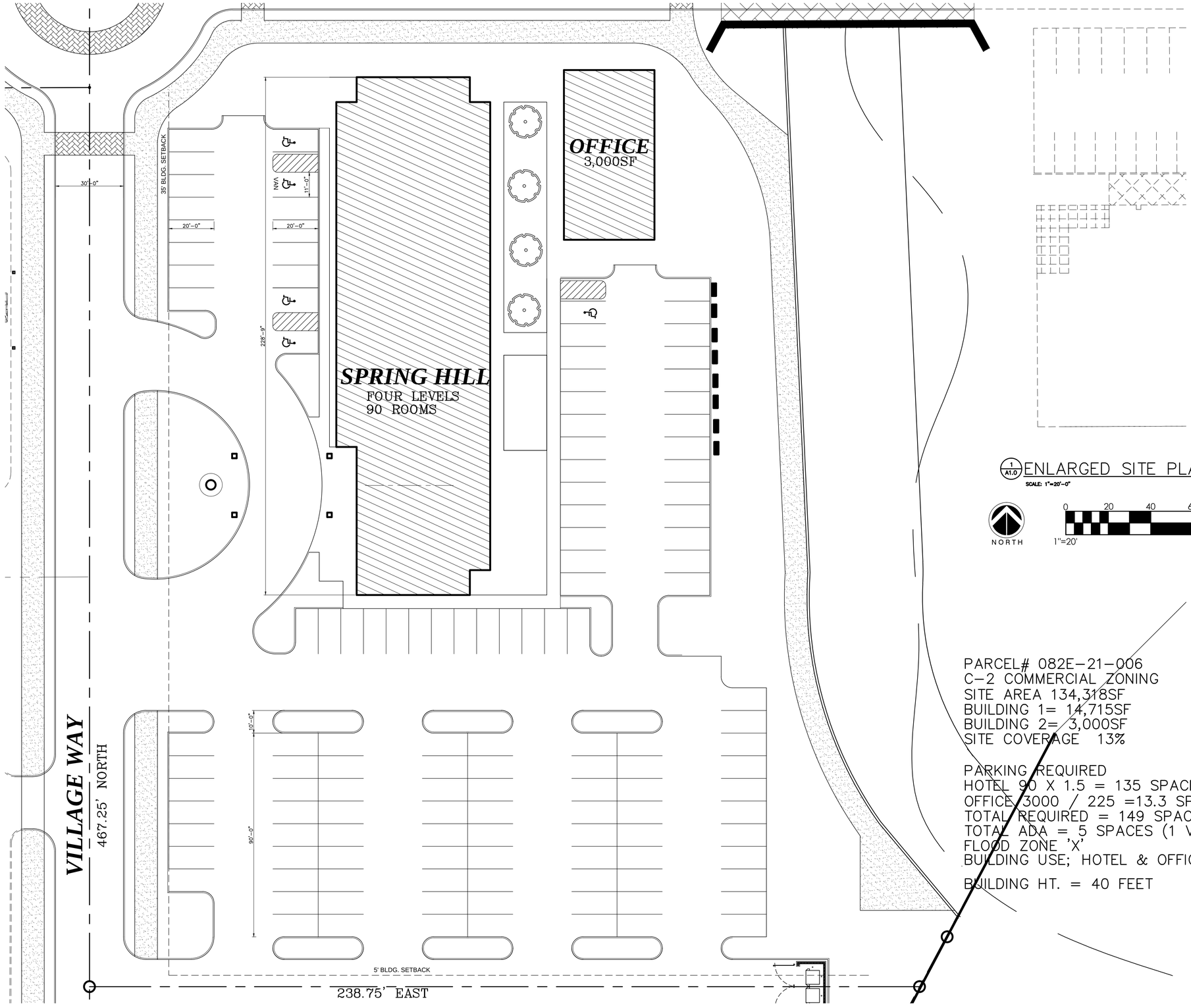
A104.1

OF SHEETS

472

DW 3/26/2022 2:22 PM SUNNY CALHOUN STATION MASTER SITE.dwg



1 A1.0 ENLARGED SITE PLAN

SCALE: 1"=20'-0"

NORTH

0 20 40 60

1"=20'

PARCEL# 082E-21-006
C-2 COMMERCIAL ZONING
SITE AREA 134,318SF
BUILDING 1= 14,715SF
BUILDING 2= 3,000SF
SITE COVERAGE 13%

PARKING REQUIRED
HOTEL 90 X 1.5 = 135 SPACES
OFFICE 3000 / 225 =13.3 SPACES
TOTAL REQUIRED = 149 SPACES
TOTAL ADA = 5 SPACES (1 VAN INCLUDED)
FLOOD ZONE 'X'
BUILDING USE; HOTEL & OFFICE

BUILDING HT. = 40 FEET

REVISIONS	BY

WOOLDRIDGE & ASSOCIATES
464 CHURCH RD. SUITE 700
MADISON, MS 39110
601-209-8665
WOOLDRIDGEARCHITECTURE@YAHOO.COM

Springhill
Calhoun Station Parkway
Gluckstadt, Mississippi

THIS DESIGN IS THE COPYRIGHTED PROPERTY OF WOOLDRIDGE & ASSOCIATES
IT MAY NOT BE CONSTRUCTED.
NOR SHALL ANY DOCUMENTS BE REPRODUCED FROM THIS DESIGN WITHOUT THE EXPRESS WRITTEN PERMISSION OF WOOLDRIDGE & ASSOCIATES.

DRAWN	
CHECKED	
DATE	4/17/23
SCALE	
JOB NO.	
SHEET	A0.1
OF	SHEETS

DW 4/17/2023 8:34 AM MOTOR WORKS OVERALLL SITE PLAN.dwg

McMASTER & ASSOCIATES, INC.
CIVIL ENGINEERS & LAND SURVEYORS

May 31, 2023

The Honorable Walter Morrison
Mayor, City of Gluckstadt
P.O. Box 2210
Madison, MS 39130

Re: Germantown Village Flood Study
Sunny Sethi

Dear Mayor Morrison,

This letter is on behalf of Sunny Sethi with Bellamare Development. Our office, McMaster and Associates, Inc., has been contracted to redesign the existing flood channel to increase the developability of the property. Mr. Sethi previously contracted with Aqua Engineering Services, Ltd. for this study. Through that contract, Mr. Sethi was granted a Conditional Letter of Map Revision from FEMA which would revise the effective Flood Insurance Study report and Flood Insurance Rate Map for the community if constructed as proposed. Enclosed is a copy of the CLOMR, Case No. 17-04-1597R, for your records.

Due to increased development in the area, Mr. Sethi asked us to redesign the channel to ensure that the developed area would not be flooded during the 100-yr storm. Our goal is to improve both the existing channel and the previously submitted design to FEMA. The new design will meet FEMA's requirements for the property to be removed from the flood map. We anticipate having completed construction plans submitted to City of Gluckstadt for review by July 14, 2023.

If you have any questions, please contact me at amanda@mcmastereng.com or (601) 605-1090, ext. 109.

Sincerely,

Amanda Tutor, P.E.
Water Resources Engineer
McMaster and Associates, Inc.

cc: Ron McMaster, P.E., P.S. – McMaster and Associates, Inc.
Sunny Sethi – Bellamare Development

Enclosed

Federal Emergency Management Agency

Washington, D.C. 20472

June 13, 2017

Rec'd 6/19/17

SCANS Dr Sethi - FEMA Issued_CLOMA

CERTIFIED MAIL
RETURN RECEIPT REQUESTED

IN REPLY REFER TO:
Case No.: 17-04-1597R
Community Name: Madison County, MS
Community No.: 280228

The Honorable Trey Baxter
President, Madison County Board of Supervisors
125 West North Street
Canton, MS 39046

Dear Mr. Baxter:

We are providing our comments with the enclosed Conditional Letter of Map Revision (CLOMR) on a proposed project within your community that, if constructed as proposed, could revise the effective Flood Insurance Study report and Flood Insurance Rate Map for your community.

If you have any questions regarding the floodplain management regulations for your community, the National Flood Insurance Program (NFIP) in general, or technical questions regarding this CLOMR, please contact the Director, Mitigation Division of the Federal Emergency Management Agency (FEMA) Regional Office in in Atlanta, GA, at (770) 220-5400, or the FEMA Map Information eXchange (FMIX) toll free at 1-877-336-2627 (1-877-FEMA MAP). Additional information about the NFIP is available on our website at http://www.fema.gov/national-flood-insurance-program.

Sincerely,

Patrick "Rick" F. Sacbibit, P.E., Branch Chief
Engineering Services Branch
Federal Insurance and Mitigation Administration

List of Enclosures:
Conditional Letter of Map Revision Comment Document

cc: Mr. Scott Weeks
Floodplain Administrator
Madison County

Mr. Phillip Jones, P.E.
Aqua Engineering Services, Ltd.

Federal Emergency Management Agency

Washington, D.C. 20472

CONDITIONAL LETTER OF MAP REVISION
COMMENT DOCUMENT

COMMUNITY INFORMATION		PROPOSED PROJECT DESCRIPTION	BASIS OF CONDITIONAL REQUEST
COMMUNITY	Madison County Mississippi (Unincorporated Areas)	CHANNEL RELOCATION	HYDRAULIC ANALYSIS FLOODWAY UPDATED TOPOGRAPHIC DATA
	COMMUNITY NO.: 280228		
IDENTIFIER	Bear Creek Stream N Upstream of I-55	APPROXIMATE LATITUDE AND LONGITUDE: 32.545, -90.103 SOURCE: USGS QUADRANGLE DATUM: NAD 83	

AFFECTED MAP PANEL	
TYPE: FIRM* NO.: 28089C0415F DATE: March 17, 2010	* FIRM - Flood Insurance Rate Map

FLOODING SOURCE AND REACH DESCRIPTION

Stream N - from just upstream of Interstate 55 to approximately 1,500 feet upstream of Samuels Drive

PROPOSED PROJECT DESCRIPTION

Flooding Source	Proposed Project	Location of Proposed Project
Stream N	Channel Relocation	Approximately from Interstate 55 to Calhoun Parkway

SUMMARY OF IMPACTS TO FLOOD HAZARD DATA

Flooding Source	Effective Flooding	Proposed Flooding	Increases	Decreases
Stream N	Zone AE	Zone AE	Yes	Yes
	Zone X (shaded)	Zone X (shaded)	Yes	Yes
	Floodway	Floodway	Yes	Yes
	BFEs*	BFEs	None	Yes

* BFEs - Base (1-percent-annual-chance) Flood Elevations

COMMENT

This document provides the Federal Emergency Management Agency's (FEMA's) comment regarding a request for a CLOMR for the project described above. This document is not a final determination; it only provides our comment on the proposed project in relation to the flood hazard information shown on the effective National Flood Insurance Program (NFIP) map. We reviewed the submitted data and the data used to prepare the effective flood hazard information for your community and determined that the proposed project meets the minimum floodplain management criteria of the NFIP. Your community is responsible for approving all floodplain development and for ensuring that all permits required by Federal or State/Commonwealth law have been received. State/Commonwealth, county, and community officials, based on their knowledge of local conditions and in the interest of safety, may set higher standards for construction in the Special Flood Hazard Area (SFHA), the area subject to inundation by the base flood). If the State/Commonwealth, county, or community has adopted more restrictive or comprehensive floodplain management criteria, these criteria take precedence over the minimum NFIP criteria.

This comment is based on the flood data presently available. If you have any questions about this document, please contact the FEMA Map Information eXchange (FMIX) toll free at 1-877-336-2627 (1-877-FEMA MAP) or by letter addressed to the LOMC Clearinghouse, 3601 Eisenhower Avenue, Suite 500, Alexandria, VA 22304-6426. Additional Information about the NFIP is available on the FEMA website at http://www.fema.gov/national-flood-insurance-program.

Patrick "Rick" F. Sacbibit, P.E., Branch Chief
Engineering Services Branch
Federal Insurance and Mitigation Administration

Federal Emergency Management Agency

Washington, D.C. 20472

CONDITIONAL LETTER OF MAP REVISION
COMMENT DOCUMENT (CONTINUED)

COMMUNITY INFORMATION

To determine the changes in flood hazards that will be caused by the proposed project, we compared the hydraulic modeling reflecting the proposed project (referred to as the proposed conditions model) to the hydraulic modeling used to prepare the Flood Insurance Study (FIS) (referred to as the effective model). If the effective model does not provide enough detail to evaluate the effects of the proposed project, an existing conditions model must be developed to provide this detail. This existing conditions model is then compared to the effective model and the proposed conditions model to differentiate the increases or decreases in flood hazards caused by more detailed modeling from the increases or decreases in flood hazards that will be caused by the proposed project.

The table below shows the changes in the BFEs:

BFE Comparison Table

Flooding Source: Stream N		BFE Change (feet)	Location of maximum change
Existing vs. Effective	Maximum increase	None	Not applicable
	Maximum decrease	3.7	Approximately just downstream of Calhoun Parkway
Proposed vs. Existing	Maximum increase	None	Not applicable
	Maximum decrease	1.4	Approximately just downstream of Calhoun Parkway
Proposed vs. Effective	Maximum increase	None	Not applicable
	Maximum decrease	5.0	Approximately just downstream of Calhoun Parkway

NFIP regulations Subparagraph 60.3(b)(7) requires communities to ensure that the flood-carrying capacity within the altered or relocated portion of any watercourse is maintained. This provision is incorporated into your community's existing floodplain management ordinances; therefore, responsibility for maintenance of the altered or relocated watercourse, including any related appurtenances such as bridges, culverts, and other drainage structures, rests with your community. We may request that your community submit a description and schedule of maintenance activities necessary to ensure this requirement.

This comment is based on the flood data presently available. If you have any questions about this document, please contact the FEMA Map Information eXchange (FMIX) toll free at 1-877-336-2627 (1-877-FEMA MAP) or by letter addressed to the LOMC Clearinghouse, 3601 Eisenhower Avenue, Suite 500, Alexandria, VA 22304-6426. Additional Information about the NFIP is available on the FEMA website at http://www.fema.gov/national-flood-insurance-program.

Patrick "Rick" F. Sacbibit, P.E., Branch Chief
Engineering Services Branch
Federal Insurance and Mitigation Administration

Federal Emergency Management Agency
Washington, D.C. 20472

CONDITIONAL LETTER OF MAP REVISION
COMMENT DOCUMENT (CONTINUED)

COMMUNITY INFORMATION (CONTINUED)

DATA REQUIRED FOR FOLLOW-UP LOMR

Upon completion of the project, your community must submit the data listed below and request that we make a final determination on revising the effective FIRM and FIS report. If the project is built as proposed and the data below are received, a revision to the FIRM and FIS report would be warranted.

• Detailed application and certification forms must be used for requesting final revisions to the maps. Therefore, when the map revision request for the area covered by this letter is submitted, Form 1, entitled "Overview and Concurrence Form," must be included. A copy of this form may be accessed at http://www.fema.gov/plan/prevent/fhm/dl_mt-2.shtm.

• The detailed application and certification forms listed below may be required if as-built conditions differ from the proposed plans. If required, please submit new forms, which may be accessed at http://www.fema.gov/plan/prevent/fhm/dl_mt-2.shtm, or annotated copies of the previously submitted forms showing the revised information.

Form 2, entitled "Riverine Hydrology and Hydraulics Form." Hydraulic analyses for as-built conditions of the base flood, the 10-percent, 2-percent, and 0.2-percent-annual-chance floods, and the regulatory floodway, must be submitted with Form 2.

Form 3, entitled "Riverine Structures Form."

• A certified topographic work map showing the revised and effective base and 0.2-percent-annual-chance floodplain and floodway boundaries. Please ensure that the revised information ties-in with the current effective information at the downstream and upstream ends of the revised reach.

• An annotated copy of the FIRM, at the scale of the effective FIRM, that shows the revised base and 0.2-percent-annual-chance floodplain and floodway boundary delineations shown on the submitted work map and how they tie-in to the base and 0.2-percent-annual-chance floodplain and floodway boundary delineations shown on the current effective FIRM at the downstream and upstream ends of the revised reach.

• As-built plans, certified by a registered Professional Engineer, of all proposed project elements.

• A copy of the public notice distributed by your community stating its intent to revise the regulatory floodway, or a signed statement by your community that it has notified all affected property owners and affected adjacent jurisdictions.

• Documentation of the individual legal notices sent to property owners who will be affected by any widening or shifting of the base floodplain and/or any BFE increases along Stream N.

This comment is based on the flood data presently available. If you have any questions about this document, please contact the FEMA Map Information eXchange (FMIX) toll free at 1-877-336-2627 (1-877-FEMA MAP) or by letter addressed to the LOMC Clearinghouse, 3601 Eisenhower Avenue, Suite 500, Alexandria, VA 22304-6426. Additional Information about the NFIP is available on the FEMA website at http://www.fema.gov/national-flood-insurance-program.

Patrick "Rick" F. Sacbibit, P.E., Branch Chief
Engineering Services Branch
Federal Insurance and Mitigation Administration

Federal Emergency Management Agency
Washington, D.C. 20472

CONDITIONAL LETTER OF MAP REVISION
COMMENT DOCUMENT (CONTINUED)

COMMUNITY INFORMATION (CONTINUED)

DATA REQUIRED FOR FOLLOW-UP LOMR (continued)

• FEMA's fee schedule for reviewing and processing requests for conditional and final modifications to published flood information and maps may be accessed at https://www.fema.gov/forms-documents-and-software/flood-map-related-fees. The fee at the time of the map revision submittal must be received before we can begin processing the request. Payment of this fee can be made through a check or money order, made payable in U.S. funds to the National Flood Insurance Program, or by credit card (Visa or MasterCard only). Please either forward the payment, along with the revision application, to the following address:

LOMC Clearinghouse
Attention: LOMR Manager
3601 Eisenhower Avenue, Suite 500
Alexandria, Virginia 22304-6426

or submit the LOMR using the Online LOMC portal at: https://hazards.fema.gov/femaportal/onlinelomc/signin

After receiving appropriate documentation to show that the project has been completed, FEMA will initiate a revision to the FIRM and FIS report. Because the flood hazard information (i.e., base flood elevations, base flood depths, SFHAs, zone designations, and/or regulatory floodways) will change as a result of the project, a 90-day appeal period will be initiated for the revision, during which community officials and interested persons may appeal the revised flood hazard information based on scientific or technical data.

This comment is based on the flood data presently available. If you have any questions about this document, please contact the FEMA Map Information eXchange (FMIX) toll free at 1-877-336-2627 (1-877-FEMA MAP) or by letter addressed to the LOMC Clearinghouse, 3601 Eisenhower Avenue, Suite 500, Alexandria, VA 22304-6426. Additional Information about the NFIP is available on the FEMA website at http://www.fema.gov/national-flood-insurance-program.

Patrick "Rick" F. Sacbibit, P.E., Branch Chief
Engineering Services Branch
Federal Insurance and Mitigation Administration

Federal Emergency Management Agency

Washington, D.C. 20472

CONDITIONAL LETTER OF MAP REVISION
COMMENT DOCUMENT (CONTINUED)

COMMUNITY INFORMATION (CONTINUED)

COMMUNITY REMINDERS

We have designated a Consultation Coordination Officer (CCO) to assist your community. The CCO will be the primary liaison between your community and FEMA. For information regarding your CCO, please contact:

Mr. Jesse Munoz
Director, Mitigation Division
Federal Emergency Management Agency, Region IV
Koger Center - Rutgers Building, 3003 Chamblee Tucker Road
Atlanta, GA 30341
(770) 220-5400

This comment is based on the flood data presently available. If you have any questions about this document, please contact the FEMA Map Information eXchange (FMIX) toll free at 1-877-336-2627 (1-877-FEMA MAP) or by letter addressed to the LOMC Clearinghouse, 3601 Eisenhower Avenue, Suite 500, Alexandria, VA 22304-6426. Additional Information about the NFIP is available on the FEMA website at http://www.fema.gov/national-flood-insurance-program.

Patrick "Rick" F. Sacbibit, P.E., Branch Chief
Engineering Services Branch
Federal Insurance and Mitigation Administration

City of Gluckstadt

Application for Site Plan Review

Subject Property Address: Springhill Suites · Gluckstadt Village

Parcel #: 082E-21-006

Owner: Bellamare Development
Address: 1554 W. Peace St
Canton, MS 39046

Applicant: Sunny Sehti
Address: 1554 W. Peace St.
Canton, MS 39046

Phone #: 601-613-1188

Phone #: 601-613-1180

E-Mail: Sunny.Sehti@JackiesInternational.com

Current Zoning District: C-2

Acreage of Property (If applicable): 3.08 ac

Use sought of Property: Hotel / Office

Requirements of Applicant:

1. Copy of written legal description.
2. Site Plan as required in Sections 807-810 of City of Gluckstadt Zoning Ordinance
3. Color Rendering & Elevations at time of submittal

Requirements for Site Plan Submittal (Refer to Section 807, Gluckstadt Zoning Ordinance)

Nine (9) copies of the site plan shall be prepared and submitted to the Zoning Administrator. Digital copies are acceptable. Three (3) hard copies are required.

Site Plan Specifications (Section 809, Zoning Ordinance)

A. Lot Lines (property lines)
B. Zoning of the adjacent lots
C. The names of owners of adjacent lots
D. Rights of way existing and proposed streets, including streets shown on the adopted Throughfares plan
E. Access ways, curb cuts, driveways, and parking, including number of parking spaces to be provided
F. All existing and proposed easements
G. All existing and proposed water and sewer lines. Also, the location of all existing and proposed fire hydrants.
H. Drainage plan showing existing and proposed storm drainage facilities. The drainage plan shall indicate adjacent off site drainage courses and projected storm water flow rates from off-site and on-site sources.

I. Contours at vertical intervals of five (5) feet or less.
J. Floodplain designation, according to FEMA Maps.
K. Landscaped areas and planting screens.
L. Building lines and the locations of all structures, existing and proposed
M. Proposed uses of the land and buildings, if known
N. Open space and recreation areas, where required.
O. Area in square feet, and/or square acres of parcel
P. Proposed gross lot coverage in square feet
Q. Number and type of dwelling units where proposed
R. Location of sign structures and drawings. (Section 701)
S. Location of garbage dumpster and enclosure. (Section 406.06)
T. Any other data necessary to allow for a through evaluation of the proposed use, including a traffic study.

Applicant shall be present at the monthly meeting of the Planning and Zoning Commission when site plan is on the agenda for consideration; additionally, applicant shall be present at the Mayor and Board of Alderman meeting when the site plan is on the agenda for final approval.

Applicant is responsible for complying with all applicable requirements of the Gluckstadt Zoning Ordinance.

Site Plans shall be submitted by the 5:00 pm on the 5th day of the month, immediately preceding the next regular meeting of the Planning and Zoning Commission. No Exceptions.

Once submitted to the Planning & Zoning Administrator for approval to add to the Planning and Zoning Commission's agenda, no amendments or changes shall be made to the site plan. If you wish to submit changes, you will be required to resubmit by the 5th of the following month for the next monthly meeting of the Planning and Zoning Commission.

Attestation: ***By signing this application, the applicant agrees to all the terms and conditions laid out in this document. Approval of site plan is subject to Board approval.***

Sam Salti — 3.6.23

Applicant Signature **Date**

CITY OF GLUCKSTADT BUILDING DEPARTMENT
OFFICE USE ONLY

Date Received: _____

Application Complete & Approved to Submit to P&Z Board (please check):

Yes_____ **No**_____

Signature: _____

Planning & Zoning Administrator (or Authorized Representative)

Section 9, IH)

Color / Material Samples For: AutoZone #5607 1076 Gluckstadt Road, Gluckstadt, MS 39110

Brick (Utility Size)
Color: Palmeto Bucksport
(Blackson Brick)

City of Gluckstadt

Application for Site Plan Review

Subject Property Address: 1076 Gluckstadt Rd, Madison, MS 39110

Parcel #: 082D-20 -002/01.00

Owner: AutoZone, Attn: Wade Davis

Address: 1076 Gluckstadt Rd

Gluckstadt, MS 39110

Phone #: (901) 495-8701

E-Mail: wade.davis@autozone.com

Applicant: Yuri Hawley

Address: P.O. Box 1302

Fairview, TN 37062

Phone #: 615-495-0132

E-Mail: yuri@civilengineeringservices.net

Current Zoning District: General Commercial C-1

Acreage of Property (If applicable): 50,702± Sq. Ft. or 1.164± Ac

Use sought of Property: AutoZone Store

Requirements of Applicant:

1. Copy of written legal description.
2. Site Plan as required in Sections 807-810 of City of Gluckstadt Zoning Ordinance
3. Color Rendering & Elevations at time of submittal

Requirements for Site Plan Submittal (Refer to Section 807, Gluckstadt Zoning Ordinance)

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N. Open space and recreation areas, where required.
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P. Proposed gross lot coverage in square feet
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Once submitted to the Planning & Zoning Administrator for approval to add to the Planning and Zoning Commission's agenda, no amendments or changes shall be made to the site plan. If you wish to submit changes, you will be required to resubmit by the 5th of the following month for the next monthly meeting of the Planning and Zoning Commission.

Attestation: ***By signing this application, the applicant agrees to all the terms and conditions laid out in this document. Approval of site plan is subject to Board approval.***

Verified by pdfFiller 04/25/2023

Yuri Hawley
Applicant Signature

04/25/2023
Date

CITY OF GLUCKSTADT BUILDING DEPARTMENT

OFFICE USE ONLY

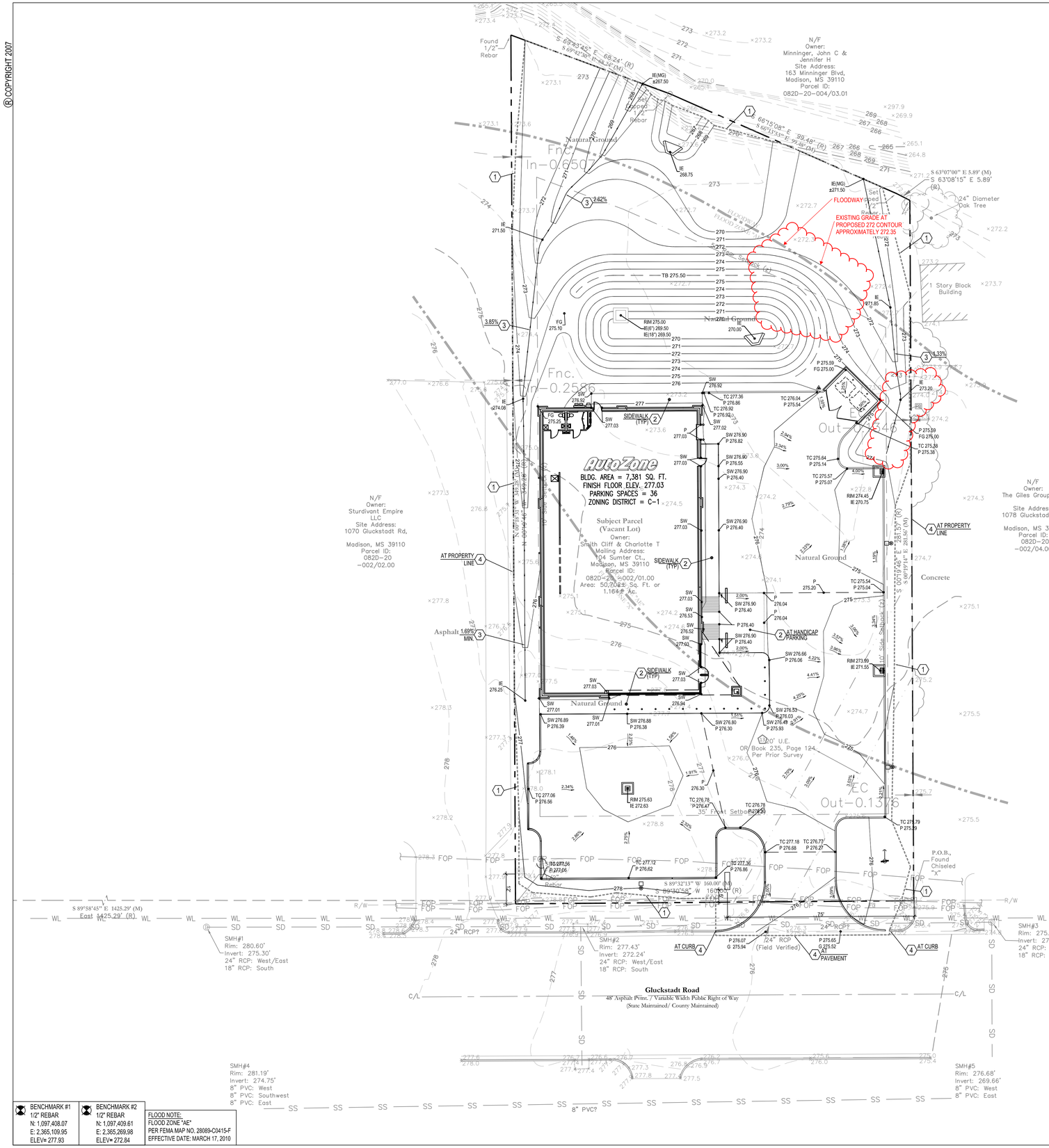
Date Received: 5-1-2023

Application Complete & Approved to Submit to P&Z Board (please check):

Yes_____ **No**_____

Signature: _____
Planning & Zoning Administrator (or Authorized Representative)

© COPYRIGHT 2007



GENERAL GRADING LEGEND

TC	TOP OF CURB ELEVATION
P	BOTTOM OF CURB ELEVATION
FG	FINISHED GRADE ELEVATION
SW	SIDEWALK ELEVATION
MG	MATCH EXISTING GRADE ELEVATION
TB	TOP OF BANK GRADE ELEVATION
RIM	TOP OF RIM ELEVATION AT STRUCTURE
HP	HIGH POINT GRADE ELEVATION
1.09%	PROPOSED GRADE SLOPE
- - - -	LIMIT OF DISTURBANCE
————	PROPOSED SWALE

GRADING KEYNOTES

1. LIMITS OF LAND DISTURBANCE
2. PROVIDE 2.00% MAXIMUM CROSS SLOPE
3. PROVIDE SWALE - SEE SLOPE AND ELEVATIONS THIS SHEET
4. MATCH EXISTING GRADES

GRADING INFORMATION

LIMITS OF DISTURBANCE = 49,166 SF / 1.13 AC

GENERAL GRADING NOTES

1. CONTRACTOR SHALL EXERCISE EXTREME CAUTION IN THE USE OF EQUIPMENT IN AND AROUND OVERHEAD AND UNDERGROUND ELECTRICAL WIRES AND SERVICES. IF AT ANY TIME IN THE PURSUIT OF THIS WORK THE CONTRACTOR MUST WORK IN THE CLOSE PROXIMITY OF THE ABOVE-NOTED WIRES, THE ELECTRIC COMPANY SHALL BE CONTACTED PRIOR TO SUCH WORK AND THE PROPER SAFETY MEASURES TAKEN. A THOROUGH EXAMINATION OF THE OVERHEAD AND UNDERGROUND WIRES IN THE PROJECT AREA SHOULD BE MADE BY THE CONTRACTOR PRIOR TO THE PROJECT AREA SHOULD BE MADE BY THE CONTRACTOR PRIOR TO THE INITIATION OF CONSTRUCTION.
2. THE OWNER AND ENGINEER DO NOT ASSUME RESPONSIBILITY FOR THE POSSIBILITY THAT, DURING CONSTRUCTION, UTILITIES OTHER THAN THOSE SHOWN MAY BE ENCOUNTERED OR THAT ACTUAL LOCATIONS OF THOSE SHOWN MAY BE DIFFERENT FROM LOCATIONS DESIGNATED ON THE CONTRACT DRAWINGS. IN AREAS WHERE IT IS NECESSARY THAT EXACT LOCATIONS BE KNOWN OF UNDERGROUND UTILITIES, THE CONTRACTOR SHALL, AT HIS OWN EXPENSE, FURNISH ALL LABOR AND TOOLS NECESSARY TO EITHER VERIFY AND SUBSTANTIATE OR DEFINITELY ESTABLISH THE POSITION OF UNDERGROUND UTILITY LINES.
3. AT LOCATIONS WHERE UTILITY LINES OR SERVICES ARE UNDERNEATH PROPOSED PAVEMENT, THE TRENCH SHALL BE BACKFILLED TO SUBGRADE WITH CRUSHED STONE.
4. DEVELOPER IS TO SCHEDULE A PRE-CONSTRUCTION CONFERENCE WITH THE CONTRACTOR, THE DEVELOPER'S ENGINEER, THE COUNTIES REPRESENTATIVE AND THE COUNTIES ENGINEER.
5. DO NOT SCALE THIS DRAWING AS IT IS A REPRODUCTION AND SUBJECT TO DISTORTION.
6. REMOVE ALL FOUNDATIONS, UNDERGROUND TANKS, PAVING, BASE ETC. IF REMAINING, BEFORE BEGINNING CONSTRUCTION.
7. FILL ALL PLANTERS/ISLANDS TO TOP OF CONCRETE CURB WITH TOPSOIL. TOPSOIL TO BE CLEAN AND FREE OF DEBRIS, ETC.
8. THESE PLANS, PREPARED BY CIVIL ENGINEERING SERVICES, DO NOT EXTEND TO OR INCLUDE SYSTEMS PERTAINING TO THE SAFETY OF THE CONSTRUCTION CONTRACTOR OR ITS EMPLOYEES, AGENTS OR REPRESENTATIVES IN THE PERFORMANCE OF THE WORK. THE SEAL OF CIVIL ENGINEERING SERVICES REGISTERED PROFESSIONAL ENGINEER HEREON DOES NOT EXTEND TO ANY SUCH SAFETY SYSTEMS THAT MAY NOW OR HEREAFTER BE INCORPORATED INTO THESE PLANS. THE CONSTRUCTION CONTRACTOR SHALL PREPARE OR OBTAIN THE APPROPRIATE SAFETY SYSTEMS WHICH MAY BE REQUIRED BY U.S. OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) AND/OR LOCAL REGULATIONS.
9. IN THE CASE OF CONFLICT BETWEEN THIS DRAWING AND ANY OTHER DRAWING AND/OR THE SPECIFICATIONS, THE ENGINEER SHALL BE IMMEDIATELY NOTIFIED FOR CLARIFICATION.

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

Civil Engineering Services
7705 Spicer Farm Lane
Fairview, Tennessee
37062
phone: (615) 533-0401
fax: (615) 523-8865
e-mail: ray@civilengineeringservices.net
Engineering, Environmental, Land Planning

NAD83 MS STATE PLANE

REVISIONS			
1	2	3	
	4	5	6

AutoZone Store No. 0152
1076 GLUCKSTADT RD
MADISON MS 39110
GRADING PLAN

Owner / Developer: AUTOZONE STORES LLC
123 South Front Sreet, 3rd Floor
Memphis, Tennessee 38103
TEL.: (901) 495-8994 FAX: (901) 495-8969
For Bidding & Contractor Information Contact:
Dodge Data & Analytics, Tel. 413-930-4215
Cindy.searcy@consruction.com

RAYMOND C. FISHER LICENSED PROFESSIONAL ENGINEER 21060 STATE OF MISSISSIPPI
10/16/2023

4/25/2023

7N2

C2.0

ALTA/NSPS Land Title Survey

Title Information

First American Title Insurance Company National Commercial Services
File No.: NCS-1078176-MECH
Commitment Date: July 26, 2021 at 8:00 AM

Schedule A Description

The Land referred to herein below is situated in the County of Madison, State of Mississippi, and is described as follows:

A parcel of land containing 1.16 acres, more or less, situated in the Southeast 1/4 of Section 20, Township 8 North, Range 2 East, Madison County, Mississippi and more particularly described as follows:

Begin at a found iron pin in the new Northern Right of Way line of Gluckstadt Road which is 2620.57 feet South of and 1425.29 feet East of the Northwest corner of the Southeast 1/4 of said Section 20, as shown on attached survey and run Thence South 89 Degrees 30 Minutes 58 Seconds West along said Northern Right of Way line for a distance of 160.00 feet to a found iron pin; Leaving said new Right of Way line, Run thence North 00 Degrees 19 Minutes 46 Seconds West for a distance of 349.28 feet to a found iron pin; Thence South 69 Degrees 43 Minutes 45 Seconds East for a distance of 68.24 feet; Thence South 66 Degrees 15 Minutes 08 Seconds East for a distance of 99.48 feet; Thence South 63 Degrees 08 Minutes 15 Seconds East for a distance of 5.89 feet; Thence South 00 Degrees 19 Minutes 46 Seconds East along the edge of concrete parking and a projection thereof for a distance of 281.57 feet to the Point of Beginning.

Schedule B - Section II

(10) - Right of Way Easement granted to Bear Creek Water Association, Inc. recorded in Book 161, Page 632.Mecklenburg County Registry.
(Does not affect)

(11) - Right of Way and easement granted to Mississippi Power & Light Company recorded in Book 324, Page 724.
(Does not affect)

(12) - Right of Way and Easement Deed for Distribution System granted to Centerpoint Energy Resources Corp., d/b/a Centerpoint Energy Mississippi Gas recorded in Book 2018, Page 53.
(Does not affect)

(13) - Right of Way and easement granted to Mississippi Power & Light Company recorded in Book 235, Page 124.
(Affects, approximate location shown hereon)

(14) - Terms and conditions of that certain Quitclaim and Boundary Line Agreement by and between Cliff Smith and Charlotte T. Smith; The Giles Group, LLC; and Sturdivant Empire, LLC recorded in Book 3455, Page 917.
(Affects, Current Boundary as shown)

Zoning Information

PROPERTY IS CURRENTLY ZONED:
Zone - (C1) General/Indoor Commercial

ITEM	REQUIRED	OBSERVED
PERMITTED USE	General Commercial	OBSERVED
MIN. LOT AREA	21780 SQ FEET	OBSERVED
MIN. LOT WIDTH	REFER TO NOTES	OBSERVED
MAX. BLDG COVERAGE	NONE	OBSERVED
MIN. SETBACKS FRONT	35 FEET	OBSERVED
MIN. SETBACKS SIDE	REFER TO NOTES	OBSERVED
MIN. SETBACKS REAR	REFER TO NOTES	OBSERVED
MAX BUILDING HEIGHT	40 FEET	OBSERVED
PARKING REGULAR	REFER TO NOTES	OBSERVED
PARKING HANDICAP	REFER TO NOTES	OBSERVED
PARKING TOTAL	REFER TO NOTES	OBSERVED

Blew & Associates makes no warranty to the exact regulations or ordinances represented on the drawing hereon. The user of this survey should consult an attorney or title insurer to verify the zoning classification of the property as well as the applicable restrictions and requirements associated with such zoning classification.

Specific zoning information as shown hereon is as interpreted by the surveyor per Madison County zoning 2019 PDF, and should be confirmed by a licensed Mississips attorney or zoning professional in the coninciling jurisdiction.

Notes:

Because there may be a need for interpretation of the applicable zoning codes, we refer you to Madison County for zoning laws and applicable codes.

Lot Width Notes:

Swapping corners:
200 feet.

Independent commercial uses:
100 feet. For any lot having a width of less than 200 feet, there shall be no more than one access driveway per lot. For lots having a width of 200 feet or more, two access driveways may be provided for every 200 feet of street/ road frontage. Interior circulation streets shall be provided for all commercial subdivisions approved after the effective date of this Ordinance.

Setback Notes:

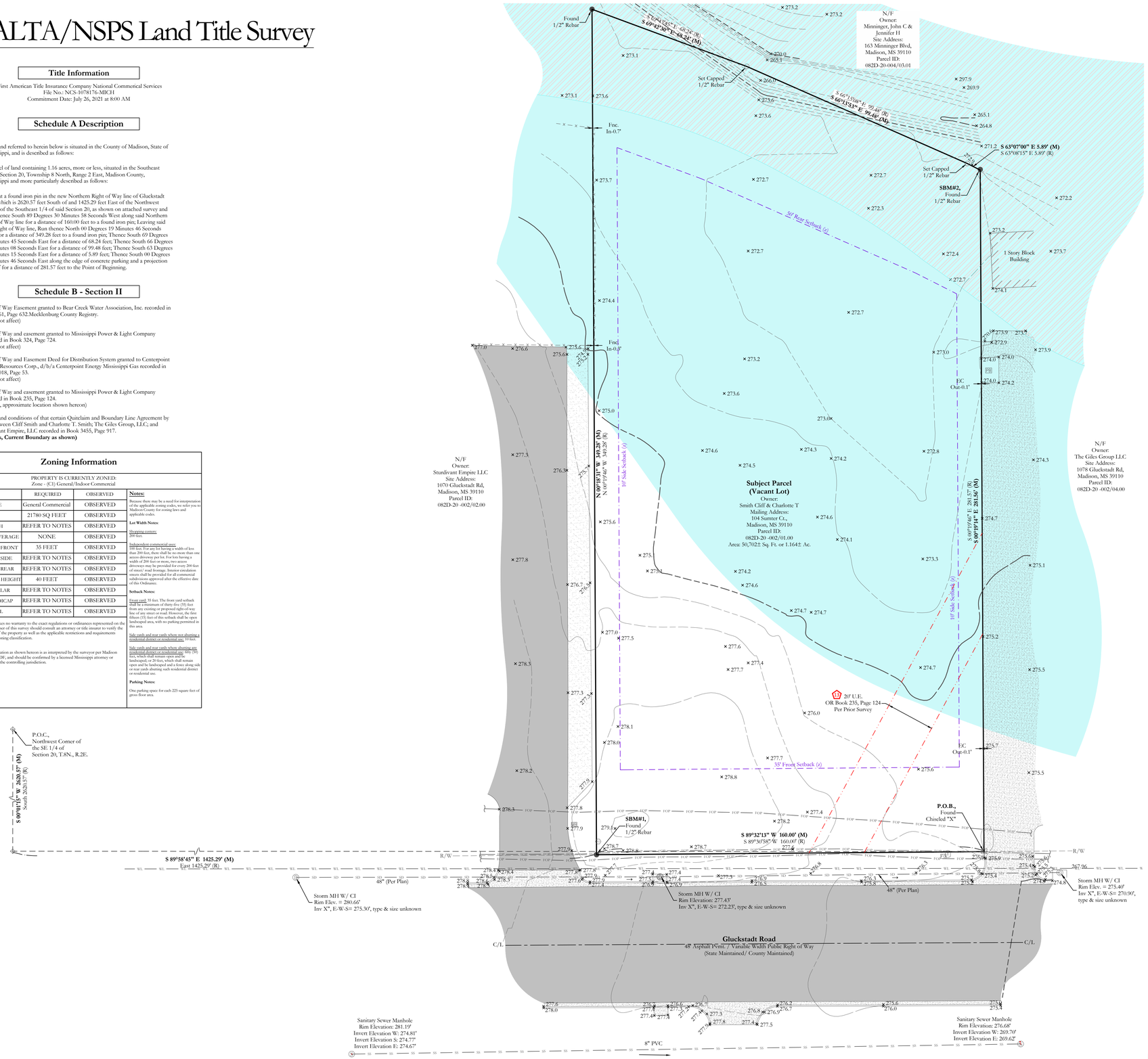
Front yard: 35 feet. The front yard setback shall be a minimum of thirty-five (35) feet from any existing or proposed right-of-way line of any street or road. However, the first fifteen (15) feet of this setback shall be open landscaped area, with no parking permitted in this area.

Side yards and rear yards where not abutting a residential district or residential use: 10 feet.

Side yards and rear yards where abutting any residential district or residential use: Twenty (20) feet, which shall remain open and be landscaped, or 20 feet, which shall remain open and be landscaped and a fence along side or rear yards abutting such residential district or residential use.

Parking Notes:

One parking space for each 225 square feet of gross floor area.



Miscellaneous Notes

1. Completed field work was August 19, 2021.
2. The Basis of Bearing for this survey is Grid North per GPS coordinate observations Mississippi State Plane, West Zone NAD83.
   Latitude = 32°31'01.52438"
   Longitude = -90°00'38.10102"
   Convergence Angle = -00°07'11.06336"
3. Distances shown on plat are ground.
   Combined scale factor (ground to grid) = 0.99995539893531
4. Some features on this plat may be shown out of scale for clarity.
5. Dimensions on this plat are expressed in feet and decimal parts thereof unless otherwise noted. Monuments were found at points where indicated.
6. Any servitudes and restrictions shown on this survey are limited to those set forth in the description furnished to surveyor, and there is no representation that all applicable servitudes and restrictions are shown hereon.
7. Names and addresses of adjoining property owners were taken from Madison County tax cards and deeds.
8. The nearest fire hydrant is located in the South Right of Way of Clackstadt Road approximately 200'± West of the Southwest corner of subject property .
9. No surveyor or any other person other than a licensed Mississippi attorney may provide legal advice concerning the status of Title to the property described in this survey ("the subject property"). The purpose of this survey, and the comments related to the Schedule B-II exceptions, is only to show the location of boundaries and physical objections in relation thereto. To the extent that the survey indicates that the legal instrument "affects" the subject property, such statement is only intended to indicate that property boundaries included in such instrument include some or all of the subject property. The surveyor does not purport to describe how such instrument affects the subject property or the enforceability or legal consequences of such instrument.
10. All bearings and distances shown hereon are measured dimensions unless otherwise noted hereon. Record dimensions, if differing from measured dimensions, will be followed by "(R#)" where the # indicates from which reference document the dimension originated.
11. Contour Interval = 1 foot
12. No parking spaces observed.
13. Surveyor notes that the property abuts the right-of-way of Clackstadt Road. Access to the right-of-way may be subject to other agreements or proper governmental approvals.
14. There was no evidence of monitor wells, or any test borings on the subject property at the time of the survey.
15. At the time of the survey, there was no observable evidence of site use as a cemetery, isolated grave site or burial grounds.
16. At the time of the survey, there was no observable evidence of site use as a solid waste dump, sump, or sanitary landfill.
17. Elevations established with GPS static observations utilizing online positioning user service (OPUS) for post processing. (NAVD 1988 datum)
18. At the time of the survey, there were no changes in street right-of-way lines either completed or proposed, and available from controlling jurisdiction or observable evidence of recent street or sidewalk construction repairs.
19. There was no observable evidence of Earth moving work, building construction or building additions within recent months.
20. The nearest intersecting street is the intersection of Clackstadt Road and Lexington Drive, which is approximately 200' from the Southwest corner of the subject property.
21. Surveyor did not receive current deeds for adjoining properties from the title insurer. Surveyor obtained the deed information reflected on this survey on their own. The user of this survey should consult an attorney or title insurer to verify the current deed descriptions for adjoining properties.
22. Reference documents noted hereon were obtained by the surveyor and any and all representations based thereon should be reviewed by a licensed attorney or title insurer for verification.
23. Surveyor did not receive any information from the title insurer regarding the current zoning classification of the property as well as the applicable restrictions and requirements associated with such zoning classification.
24. No Buildings observed at the time of the Survey
25. Sanitary Sewer, Gas, and Water lines shown per map provided by the Bear Creek Water Association. No markings or other evidence for such utilities was observed in the field.

Flood Note

By graphic plotting only, this property is in Zone AE of the Flood Insurance Rate Map, Community Panel No. 28089-C0415-F, which bears an effective date of 03/17/2010 and is in a Special Flood Hazard Area

Zone Definitions According to the FEMA website.

Zone "AE" - The base floodplain where base flood elevations are provided. AE Zones are now used on new format FIRMs instead of A1-A30 Zones.

Zone "X Unshaded" - Area of minimal flood hazard, usually depicted on FIRMs as above the 500-year flood level. Zone X is the area determined to be outside the 500-year flood and protected by levee from 100-year flood.

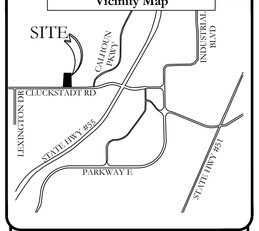
Zone "Shaded X" - Area of moderate flood hazard, usually the area between the limits of the 100-year and 500-year floods.

Utility Notes

The utilities shown on this drawing hereon have been located by field measurements, utility map drawings, and one-call utility locate request. Blew & Associates makes no warranty to the exact location of any underground utilities shown or not shown on this drawing. It is the responsibility of the contractor to verify any and all utilities prior to construction. Call Mississippi one-call at 1 (800) 227-6477 for field locations (request for ground markings) of underground utility lines before digging.

811 Know what's below. Call before you dig.

Vicinity Map



Legend of Symbols & Abbreviations

- ×XXXX.X Spot Elevation
- Found Rebar (As Noted)
- Set Rebar (As Noted)
- Computed Point
- Found Chiseled "X"
- Fiber Optic Box
- Telephone Pedestal
- Fiber Optic Vault
- Mail Box
- Power Box
- (M) Measured Dimension
- (R) Recorded Dimension
- (e) Zoning Requirements
- N/F Now or Formerly
- SBM Site Benchmark
- MH Manhole
- CI Curb Inlet Basin
- Inv Invert of Pipe
- P.O.C. Point of Commencement
- P.O.B. Point of Beginning

- Adjoiner Property Line
- Subject Property Line
- Easement line
- Utility Easement
- Building Setback
- Right-of-Way
- FOP Fiber Optic Line
- SD Storm Sewer Line
- WL Buried Water Line
- SS Sanitary Sewer Line
- GAS Underground Gas
- Chainlink Fence
- Contour Major
- Contour Minor

- Asphalt
- Concrete
- Gravel
- Flood Zone - AE / AO / AH
- Flood Zone- Floodway (Zones SE, MS, MS, VE, SR)

NORTH

Scale: 1" = 20'

0 20' 40'

Surveyor's Certification

To: AutoZone Parts, Inc; Cliff Smith and Charlotte T. Smith; Civil Engineering Services, PC; First American Title Insurance Company National Commercial Services:

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes items 1, 3, 4, 5, 7(a), 7(b1), 8, 9, 11, 13, 16, 17, 18, 19, 20 & 21 of Table A thereof. The field work was completed on 08/19/2021.

Date of Plat or Map: 10/14/2021

Preliminary

Buckley Blew
Professional Surveyor #27863
State of Mississippi

BLEW & ASSOCIATES, PA
CIVIL ENGINEERS & LAND SURVEYORS
3825 N. SHILOH DRIVE
FAYETTEVILLE, ARKANSAS 72703
OFFICE: 479.443.4506
FAX: 479.582.1883
www.BLEWINC.com

DRAWN BY & DATE:	REVIEWED BY:	SURVEYED BY:
DLD/MB 10/14/2021	GC/PRS	BJ
COUNTY & STATE:	JOB NUMBER:	
Madison, Mississippi	21-6523	

LOCATION:
Property west of 1078 Gluckstadt Rd, Gluckstadt, MS

FOR THE USE AND BENEFIT OF:
CES (AutoZone) - (MS5607) Gluckstadt, MS

Elevation Benchmarks

Site Benchmark #1		Site Benchmark #2	
Type	Found 1/2" Rebar	Type	Found 1/2" Rebar
Northing	1097408.07	Northing	1097409.61
Easting	2365109.95	Easting	2365269.98
Elevation	277.93'	Elevation	272.84'

Benchmarks Northing & Eastings are applied with scale factor

DATE	REVISION	BY

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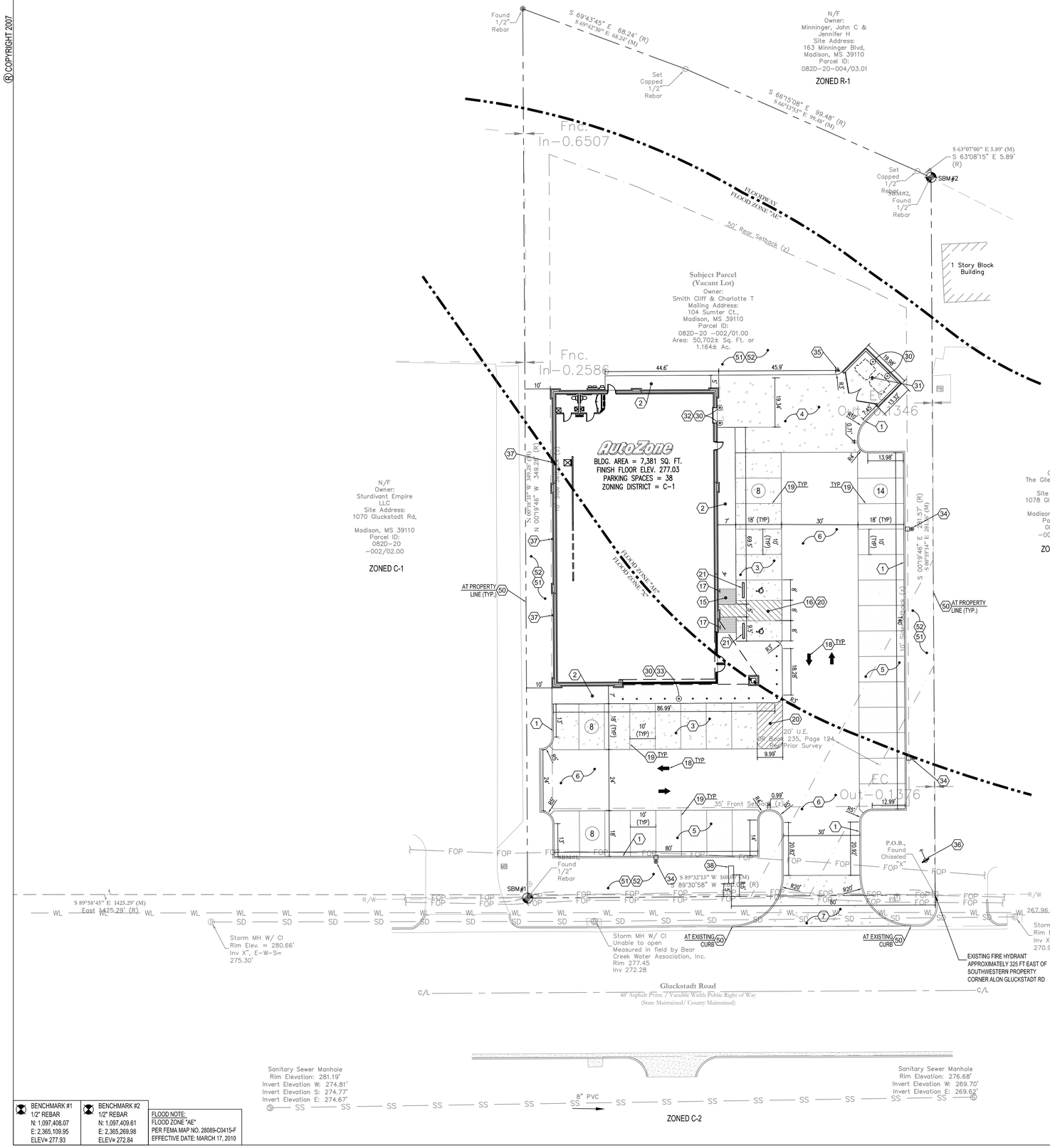

BENCHMARK #1	BENCHMARK #2	FLOOD NOTE:
1/2" REBAR	1/2" REBAR	FLOOD ZONE "AE"
N: 1,097,408.07	N: 1,097,409.61	PER FEMA MAP NO. 28089-C0415-F
E: 2,365,109.95	E: 2,365,269.98	EFFECTIVE DATE: MARCH 17, 2010
ELEV= 277.93	ELEV= 272.84	

SITE LEGEND

(10)	PARKING STALL COUNT - SEE PLANS
	REGULAR ASPHALT PAVING (SEE DETAIL SHEET)
	HEAVY DUTY ASPHALT PAVING (SEE DETAIL SHEET)
	CONCRETE SIDEWALK (SEE DETAIL SHEET)
	HEAVY DUTY CONCRETE PAVING (SEE DETAIL SHEET)
	REGULAR DUTY CONCRETE PAVEMENT AT PARKING STALLS AROUND BUILDING (SEE DETAIL SHEET)

KEYNOTES

PAVEMENT AND CURBING

1. CONCRETE CURB @ CONCRETE/ASPHALT PAVING - SEE DETAIL 1 & 2 / C4.0
2. CONCRETE SIDEWALK - SEE DETAIL 27/C4.0 - SEE DETAIL 22/C4.0 FOR SIDEWALKS AROUND BUILDING
3. REGULAR DUTY CONCRETE PAVING - SEE DTL. 4/ C4.0. EXPANSION AND CONTROL JOINTS - SEE DTLS. 23 & 24/ C4.0. MAXIMUM SPACING FOR CONTROL JOINTS PER SOILS REPORT.
4. HEAVY DUTY CONCRETE PAVING - SEE DTL. 4/ C4.0. EXPANSION AND CONTROL JOINTS - SEE DTLS. 23 & 24/ C4.0. MAXIMUM SPACING FOR CONTROL JOINTS PER SOILS REPORT.
5. REGULAR DUTY ASPHALT PAVING - SEE DTL. 3/ C4.0. PROVIDE ALTERNATE CONCRETE BID - SEE DTL. 4/ C4.0
6. HEAVY DUTY ASPHALT PAVING - SEE DTL. 3/ C4.0. PROVIDE ALTERNATE CONCRETE BID - SEE DTL. 4/ C4.0
7. PROVIDE NEW CURB CUT & APPROACH PER LOCAL CODES & SPECS. - ENTRANCE TO BE HEAVY DUTY CONCRETE - SEE DTL. 3/ C4.0

PAVEMENT STRIPING / ADA FEATURES / TRAFFIC SIGNAGE

15. ACCESSIBLE RAMP - SEE DETAIL 19/C4.0 - MAX. SLOPE 1:12 (8.33%) , MAX. CROSS SLOPE 1:50 (2.00%) TRUNCATED DOME TO BE A CONTRASTING COLOR
16. HANDICAP PARKING AREA - SEE THIS PLAN FOR DIMENSIONS - SEE DETAILS 6,7, AND 12/C4.0
17. HANDICAP PARKING SIGN - SEE DETAIL 12/C4.0 G.C. TO PROVIDE ONE VAN ACCESSIBLE SIGN.
18. ONSITE PAVEMENT MARKINGS - SEE DETAIL 25 & 26/C4.0
19. 4" WIDE PARKING STRIPE PAINTED YELLOW (TYP.)
20. 4" WIDE DIAGONAL STRIPES PAINTED YELLOW AT 2 FT. O.C.
21. 6'-0" LONG CONCRETE WHEEL STOP PINNED TO PAVEMENT (TYPICAL). LOCATE 3'-6" FROM FACE OF CURB OR SIDEWALK SEE DETAIL 17 / C4.0

AUTOZONE SITE FEATURES

30. PIPE GUARD - SEE DETAIL 16 / C4.0
31. DUMPSTER LAYOUT - SEE DETAILS 8,9,10, & 11/ C4.0
32. SERVICE DOOR PLAN - SEE DETAIL 15/ C4.0
33. BOLLARD PLAN - SEE DETAIL 14/ C4.0
34. CONCRETE LIGHT POLE BASE - SEE DETAIL 13/ C4.0 AIM LIGHT FIXTURE IN DIRECTION AS INDICATED. SEE ELECTRICAL PLANS FOR ROUTING
35. FREEZELESS YARD HYDRANT AT BUILDING - SEE DETAIL 6 ON SHEET M2
36. APPROXIMATE LOCATION FOR POLE MOUNTED TRANSFORMER PER SERVICE PROVIDER SPECIFICATIONS - COORDINATE WITH SERVICE PROVIDER PRIOR TO CONSTRUCTION
37. PROVIDE DOWNSPOUT CONNECTOR AT BUILDING DOWN SPOUT - SEE ARCHITECTURAL PLANS - SEE DETAIL 21/ C4.0 - SEE GRADING PLAN FOR INVERTS
38. 4'-2"X7'-0"X2'-0" MONUMENT SIGN 12'-0" OVERALL HEIGHT - SEE SIGNAGE SHEETS FOR DETAILS - FINAL LOCATION AND DESIGN TO BE DETERMINED DURING SIGN PERMIT REVIEW

ADDITIONAL SITE FEATURES

50. TIE TO EXISTING - MATCH GRADE
51. GRASS AREA - PROVIDE 6" TOPSOIL & SOD COMMON TO REGION ON ALL DISTURBED AREAS NOT TO BE PAVED
52. SLOPE GRADE FROM BACK OF CURB DOWN TO MATCH THE EXISTING/PROPOSED GRADE - SEE GRADING PLAN

GENERAL AZ NOTES

1. PROOF ROLL BUILDING AND ALL PARKING AREAS. NOTIFY THE ARCHITECT OF ANY UNACCEPTABLE AREAS.
2. EDGE OF NEW PAVEMENT TO BE FLUSH WITH EXISTING PAVEMENT.
3. ALL SIDEWALK CURB AND GUTTER STREET PAVING, CURB CUTS, DRIVEWAY APPROACHES, HANDICAP RAMP, ETC, CONSTRUCTED OUTSIDE THE PROPERTY LINE IN THE RIGHT-OF-WAY SHALL CONFORM TO ALL MUNICIPAL AND/OR STATE SPECIFICATIONS AND REQUIREMENTS.
4. FOR AREAS OUTSIDE THE PROPERTY LINES, REPAIR AND/OR REPLACE ALL DAMAGE DONE TO EXISTING ELEMENTS (SIDEWALKS, PAVING, LANDSCAPING, ETC.) AS REQUIRED BY OWNER AND/OR GOVERNING AUTHORITY.
5. FOR PROPOSED UTILITY LOCATIONS, SEE THE UTILITY PLAN.

SITE DATA INFORMATION

PARKING REQUIRED (1/225 SF) = 33
EXISTING PARKING = 0
PROPOSED PARKING = 36
HC SPACES REQUIRED = 2
HC SPACES PROVIDED = 2
TOTAL PARKING = 38
PARKING STALL SIZE = 10'X18'
ADA PARKING STALL SIZE = 8'X18'
LOT AREA = 50,702 SF / 1.164 AC
NUMBER OF BUILDINGS = 1
BUILDING AREA = 7,381 SF
FLOOR AREA RATIO = 14.56%

ALL DISTURBED AREA SHALL BE STABILIZED WITH SOD, COMMON TO THE REGION - CONTRACTOR TO GUARANTEE AND MAINTAIN ALL NEW SODDED AREAS FOR 60 DAYS MINIMUM, AND ALL SODDED AREAS ARE STABILIZED.

PROVIDE (2) 4" PVC CONDUITS UNDER DRIVES TO ALL LANDSCAPED AREAS. PROVIDE 2' COVER AND CAP OFF. MARK STUB OUT WITH FLAG/MARKER.

ALL NEW GRASS SODDED AREAS TO BE IRRIGATED - IRRIGATION PLAN TO BE DESIGN BUILD BY G.C. - COORDINATE WITH A SOUTH CAROLINA CERTIFIED IRRIGATION CONTRACTOR

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

NAD83 MS STATE PLANE

REVISIONS			
1	2	3	
	4	5	6

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD
MS 39110

GLUCKSTADT
SITE PLAN

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL: (901) 495-8994 FAX: (901) 495-8969

For Bidding & Contractor Information Contact:
Dodge Data & Analytics, Tel. 413-930-4215
Cindy.searcy@construction.com

Civil Engineering Services
7705 Spicer Farm Lane
Fairview, Tennessee
37062
phone: (615) 533-0401
fax: (615) 523-8865
e-mail: ray@civilengineeringservices.net
Engineering, Environmental, Land Planning

10/08/2021

7N2

C1.0

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GENERAL UTILITY NOTES

1. ALL UTILITIES SHOWN ARE APPROXIMATE LOCATIONS ONLY AND HAVE BEEN COMPILED FROM THE LATEST AVAILABLE MAPPING. THE EXACT LOCATION OF ALL UNDERGROUND UTILITIES SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO THE START OF CONSTRUCTION.
2. GENERAL CONTRACTOR TO COORDINATE WITH THE LOCAL UTILITY COMPANIES FOR ALL LOCATIONS AND CONNECTIONS. A PRECONSTRUCTION MEETING WITH THE VARIOUS UTILITY COMPANIES, IS REQUIRED PRIOR TO THE START OF ANY CONSTRUCTION ACTIVITY.
3. THE CONTRACTOR SHALL VISIT THE SITE AND VERIFY THE ELEVATION AND LOCATION OF ALL UTILITIES BY VARIOUS MEANS PRIOR TO BEGINNING ANY EXCAVATION. TEST PITS SHALL BE DUG AT ALL LOCATIONS WHERE SEWERS CROSS EXISTING UTILITIES, AND THE HORIZONTAL AND VERTICAL LOCATIONS OF THE UTILITIES SHALL BE DETERMINED. THE CONTRACTOR SHALL CONTACT AUTOZONE IN THE EVENT OF ANY UNFORESEEN CONFLICTS BETWEEN EXISTING AND PROPOSED UTILITIES SO THAT AN APPROPRIATE MODIFICATION MAY BE MADE.
4. THE CONTRACTOR SHALL INSURE THAT ALL UTILITY COMPANIES AND CITY STANDARDS FOR MATERIALS AND CONSTRUCTION METHODS ARE MET. THE CONTRACTOR SHALL PERFORM PROPER COORDINATION WITH THE RESPECTIVE UTILITY COMPANY. THE CONTRACTOR SHALL COORDINATE WORK TO BE PERFORMED BY THE VARIOUS UTILITY COMPANIES AND SHALL PAY ALL FEES FOR CONNECTIONS, DISCONNECTION, RELOCATION'S, INSPECTIONS, AND DEMOLITION. (AUTOZONE TO REIMBURSE GENERAL CONTRACTOR FOR ALL SANITARY SEWER AND WATER TAP FEES).
5. ALL VALVE BOXES AND CURB BOXES SHALL BE ADJUSTED TO THE FINAL GRADES. ALL CURB BOXES SHALL BE LOCATED IN GRASSED AREAS UNLESS INDICATED OTHERWISE ON THE PLANS.
6. SANITARY LATERAL SHALL MAINTAIN (10' MIN. HORIZONTAL 1.5' VERTICAL MIN.) SEPARATION DISTANCE FROM WATER LINES UNLESS OTHERWISE SHOWN, OR ADDITIONAL PROTECTION MEASURES WILL BE REQUIRED. WHERE WATER LINE CROSSES ABOVE SANITARY LATERAL BY LESS THAN 2' VERTICAL, A CONCRETE ENCASEMENT SHALL BE INSTALLED, CONTRACTOR SHALL CENTER ONE JOINT OF PIPE AT CROSSING.
7. THIS PLAN DETAILS PIPES UP TO 5' FROM THE BUILDING FACE. REFER TO THE BUILDING DRAWINGS FOR BUILDING CONNECTIONS. SUPPLY AND INSTALL PIPE ADAPTERS AS NECESSARY.
8. ALL EXISTING PAVEMENT WHERE UTILITY PIPING IS TO BE INSTALLED SHALL BE SAW CUT AND REPLACED IN ACCORDANCE WITH THE PAVEMENT REPAIR REQUIREMENTS OF THE GOVERNING AUTHORITY.
9. WATER PIPE SHALL BE PEX (HDPE) TUBING.
10. ALL SANITARY SEWER MAIN LINES SHALL BE SCHEDULE 40 PVC PIPE (EXCEPT AS NOTED ON PLANS). ALL PVC PIPE SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDED PROCEDURE.

AUTOZONE WATER NOTES:

ALL WATER INFRASTRUCTURE CONSTRUCTION TO BE COORDINATED WITH THE LOCAL UTILITY SERVICE DEPARTMENT.

AUTOZONE TO REIMBURSE GENERAL CONTRACTOR FOR ALL SANITARY SEWER, GAS, AND WATER TAP FEES.

UTILITY CONTACTS

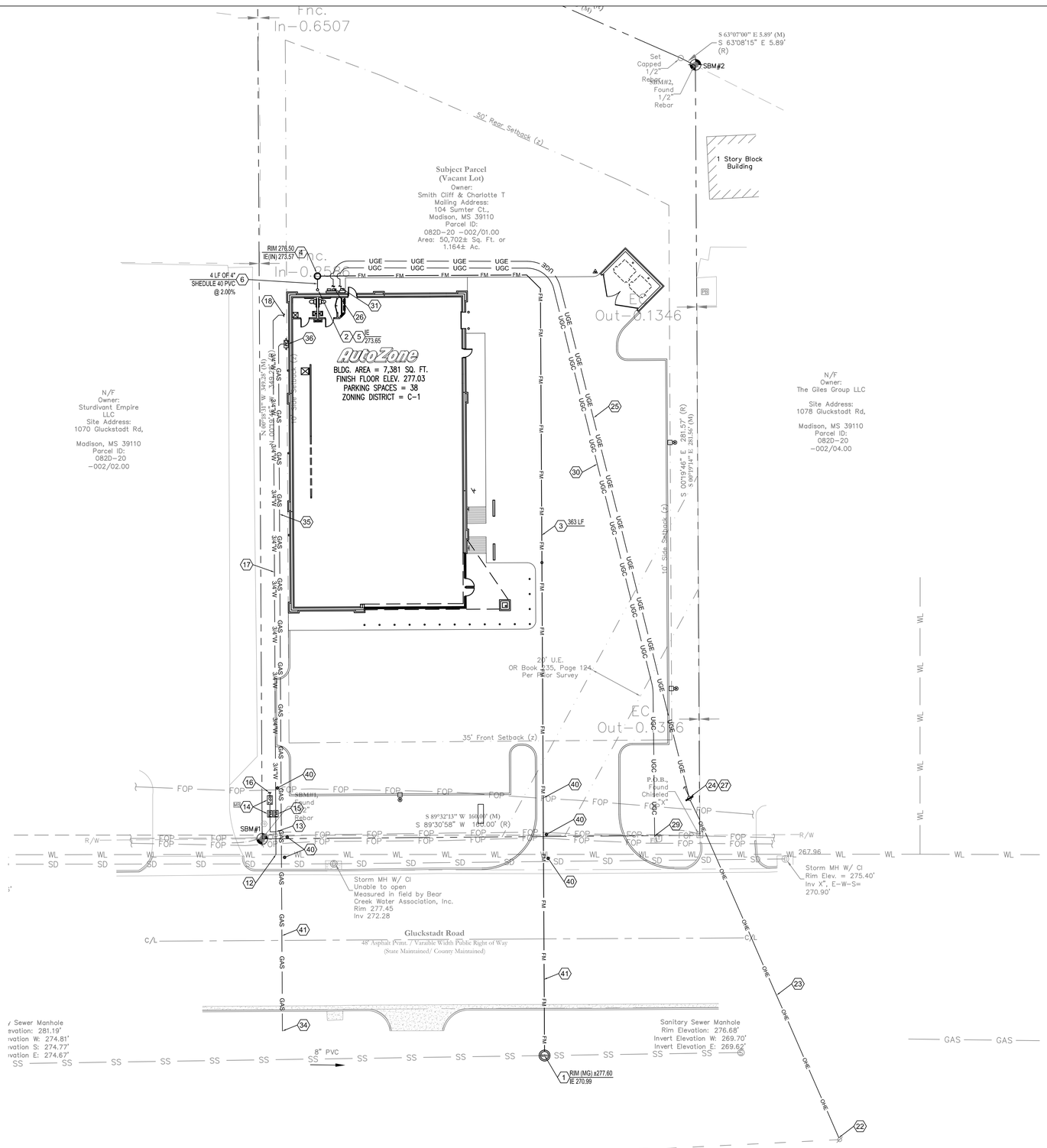
WATER DEPARTMENT
MADISONVILLE WATER
400 COLLEGE STREET N
MADISONVILLE, TN 37354
FRED CAGLE - COMMISSIONER
(423)572-0554

SANITARY SEWER DEPARTMENT
MADISONVILLE SANITATION
400 COLLEGE STREET N
MADISONVILLE, TN 37354
CHARLIE MCDONALD - COMMISSIONER
(423)572-0554

ELECTRIC DEPARTMENT
FORT LOUDOUN ELECTRIC COOPERATIVE
116 TELLICO PORT RD
VONORE, TN 37885
(877)353-2674

GAS DEPARTMENT
MADISONVILLE WATER
400 COLLEGE STREET N
MADISONVILLE, TN 37354
FRED CAGLE - COMMISSIONER
(423)572-0554

COMMUNICATIONS


Fnc.
In-0.6507
S 63°07'00" E 5.89' (M)
S 63°08'15" E 5.89' (R)
Set Capped 1/2" Rebar
SBM#2
SBM#2, Found 1/2" Rebar
50' Rear Setback (z)
Subject Parcel
(Vacant Call)
Owner:
Smith Cliff & Charlotte T
Mailing Address:
104 Sumter Ct.,
Madison, MS 39110
Parcel ID:
082D-20 -002/01.00
Area: 50,702± Sq. Ft. or
1.164± Ac.
1 Story Block Building
RIM 276.50
IE(IN) 273.57
4 LF OF 4" SHEDULE 40 PVC @ 2.00%
Fnc.
In-0.5510
UGE
FM
SBM
AutoZone
BLDG. AREA = 7,381 SQ. FT.
FINISH FLOOR ELEV. 277.03
PARKING SPACES = 38
ZONING DISTRICT = C-1
IE 273.65
Out-0.1346
N/F
Owner:
Sturdivant Empire LLC
Site Address:
1070 Gluckstadt Rd,
Madison, MS 39110
Parcel ID:
082D-20 -002/02.00
N/F
Owner:
The Giles Group LLC
Site Address:
1078 Gluckstadt Rd,
Madison, MS 39110
Parcel ID:
082D-20 -002/04.00
S 00°19'40" E 280.57' (R)
S 00°19'14" E 283.54' (M)
10' Side Setback (z)
3" GAS
3/4" W
3/4" GAS
3/4" W
3/4" GAS
3/4" W
3/4

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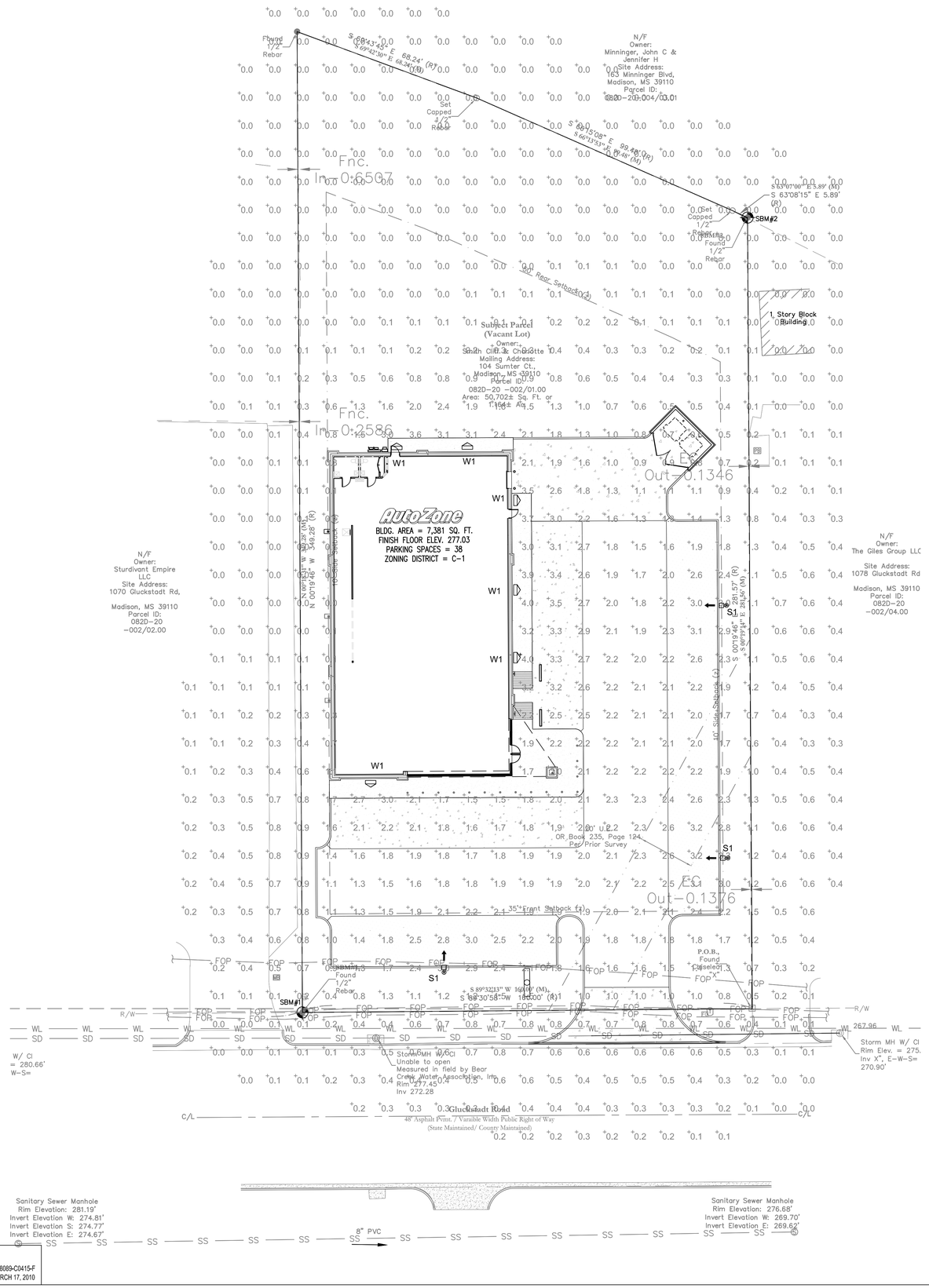
AutoZone
BLDG. AREA = 7,381 SQ. FT.
FINISH FLOOR ELEV. 277.03
PARKING SPACES = 38
ZONING DISTRICT = C-1
Subject Parcel
(Vacant Lot)
Owner:
South Cntl. Chevrolet
Mailing Address:
104 Sumter Ct.,
Madison, MS 39110
Parcel ID:
082D-20 -002/01.00
Area: 50,702± Sq. Ft. or
1.164± Ac.
N/F
Owner:
Minninger, John C &
Jennifer H
Site Address:
163 Minninger Blvd,
Madison, MS 39110
Parcel ID:
082D-20 -004/03.01
N/F
Owner:
Sturdivant Empire
LLC
Site Address:
1070 Gluckstadt Rd,
Madison, MS 39110
Parcel ID:
082D-20
-002/02.00
N/F
Owner:
The Giles Group LLC
Site Address:
1078 Gluckstadt Rd
Madison, MS 39110
Parcel ID:
082D-20
-002/04.00
Gluckstadt Road
48' Asphalt Pvmt. / Variable Width Public Right of Way
(State Maintained/ County Maintained)
1 Story Block Building
SBM#1
Found 1/2" Rebar
SBM#2
Found 1/2" Rebar
Set Capped 1/2" Rebar
Found 1/2" Rebar
Found 1/2" Rebar
P.O.B., Found Pinseled X
Storm MH W/ Cl
Unable to open
Measured in field by Bear
Creek Water Association, Inc.
Rim 277.45
Inv 272.28
Storm MH W/ Cl
Rim Elev. = 275.
Inv X", E-W-S=
270.90'
W/ Cl
= 280.66'
W-S=
Fnc.
In 0.6507
Fnc.
In 0.2586
Out 0.1346
Out 0.1376
W1
S1
E1
E2
E3
E4
E5
E6
E7
E8
E9
E10
E11
E12
E13
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E36
E37
E38
E39
E40

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D-Series Size 1
LED Area Luminaire

Catalog Number

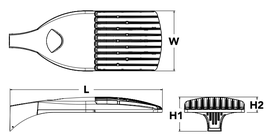
Notes

Type

Hit the Tab key or mouse over the page to see all interactive elements.

Specifications

EPA:	1.01 ft² (0.09 m²)
Length:	33" (83.8 cm)
Width:	13" (33.0 cm)
Height H1:	7-1/2" (19.0 cm)
Height H2:	3-1/2"
Weight (max):	27 lbs (12.2 kg)



Introduction

The modern styling of the D-Series is striking yet unobtrusive - making a bold, progressive statement even as it blends seamlessly with its environment. The D-Series distills the benefits of the latest in LED technology into a high performance, high efficacy, long-life luminaire.

The outstanding photometric performance results in sites with excellent uniformity, greater pole spacing and lower power density. It is ideal for replacing up to 750W metal halide in pedestrian and area lighting applications with typical energy savings of 65% and expected service life of over 100,000 hours.

Ordering Information

EXAMPLE: DSX1 LED P7 40K T3M MVOLT SPA NLTAIR2 PIRHN DDBXD

DSX1 LED

Series	LEDs	Color temperature	Distribution	Voltage	Mounting
DSX1 LED	**Forward optics** P1 P4 [1] P7 [1] P2 P5 [1] P8 P3 P6 [1] P9 [1] **Rotated optics** P10 [2] P12 [2] P11 [2] P13 [1,2]	30K 3000 K 40K 4000 K 50K 5000 K	T1S Type I short (Automotive) T2S Type II short T2M Type II medium T3S Type III short T3M Type III medium T4M Type IV medium TFTM Forward throw medium T5VS Type V very short [3] T5S Type V short [3] T5M Type V medium [3] T5W Type V wide [3] BLC Backlight control [4] LCCO Left corner cutoff [4] RCCO Right corner cutoff [4]	MVOLT [5] 120 [6] 208 [6] 240 [6] 277 [6] 347 [6] 480 [6]	**Shipped included** SPA Square pole mounting RPA Round pole mounting [7] WBA Wall bracket [7] SPUMBA Square pole universal mounting adaptor [8] RPUMBA Round pole universal mounting adaptor [8] **Shipped separately** KMA8 DDBXD U Mast arm mounting bracket adaptor (specify finish) [9]

Control options		Other options		Finish (required)	
Shipped installed		**Shipped installed**		DDBXD	Dark bronze
NLTAIR2	nLight AIR generation 2 enabled [10]	HS	House-side shield [20]	DBLXD	Black
PIRHN	Network, high/low motion/ambient sensor [11]	SF	Single fuse (120, 277 or 347V)	DNAXD	Natural aluminum
PER	NEMA twist-lock receptacle only (controls ordered separate) [12]	DF	Double fuse (208, 240 or 480V)	DWHXD	White
PER5	Five-pin receptacle only (controls ordered separate) [12,13]	L90	Left rotated optics [2]	DDBTXD	Textured dark bronze
PER7	Seven-pin receptacle only (controls ordered separate) [12,13]	R90	Right rotated optics [2]	DBLBXD	Textured black
DMG	0-10v dimming wires pulled outside fixture (for use with an external control, ordered separately) [14]	HA	50°C ambient operations [1]	DNATXD	Textured natural aluminum
DS	Dual switching [15,16,17]	**Shipped separately**		DWHGXD	Textured white
PIR	High/low, motion/ambient sensor, 8-15' mounting height, ambient sensor enabled at 5fc [17,18]	BS	Bird spikes [21]		
PIRH	High/low, motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 5fc [17,18]	EGS	External glare shield		
PIR1FC3V	High/low, motion/ambient sensor, 8-15' mounting height, ambient sensor enabled at 1fc [17,18]				
PIRH1FC3V	Bi-level, motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 1fc [17,18]				
FAO	Field adjustable output [17,19]				

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d#series

D-Series Size 1
LED Wall Luminaire

Catalog Number

Notes

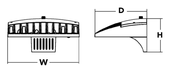
Type

Hit the Tab key or mouse over the page to see all interactive elements.

Specifications

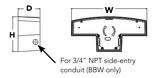
Luminaire

Width:	13-3/4" (34.9 cm)	**Weight:**	12 lbs (5.4 kg)
Depth:	10" (25.4 cm)		
Height:	6-3/8" (16.2 cm)		



Back Box (BBW, ELCW)

Width:	13-3/4" (34.9 cm)	**BBW Weight:**	5 lbs (2.3 kg)
Depth:	4" (10.2 cm)	**ELCW Weight:**	10 lbs (4.5 kg)
Height:	6-3/8" (16.2 cm)		



Introduction

The D-Series Wall luminaire is a stylish, fully integrated LED solution for building-mount applications. It features a sleek, modern design and is carefully engineered to provide long-lasting, energy-efficient lighting with a variety of optical and control options for customized performance.

With an expected service life of over 20 years of nighttime use and up to 74% in energy savings over comparable 250W metal halide luminaires, the D-Series Wall is a reliable, low-maintenance lighting solution that produces sites that are exceptionally illuminated.

Ordering Information

EXAMPLE: DSXW1 LED 20C 1000 40K T3M MVOLT DDBTXD

DSXW1 LED

Series	LEDs	Drive Current	Color temperature	Distribution	Voltage	Mounting	Control Options
DSXW1 LED	10C 10 LEDs (one engine) 20C 20 LEDs (two engines) [1]	350 350 mA 530 530 mA 700 700 mA 1000 1000 mA (1 A) [1]	30K 3000 K 40K 4000 K 50K 5000 K AMBPC Amber phosphor converted	T2S Type II Short T2M Type II Medium T3S Type III Short T3M Type III Medium T4M Type IV Medium TFTM Forward Throw Medium	MVOLT [2] 120 [3] 208 [3] 240 [3] 277 [3] 347 [3,4] 480 [3,4]	**Shipped included** (blank) Surface mounting bracket BBW Surface-mounted back box (for conduit entry) [5]	**Shipped installed** PE Photoelectric cell, button type [6] DMG 0-10v dimming wires pulled outside fixture (for use with an external control, ordered separately) PIR 180° motion/ambient light sensor, <15' mtg ht [6,7] PIRH 180° motion/ambient light sensor, 15-30' mtg ht [6,7] PIR1FC3V Motion/ambient sensor, 8-15' mounting height, ambient sensor enabled at 1fc [6,7] PIRH1FC3V Motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 1fc [6,7] ELCW Emergency battery backup (includes external component enclosure), CA Title 20 Noncompliant [8,9]

Other Options		Finish (required)			
Shipped installed		DDBXD	Dark bronze	DSSXD	Sandstone
SF	Single fuse (120, 277 or 347V) [3,10]	DBLXD	Black	DDBTXD	Textured dark bronze
DF	Double fuse (208, 240 or 480V) [3,10]	DNAXD	Natural aluminum	DBLBXD	Textured black
HS	House-side shield [11]	DWHXD	White	DNATXD	Textured natural aluminum
SPD	Separate surge protection [12]			DWHGXD	Textured white
Shipped separately [13]				DSSTXD	Textured sandstone
BSW	Bird-deterrent spikes				
VG	Vandal guard				
DDL	Diffused drop lens				

Accessories

Ordered and shipped separately.

DSXWHS U	House-side shield (one per light engine)
DSXWBSW U	Bird-deterrent spikes
DSXW1VG U	Vandal guard accessory

NOTES
1. 20C 1000 is not available with PIR, PIRH, PIR1FC3V or PIRH1FC3V.
2. MVOLT driver operates on any line voltage from 120-277V (50/60 Hz).
3. Single fuse (SF) requires 120, 277 or 347 voltage option. Double fuse (DF) requires 208, 240 or 480 voltage option.
4. Only available with 20C, 700mA or 1000mA. Not available with PIR or PIRH.
5. Back box ships installed on fixture. Cannot be field installed. Cannot be ordered as an accessory.
6. Photocontrol (PE) requires 120, 208, 240, 277 or 347 voltage option. Not available with motion/ambient light sensors (PIR or PIRH).
7. Reference Motion Sensor table on page 3.
8. Cold weather (-20C) rated. Not compatible with conduit entry applications. Not available with BBW mounting option. Not available with fusing. Not available with 347 or 480 voltage options. Emergency components located in back box housing. Emergency mode IES files located on product page at www.lithonia.com
9. Not available with SPD.
10. Not available with ELCW.
11. Also available as a separate accessory; see Accessories information.
12. Not available with ELCW.

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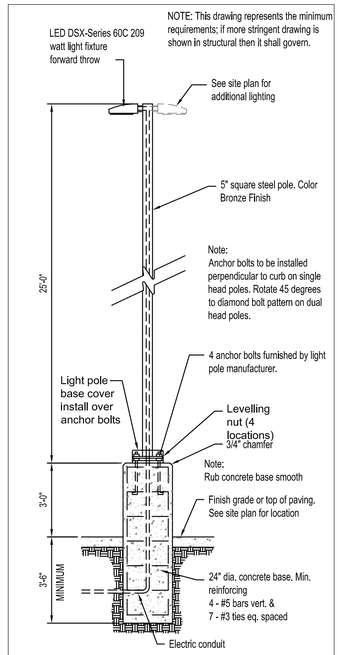

NO SCALE SEC-C13

13 TYPICAL LIGHT POLE

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

BENCHMARK #1
1/2" REBAR
N: 1,097,408.07
E: 2,365,109.95
ELEV= 277.93

BENCHMARK #2
1/2" REBAR
N: 1,097,409.61
E: 2,365,269.98
ELEV= 272.84

FLOOD NOTE:
FLOOD ZONE "AE"
PER FEMA MAP NO. 28089-C0415-F
EFFECTIVE DATE: MARCH 17, 2010

Civil Engineering Services
7705 Spicer Farm Lane
Fairview, Tennessee
37062
phone: (615) 533-0401
fax: (615) 523-8865
e-mail: ray@civilengineeringservices.net
Engineering, Environmental, Land Planning

NAD83 MS STATE PLANE

REVISIONS

1	2	3
4	5	6

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD
GLUCKSTADT MS 39110

PHOTOMETRIC DETAILS

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL: (901) 495-8994 FAX: (901) 495-8969

For Bidding & Contractor Information Contact:
Dodge Data & Analytics, Tel. 413-930-4215
Cindy.searcy@construction.com

10/08/2021

7N2

PH 5.1

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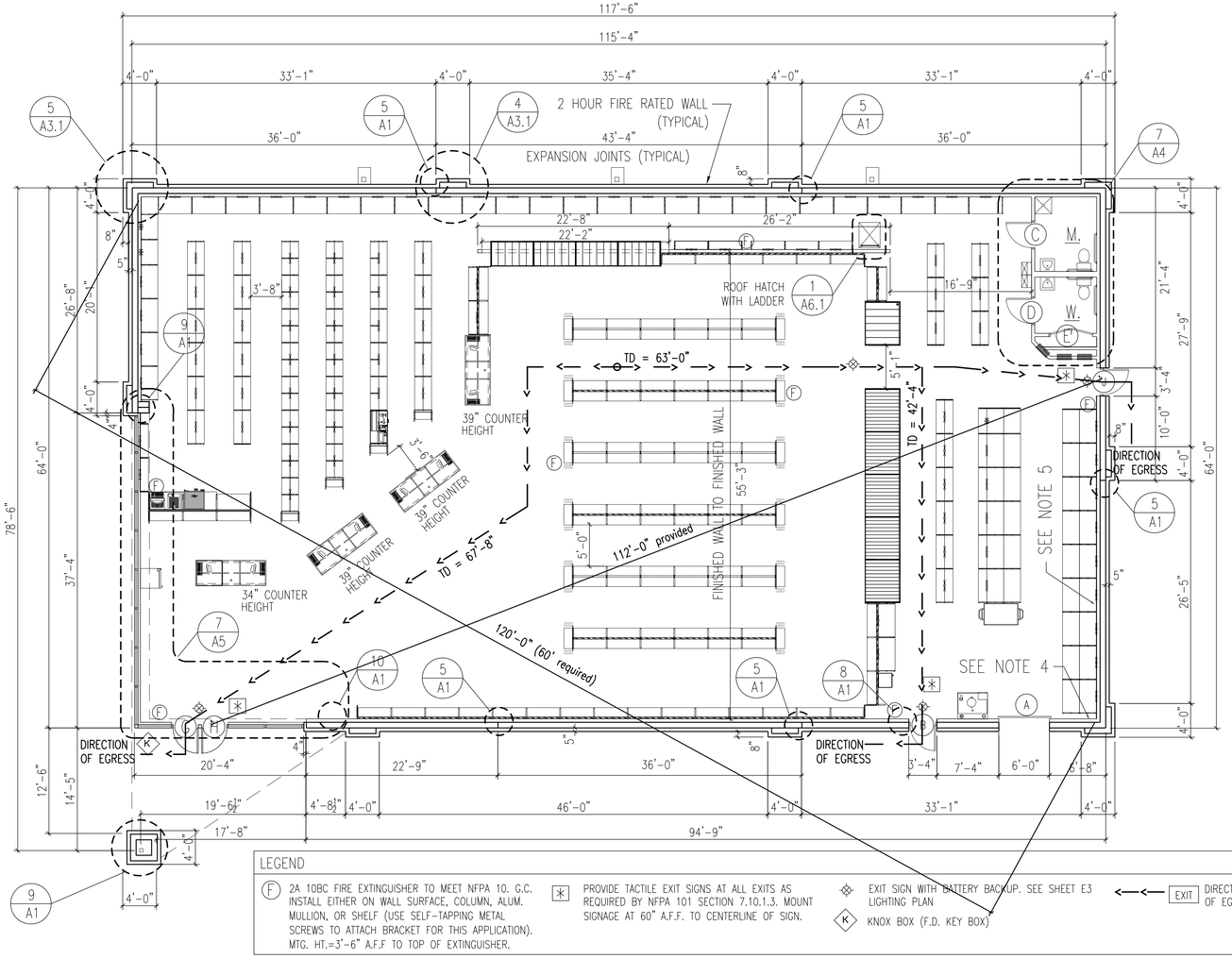


1/8" = 1'-0"

1 | FLOOR PLAN

1. REFER TO STRUCTURAL DRAWINGS FOR ALL DETAILS AND REQUIREMENTS REGARDING FOUNDATIONS, WALL REINFORCING, BOND BEAMS, LINTELS, AND ROOF FRAMING.
2. REFER TO CIVIL DRAWINGS FOR LOCATIONS AND DETAILS OF SIDEWALKS, PIPE GUARDS, ETC., AS WELL AS FINISH FLOOR ELEVATION AND EXTERIOR FINISHED GRADES AROUND THE BUILDING.
3. INSTALL 6" WIDE, 20 GAUGE GALVANIZED SHEET METAL STRIP BETWEEN THE BACK OF THE GYPSUM BOARD AND THE FACE OF THE METAL STUD AROUND THE ENTIRE PERIMETER OF THE BUILDING, AS WELL AS BOTH SIDES OF THE CURTAIN WALL. TOP OF STRIP TO BE 93" ABOVE FINISHED FLOOR. REFER TO SHEET A-4 FOR DETAILS OF CURTAIN WALL.
4. SEE SHEET M-2 FOR LOCATION OF NON FREEZE YARD HYDRANT AND INSTALLATION REQUIREMENTS.
5. INSTALL 1/2" X 4'-0" X 8'-0" AC PLYWOOD HORIZONTALLY WITH THE LONG EDGE ON THE FLOOR AND THE END JOINT CENTERING ON A STUD. APPLY PLYWOOD TO THE FACE OF GYPSUM BOARD WITH SCREWS TO FACILITATE FUTURE REPLACEMENT. SEE INTERIOR ELEVATIONS SEE 3/A4 DETAIL.

1/8" = 1'-0" AFN01

2 | FLOOR PLAN NOTES

LOCATION	FLOOR		BASE		WALLS		CLG.		REM.
	SEALED CONCRETE	VINYL TILE	VINYL	QUARRY TILE	GYPSUM BOARD	FIBER REINFORCED PANELS	METAL DECK	GYPSUM BOARD	
SALES AREA		●	●		●		●		
REST ROOMS	●		●			●		●	

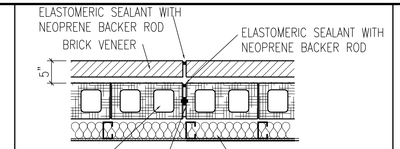
3/16" = 1'-0" AFC01

3 | ROOM FINISH SCHEDULE

MK	SIZE	TYPE	FRAME	JAMB DETAIL	HEAD DETAIL	ADA / EXIT HARDWARE (SEE SECTION 08700 OF THE SPECIFICATIONS)
A	6'-0" x 8'-0"	STEEL OVERHEAD ROLL-UP	STEEL ANGLE	6;7&8/A1	6&7/A1	
B	3'-0" x 7'-0" x 1-3/4"	HOLLOW METAL	HOLLOW METAL	8/A1	8/A1	PUSH BAR EXIT DEVICE WILL HAVE AN INTEGRAL SOUNDER
C	3'-0" x 6'-8" x 1-3/4"	SOLID CORE WOOD UNDERCUT DOOR 1"	HOLLOW METAL	8/A1	8/A1	LEVER HANDLE PRIVACY SETS, CLOSER: LCN #P4041, PLATED FINISH US 26D, CLOSER IS PARALLEL ARM AND MOUNTS ON PUSH SIDE OF DOOR
D	3'-0" x 6'-8" x 1-3/4"	SOLID CORE WOOD UNDERCUT DOOR 1"	HOLLOW METAL	8/A1	8/A1	LEVER HANDLE PRIVACY SETS, CLOSER: LCN #P4041, PLATED FINISH US 26D, CLOSER IS PARALLEL ARM AND MOUNTS ON PUSH SIDE OF DOOR
E	2'-6" x 6'-8" x 1-3/4"	SOLID CORE WOOD PAIR REQUIRED	HOLLOW METAL	8/A1	8/A1	UNDERCUT DOOR 1" (PAIR REQUIRED)
G	3'-0" x 7'-0" x 1-3/4"	GLASS & ALUMINUM SEE SHEET A-5	ALUMINUM	SEE MANUFACTURER'S SHOP DRAWINGS		SELF CLOSERS MOUNTED ON THE INSIDE OF BUILDING, CYLINDER LOCKS (KEY OPERATION EXTERIOR AND THUMB TURN INTERIOR), PUSH BARS AND PULLS, SIGN OVER EACH EXIT DOOR TO READ AS FOLLOWS "THIS DOOR TO REMAIN UNLOCKED WHEN BUILDING IS OCCUPIED" 1" HIGH WHITE LETTERS.
H	3'-0" x 7'-0" x 1-3/4"	GLASS & ALUMINUM SEE SHEET A-5	ALUMINUM	SEE MANUFACTURER'S SHOP DRAWINGS		
J	3'-0" x 7'-0" x 1-3/4"	HOLLOW METAL	HOLLOW METAL	8/A1	8/A1	PUSH BAR EXIT DEVICE

3/32" = 1'-0" ADC01

4 | DOOR SCHEDULE – HOLLOW METAL DOORS & FRAMES

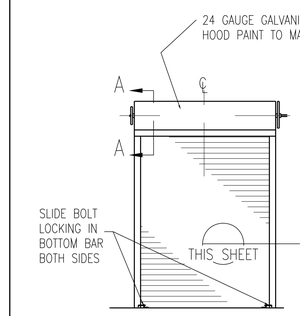


NOTE: SEE STRUCTURAL DRAWINGS FOR REINFORCING REQUIREMENTS

3/4" = 1'-0" AFS01

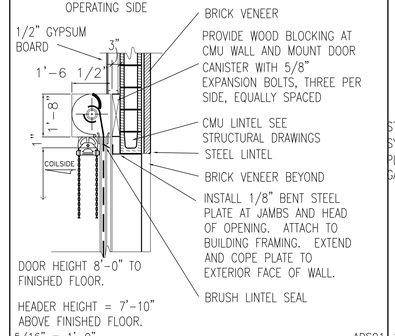
5 | EXPANSION JOINT DETAIL

CHAIN OPERATED INSULATED DOOR SURFACE MOUNTED



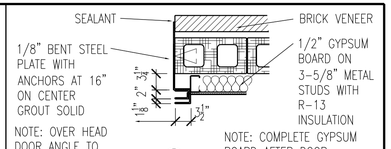
6 | OVERHEAD DOOR ELEVATION

NOTE: GENERAL CONTRACTOR TO INSTALL 6" X 8'-0" ALUMINUM CHAIN GUARD ON WALL AT OPERATING SIDE



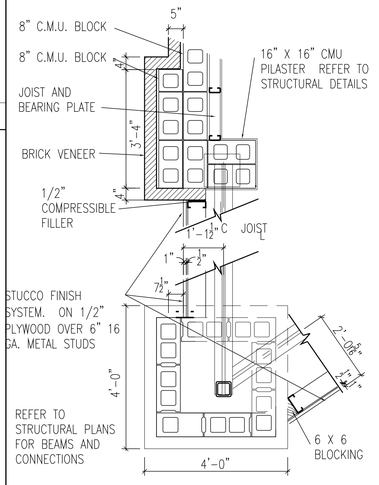
5/16" = 1'-0" ADS01

7 | OVERHEAD DELIVERY DOOR (A)



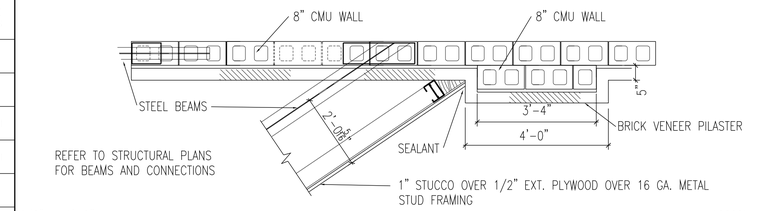
3/4" = 1'-0" ADS02

8 | JAMB DETAILS



1/2" = 1'-0" ACS01NL

9 | SECTION AT CANOPY



1/2" = 1'-0" ACS02NL

10 | SECTION AT CANOPY

REVISIONS

1	2	3
4	5	6

AutoZone Store No. 5607
GLUCKSTADT ROAD

GLUCKSTADT

MS 39110

FLOOR PLAN / DOOR SCHEDULE / WALL DETAILS

Architect: George Callow
123 South Front Street
Memphis, Tennessee 38103
TEL: 901-495-8701 FAX: (901) 495-8969

For Bidding & Contractor Information Contact:
McGraw - Hill Construction Tel. 615-884-1017
www.construction.com

REGISTERED ARCHITECT George W. Callow 2079 Memphis, TN STATE OF MISSISSIPPI

10/12/21

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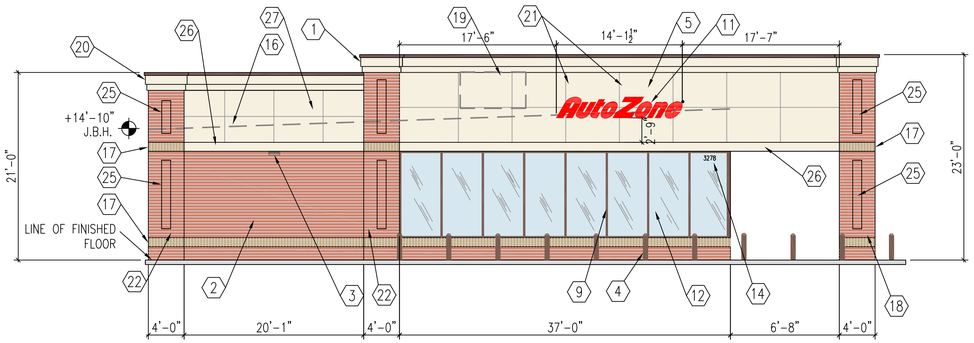
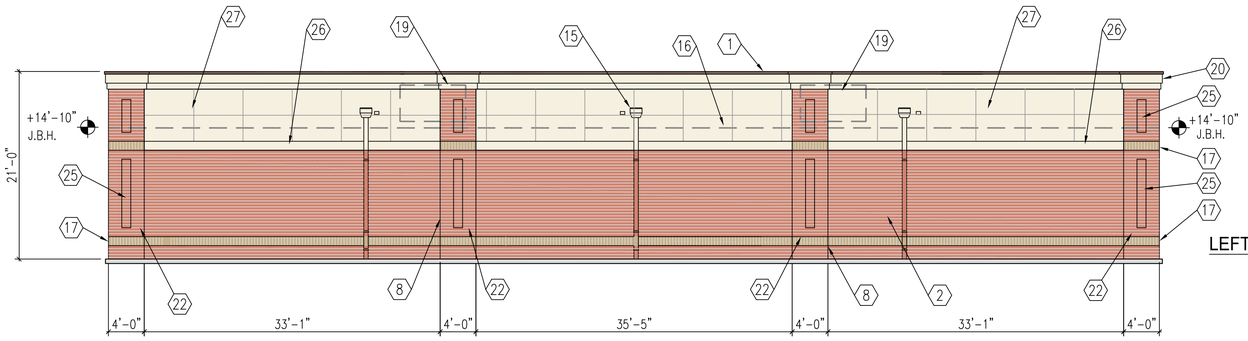
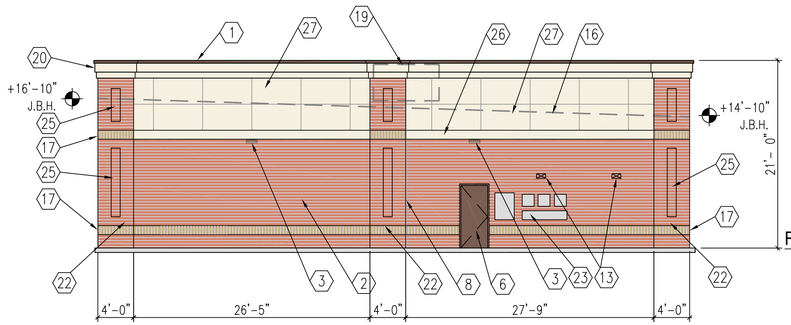


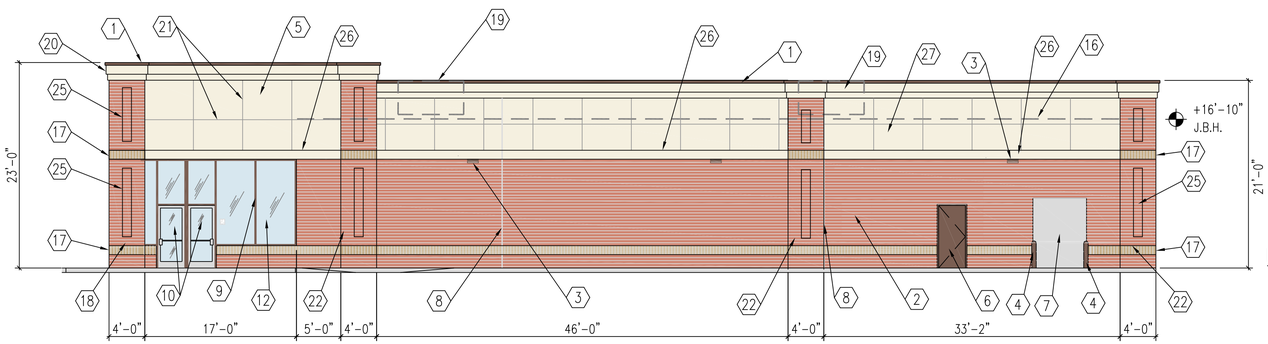
FRONT WALL (South View)
Gluckstadt Road



LEFT SIDE WALL (West View)



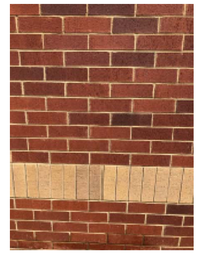
REAR WALL (North View)



LEFT SIDE WALL (South View)

J.B.H. = JOIST BEARING HEIGHT

1 BUILDING ELEVATIONS



BRICK COLORS:

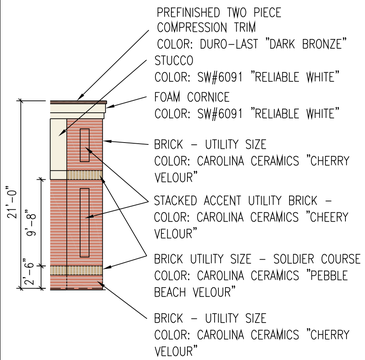
FIELD BRICK RUNNING BOND – UTILITY SIZE
COLOR: CAROLINA CERAMICS "CHERRY VELOUR"

STACKED BRICK – UTILITY SIZE
COLOR: CAROLINA CERAMICS "CHERRY VELOUR"

SOLDIER COURSE BRICK – UTILITY SIZE
COLOR: CAROLINA CERAMICS "PEBBLE BEACH VELOUR"

1. PREFINISHED TWO PIECE COMPRESSION TRIM
COLOR: DURO-LAST "DARK BRONZE"
2. BRICK UTILITY SIZE – RUNNING BOND
COLOR: CAROLINA CERAMICS "CHERRY VELOUR"
3. WALL MOUNTED LIGHT FIXTURE – DARK BRONZE FINISH
4. PIPE GUARD WITH ARCHITECTURAL BROWN SLEEVE
5. STUCCO FINISH
COLOR: SW#6091 RELIABLE WHITE
6. PAINT MAN DOOR & METAL FRAMES DARK BRONZE
7. PAINT OVERHEAD DOOR & ANGLES DARK BRONZE
8. EXPANSION JOINT
9. ALUMINUM STOREFRONT – DARK BRONZE FINISH
10. GLASS AND ALUMINUM DOORS – CLEAR ANODIZED FINISH
11. FRONT WALL SIGN – 28" RED CHANNEL LETTERS
12. ALUMINUM STOREFRONT – DARK BRONZE FACTORY FINISH WITH TINTED GRAY GLASS
13. TOILET WALL VENTS PAINT TO MATCH WALL
14. STORE ADDRESS – 6" WHITE REFLECTIVE NUMBERS
15. SCUPPERS AND DOWNSPOUTS. PAINTED TO MATCH BACKGROUND WALL COLOR. ADJACENT 4" H. X 6" W. OVERFLOW SCUPPER. FLOWLINE 2" ABOVE ROOF.
16. BOND BEAM AT ROOF LINE
17. BRICK UTILITY SIZE – SOLDIER COURSE
COLOR: CAROLINA CERAMICS "PEBBLE BEACH VELOUR"
18. 4'-0" SQUARE BRICK COLUMN
19. HVAC UNITS SCREENED BEHIND PARAPET WALL
20. FOAM CORNICE
COLOR: SW#6091 "RELIABLE WHITE"
21. 1" VERTICAL AND HORIZONTAL V-GROVE SCORED JOINTS (TYP.)
22. 4'-0" WIDE BRICK PILASTER (8" PROJECTION)
23. ELECTRICAL EQUIPMENT
24. NOT USED
25. STACKED ACCENT UTILITY BRICK – (⅛" RECESSED)
COLOR: CAROLINA CERAMICS "CHERRY VELOUR"
26. 12" HIGH X 1" DEPTH FOAM BOARD TRIM W/ E.F.S.
COLOR: SW #6091 "RELIABLE WHITE"
27. STUCCO FINISH
COLOR: SW #6091 "RELIABLE WHITE"

2 ELEVATION KEYNOTES



FIELD BRICK RUNNING BOND – UTILITY SIZE
COLOR: CAROLINA CERAMICS "CHERRY VELOUR"

STACKED BRICK – UTILITY SIZE
COLOR: CAROLINA CERAMICS "CHERRY VELOUR"

SOLDIER COURSE BRICK – UTILITY SIZE
COLOR: CAROLINA CERAMICS "PEBBLE BEACH VELOUR"

BRICK MORTAR COLOR: BEIGE

CONTACT: JEAN BREKLICH 803-788-1917

SCALE: ⅛" = 1'-0"

3 EXTERIOR WALL COLOR SCHEME

AUTOZONE INC.
Architect: Lew Ellis
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL: (901) 495-8707 FAX: (901) 495-8969
Email Address: george.callow@autozone.com

Prepared For: **AutoZone** STORE DEVELOPMENT
Store No. 5607
GLUCKSTADT ROAD
GLUCKSTADT, MS 39110

COLOR ELEVATIONS

REVISIONS
1.
2.
3.
4.

SCALE: 1/8" = 1'-0"

REGISTERED ARCHITECT
George W. Callow
2079
Memphis TN
STATE OF MISSISSIPPI

DATE
10/12/21

PROTOTYPE SIZE
7N2L

CE

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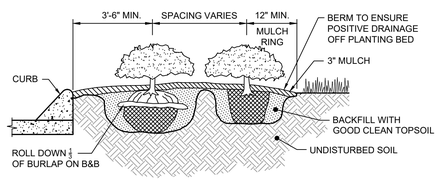
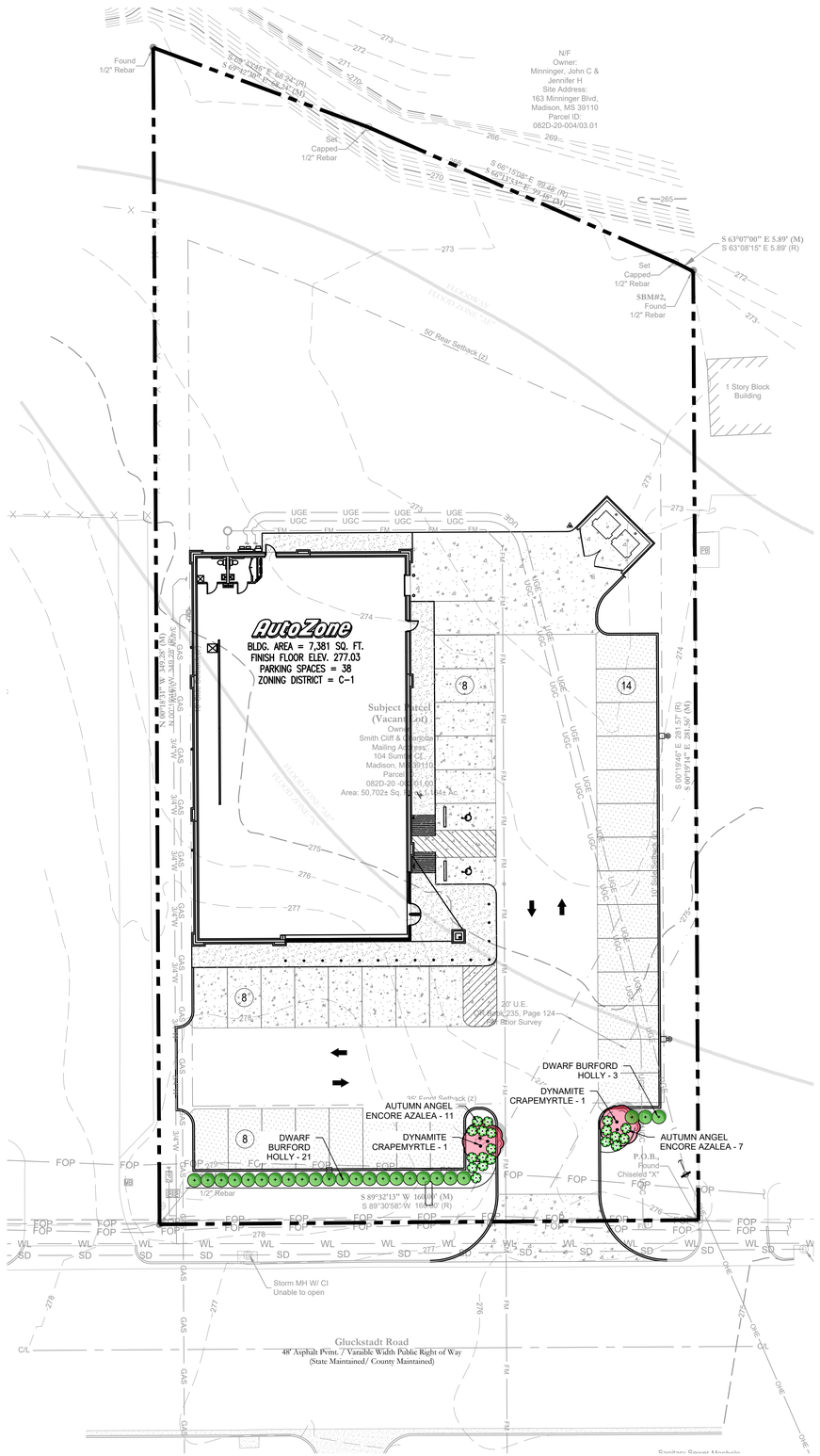
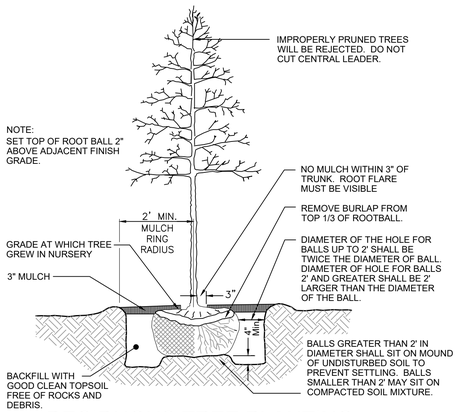
LANDSCAPE NOTES:

1. WHEN APPLICABLE, IT IS THE CONTRACTOR'S RESPONSIBILITY TO PROTECT EXISTING TREES TO REMAIN. NO HEAVY EQUIPMENT SHOULD BE PERMITTED TO OPERATE OR BE STORED, NOR ANY MATERIALS TO BE HANDLED OR STORED, WITHIN THE DRIPLINES OF TREES OUTSIDE THE LIMIT OF GRADING.
2. THE QUANTITIES INDICATED ON THE PLANT LIST AND PLAN ARE PROVIDED FOR THE BENEFIT OF THE CONTRACTOR. THE CONTRACTOR SHALL BE RESPONSIBLE FOR HIS OWN QUANTITY CALCULATIONS AND THE LIABILITY WHICH PERTAINS TO THOSE QUANTITIES AND TO ANY RELATED CONTRACT DOCUMENTS AND/OR PRICE QUOTATIONS. QUESTIONS SHOULD BE DIRECTED TO THE LANDSCAPE ARCHITECT.
3. ALL PLANT MATERIALS SHALL COMPLY WITH THE AMERICAN STANDARD FOR NURSERY STOCK: ANSI Z-60.1; LATEST EDITION, FOR SIZE AND QUALITY.
4. NO SUBSTITUTIONS AS TO TYPE, SIZE, OR SPACING OF PLANT MATERIALS SPECIFIED ON THIS PLAN MAY BE MADE WITHOUT THE APPROVAL OF THE LANDSCAPE ARCHITECT. KITA LANDSCAPE DESIGN (615) 469-1222.
5. THE CONTRACTOR IS TO VERIFY THE EXACT LOCATION OF ALL EXISTING UTILITIES AND TO PROTECT UTILITIES THAT ARE TO REMAIN. THE CONTRACTOR SHALL REPAIR ANY DAMAGE ACCORDING TO LOCAL STANDARDS AT THE CONTRACTOR'S EXPENSE. COORDINATE ALL CONSTRUCTION WITH THE APPROPRIATE UTILITY COMPANY.
6. SOD ALL DISTURBED AREAS.
7. SOIL USED FOR PLANTING SHALL CONSIST OF (5) PARTS TOPSOIL, (1) PART SAND AND (2) PARTS ORGANIC MATTER, MIXED WITH I POUND OF FERTILIZER PER CUBIC YARD.
   A. SAND SHALL BE CLEAN MASONRY SAND.
   B. ORGANIC MATTER SHALL BE PEAT MOSS, OR WELL COMPOSTED PINE BARK, OR APPROVED EQUAL AND SHALL BE FINELY GROUND AND FREE OF WEEDS.
   C. ALL FERTILIZER SHALL BE 10-10-10 WITH MINOR ELEMENTS. FERTILIZER SHALL HAVE 40-50% OF ITS TOTAL NITROGEN IN A WATER INSOLUBLE FORM.
8. PRE-EMERGENT HERBICIDE SHALL BE APPLIED TO ALL PLANT BEDS AND SOD AREAS PRIOR TO INSTALLATION. TREFLAN OR AN APPROVED EQUAL SHALL BE USED.
9. ALL PLANT BEDS SHALL HAVE A MINIMUM OF 3" DEEP MULCH. MULCH SHALL BE SHREDDED HARDWOOD.
10. IT IS THE LANDSCAPE CONTRACTOR'S RESPONSIBILITY TO CONFIRM MATERIAL QUANTITIES. IN THE EVENT OF A DISCREPANCY, THE QUANTITIES SHOWN ON THE PLAN SHALL TAKE PRECEDENCE OVER QUANTITIES SHOWN ON THE PLANT LIST.
11. PRIOR TO FINAL PAYMENT, THE LANDSCAPE CONTRACTOR SHALL PROVIDE THE OWNER WITH COMPLETE WRITTEN INSTRUCTIONS ON PROPER CARE OF ALL SPECIFIED PLANT MATERIALS.
12. THE LANDSCAPE INSTALLATION SHALL BE COORDINATED WITH THE IRRIGATION INSTALLATION WHEN APPLICABLE.
13. THE LANDSCAPE CONTRACTOR SHALL MAINTAIN POSITIVE DRAINAGE AWAY FROM STRUCTURES AND TAKE SPECIAL CARE TO INSURE THAT BED PREPARATION DOES NOT INHIBIT DRAINAGE.
14. ALL LAWN AREAS SHALL BE CULTIVATED TO A DEPTH OF 4" PRIOR TO SODDING AND SEEDING. PREPARED TURF BEDS SHALL BE FREE FROM STONES OVER 2" DIAMETER, WEEDS AND OTHER DELETERIOUS MATERIAL.
15. THE LANDSCAPE CONTRACTOR SHALL RAKE SMOOTH ALL SEED OR SOD AREAS PRIOR TO INSTALLATION.
16. THE CONTRACTOR SHALL BE RESPONSIBLE FOR BACKFILLING BEHIND THE CURB SO GRADE IS LEVEL WITH TOP OF CURB.
17. SODDED AREAS SHALL HAVE NO BARE AREAS. SEEDED AREAS SHALL BE CONSIDERED ACCEPTABLE WHEN FULL COVERAGE OF THE PERMANENT TURF GRASS SPECIES IS ESTABLISHED.
18. CUT AWAY ROPES OR WIRES FROM B&B PLANTS. PULL BACK BURLAP FROM TOP OF ROOT BALL. DO NOT ALLOW BURLAP TO BE EXPOSED AT SURFACE. TOTALLY REMOVE BURLAP IF IT IS SYNTHETIC.
19. IF CONTAINER GROWN PLANTS SHOW SIGNS OF BEING ROOT BOUND, SCORE ROOTS VERTICALLY.
20. ALL PLANT MATERIAL SHALL BE GUARANTEED FOR ONE YEAR FROM DATE OF FINAL ACCEPTANCE.
21. ALL REPLACEMENTS SHALL BE OF THE SAME TYPE, SIZE, AND QUALITY AS SPECIFIED ON THE PLANT LIST, UNLESS APPROVED OTHERWISE IN WRITING BY THE LANDSCAPE ARCHITECT.
22. ANY MATERIAL THAT IS DEEMED TO BE 25% DEAD OR MORE SHALL BE CONSIDERED DEAD, AND MUST BE REPLACED AT NO CHARGE. A TREE IS CONSIDERED DEAD WHEN THE MAIN LEADER HAS DIED BACK, OR MORE THAN 25% OF THE CROWN IS DEAD.
23. REPLACEMENTS SHALL BE MADE DURING THE NEXT PLANTING SEASON UNLESS THE LANDSCAPE CONTRACTOR AGREES TO AN EARLIER DATE.
    PLANTING DATES
    SPRING: MARCH 15 - APRIL 15
    FALL: OCTOBER 1 - NOVEMBER 30
24. THE LANDSCAPE CONTRACTOR WILL NOT BE RESPONSIBLE FOR PLANT MATERIAL THAT HAS BEEN DAMAGED BY VANDALISM, FIRE, RELOCATION, WILDLIFE, THEFT, OR OTHER ACTIVITIES BEYOND THE LANDSCAPE CONTRACTOR'S CONTROL.
25. CONTRACTOR TO IRRIGATE ALL NEW LANDSCAPE PLANTINGS AND LAWN AREAS WITH AN AUTOMATED UNDERGROUND IRRIGATION SYSTEM.
26. IRRIGATION TO HAVE A SEPARATE METER.
27. GENERAL CONTRACTOR TO COORDINATE AND BE RESPONSIBLE FOR WATERING ALL PLANTS AND SEEDED AREAS AFTER PLANTING UNTIL IRRIGATION SYSTEM IS OPERABLE.



SHRUB / GROUND COVER PLANTING
NOT TO SCALE





DECIDUOUS TREE PLANTING
NOT TO SCALE

PLANT SCHEDULE					
QTY.	COMMON NAME	BOTANICAL NAME	HEIGHT	TRUNK	COMMENTS
UNDERSTORY/COLUMNAR TREES					
2	'Dynamite' Crapemyrtle	Lagerstroemia indica 'Whit II'	6' - 7'	2" Cal.	Multi-Trunk, Min. (3) 2" canes
2	TOTAL - UNDERSTORY TREES				
SHRUBS					
19	'Autumn Angel' Encore Azalea	Rhododendron 'Robleg'	18" Min.	3 Gal.	Container (White)
24	Dwarf Burford Holly	Ilex cornuta 'Burfordii nana'	24" Min.	5 Gal.	Container
43	TOTAL - SHRUBS				
TURF					
	Common Bermuda	Cynodon dactylon			

GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20 ft.

KITA designs
Beauty | Economy | Sustainability

Kevin Reff, RLA
KITA Sustainable Designs, LLC
2101 Masters Drive
Springfield, TN 37172
(615) 469 - 1222 Ofc.
(615) 594 - 7333 Cell.
kreff@kitadesign.biz

Civil Engineering Services
7705 Spicer Farm Lane
Fairview, Tennessee
37062
phone: (615) 533-0401
fax: (615) 523-8865
e-mail: ray@civilengineeringservices.net
Engineering, Environmental, Land Planning

NAD83 MS STATE PLANE

REVISIONS			
1	4		
2	5		
3	6		

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD
GLUCKSTADT
LANDSCAPE PLAN
MS 39110

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL.: (901) 495-8994 FAX: (901) 495-8969
For Bidding & Contractor Information Contact:
Dodge Data & Analytics, Tel. 413-930-4215
Cindy.searcy@construction.com

RECISTERED LANDSCAPE ARCHITECT
RAYMOND E. REFF
806
STATE OF MISSISSIPPI

10/08/2021

7N2

L-1.1

Madison County, MS
I CERTIFY THIS INSTRUMENT FILED/RECORDED
8/17/2022 11:03:55 AM
INST. 963795 PAGE 1 OF 3
BOOK W - 4248/296
WITNESS MY HAND AND SEAL
Ronny Lott, C.C. BY: DA D.C.

PREPARED BY AND RETURN TO:

Gardner Richey (MS Bar #: 105292)
Maples & Richey, PLLC
801 Baptist Drive, Suite 203
Madison, Mississippi 39110
Phone: (601) 707-4114

INDEXING INSTRUCTIONS:

SE 1/4 of Section 20, T8N, R2E
Madison County, Mississippi

Parcel #: 082D-20-002/01.00

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars and No/100 ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned,

Cliff Smith and Charlotte T. Smith ("Grantor")
104 Sumter Court, Madison, MS 39110
Phone: 601-940-6520

does hereby GRANT, BARGAIN, SELL, CONVEY AND WARRANT to

AutoZone Mississippi Properties, LLC, a Nevada limited liability company ("Grantee")
123 S. Front Street, 3rd Floor, Memphis, TN 38103
Phone: 901-495-6500

the following described land (the "Property"), situated, lying and being in **Madison County**, Mississippi, to-wit:

See Exhibit A attached hereto and made a part hereof.

TOGETHER WITH all improvements and appurtenances, with every privilege, right, title, interest and estate, reversion, remainder, and easement thereto belonging or in anyway appertaining, to have and to hold the same in fee simple forever.

This conveyance and the warranty hereof are SUBJECT TO (a) ad valorem real property taxes and assessments for the current and subsequent years; (b) all zoning, environmental and other building and other regulations, laws, ordinances, orders, rules, permits, restrictions, codes and requirements of any governmental authorities, federal, state, county, local or otherwise; and (c) all covenants, conditions, restrictions, reservations (including prior oil, gas, mineral and royalty reservations), severances, easements, rights of way, leases or any other encumbrance or limitation of record, if any.

Current ad valorem taxes on the Property having been prorated, Grantee hereby assumes payment of all ad valorem real property taxes and assessments on the Property for the current year and subsequent years.

The terms "Grantor" and "Grantee" are used for singular or plural, as context requires, and include the respective heirs, personal representatives, successors and assigns of the parties hereto.

IN WITNESS WHEREOF, Grantor has signed this Warranty Deed on the date acknowledged below.

GRANTOR:

Cliff Smith

Charlotte T. Smith

STATE OF MS
COUNTY OF Madison

Personally appeared before me, the undersigned authority in and for the said county and state, on this 16th day of August, 2022, within my jurisdiction, the within named Cliff Smith and Charlotte T. Smith, who acknowledged that they executed the above and foregoing instrument.

Notary Public

STATE OF MISSISSIPPI
John David Harrison
NOTARY PUBLIC
ID No. 168764
My Comm. Expires
Dec. 26, 2023
HINDS COUNTY

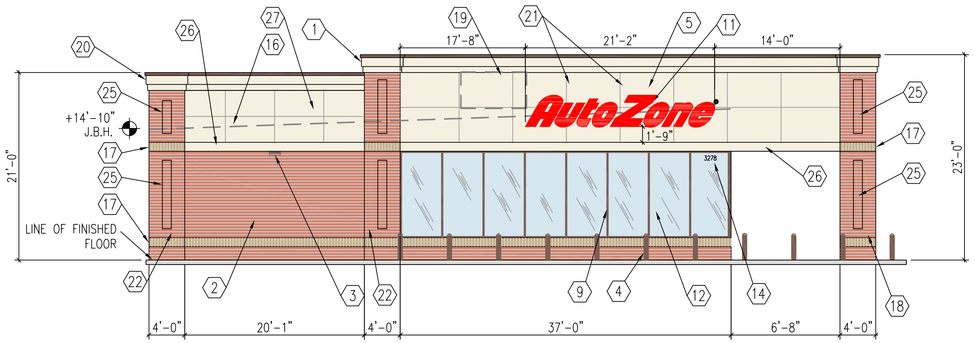
Section 9, II)

EXHIBIT A
LEGAL DESCRIPTION

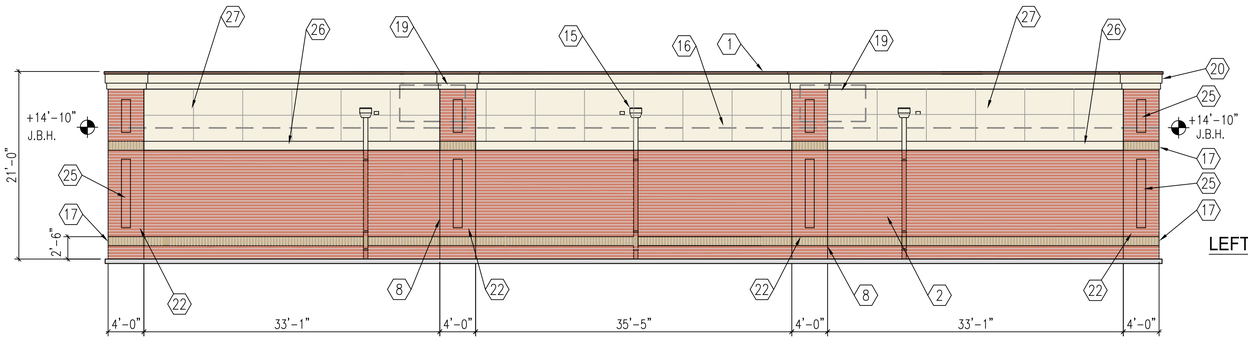
A PARCEL OF LAND CONTAINING 1.16 ACRES, MORE OR LESS, SITUATED IN THE SOUTHEAST 1/4 OF SECTION 20, TOWNSHIP 8 NORTH, RANGE 2 EAST, MADISON COUNTY, MISSISSIPPI AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGIN AT A FOUND IRON PIN IN THE NEW NORTHERN RIGHT OF WAY LINE OF GLUCKSTADT ROAD WHICH IS 2620.57 FEET SOUTH OF AND 1425.29 FEET EAST OF THE NORTHWEST CORNER OF THE SOUTHEAST 1/4 OF SAID SECTION 20, AS SHOWN ON ATTACHED SURVEY AND RUN THENCE SOUTH 89 DEGREES 30 MINUTES 58 SECONDS WEST ALONG SAID NORTHERN RIGHT OF WAY LINE FOR A DISTANCE OF 160.00 FEET TO A FOUND IRON PIN; LEAVING SAID NEW RIGHT OF WAY LINE, RUN THENCE NORTH 00 DEGREES 19 MINUTES 46 SECONDS WEST FOR A DISTANCE OF 349.28 FEET TO A FOUND IRON PIN; THENCE SOUTH 69 DEGREES 43 MINUTES 45 SECONDS EAST FOR A DISTANCE OF 68.24 FEET; THENCE SOUTH 66 DEGREES 15 MINUTES 08 SECONDS EAST FOR A DISTANCE OF 99.48 FEET; THENCE SOUTH 63 DEGREES 08 MINUTES 15 SECONDS EAST FOR A DISTANCE OF 5.89 FEET; THENCE SOUTH 00 DEGREES 19 MINUTES 46 SECONDS EAST ALONG THE EDGE OF CONCRETE PARKING AND A PROJECTION THEREOF FOR A DISTANCE OF 281.57 FEET TO THE POINT OF BEGINNING.

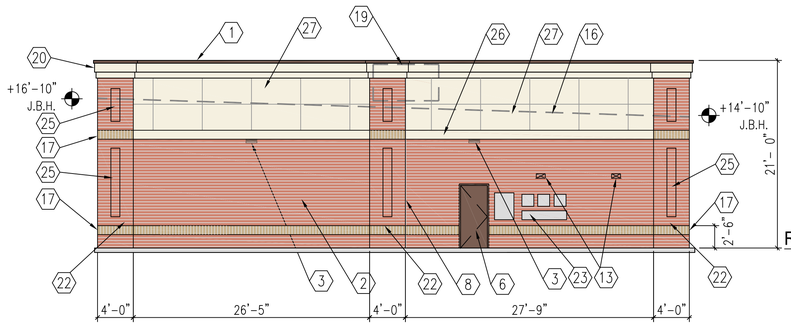
MADISON COUNTY, MS RONNY LOTT
I CERTIFY THIS INSTRUMENT WAS FILED ON 8/17/2022 11:03:55 AM AND RECORDED IN W BOOK:4248 PAGE:298



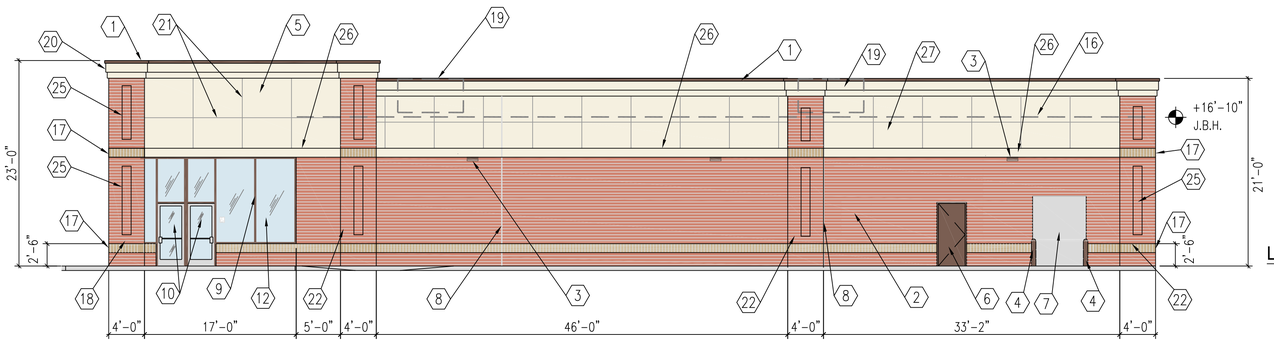
FRONT WALL (South View)
Gluckstadt Road



LEFT SIDE WALL (West View)

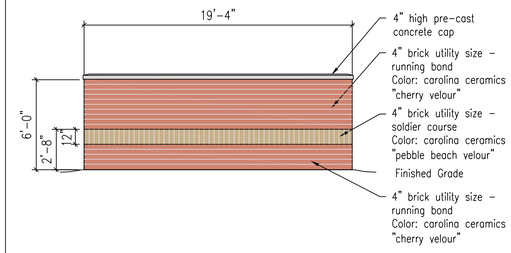


REAR WALL (North View)

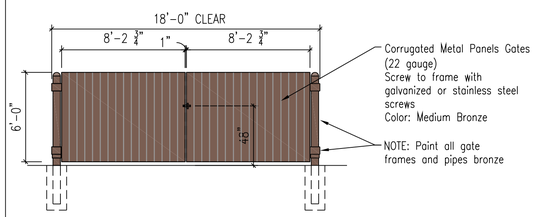


LEFT SIDE WALL (South View)

1 BUILDING ELEVATIONS



3 DUMPSTER WALL ELEVATIONS



3 GATE DETAIL DUMPSTER ENCLOSURE

BRICK COLORS:

FIELD BRICK RUNNING BOND - UTILITY SIZE
COLOR: CAROLINA CERAMICS "CHERRY VELOUR"

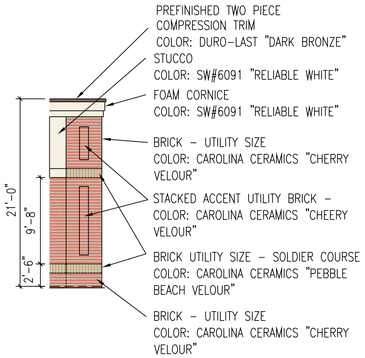
STACKED BRICK - UTILITY SIZE
COLOR: CAROLINA CERAMICS "CHERRY VELOUR"

SOLDIER COURSE BRICK - UTILITY SIZE
COLOR: CAROLINA CERAMICS "PEBBLE BEACH VELOUR"

J.B.H. = JOIST BEARING HEIGHT

1. PREFINISHED TWO PIECE COMPRESSION TRIM
COLOR: DURO-LAST "DARK BRONZE"
2. BRICK UTILITY SIZE - RUNNING BOND
COLOR: CAROLINA CERAMICS "CHERRY VELOUR"
3. WALL MOUNTED LIGHT FIXTURE - DARK BRONZE FINISH
4. PIPE GUARD WITH ARCHITECTURAL BROWN SLEEVE
5. STUCCO FINISH
COLOR: SW#6091 RELIABLE WHITE
6. PAINT MAN DOOR & METAL FRAMES DARK BRONZE
7. PAINT OVERHEAD DOOR & ANGLES DARK BRONZE
8. EXPANSION JOINT
9. ALUMINUM STOREFRONT - DARK BRONZE FINISH
10. GLASS AND ALUMINUM DOORS - CLEAR ANODIZED FINISH
11. FRONT WALL SIGN - 42" RED CHANNEL LETTERS
12. ALUMINUM STOREFRONT - DARK BRONZE FACTORY FINISH WITH TINTED GRAY GLASS
13. TOILET WALL VENTS PAINT TO MATCH WALL
14. STORE ADDRESS - 6" WHITE REFLECTIVE NUMBERS
15. SCUPPERS AND DOWNSPOUTS. PAINTED TO MATCH BACKGROUND WALL COLOR. ADJACENT 4" H. X 6" W. OVERFLOW SCUPPER. FLOWLINE 2" ABOVE ROOF.
16. BOND BEAM AT ROOF LINE
17. BRICK UTILITY SIZE - SOLDIER COURSE
COLOR: CAROLINA CERAMICS "PEBBLE BEACH VELOUR"
18. 4'-0" SQUARE BRICK COLUMN
19. HVAC UNITS SCREENED BEHIND PARAPET WALL
20. FOAM CORNICE
COLOR: SW#6091 "RELIABLE WHITE"
21. 1" VERTICAL AND HORIZONTAL V-GROVE SCORED JOINTS (TYP.)
22. 4'-0" WIDE BRICK PILASTER (8" PROJECTION)
23. ELECTRICAL EQUIPMENT
24. NOT USED
25. STACKED ACCENT UTILITY BRICK - (⅛" RECESSED)
COLOR: CAROLINA CERAMICS "CHERRY VELOUR"
26. 12" HIGH X 1" DEPTH FOAM BOARD TRIM W/ E.F.S.
COLOR: SW #6091 "RELIABLE WHITE"
27. STUCCO FINISH
COLOR: SW #6091 "RELIABLE WHITE"

2 ELEVATION KEYNOTES



FIELD BRICK RUNNING BOND - UTILITY SIZE
COLOR: CAROLINA CERAMICS "CHERRY VELOUR"

STACKED BRICK - UTILITY SIZE
COLOR: CAROLINA CERAMICS "CHERRY VELOUR"

SOLDIER COURSE BRICK - UTILITY SIZE
COLOR: CAROLINA CERAMICS "PEBBLE BEACH VELOUR"

BRICK MORTAR COLOR: BEIGE

CONTACT: JEAN BREKLICH 803-788-1917

SCALE: ⅛" = 1'-0"

3 EXTERIOR WALL COLOR SCHEME

AUTOZONE INC.
Architect: Lew Ellis
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL: (901) 495-8707 FAX: (901) 495-8969
Email Address: george.callow@autozone.com

Prepared For: **AutoZone** STORE DEVELOPMENT
Store No. 5607
1076 GLUCKSTADT ROAD
GLUCKSTADT, MS 39110

COLOR ELEVATIONS

REVISIONS
1.
2.
3.
4.

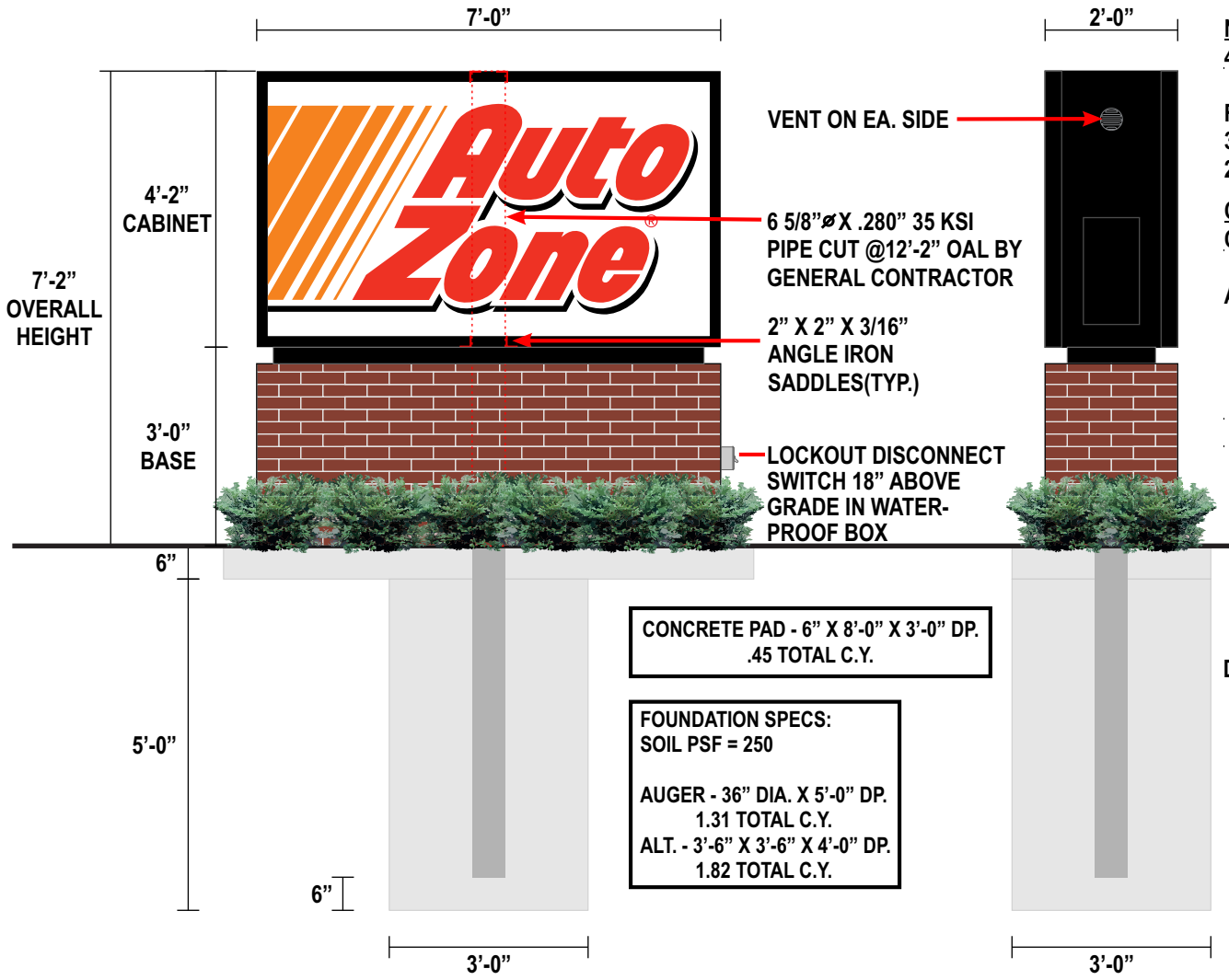
SCALE: 1/8" = 1'-0"

REGISTERED ARCHITECT
George W. Callow
2079
Memphis TN
STATE OF MISSISSIPPI

DATE
10/12/21

PROTOTYPE SIZE
7N2L

CE



NOTES:

4'-2" X 7'-0" X 2'-0" @ 7'-2" OAH INTERNALLY LED ILLUMINATED MONUMENT
FLEX FACES W/ FIRST SURFACE VINYL GRAPHICS
3" ALUMINUM REVEAL
2" RETAINERS

COLORS:

CABINET, RETAINERS, & REVEAL - MATTHEWS 42-204 GLOSS BLACK
AUTOZONE FACE - 3M PANAGRAPHICS III FLEXIBLE FACES W/ 3M 3630-44 ORANGE, 3630-143 RED, & 3630-22 BLACK VINYL W/ 3660 MATTE LAMINATE

**BRICK BASE TO MATCH BUILDING
CAROLINA CERAMICS - CHERRY VELOUR

CONCRETE PAD - 6" X 8'-0" X 3'-0" DP.
.45 TOTAL C.Y.

FOUNDATION SPECS:
SOIL PSF = 250

AUGER - 36" DIA. X 5'-0" DP.
1.31 TOTAL C.Y.
ALT. - 3'-6" X 3'-6" X 4'-0" DP.
1.82 TOTAL C.Y.

LANDSCAPING REQUIREMENTS:
THE BASE OF ALL GROUND-MOUNTED SIGNS IN RESIDENTIAL, COMMERCIAL, AND INDUSTRIAL DISTRICTS SHALL BE FULLY LANDSCAPED WITH PLANTERS AND/OR SHRUBS IN ALL DIRECTIONS, NOT LESS THAN THE DIMENSIONAL WIDTH OF THE SIGN.

GENERAL CONTRACTOR TO PROVIDE STEEL POLE, DIG FOOTER, POUR CONCRETE TO INCLUDE PAD, SET POLE, PROVIDE AND INSTALL BASE. SIGN VENDOR TO PROVIDE DOUBLE-FACE CABINET AND INSTALL ON POLE.

THIS DRAWING IS FOR CONCEPTUAL PURPOSES ONLY. DUE TO CONSTRUCTION CONSTRAINTS, SIZES AND OR LAYOUTS MAY CHANGE SLIGHTLY.

ID. ASSOCIATES
BRINGING THE WORLD'S BRANDS TO LIFE
1771 INDUSTRIAL ROAD · DOTHAN, ALABAMA · 36303
PH (888) 303-5534 · FAX (334) 836-1401
www.idassociatesinc.com

CLIENT: AUTOZONE	STORE NO.: #5607	REV.: R1 04/26/23 JAS	REV.:	REV.:	REV.:	Underwriters Laboratories Inc. LISTED
LOCATION: GLUCKSTADT, MISSISSIPPI	DATE: 10/13/21	REV.: R2 05/02/23 JAS	REV.:	REV.:	REV.:	
ACCOUNT REP.: CYNDI CRAWFORD	DRAWN BY: JAS	REV.:	REV.:	REV.:	EXHIBIT APPROVED BY:	
DRAWING NO.: AZ#5607-GLUCKSTADT, MS-FREESTANDING EXHIBIT			REV.:	REV.:		

CIVIL ENGINEERING SERVICES, PC

P.O. Box 1302, Fairview, TN 37062 Office (615) 533-0401

October 15, 2021

Madison County Planning and Zoning
125 West north street
Canton, MS 39046

Re: Transportation Impact Statement
AutoZone Store Number 5607
Gluckstadt, MS
Parcel ID: 082D-20 -002/01.00

Dear Staff:

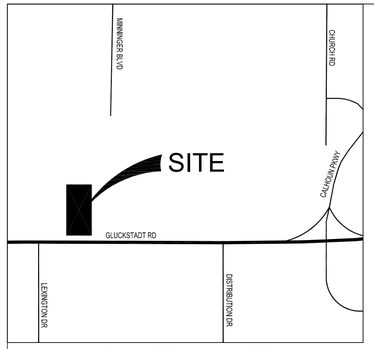
On behalf of AutoZone, we respectfully submit this Transportation Impact Statement in support of the Site Development Plans submittal.

The existing site is a vacant lot, located east of the Animal hospital at 1070 Gluckstadt Rd, Madison, MS 39110. The site is presently a grass, with some wooded area tot the north side of the property. There are no existing trips generated in relation to the existing condition. We propose to construct a new 7,381 sf AutoZone (Automotive Parts Retail). The proposed use will be retail only and will not include service of vehicles. Based on ITE 10th Edition, Code 843, the PM Peak Hour Total Trips is 36 vph, the AM Peak Hour Total Trips is 19 vph.

Thank you in advance for your time and review of the above impact statement. If you have any questions, please do not hesitate to contact me at (615) 533-0401.

Respectfully,
Ray Flake

Cc: Yuri Hawley



VICINITY MAP
(NOT TO SCALE)

AutoZone

AutoZone Store Development
Preliminary/Final Site Plan Submission

for:

AutoZone Store No. O152
WEST OF 1078 GLUCKSTADT RD
GLUCKSTADT, MS

PARCEL: 002 / 01.00

SURVEYOR:
BLEW & ASSOCIATES, PA
3825 N. SHILOH DRIVE
FAYETTEVILLE, AR 72703
(479) 443-4506

OWNER:
AUTOZONE, INC.
c/o: WADE DAVIS
123 S. FRONT STREET, 3RD FLOOR
MEMPHIS, TENNESSEE 38103
(901) 495-8701

CIVIL ENGINEERING:
Civil Engineering Services
7705 Spicer Farm Lane
Fairview, Tennessee
37062
phone: (615) 533-0401
fax: (615) 523-8865
e-mail: ray@civilengineeringservices.net
Engineering, Land Planning, and Environmental

PLAN SUBMITTAL DATE:
NOVEMBER, 2021

INDEX OF DRAWINGS

C 0.0	COVER SHEET
1 OF 1	ALTA/ACSM LAND TITLE SURVEY
D1.0	DEMOLITION PLAN
C1.0	SITE PLAN
C2.0	GRADING PLAN
C2.1	DRAINAGE PLAN
C2.2	INITIAL EROSION CONTROL PLAN
C2.3	FINAL EROSION CONTROL PLAN
C3.0	UTILITY PLAN
C4.0	DETAIL SHEET 1
C4.1	DETAIL SHEET 2
C4.2	DETAIL SHEET 3
C4.3	DETAIL SHEET 4
L1.1	LANDSCAPE PLAN
PH5.0	PHOTOMETRIC PLAN
PH5.1	PHOTOMETRIC DETAILS

NORTH
NAD83 MS STATE PLANE

REVISIONS
1 | 2 | 3 | 4 | 5 | 6

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD
GLUCKSTADT MS 39110
COVER SHEET

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL: (901) 495-8994 FAX: (901) 495-8969

For Bidding & Contractor Information Contact:
Dodge Data & Analytics, Tel. 413-930-4215
Cindy.searcy@construction.com

REGISTERED PROFESSIONAL ENGINEER
21060
STATE OF MISSISSIPPI
11/24/2021

11/22/2021

7N2

C0.0

ALTA/NSPS Land Title Survey

Title Information

First American Title Insurance Company National Commercial Services
File No.: NCS-1078176-MICH
Commitment Date: July 26, 2021 at 8:00 AM

Schedule A Description

The Land referred to herein below is situated in the County of Madison, State of Mississippi, and is described as follows:

A parcel of land containing 1.16 acres, more or less, situated in the Southeast 1/4 of Section 20, Township 8 North, Range 2 East, Madison County, Mississippi and more particularly described as follows:

Begin at a found iron pin in the new Northern Right of Way line of Gluckstadt Road which is 2620.57 feet South of and 1425.29 feet East of the Northwest corner of the Southeast 1/4 of said Section 20, as shown on attached survey and run Thence South 89 Degrees 30 Minutes 58 Seconds West along said Northern Right of Way line for a distance of 160.00 feet to a found iron pin; Leaving said new Right of Way line, Run thence North 00 Degrees 19 Minutes 46 Seconds West for a distance of 349.28 feet to a found iron pin; Thence South 09 Degrees 43 Minutes 45 Seconds East for a distance of 68.24 feet; Thence South 66 Degrees 15 Minutes 08 Seconds East for a distance of 99.48 feet; Thence South 63 Degrees 08 Minutes 15 Seconds East for a distance of 5.89 feet; Thence South 00 Degrees 19 Minutes 46 Seconds East along the edge of concrete parking and a projection thereof for a distance of 281.57 feet to the Point of Beginning.

Schedule B - Section II

10 - Right of Way Easement granted to Bear Creek Water Association, Inc. recorded in Book 161, Page 632.Mecklenburg County Registry.
(Does not affect)

11 - Right of Way and easement granted to Mississippi Power & Light Company recorded in Book 324, Page 724.
(Does not affect)

12 - Right of Way and Easement Deed for Distribution System granted to Centerpoint Energy Resources Corp., d/b/a Centerpoint Energy Mississippi Gas recorded in Book 2018, Page 53.
(Does not affect)

13 - Right of Way and easement granted to Mississippi Power & Light Company recorded in Book 235, Page 124.
(Affects, approximate location shown hereon)

14 - Terms and conditions of that certain Quitclaim and Boundary Line Agreement by and between Cliff Smith and Charlotte T. Smith; The Giles Group, LLC; and Sturdivant Empire, LLC recorded in Book 3455, Page 917.
(Affects, Current Boundary as shown)

Zoning Information

PROPERTY IS CURRENTLY ZONED:
Zone - (C) General/Indoor Commercial

ITEM	REQUIRED	OBSERVED
PERMITTED USE	General Commercial	OBSERVED
MIN. LOT AREA	21780 SQ FEET	OBSERVED
MIN. LOT WIDTH	REFER TO NOTES	OBSERVED
MAX. BLDG COVERAGE	NONE	OBSERVED
MIN. SETBACKS FRONT	35 FEET	OBSERVED
MIN. SETBACKS SIDE	REFER TO NOTES	OBSERVED
MIN. SETBACKS REAR	REFER TO NOTES	OBSERVED
MAX BUILDING HEIGHT	40 FEET	OBSERVED
PARKING REGULAR	REFER TO NOTES	OBSERVED
PARKING HANDICAP	REFER TO NOTES	OBSERVED
PARKING TOTAL	REFER TO NOTES	OBSERVED

Notes:

Because there may be a need for interpretation of the applicable zoning codes, we refer you to Madison County for zoning laws and applicable codes.

Lot Width Notes:

Shopping centers:
200 feet.

Independent commercial uses:
100 feet. For any lot having a width of less than 200 feet, there shall be no more than one access driveway per lot. For lots having a width of 200 feet or more, two access driveways may be provided for every 200 feet of street/ road frontage. Interior circulation streets shall be provided for all commercial subdivisions approved after the effective date of this Ordinance.

Setback Notes:

Front yard: 35 feet. The front yard setback shall be a minimum of thirty-five (35) feet from any existing or proposed right-of-way line, whichever is greater. The first fifteen (15) feet of this setback shall be open landscaped area, with no parking permitted in this area.

Side yards and rear yards where not abutting a residential district or residential use: 10 feet.

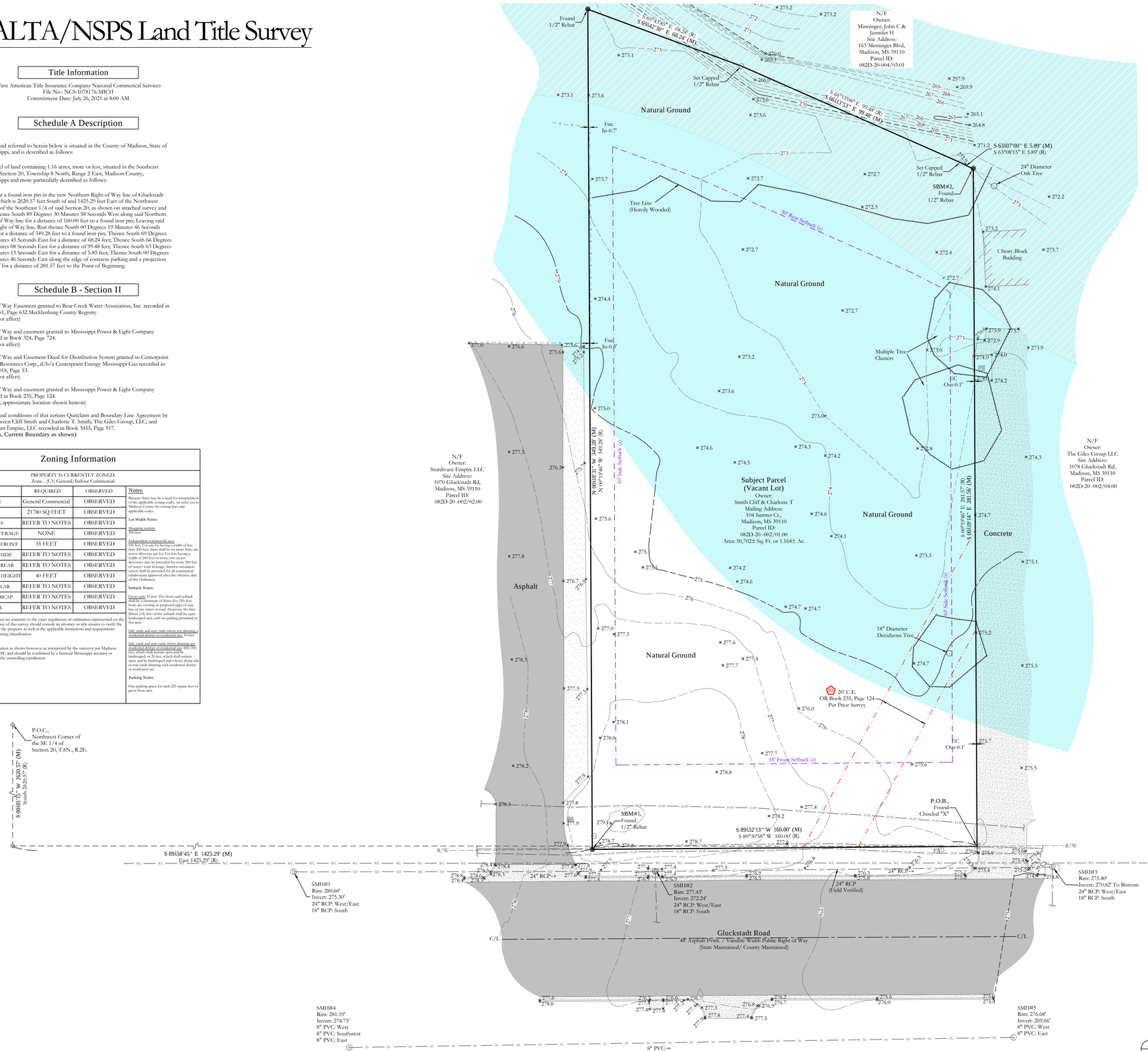
Side yards and rear yards where abutting any residential district or residential use: fifty (50) feet. The first fifteen (15) feet of this area shall be open landscaped, or 25 feet if trees shall remain open and be landscaped and a fence along side or rear yards abutting such residential district or residential use.

Parking Notes:

One parking space for each 225 square feet of gross floor area.

Blew & Associates makes no warranty to the exact regulations or ordinances represented on the drawing hereon. The user of this survey should consult an attorney or title insurer to verify the zoning classification of the property as well as the applicable restrictions and requirements associated with such zoning classification.

Specific zoning information as shown hereon is as interpreted by the surveyor per Madison County zoning 2019 PDF, and should be confirmed by a licensed Mississips attorney or zoning professional in the controlling jurisdiction.



Miscellaneous Notes

1. Completed field work was August 19, 2021.
2. The Basis of Bearing for this survey is Grid North per GPS coordinate observations Mississippi State Plane, West Zone NAD83.
   Latitude = 32°31'01.52438"
   Longitude = -90°00'38.10102"
   Convergence Angle = -00°07'11.06336"
3. Distances shown on plat are ground.
   Combined scale factor (ground to grid) = 0.99995539893531
4. Some features on this plat may be shown out of scale for clarity.
5. Dimensions on this plat are expressed in feet and decimal parts thereof unless otherwise noted. Monuments were found at points where indicated.
6. Any servitudes and restrictions shown on this survey are limited to those set forth in the description furnished to surveyor, and there is no representation that all applicable servitudes and restrictions are shown hereon.
7. Names and addresses of adjoining property owners were taken from Madison County tax cards and deeds.
8. The nearest fire hydrant is located in the South Right of Way of Clackstadt Road approximately 2007± West of the Southwest corner of subject property .
9. No surveyor or any other person other than a licensed Mississippi attorney may provide legal advice concerning the status of Title to the property described in this survey ("the subject property"). The purpose of this survey, and the comments related to the Schedule B-II exceptions, is only to show the location of boundaries and physical objections in relation thereto. To the extent that the survey indicates that the legal instrument "affects" the subject property, such statement is only intended to indicate that property boundaries included in such instrument include some or all of the subject property. The surveyor does not purport to describe how such instrument affects the subject property or the enforceability or legal consequences of such instrument.
10. All bearings and distances shown hereon are measured dimensions unless otherwise noted hereon. Record dimensions, if differing from measured dimensions, will be followed by "(R#)" where the # indicates from which reference document the dimension originated.
11. Contour Interval = 1 foot
12. No parking spaces observed.
13. Surveyor notes that the property abuts the right-of-way of Clackstadt Road. Access to the right-of-way may be subject to other agreements or proper governmental approvals.
14. There was no evidence of monitor wells, or any test borings on the subject property at the time of the survey.
15. At the time of the survey, there was no observable evidence of site use as a cemetery, isolated grave site or burial grounds.
16. At the time of the survey, there was no observable evidence of site use as a solid waste dump, sump, or sanitary landfill.
17. Elevations established with GPS static observations utilizing online positioning user service (OPUS) for post processing. (NAVD 1988 datum)
18. At the time of the survey, there were no changes in street right-of-way lines either completed or proposed, and available from controlling jurisdiction or observable evidence of recent street or sidewalk construction repairs.
19. There was no observable evidence of Earth moving work, building construction or building additions within recent months.
20. The nearest intersecting street is the intersection of Clackstadt Road and Lexington Drive, which is approximately 200' from the Southwest corner of the subject property.
21. Surveyor did not receive current deeds for adjoining properties from the title insurer. Surveyor obtained the deed information reflected on this survey on their own. The user of this survey should consult an attorney or title insurer to verify the current deed descriptions for adjoining properties.
22. Reference documents noted hereon were obtained by the surveyor and any and all representations based thereon should be reviewed by a licensed attorney or title insurer for verification.
23. Surveyor did not receive any information from the title insurer regarding the current zoning classification of the property or any requirements related to the applicable zoning classification. Surveyor obtained the zoning information reflected on this survey on their own. The user of this survey should consult an attorney or title insurer to verify the zoning classification of the property as well as the applicable restrictions and requirements associated with such zoning classification.
24. No Buildings observed at the time of the Survey
25. Sanitary Sewer, Gas, and Water lines shown per map provided by the Bear Creek Water Association. No markings or other evidence for such utilities was observed in the field.
26. Due to silting, standing water or other environmental considerations, invert elevations depicted herein are measured down to the bottom center of the storm structure.

N/F Owner: The Giles Group LLC Site Address: 1078 Gluckstadt Rd, Madison, MS 39110 Parcel ID: 082D-20 -002/04.00

Flood Note

By graphic plotting only, this property is in Zone AE of the Flood Insurance Rate Map, Community Panel No. 28089-C0415-F, which bears an effective date of 03/17/2010 and is in a Special Flood Hazard Area

Zone Definitions According to the FEMA website.

Zone "AE" - The base floodplain where base flood elevations are provided. AE Zones are now used on new format FIRMs instead of A1-A30 Zones.

Zone "X Unshaded" - Area of minimal flood hazard, usually depicted on FIRMs as above the 500-year flood level. Zone X is the area determined to be outside the 500-year flood and protected by levee from 100-year flood.

Zone "Shaded X" - Area of moderate flood hazard, usually the area between the limits of the 100-year and 500-year floods.

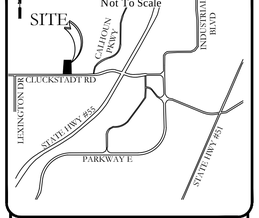
Utility Notes

The utilities shown on this drawing hereon have been located by field measurements, utility map drawings, and one-call utility locate request. Blew & Associates makes no warranty to the exact location of any underground utilities shown or not shown on this drawing. It is the responsibility of the contractor to verify any and all utilities prior to construction. Call Mississippi one-call at 1 (800) 227-6477 for field locations (request for ground markings) of underground utility lines before digging.

811 Know what's below Call before you dig.

Vicinity Map

Not To Scale



Legend of Symbols & Abbreviations

- xxxx.x Spot Elevation
- Found Rebar (As Noted)
- Set Rebar (As Noted)
- Computed Point
- Found Chiseled "X"
- Fiber Optic Box
- Telephone Pedestal
- Fiber Optic Vault
- Mail Box
- Power Box
- Tree

(M) Measured Dimension
(R) Recorded Dimension
(z) Zoning Requirements
N/F Now or Formerly
SBM Site Benchmark
MH Manhole
CI Curb Inlet Basin
Inv Invert of Pipe
P.O.C. Point of Commencement
P.O.B. Point of Beginning

- Adjoiner Property Line
- Subject Property Line
- Easement line
- Utility Easement
- Building Setback
- Right-of-Way
- FOP Fiber Optic Line
- SD Storm Sewer Line
- WL Buried Water Line
- SS Sanitary Sewer Line
- GAS Underground Gas
- Chainlink Fence
- Contour Major
- Contour Minor

Asphalt · Concrete · Gravel

Flood Zone - AE / AO / AH

Flood Zone- Floodway (Zones SE, SO, SH, VE, SR)

NORTH

Scale: 1" = 20'

0 20' 40'

Surveyor's Certification

To: AutoZone Parts, Inc; Cliff Smith and Charlotte T. Smith; Civil Engineering Services, PC; First American Title Insurance Company National Commercial Services:

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes items 1, 3, 4, 5, 7(a), 7(b1), 8, 9, 11, 13, 16, 17, 18, 19, 20 & 21 of Table A thereof. The field work was completed on 08/19/2021.

Date of Plat or Map: 10/14/2021

Preliminary

Buckley Blew
Professional Surveyor #27863
State of Mississippi

FIRM:
BLEW & ASSOCIATES, PA
CIVIL ENGINEERS & LAND SURVEYORS
3825 N. SHILOH DRIVE
FAYETTEVILLE, ARKANSAS 72703
OFFICE: 479.443.4506
FAX: 479.582.1883
www.BLEWINC.com

DRAWN BY & DATE:	REVIEWED BY:	SURVEYED BY:
DLD/MB 10/14/2021	GC/PRS	BJ
COUNTY & STATE: Madison, Mississippi	JOB NUMBER: 21-6523	

LOCATION: Property west of 1078 Gluckstadt Rd, Gluckstadt, MS

FOR THE USE AND BENEFIT OF: CES (AutoZone) - (MS5607) Gluckstadt, MS

Elevation Benchmarks

Site Benchmark #1		Site Benchmark #2	
Type	Found 1/2" Rebar	Type	Found 1/2" Rebar
Northing	1097408.07	Northing	1097409.61
Easting	2365109.95	Easting	2365269.98
Elevation	277.93'	Elevation	272.84'

Benchmarks Northing & Eastings are applied with scale factor

DATE	REVISION	BY

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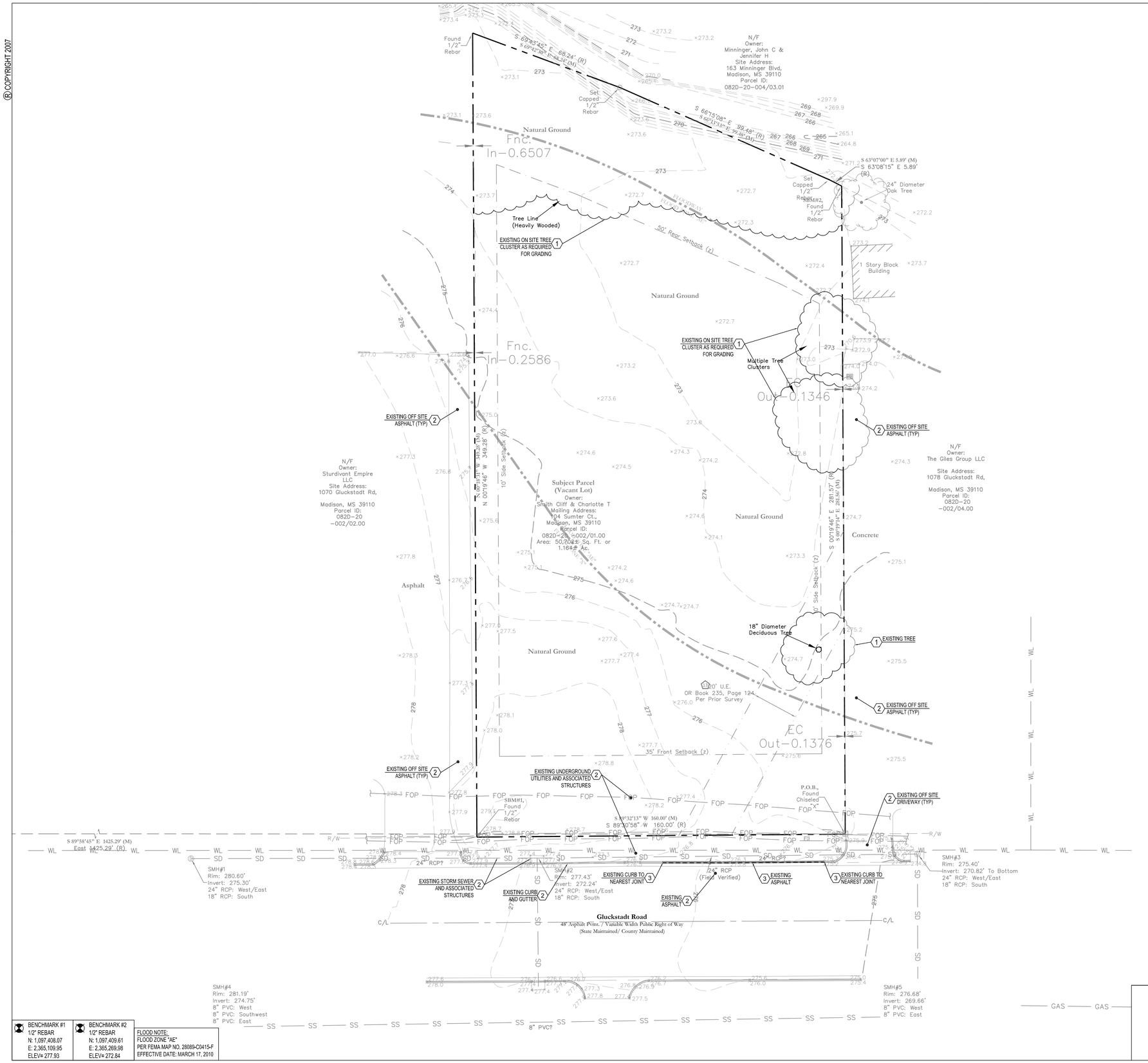

DEMOLITION LEGEND

- APPROXIMATE LIMITS OF ASPHALT/CONCRETE SAWCUT
- APPROXIMATE LIMITS OF ASPHALT/CONCRETE REMOVAL

KEYNOTES

1. REMOVE EXISTING STRUCTURE
2. PROTECT EXISTING STRUCTURE
3. SAWCUT ASPHALT / CONCRETE
4. RELOCATE EXISTING SITE STRUCTURE OR UTILITY

DEMOLITION NOTES

1. ALL WORK TO BE ACCOMPLISHED IN STRICT ACCORDANCE WITH ALL LOCAL ORDINANCES, CITY OR STATE.
2. WITHIN THE SUBJECT PROPERTY, THE INTENT IS TO HAVE A CLEAN, CLEAR SITE, FREE OF ALL EXISTING ITEMS NOTED TO BE REMOVED IN ORDER TO PERMIT THE CONSTRUCTION OF THE NEW PROJECT.
3. ALL ITEMS NOTED TO BE REMOVED BY THE SELLER SHALL BE ACCOMPLISHED PRIOR TO THE CLOSING OF THE REAL ESTATE TRANSACTION. ALL OTHER ITEMS NOTED TO BE REMOVED SHALL BE DONE SO AS PART OF THE CONTRACT FOR GENERAL CONSTRUCTION.
4. REMOVE AND DISPOSE OF ANY SIDEWALKS, FENCES, STAIRS, WALLS, DEBRIS AND RUBBISH REQUIRING REMOVAL FROM THE WORK AREA IN AN APPROVED OFF SITE LANDFILL.
5. THE CONTRACTOR SHALL SECURE ALL PERMITS FOR HIS DEMOLITION AND DISPOSAL OF HIS DEMOLITION MATERIAL TO BE REMOVED FROM THE SITE. THE CONTRACTOR SHALL POST BONDS AND PAY PERMIT FEES AS REQUIRED. BUILDING DEMOLITION CONTRACTOR SHALL BE RESPONSIBLE FOR PERMITS AND DISPOSAL OF BUILDING DEMOLITION DEBRIS.
6. THE DETAILED PLANS MAY NOT REFLECT ALL UTILITIES ON THE SITE OR SURROUNDING STREETS AND PROPERTIES. THE CONTRACTOR SHALL VERIFY LOCATIONS AND EXISTENCE OF UTILITY SERVICES PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL CALL "DIG SAFE" AT 1-800-344-7233, 72 HOURS PRIOR TO CONSTRUCTION.
7. THE CONTRACTOR TO REMOVE ALL UTILITIES TO EXISTING STRUCTURES WHETHER SHOWN OR NOT OR ARRANGE FOR THE APPROPRIATE UTILITY COMPANY TO CUT AND CAP SERVICE PIPING AT THE PROPERTY LINE OR MAIN (AS REQUIRED). ALL SERVICES MAY NOT BE SHOWN ON THIS PLAN.
9. FOR ALL ITEMS NOTED TO BE REMOVED - REMOVE NOT ONLY THE ABOVE GROUND ELEMENTS, BUT ALL UNDERGROUND ELEMENTS AS WELL INCLUDING BUT NOT NECESSARILY LIMITED TO: FOUNDATIONS, GRAVEL FILLS, TREE ROOTS, OLD PIPES, ETC.
10. BACK FILL ALL EXCAVATIONS RESULTING FROM THE DEMOLITION WORK TO MEET THE REQUIREMENTS FOR FILL OUTLINED IN THE GEOTECHNICAL REPORT.
11. THE CONTRACTOR SHALL PROTECT ALL IRON PINS, MONUMENTS AND PROPERTY CORNERS DURING CONSTRUCTION. ANY CONTRACTOR DISTURBED PINS, MONUMENTS, ETC. SHALL BE RESET BY A LICENSED LAND SURVEYOR AT THE EXPENSE OF THE CONTRACTOR.
12. THE CONTRACTOR SHALL RESTORE ANY UTILITY STRUCTURE, PIPES, PAVEMENT, CURBS, SIDEWALKS OR LANDSCAPED AREAS DISTURBED DURING DEMOLITION TO THEIR ORIGINAL CONDITION TO THE SATISFACTION.
13. ALL BUILDINGS, FOUNDATION WALLS AND FOOTINGS INDICATED ON THIS PLAN TO BE REMOVED FROM SITE. CONTRACTOR SHALL SECURE ANY PERMITS AND PAY ALL FEES AND PERFORM CLEARING AND GRUBBING AND DEBRIS REMOVAL PRIOR TO COMMENCEMENT OF GRADING OPERATIONS.
14. ASBESTOS AND ANY OTHER HAZARDOUS MATERIAL SHALL BE REMOVED BY THE CONTRACTOR USING A LICENSED HAZARDOUS MATERIAL CONTRACTOR PER ASBESTOS REPORT PREPARED BY XXXXXXXXXX. PRIOR TO THE START OF DEMOLITION, FEDERAL LAW REQUIRES THAT THE LOCAL EPA OFFICE TO BE NOTIFIED IN WRITING @ LEAST 10 WORKING DAYS.

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

BENCHMARK #1	BENCHMARK #2	FLOOD NOTE:
1/2" REBAR	1/2" REBAR	FLOOD ZONE "AE"
N: 1,097,408.07	N: 1,097,409.61	PER FEMA MAP NO. 28089-C0415-F
E: 2,365,109.95	E: 2,365,269.98	EFFECTIVE DATE: MARCH 17, 2010
ELEV= 277.93	ELEV= 272.84	

Civil Engineering Services
7705 Spicer Farm Lane
Fairview, Tennessee
37062
phone: (615) 533-0401
fax: (615) 523-8865
e-mail: ray@civilengineeringservices.net
Engineering, Environmental, Land Planning

NAD83 MS STATE PLANE

REVISIONS			
1	2	3	
			4
			5
			6

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD
GLUCKSTADT MS 39110
DEMOLITION PLAN

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL: (901) 495-8994 FAX: (901) 495-8969

For Bidding & Contractor Information Contact:
Dodge Data & Analytics, Tel. 413-930-4215
Cindy.scarcy@construction.com

STATE OF MISSISSIPPI — LICENSED PROFESSIONAL ENGINEER — 1060 — 11/24/2021

11/22/2021

7N2

D1.0

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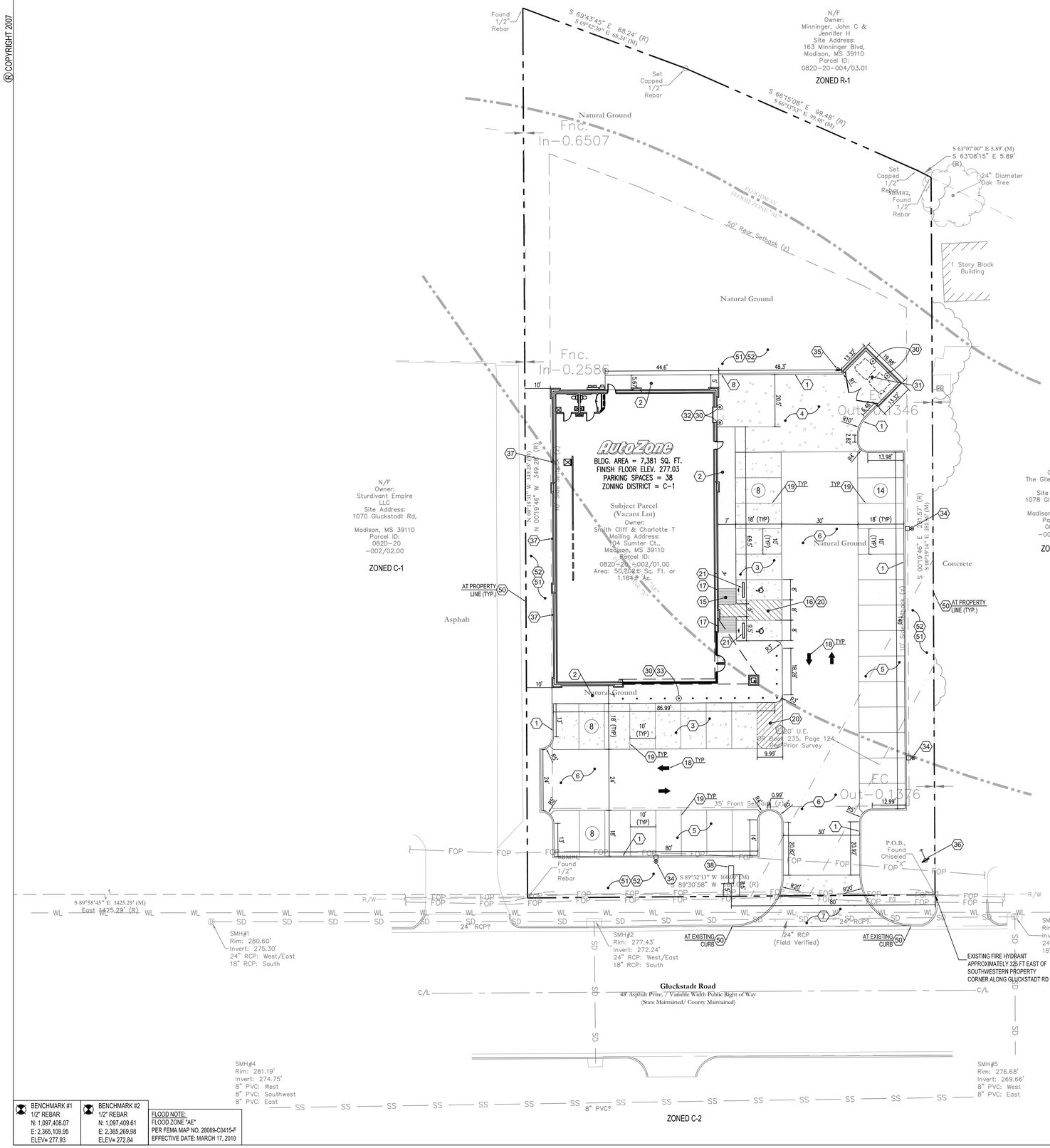

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N: 1,097,408.07	N: 1,097,409.61	PER FEMA MAP NO. 28089-C0415-F
E: 2,365,109.95	E: 2,365,269.98	EFFECTIVE DATE: MARCH 17, 2010
ELEV= 277.93	ELEV= 272.84	

SITE LEGEND

10	PARKING STALL COUNT - SEE PLANS
	REGULAR ASPHALT PAVING (SEE DETAIL SHEET)
	HEAVY DUTY ASPHALT PAVING (SEE DETAIL SHEET)
	CONCRETE SIDEWALK (SEE DETAIL SHEET)
	HEAVY DUTY CONCRETE PAVING (SEE DETAIL SHEET)
	REGULAR DUTY CONCRETE PAVEMENT AT PARKING STALLS AROUND BUILDING (SEE DETAIL SHEET)

KEYNOTES

PAVEMENT AND CURBING

1. CONCRETE CURB @ CONCRETE/ASPHALT PAVING - SEE DETAIL 1 & 2 / C4.0
2. CONCRETE SIDEWALK - SEE DETAIL 27/C4.0 - SEE DETAIL 22/C4.0 FOR SIDEWALKS AROUND BUILDING
3. REGULAR DUTY CONCRETE PAVING - SEE DTL. 4/ C4.0. EXPANSION AND CONTROL JOINTS - SEE DTLS. 23 & 24/ C4.0. MAXIMUM SPACING FOR CONTROL JOINTS PER SOILS REPORT.
4. HEAVY DUTY CONCRETE PAVING - SEE DTL. 4/ C4.0. EXPANSION AND CONTROL JOINTS - SEE DTLS. 23 & 24/ C4.0. MAXIMUM SPACING FOR CONTROL JOINTS PER SOILS REPORT.
5. REGULAR DUTY ASPHALT PAVING - SEE DTL. 3/ C4.0. PROVIDE ALTERNATE CONCRETE BID - SEE DTL. 4/ C4.0
6. HEAVY DUTY ASPHALT PAVING - SEE DTL. 3/ C4.0. PROVIDE ALTERNATE CONCRETE BID - SEE DTL. 4/ C4.0
7. PROVIDE NEW CURB CUT & APPROACH PER LOCAL CODES & SPECS. - ENTRANCE TO BE HEAVY DUTY CONCRETE - SEE DTL. 3/ C4.0
8. TAPER CURB HEIGHT FROM 6" TO 0" OVER TWO FEET

PAVEMENT STRIPING / ADA FEATURES / TRAFFIC SIGNAGE

15. ACCESSIBLE RAMP - SEE DETAIL 19/C4.0 - MAX. SLOPE 1:12 (8.33%) , MAX. CROSS SLOPE 1:50 (2.00%) TRUNCATED DOME TO BE A CONTRASTING COLOR.
16. HANDICAP PARKING AREA - SEE THIS PLAN FOR DIMENSIONS - SEE DETAILS 6,7, AND 12/C4.0
17. HANDICAP PARKING SIGN - SEE DETAIL 12/C4.0 G.C. TO PROVIDE ONE VAN ACCESSIBLE SIGN.
18. ONSITE PAVEMENT MARKINGS - SEE DETAIL 25 & 26/C4.0
19. 4" WIDE PARKING STRIPE PAINTED YELLOW (TYP.)
20. 4" WIDE DIAGONAL STRIPES PAINTED YELLOW AT 2 FT. O.C.
21. 6'-0" LONG CONCRETE WHEEL STOP PINNED TO PAVEMENT (TYPICAL). LOCATE 3'-6" FROM FACE OF CURB OR SIDEWALK SEE DETAIL 17 / C4.0

AUTOZONE SITE FEATURES

30. PIPE GUARD - SEE DETAIL 16 / C4.0
31. DUMPSTER LAYOUT - SEE DETAILS 8,9,10, & 11/ C4.0
32. SERVICE DOOR PLAN - SEE DETAIL 15/ C4.0
33. BOLLARD PLAN - SEE DETAIL 14/ C4.0
34. CONCRETE LIGHT POLE BASE - SEE DETAIL 13/ C4.0 AIM LIGHT FIXTURE IN DIRECTION AS INDICATED. SEE ELECTRICAL PLANS FOR ROUTING
35. FREEZELESS YARD HYDRANT AT BUILDING - SEE DETAIL 6 ON SHEET M2
36. APPROXIMATE LOCATION FOR POLE MOUNTED TRANSFORMER PER SERVICE PROVIDER SPECIFICATIONS - COORDINATE WITH SERVICE PROVIDER PRIOR TO CONSTRUCTION
37. PROVIDE DOWNSPOUT CONNECTOR AT BUILDING DOWN SPOUT - SEE ARCHITECTURAL PLANS - SEE DETAIL 21/ C4.0 - SEE GRADING PLAN FOR INVERTS
38. 4'-2"X7'-0"X2'-0" MONUMENT SIGN 12'-0" OVERALL HEIGHT - SEE SIGNAGE SHEETS FOR DETAILS - FINAL LOCATION AND DESIGN TO BE DETERMINED DURING SIGN PERMIT REVIEW

ADDITIONAL SITE FEATURES

50. TIE TO EXISTING - MATCH GRADE
51. GRASS AREA - PROVIDE 6" TOPSOIL & SOD COMMON TO REGION ON ALL DISTURBED AREAS NOT TO BE PAVED
52. SLOPE GRADE FROM BACK OF CURB DOWN TO MATCH THE EXISTING/PROPOSED GRADE - SEE GRADING PLAN

GENERAL AZ NOTES

1. PROOF ROLL BUILDING AND ALL PARKING AREAS. NOTIFY THE ARCHITECT OF ANY UNACCEPTABLE AREAS.
2. EDGE OF NEW PAVEMENT TO BE FLUSH WITH EXISTING PAVEMENT.
3. ALL SIDEWALK CURB AND GUTTER STREET PAVING, CURB CUTS, DRIVEWAY APPROACHES, HANDICAP RAMP, ETC. CONSTRUCTED OUTSIDE THE PROPERTY LINE IN THE RIGHT-OF-WAY SHALL CONFORM TO ALL MUNICIPAL AND/OR STATE SPECIFICATIONS AND REQUIREMENTS.
4. FOR AREAS OUTSIDE THE PROPERTY LINES, REPAIR AND/OR REPLACE ALL DAMAGE DONE TO EXISTING ELEMENTS (SIDEWALKS, PAVING, LANDSCAPING, ETC.) AS REQUIRED BY OWNER AND/OR GOVERNING AUTHORITY.
5. FOR PROPOSED UTILITY LOCATIONS, SEE THE UTILITY PLAN.

SITE DATA INFORMATION

PARKING REQUIRED (1/225 SF) = 33
EXISTING PARKING = 0
PROPOSED PARKING = 36
HC SPACES REQUIRED = 2
HC SPACES PROVIDED = 2
TOTAL PARKING = 38
PARKING STALL SIZE = 10'X18'
ADA PARKING STALL SIZE = 8'X18'
LOT AREA = 50,702 SF / 1.164 AC
NUMBER OF BUILDINGS = 1
BUILDING AREA = 7,381 SF
FLOOR AREA RATIO = 14.56%

ALL DISTURBED AREA SHALL BE STABILIZED WITH SOD, COMMON TO THE REGION - CONTRACTOR TO GUARANTEE AND MAINTAIN ALL NEW SODDED AREAS FOR 60 DAYS MINIMUM, AND ALL SODDED AREAS ARE STABILIZED.

PROVIDE (2) 4" PVC CONDUITS UNDER DRIVES TO ALL LANDSCAPED AREAS. PROVIDE 2' COVER AND CAP OFF. MARK STUB OUT WITH FLAG/MARKER.

ALL NEW GRASS SODDED AREAS TO BE IRRIGATED - IRRIGATION PLAN TO BE DESIGN BUILD BY G.C. - COORDINATE WITH A SOUTH CAROLINA CERTIFIED IRRIGATION CONTRACTOR

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

Civil Engineering Services
7705 Spicer Farm Lane
Fairview, Tennessee
37062
phone: (615) 533-0401
fax: (615) 523-8865
e-mail: ray@civilengineeringservices.net
Engineering, Environmental, Land Planning

NAD83 MS STATE PLANE

REVISIONS			
1	2	3	
	4	5	6

AutoZone Store No. 0152
1078 GLUCKSTADT RD
WEST OF 1078 GLUCKSTADT MS 39110

GLUCKSTADT
SITE PLAN

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL.: (901) 495-8994 FAX: (901) 495-8969

For Bidding & Contractor Information Contact:
Dodge Data & Analytics, Tel. 413-930-4215
Cindy.searcy@construction.com

RAYMOND F. SPENCER LICENSED PROFESSIONAL ENGINEER 21060 STATE OF MISSISSIPPI
11/24/2021

11/22/2021

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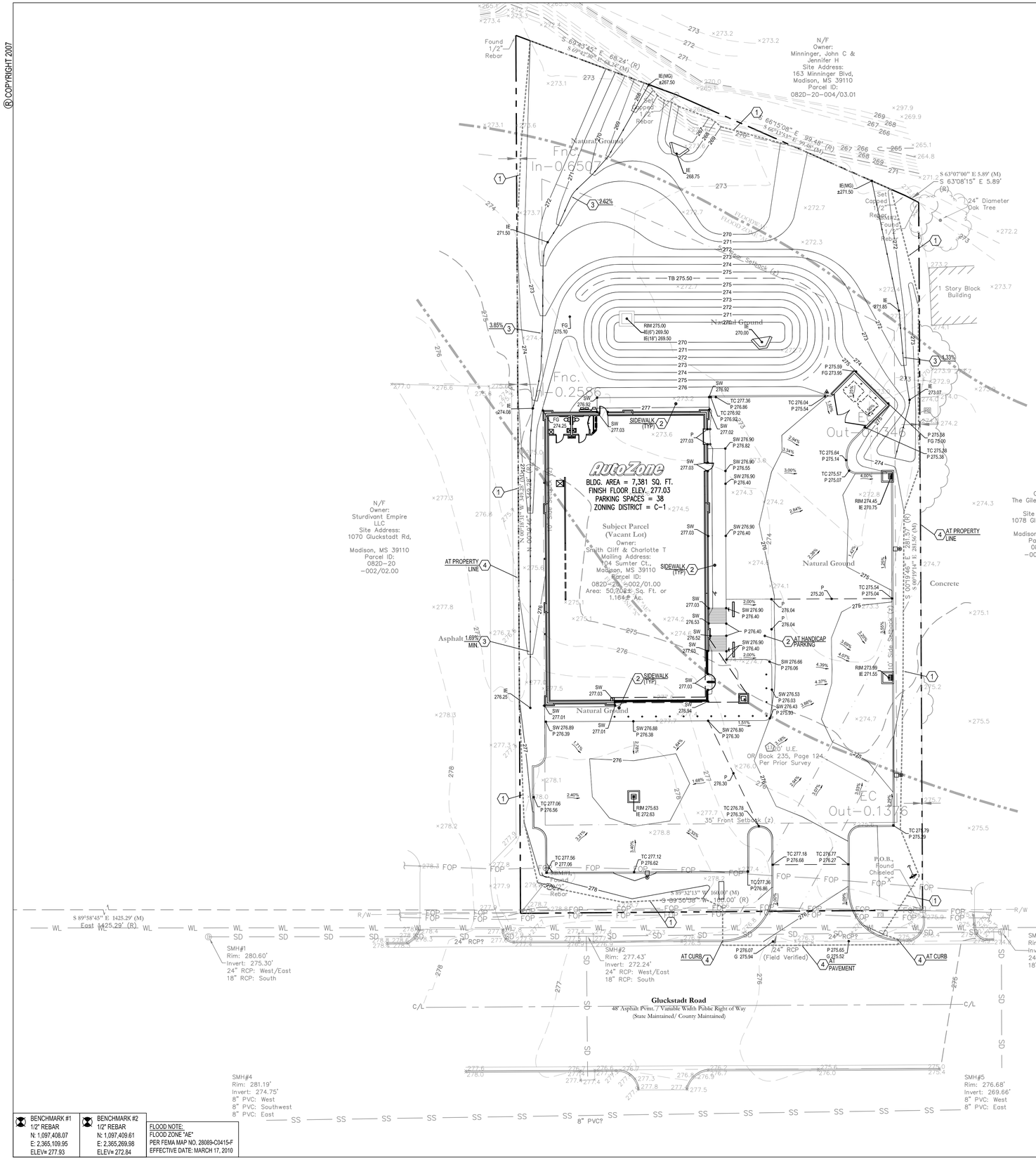

GENERAL GRADING LEGEND

TC	TOP OF CURB ELEVATION
P	BOTTOM OF CURB ELEVATION
FG	FINISHED GRADE ELEVATION
SW	SIDEWALK ELEVATION
MG	MATCH EXISTING GRADE ELEVATION
TB	TOP OF BANK GRADE ELEVATION
RIM	TOP OF RIM ELEVATION AT STRUCTURE
HP	HIGH POINT GRADE ELEVATION
1.09%	PROPOSED GRADE SLOPE
- - - -	LIMIT OF DISTURBANCE
————	PROPOSED SWALE

GRADING KEYNOTES

1. LIMITS OF LAND DISTURBANCE
2. PROVIDE 2.00% MAXIMUM CROSS SLOPE
3. PROVIDE SWALE - SEE SLOPE AND ELEVATIONS THIS SHEET
4. MATCH EXISTING GRADES

GRADING INFORMATION

LIMITS OF DISTURBANCE = 49,166 SF / 1.13 AC

GENERAL GRADING NOTES

1. CONTRACTOR SHALL EXERCISE EXTREME CAUTION IN THE USE OF EQUIPMENT IN AND AROUND OVERHEAD AND UNDERGROUND ELECTRICAL WIRES AND SERVICES. IF AT ANY TIME IN THE PURSUIT OF THIS WORK THE CONTRACTOR MUST WORK IN THE CLOSE PROXIMITY OF THE ABOVE-NOTED WIRES, THE ELECTRIC COMPANY SHALL BE CONTACTED PRIOR TO SUCH WORK AND THE PROPER SAFETY MEASURES TAKEN. A THOROUGH EXAMINATION OF THE OVERHEAD AND UNDERGROUND WIRES IN THE PROJECT AREA SHOULD BE MADE BY THE CONTRACTOR PRIOR TO THE PROJECT AREA SHOULD BE MADE BY THE CONTRACTOR PRIOR TO THE INITIATION OF CONSTRUCTION.
2. THE OWNER AND ENGINEER DO NOT ASSUME RESPONSIBILITY FOR THE POSSIBILITY THAT, DURING CONSTRUCTION, UTILITIES OTHER THAN THOSE SHOWN MAY BE ENCOUNTERED OR THAT ACTUAL LOCATIONS OF THOSE SHOWN MAY BE DIFFERENT FROM LOCATIONS DESIGNATED ON THE CONTRACT DRAWINGS. IN AREAS WHERE IT IS NECESSARY THAT EXACT LOCATIONS BE KNOWN OF UNDERGROUND UTILITIES, THE CONTRACTOR SHALL, AT HIS OWN EXPENSE, FURNISH ALL LABOR AND TOOLS NECESSARY TO EITHER VERIFY AND SUBSTANTIATE OR DEFINITELY ESTABLISH THE POSITION OF UNDERGROUND UTILITY LINES.
3. AT LOCATIONS WHERE UTILITY LINES OR SERVICES ARE UNDERNEATH PROPOSED PAVEMENT, THE TRENCH SHALL BE BACKFILLED TO SUBGRADE WITH CRUSHED STONE.
4. DEVELOPER IS TO SCHEDULE A PRE-CONSTRUCTION CONFERENCE WITH THE CONTRACTOR, THE DEVELOPER'S ENGINEER, THE COUNTIES REPRESENTATIVE AND THE COUNTIES ENGINEER.
5. DO NOT SCALE THIS DRAWING AS IT IS A REPRODUCTION AND SUBJECT TO DISTORTION.
6. REMOVE ALL FOUNDATIONS, UNDERGROUND TANKS, PAVING, BASE ETC. IF REMAINING, BEFORE BEGINNING CONSTRUCTION.
7. FILL ALL PLANTERS/ISLANDS TO TOP OF CONCRETE CURB WITH TOPSOIL. TOPSOIL TO BE CLEAN AND FREE OF DEBRIS, ETC.
8. THESE PLANS, PREPARED BY CIVIL ENGINEERING SERVICES, DO NOT EXTEND TO OR INCLUDE SYSTEMS PERTAINING TO THE SAFETY OF THE CONSTRUCTION CONTRACTOR OR ITS EMPLOYEES, AGENTS OR REPRESENTATIVES IN THE PERFORMANCE OF THE WORK. THE SEAL OF CIVIL ENGINEERING SERVICES REGISTERED PROFESSIONAL ENGINEER HEREON DOES NOT EXTEND TO ANY SUCH SAFETY SYSTEMS THAT MAY NOW OR HEREAFTER BE INCORPORATED INTO THESE PLANS. THE CONSTRUCTION CONTRACTOR SHALL PREPARE OR OBTAIN THE APPROPRIATE SAFETY SYSTEMS WHICH MAY BE REQUIRED BY U.S. OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) AND/OR LOCAL REGULATIONS.
9. IN THE CASE OF CONFLICT BETWEEN THIS DRAWING AND ANY OTHER DRAWING AND/OR THE SPECIFICATIONS, THE ENGINEER SHALL BE IMMEDIATELY NOTIFIED FOR CLARIFICATION.

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

BENCHMARK #1	BENCHMARK #2	FLOOD NOTE:
1/2" REBAR	1/2" REBAR	FLOOD ZONE "AE"
N: 1,097,408.07	N: 1,097,409.61	PER FEMA MAP NO. 28089-C0415-F
E: 2,365,109.95	E: 2,365,269.98	EFFECTIVE DATE: MARCH 17, 2010
ELEV= 277.93	ELEV= 272.84	

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Engineering, Environmental, Land Planning

NAD83 MS STATE PLANE

REVISIONS			
1	2	3	
	4	5	6

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD
GLUCKSTADT MS 39110
GRADING PLAN

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL.: (901) 495-8994 FAX: (901) 495-8969
For Bidding & Contractor Information Contact:
Dodge Data & Analytics, Tel. 413-930-4215
Cindy.searcy@consiruction.com

RAYMOND FLOYD CES LICENSED PROFESSIONAL ENGINEER 21060 STATE OF MISSISSIPPI
11/24/2021

11/22/2021

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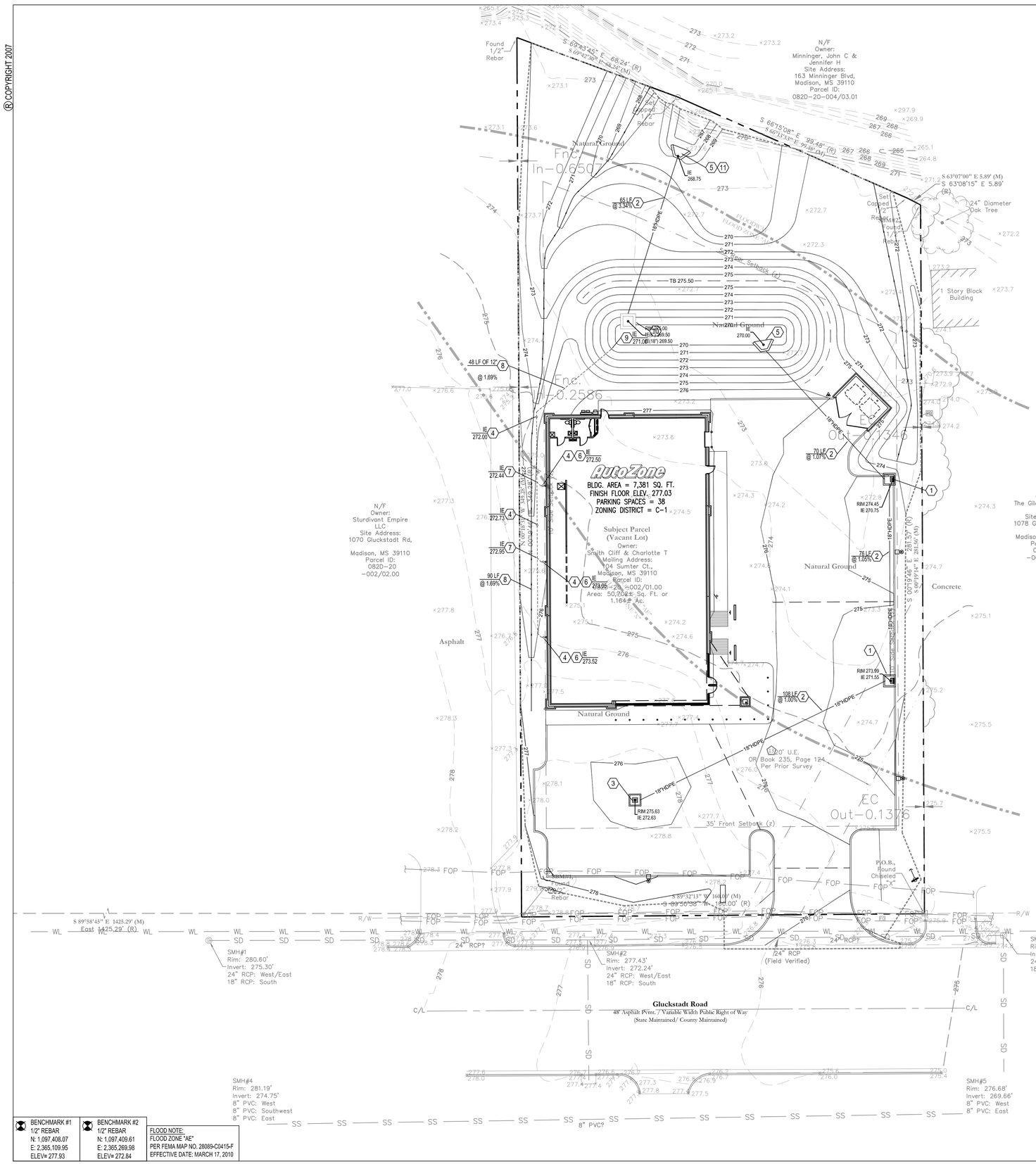

GENERAL GRADING LEGEND

IE	TOP OF BANK GRADE ELEVATION
RIM	INVERT ELEVATION AT STRUCTURE
	CURB INLET
	HEADWALL
	AREA INLET

GRADING KEYNOTES

1. PROVIDE CURB INLET - SEE THIS SHEET FOR ELEVATIONS - SEE DETAIL SHEET (C4.1)
2. PROVIDE STORM SEWER PIPE - SEE THIS SHEET FOR ELEVATIONS - SEE DETAIL SHEET (C4.1)
3. PROVIDE AREA INLET - SEE THIS SHEET FOR ELEVATIONS - SEE DETAIL SHEET (C4.1)
4. PROVIDE STORM SEWER CLEANOUT - SEE INVERT ELEVATION THIS SHEET - SEE DETAIL SHEET (C4.1)
5. PROVIDE PRECAST CONCRETE HEADWALL - SEE ELEVATIONS THIS SHEET - - SEE DETAIL SHEET (C4.1)
6. PROVIDE DOWNSPOUT COLLECTOR AT ROOF DRAIN - SEE ELEVATIONS THIS SHEET - SEE DETAIL SHEET (C4.0)
7. PROVIDE 8"X8"WATER TIGHT HDPE WYE PER MANUFACTURER SPECS. - SEE INVERT ELEVATION THIS SHEET
8. PROVIDE WATER TIGHT POLYETHYLENE PIPE FOR ROOF DRAINS - SEE THIS SHEET FOR SIZE, TYPE AND ELEVATIONS
9. DAYLIGHTPIPE FROM ROOF DRAIN - SEE THIS SHEET FOR ELEVATION
10. PROVIDE DETENTION OUTLET STRUCTURE - SEE DETAIL SHEET (C4.1)
11. PROVIDE RED VALVE TIDEFLEX TF-1 CHECK VALVE, OR APPROVED EQUAL

GENERAL GRADING NOTES

SEE SHEET C2.0

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

BENCHMARK #1	BENCHMARK #2	FLOOD NOTE:
1/2" REBAR	1/2" REBAR	FLOOD ZONE "AE"
N: 1,097,408.07	N: 1,097,409.61	PER FEMA MAP NO. 28089-C0415-F
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NAD83 MS STATE PLANE

REVISIONS

1	2	3
4	5	6

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD
GLUCKSTADT MS 39110
DRAINAGE PLAN

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL: (901) 495-8994 FAX: (901) 495-8969

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11/24/2021

11/22/2021

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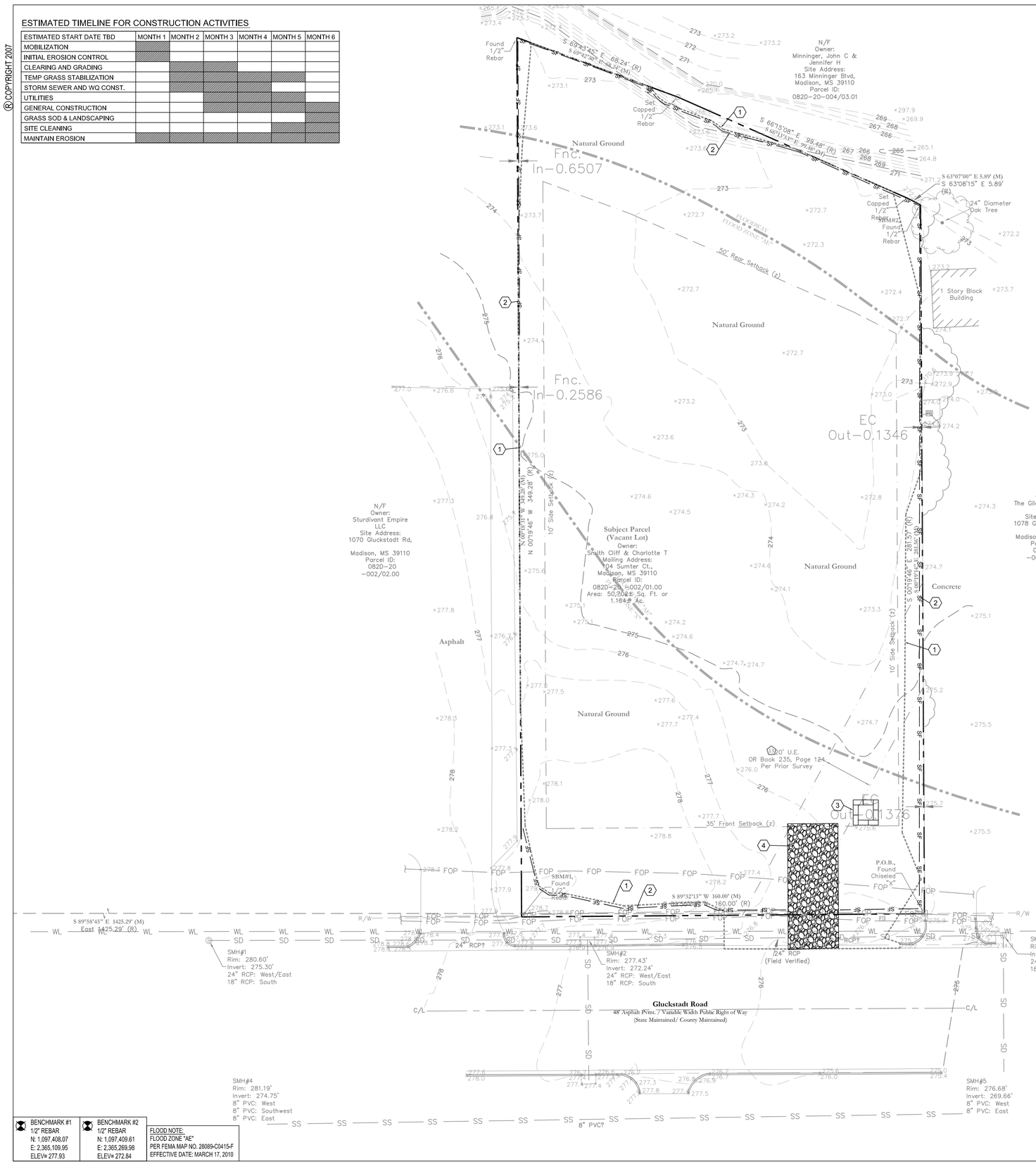
ESTIMATED TIMELINE FOR CONSTRUCTION ACTIVITIES

ESTIMATED START DATE TBD	MONTH 1	MONTH 2	MONTH 3	MONTH 4	MONTH 5	MONTH 6
MOBILIZATION						
INITIAL EROSION CONTROL						
CLEARING AND GRADING						
TEMP GRASS STABILIZATION						
STORM SEWER AND WQ CONST.						
UTILITIES						
GENERAL CONSTRUCTION						
GRASS SOD & LANDSCAPING						
SITE CLEANING						
MAINTAIN EROSION						



PROPOSED LEGEND

- INSTALL INLET PROTECTION (SEE DETAIL SHEET)
- SF — INSTALL SILT FENCE (SEE DETAIL SHEET)
- TEMPORARY CONSTRUCTION EXIT
- CONCRETE WASHOUT AREA
- LIMITS OF DISTURBANCE

KEYNOTES

1. LIMITS OF LAND DISTURBANCE
2. INSTALL SILT FENCE AT LIMITS OF DISTURBANCE - MAINTAIN THROUGHOUT CONSTRUCTION - FIELD ADJUST AS REQUIRED - (SEE DETAIL SHEET)
3. CONCRETE WASHOUT PER EPA STANDARDS - CONTRACTOR TO FIELD ADJUST LOCATION ON SITE AS NEEDED
4. TEMPORARY CONSTRUCTION ENTRANCE

GRADING INFORMATION

LIMITS OF DISTURBANCE = 49,166 SF / 1.13 AC

EROSION CONTROL NOTES

1. SEDIMENT BARRIERS SHALL BE PLACED AS INDICATED ON THE GRADING WORK. PLAN PRIOR TO ANY SITE CONSTRUCTION

2. DUST CONTROL ON SITE SHALL BE KEPT WITHIN ACCEPTABLE LIMITS BY SPRINKLING WITH WATER OR OTHER ACCEPTABLE METHODS.

3. MAXIMUM SLOPE CUTS SHALL NOT EXCEED 3:1 UNLESS APPROVED BY THE OWNERS REPRESENTATIVE. CUT AND FILL SLOPES 3:1 AND GREATER, SHALL BE STABILIZED BY EROSION CONTROL BLANKETS (ECB) AND SOD COMMON TO THE REGION.

4. ADDITIONAL EROSION CONTROL DEVICES SHALL BE INSTALLED IMMEDIATELY AFTER GROUND DISTURBANCE OCCURS. THE LOCATION OF SOME OF THE EROSION CONTROL DEVICES MAY HAVE TO BE ALTERED FROM THAT SHOWN ON THE PLANS IF DRAINAGE PATTERNS DURING CONSTRUCTION ARE DIFFERENT FROM THE FINAL PROPOSED DRAINAGE PATTERNS. IT IS THE CONTRACTORS RESPONSIBILITY TO ACCOMPLISH EROSION CONTROL FOR ALL DRAINAGE PATTERNS CREATED AT VARIOUS STAGES DURING CONSTRUCTION. ANY DIFFICULTY IN CONTROLLING EROSION DURING ANY PHASE OF CONSTRUCTION SHALL BE REPORTED TO THE ENGINEER IMMEDIATELY.

5. THE LOCATIONS OF EROSION CONTROL DEVICES SHALL BE ADJUSTED AS CONSTRUCTION PROGRESSES TO MAINTAIN A FUNCTIONAL EROSION CONTROL SYSTEM.

6. ANY FAILURE OF ANY EROSION CONTROL DEVICE TO FUNCTION AS INTENDED FOR ANY REASON SHALL BE REPORTED TO THE ENGINEER IMMEDIATELY.

7. EROSION CONTROL DEVICES SHALL BE INSPECTED AFTER EACH RAINFALL EVENT AND AT LEAST DAILY DURING PROLONGED PERIODS OF CONTINUOUS RAINFALL.

8. EROSION CONTROL DEVICES SHALL BE REPAIRED AS NECESSARY TO MAINTAIN A FUNCTIONAL EROSION CONTROL SYSTEM.

9. EROSION CONTROL DEVICES SHALL BE MAINTAINED UNTIL PERMANENT GROUND COVER IS ESTABLISHED AND THEN REMOVED SO THAT DRAINAGE OF THE SITE IS NOT IMPEDED.

10. ANY DISTURBED AREA LEFT EXPOSED FOR A PERIOD OF 14 DAYS OR MORE SHALL BE STABILIZED WITH TEMPORARY SEEDING.

11. CLEAN SILT BARRIERS WHEN THEY ARE APPROXIMATELY 33% OBSTRUCTED BY SEDIMENT OR AS DIRECTED BY THE OWNER'S REPRESENTATIVE. SILT BARRIERS SHALL BE REPLACED AS EFFECTIVENESS IS SIGNIFICANTLY REDUCED.

12. TOPSOIL SHALL BE RE-SPREAD A MINIMUM DEPTH OF 6" OVER ALL DISTURBED AREAS. DISTURBED AREAS SHALL HAVE PERMANENT STABILIZATION APPLIED (SOD COMMON TO THE LOCAL AREA) PERMANENT.

13. AREAS THAT HAVE BEEN STRIPPED, CUT SLOPES, FILL SLOPES OR AREAS OTHER WISE DISTURBED SHALL HAVE PERMANENT STABILIZATION APPLIED WITH SOD COMMON TO THE LOCAL AREA. PERMANENT STABILIZATION SHALL BE IN PLACE PRIOR TO ACCEPTANCE OF FINAL GRADING.

14. REMOVE SEDIMENT FROM ALL DRAINAGE STRUCTURES PRIOR TO ACCEPTANCE BY THE OWNER. STABILIZATION SHALL BE PLACED PRIOR TO ACCEPTANCE OF FINAL GRADING.

15. STOCK PILING OF SOILS ON SITE IF REQUIRED, SHALL BE LOCATED BY CONTRACTOR AND BE PROTECTED BY PERIMETER SILT FENCE. IF LEFT EXPOSED FOR A PERIOD OF 13 DAYS OR MORE SHALL BE STABILIZED WITH TEMPORARY SEEDING.

ALL DISTURBED AREA SHALL BE STABILIZED WITH SOD, COMMON TO THE REGION - SEE LANDSCAPE PLAN

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

BENCHMARK #1	BENCHMARK #2	FLOOD NOTE:
1/2" REBAR	1/2" REBAR	FLOOD ZONE "AE"
N: 1,097,408.07	N: 1,097,409.61	PER FEMA MAP NO. 28089-C0415-F
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Civil Engineering Services
7705 Spicer Farm Lane
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fax: (615) 523-8865
e-mail: ray@civilengineeringservices.net
Engineering, Environmental, Land Planning

NAD83 MS STATE PLANE

REVISIONS

1	2	3
4	5	6

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD
GLUCKSTADT MS 39110
INITIAL EROSION PLAN

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL: (901) 495-8994 FAX: (901) 495-8969

For Bidding & Contractor Information Contact:
Dodge Data & Analytics, Tel. 413-930-4215
Cindy.searcy@construction.com

RAYMOND GLENN PHILLIPS JR. LICENSED PROFESSIONAL ENGINEER 21060 STATE OF MISSISSIPPI 11/24/2021

11/22/2021

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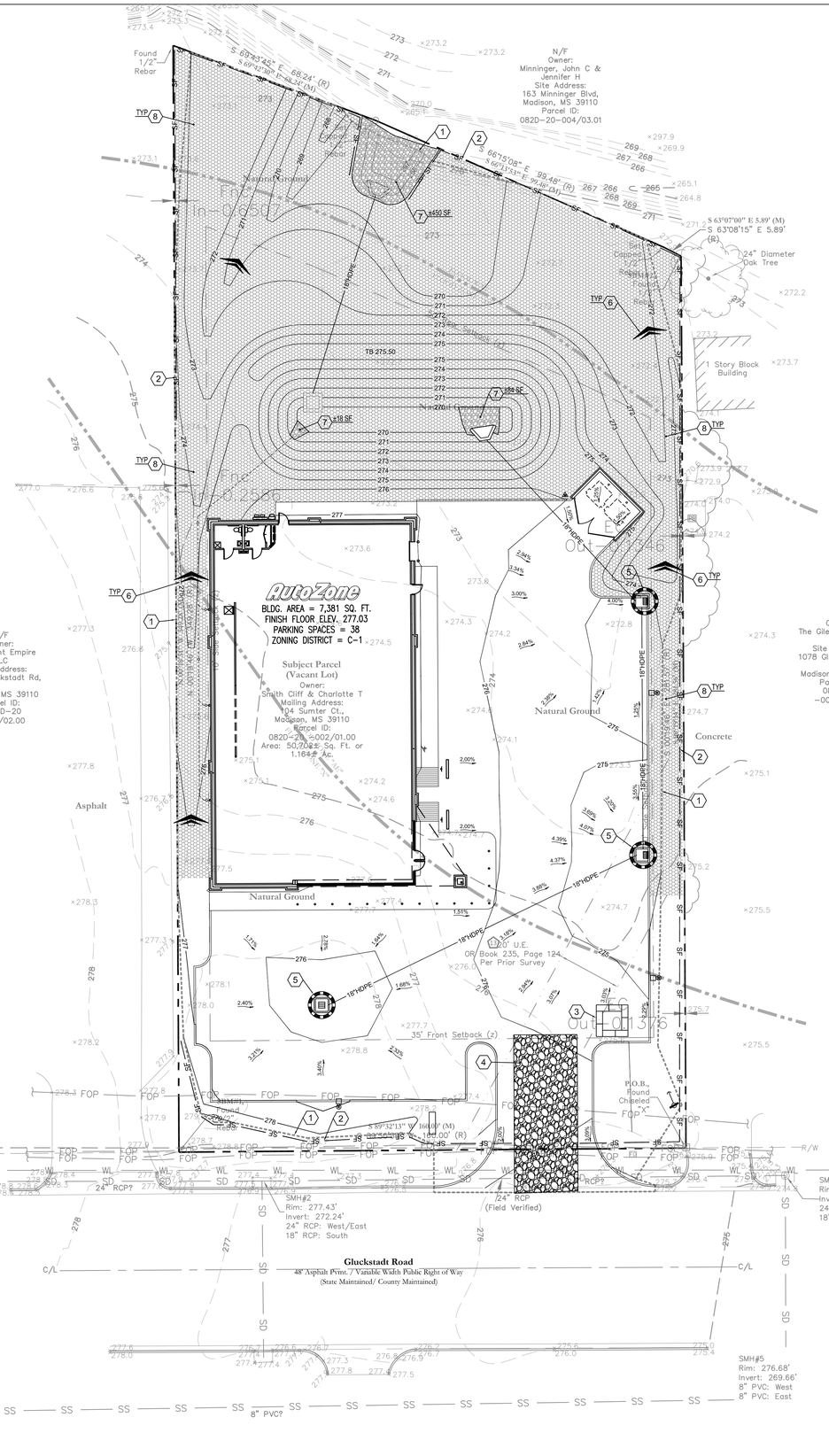
ESTIMATED TIMELINE FOR CONSTRUCTION ACTIVITIES

ESTIMATED START DATE TBD	MONTH 1	MONTH 2	MONTH 3	MONTH 4	MONTH 5	MONTH 6
MOBILIZATION						
INITIAL EROSION CONTROL						
CLEARING AND GRADING						
TEMP GRASS STABILIZATION						
STORM SEWER CONST.						
UTILITIES						
GENERAL CONSTRUCTION						
GRASS SOD & LANDSCAPING						
SITE CLEANING						
MAINTAIN EROSION						



PROPOSED LEGEND

- INSTALL INLET PROTECTION (SEE DETAIL SHEET)
- SF — INSTALL SILT FENCE (SEE DETAIL SHEET)
- TEMPORARY CONSTRUCTION EXIT
- CONCRETE WASHOUT AREA
- LIMITS OF DISTURBANCE
- RIP-RAP
- INSTALL CHECK DAM
- EROSION CONTROL BLANKET

KEYNOTES

1. LIMITS OF LAND DISTURBANCE
2. INSTALL SILT FENCE AT LIMITS OF DISTURBANCE - MAINTAIN THROUGHOUT CONSTRUCTION - FIELD ADJUST AS REQUIRED - (SEE DETAIL SHEET)
3. CONCRETE WASHOUT PER EPA STANDARDS - CONTRACTOR TO FIELD ADJUST LOCATION ON SITE AS NEEDED
4. TEMPORARY CONSTRUCTION ENTRANCE
5. INSTALL INLET PROTECTION OR APPROVED EQUAL - (SEE DETAIL SHEET)
6. INSTALL CHECK DAM OR APPROVED EQUAL (SEE DETAIL SHEET)
7. RIP-RAP PROTECTION OR APPROVED EQUAL (SEE DETAIL SHEET)
8. INSTALL TEMPORARY / PERMANENT SOD STABLIZATION (SEE DETAIL SHEET)

GRADING INFORMATION

LIMITS OF DISTURBANCE = 49,166 SF / 1.13 AC

EROSION CONTROL NOTES

1. SEDIMENT BARRIERS SHALL BE PLACED AS INDICATED ON THE GRADING WORK. PLAN PRIOR TO ANY SITE CONSTRUCTION

2. DUST CONTROL ON SITE SHALL BE KEPT WITHIN ACCEPTABLE LIMITS BY SPRINKLING WITH WATER OR OTHER ACCEPTABLE METHODS.

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ALL DISTURBED AREA SHALL BE STABILIZED WITH SOD, COMMON TO THE REGION - SEE LANDSCAPE PLAN

GRAPHIC SCALE

20 0 10 20 40 80

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1 inch = 20 ft.

BENCHMARK #1	BENCHMARK #2	FLOOD NOTE:
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Engineering, Environmental, Land Planning

NAD83 MS STATE PLANE

REVISIONS

1	2	3
4	5	6

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD MS 39110

GLUCKSTADT

FINAL EROSION CONTROL PLAN

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL: (901) 495-8994 FAX: (901) 495-8969

For Bidding & Contractor Information Contact:
Dodge Data & Analytics, Tel. 413-930-4215
Cindy.searcy@construction.com

RAY C. FLAKE JR. REGISTERED PROFESSIONAL ENGINEER 21060 STATE OF MISSISSIPPI
11/24/2021

11/22/2021

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NAD83 MS STATE PLANE

REVISIONS

1	2	3
4	5	6

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD
GLUCKSTADT MS 39110
DETAIL SHEET 1

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL: (901) 495-8994 FAX: (901) 495-8969

For Bidding & Contractor Information Contact:
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Cindy.searcy@construction.com

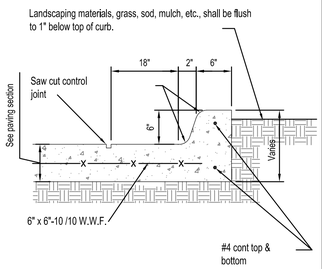
RANDALL FLAT LICENSED PROFESSIONAL ENGINEER 21060 STATE OF MISSISSIPPI
11/24/2021

11/22/2021

7N2

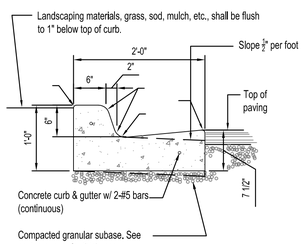
C4.0

1 CONCRETE MONOLITHIC CURB



N.T.S.

2 CONC. CURB & GUTTER (at Asphalt paving only)



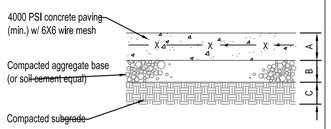
1" = 1'-0" SEC-C01

3 CONCRETE PAVING SECTION

DIMENSION & TYPE

Concrete Section	A	B	C
Parking Areas	5"	--	see note
Loading/Dumpster	8"	--	see note
Approaches	7"	--	see note

NOTE: Compacted subgrade should be as specified in soils report.



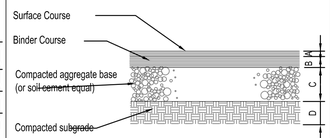
NO SCALE SEC-C04

4 ASPHALT PAVING SECTION

DIMENSION & TYPE

Asphalt Section	A	B	C	D
Parking Areas	2"	4"	--	see note
Drive Aisle	2"	6"	--	see note

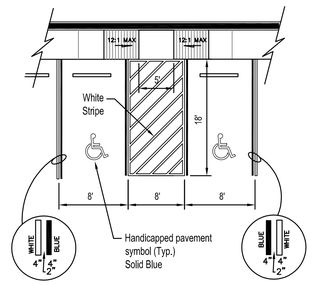
NOTE: Compacted subgrade should be as specified in soils report.



NO SCALE SEC-C04

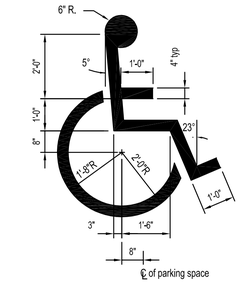
5 NOT USED

6 HANDICAP PARKING DETAIL



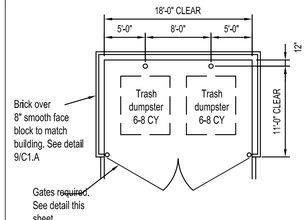
NO SCALE

7 INT'L BARRIER FREE SYMBOL



NO SCALE

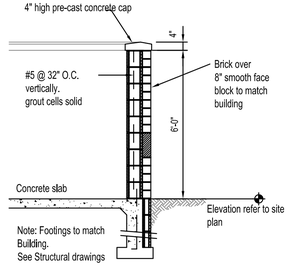
8 BRICK DUMPSTER LAYOUT



NOTE: Bollards behind the dumpsters shall be 6'-0" tall above the pavement surface and extend 3'-0" into the ground. Paint inside CMU same color as brick

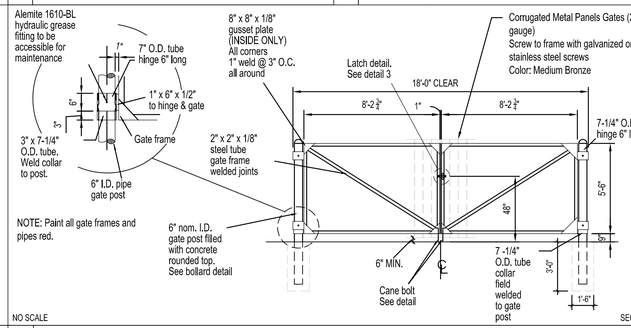
NO SCALE SEC-C17M

9 BRICK DUMPSTER SECTION



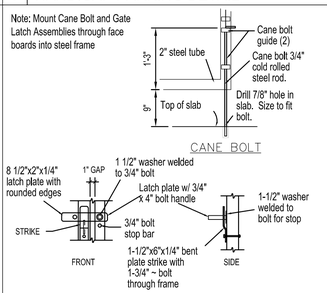
NO SCALE MDUMPSEC

10 GATE DETAIL FOR MASONRY WALL DUMPSTER ENCLOSURE



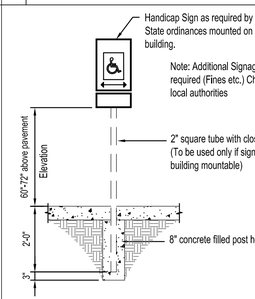
NO SCALE SEC-C18

11 GATE LATCH / BOLT DETAILS



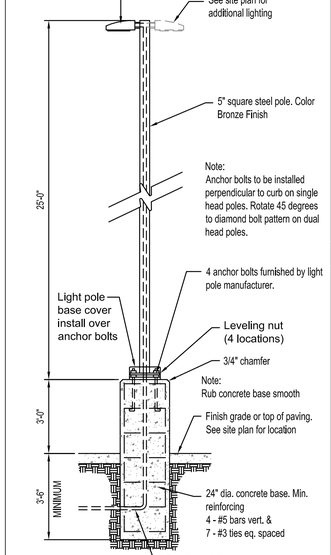
NO SCALE SEC-C19

12 TYPICAL HANDICAP SIGN



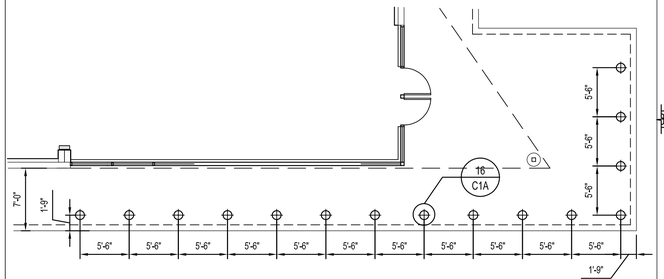
NO SCALE

13 TYPICAL LIGHT POLE



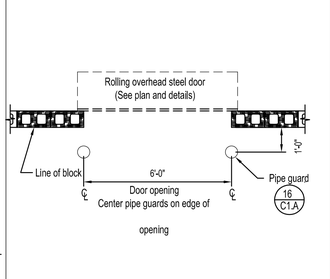
NO SCALE SEC-C13

14 BOLLARD LAYOUT PLAN - 7n2



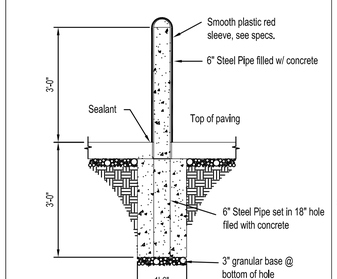
NO SCALE SEC-7n2L

15 PIPE GUARD @ ROLL-UP DOOR



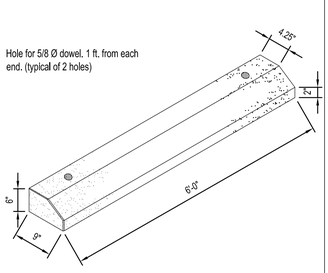
NO SCALE SEC-C08

16 TYPICAL PIPE GUARD SECTION



NO SCALE SEC-C07

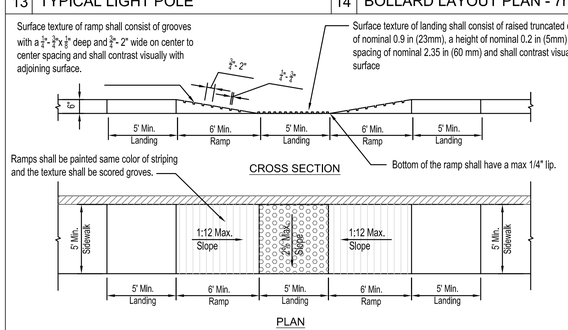
17 WHEEL STOP DETAIL



NO SCALE SEC-C18

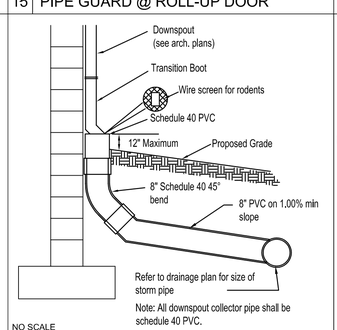
18 NOT USED

19 HANDICAP PARKING RAMP



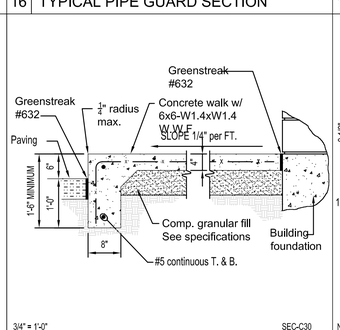
20 NOT USED

21 DOWNSPOUT DETAIL



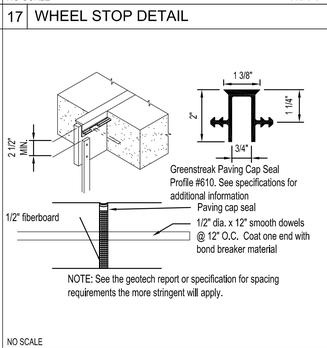
NO SCALE

22 TYPICAL WALK SECTION



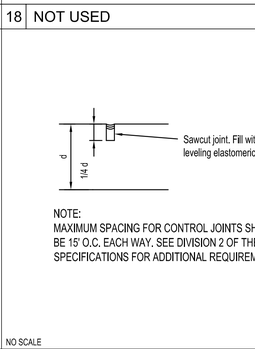
3/4" = 1'-0" SEC-C30

23 TYPICAL EXPANSION JOINT



NO SCALE

24 TYPICAL CONTROL JOINT

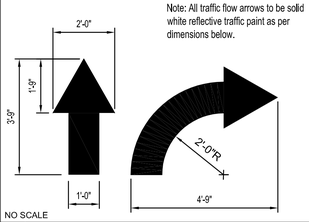


NO SCALE

For all details on this sheet which call for a minimum depth of concrete, that depth shall be adjusted to the deeper of that called for in the detail or the frost depth shown in the Geotechnical Report.

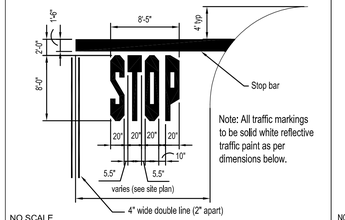
FROST DEPTH NOTES

25 TYPICAL PAVEMENT MARKINGS



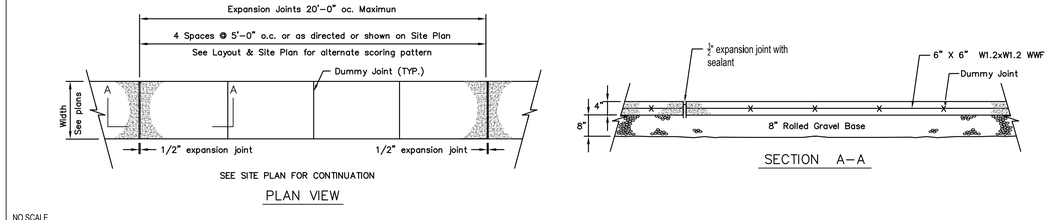
NO SCALE

26 TYPICAL PAVEMENT MARKINGS



NO SCALE

27 CONCRETE SIDEWALK

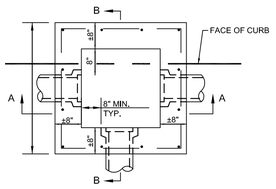


NOTE:

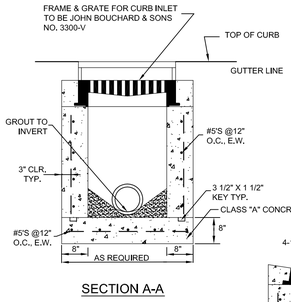
1. STORM WATER CURB INLET/AREA INLET TO HAVE ENVIRONMENTAL MESSAGE STAMPED INTO THE METAL"DUMP NO WASTE","DRAINS TO STREAM",

2. THE CONTRACTOR SHALL POUR THE INVERTS IN ALL STORM WATER STRUCTURES.

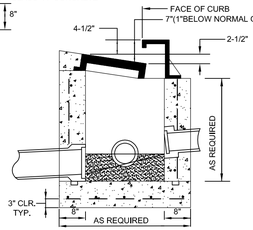
3. OPTIONAL CONSTRUCTION PRE-FAB. CONCRETE EQUIVALENT.



RAMP PLAN VIEW



SECTION A-A



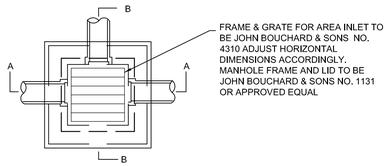
SECTION B-B

SINGLE CURB INLET

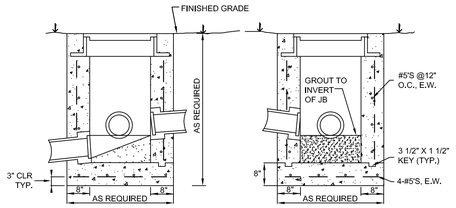
N.T.S.

NOTE

OPTIONAL CONSTRUCTION MATERIALS INCLUDE PRE-FAB. CONCRETE.



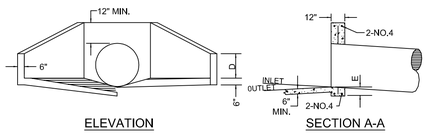
PLAN



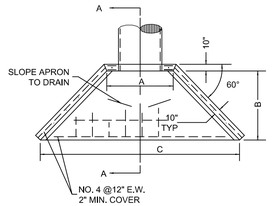
SECTION A-A SECTION B-B

AREA INLET/JUNCTION BOX

N.T.S.



ELEVATION SECTION A-A



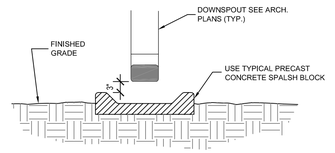
PLAN VIEW

TABLE OF DIMENSIONS					
DIA	A	B	C	D	E
12"	20"	30"	60"	6"	8"
15"	23"	36"	72"	6"	8"
18"	28"	42"	84"	9"	8"
24"	34"	48"	96"	9"	8"
30"	40"	54"	108"	12"	10"
36"	48"	60"	120"	15"	10"
42"	54"	66"	132"	18"	10"
48"	60"	72"	144"	21"	12"
54"	54"	78"	156"	24"	12"
60"	60"	84"	168"	24"	12"

NOTE:
ALL EDGES OF EXPOSED CONCRETE TO BE CHAMFERED TO ONE CONCRETE TO BE

WINGED HEADWALL/ENDWALL

N.T.S.



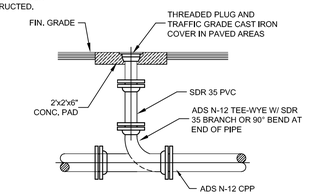
NOTE:
FRONT EDGE OF FLUME TO BE FLUSH W/ FINISHED GRADE.

CONCRETE SPLASH BLOCK

N.T.S.

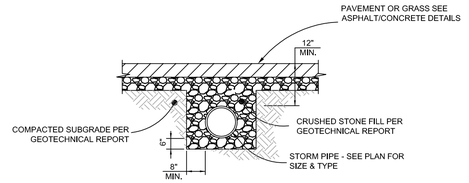
NOTE:

IN GRASS AREAS WHERE NO PAVEMENT IS PROPOSED, CONCRETE BLOCK SHALL NOT BE CONSTRUCTED.



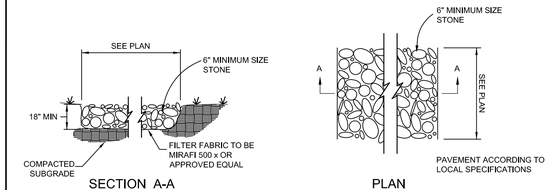
PRIVATE STORM SEWER CLEANOUT

N.T.S.



STORM SEWER PIPE TRENCH DETAIL

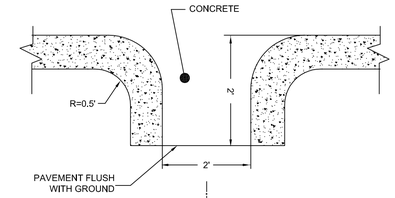
N.T.S.



SECTION A-A PLAN

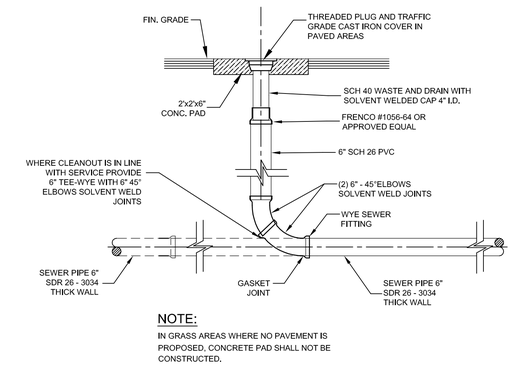
RIPRAP DETAIL

N.T.S.



CURB CUT DETAIL

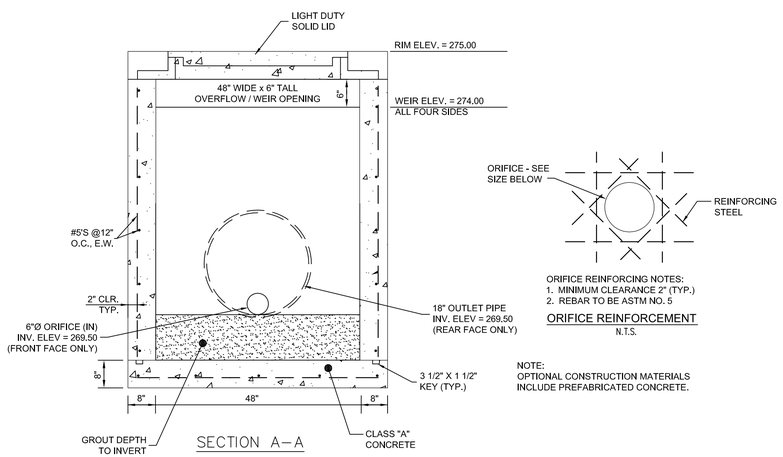
N.T.S.



NOTE:
IN GRASS AREAS WHERE NO PAVEMENT IS PROPOSED, CONCRETE PAD SHALL NOT BE CONSTRUCTED.

PRIVATE SANITARY SEWER CLEANOUT

N.T.S.



ORIFICE REINFORCING NOTES:
1. MINIMUM CLEARANCE 2" (TYP.)
2. REBAR TO BE ASTM NO. 5

ORIFICE REINFORCEMENT
N.T.S.

NOTE:
OPTIONAL CONSTRUCTION MATERIALS INCLUDE PREFABRICATED CONCRETE.

DETENTION OUTLET STRUCTURE

N.T.S.

R. COPYRIGHT 2009

NAD83 MS STATE PLANE

REVISIONS			
1	2	3	
4	5	6	

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD
GLUCKSTADT MS 39110
DETAIL SHEET 2

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL:(901) 495-8994 FAX: (901) 495-8969

For Bidding & Contractor Information Contact:
Dodge Data & Analytics, Tel. 413-930-4215
Cindy.searcy@construction.com

REGISTERED PROFESSIONAL ENGINEER 21060 STATE OF MISSISSIPPI
11/24/2021

11/22/2021

7N2

C4.1

R-COPYRIGHT-2009

NAD83 MS STATE PLANE

REVISIONS

1	2	3
4	5	6

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD
GLUCKSTADT MS 39110
DETAIL SHEET 3

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL: (901) 495-8994 FAX: (901) 495-8969

For Bidding & Contractor Information Contact:
Dodge Data & Analytics, Tel. 413-930-4215
Cindy.searcy@construction.com

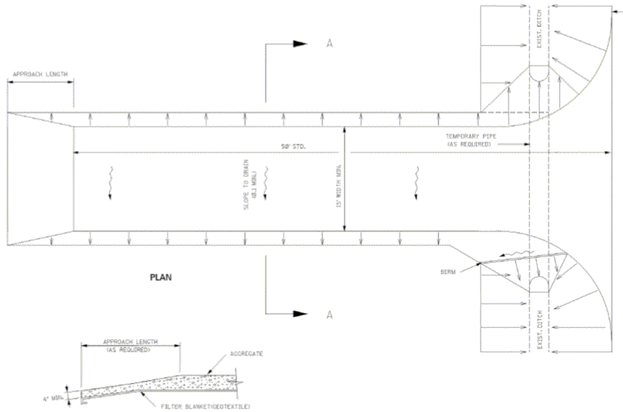
RYAN G. FLAKE
LICENSED PROFESSIONAL ENGINEER
21060
STATE OF MISSISSIPPI
11/24/2021

11/22/2021

7N2

C4.2

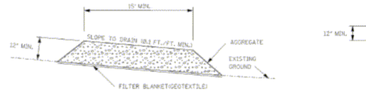
STATE MISS. | PROJECT NO.



PLAN

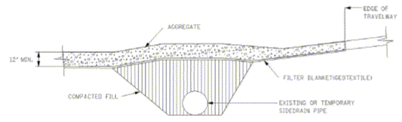
GENERAL NOTES:

1. A STABILIZED CONSTRUCTION ENTRANCE SHALL BE CONSTRUCTED AT POINTS OF EGRESS FROM UNSTABILIZED AREAS OF THE PROJECT TO PUBLIC ROADS WHERE OFFSITE TRACKING OF MUD COULD OCCUR. TRAFFIC FROM UNSTABILIZED AREAS OF THE PROJECT SHALL BE DIRECTED THRU THE STABILIZED ENTRANCE. BARRIERS, FLAGGING, OR OTHER POSITIVE MEANS SHALL BE USED AS REQUIRED TO LIMIT AND DIRECT VEHICULAR EGRESS ACROSS THE STABILIZED ENTRANCE.
2. THE CONTRACTOR MAY PROPOSE AN ALTERNATIVE TECHNIQUE TO MINIMIZE OFFSITE TRACKING OF SEDIMENT. THE ALTERNATIVE MUST BE REVIEWED AND APPROVED BY THE ENGINEER PRIOR TO ITS USE.
3. ALL MATERIALS SPILLED, DROPPED, OR TRACKED ONTO PUBLIC ROADS (INCLUDING THE STABILIZED CONSTUCTION ENTRANCE AGGREGATE AND CONSTRUCTION MUD) SHOULD BE REMOVED DAILY, OR MORE FREQUENTLY IF SO DIRECTED BY THE ENGINEER.
4. SIZE III STABILIZER AGGREGATE OR LARGER SHALL BE USED.
5. THE STABILIZED CONSTRUCTION ENTRANCE SHALL BE MAINTAINED IN A CONDITION THAT WILL ALLOW IT TO PERFORM ITS FUNCTION TO PREVENT OFFSITE TRACKING. THE STABILIZED CONSTRUCTION ENTRANCE SHOULD BE RINSED WHEN NECESSARY TO MOVE ACCUMULATED MUD DOWNWARD THRU THE STONE. ADDITIONAL STABILIZATION OF THE VEHICULAR ROUTE LEADING TO THE STABILIZED ENTRANCE MAY BE REQUIRED TO LIMIT THE MUD TRACKED.
6. THE NOMINAL SIZE OF A STANDARD STABILIZED CONSTRUCTION ENTRANCE IS 15' X 50' UNLESS OTHERWISE SHOWN IN THE EROSION CONTROL PLAN.
7. COSTS OF ALL ITEMS ON THIS SHEET SHALL BE INCLUDED IN OTHER ITEMS BID.



TRANSITION DETAIL

SECTION A-A



RURAL CONNECTION DETAIL

MISSISSIPPI DEPARTMENT OF TRANSPORTATION
ROADWAY DESIGN DIVISION
STANDARD PLAN

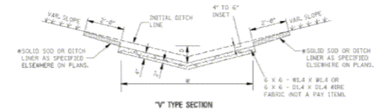
STABILIZED CONSTRUCTION ENTRANCE

MDOT

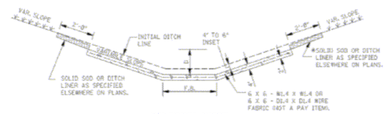
WORKING NUMBER ECD-16
SHEET NUMBER 6116

ISSUE DATE: AUGUST 01, 2017

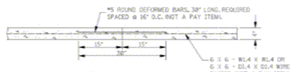
STATE MISS. | PROJECT NO.



"V" TYPE SECTION



FLAT BOTTOM SECTION



DETAIL OF CONSTRUCTION JOINT

DETAIL OF TOE WALL

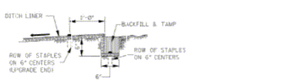
NOTE: TOE WALL REQUIRED UPSTREAM AND DOWNSTREAM.

CONCRETE PAVED DITCH

NOTES:

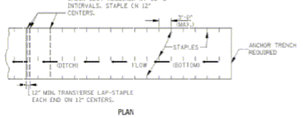
1. CONCRETE PAVED DITCHES SHALL BE GROOVED AT 20'-0" INTERVALS. THE GROOVES SHALL BE CUT TO A DEPTH OF NOT LESS THAN 1".
2. DIMENSIONS D & W ARE AS FOLLOWS:
   D(MINIMUM) = 6"
   D(HORIZONTAL)= 9"
   W(MINIMUM) = 24"
3. CHAIR SUPPORTS FOR THE WIRE MESH WILL NOT BE REQUIRED, HOWEVER, THE CONTRACTOR SHALL PLACE THE WIRE MESH IN A SATISFACTORY AND WORKMANLIKE MANNER TO ENSURE THAT THE FINAL POSITION IS REASONABLY NEAR THE POSITION INDICATED.

*6. CENTER ROW OF STAPLES MAY BE OMITTED ON DITCH LINER.

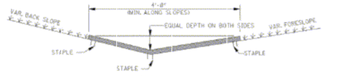


ANCHOR TRENCH DETAIL

NOTE: ANCHOR TRENCH REQUIRED AT THE BEGINNING AND ENDING OF EACH AREA TO BE COVERED, EXCEPT DOWNSTREAM END ADJOINING A STRUCTURE.



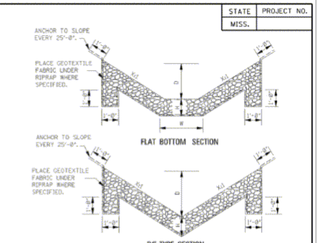
PLAN



SECTION

DITCH LINER TREATMENT
(EXCELSIOR BLANKET, JUTE MESH OR EROSION CONTROL FABRIC)

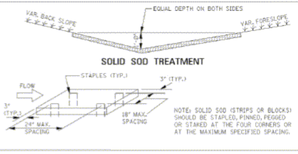
NOTE: DITCHES TREATED WITH DITCH LINER WILL BE VEGETATED PRIOR TO TREATMENT, UNLESS OTHERWISE INDICATED.



NOTES:

1. DIMENSIONS D, W AND X ARE VARIABLE AND ARE SHOWN ELSEWHERE ON THE PLANS.
2. THE RIPRAP SIZE AND MINIMUM DEPTH "H" FOR RIPRAP TREATMENT ARE AS FOLLOWS:

RIPRAP SIZE & MINIMUM DEPTH "H"	
R	RIPRAP SIZE (lbs)
12"	100
18"	300



NOTE: SOLID SOD (STRIPS OR BLOCKS) SHOULD BE STAPLED, PINNED, PEGGED OR STAKED AT THE FOUR CORNERS OR AT THE MAXIMUM SPECIFIED SPACING.

GENERAL NOTE:

1. FOR LOCATION OF APPROPRIATE DITCH TREATMENTS, SEE PLAN SHEETS AS DENOTED BY THE FOLLOWING LEGEND OR AS DIRECTED BY THE ENGINEER:
   DITCH LINER
   SOLID SOD
   CONCRETE PAVED DITCH
   RIPRAP

MISSISSIPPI DEPARTMENT OF TRANSPORTATION
ROADWAY DESIGN DIVISION
STANDARD PLAN

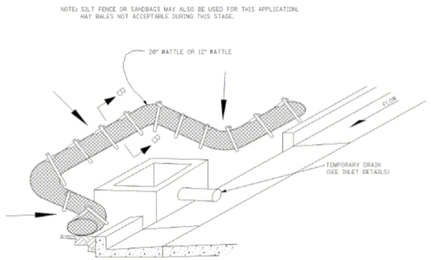
DETAILS OF TYPICAL DITCH TREATMENTS

MDOT

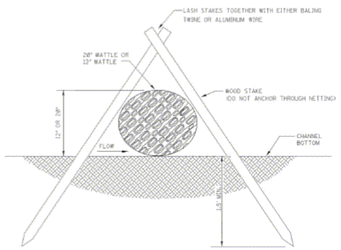
WORKING NUMBER DT-1
SHEET NUMBER 6123

ISSUE DATE: AUGUST 01, 2017

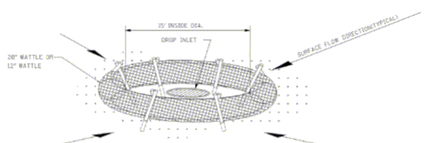
STATE MISS. | PROJECT NO.



CURB INLET PROTECTION (STAGE 2)
SINGLE OR DOUBLE WING INLET



SECTION B-B



DROP INLET PROTECTION

NOTES:

1. ANCHORING STAKES SHALL BE SIZED, SPACED, AND BE OF A MATERIAL THAT EFFECTIVELY SECURES THE WATTLE. STAKE SPACING SHALL BE A MAXIMUM OF THREE FEET.
2. OVERLAP ENDS OF WATTLES PER MANUFACTURER'S RECOMMENDATIONS (1' MIN., 3' MAX.)
3. TRENCHING OF WATTLES MAY BE NECESSARY IF PIPING BECOMES EVIDENT.
4. IN THE EVENT WATTLES CANNOT BE SECURED IN PLACE USING WOOD STAKES, SANDBAGS MAY BE USED IN LIEU OF WOOD STAKES IN ORDER TO SECURE WATTLES IN PLACE. COST OF SANDBAGS USED IN THIS APPLICATION SHALL BE INCLUDED IN OTHER ITEMS BID.

MISSISSIPPI DEPARTMENT OF TRANSPORTATION
ROADWAY DESIGN DIVISION
STANDARD PLAN

INLET PROTECTION DETAILS OF WATTLES

MDOT

WORKING NUMBER ECD-13
SHEET NUMBER 6113

ISSUE DATE: AUGUST 01, 2017

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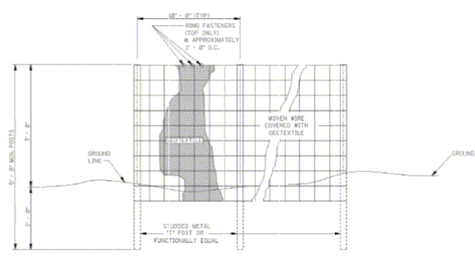
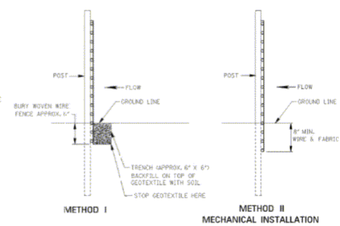
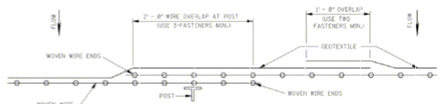


ELEVATION VIEW



SIDE VIEW



PLAN VIEW
REQUIRED LAPPING

GENERAL NOTES:

1. SILT FENCES SHOULD BE USED IN AREAS WHERE FLOW IS NOT SEVERE.
2. SILT FENCES ARE TEMPORARY SEDIMENT CONTROL ITEMS THAT SHOULD BE ERECTED OPPOSITE ERODIBLE AREAS SUCH AS NEWLY GRADED FILL SLOPES AND ADJACENT TO STREAMS AND CHANNELS.
3. SILT FENCE SHOULD BE PLACED WELL INSIDE RIGHT-OF-WAY AND ALONG EDGE OF CLEARING LIMITS. THIS WILL ALLOW ROOM FOR BACK-UP FENCE IF FIRST FENCE BECOMES FULL.
4. WHENEVER POSSIBLE, SILT FENCE SHOULD BE CONSTRUCTED ACROSS A LEVEL AREA IN THE SHAPE OF A SWALE. THIS AIDS IN PONDING OF RUNOFF AN FACILITATES SEDIMENTATION.
5. THE CONTRACTOR MAY ELECT TO USE EITHER METHOD I OR METHOD II. COST TO BE LINEAR FEET OF SILT FENCE.
6. METHOD II INSTALLATION SHALL BE ACCOMPLISHED USING AN IMPLEMENT THAT IS MANUFACTURED FOR THE APPLICATION AND PROVIDES A CONFIGURATION MEETING THE REQUIREMENTS OF DETAIL.
7. WIRE SHALL BE A MINIMUM OF 32" IN WIDTH AND SHALL HAVE A MINIMUM OF 6 LINE WIRES WITH 12" STAY SPACING.
8. GEOTEXTILE FABRIC MEETING THE TYPE II MATERIAL REQUIREMENTS AND INSTALLED ACCORDING TO SPECIFICATION MAY BE USED WITHOUT WOVEN FENCE.

MISSISSIPPI DEPARTMENT OF TRANSPORTATION
ROADWAY DESIGN DIVISION
STANDARD PLAN

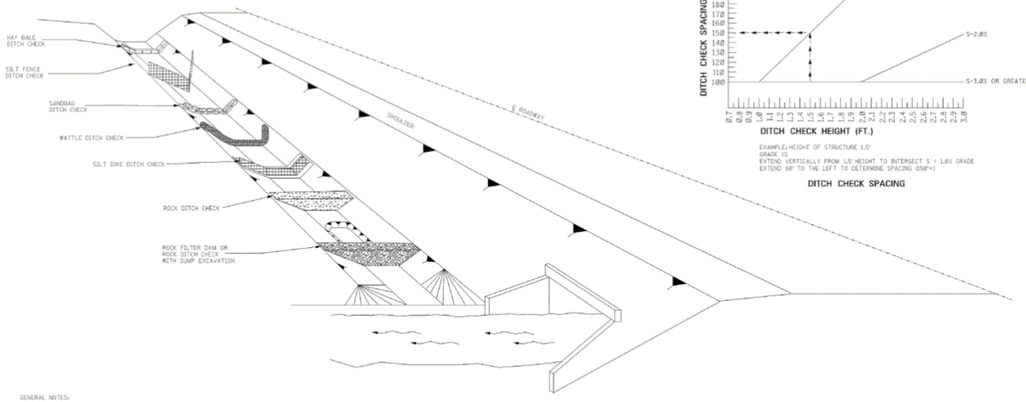
DETAILS OF SILT FENCE INSTALLATION

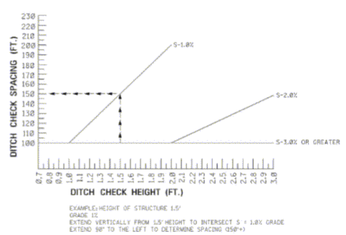
MDOT

WORKING NUMBER ECD-3
SHEET NUMBER 6103

ISSUE DATE: AUGUST 01, 2017

STATE	PROJECT NO.
MISS.	





EXAMPLE: HEIGHT OF STRUCTURE 5.5'
GRADE IS
EXTEND VERTICALLY FROM 5.5' HEIGHT TO INTERSECT 5 X 1.0% GRADE
EXTEND 90° TO THE LEFT TO DETERMINE SPACING (250'+)

DITCH CHECK SPACING

GENERAL NOTES:

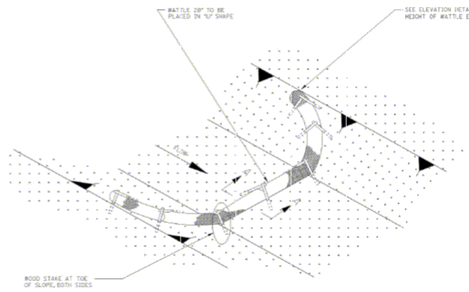
1. THE DITCH CHECK PERSPECTIVE ILLUSTRATES A TOOL BOX OF TEMPORARY PRACTICES THAT MAY BE USED. DITCH CHECKS ARE INSTALLED TO CONTROL RUNOFF VELOCITY AND THUS REDUCE EROSION AND PROVIDE FOR TRAPPING OF SEDIMENTS.
2. SELECTION OF THE APPROPRIATE DITCH CHECK SHOULD BE A FUNCTION OF CONSTRUCTION PHASE, DRAINAGE AREA, DITCH GRADIENT, SOIL TYPE, ECONOMY AND SAFETY.
3. DITCH CHECKS CAN BE REMOVED FOR MAINTENANCE AND/OR REPLACEMENT BUT MUST REMAIN IN PLACE UNTIL UPSLOPE AREAS HAVE BEEN PERMANENTLY STABILIZED. MAINTENANCE INCLUDES REMOVAL OF SEDIMENT BEGINNING WHEN SEDIMENT ACCUMULATION REACHES ½ THE CAPACITY OR HEIGHT OF THE STRUCTURE AND NEVER ALLOWING FOR SEDIMENT TO ACCUMULATE MORE THAN ½ THE VOLUME OR HEIGHT OF THE DITCH CHECK STRUCTURE.
4. HAY BALES SHOULD BE USED TO INTERCEPT LOW VOLUME FLOWS IN LOW TO MODERATE GRADIENT DITCHES.
5. SILT FENCE DITCH CHECKS SHOULD BE USED WHERE IT HAS BEEN DETERMINED THAT HAY BALE CHECKS ARE INADEQUATE. SILT FENCE DITCH CHECKS SHOULD BE USED TO INTERCEPT LOW VOLUME FLOWS IN LOW TO MODERATE GRADIENT DITCHES.
6. SANDBAG DITCH CHECKS SHOULD BE USED FOR VELOCITY REDUCTION AND MINIMAL SEDIMENT TRAPPING IN CONCRETE PAVED DITCHES OR IN DITCHES THAT HAVE ROCK BOTTOMS.
7. WATTLE DITCH CHECKS CAN BE USED FOR VELOCITY REDUCTION AND CONTROL OF SEDIMENT TRANSPORT UNDER LOW TO MEDIUM FLOW CONDITIONS.
8. SILT DIKES CAN BE USED IN DITCHES WITH CONCENTRATED FLOWS WITHIN THE CLEAR ZONE WHERE RIPRAP CAN NOT BE USED, AS CONSTRUCTION PROGRESSES.
9. ROCK DITCH CHECKS WITH SUMP EXCAVATION CAN BE PLACED IN DITCHES TO ASSURE ON-SITE SEDIMENT TRAPPING REQUIREMENTS ARE MET. DITCH CHECK WITH SUMP EXCAVATION IS USED WHEN DITCHES RECEIVE DRAINAGE FROM CUT OR FILL SLOPES OR OTHER CRITICAL AREAS WHERE SOIL EROSION IS EXPECTED. DRAINAGE AREA FOR A TEMPORARY SEDIMENT TRAP SHOULD BE LIMITED TO 3 ACRES. THEY CAN BE USED IN SERIES TO INCREASE ON-SITE SEDIMENT TRAPPING EFFICIENCY.
10. DITCH CHECKS, IN NO CASE, SHALL BE PLACED IN LIVE STREAMS.
11. CONFIGURATION AND SPACING MAY BE ADJUSTED IF APPROVED BY THE ENGINEER TO ACCOMMODATE TRAVELWAY SAFETY, WATER FLOW, OR SOIL AND INSTALLATION CHALLENGES.

MISSISSIPPI DEPARTMENT OF TRANSPORTATION
ROADWAY DESIGN DIVISION
STANDARD PLAN

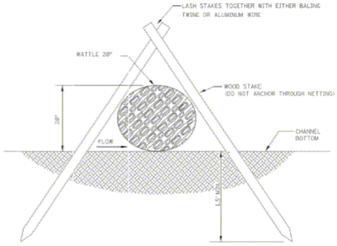
DITCH CHECK STRUCTURES, TYPICAL APPLICATIONS AND DETAILS

MDOT
WORKING NUMBER ECD-4
ISSUE DATE: AUGUST 01, 2017
SHEET NUMBER 6104

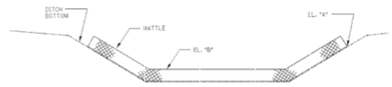
STATE	PROJECT NO.
MISS.	



DETAIL (DITCH CHECK)



SECTION A–A



ELEVATION DETAIL

NOTES:

1. WATTLE DITCH CHECKS CAN BE USED FOR VELOCITY REDUCTION AND CONTROL OF SEDIMENT TRANSPORT UNDER LOW TO MEDIUM FLOW CONDITIONS.
2. THE PLACEMENT INTERVAL BETWEEN WATTLE DITCH CHECK SHALL BE 100' UNLESS SHOWN OTHERWISE ON THE PLANS OR EROSION CONTROL PLAN APPROVED BY THE ENGINEER. SEE SPACING GUIDANCE ON INK NO. ECD-4.
3. ANCHORING WOOD STAKES SHALL BE SIZED, SPACED, DRIVEN, AND BE OF A MATERIAL THAT EFFECTIVELY SECURES THE CHECK. STAKE SPACING SHALL BE A MAXIMUM OF THREE FEET. ALL NON-DEGRADABLE MATERIALS SHALL BE REMOVED WHEN NO LONGER NEEDED.
4. TRENCHING OF WATTLES MAY BE NECESSARY IF PIPING BECOMES EVIDENT.
5. WATTLES SHOULD NOT BE USED IN HARD BOTTOM CHANNELS.
6. IN THE EVENT WATTLES CANNOT BE SECURED IN PLACE USING WOOD STAKES, SAND BAGS MAY BE USED IN LIEU OF WOOD STAKES IN ORDER TO SECURE THE WATTLES IN PLACE. IF SANDS BAGS ARE USED IN THIS APPLICATION THEY WILL NOT BE A SEPARATE PAY ITEM.

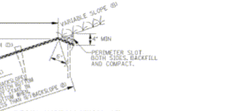
MISSISSIPPI DEPARTMENT OF TRANSPORTATION
ROADWAY DESIGN DIVISION
STANDARD PLAN

DETAILS OF EROSION CONTROL WATTLE DITCH CHECK

MDOT
WORKING NUMBER ECD-6
ISSUE DATE: AUGUST 01, 2017
SHEET NUMBER 6106

STATE	PROJECT NO.
MISS.	

TYPICAL DITCH SECTION



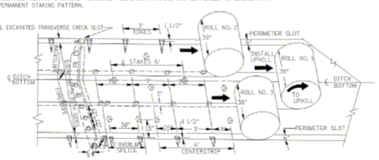
BEGIN INSTALLATION AT DOWNSTREAM TERMINAL

MAT PLACEMENT TABLE

DIMENSIONS OF MAT PLACEMENT IN DITCH (INDIVIDUAL 36" WIDTH ROLLS)				
ELEMENTS OF MAT PLACEMENT	SIDE SLOPE COMBINATIONS FORESLOPE – BACKSLOPE			
	5:1 & 5:1	4:1 & 5:1	4:1 & 4:1	6:1 & 6:1
(A) DISTANCE TO TOP OF EXPOSURE	1' - 7"	1' - 7"	1' - 7"	1' - 7"
(B) BACKSLOPE	4' - 0"	3' - 6"	2' - 9"	3' - 3"
(C) FORESLOPE	4' - 0"	4' - 6"	5' - 3"	4' - 9"
(D) DEPTH OF COVERAGE	1' - 3"	1' - 1"	0' - 10"	0' - 9"
(E) WIDTH OF COVERAGE	7' - 1"	7' - 0"	7' - 9"	7' - 10"
(F) MINIMUM NUMBER OF STAND WIDTH STRIPS	3	3	3	4
(W) = (E) TOTAL COVERAGE	6' - 0"	6' - 0"	6' - 0"	8' - 0"
SQ. YDS. /LIN. FT.	0.89	0.89	0.89	1.22
MULTI - WIDTH WELDED SEAM MAT (WELDED 36" WIDTH STRIPS)				
(W) = (E) TOTAL COVERAGE MULTI-WIDTH ROLLS	6' - 3"	6' - 3"	6' - 3"	8' - 3"
SQ. YDS. /LIN. FT.	0.92	0.92	0.92	1.25

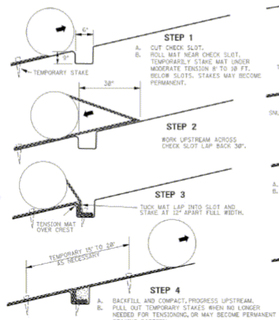
GENERAL INSTRUCTIONS:

1. BEGIN INSTALLATION AT DOWNSTREAM TERMINAL AND PROGRESS UPSTREAM.
2. FIRST ROLL IS ALIGNED FROM DITCH BOTTOM UP BACKSLOPE (SEE MAT PLACEMENT TABLE) AND UNDER MODERATE TENSION TEMPORARILY STAKED TO MAINTAIN PROPER DESIGN COVERAGE ALIGNMENT.
3. WORKING OUTWARD FROM DITCH BOTTOM TO EDGES, SUBSEQUENT ADJACENT ROLLS FOLLOW IN STAGGERED SEQUENCE UNDER MODERATE TENSION.
4. OVERLAP MAT SEAMS 3 INCHES AND STAKE AT 3-FT. INTERVALS WITH STAKES ALIGNED LONGITUDINALLY TO DITCH AND DIAGONAL EDGE OF STAKE TO THE UPSTREAM. OUTER EDGES (PERIMETER) OF MAT ARE STAKED SIMILARLY.
5. STAKE THE CENTER OF EACH MAT STRIP AND WHEN REQUIRED ALONG THE DITCH BOTTOM AT 6'-7', INTERVALS STAGGERED BETWEEN THE 3-FT. SPACING OF OVERLAP AND OUTER EDGE STAKES WITH THE BROADSIDE TO THE FLOW DIRECTION AND DIAGONAL EDGE TOWARD THE SLOPE.
6. USE 3-FT. OVERLAP AT END OF MAT ROLL SPLICES WITH UPGRADE STRIP ON TOP, STAKED IN TWO ROWS 30 INCHES APART, AND STAKES 18 INCHES APART ACROSS FULL WIDTH.
7. TRANSVERSE CHECK SLOTS 6 INCHES WIDE BY 9 INCHES DEEP ARE EXCAVATED AT 25-FT. INTERVALS WITH STAKES 12 INCHES APART FULL WIDTH OF TREATMENT. WELDED SEAM MULTI-WIDTH MAT WILL HAVE SIMILAR TRANSVERSE CHECKS OMITTING EXCAVATED SLOTS ONLY.
8. END INSTALLATION AT UPSTREAM TERMINAL. TEMPORARY STAKING MAY BE PLACED TO BECOME PART OF PERMANENT STAKING PATTERN.



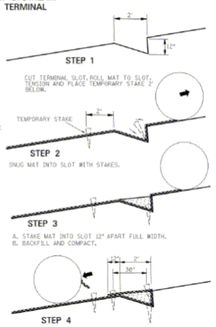
SEQUENTIAL ROLL RUN OUT IN DITCH WITH STAKING DETAIL

25 – FOOT INTERVAL TRANSVERSE CHECK SLOT (FOR INDIVIDUAL ROLLS*)



* WHEN MULTI-WIDTH (WELDED SEAM) ROLLS ARE USED, ONLY EXCAVATED CHECK SLOT AND REPLACE WITH A ROW OF STAKES ONE FOOT APART AT 25-FT. INTERVALS (SEE DETAILS). TEMPORARY STAKES NOT REQUIRED.

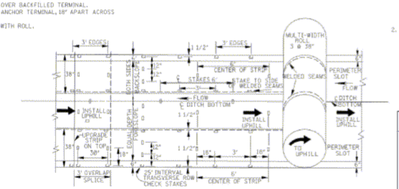
END INSTALLATION AT UPSTREAM TERMINAL



A. ROLL MAT UPSTREAM OVER BACKFILLED TERMINAL.
B. STAKE MAT DOWN TO ANCHOR TERMINAL, 18" APART ACROSS IN TWO ROWS.
C. PROGRESS UPSTREAM WITH ROLL.

GENERAL NOTES:

1. WHEN METAL PINS WITH WASHERS ARE PERMITTED IN PLACE OF WOOD STAKES, THE METAL PINS ARE DRIVEN TO ASSURE THAT THE WASHERS WITH MAT UNDERNEATH ARE FLUSH WITH THE GROUND LEVEL. NO PROJECTION OF THE PINS ABOVE THE GROUND LINE.
2. SOIL REINFORCING MAT SHALL BE USED WHERE SHOWN ON THE PLANS, OR AS DIRECTED BY THE ENGINEER.



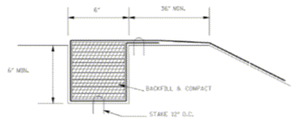
MULTI-WIDTH WELDED SEAM MAT RUN OUT IN DITCH WITH STAKING DETAIL

MISSISSIPPI DEPARTMENT OF TRANSPORTATION
ROADWAY DESIGN DIVISION
STANDARD PLAN

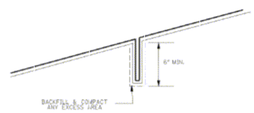
DITCH TREATMENT INSTALLATION DETAIL FOR SOIL REINFORCING MAT

MDOT
WORKING NUMBER DT-1A
ISSUE DATE: AUGUST 01, 2017
SHEET NUMBER 6124

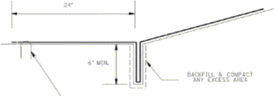
STATE	PROJECT NO.
MISS.	



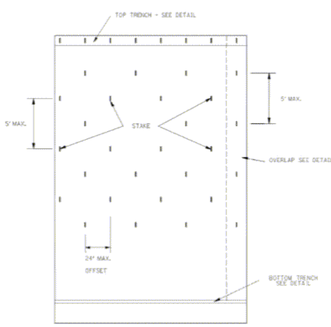
DETAIL OF TOP TRENCH



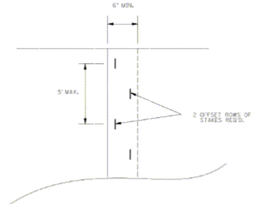
DETAIL OF INTERMEDIATE TRENCH



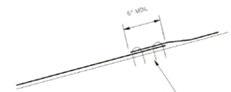
DETAIL OF BOTTOM TRENCH



DETAIL OF EROSION CONTROL BLANKET



DETAIL OF LONGITUDINAL OVERLAP



DETAIL OF TRANSVERSE OVERLAP

MISSISSIPPI DEPARTMENT OF TRANSPORTATION
ROADWAY DESIGN DIVISION
STANDARD PLAN

EROSION CONTROL BLANKET

MDOT
WORKING NUMBER ECB-1
ISSUE DATE: AUGUST 01, 2017
SHEET NUMBER 6131

R. COPYRIGHT 2009

NAD83 MS STATE PLANE

REVISIONS

1	2	3
4	5	6

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD

GLUCKSTADT
DETAIL SHEET 4

MS 39110

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL: (901) 495-8994 FAX: (901) 495-8969

For Bidding & Contractor Information Contact:
Dodge Data & Analytics, Tel. 413-930-4215
Cindy.searcy@construction.com

REGISTERED PROFESSIONAL ENGINEER 21060 STATE OF MISSISSIPPI
11/24/2021

11/22/2021

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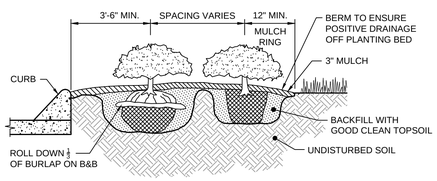
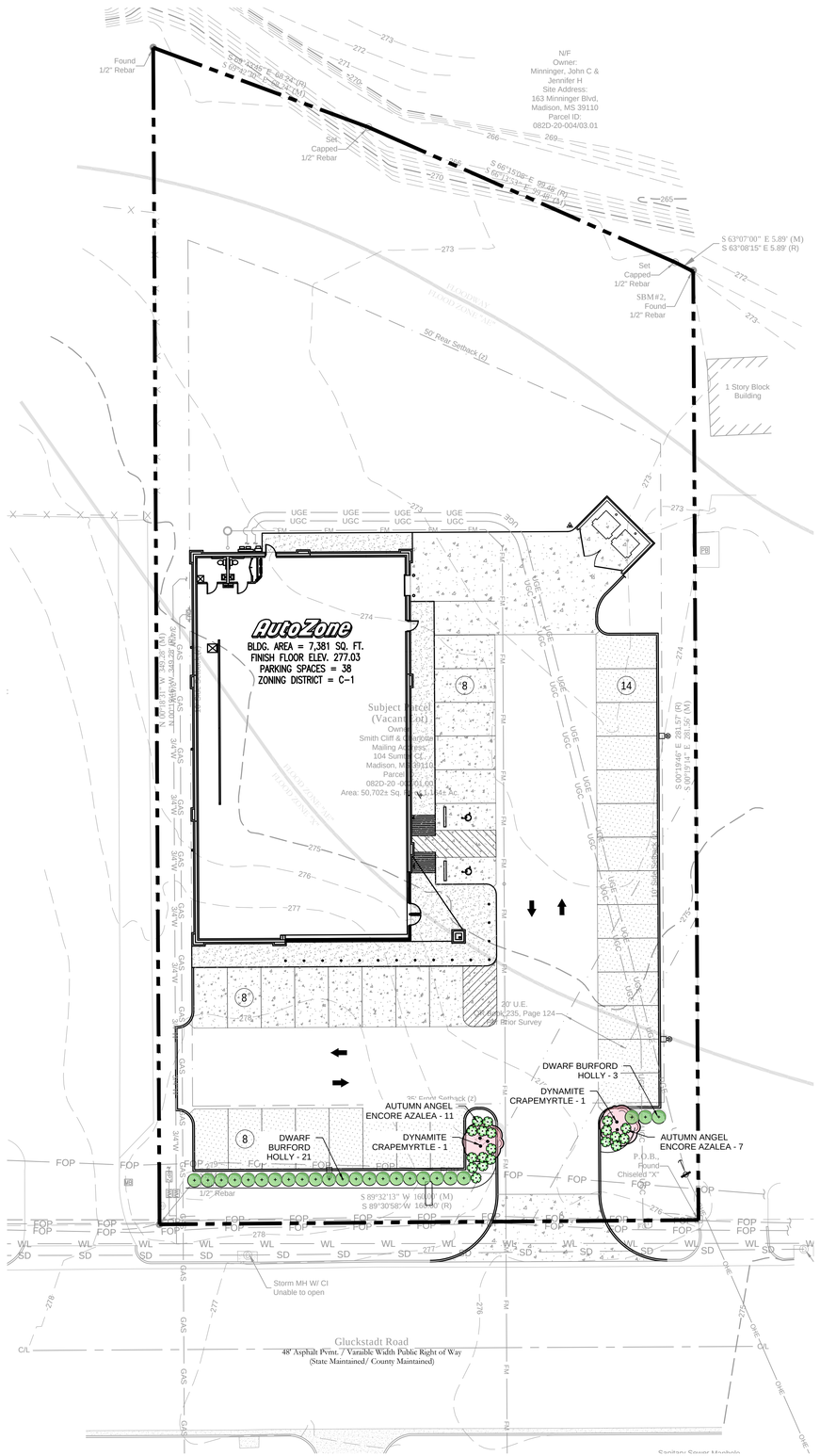
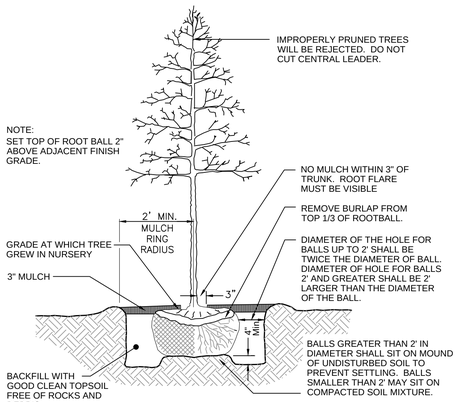
LANDSCAPE NOTES:

1. WHEN APPLICABLE, IT IS THE CONTRACTOR'S RESPONSIBILITY TO PROTECT EXISTING TREES TO REMAIN. NO HEAVY EQUIPMENT SHOULD BE PERMITTED TO OPERATE OR BE STORED, NOR ANY MATERIALS TO BE HANDLED OR STORED, WITHIN THE DRIPLINES OF TREES OUTSIDE THE LIMIT OF GRADING.
2. THE QUANTITIES INDICATED ON THE PLANT LIST AND PLAN ARE PROVIDED FOR THE BENEFIT OF THE CONTRACTOR. THE CONTRACTOR SHALL BE RESPONSIBLE FOR HIS OWN QUANTITY CALCULATIONS AND THE LIABILITY WHICH PERTAINS TO THOSE QUANTITIES AND TO ANY RELATED CONTRACT DOCUMENTS AND/OR PRICE QUOTATIONS. QUESTIONS SHOULD BE DIRECTED TO THE LANDSCAPE ARCHITECT.
3. ALL PLANT MATERIALS SHALL COMPLY WITH THE AMERICAN STANDARD FOR NURSERY STOCK: ANSI Z-60.1; LATEST EDITION, FOR SIZE AND QUALITY.
4. NO SUBSTITUTIONS AS TO TYPE, SIZE, OR SPACING OF PLANT MATERIALS SPECIFIED ON THIS PLAN MAY BE MADE WITHOUT THE APPROVAL OF THE LANDSCAPE ARCHITECT. KITA LANDSCAPE DESIGN (615) 469-1222.
5. THE CONTRACTOR IS TO VERIFY THE EXACT LOCATION OF ALL EXISTING UTILITIES AND TO PROTECT UTILITIES THAT ARE TO REMAIN. THE CONTRACTOR SHALL REPAIR ANY DAMAGE ACCORDING TO LOCAL STANDARDS AT THE CONTRACTOR'S EXPENSE. COORDINATE ALL CONSTRUCTION WITH THE APPROPRIATE UTILITY COMPANY.
6. SOD ALL DISTURBED AREAS.
7. SOIL USED FOR PLANTING SHALL CONSIST OF (5) PARTS TOPSOIL, (1) PART SAND AND (2) PARTS ORGANIC MATTER, MIXED WITH I POUND OF FERTILIZER PER CUBIC YARD.
   A. SAND SHALL BE CLEAN MASONRY SAND.
   B. ORGANIC MATTER SHALL BE PEAT MOSS, OR WELL COMPOSTED PINE BARK, OR APPROVED EQUAL AND SHALL BE FINELY GROUND AND FREE OF WEEDS.
   C. ALL FERTILIZER SHALL BE 10-10-10 WITH MINOR ELEMENTS. FERTILIZER SHALL HAVE 40-50% OF ITS TOTAL NITROGEN IN A WATER INSOLUBLE FORM.
8. PRE-EMERGENT HERBICIDE SHALL BE APPLIED TO ALL PLANT BEDS AND SOD AREAS PRIOR TO INSTALLATION. TREFLAN OR AN APPROVED EQUAL SHALL BE USED.
9. ALL PLANT BEDS SHALL HAVE A MINIMUM OF 3" DEEP MULCH. MULCH SHALL BE SHREDDED HARDWOOD.
10. IT IS THE LANDSCAPE CONTRACTOR'S RESPONSIBILITY TO CONFIRM MATERIAL QUANTITIES. IN THE EVENT OF A DISCREPANCY, THE QUANTITIES SHOWN ON THE PLAN SHALL TAKE PRECEDENCE OVER QUANTITIES SHOWN ON THE PLANT LIST.
11. PRIOR TO FINAL PAYMENT, THE LANDSCAPE CONTRACTOR SHALL PROVIDE THE OWNER WITH COMPLETE WRITTEN INSTRUCTIONS ON PROPER CARE OF ALL SPECIFIED PLANT MATERIALS.
12. THE LANDSCAPE INSTALLATION SHALL BE COORDINATED WITH THE IRRIGATION INSTALLATION WHEN APPLICABLE.
13. THE LANDSCAPE CONTRACTOR SHALL MAINTAIN POSITIVE DRAINAGE AWAY FROM STRUCTURES AND TAKE SPECIAL CARE TO INSURE THAT BED PREPARATION DOES NOT INHIBIT DRAINAGE.
14. ALL LAWN AREAS SHALL BE CULTIVATED TO A DEPTH OF 4" PRIOR TO SODDING AND SEEDING. PREPARED TURF BEDS SHALL BE FREE FROM STONES OVER 2" DIAMETER, WEEDS AND OTHER DELETERIOUS MATERIAL.
15. THE LANDSCAPE CONTRACTOR SHALL RAKE SMOOTH ALL SEED OR SOD AREAS PRIOR TO INSTALLATION.
16. THE CONTRACTOR SHALL BE RESPONSIBLE FOR BACKFILLING BEHIND THE CURB SO GRADE IS LEVEL WITH TOP OF CURB.
17. SODDED AREAS SHALL HAVE NO BARE AREAS. SEEDED AREAS SHALL BE CONSIDERED ACCEPTABLE WHEN FULL COVERAGE OF THE PERMANENT TURF GRASS SPECIES IS ESTABLISHED.
18. CUT AWAY ROPES OR WIRES FROM B&B PLANTS. PULL BACK BURLAP FROM TOP OF ROOT BALL. DO NOT ALLOW BURLAP TO BE EXPOSED AT SURFACE. TOTALLY REMOVE BURLAP IF IT IS SYNTHETIC.
19. IF CONTAINER GROWN PLANTS SHOW SIGNS OF BEING ROOT BOUND, SCORE ROOTS VERTICALLY.
20. ALL PLANT MATERIAL SHALL BE GUARANTEED FOR ONE YEAR FROM DATE OF FINAL ACCEPTANCE.
21. ALL REPLACEMENTS SHALL BE OF THE SAME TYPE, SIZE, AND QUALITY AS SPECIFIED ON THE PLANT LIST, UNLESS APPROVED OTHERWISE IN WRITING BY THE LANDSCAPE ARCHITECT.
22. ANY MATERIAL THAT IS DEEMED TO BE 25% DEAD OR MORE SHALL BE CONSIDERED DEAD, AND MUST BE REPLACED AT NO CHARGE. A TREE IS CONSIDERED DEAD WHEN THE MAIN LEADER HAS DIED BACK, OR MORE THAN 25% OF THE CROWN IS DEAD.
23. REPLACEMENTS SHALL BE MADE DURING THE NEXT PLANTING SEASON UNLESS THE LANDSCAPE CONTRACTOR AGREES TO AN EARLIER DATE.
    PLANTING DATES
    SPRING: MARCH 15 - APRIL 15
    FALL: OCTOBER 1 - NOVEMBER 30
24. THE LANDSCAPE CONTRACTOR WILL NOT BE RESPONSIBLE FOR PLANT MATERIAL THAT HAS BEEN DAMAGED BY VANDALISM, FIRE, RELOCATION, WILDLIFE, THEFT, OR OTHER ACTIVITIES BEYOND THE LANDSCAPE CONTRACTOR'S CONTROL.
25. CONTRACTOR TO IRRIGATE ALL NEW LANDSCAPE PLANTINGS AND LAWN AREAS WITH AN AUTOMATED UNDERGROUND IRRIGATION SYSTEM.
26. IRRIGATION TO HAVE A SEPARATE METER.
27. GENERAL CONTRACTOR TO COORDINATE AND BE RESPONSIBLE FOR WATERING ALL PLANTS AND SEEDED AREAS AFTER PLANTING UNTIL IRRIGATION SYSTEM IS OPERABLE.



SHRUB / GROUND COVER PLANTING
NOT TO SCALE





DECIDUOUS TREE PLANTING
NOT TO SCALE

PLANT SCHEDULE

QTY.	COMMON NAME	BOTANICAL NAME	HEIGHT	TRUNK	COMMENTS
UNDERSTORY/COLUMNAR TREES					
2	'Dynamite' Crapemyrtle	Lagerstroemia indica 'Whit II'	6' - 7'	2" Cal.	Multi-Trunk, Min. (3) ¾" canes
2	TOTAL - UNDERSTORY TREES				
SHRUBS					
19	'Autumn Angel' Encore Azalea	Rhododendron 'Robleg'	18" Min.	3 Gal.	Container (White)
24	Dwarf Burford Holly	Ilex cornuta 'Burfordii nana'	24" Min.	5 Gal.	Container
43	TOTAL - SHRUBS				
TURF					
	Common Bermuda	Cynodon dactylon			

GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20 ft.

KITA designs
Beauty | Economy | Sustainability

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37062
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e-mail: ray@civilengineeringservices.net
Engineering, Environmental, Land Planning

NAD83 MS STATE PLANE

REVISIONS			
1	4		
2	5		
3	6		

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD
GLUCKSTADT
LANDSCAPE PLAN
MS 39110

Owner / Developer: AUTOZONE STORES LLC
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Dodge Data & Analytics, Tel. 413-930-4215
Cindy.searcy@construction.com

RAY E. KNIGHT — REGISTERED LANDSCAPE ARCHITECT — 806 — STATE OF MISSISSIPPI

10/08/2021

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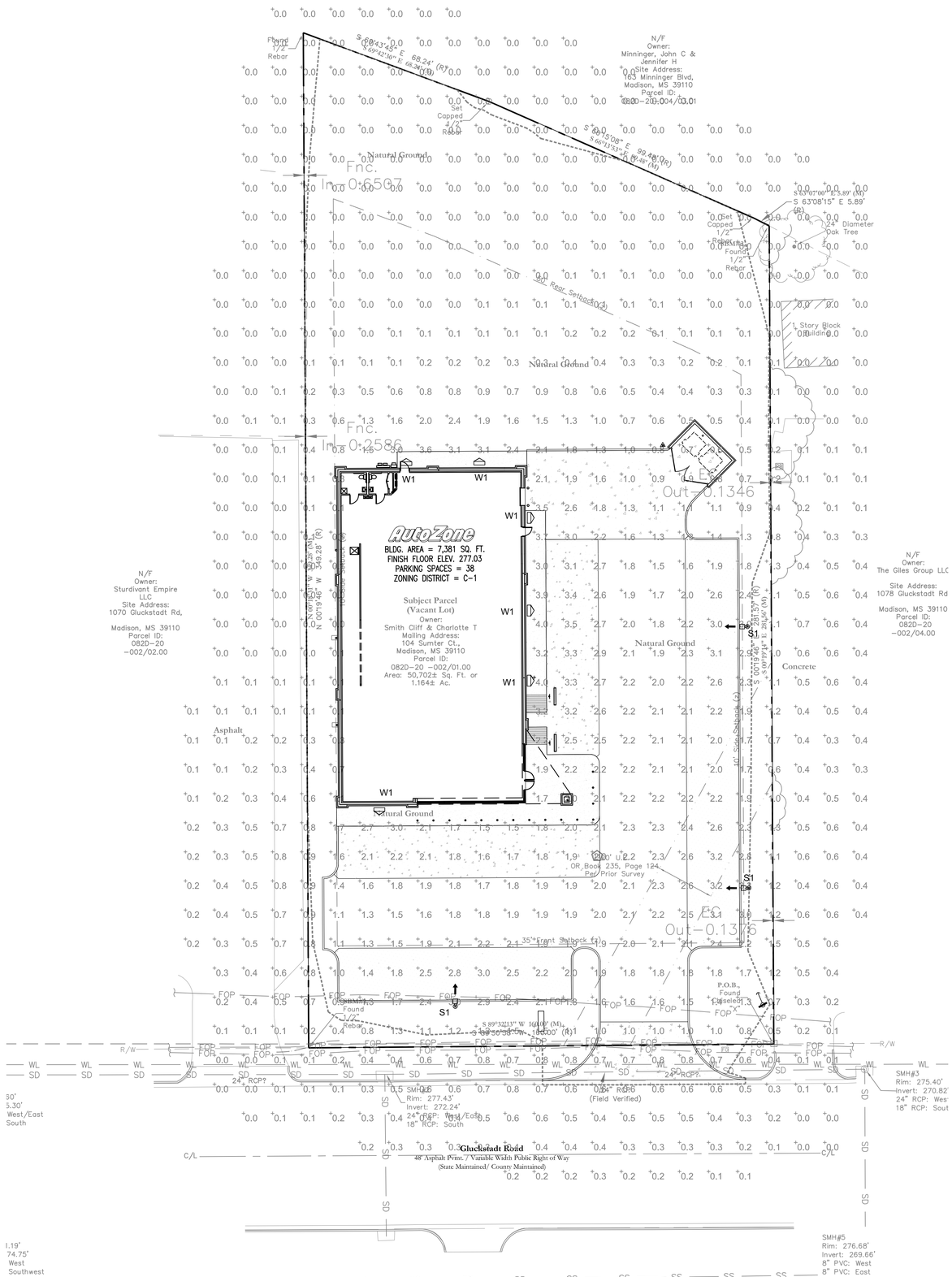

LUMINAIRE SCHEDULE						
TYP	SYMBOL	DESCRIPTION	LAMP	LUMENS	LLF	QTY
S1		LITHONIA - DSX1 LED 60C IES FULL CUTOFF DISTRIBUTION MOUNTED 0° DOWN POSITION MOUNTED HEIGHT = 28'-0"	LED - 209 WATTS	ABSOLUTE	0.95	3
W1		LITHONIA - DSW1 LED 10C IESNA FULL CUTOFF DISTRIBUTION MOUNTED 0° DOWN POSITION MOUNTED HEIGHT = 12'-0"	LED - 40 WATTS	ABSOLUTE	0.95	6

STATISTICS						
Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
Calc Zone	+	1.0 fc	4.0 fc	0.0 fc	N/A	N/A

LIGHTING NOTES:

1. TIME CONTROLS: ALL SITE LIGHTING IS CONTROLLED AND MONITORED BY AN ENERGY MANAGEMENT SYSTEM CALLED VENSTAR WHICH IS CONTROLLED AT AUTOZONE CORPORATE OFFICES. ALL SITE LIGHTING IS PROGRAMMED TO AUTOMATICALLY TURN ON AT DUSK AND TURN OFF 30 MINUTES AFTER THE CLOSE OF BUSINESS.

2. ALL FIXTURES ARE FULL CUTOFF DISTRIBUTION AND MOUNTED @ 0° DOWN POSITION.

3. NO FLOODLIGHTS ARE PROPOSED.

4. THE LIGHTING PLAN COMPLIES WITH THE PROVISIONS OF SECTION 1907 - LANDSCAPING AND LIGHTING FOR COMMERCIAL DEVELOPMENT IN MLHP OVERLAY DISTRICT LIGHTING STANDARDS AND GUIDELINES.

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

BENCHMARK #1	BENCHMARK #2	FLOOD NOTE:
1/2" REBAR	1/2" REBAR	FLOOD ZONE "AE"
N: 1,097,408.07	N: 1,097,409.61	PER FEMA MAP NO. 28089-C0415-F
E: 2,365,109.95	E: 2,365,269.98	EFFECTIVE DATE: MARCH 17, 2010
ELEV= 277.93	ELEV= 272.84	

Civil Engineering Services
7705 Spicer Farm Lane
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37062
phone: (615) 533-0401
fax: (615) 523-8865
e-mail: ray@civilengineeringservices.net
Engineering, Environmental, Land Planning

NAD83 MS STATE PLANE

REVISIONS
1 2 3
4 5 6

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD
GLUCKSTADT MS 39110
PHOTOMETRIC PLAN

Owner / Developer: AUTOZONE STORES LLC
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TEL: (901) 495-8994 FAX: (901) 495-8969
For Bidding & Contractor Information Contact:
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Cindy.searcy@construction.com

RAYMOND C. FLAY JR. LICENSED PROFESSIONAL ENGINEER 21060 STATE OF MISSISSIPPI
11/24/2021

11/22/2021

7N2

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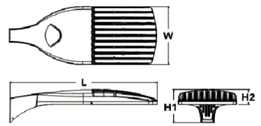
D-Series Size 1
LED Area Luminaire

Catalog Numbers	
Notes	
Type	

Hit the Tab key or mouse over this page to see all interactive elements

Specifications

EPA:	1.01 ft² (0.09 m²)
Length:	33" (83.8 cm)
Width:	13" (33.0 cm)
Height H1:	7-1/2" (19.0 cm)
Height H2:	3-1/2"
Weight (max):	27 lbs (12.2 kg)



Introduction

The modern styling of the D-Series is striking yet unobtrusive - making a bold, progressive statement even as it blends seamlessly with its environment. The D-Series distills the benefits of the latest in LED technology into a high performance, high efficacy, long-life luminaire.

The outstanding photometric performance results in sites with excellent uniformity, greater pole spacing and lower power density. It is ideal for replacing up to 750W metal halide in pedestrian and area lighting applications with typical energy savings of 65% and expected service life of over 100,000 hours.

Ordering Information

EXAMPLE: DSX1 LED P7 40K T3M MVOLT SPA NLTAIR2 PIRHN DDBXD

DSX1 LED					
Series	**LEDs**	**Color temperature**	**Distribution**	**Voltage**	**Mounting**
DSX1 LED	**Forward optics** P1 P4[1] P7[1] P2 P5[1] P8 P3 P6[1] P9[1] **Rotated optics** P10[2] P12[2] P11[2] P13[2,3]	30K 3000 K 40K 4000 K 50K 5000 K	T1S Type I short (Automotive) T2S Type II short T2M Type II medium T3S Type III short T3M Type III medium T4M Type IV medium TFTM Forward throw medium TSVS Type V very short[3] TSS Type V short[3] TSM Type V medium[3] TSW Type V wide[3] BLC Backlight control[4] LCCO Left corner cutoff[4] RCCO Right corner cutoff[4]	MVOLT[5] 120[6] 208[6] 240[6] 277[6] 347[6] 480[6]	**Shipped included** SPA Square pole mounting RPA Round pole mounting[7] WBA Wall bracket[7] SPUMBA Square pole universal mounting adaptor[8] RPUMBA Round pole universal mounting adaptor[8] **Shipped separately** KMA8 DDBXD U Mast arm mounting bracket adaptor (specify finish)[9]

Control options		Other options		Finish (required)	
Shipped installed NLTAIR2 nLight AIR generation 2 enabled[10] PIRHN Network, high/low motion/ambient sensor[11] PER NEMA twist-lock receptacle only (controls ordered separate)[12] PER5 Five-pin receptacle only (controls ordered separate)[12,13] PER7 Seven-pin receptacle only (controls ordered separate)[12,13] DMG 0-10v dimming wires pulled outside fixture (for use with an external control, ordered separately)[14] DS Dual switching[15,16,17]	PIR High/low, motion/ambient sensor, 8-15' mounting height, ambient sensor enabled at 5fc[15,16] PIRH High/low, motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 5fc[15,16] PIR1FC3V High/low, motion/ambient sensor, 8-15' mounting height, ambient sensor enabled at 1fc[15,16] PIRH1FC3V Bi-level, motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 1fc[15,16] FAO Field adjustable output[17,18]	**Shipped installed** HS House-side shield[19] SF Single fuse (120, 277 or 347V)[3] DF Double fuse (208, 240 or 480V)[3] L90 Left rotated optics[2] R90 Right rotated optics[2] HA 50°C ambient operations[3] **Shipped separately** BS Bird spikes[11] EGS External glare shield	DDBXD Dark bronze DBLXD Black DNAXD Natural aluminum DWHXD White DDBTXD Textured dark bronze DBLBXD Textured black DNATXD Textured natural aluminum DWHGXD Textured white	

d³series

D-Series Size 1
LED Wall Luminaire

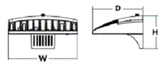
Catalog Number	
Notes	
Type	

Hit the Tab key or mouse over the page to see all interactive elements

Specifications

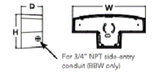
Luminaire

Width:	13-3/4" (34.9 cm)	**Weight:**	12 lbs (5.4 kg)
Depth:	10" (25.4 cm)		
Height:	6-3/8" (16.2 cm)		



Back Box (BBW, ELCW)

Width:	13-3/4" (34.9 cm)	**BBW Weight:**	5 lbs (2.3 kg)
Depth:	4" (10.2 cm)	**ELCW Weight:**	10 lbs (4.5 kg)
Height:	6-3/8" (16.2 cm)		



Introduction

The D-Series Wall luminaire is a stylish, fully integrated LED solution for building-mount applications. It features a sleek, modern design and is carefully engineered to provide long-lasting, energy-efficient lighting with a variety of optical and control options for customized performance.

With an expected service life of over 20 years of nighttime use and up to 74% in energy savings over comparable 250W metal halide luminaires, the D-Series Wall is a reliable, low-maintenance lighting solution that produces sites that are exceptionally illuminated.

Ordering Information

EXAMPLE: DSXW1 LED 20C 1000 40K T3M MVOLT DDBTXD

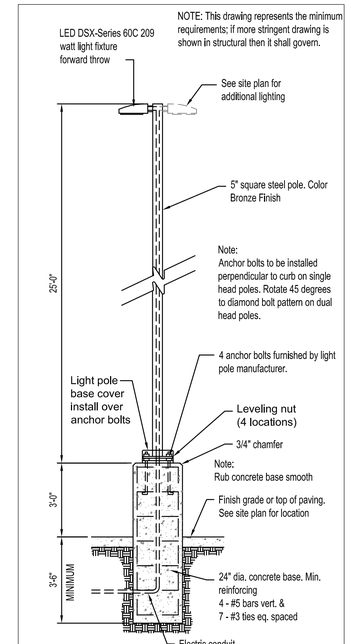
DSXW1 LED							
Series	**LEDs**	**Drive Current**	**Color temperature**	**Distribution**	**Voltage**	**Mounting**	**Control Options**
DSXW1 LED	10C 10 LEDs (one engine) 20C 20 LEDs (two engines)[1]	350 350 mA 530 530 mA 700 700 mA 1000 1000 mA (1 A)[2]	30K 3000 K 40K 4000 K 50K 5000 K AMBPC Amber phosphor converted	T2S Type II Short T2M Type II Medium T3S Type III Short T3M Type III Medium T4M Type IV Medium TFTM Forward Throw Medium	MVOLT[3] 120[3] 208[3] 240[3] 277[3] 347[3,4] 480[3,4]	**Shipped included** (blank) Surface mounting bracket BBW Surface-mounted back box (for conduit entry)[5]	**Shipped installed** PE Photoelectric cell, button type[6] DMG 0-10v dimming wires pulled outside fixture (for use with an external control, ordered separately) PIR 180° motion/ambient light sensor, <15' mntg ht[6,7] PIRH 180° motion/ambient light sensor, 15-30' mntg ht[6,7] PIR1FC3V Motion/ambient sensor, 8-15' mounting height, ambient sensor enabled at 1fc[6,7] PIRH1FC3V Motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 1fc[6,7] ELCW Emergency battery backup (includes external component enclosure), CA Title 20 Noncompliant[8,9]

Other Options		Finish (required)			
Shipped installed SF Single fuse (120, 277 or 347V)[3,10] DF Double fuse (208, 240 or 480V)[3,10] HS House-side shield[11] SPD Separate surge protection[12]	**Shipped separately**[11] BSW Bird-deterrent spikes VG Vandal guard DDL Diffused drop lens	DDBXD Dark bronze DBLXD Black DNAXD Natural aluminum DWHXD White	DSSXD Sandstone DDBTXD Textured dark bronze DBLBXD Textured black DNATXD Textured natural aluminum	DWHGXD Textured white DSSTXD Textured sandstone	

Accessories
Ordered and shipped separately

DSXW1 U House-side shield (one per light engine)
DSXW1BSW U Bird-deterrent spikes
DSXW1VG U Vandal-guard accessory

NOTES
1. 20C 1000 is not available with PIR, PIRH, PIR1FC3V or PIRH1FC3V.
2. MVOLT driver operates on any line voltage from 120-277V (50/60 Hz).
3. Single fuse (SF) requires 120, 277 or 347 voltage option. Double fuse (DF) requires 208, 240 or 480 voltage option.
4. Only available with 20C, 700mA or 1000mA. Not available with PIR or PIRH.
5. Back box ships installed on fixture. Cannot be field installed. Cannot be ordered as an accessory.
6. Photocontrol (PE) requires 120, 208, 240, 277 or 347 voltage option. Not available with motion/ambient light sensors (PIR or PIRH).
7. Reference Motion Sensor table on page 3.
8. Cold weather (-20C) rated. Not compatible with conduit entry applications. Not available with BBW mounting option. Not available with fusing. Not available with 347 or 480 voltage options. Emergency components located in back box housing. Emergency mode IES files located on product page at www.lithonia.com.
9. Not available with SPD.
10. Not available with ELCW.
11. Also available as a separate accessory; see Accessories information.
12. Not available with ELCW.



NO SCALE SEC-C13

13 TYPICAL LIGHT POLE

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

BENCHMARK #1	BENCHMARK #2	FLOOD NOTE:
1/2" REBAR	1/2" REBAR	FLOOD ZONE "AE"
N: 1,097,408.07	N: 1,097,409.61	PER FEMA MAP NO. 28089-C0415-F
E: 2,365,109.95	E: 2,365,269.98	EFFECTIVE DATE: MARCH 17, 2010
ELEV= 277.93	ELEV= 272.84	

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REVISIONS

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STATE OF MISSISSIPPI LICENSED PROFESSIONAL ENGINEER 21060
11/24/2021

11/22/2021

7N2

PH 5.1

ALTA/NSPS Land Title Survey

Title Information

First American □itle □nsurance Company National Commercial Services
File No.: NCS□□□8□□□M (□)
Commitment Date: □uly □□□□□□ at 8□□ AM

Schedule A Description

□he Land referred to herein belo□ is situated in the County of Madison□State of Mississippi□and is described as follo□s:□

A parcel of land containing □□□ acres□more or less□situated in the Southeast □/4 of Section □□□□o□nship 8 North□Range □ East□Madison County□ Mississippi and more particularly described as follo□s:□

□egin at a found iron pin in the ne□ Northern Right of Way line of □ luc□stadt Road □hich is □□□□□ feet South of and □4□□□ feet East of the North□est corner of the Southeast □/4 of said Section □□as sho□n on attached survey and run □hence South 8□Degrees □□Minutes □8 Seconds West along said Northern Right of Way line for a distance of □□□□ feet to a found iron pin□Leaving said ne□ Right of Way line□Run thence North □□ Degrees □□ Minutes 4□Seconds West for a distance of □4□8 feet to a found iron pin□□hence South □□Degrees 4□Minutes 4□Seconds East for a distance of □8□4 feet□□hence South □□ Degrees □□ Minutes □8 Seconds East for a distance of □□48 feet□□hence South □□ Degrees □8 Minutes □□Seconds East for a distance of □8□ feet□□hence South □□Degrees □□ Minutes 4□Seconds East along the edge of concrete par□ing and a pro□ection thereof for a distance of □8.□□ feet to the Point of □eginning.

Schedule B - Section II

- Right of Way Easement granted to □ear Cree□Water Association□Inc. recorded in □ook □□□□ Page □□□Mec□lenburg County Registry. (Does not affect)
- Right of Way and easement granted to Mississippi Po□er□ Light Company recorded in □oo□□4 Page □□4. (Does not affect)
- Right of Way and Easement Deed for Distribution System granted to Centerpoint Energy Resources Corp.□d/b/a Centerpoint Energy Mississippi □ as recorded in □oo□□□8 Page □□. (Does not affect)
- Right of Way and easement granted to Mississippi Po□er□ Light Company recorded in □oo□□□□ Page □□4. (Affects□approx□imate location sho□n hereon)
- □erms and conditions of that certain □ uitclaim and □oundary Line Agreement by and bet□een Cliff Smith and Charlotte □. Smith□□he□ iles□roup LLC and Sturdivant Empire□LLC recorded in □oo□□4□□Page □□□. **(Affects, Current Boundary as shown)**

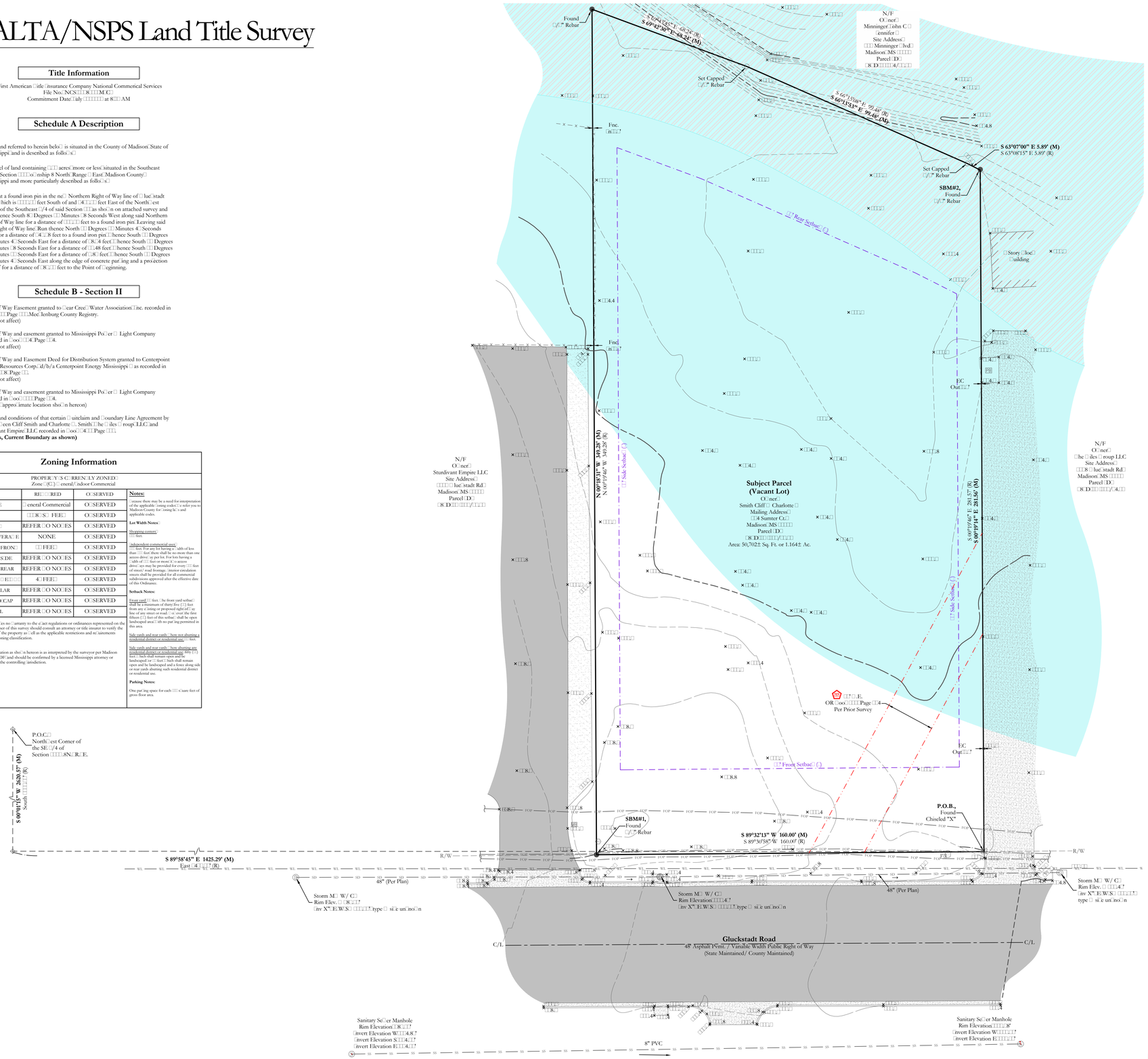
Zoning Information

PROPER□Y □S C□RREN□LY ZONED□
Zone □(G)□ eneral/□ndoor Commercial

□EM	RE□□RED	O□SERVED	**Notes:**
PERMI□□ED □SE	□ eneral Commercial	O□SERVED	□nsure there may be a need for interpretation of the applicable □oning codes□□ o refer you to Madison County for□zoning □s and applicable codes.
M□N. LO□ AREA	□□8□S□ FEE□	O□SERVED	**Lot Width Notes:**
M□N. LO□ WID□□	REFER □O NO□ES	O□SERVED	Shopping centers/ □□□ feet.
MAX. □LD□ COVERA□ E	NONE	O□SERVED	
M□N. SE□□AC□S FRON□	□□FEE□	O□SERVED	Independent commercial uses/ □□□ feet. For any lot having a□ idth of less than □□□ feet□there shall be no more than one access drive□ in per lot. For lots having a □idth of □□□ feet or more□ □ access drive□ ays may be provided for every □□□ feet of street/ road frontage. □nterior circulation streets shall be provided for all commercial subdivisions approved after the effective date of this Ordinance.
M□N. SE□□AC□S SIDE□	REFER □O NO□ES	O□SERVED	
M□N. SE□□AC□S REAR	REFER □O NO□ES	O□SERVED	
MAX □□□LD N□ □E□□□	4□FEE□	O□SERVED	**Setback Notes:**
PAR□□N□ RE□□LAR	REFER □O NO□ES	O□SERVED	Front yard/□□ feet. □he front yard setback□ shall be a minimum of thirty five (□) feet from any e□isting or proposed right o□ □ay line of any street or road. □□ever□the first fifteen (□) feet of this setback□ shall be open landscaped area.□ith no par□ing permitted in this area.
PAR□□N□ □ AND CAP	REFER □O NO□ES	O□SERVED	Side yards and rear yards□□here not abutting a residential district or residential use□□□ feet.
PAR□□N□ □O□AL	REFER □O NO□ES	O□SERVED	Side yards and rear yards□□here abutting any residential district or residential use□□□ feet□ The□ feet□ hall shall remain open and be□ landscaped or□ feet□ hich shall remain open and be landscaped and a fence along side or rear yards abutting such residential district or residential use.
			Parking Notes:
			One par□ing space for each □□□ s□uare feet of gross floor area.

□he□ □ Associates ma□es no□□arranty to the e□act regulations or ordinances represented on the dra□ing hereon.□ he user of this survey should consult an attorney or title insurer to verify the □oning classification of the property as□ell as the applicable restrictions and re□uirements associated □ith such□oning classification.

Specific□oning information as sho□n hereon is as interpreted by the surveyor per Madison County□oning□□□ PDF□and should be confirmed by a licensed Mississippi attorney or □oning professional in the coming□ansdiction.



Miscellaneous Notes

1. Completed field □oc□□as August □□□□□□□.
2. □he□lass of□earing for this survey is □rid North per□PS coordinate observations Mississippi State Plane□West Zone NAD8□. Latitude □ 32°31'01.52438" Longitude □ -90°90'38.10102" Convergence Angle □ -00°07'11.06336" Distances sho□n on plat are ground. Combined scale factor (ground to grid) □ □.□□□□□□□8 □□□□
3. Some features on this plat may be sho□n out of scale for clarity.
4. Dimensions on this plat are e□pressed in feet and decimal parts thereof unless other□ise noted. Monuments □ere found at points□here indicated.
5. Any servitudes and restrictions sho□n on this survey are limited to those set forth in the description furnished to surveyor□and there is no representation that all applicable servitudes and restrictions are sho□n hereon.
6. Names and addresses of ad□oining property o□ners□ere ta□en from Madison County ta□ cards and deeds.
7. □he nearest fire hydrant is located in the South Right of Way of Cluc□stadt Road approximately 200'± West of the Southwest corner of subject property.
8. No surveyor or any other person other than a licensed Mississippi attorney may provide legal advice concerning the status of□itle to the property described in this survey ("the subject property"). □he purpose of this survey□and the comments related to the Schedule □□□e□ceptions□is only to sho□ the location of boundaries and physical ob□ections in relation thereto. □o the e□tent that the survey indicates that the legal instrument "affects" the subject property□such statement is only intended to indicate that property boundaries included in such instrument include some or all of the subject property. □he surveyor does not purport to describe ho□ such instrument affects the subject property or the enforceability or legal conse□uences of such instrument.
9. All bearings and distances sho□n hereon are measured dimensions unless other□ise noted hereon. Record dimensions□if differing from measured dimensions□□ill be follo□ed by "(R□)". □here the□ indicates from □hich reference document the dimension originated.
10. Contour□nterval □ foot
11. No par□ing spaces observed.
12. Surveyor notes that the property abuts the right□of□ay of Cluc□stadt Road. Access to the right□of□ay may be subject to other agreements or proper governmental approvals.
13. □here□as no evidence of monitor□ells□or any test bo□ings on the subject property at the time of the survey.
14. At the time of the survey□there□as no observable evidence of site use as a cemetery□ isolated grave site or burial grounds.
15. At the time of the survey□there□as no observable evidence of site use as a solid□aste dump□sump□or sanitary landfill.
16. Elevations established□ith□□PS static observations utili□ing online positioning user service (OPU□S) for post processing. (NAVD□88 datum)
17. At the time of the survey□there□ere no changes in street right□of□ay lines either completed or proposed□and available from controlling□urisdiction or observable evidence of recent street or side□al□construction repairs.
18. □here□as no observable evidence of Earth moving□or□building construction or building additions□ithin recent months.
19. □he nearest intersecting street is the intersection of Cluc□stadt Road and Lc□ington Drive.□hich is appro□imately □□□ from the South□est corner of the subject property.
20. Surveyor did not receive current deeds for ad□oining properties from the title insurer. Surveyor obtained the deed information reflected on this survey on their o□n.□he user of this survey should consult an attorney or title insurer to verify the current deed descriptions for ad□oining properties.
21. Reference documents noted hereon□□re obtained by the surveyor and any and all representations based thereon should be revie□ed by a licensed attorney or title insurer for verification.
22. Surveyor did not receive any information from the title insurer regarding the current □oning classification of the property or any re□uirements related to the applicable □oning classification. Surveyor obtained the □oning information reflected on this survey on their o□n.□he user of this survey should consult an attorney or title insurer to verify the □oning classification of the property as□ell as the applicable restrictions and re□uirements associated □ith such □oning classification.
23. No □uildings observed at the time of the Survey
24. Sanitary Se□er□ines and Water lines sho□n per map provided by the □ear Cree□Water Association. No mar□ings or other evidence for such utilities□as observed in the field.

Flood Note

□y graphic plotting only□this property is in Zone AE of the Flood□nsurance Rate Map□Community Panel No.:□8.8□C 4□□F□□hich bears an effective date of □□/□□/□□□□and is in a Special Flood□□a□ard Area

Zone Definitions According to the FEMA □ebsite.

Zone "AE" □□he base floodplain□□here base flood elevations are provided. AE Zones are no□ used on ne□ format FIRMs instead of A□A□□ Zones.

Zone "X □nshaded" □Area of minimal flood ha□ard□usually depicted on FIRMs as above the □□□year flood level. Zone X is the area determined to be outside the □□□year flood and protected by levee from □□□year flood.

Zone "Shaded X" □Area of moderate flood ha□ard□usually the area bet□een the limits of the □□□year and □□□year floods.

Utility Notes

□he utilities sho□n on this dra□ing hereon have been located by field measurements□utility map dra□ings□and one□all utility locate re□uests.□he□ □ Associates ma□es no□□arranty to the e□act location of any underground utilities sho□n or not sho□n on this dra□ing. □t is the responsibility of the contractor to verify any and all utilities prior to construction. Call Mississippi one□all at □ (8□□). □□□□4□□ for field locations (re□uest for ground mar□ings) of underground utility lines before digging.

811 □no□ □hat's Belo□ Call before you dig.

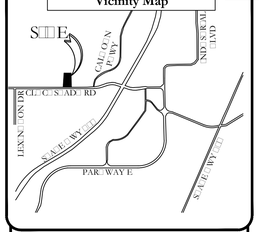
Elevation Benchmarks

Site □enchmar□□□□		Site □enchmar□□□□	
□ype	Found □/□" Rebar	□ype	Found □/□" Rebar
Northing	□□□.4□8.□□	Northing	□□□.4□□.□□
Easting	□□□□□□□.□□	Easting	□□□□□□□.□8
Elevation	□□□.□'	Elevation	□□□.84'

□enchmar□s Northing □ Eastings are applied □ith scale factor

DA□E	REVIS□ON	□Y

Vicinity Map



Legend of Symbols & Abbreviations

xxxx.x	Spot Elevation	(M)	Measured Dimension
●	Found Rebar (As Noted)	(R)	Recorded Dimension
○	Set Rebar (As Noted)	(□)	Zoning Re□uirements
⌖	Computed Point	N/F	No□ or Formerly
X	Found Chiseled "X"	S□M	Site □enchmar□
F.O.	Fiber Optic □o□	M□	Manhole
C.O.	□elephone Pedestal	C□	Curb □nlet □asin
F.O.	Fiber Optic Vault	□nv	□nvert of Pipe
MB	Mail □o□	P.O.C.	Point of Commencement
PB	Po□er □o□	P.O.□.	Point of □eginning

- Ad□oiner Property Line
- Subject Property Line
- Easement line
- □tility Easement
- □uilding Setbac□
- Right□of□Way
- FOP — Fiber Optic Line
- SD — Storm Se□er Line
- W — Buried Water Line
- SS — Sanitary Se□er Line
- □G — Underground □as
- x — x — Chainlin□ Fence
- Contour Ma□or
- Contour Minor

Asphalt · Concrete · □ravel

Flood Zone □AE / AO / A□

Flood Zone□Flood□ay
(Zones AE□AO□A□VE□X8)

NORTH

Scale□" □ □'

□ □' 4'

Surveyor's Certification

□o□ AutoZone Parts□nc□Cliff Smith and Charlotte □. Smith□ Civil Engineering Services□PC□First American □itle□nsurance Company National Commercial Services□

□his is to certify that this map or plat and the survey on □hich it is based□ere made in accordance □ith the □□□ Minimum Standard Detail Re□uirements for AL□A/NSPS Land □itle Surveys□jointly established and adopted by AL□A and NSPS□ and includes items □□□4.□□(a)□(b□)□8.□□□□□□□□□□□8□ □□□□□□ □□ of□able A thereof. □he field □oc□□as completed on □8/□□/□□□□.

Date of Plat or Map:□□/□4/□□□□

Preliminary

□uc□ley □le□
Professional Surveyor □□.8□
State of Mississippi

□RM.
BLEW & ASSOCIATES, PA
CIVIL ENGINEERS & LAND SURVEYORS
□8□□N. S□□LO□ DRIVE
FAYE□□EVILLE, AR□ANSAS □□□□□
OFF□CE: 4□.44□.4□□□
FAX: 4□.□8□.88□□
□□□□LEW.NC.com

DRAWN□Y□ DA□E□	REVIEWED□Y□	SURVEYED□Y□
DLD/M□ □□/□4/□□□□	□ C/PRS	□□
CO.NC□Y□ SCA□E□	JO□ NUMBER□	
Madison□Mississippi		□□□□□□

LOCA□ION□
Property □est of □□8 □luc□stadt Rd□□ luc□stadt□MS

FOR□□□S□AND□UNI□□ OF□

CES (AutoZone) □
(MS□□□□) □ luc□stadt□MS

Sheet □ of □

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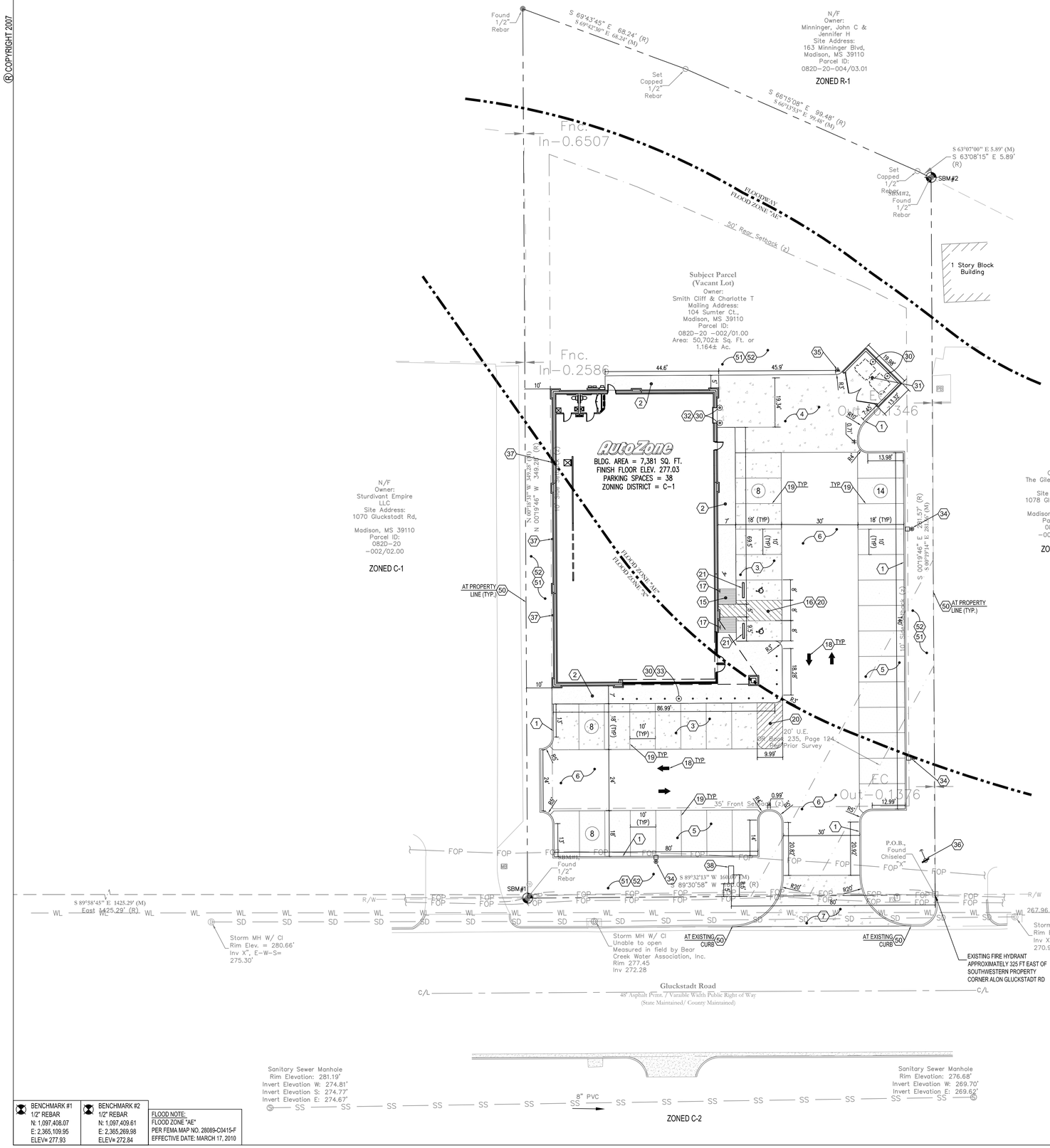

BENCHMARK #1
1/2" REBAR
N: 1,097,408.07
E: 2,365,109.95
ELEV= 277.93

BENCHMARK #2
1/2" REBAR
N: 1,097,409.61
E: 2,365,269.98
ELEV= 272.84

FLOOD NOTE:
FLOOD ZONE "AE"
PER FEMA MAP NO. 28089-C0415-F
EFFECTIVE DATE: MARCH 17, 2010

SITE LEGEND

- (10) PARKING STALL COUNT - SEE PLANS
- REGULAR ASPHALT PAVING (SEE DETAIL SHEET)
- HEAVY DUTY ASPHALT PAVING (SEE DETAIL SHEET)
- CONCRETE SIDEWALK (SEE DETAIL SHEET)
- HEAVY DUTY CONCRETE PAVING (SEE DETAIL SHEET)
- REGULAR DUTY CONCRETE PAVEMENT AT PARKING STALLS AROUND BUILDING (SEE DETAIL SHEET)

KEYNOTES

PAVEMENT AND CURBING

1. CONCRETE CURB @ CONCRETE/ASPHALT PAVING - SEE DETAIL 1 & 2 / C4.0
2. CONCRETE SIDEWALK - SEE DETAIL 27/C4.0 - SEE DETAIL 22/C4.0 FOR SIDEWALKS AROUND BUILDING
3. REGULAR DUTY CONCRETE PAVING - SEE DTL. 4/ C4.0. EXPANSION AND CONTROL JOINTS - SEE DTLS. 23 & 24/ C4.0. MAXIMUM SPACING FOR CONTROL JOINTS PER SOILS REPORT.
4. HEAVY DUTY CONCRETE PAVING - SEE DTL. 4/ C4.0. EXPANSION AND CONTROL JOINTS - SEE DTLS. 23 & 24/ C4.0. MAXIMUM SPACING FOR CONTROL JOINTS PER SOILS REPORT.
5. REGULAR DUTY ASPHALT PAVING - SEE DTL. 3/ C4.0. PROVIDE ALTERNATE CONCRETE BID - SEE DTL. 4/ C4.0
6. HEAVY DUTY ASPHALT PAVING - SEE DTL. 3/ C4.0. PROVIDE ALTERNATE CONCRETE BID - SEE DTL. 4/ C4.0
7. PROVIDE NEW CURB CUT & APPROACH PER LOCAL CODES & SPECS. - ENTRANCE TO BE HEAVY DUTY CONCRETE - SEE DTL. 3/ C4.0

PAVEMENT STRIPING / ADA FEATURES / TRAFFIC SIGNAGE

15. ACCESSIBLE RAMP - SEE DETAIL 19/C4.0 - MAX. SLOPE 1:12 (8.33%) , MAX. CROSS SLOPE 1:50 (2.00%) TRUNCATED DOME TO BE A CONTRASTING COLOR
16. HANDICAP PARKING AREA - SEE THIS PLAN FOR DIMENSIONS - SEE DETAILS 6,7, AND 12/C4.0
17. HANDICAP PARKING SIGN - SEE DETAIL 12/C4.0 G.C. TO PROVIDE ONE VAN ACCESSIBLE SIGN.
18. ONSITE PAVEMENT MARKINGS - SEE DETAIL 25 & 26/C4.0
19. 4" WIDE PARKING STRIPE PAINTED YELLOW (TYP.)
20. 4" WIDE DIAGONAL STRIPES PAINTED YELLOW AT 2 FT. O.C.
21. 6'-0" LONG CONCRETE WHEEL STOP PINNED TO PAVEMENT (TYPICAL). LOCATE 3'-6" FROM FACE OF CURB OR SIDEWALK SEE DETAIL 17 / C4.0

AUTOZONE SITE FEATURES

30. PIPE GUARD - SEE DETAIL 16 / C4.0
31. DUMPSTER LAYOUT - SEE DETAILS 8,9,10, & 11/ C4.0
32. SERVICE DOOR PLAN - SEE DETAIL 15/ C4.0
33. BOLLARD PLAN - SEE DETAIL 14/ C4.0
34. CONCRETE LIGHT POLE BASE - SEE DETAIL 13/ C4.0 AIM LIGHT FIXTURE IN DIRECTION AS INDICATED. SEE ELECTRICAL PLANS FOR ROUTING
35. FREEZELESS YARD HYDRANT AT BUILDING - SEE DETAIL 6 ON SHEET M2
36. APPROXIMATE LOCATION FOR POLE MOUNTED TRANSFORMER PER SERVICE PROVIDER SPECIFICATIONS - COORDINATE WITH SERVICE PROVIDER PRIOR TO CONSTRUCTION
37. PROVIDE DOWNSPOUT CONNECTOR AT BUILDING DOWN SPOUT - SEE ARCHITECTURAL PLANS - SEE DETAIL 21/ C4.0 - SEE GRADING PLAN FOR INVERTS
38. 4'-2"X7'-0"X2'-0" MONUMENT SIGN 12'-0" OVERALL HEIGHT - SEE SIGNAGE SHEETS FOR DETAILS - FINAL LOCATION AND DESIGN TO BE DETERMINED DURING SIGN PERMIT REVIEW

ADDITIONAL SITE FEATURES

50. TIE TO EXISTING - MATCH GRADE
51. GRASS AREA - PROVIDE 6" TOPSOIL & SOD COMMON TO REGION ON ALL DISTURBED AREAS NOT TO BE PAVED
52. SLOPE GRADE FROM BACK OF CURB DOWN TO MATCH THE EXISTING/PROPOSED GRADE - SEE GRADING PLAN

GENERAL AZ NOTES

1. PROOF ROLL BUILDING AND ALL PARKING AREAS. NOTIFY THE ARCHITECT OF ANY UNACCEPTABLE AREAS.
2. EDGE OF NEW PAVEMENT TO BE FLUSH WITH EXISTING PAVEMENT.
3. ALL SIDEWALK CURB AND GUTTER STREET PAVING, CURB CUTS, DRIVEWAY APPROACHES, HANDICAP RAMP, ETC., CONSTRUCTED OUTSIDE THE PROPERTY LINE IN THE RIGHT-OF-WAY SHALL CONFORM TO ALL MUNICIPAL AND/OR STATE SPECIFICATIONS AND REQUIREMENTS.
4. FOR AREAS OUTSIDE THE PROPERTY LINES, REPAIR AND/OR REPLACE ALL DAMAGE DONE TO EXISTING ELEMENTS (SIDEWALKS, PAVING, LANDSCAPING, ETC.) AS REQUIRED BY OWNER AND/OR GOVERNING AUTHORITY.
5. FOR PROPOSED UTILITY LOCATIONS, SEE THE UTILITY PLAN.

SITE DATA INFORMATION

PARKING REQUIRED (1/225 SF) = 33
EXISTING PARKING = 0
PROPOSED PARKING = 36
HC SPACES REQUIRED = 2
HC SPACES PROVIDED = 2
TOTAL PARKING = 38
PARKING STALL SIZE = 10'X18'
ADA PARKING STALL SIZE = 8'X18'
LOT AREA = 50,702 SF / 1.164 AC
NUMBER OF BUILDINGS = 1
BUILDING AREA = 7,381 SF
FLOOR AREA RATIO = 14.56%

ALL DISTURBED AREA SHALL BE STABILIZED WITH SOD, COMMON TO THE REGION - CONTRACTOR TO GUARANTEE AND MAINTAIN ALL NEW SODDED AREAS FOR 60 DAYS MINIMUM, AND ALL SODDED AREAS ARE STABILIZED.

PROVIDE (2) 4" PVC CONDUITS UNDER DRIVES TO ALL LANDSCAPED AREAS. PROVIDE 2' COVER AND CAP OFF. MARK STUB OUT WITH FLAG/MARKER.

ALL NEW GRASS SODDED AREAS TO BE IRRIGATED - IRRIGATION PLAN TO BE DESIGN BUILD BY G.C. - COORDINATE WITH A SOUTH CAROLINA CERTIFIED IRRIGATION CONTRACTOR

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

Civil Engineering Services
7705 Spicer Farm Lane
Fairview, Tennessee
37062
phone: (615) 533-0401
fax: (615) 523-8865
e-mail: ray@civilengineeringservices.net
Engineering, Environmental, Land Planning

NAD83 MS STATE PLANE

REVISIONS
1 2 3
4 5 6

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD
MS 39110

GLUCKSTADT
SITE PLAN

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL: (901) 495-8994 FAX: (901) 495-8969

For Bidding & Contractor Information Contact:
Dodge Data & Analytics, Tel. 413-930-4215
Cindy.searcy@construction.com

10/08/2021

7N2

C1.0

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GENERAL UTILITY NOTES

1. ALL UTILITIES SHOWN ARE APPROXIMATE LOCATIONS ONLY AND HAVE BEEN COMPILED FROM THE LATEST AVAILABLE MAPPING. THE EXACT LOCATION OF ALL UNDERGROUND UTILITIES SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO THE START OF CONSTRUCTION.
2. GENERAL CONTRACTOR TO COORDINATE WITH THE LOCAL UTILITY COMPANIES FOR ALL LOCATIONS AND CONNECTIONS. A PRECONSTRUCTION MEETING WITH THE VARIOUS UTILITY COMPANIES, IS REQUIRED PRIOR TO THE START OF ANY CONSTRUCTION ACTIVITY.
3. THE CONTRACTOR SHALL VISIT THE SITE AND VERIFY THE ELEVATION AND LOCATION OF ALL UTILITIES BY VARIOUS MEANS PRIOR TO BEGINNING ANY EXCAVATION. TEST PITS SHALL BE DUG AT ALL LOCATIONS WHERE SEWERS CROSS EXISTING UTILITIES, AND THE HORIZONTAL AND VERTICAL LOCATIONS OF THE UTILITIES SHALL BE DETERMINED. THE CONTRACTOR SHALL CONTACT AUTOZONE IN THE EVENT OF ANY UNFORESEEN CONFLICTS BETWEEN EXISTING AND PROPOSED UTILITIES SO THAT AN APPROPRIATE MODIFICATION MAY BE MADE.
4. THE CONTRACTOR SHALL INSURE THAT ALL UTILITY COMPANIES AND CITY STANDARDS FOR MATERIALS AND CONSTRUCTION METHODS ARE MET. THE CONTRACTOR SHALL PERFORM PROPER COORDINATION WITH THE RESPECTIVE UTILITY COMPANY. THE CONTRACTOR SHALL COORDINATE WORK TO BE PERFORMED BY THE VARIOUS UTILITY COMPANIES AND SHALL PAY ALL FEES FOR CONNECTIONS, DISCONNECTION, RELOCATION'S, INSPECTIONS, AND DEMOLITION. (AUTOZONE TO REIMBURSE GENERAL CONTRACTOR FOR ALL SANITARY SEWER AND WATER TAP FEES).
5. ALL VALVE BOXES AND CURB BOXES SHALL BE ADJUSTED TO THE FINAL GRADES. ALL CURB BOXES SHALL BE LOCATED IN GRASSED AREAS UNLESS INDICATED OTHERWISE ON THE PLANS.
6. SANITARY LATERAL SHALL MAINTAIN (10' MIN. HORIZONTAL 1.5' VERTICAL MIN.) SEPARATION DISTANCE FROM WATER LINES UNLESS OTHERWISE SHOWN, OR ADDITIONAL PROTECTION MEASURES WILL BE REQUIRED. WHERE WATER LINE CROSSES ABOVE SANITARY LATERAL BY LESS THAN 2' VERTICAL, A CONCRETE ENCASEMENT SHALL BE INSTALLED, CONTRACTOR SHALL CENTER ONE JOINT OF PIPE AT CROSSING.
7. THIS PLAN DETAILS PIPES UP TO 5' FROM THE BUILDING FACE. REFER TO THE BUILDING DRAWINGS FOR BUILDING CONNECTIONS. SUPPLY AND INSTALL PIPE ADAPTERS AS NECESSARY.
8. ALL EXISTING PAVEMENT WHERE UTILITY PIPING IS TO BE INSTALLED SHALL BE SAW CUT AND REPLACED IN ACCORDANCE WITH THE PAVEMENT REPAIR REQUIREMENTS OF THE GOVERNING AUTHORITY.
9. WATER PIPE SHALL BE PEX (HDPE) TUBING.
10. ALL SANITARY SEWER MAIN LINES SHALL BE SCHEDULE 40 PVC PIPE (EXCEPT AS NOTED ON PLANS). ALL PVC PIPE SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDED PROCEDURE.

AUTOZONE WATER NOTES:

ALL WATER INFRASTRUCTURE CONSTRUCTION TO BE COORDINATED WITH THE LOCAL UTILITY SERVICE DEPARTMENT.

AUTOZONE TO REIMBURSE GENERAL CONTRACTOR FOR ALL SANITARY SEWER, GAS, AND WATER TAP FEES.

UTILITY CONTACTS

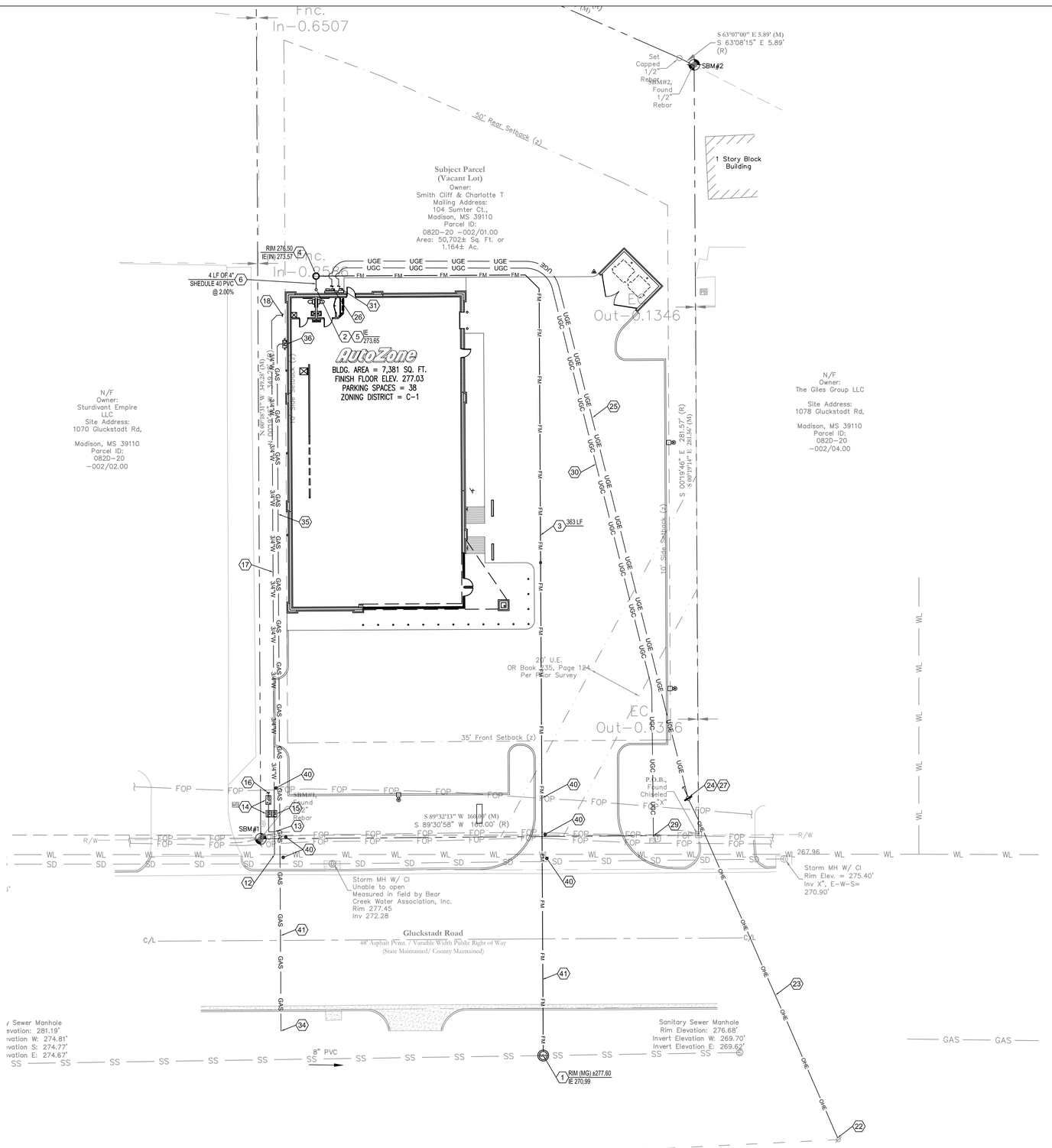
WATER DEPARTMENT
MADISONVILLE WATER
400 COLLEGE STREET N
MADISONVILLE, TN 37354
FRED CAGLE - COMMISSIONER
(423)572-0554

SANITARY SEWER DEPARTMENT
MADISONVILLE SANITATION
400 COLLEGE STREET N
MADISONVILLE, TN 37354
CHARLIE MCDONALD - COMMISSIONER
(423)572-0554

ELECTRIC DEPARTMENT
FORT LOUDOUN ELECTRIC COOPERATIVE
116 TELLICO PORT RD
VONORE, TN 37885
(877)353-2674

GAS DEPARTMENT
MADISONVILLE WATER
400 COLLEGE STREET N
MADISONVILLE, TN 37354
FRED CAGLE - COMMISSIONER
(423)572-0554

COMMUNICATIONS



PROPOSED UTILITY LEGEND

FM	LOW PRESSURE FORCE MAIN FOR SANITARY SEWER SERVICE PER LOCAL SERVICE PROVIDER SPECS.
W	WATER LINE PER LOCAL UTILITY CO SPECS.
GAS	GAS LINE PER LOCAL UTILITY CO SPECS.
UGE	UNDERGROUND ELECTRIC SERVICE PER LOCAL UTILITY CO SPECS.
UGC	UNDERGROUND TELEPHONE AND COMMUNICATIONS SERVICE PER LOCAL UTILITY CO SPECS.
RPBP	BACK FLOW PREVENTER PER LOCAL UTILITY CO SPECS.
WM	WATER METER PER LOCAL UTILITY CO SPECS.

PROPOSED UTILITY BLOCK NOTES

SANITARY SEWER SERVICE:

1. TIE TO EXISTING MAIN WITH PRECAST CONCRETE MANHOLE PER SERVICE PROVIDER SPECS - COORDINATE WITH SERVICE PROVIDER PRIOR TO ANY WORK DONE
2. SANITARY SEWER SERVICE ENTRY TO BUILDING - SEE ELEVATION THIS SHEET - SEE PLUMBING PLANS FOR CONTINUATION AND POINT OF ENTRY
3. INSTALL SCHEDULE 40 PVC LOW PRESSURE FORCE MAIN FOR SANITARY SEWER SERVICE PER LOCAL SERVICE PROVIDER SPECS.
4. INSTALL 2HP SIMPLEX GRINDER PUMP STATION WITH 24"X72" TANK WITH HEAVY DUTY TRAFFIC RATED LID - RINGS AND LIDS MUST BE VULCAN 1384
5. INSTALL SANITARY SEWER CLEANOUT PER LOCAL SERVICE PROVIDER SPECS. - SEE SIZE, TYPE AND SLOPE THIS SHEET - SEE DETAIL SHEET
6. INSTALL SCHEDULE 40 PVC SANITARY SEWER LINE, PER LOCAL SERVICE PROVIDER SPECS. - SEE SIZE AND SLOPE THIS SHEET

WATER SERVICE:

12. CONNECT TO EXISTING WATER MAIN WITH 1.5" TAPPING SLEEVE AND VALVE PER LOCAL SERVICE PROVIDER SPECS - COORDINATE WITH SERVICE PROVIDER PRIOR TO ANY WORK DONE
13. PROVIDE 1.5" WATERLINE AND 1.5" TEE WITH 3/4" REDUCER FOR DOMESTIC SERVICE AND 1" REDUCER FOR IRRIGATION SERVICE - PER SERVICE PROVIDER SPECS.
14. PROVIDE 1" METER AND VALVE WITH ABOVE GROUND RPBP AND ENCLOSURE FOR IRRIGATION SERVICE PER LOCAL SERVICE PROVIDER SPECS. - COORDINATE WITH SERVICE PROVIDER PRIOR TO ANY WORK DONE
15. PROVIDE 3/4" METER AND VALVE FOR DOMESTIC WATER SERVICE PER LOCAL SERVICE PROVIDER SPECS. - COORDINATE WITH SERVICE PROVIDER PRIOR TO ANY WORK DONE
16. STUB OUT 1" SCH 40 PVC LINE FOR IRRIGATION
17. PROVIDE DOMESTIC WATER SERVICE LINE - INSTALL 1" CLASS 200, DR9 HDPE PIPE (POLYPIPE PW-PE3408/PE3608 OR APPROVED EQUAL) - COORDINATE WITH SERVICE PROVIDER PRIOR TO ANY WORK DONE
18. DOMESTIC WATER SERVICE ENTRY WITH INTERNAL 1" RPBP PER CITY SPECS. - SEE PLUMBING PLANS

ELECTRIC SERVICE:

22. CONNECTION TO EXISTING ELECTRICAL SERVICE PER LOCAL SERVICE PROVIDER SPECS. - G.C. TO COORDINATE WITH LOCAL SERVICE PROVIDER PRIOR TO ANY WORK DONE
23. PROVIDE PRIMARY OVERHEAD ELECTRICAL PER LOCAL SERVICE PROVIDER SPECS. - COORDINATE WITH LOCAL SERVICE PROVIDER PRIOR TO ANY WORK DONE
24. PROVIDE POLE MOUNTED TRANSFORMER - COORDINATE WITH LOCAL SERVICE PROVIDER PRIOR TO ANY WORK DONE
25. PROVIDE SECONDARY UNDERGROUND ELECTRIC PER LOCAL SERVICE PROVIDER SPECS - COORDINATE WITH LOCAL SERVICE PROVIDE PRIOR TO ANY WORK DONE - SEE ELECTRICAL PLANS FOR CONDUIT SIZE AND CONNECTION POINT INTO THE BUILDING.
26. ELECTRIC SERVICE POINT OF ENTRY INTO BUILDING - SEE ELECTRICAL PLANS FOR CONDUIT SIZE AND CONNECTION POINT INTO THE BUILDING.
27. PROVIDE SERVICE POLE WITH GUY WIRE(S) PER LOCAL SERVICE PROVIDER SPECS. - COORDINATE WITH LOCAL SERVICE PROVIDER PRIOR TO ANY WORK DONE

COMMUNICATIONS SERVICE:

29. POINT OF CONNECTION FOR TELEPHONE / COMMUNICATIONS SERVICE PER SERVICE PROVIDER SPECS. - COORDINATE WITH SERVICE PROVIDER PRIOR TO ANY WORK DONE
30. PROVIDE UNDERGROUND TELEPHONE / COMMUNICATIONS PER LOCAL SERVICE PROVIDER REQUIREMENTS COORDINATE WITH LOCAL SERVICE PROVIDERS PRIOR TO ANY WORK DONE - SEE M.E.P. PLANS FOR DEMANDS, SIZE, AND CONNECTION POINT INTO THE BUILDING.
31. UNDERGROUND TELEPHONE / COMMUNICATIONS POINT INTO THE BUILDING - COORDINATE WITH ELECTRIC SERVICE PROVIDER PRIOR TO ANY WORK DONE - SEE M.E.P. PLANS FOR DEMANDS, SIZE, AND CONNECTION POINT INTO THE BUILDING - PROVIDE BOLLARD SEE PLAN - SEE DETAIL

GAS SERVICE:

34. SERVICE PROVIDER TO TIE TO EXISTING GAS LINE PER LOCAL SERVICE PROVIDER REQUIREMENTS - COORDINATE WITH LOCAL SERVICE PROVIDER PRIOR TO ANY WORK DONE
35. GAS SERVICE PER LOCAL SERVICE PROVIDER SPECS. - COORDINATE WITH SERVICE PROVIDER PRIOR TO ANY WORK DONE
36. GAS METER AND SERVICE POINT INTO THE BUILDING - COORDINATE WITH ELECTRIC SERVICE PROVIDER PRIOR TO ANY WORK DONE - SEE M.E.P. PLANS FOR DEMANDS, SIZE, AND CONNECTION POINT INTO THE BUILDING

ADDITIONAL KEY NOTES:

40. UTILITY CROSSING PER SERVICE PROVIDER SPECS. - COORDINATE WITH SERVICE PROVIDERS PRIOR TO ANY WORK DONE
41. SERVICE LINE TO BE BROUGHT TO PROPERTY UNDER EXISTING ROAD BY DIRECTIONAL DRILLING - COORDINATE WITH LOCAL SERVICE PROVIDER PRIOR TO ANY WORK DONE - FIELD VERIFY FOR EXISTING UTILITIES PRIOR TO ANY WORK DONE

NOTE:
PROVIDE (2) 4" PVC CONDUITS UNDER DRIVES TO ALL LANDSCAPED AREAS. PROVIDE 2' COVER AND CAP OFF. MARK STUB OUT WITH FLAG/MARKER.

ALL LANDSCAPED AREAS TO BE IRRIGATED (IRRIGATION PLAN TO BE SUBBED OUT THRU G.C.) - SEE LANDSCAPE DRAWINGS FOR PLANTINGS AND DETAILS

SEE M.E.P. PLANS FOR ALL UTILITY SERVICE ENTRIES.
LOCATIONS SHOW ARE APPROXIMATE.

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

BENCHMARK #1	BENCHMARK #2	FLOOD NOTE:
1/2" REBAR	1/2" REBAR	FLOOD ZONE "AE"
N: 1,097,408.07	N: 1,097,409.61	PER FEMA MAP NO. 28089-C0415-F
E: 2,365,109.95	E: 2,365,269.98	EFFECTIVE DATE: MARCH 17, 2010
ELEV= 277.93	ELEV= 272.84	

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Engineering, Environmental, Land Planning

NAD83 MS STATE PLANE

REVISIONS			
1	2	3	
	4	5	6

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD
GLUCKSTADT MS 39110
UTILITY PLAN

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL: (901) 495-8994 FAX: (901) 495-8969
For Bidding & Contractor Information Contact:
Dodge Data & Analytics, Tel. 413-930-4215
Cindy.searcy@construction.com

10/08/2021

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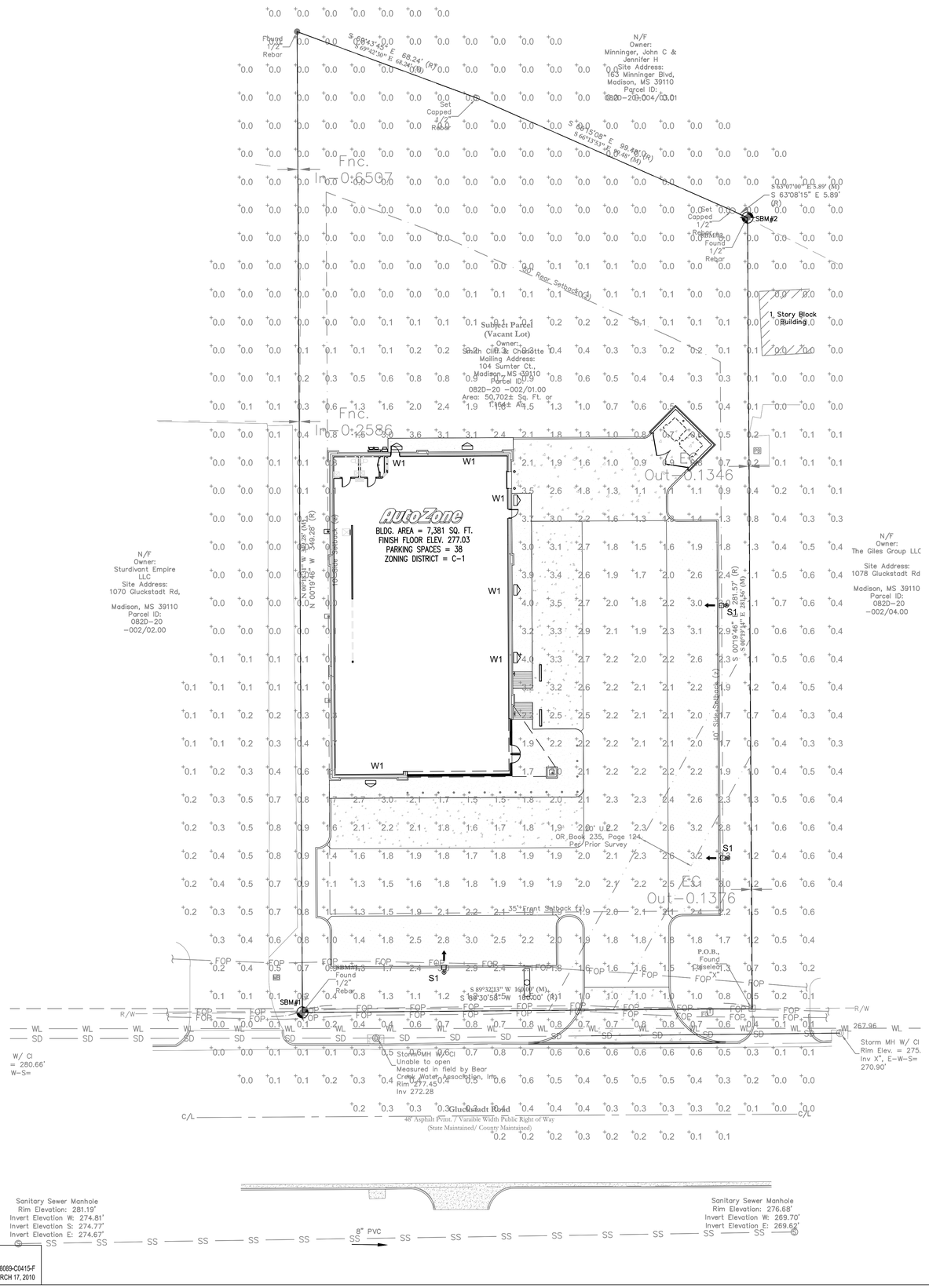

LUMINAIRE SCHEDULE						
TYP	SYMBOL	DESCRIPTION	LAMP	LUMENS	LLF	QTY
S1		LITHONIA - DSX1 LED 60C IES FULL CUTOFF DISTRIBUTION MOUNTED 0° DOWN POSITION MOUNTED HEIGHT = 28'-0"	LED - 209 WATTS	ABSOLUTE	0.95	3
W1		LITHONIA - DSW1 LED 10C IESNA FULL CUTOFF DISTRIBUTION MOUNTED 0° DOWN POSITION MOUNTED HEIGHT = 12'-0"	LED - 40 WATTS	ABSOLUTE	0.95	6

STATISTICS						
Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
Calc Zone	+	1.0 fc	4.0 fc	0.0 fc	N/A	N/A

LIGHTING NOTES:

1. TIME CONTROLS: ALL SITE LIGHTING IS CONTROLLED AND MONITORED BY AN ENERGY MANAGEMENT SYSTEM CALLED VENSTAR WHICH IS CONTROLLED AT AUTOZONE CORPORATE OFFICES. ALL SITE LIGHTING IS PROGRAMMED TO AUTOMATICALLY TURN ON AT DUSK AND TURN OFF 30 MINUTES AFTER THE CLOSE OF BUSINESS.

2. ALL FIXTURES ARE FULL CUTOFF DISTRIBUTION AND MOUNTED @ 0° DOWN POSITION.

3. NO FLOODLIGHTS ARE PROPOSED.

4. THE LIGHTING PLAN COMPLIES WITH THE PROVISIONS OF SECTION 1907 - LANDSCAPING AND LIGHTING FOR COMMERCIAL DEVELOPMENT IN MLHP OVERLAY DISTRICT LIGHTING STANDARDS AND GUIDELINES.

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

BENCHMARK #1	BENCHMARK #2	FLOOD NOTE:
1/2" REBAR N: 1,097,408.07 E: 2,365,109.95 ELEV= 277.93	1/2" REBAR N: 1,097,409.61 E: 2,365,269.98 ELEV= 272.84	FLOOD ZONE "AE" PER FEMA MAP NO. 28089-C0415-F EFFECTIVE DATE: MARCH 17, 2010

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Engineering, Environmental, Land Planning

NORTH

NAD83 MS STATE PLANE

REVISIONS
1 2 3
4 5 6

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD
GLUCKSTADT MS 39110
PHOTOMETRIC PLAN

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL: (901) 495-8994 FAX: (901) 495-8969

For Bidding & Contractor Information Contact:
Dodge Data & Analytics, Tel. 413-930-4215
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D-Series Size 1
LED Area Luminaire

Catalog Number

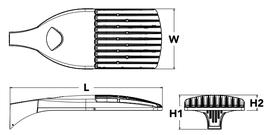
Notes

Type

Hit the Tab key or mouse over the page to see all interactive elements.

Specifications

EPA:	1.01 ft² (0.09 m²)
Length:	33" (83.8 cm)
Width:	13" (33.0 cm)
Height H1:	7-1/2" (19.0 cm)
Height H2:	3-1/2"
Weight (max):	27 lbs (12.2 kg)



Introduction

The modern styling of the D-Series is striking yet unobtrusive - making a bold, progressive statement even as it blends seamlessly with its environment. The D-Series distills the benefits of the latest in LED technology into a high performance, high efficacy, long-life luminaire.

The outstanding photometric performance results in sites with excellent uniformity, greater pole spacing and lower power density. It is ideal for replacing up to 750W metal halide in pedestrian and area lighting applications with typical energy savings of 65% and expected service life of over 100,000 hours.

Ordering Information

EXAMPLE: DSX1 LED P7 40K T3M MVOLT SPA NLTAIR2 PIRHN DDBXD

DSX1 LED

Series	LEDs	Color temperature	Distribution	Voltage	Mounting
DSX1 LED	**Forward optics** P1 P4 [1] P7 [1] P2 P5 [1] P8 P3 P6 [1] P9 [1] **Rotated optics** P10 [2] P12 [2] P11 [2] P13 [1,2]	30K 3000 K 40K 4000 K 50K 5000 K	T1S Type I short (Automotive) T2S Type II short T2M Type II medium T3S Type III short T3M Type III medium T4M Type IV medium TFTM Forward throw medium T5VS Type V very short [3] T5S Type V short [3] T5M Type V medium [3] T5W Type V wide [3] BLC Backlight control [4] LCCO Left corner cutoff [4] RCCO Right corner cutoff [4]	MVOLT [5] 120 [6] 208 [6] 240 [6] 277 [6] 347 [6] 480 [6]	**Shipped included** SPA Square pole mounting RPA Round pole mounting [7] WBA Wall bracket [7] SPUMBA Square pole universal mounting adaptor [8] RPUMBA Round pole universal mounting adaptor [8] **Shipped separately** KMA8 DDBXD U Mast arm mounting bracket adaptor (specify finish) [9]

Control options		Other options		Finish (required)	
Shipped installed		**Shipped installed**		DDBXD	Dark bronze
NLTAIR2	nLight AIR generation 2 enabled [10]	HS	House-side shield [20]	DBLXD	Black
PIRHN	Network, high/low motion/ambient sensor [11]	SF	Single fuse (120, 277 or 347V) [3,18]	DNAXD	Natural aluminum
PER	NEMA twist-lock receptacle only (controls ordered separate) [12]	DF	Double fuse (208, 240 or 480V) [3,18]	DWHXD	White
PER5	Five-pin receptacle only (controls ordered separate) [12,13]	L90	Left rotated optics [2]	DDBTXD	Textured dark bronze
PER7	Seven-pin receptacle only (controls ordered separate) [12,13]	R90	Right rotated optics [2]	DBLBXD	Textured black
DMG	0-10v dimming wires pulled outside fixture (for use with an external control, ordered separately) [14]	HA	50°C ambient operations [1]	DNATXD	Textured natural aluminum
DS	Dual switching [15,16,17]	**Shipped separately**		DWHGXD	Textured white
PIR	High/low, motion/ambient sensor, 8-15' mounting height, ambient sensor enabled at 5fc [17,18]	BS	Bird spikes [21]		
PIRH	High/low, motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 5fc [17,18]	EGS	External glare shield		
PIR1FC3V	High/low, motion/ambient sensor, 8-15' mounting height, ambient sensor enabled at 1fc [17,18]				
PIRH1FC3V	Bi-level, motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 1fc [17,18]				
FAO	Field adjustable output [17,19]				

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d#series

D-Series Size 1
LED Wall Luminaire

Catalog Number

Notes

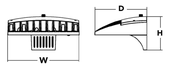
Type

Hit the Tab key or mouse over the page to see all interactive elements.

Specifications

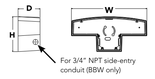
Luminaire

Width:	13-3/4" (34.9 cm)	**Weight:**	12 lbs (5.4 kg)
Depth:	10" (25.4 cm)		
Height:	6-3/8" (16.2 cm)		



Back Box (BBW, ELCW)

Width:	13-3/4" (34.9 cm)	**BBW Weight:**	5 lbs (2.3 kg)
Depth:	4" (10.2 cm)	**ELCW Weight:**	10 lbs (4.5 kg)
Height:	6-3/8" (16.2 cm)		



Introduction

The D-Series Wall luminaire is a stylish, fully integrated LED solution for building-mount applications. It features a sleek, modern design and is carefully engineered to provide long-lasting, energy-efficient lighting with a variety of optical and control options for customized performance.

With an expected service life of over 20 years of nighttime use and up to 74% in energy savings over comparable 250W metal halide luminaires, the D-Series Wall is a reliable, low-maintenance lighting solution that produces sites that are exceptionally illuminated.

Ordering Information

EXAMPLE: DSXW1 LED 20C 1000 40K T3M MVOLT DDBTXD

DSXW1 LED

Series	LEDs	Drive Current	Color temperature	Distribution	Voltage	Mounting	Control Options
DSXW1 LED	10C 10 LEDs (one engine) 20C 20 LEDs (two engines) [1]	350 350 mA 530 530 mA 700 700 mA 1000 1000 mA (1 A) [1]	30K 3000 K 40K 4000 K 50K 5000 K AMBPC Amber phosphor converted	T2S Type II Short T2M Type II Medium T3S Type III Short T3M Type III Medium T4M Type IV Medium TFTM Forward Throw Medium	MVOLT [2] 120 [3] 208 [3] 240 [3] 277 [3] 347 [3,4] 480 [3,4]	**Shipped included** (blank) Surface mounting bracket BBW Surface-mounted back box (for conduit entry) [5]	**Shipped installed** PE Photoelectric cell, button type [6] DMG 0-10v dimming wires pulled outside fixture (for use with an external control, ordered separately) PIR 180° motion/ambient light sensor, <15' mtg ht [6,7] PIRH 180° motion/ambient light sensor, 15-30' mtg ht [6,7] PIR1FC3V Motion/ambient sensor, 8-15' mounting height, ambient sensor enabled at 1fc [6,7] PIRH1FC3V Motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 1fc [6,7] ELCW Emergency battery backup (includes external component enclosure), CA Title 20 Noncompliant [8,9]

Other Options		Finish (required)			
Shipped installed		DDBXD	Dark bronze	DSSXD	Sandstone
SF	Single fuse (120, 277 or 347V) [3,10]	DBLXD	Black	DDBTXD	Textured dark bronze
DF	Double fuse (208, 240 or 480V) [3,10]	DNAXD	Natural aluminum	DBLBXD	Textured black
HS	House-side shield [11]	DWHXD	White	DNATXD	Textured natural aluminum
SPD	Separate surge protection [12]			DWHGXD	Textured white
Shipped separately [13]				DSSTXD	Textured sandstone
BSW	Bird-deterrent spikes				
VG	Vandal guard				
DDL	Diffused drop lens				

Accessories

Ordered and shipped separately.

DSXWHS U	House-side shield (one per light engine)
DSXWBSW U	Bird-deterrent spikes
DSXW1VG U	Vandal guard accessory

NOTES
1. 20C 1000 is not available with PIR, PIRH, PIR1FC3V or PIRH1FC3V.
2. MVOLT driver operates on any line voltage from 120-277V (50/60 Hz).
3. Single fuse (SF) requires 120, 277 or 347 voltage option. Double fuse (DF) requires 208, 240 or 480 voltage option.
4. Only available with 20C, 700mA or 1000mA. Not available with PIR or PIRH.
5. Back box ships installed on fixture. Cannot be field installed. Cannot be ordered as an accessory.
6. Photocontrol (PE) requires 120, 208, 240, 277 or 347 voltage option. Not available with motion/ambient light sensors (PIR or PIRH).
7. Reference Motion Sensor table on page 3.
8. Cold weather (-20C) rated. Not compatible with conduit entry applications. Not available with BBW mounting option. Not available with fusing. Not available with 347 or 480 voltage options. Emergency components located in back box housing. Emergency mode IES files located on product page at www.lithonia.com
9. Not available with SPD.
10. Not available with ELCW.
11. Also available as a separate accessory; see Accessories information.
12. Not available with ELCW.

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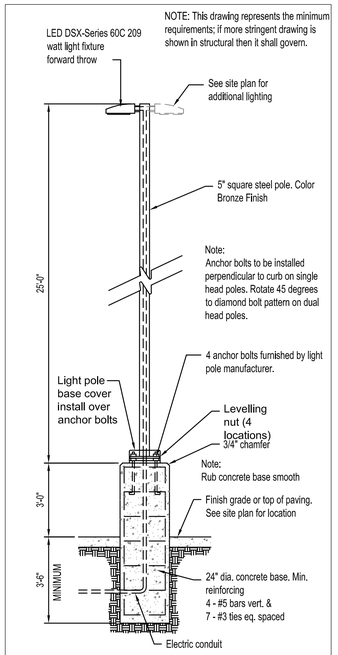

NO SCALE SEC-C13

13 TYPICAL LIGHT POLE

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

BENCHMARK #1
1/2" REBAR
N: 1,097,408.07
E: 2,365,109.95
ELEV= 277.93

BENCHMARK #2
1/2" REBAR
N: 1,097,409.61
E: 2,365,269.98
ELEV= 272.84

FLOOD NOTE:
FLOOD ZONE "AE"
PER FEMA MAP NO. 28089-C0415-F
EFFECTIVE DATE: MARCH 17, 2010

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REVISIONS

1	2	3
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PHOTOMETRIC DETAILS

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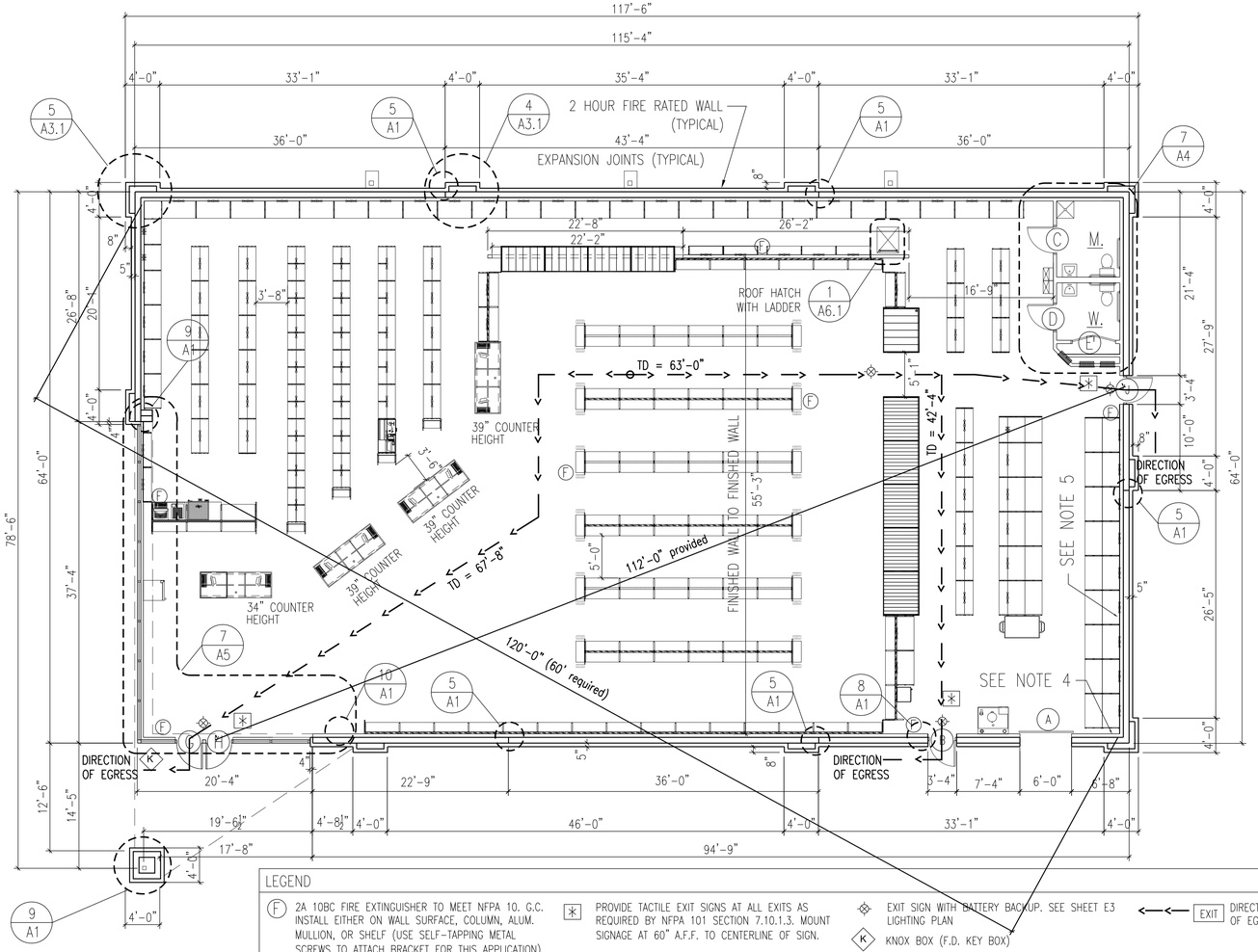


1/8" = 1'-0"

1 | FLOOR PLAN

1. REFER TO STRUCTURAL DRAWINGS FOR ALL DETAILS AND REQUIREMENTS REGARDING FOUNDATIONS, WALL REINFORCING, BOND BEAMS, LINTELS, AND ROOF FRAMING.
2. REFER TO CIVIL DRAWINGS FOR LOCATIONS AND DETAILS OF SIDEWALKS, PIPE GUARDS, ETC., AS WELL AS FINISH FLOOR ELEVATION AND EXTERIOR FINISHED GRADES AROUND THE BUILDING.
3. INSTALL 6" WIDE, 20 GAUGE GALVANIZED SHEET METAL STRIP BETWEEN THE BACK OF THE GYPSUM BOARD AND THE FACE OF THE METAL STUD AROUND THE ENTIRE PERIMETER OF THE BUILDING, AS WELL AS BOTH SIDES OF THE CURTAIN WALL. TOP OF STRIP TO BE 93" ABOVE FINISHED FLOOR. REFER TO SHEET A-4 FOR DETAILS OF CURTAIN WALL.
4. SEE SHEET M-2 FOR LOCATION OF NON FREEZE YARD HYDRANT AND INSTALLATION REQUIREMENTS.
5. INSTALL 1/2" X 4'-0" X 8'-0" AC PLYWOOD HORIZONTALLY WITH THE LONG EDGE ON THE FLOOR AND THE END JOINT CENTERING ON A STUD. APPLY PLYWOOD TO THE FACE OF GYPSUM BOARD WITH SCREWS TO FACILITATE FUTURE REPLACEMENT. SEE INTERIOR ELEVATIONS SEE 3/A4 DETAIL.

1/8" = 1'-0" AFN01

2 | FLOOR PLAN NOTES

LOCATION	FLOOR		BASE		WALLS		CLG.		REM.
	SEALED CONCRETE	VINYL TILE	VINYL	QUARRY TILE	GYPSUM BOARD	FIBER REINFORCED PANELS	METAL DECK	GYPSUM BOARD	
SALES AREA		●	●		●		●		
REST ROOMS	●		●			●		●	

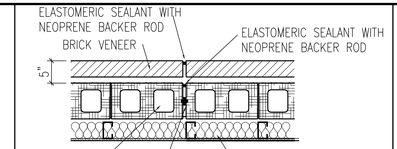
3/16" = 1'-0" AFC01

3 | ROOM FINISH SCHEDULE

MK	SIZE	TYPE	FRAME	JAMB DETAIL	HEAD DETAIL	ADA / EXIT HARDWARE (SEE SECTION 08700 OF THE SPECIFICATIONS)
A	6'-0" x 8'-0"	STEEL OVERHEAD ROLL-UP	STEEL ANGLE	6;7&8/A1	6&7/A1	
B	3'-0" x 7'-0" x 1-3/4"	HOLLOW METAL	HOLLOW METAL	8/A1	8/A1	PUSH BAR EXIT DEVICE WILL HAVE AN INTEGRAL SOUNDER
C	3'-0" x 6'-8" x 1-3/4"	SOLID CORE WOOD UNDERCUT DOOR 1"	HOLLOW METAL	8/A1	8/A1	LEVER HANDLE PRIVACY SETS, CLOSER: LCN #P4041, PLATED FINISH US 26D, CLOSER IS PARALLEL ARM AND MOUNTS ON PUSH SIDE OF DOOR
D	3'-0" x 6'-8" x 1-3/4"	SOLID CORE WOOD UNDERCUT DOOR 1"	HOLLOW METAL	8/A1	8/A1	LEVER HANDLE PRIVACY SETS, CLOSER: LCN #P4041, PLATED FINISH US 26D, CLOSER IS PARALLEL ARM AND MOUNTS ON PUSH SIDE OF DOOR
E	2'-6" x 6'-8" x 1-3/4"	SOLID CORE WOOD PAIR REQUIRED	HOLLOW METAL	8/A1	8/A1	UNDERCUT DOOR 1" (PAIR REQUIRED)
G	3'-0" x 7'-0" x 1-3/4"	GLASS & ALUMINUM SEE SHEET A-5	ALUMINUM	SEE MANUFACTURER'S SHOP DRAWINGS		SELF CLOSERS MOUNTED ON THE INSIDE OF BUILDING, CYLINDER LOCKS (KEY OPERATION EXTERIOR AND THUMB TURN INTERIOR), PUSH BARS AND PULLS, SIGN OVER EACH EXIT DOOR TO READ AS FOLLOWS "THIS DOOR TO REMAIN UNLOCKED WHEN BUILDING IS OCCUPIED" 1" HIGH WHITE LETTERS.
H	3'-0" x 7'-0" x 1-3/4"	GLASS & ALUMINUM SEE SHEET A-5	ALUMINUM	SEE MANUFACTURER'S SHOP DRAWINGS		
J	3'-0" x 7'-0" x 1-3/4"	HOLLOW METAL	HOLLOW METAL	8/A1	8/A1	PUSH BAR EXIT DEVICE

3/32" = 1'-0" ADC01

4 | DOOR SCHEDULE – HOLLOW METAL DOORS & FRAMES

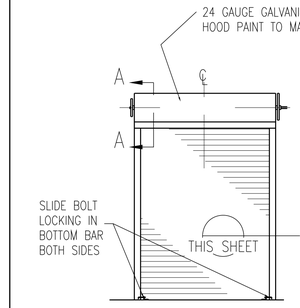


NOTE: SEE STRUCTURAL DRAWINGS FOR REINFORCING REQUIREMENTS

3/4" = 1'-0" AFS01

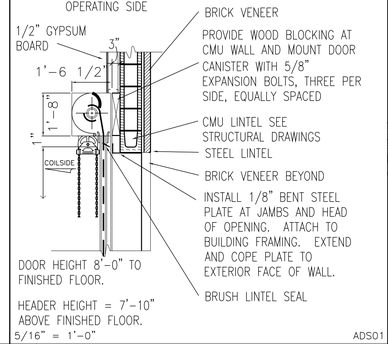
5 | EXPANSION JOINT DETAIL

CHAIN OPERATED INSULATED DOOR SURFACE MOUNTED



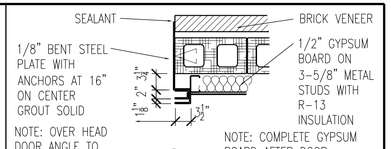
6 | OVERHEAD DOOR ELEVATION

NOTE: GENERAL CONTRACTOR TO INSTALL 6" X 8'-0" ALUMINUM CHAIN GUARD ON WALL AT OPERATING SIDE



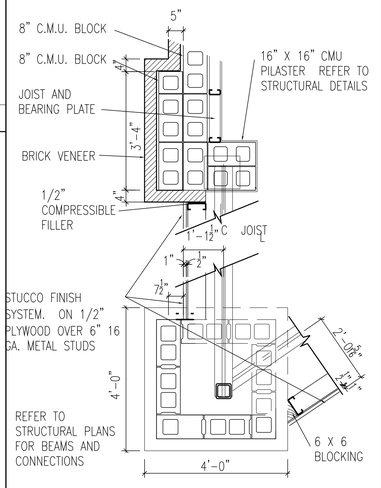
5/16" = 1'-0" ADS01

7 | OVERHEAD DELIVERY DOOR Ⓐ



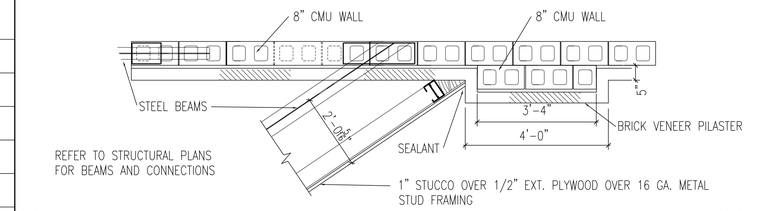
3/4" = 1'-0" ADS02

8 | JAMB DETAILS



1/2" = 1'-0" ACS01NL

9 | SECTION AT CANOPY



1/2" = 1'-0" ACS02NL

10 | SECTION AT CANOPY

REVISIONS		
1	2	3
4	5	6

AutoZone Store No. 5607
GLUCKSTADT ROAD

GLUCKSTADT

MS 39110

FLOOR PLAN / DOOR SCHEDULE / WALL DETAILS

Architect: George Callow
123 South Front Street
Memphis, Tennessee 38103
TEL: 901-495-8701 FAX: (901) 495-8969

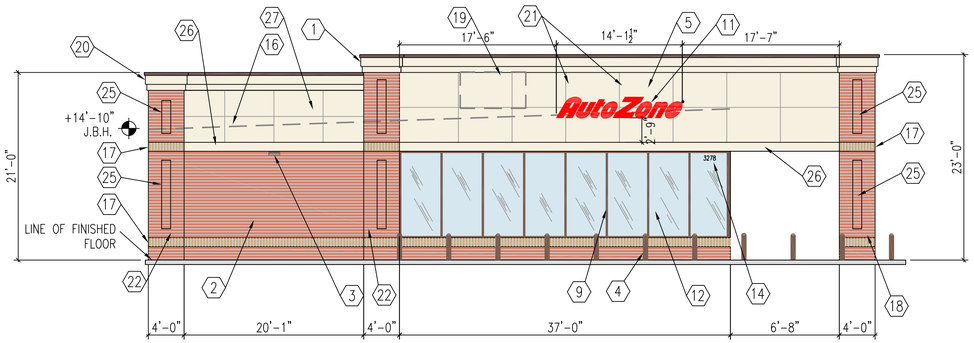
For Bidding & Contractor Information Contact:
McGraw - Hill Construction Tel. 615-884-1017
www.construction.com

REGISTERED ARCHITECT
George W. Callow
2079
Memphis, TN
STATE OF MISSISSIPPI

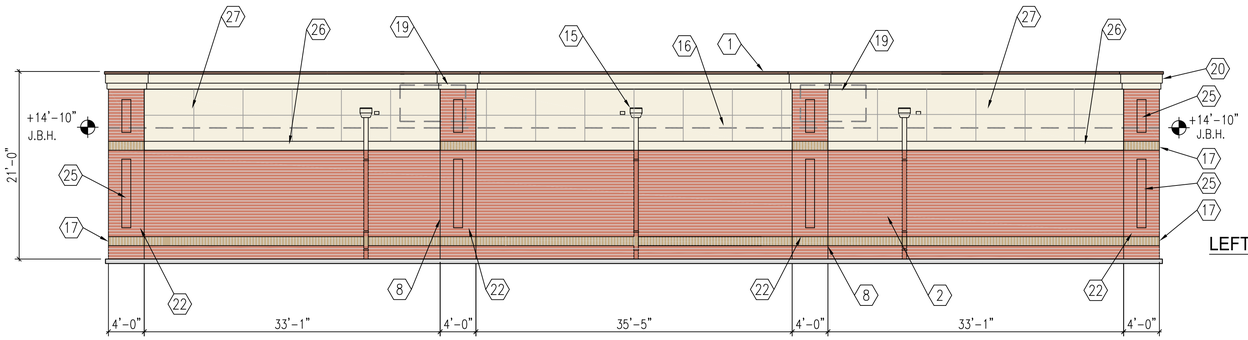
10/12/21

7N2-L

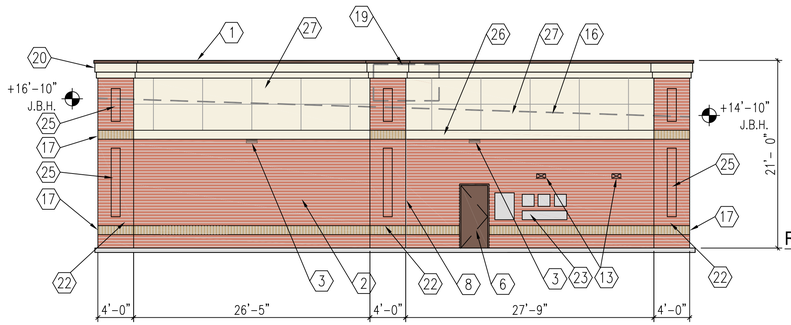
A-1



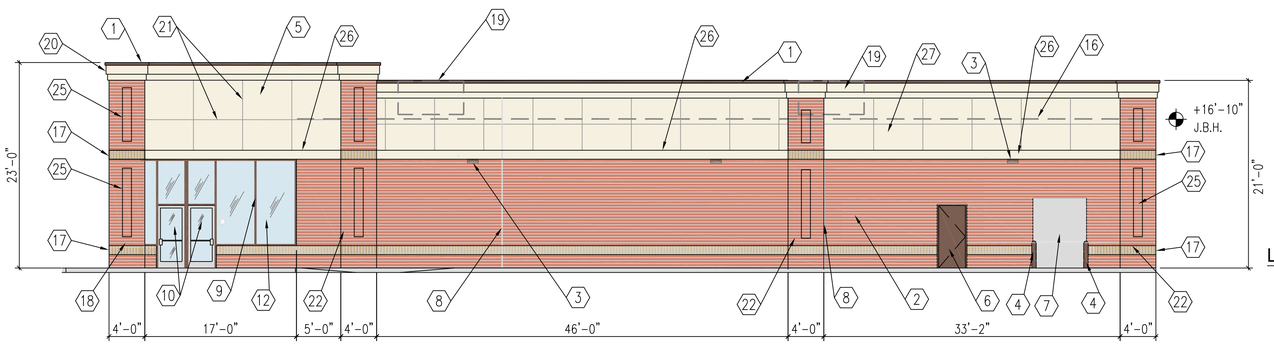
FRONT WALL (South View)
Gluckstadt Road



LEFT SIDE WALL (West View)



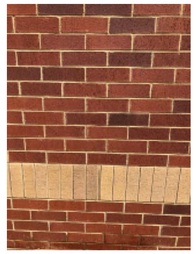
REAR WALL (North View)



LEFT SIDE WALL (South View)

J.B.H. = JOIST BEARING HEIGHT

1 BUILDING ELEVATIONS



BRICK COLORS:

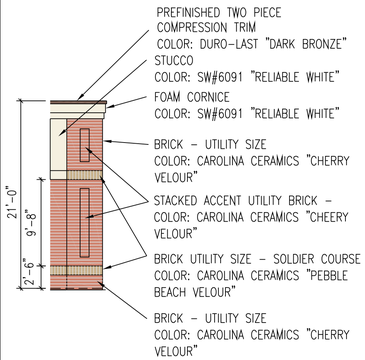
FIELD BRICK RUNNING BOND – UTILITY SIZE
COLOR: CAROLINA CERAMICS "CHERRY VELOUR"

STACKED BRICK – UTILITY SIZE
COLOR: CAROLINA CERAMICS "CHERRY VELOUR"

SOLDIER COURSE BRICK – UTILITY SIZE
COLOR: CAROLINA CERAMICS "PEBBLE BEACH VELOUR"

1. PREFINISHED TWO PIECE COMPRESSION TRIM
COLOR: DURO-LAST "DARK BRONZE"
2. BRICK UTILITY SIZE – RUNNING BOND
COLOR: CAROLINA CERAMICS "CHERRY VELOUR"
3. WALL MOUNTED LIGHT FIXTURE – DARK BRONZE FINISH
4. PIPE GUARD WITH ARCHITECTURAL BROWN SLEEVE
5. STUCCO FINISH
COLOR: SW#6091 RELIABLE WHITE
6. PAINT MAN DOOR & METAL FRAMES DARK BRONZE
7. PAINT OVERHEAD DOOR & ANGLES DARK BRONZE
8. EXPANSION JOINT
9. ALUMINUM STOREFRONT – DARK BRONZE FINISH
10. GLASS AND ALUMINUM DOORS – CLEAR ANODIZED FINISH
11. FRONT WALL SIGN – 28" RED CHANNEL LETTERS
12. ALUMINUM STOREFRONT – DARK BRONZE FACTORY FINISH WITH TINTED GRAY GLASS
13. TOILET WALL VENTS PAINT TO MATCH WALL
14. STORE ADDRESS – 6" WHITE REFLECTIVE NUMBERS
15. SCUPPERS AND DOWNSPOUTS. PAINTED TO MATCH BACKGROUND WALL COLOR. ADJACENT 4" H. X 6" W. OVERFLOW SCUPPER. FLOWLINE 2" ABOVE ROOF.
16. BOND BEAM AT ROOF LINE
17. BRICK UTILITY SIZE – SOLDIER COURSE
COLOR: CAROLINA CERAMICS "PEBBLE BEACH VELOUR"
18. 4'-0" SQUARE BRICK COLUMN
19. HVAC UNITS SCREENED BEHIND PARAPET WALL
20. FOAM CORNICE
COLOR: SW#6091 "RELIABLE WHITE"
21. 1" VERTICAL AND HORIZONTAL V-GROVE SCORED JOINTS (TYP.)
22. 4'-0" WIDE BRICK PILASTER (8" PROJECTION)
23. ELECTRICAL EQUIPMENT
24. NOT USED
25. STACKED ACCENT UTILITY BRICK – (½" RECESSED)
COLOR: CAROLINA CERAMICS "CHERRY VELOUR"
26. 12" HIGH X 1" DEPTH FOAM BOARD TRIM W/ E.F.S.
COLOR: SW #6091 "RELIABLE WHITE"
27. STUCCO FINISH
COLOR: SW #6091 "RELIABLE WHITE"

2 ELEVATION KEYNOTES



FIELD BRICK RUNNING BOND – UTILITY SIZE
COLOR: CAROLINA CERAMICS "CHERRY VELOUR"

STACKED BRICK – UTILITY SIZE
COLOR: CAROLINA CERAMICS "CHERRY VELOUR"

SOLDIER COURSE BRICK – UTILITY SIZE
COLOR: CAROLINA CERAMICS "PEBBLE BEACH VELOUR"

BRICK MORTAR COLOR: BEIGE

CONTACT: JEAN BREKLICH 803-788-1917

SCALE: ⅛" = 1'-0"

3 EXTERIOR WALL COLOR SCHEME

AUTOZONE INC.
Architect: Lew Ellis
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL: (901) 495-8707 FAX: (901) 495-8969
Email Address: george.callow@autozone.com

Prepared For: **AutoZone** STORE DEVELOPMENT
Store No. 5607
GLUCKSTADT ROAD
GLUCKSTADT, MS 39110

COLOR ELEVATIONS

REVISIONS
1.
2.
3.
4.

SCALE: 1/8" = 1'-0"

REGISTERED ARCHITECT
George W. Callow
2079
Memphis TN
STATE OF MISSISSIPPI

DATE
10/12/21

PROTOTYPE SIZE
7N2L

CE

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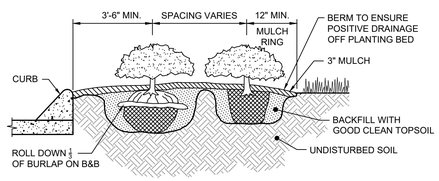
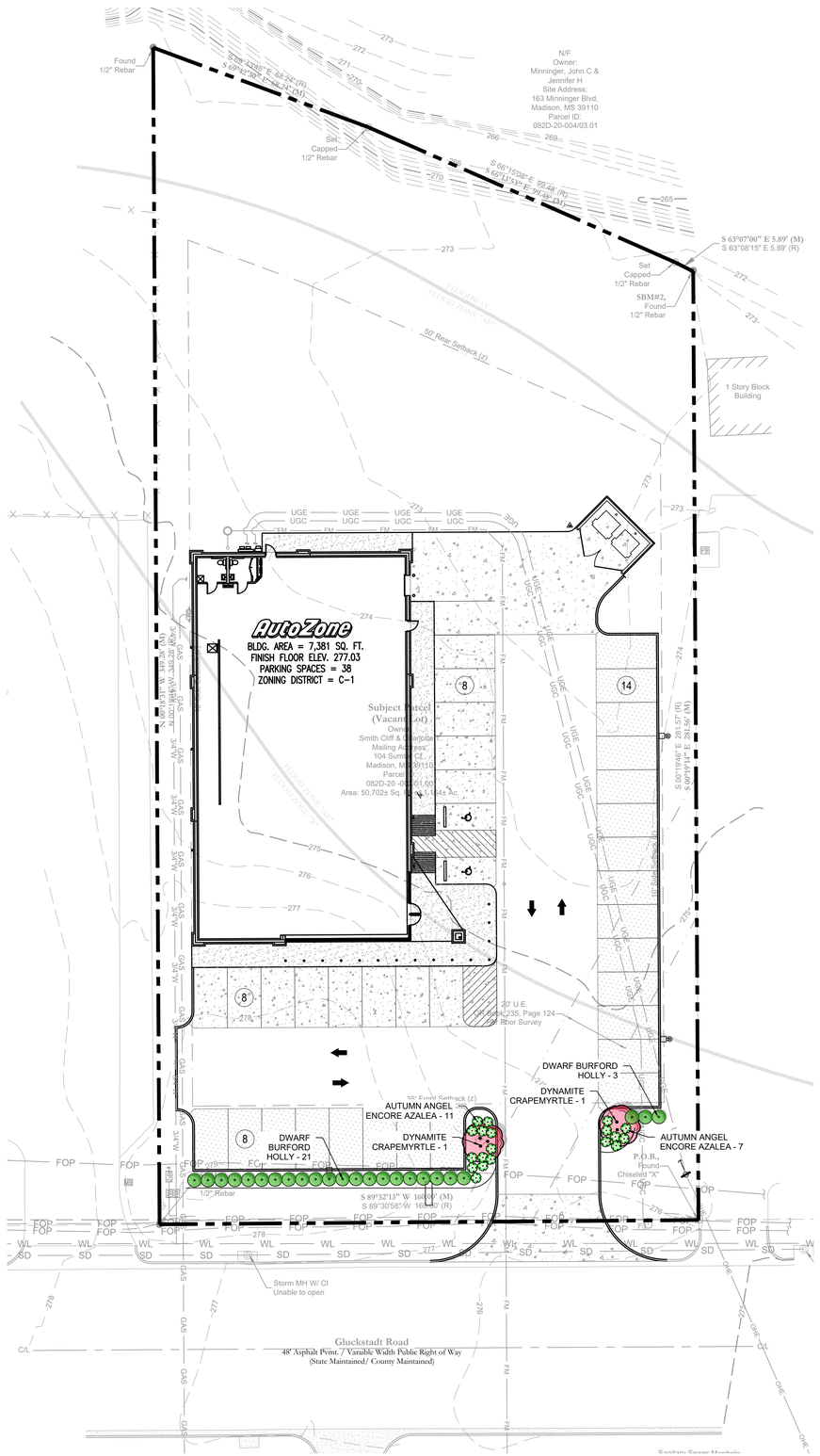
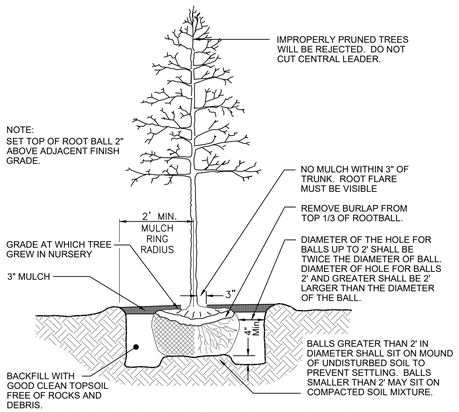
LANDSCAPE NOTES:

1. WHEN APPLICABLE, IT IS THE CONTRACTOR'S RESPONSIBILITY TO PROTECT EXISTING TREES TO REMAIN. NO HEAVY EQUIPMENT SHOULD BE PERMITTED TO OPERATE OR BE STORED, NOR ANY MATERIALS TO BE HANDLED OR STORED, WITHIN THE DRIPLINES OF TREES OUTSIDE THE LIMIT OF GRADING.
2. THE QUANTITIES INDICATED ON THE PLANT LIST AND PLAN ARE PROVIDED FOR THE BENEFIT OF THE CONTRACTOR. THE CONTRACTOR SHALL BE RESPONSIBLE FOR HIS OWN QUANTITY CALCULATIONS AND THE LIABILITY WHICH PERTAINS TO THOSE QUANTITIES AND TO ANY RELATED CONTRACT DOCUMENTS AND/OR PRICE QUOTATIONS. QUESTIONS SHOULD BE DIRECTED TO THE LANDSCAPE ARCHITECT.
3. ALL PLANT MATERIALS SHALL COMPLY WITH THE AMERICAN STANDARD FOR NURSERY STOCK: ANSI Z-60.1; LATEST EDITION, FOR SIZE AND QUALITY.
4. NO SUBSTITUTIONS AS TO TYPE, SIZE, OR SPACING OF PLANT MATERIALS SPECIFIED ON THIS PLAN MAY BE MADE WITHOUT THE APPROVAL OF THE LANDSCAPE ARCHITECT. KITA LANDSCAPE DESIGN (615) 469-1222.
5. THE CONTRACTOR IS TO VERIFY THE EXACT LOCATION OF ALL EXISTING UTILITIES AND TO PROTECT UTILITIES THAT ARE TO REMAIN. THE CONTRACTOR SHALL REPAIR ANY DAMAGE ACCORDING TO LOCAL STANDARDS AT THE CONTRACTOR'S EXPENSE. COORDINATE ALL CONSTRUCTION WITH THE APPROPRIATE UTILITY COMPANY.
6. SOD ALL DISTURBED AREAS.
7. SOIL USED FOR PLANTING SHALL CONSIST OF (5) PARTS TOPSOIL, (1) PART SAND AND (2) PARTS ORGANIC MATTER, MIXED WITH I POUND OF FERTILIZER PER CUBIC YARD.
   A. SAND SHALL BE CLEAN MASONRY SAND.
   B. ORGANIC MATTER SHALL BE PEAT MOSS, OR WELL COMPOSTED PINE BARK, OR APPROVED EQUAL AND SHALL BE FINELY GROUND AND FREE OF WEEDS.
   C. ALL FERTILIZER SHALL BE 10-10-10 WITH MINOR ELEMENTS. FERTILIZER SHALL HAVE 40-50% OF ITS TOTAL NITROGEN IN A WATER INSOLUBLE FORM.
8. PRE-EMERGENT HERBICIDE SHALL BE APPLIED TO ALL PLANT BEDS AND SOD AREAS PRIOR TO INSTALLATION. TREFLAN OR AN APPROVED EQUAL SHALL BE USED.
9. ALL PLANT BEDS SHALL HAVE A MINIMUM OF 3" DEEP MULCH. MULCH SHALL BE SHREDDED HARDWOOD.
10. IT IS THE LANDSCAPE CONTRACTOR'S RESPONSIBILITY TO CONFIRM MATERIAL QUANTITIES. IN THE EVENT OF A DISCREPANCY, THE QUANTITIES SHOWN ON THE PLAN SHALL TAKE PRECEDENCE OVER QUANTITIES SHOWN ON THE PLANT LIST.
11. PRIOR TO FINAL PAYMENT, THE LANDSCAPE CONTRACTOR SHALL PROVIDE THE OWNER WITH COMPLETE WRITTEN INSTRUCTIONS ON PROPER CARE OF ALL SPECIFIED PLANT MATERIALS.
12. THE LANDSCAPE INSTALLATION SHALL BE COORDINATED WITH THE IRRIGATION INSTALLATION WHEN APPLICABLE.
13. THE LANDSCAPE CONTRACTOR SHALL MAINTAIN POSITIVE DRAINAGE AWAY FROM STRUCTURES AND TAKE SPECIAL CARE TO INSURE THAT BED PREPARATION DOES NOT INHIBIT DRAINAGE.
14. ALL LAWN AREAS SHALL BE CULTIVATED TO A DEPTH OF 4" PRIOR TO SODDING AND SEEDING. PREPARED TURF BEDS SHALL BE FREE FROM STONES OVER 2" DIAMETER, WEEDS AND OTHER DELETERIOUS MATERIAL.
15. THE LANDSCAPE CONTRACTOR SHALL RAKE SMOOTH ALL SEED OR SOD AREAS PRIOR TO INSTALLATION.
16. THE CONTRACTOR SHALL BE RESPONSIBLE FOR BACKFILLING BEHIND THE CURB SO GRADE IS LEVEL WITH TOP OF CURB.
17. SODDED AREAS SHALL HAVE NO BARE AREAS. SEEDED AREAS SHALL BE CONSIDERED ACCEPTABLE WHEN FULL COVERAGE OF THE PERMANENT TURF GRASS SPECIES IS ESTABLISHED.
18. CUT AWAY ROPES OR WIRES FROM B&B PLANTS. PULL BACK BURLAP FROM TOP OF ROOT BALL. DO NOT ALLOW BURLAP TO BE EXPOSED AT SURFACE. TOTALLY REMOVE BURLAP IF IT IS SYNTHETIC.
19. IF CONTAINER GROWN PLANTS SHOW SIGNS OF BEING ROOT BOUND, SCORE ROOTS VERTICALLY.
20. ALL PLANT MATERIAL SHALL BE GUARANTEED FOR ONE YEAR FROM DATE OF FINAL ACCEPTANCE.
21. ALL REPLACEMENTS SHALL BE OF THE SAME TYPE, SIZE, AND QUALITY AS SPECIFIED ON THE PLANT LIST, UNLESS APPROVED OTHERWISE IN WRITING BY THE LANDSCAPE ARCHITECT.
22. ANY MATERIAL THAT IS DEEMED TO BE 25% DEAD OR MORE SHALL BE CONSIDERED DEAD, AND MUST BE REPLACED AT NO CHARGE. A TREE IS CONSIDERED DEAD WHEN THE MAIN LEADER HAS DIED BACK, OR MORE THAN 25% OF THE CROWN IS DEAD.
23. REPLACEMENTS SHALL BE MADE DURING THE NEXT PLANTING SEASON UNLESS THE LANDSCAPE CONTRACTOR AGREES TO AN EARLIER DATE.
    PLANTING DATES
    SPRING: MARCH 15 - APRIL 15
    FALL: OCTOBER 1 - NOVEMBER 30
24. THE LANDSCAPE CONTRACTOR WILL NOT BE RESPONSIBLE FOR PLANT MATERIAL THAT HAS BEEN DAMAGED BY VANDALISM, FIRE, RELOCATION, WILDLIFE, THEFT, OR OTHER ACTIVITIES BEYOND THE LANDSCAPE CONTRACTOR'S CONTROL.
25. CONTRACTOR TO IRRIGATE ALL NEW LANDSCAPE PLANTINGS AND LAWN AREAS WITH AN AUTOMATED UNDERGROUND IRRIGATION SYSTEM.
26. IRRIGATION TO HAVE A SEPARATE METER.
27. GENERAL CONTRACTOR TO COORDINATE AND BE RESPONSIBLE FOR WATERING ALL PLANTS AND SEEDED AREAS AFTER PLANTING UNTIL IRRIGATION SYSTEM IS OPERABLE.



SHRUB / GROUND COVER PLANTING
NOT TO SCALE





DECIDUOUS TREE PLANTING
NOT TO SCALE

PLANT SCHEDULE					
QTY.	COMMON NAME	BOTANICAL NAME	HEIGHT	TRUNK	COMMENTS
UNDERSTORY/COLUMNAR TREES					
2	'Dynamite' Crapemyrtle	Lagerstroemia indica 'Whit II'	6' - 7'	2" Cal.	Multi-Trunk, Min. (3) 2" canes
2	TOTAL - UNDERSTORY TREES				
SHRUBS					
19	'Autumn Angel' Encore Azalea	Rhododendron 'Robleg'	18" Min.	3 Gal.	Container (White)
24	Dwarf Burford Holly	Ilex cornuta 'Burfordii nana'	24" Min.	5 Gal.	Container
43	TOTAL - SHRUBS				
TURF					
	Common Bermuda	Cynodon dactylon			

GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20 ft.

KITA designs
Beauty | Economy | Sustainability

Kevin Reff, RLA
KITA Sustainable Designs, LLC
2101 Masters Drive
Springfield, TN 37172
(615) 469 - 1222 Ofc.
(615) 594 - 7333 Cell.
kreff@kitadesign.biz

Civil Engineering Services
7705 Spicer Farm Lane
Fairview, Tennessee
37062
phone: (615) 533-0401
fax: (615) 523-8865
e-mail: ray@civilengineeringservices.net
Engineering, Environmental, Land Planning

NAD83 MS STATE PLANE

REVISIONS
1 | 2 | 3 | 4 | 5 | 6

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD
GLUCKSTADT
LANDSCAPE PLAN
MS 39110

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL.: (901) 495-8994 FAX: (901) 495-8969
For Bidding & Contractor Information Contact:
Dodge Data & Analytics, Tel. 413-930-4215
Cindy.searcy@construction.com

RAY E. CRAWFORD JR. REGISTERED LANDSCAPE ARCHITECT 805 STATE OF MISSISSIPPI

10/08/2021

7N2

L-1.1

CIVIL ENGINEERING SERVICES

P.O. Box 1302, Fairview, TN 37062 Office: (615) 533-0401

November 18, 2021

Attn: Tim Bryan
Madison County Road Department
3137 South Liberty Street
P.O. Box 608
Canton, MS 39046
(601) 855-5670

RE: Drainage / Stormwater Design Report
AutoZone retail store (Store #0152)
West of 1078 Gluckstadt Road
Gluckstadt, Madison County, Mississippi 39110

Mr. Bryan:

Below and enclosed is our submittal of the stormwater design letter report for the site of the proposed AutoZone retail store located at the address referenced above (see Enclosure 1 for site location map). Please include this report in your review of the proposed site development plans.

Existing Site Conditions:

The subject property is currently undeveloped and is situated between 1070 and 1078 Gluckstadt Road. The site is bordered to the east by an office building, now or formerly The Giles Group, LLC. To the west, the site is bordered by the Gluckstadt Animal Hospital. The site is bordered to the north by a heavily wooded drainage channel (referred to as Stream O in the FEMA FIS), and to the south by Gluckstadt Road.

The existing project site generally drains southwest to northeast. There is an existing storm sewer, along with two storm sewer inlets, on Gluckstadt Road. The size and depth of this storm sewer is unknown, as the inlets were not accessible at the time of the survey. There are two outfall points for the existing site. Outfall #1 is the existing storm sewer inlet, located just east of this site. Only a small portion of the site and adjacent right-of-way drain to Gluckstadt Road, and to this existing inlet. Outfall #2 is at the northern property line where runoff from this site drains into Stream O.

Proposed Site Conditions:

The proposed project is to construct an AutoZone retail store with a detention pond, drainage system, drive aisle, and parking spaces, and to bring all utilities to the building envelopes. Proposed site drainage

patterns have been designed to limit the amount of sheet flow to Outfall #1 and to drain the majority of the proposed site to the proposed detention pond and ultimately to Outfall #2 (at Stream O).

The onsite drainage system, which includes an above ground detention pond, was designed to meet Madison County stormwater regulations. More specifically, it is required that the proposed site and stormwater system limit site runoff to pre-development levels. Also, the proposed detention pond has been designed to safely pass the 100-year, 24-hour design storm.

Flood Plain Information:

This site lies in Special Flood Hazard Areas Zone AE with Base Flood Elevation (BFE) determined, according to FEMA FIRM Map Number 28089C0415F with an effective date of March 17, 2010. The base flood elevation of Stream O at this site is approximately 275.00 for the 100-year storm event, and approximately 274.50 for the 10-year storm event. These elevations have been interpolated from the Flood Insurance Study (FIS) flood profiles, for the approximate site location. The FEMA Firmette and FIS are included with this report in Enclosure 2.

To raise the proposed building above the 100-year flood elevation, fill will be placed on the site within the flood plain. The finish floor elevation of the proposed building has been set at 277.03, and a minimum elevation of 275.50 has been established for the top of berm around the detention pond. Approximately 600 cubic yards (net) of fill material (including pavement) will be required to achieve proposed finish grades, within the flood plain. However, only 2 cubic yards of fill material will be placed within the floodway, at the northeast corner of the detention pond. The remainder of the proposed grading within the floodway will be approximately 405 cubic yards of excavation.

Methods:

Since this is a small site and the storm water runoff is directed to the proposed storm drainage system, only one drainage area encompassing the entire site was used for the pre-development and post-development conditions (see Enclosure 3). The time of concentration and the SCS Curve number (CN) for each sub-drainage area were estimated based on the soil type and development conditions, and then the Rational Method was utilized to calculate runoff peak flows. Rainfall intensity data obtained from the NOAA Atlas 14, Volume 2, Version 3 (see Enclosure 5) were used along with a SCS Type III 24-hr storm to generate runoff hydrographs.

The NRCS's Soil Survey was reviewed for Hydrologic Soil type. The soils report, included as Enclosure 4, shows the entire site to be in a B soil classification. Due to small size of the site, the time of concentration was assumed to be 10 minutes for both pre-developed and post-developed conditions.

To perform the calculations described above, Autodesk Storm & Sanitary Analysis modeling software was used. The Rational Method runoff calculations for the existing and proposed conditions are included as Enclosure 7, as well as the detention calculations. Enclosure 8 includes the pipe capacity calculations.

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Results:

The proposed site decreases peak discharges resulting from the 2, 10, 25, 50 and 100-yr design storms. The results, including peak pond elevations, are included in the table below:

Storm Event	Existing Conditions Q (cfs)	Proposed Conditions			
		Q_{inflow} (cfs)	Peak Storage Volume (cu.ft.)	Peak Storage Elevation (ft.)	$Q_{outfall}$ (cfs)
2-yr	0.95	3.45	1,393	271.43	0.88
10-yr	1.29	4.69	2,033	271.90	0.99
25-yr	1.50	5.48	2,454	272.17	1.05
50-yr	1.67	6.11	2,787	272.36	1.09
100-yr	1.84	6.73	3,124	272.55	1.13

If you have any questions or need further information during your review of this site, please do not hesitate to call me at (615) 533-0401 to discuss.

Respectfully,

Ray G. Flake, $PE_{(MS)}$

Enc. Enclosure 1 – Site Location Map
Enclosure 2 – FEMA Flood Map
Enclosure 3 – Drainage Area Maps
Enclosure 4 – NRCS Soils Report
Enclosure 5 – Rainfall and Curve Number Reference Information
Enclosure 6 – Curve Number Calculations
Enclosure 7 – Rational Method Runoff & Detention Calculations
Enclosure 8 – Pipe Capacity Calculations

Enclosure 1

Site Location Map

Gluckstadt, MS

AutoZone, store #0152

Section 9, II)

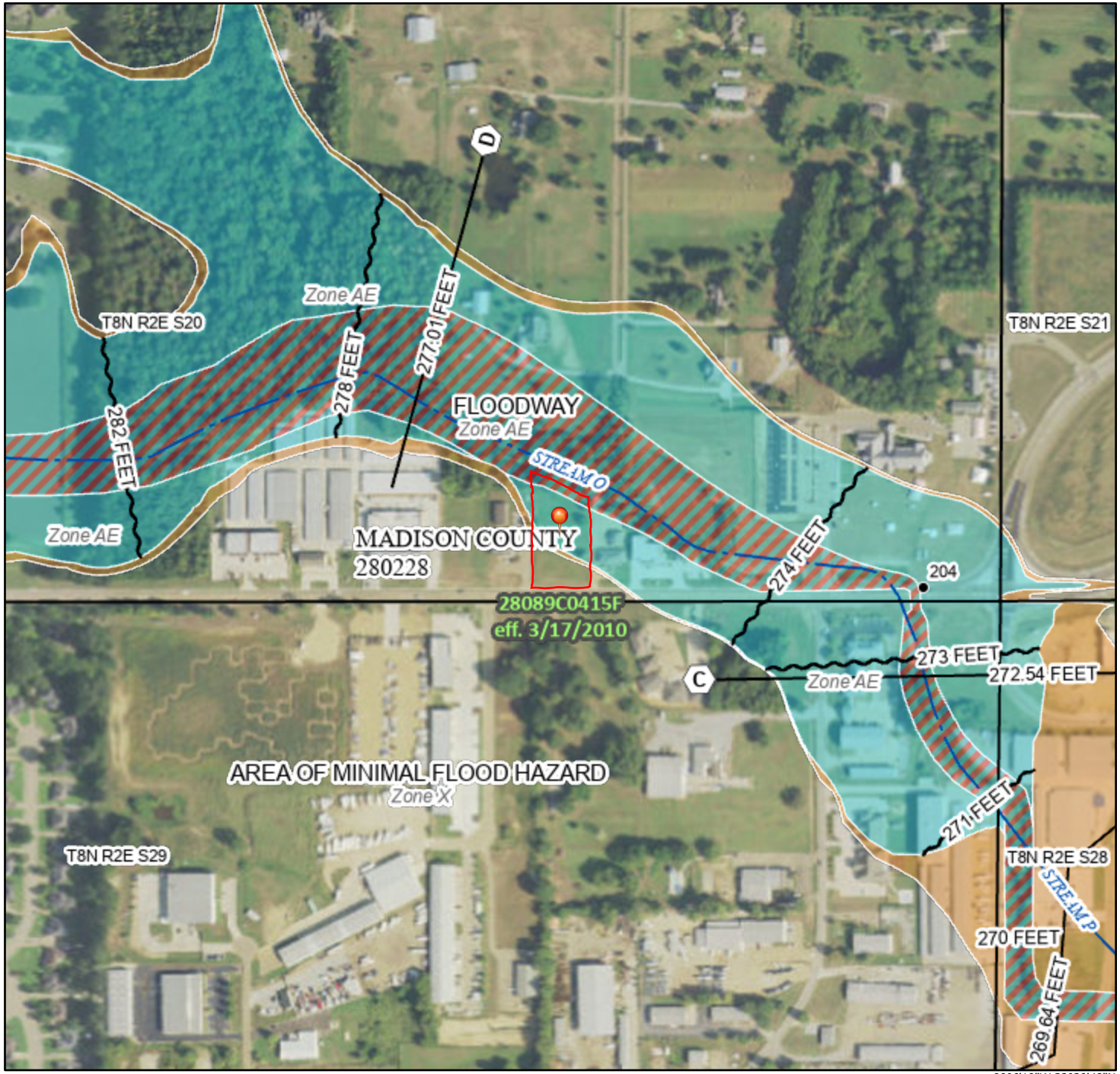
Enclosure 2

FEMA Flood Map

National Flood Hazard Layer FIRMette

FEMA

90°6'56"W 32°31'18"N



90°6'19"W 32°30'48"N

Feet

0 250 500 1,000 1,500 2,000

1:6,000

Basemap: USGS National Map: Orthoimagery: Data refreshed October, 2020

Legend

Section 9, II)

SEE FIS REPORT FOR DETAILED LEGEND AND INDEX MA UT

SPECIAL FLOOD HAZARD AREAS
- Without Base Flood Elevation (BFE) *Zone A, V, A99*
- With BFE or Depth *Zone AE, AO, AH, VE, AR*
- Regulatory Floodway

OTHER AREAS OF FLOOD HAZARD
- 0.2% Annual Chance Flood Hazard, Areas of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile *Zone X*
- Future Conditions 1% Annual Chance Flood Hazard *Zone X*
- Area with Reduced Flood Risk due to Levee. See Notes. *Zone X*
- Area with Flood Risk due to Levee *Zone D*

OTHER AREAS
- NO SCREEN Area of Minimal Flood Hazard *Zone X*
- Effective LOMRs
- Area of Undetermined Flood Hazard *Zone D*

GENERAL STRUCTURES
- Channel, Culvert, or Storm Sewer
- Levee, Dike, or Floodwall

OTHER FEATURES
- 20.2 Cross Sections with 1% Annual Chance
- 17.5 Water Surface Elevation
- Coastal Transect
- Base Flood Elevation Line (BFE)
- Limit of Study
- Jurisdiction Boundary
- Coastal Transect Baseline
- Profile Baseline
- Hydrographic Feature

MAP PANELS
- Digital Data Available
- No Digital Data Available
- Unmapped

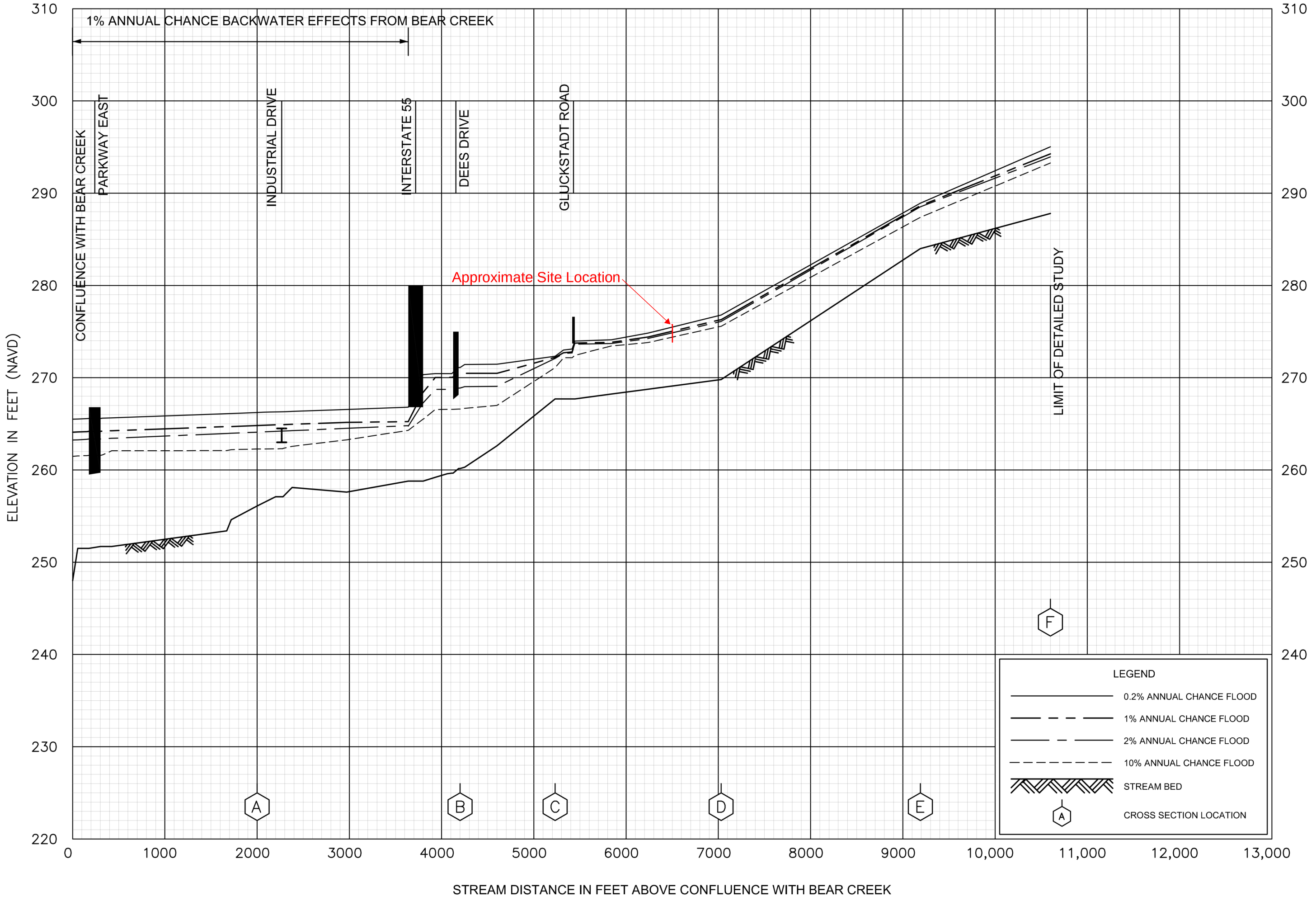
N

The pin displayed on the map is an approximate point selected by the user and does not represent an authoritative property location.

This map complies with FEMA's standards for the use of digital flood maps if it is not void as described below. The basemap shown complies with FEMA's basemap accuracy standards

The flood hazard information is derived directly from the authoritative NFHL web services provided by FEMA. This map was exported on 9/8/2021 at 9:42 PM and does not reflect changes or amendments subsequent to this date and time. The NFHL and effective information may change or become superseded by new data over time.

This map image is void if the one or more of the following map elements do not appear: basemap imagery, flood zone labels, legend, scale bar, map creation date, community id FIRM panel number, and FIRM effective date. Map i unmapped and unmodernized areas cannot be use regulatory purposes.



FLOOD PROFILES

STREAM O

FEDERAL EMERGENCY MANAGEMENT AGENCY

MADISON COUNTY, MS

AND INCORPORATED AREAS

68P

Enclosure 3

Drainage Area Maps

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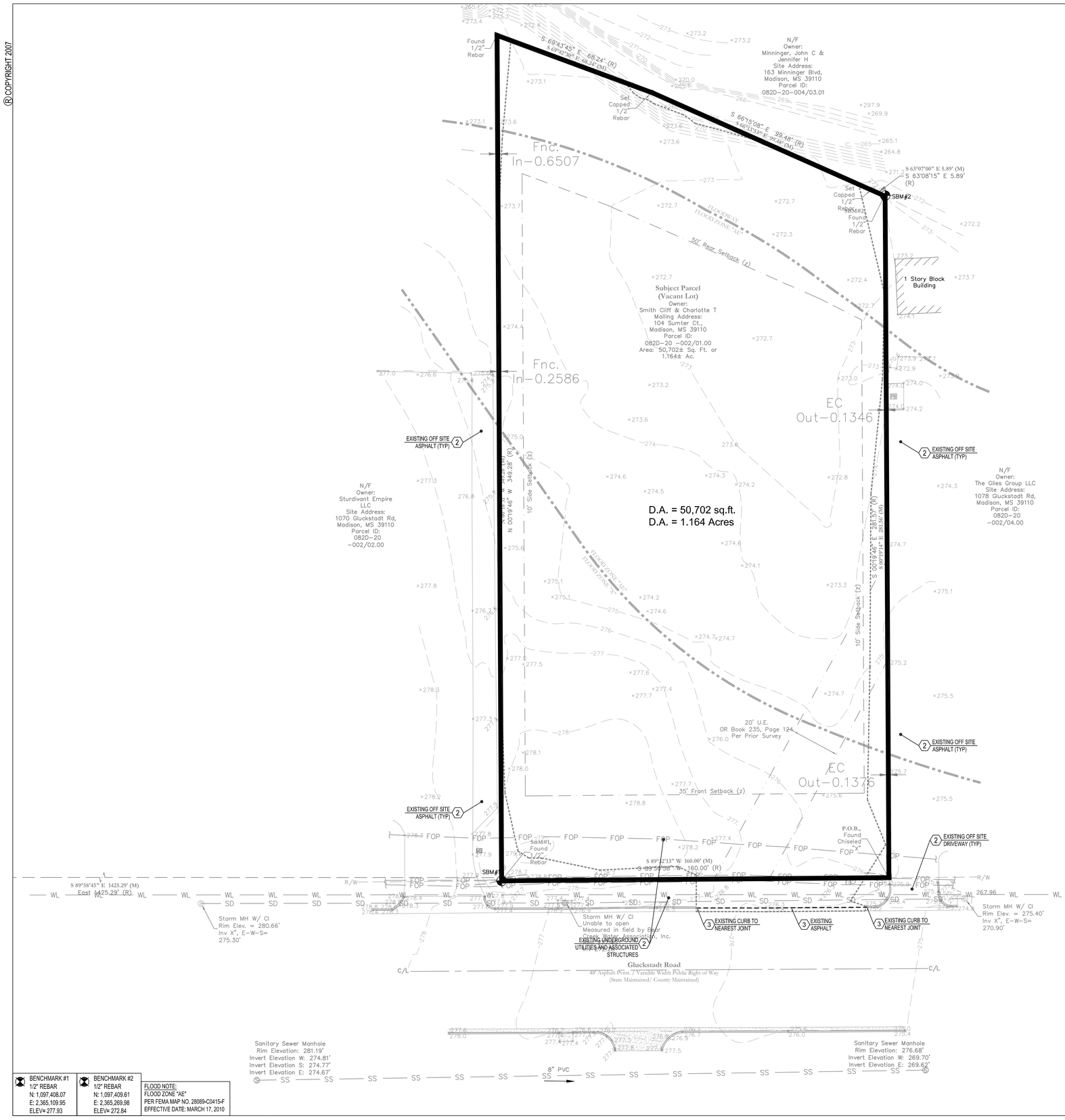

DEMOLITION LEGEND

- APPROXIMATE LIMITS OF ASPHALT/CONCRETE SAWCUT
- APPROXIMATE LIMITS OF ASPHALT/CONCRETE REMOVAL

KEYNOTES

1. REMOVE EXISTING STRUCTURE
2. PROTECT EXISTING STRUCTURE
3. SAWCUT ASPHALT / CONCRETE
4. RELOCATE EXISTING SITE STRUCTURE OR UTILITY

DEMOLITION NOTES

1. ALL WORK TO BE ACCOMPLISHED IN STRICT ACCORDANCE WITH ALL LOCAL ORDINANCES, CITY OR STATE.
2. WITHIN THE SUBJECT PROPERTY, THE INTENT IS TO HAVE A CLEAN, CLEAR SITE, FREE OF ALL EXISTING ITEMS NOTED TO BE REMOVED IN ORDER TO PERMIT THE CONSTRUCTION OF THE NEW PROJECT.
3. ALL ITEMS NOTED TO BE REMOVED BY THE SELLER SHALL BE ACCOMPLISHED PRIOR TO THE CLOSING OF THE REAL ESTATE TRANSACTION. ALL OTHER ITEMS NOTED TO BE REMOVED SHALL BE DONE SO AS PART OF THE CONTRACT FOR GENERAL CONSTRUCTION.
4. REMOVE AND DISPOSE OF ANY SIDEWALKS, FENCES, STAIRS, WALLS, DEBRIS AND RUBBISH REQUIRING REMOVAL FROM THE WORK AREA IN AN APPROVED OFF SITE LANDFILL.
5. THE CONTRACTOR SHALL SECURE ALL PERMITS FOR HIS DEMOLITION AND DISPOSAL OF HIS DEMOLITION MATERIAL TO BE REMOVED FROM THE SITE. THE CONTRACTOR SHALL POST BONDS AND PAY PERMIT FEES AS REQUIRED. BUILDING DEMOLITION CONTRACTOR SHALL BE RESPONSIBLE FOR PERMITS AND DISPOSAL OF BUILDING DEMOLITION DEBRIS.
6. THE DETAILED PLANS MAY NOT REFLECT ALL UTILITIES ON THE SITE OR SURROUNDING STREETS AND PROPERTIES. THE CONTRACTOR SHALL VERIFY LOCATIONS AND EXISTENCE OF UTILITY SERVICES PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL CALL "DIG SAFE" AT 1-800-344-7233, 72 HOURS PRIOR TO CONSTRUCTION.
7. THE CONTRACTOR TO REMOVE ALL UTILITIES TO EXISTING STRUCTURES WHETHER SHOWN OR NOT OR ARRANGE FOR THE APPROPRIATE UTILITY COMPANY TO CUT AND CAP SERVICE PIPING AT THE PROPERTY LINE OR MAIN (AS REQUIRED). ALL SERVICES MAY NOT BE SHOWN ON THIS PLAN.
9. FOR ALL ITEMS NOTED TO BE REMOVED - REMOVE NOT ONLY THE ABOVE GROUND ELEMENTS, BUT ALL UNDERGROUND ELEMENTS AS WELL INCLUDING BUT NOT NECESSARILY LIMITED TO: FOUNDATIONS, GRAVEL FILLS, TREE ROOTS, OLD PIPES, ETC.
10. BACK FILL ALL EXCAVATIONS RESULTING FROM THE DEMOLITION WORK TO MEET THE REQUIREMENTS FOR FILL OUTLINED IN THE GEOTECHNICAL REPORT.
11. THE CONTRACTOR SHALL PROTECT ALL IRON PINS, MONUMENTS AND PROPERTY CORNERS DURING CONSTRUCTION. ANY CONTRACTOR DISTURBED PINS, MONUMENTS, ETC. SHALL BE RESET BY A LICENSED LAND SURVEYOR AT THE EXPENSE OF THE CONTRACTOR.
12. THE CONTRACTOR SHALL RESTORE ANY UTILITY STRUCTURE, PIPES, PAVEMENT, CURBS, SIDEWALKS OR LANDSCAPED AREAS DISTURBED DURING DEMOLITION TO THEIR ORIGINAL CONDITION TO THE SATISFACTION.
13. ALL BUILDINGS, FOUNDATION WALLS AND FOOTINGS INDICATED ON THIS PLAN TO BE REMOVED FROM SITE. CONTRACTOR SHALL SECURE ANY PERMITS AND PAY ALL FEES AND PERFORM CLEARING AND GRUBBING AND DEBRIS REMOVAL PRIOR TO COMMENCEMENT OF GRADING OPERATIONS.
14. ASBESTOS AND ANY OTHER HAZARDOUS MATERIAL SHALL BE REMOVED BY THE CONTRACTOR USING A LICENSED HAZARDOUS MATERIAL CONTRACTOR PER ASBESTOS REPORT PREPARED BY XXXXXXXXXX. PRIOR TO THE START OF DEMOLITION, FEDERAL LAW REQUIRES THAT THE LOCAL EPA OFFICE TO BE NOTIFIED IN WRITING @ LEAST 10 WORKING DAYS.

EXISTING CONDITIONS DRAINAGE AREA MAP

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

BENCHMARK #1	BENCHMARK #2
1/2" REBAR	1/2" REBAR
N: 1,097,408.07	N: 1,097,409.61
E: 2,365,109.95	E: 2,365,269.98
ELEV= 277.93	ELEV= 272.64

FLOOD NOTE:
FLOOD ZONE "AE"
PER FEMA MAP NO. 28089-C0415-F
EFFECTIVE DATE: MARCH 17, 2010

Civil Engineering Services
7705 Spicer Farm Lane
Fairview, Tennessee
37062
phone: (615) 533-0401
fax: (615) 523-8865
e-mail: ray@civilengineeringservices.net
Engineering, Environmental, Land Planning

NAD83 MS STATE PLANE

REVISIONS			
1	2	3	
4	5	6	

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD
GLUCKSTADT MS 39110
DEMOLITION PLAN

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL: (901) 495-8994 FAX: (901) 495-8969

For Bidding & Contractor Information Contact:
Dodge Data & Analytics. Tel. 413-930-4215
Cindy.searcy@construction.com

10/08/2021

7N2

D1.0

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GENERAL GRADING LEGEND

TC	TOP OF CURB ELEVATION
P	BOTTOM OF CURB ELEVATION
FG	FINISHED GRADE ELEVATION
SW	SIDEWALK ELEVATION
MG	MATCH EXISTING GRADE ELEVATION
TB	TOP OF BANK GRADE ELEVATION
RIM	TOP OF RIM ELEVATION AT STRUCTURE
HP	HIGH POINT GRADE ELEVATION
1.09%	PROPOSED GRADE SLOPE
- - - - - -	LIMIT OF DISTURBANCE
———	PROPOSED SWALE

GRADING KEYNOTES

1. LIMITS OF LAND DISTURBANCE
2. PROVIDE 2.00% MAXIMUM CROSS SLOPE
3. PROVIDE SWALE - SEE SLOPE AND ELEVATIONS THIS SHEET
4. MATCH EXISTING GRADES

GRADING INFORMATION

LIMITS OF DISTURBANCE = 49,010 SF / 1.13 AC

GENERAL GRADING NOTES

1. CONTRACTOR SHALL EXERCISE EXTREME CAUTION IN THE USE OF EQUIPMENT IN AND AROUND OVERHEAD AND UNDERGROUND ELECTRICAL WIRES AND SERVICES. IF AT ANY TIME IN THE PURSUIT OF THIS WORK THE CONTRACTOR MUST WORK IN THE CLOSE PROXIMITY OF THE ABOVE-NOTED WIRES, THE ELECTRIC COMPANY SHALL BE CONTACTED PRIOR TO SUCH WORK AND THE PROPER SAFETY MEASURES TAKEN. A THOROUGH EXAMINATION OF THE OVERHEAD AND UNDERGROUND WIRES IN THE PROJECT AREA SHOULD BE MADE BY THE CONTRACTOR PRIOR TO THE PROJECT AREA SHOULD BE MADE BY THE CONTRACTOR PRIOR TO THE INITIATION OF CONSTRUCTION.
2. THE OWNER AND ENGINEER DO NOT ASSUME RESPONSIBILITY FOR THE POSSIBILITY THAT, DURING CONSTRUCTION, UTILITIES OTHER THAN THOSE SHOWN MAY BE ENCOUNTERED OR THAT ACTUAL LOCATIONS OF THOSE SHOWN MAY BE DIFFERENT FROM LOCATIONS DESIGNATED ON THE CONTRACT DRAWINGS. IN AREAS WHERE IT IS NECESSARY THAT EXACT LOCATIONS BE KNOWN OF UNDERGROUND UTILITIES, THE CONTRACTOR SHALL, AT HIS OWN EXPENSE, FURNISH ALL LABOR AND TOOLS NECESSARY TO EITHER VERIFY AND SUBSTANTIATE OR DEFINITELY ESTABLISH THE POSITION OF UNDERGROUND UTILITY LINES.
3. AT LOCATIONS WHERE UTILITY LINES OR SERVICES ARE UNDERNEATH PROPOSED PAVEMENT, THE TRENCH SHALL BE BACKFILLED TO SUBGRADE WITH CRUSHED STONE.
4. DEVELOPER IS TO SCHEDULE A PRE-CONSTRUCTION CONFERENCE WITH THE CONTRACTOR, THE DEVELOPER'S ENGINEER, THE COUNTIES REPRESENTATIVE AND THE COUNTIES ENGINEER.
5. DO NOT SCALE THIS DRAWING AS IT IS A REPRODUCTION AND SUBJECT TO DISTORTION.
6. REMOVE ALL FOUNDATIONS, UNDERGROUND TANKS, PAVING, BASE ETC. IF REMAINING, BEFORE BEGINNING CONSTRUCTION.
7. FILL ALL PLANTERS/ISLANDS TO TOP OF CONCRETE CURB WITH TOPSOIL. TOPSOIL TO BE CLEAN AND FREE OF DEBRIS, ETC.
8. THESE PLANS, PREPARED BY CIVIL ENGINEERING SERVICES, DO NOT EXTEND TO OR INCLUDE SYSTEMS PERTAINING TO THE SAFETY OF THE CONSTRUCTION CONTRACTOR OR ITS EMPLOYEES, AGENTS OR REPRESENTATIVES IN THE PERFORMANCE OF THE WORK. THE SEAL OF CIVIL ENGINEERING SERVICES REGISTERED PROFESSIONAL ENGINEER HEREON DOES NOT EXTEND TO ANY SUCH SAFETY SYSTEMS THAT MAY NOW OR HEREAFTER BE INCORPORATED INTO THESE PLANS. THE CONSTRUCTION CONTRACTOR SHALL PREPARE OR OBTAIN THE APPROPRIATE SAFETY SYSTEMS WHICH MAY BE REQUIRED BY U.S. OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) AND/OR LOCAL REGULATIONS.
9. IN THE CASE OF CONFLICT BETWEEN THIS DRAWING AND ANY OTHER DRAWING AND/OR THE SPECIFICATIONS, THE ENGINEER SHALL BE IMMEDIATELY NOTIFIED FOR CLARIFICATION.

PROPOSED CONDITIONS DRAINAGE AREA MAP

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

BENCHMARK #1	BENCHMARK #2	FLOOD NOTE:
1/2" REBAR	1/2" REBAR	FLOOD ZONE "AE"
N: 1,097,408.07	N: 1,097,409.61	PER FEMA MAP NO. 28089-C0415-F
E: 2,365,109.95	E: 2,365,269.98	EFFECTIVE DATE: MARCH 17, 2010
ELEV= 277.93	ELEV= 272.84	

NAD83 MS STATE PLANE

REVISIONS					
1		2		3	
	4		5		6

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD
MS 39110

GLUCKSTADT
GRADING PLAN

Owner / Developer: AUTOZONE STORES LLC
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Cindy.searcy@construction.com

10/08/2021

7N2

C2.0

Civil Engineering Services
7705 Spicer Farm Lane
Fairview, Tennessee
37062
phone: (615) 533-0401
fax: (615) 523-8865
e-mail: ray@civilengineeringservices.net
Engineering, Environmental, Land Planning

Enclosure 4

NRCS Soils Report

United States Department of Agriculture

NRCS

Natural Resources Conservation Service

A product of the National Cooperative Soil Survey, a joint effort of the United States Department of Agriculture and other Federal agencies, State agencies including the Agricultural Experiment Stations, and local participants

Custom Soil Resource Report for Madison County, Mississippi

Gluckstadt, MS

Preface

Soil surveys contain information that affects land use planning in survey areas. They highlight soil limitations that affect various land uses and provide information about the properties of the soils in the survey areas. Soil surveys are designed for many different users, including farmers, ranchers, foresters, agronomists, urban planners, community officials, engineers, developers, builders, and home buyers. Also, conservationists, teachers, students, and specialists in recreation, waste disposal, and pollution control can use the surveys to help them understand, protect, or enhance the environment.

Various land use regulations of Federal, State, and local governments may impose special restrictions on land use or land treatment. Soil surveys identify soil properties that are used in making various land use or land treatment decisions. The information is intended to help the land users identify and reduce the effects of soil limitations on various land uses. The landowner or user is responsible for identifying and complying with existing laws and regulations.

Although soil survey information can be used for general farm, local, and wider area planning, onsite investigation is needed to supplement this information in some cases. Examples include soil quality assessments (http://www.nrcs.usda.gov/wps/portal/nrcs/main/soils/health/) and certain conservation and engineering applications. For more detailed information, contact your local USDA Service Center (https://offices.sc.egov.usda.gov/locator/app?agency=nrcs) or your NRCS State Soil Scientist (http://www.nrcs.usda.gov/wps/portal/nrcs/detail/soils/contactus/?cid=nrcs142p2_053951).

Great differences in soil properties can occur within short distances. Some soils are seasonally wet or subject to flooding. Some are too unstable to be used as a foundation for buildings or roads. Clayey or wet soils are poorly suited to use as septic tank absorption fields. A high water table makes a soil poorly suited to basements or underground installations.

The National Cooperative Soil Survey is a joint effort of the United States Department of Agriculture and other Federal agencies, State agencies including the Agricultural Experiment Stations, and local agencies. The Natural Resources Conservation Service (NRCS) has leadership for the Federal part of the National Cooperative Soil Survey.

Information about soils is updated periodically. Updated information is available through the NRCS Web Soil Survey, the site for official soil survey information.

The U.S. Department of Agriculture (USDA) prohibits discrimination in all its programs and activities on the basis of race, color, national origin, age, disability, and where applicable, sex, marital status, familial status, parental status, religion, sexual orientation, genetic information, political beliefs, reprisal, or because all or a part of an individual's income is derived from any public assistance program. (Not all prohibited bases apply to all programs.) Persons with disabilities who require

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LoB2—Loring silt loam, 2 to 5 percent slopes, moderately eroded, central.....13
Oa—Oaklimeter silt loam, 0 to 2 percent slopes, occasionally flooded, north.....14
References.....17

How Soil Surveys Are Made

Soil surveys are made to provide information about the soils and miscellaneous areas in a specific area. They include a description of the soils and miscellaneous areas and their location on the landscape and tables that show soil properties and limitations affecting various uses. Soil scientists observed the steepness, length, and shape of the slopes; the general pattern of drainage; the kinds of crops and native plants; and the kinds of bedrock. They observed and described many soil profiles. A soil profile is the sequence of natural layers, or horizons, in a soil. The profile extends from the surface down into the unconsolidated material in which the soil formed or from the surface down to bedrock. The unconsolidated material is devoid of roots and other living organisms and has not been changed by other biological activity.

Currently, soils are mapped according to the boundaries of major land resource areas (MLRAs). MLRAs are geographically associated land resource units that share common characteristics related to physiography, geology, climate, water resources, soils, biological resources, and land uses (USDA, 2006). Soil survey areas typically consist of parts of one or more MLRA.

The soils and miscellaneous areas in a survey area occur in an orderly pattern that is related to the geology, landforms, relief, climate, and natural vegetation of the area. Each kind of soil and miscellaneous area is associated with a particular kind of landform or with a segment of the landform. By observing the soils and miscellaneous areas in the survey area and relating their position to specific segments of the landform, a soil scientist develops a concept, or model, of how they were formed. Thus, during mapping, this model enables the soil scientist to predict with a considerable degree of accuracy the kind of soil or miscellaneous area at a specific location on the landscape.

Commonly, individual soils on the landscape merge into one another as their characteristics gradually change. To construct an accurate soil map, however, soil scientists must determine the boundaries between the soils. They can observe only a limited number of soil profiles. Nevertheless, these observations, supplemented by an understanding of the soil-vegetation-landscape relationship, are sufficient to verify predictions of the kinds of soil in an area and to determine the boundaries.

Soil scientists recorded the characteristics of the soil profiles that they studied. They noted soil color, texture, size and shape of soil aggregates, kind and amount of rock fragments, distribution of plant roots, reaction, and other features that enable them to identify soils. After describing the soils in the survey area and determining their properties, the soil scientists assigned the soils to taxonomic classes (units). Taxonomic classes are concepts. Each taxonomic class has a set of soil characteristics with precisely defined limits. The classes are used as a basis for comparison to classify soils systematically. Soil taxonomy, the system of taxonomic classification used in the United States, is based mainly on the kind and character of soil properties and the arrangement of horizons within the profile. After the soil

scientists classified and named the soils in the survey area, they compared the individual soils with similar soils in the same taxonomic class in other areas so that they could confirm data and assemble additional data based on experience and research.

The objective of soil mapping is not to delineate pure map unit components; the objective is to separate the landscape into landforms or landform segments that have similar use and management requirements. Each map unit is defined by a unique combination of soil components and/or miscellaneous areas in predictable proportions. Some components may be highly contrasting to the other components of the map unit. The presence of minor components in a map unit in no way diminishes the usefulness or accuracy of the data. The delineation of such landforms and landform segments on the map provides sufficient information for the development of resource plans. If intensive use of small areas is planned, onsite investigation is needed to define and locate the soils and miscellaneous areas.

Soil scientists make many field observations in the process of producing a soil map. The frequency of observation is dependent upon several factors, including scale of mapping, intensity of mapping, design of map units, complexity of the landscape, and experience of the soil scientist. Observations are made to test and refine the soil-landscape model and predictions and to verify the classification of the soils at specific locations. Once the soil-landscape model is refined, a significantly smaller number of measurements of individual soil properties are made and recorded. These measurements may include field measurements, such as those for color, depth to bedrock, and texture, and laboratory measurements, such as those for content of sand, silt, clay, salt, and other components. Properties of each soil typically vary from one point to another across the landscape.

Observations for map unit components are aggregated to develop ranges of characteristics for the components. The aggregated values are presented. Direct measurements do not exist for every property presented for every map unit component. Values for some properties are estimated from combinations of other properties.

While a soil survey is in progress, samples of some of the soils in the area generally are collected for laboratory analyses and for engineering tests. Soil scientists interpret the data from these analyses and tests as well as the field-observed characteristics and the soil properties to determine the expected behavior of the soils under different uses. Interpretations for all of the soils are field tested through observation of the soils in different uses and under different levels of management. Some interpretations are modified to fit local conditions, and some new interpretations are developed to meet local needs. Data are assembled from other sources, such as research information, production records, and field experience of specialists. For example, data on crop yields under defined levels of management are assembled from farm records and from field or plot experiments on the same kinds of soil.

Predictions about soil behavior are based not only on soil properties but also on such variables as climate and biological activity. Soil conditions are predictable over long periods of time, but they are not predictable from year to year. For example, soil scientists can predict with a fairly high degree of accuracy that a given soil will have a high water table within certain depths in most years, but they cannot predict that a high water table will always be at a specific level in the soil on a specific date.

After soil scientists located and identified the significant natural bodies of soil in the survey area, they drew the boundaries of these bodies on aerial photographs and

identified each as a specific map unit. Aerial photographs show trees, buildings, fields, roads, and rivers, all of which help in locating boundaries accurately.

Soil Map

The soil map section includes the soil map for the defined area of interest, a list of soil map units on the map and extent of each map unit, and cartographic symbols displayed on the map. Also presented are various metadata about data used to produce the map, and a description of each soil map unit.

Custom Soil Resource Report
Soil Map

Map Scale: 1:678 if printed on A portrait (8.5" x 11") sheet.

N

Meters: 0 10 20 40 60

Feet: 0 30 60 120 180

Map projection: Web Mercator Corner coordinates: WGS84 Edge tics: UTM Zone 15N WGS84

MAP LEGEND

Area of Interest (AOI)

- Area of Interest (AOI)

Soils

- Soil Map Unit Polygons
- Soil Map Unit Lines
- Soil Map Unit Points

Special Point Features

- Blowout
- Borrow Pit
- Clay Spot
- Closed Depression
- Gravel Pit
- Gravelly Spot
- Landfill
- Lava Flow
- Marsh or swamp
- Mine or Quarry
- Miscellaneous Water
- Perennial Water
- Rock Outcrop
- Saline Spot
- Sandy Spot
- Severely Eroded Spot
- Sinkhole
- Slide or Slip
- Sodic Spot
- Spoil Area
- Stony Spot
- Very Stony Spot
- Wet Spot
- Other
- Special Line Features

Water Features

- Streams and Canals

Transportation

- Rails
- Interstate Highways
- US Routes
- Major Roads
- Local Roads

Background

- Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:20,000.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
Web Soil Survey URL:
Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Madison County, Mississippi
Survey Area Data: Version 16, Sep 8, 2021

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Data not available.

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
LoB2	Loring silt loam, 2 to 5 percent slopes, moderately eroded, central	0.1	7.9%
Oa	Oaklimeter silt loam, 0 to 2 percent slopes, occasionally flooded, north	1.1	92.1%
Totals for Area of Interest		**1.2**	**100.0%**

Map Unit Descriptions

The map units delineated on the detailed soil maps in a soil survey represent the soils or miscellaneous areas in the survey area. The map unit descriptions, along with the maps, can be used to determine the composition and properties of a unit.

A map unit delineation on a soil map represents an area dominated by one or more major kinds of soil or miscellaneous areas. A map unit is identified and named according to the taxonomic classification of the dominant soils. Within a taxonomic class there are precisely defined limits for the properties of the soils. On the landscape, however, the soils are natural phenomena, and they have the characteristic variability of all natural phenomena. Thus, the range of some observed properties may extend beyond the limits defined for a taxonomic class. Areas of soils of a single taxonomic class rarely, if ever, can be mapped without including areas of other taxonomic classes. Consequently, every map unit is made up of the soils or miscellaneous areas for which it is named and some minor components that belong to taxonomic classes other than those of the major soils.

Most minor soils have properties similar to those of the dominant soil or soils in the map unit, and thus they do not affect use and management. These are called noncontrasting, or similar, components. They may or may not be mentioned in a particular map unit description. Other minor components, however, have properties and behavioral characteristics divergent enough to affect use or to require different management. These are called contrasting, or dissimilar, components. They generally are in small areas and could not be mapped separately because of the scale used. Some small areas of strongly contrasting soils or miscellaneous areas are identified by a special symbol on the maps. If included in the database for a given area, the contrasting minor components are identified in the map unit descriptions along with some characteristics of each. A few areas of minor components may not have been observed, and consequently they are not mentioned in the descriptions, especially where the pattern was so complex that it was impractical to make enough observations to identify all the soils and miscellaneous areas on the landscape.

The presence of minor components in a map unit in no way diminishes the usefulness or accuracy of the data. The objective of mapping is not to delineate pure taxonomic classes but rather to separate the landscape into landforms or landform segments that have similar use and management requirements. The

delineation of such segments on the map provides sufficient information for the development of resource plans. If intensive use of small areas is planned, however, onsite investigation is needed to define and locate the soils and miscellaneous areas.

An identifying symbol precedes the map unit name in the map unit descriptions. Each description includes general facts about the unit and gives important soil properties and qualities.

Soils that have profiles that are almost alike make up a *soil series*. Except for differences in texture of the surface layer, all the soils of a series have major horizons that are similar in composition, thickness, and arrangement.

Soils of one series can differ in texture of the surface layer, slope, stoniness, salinity, degree of erosion, and other characteristics that affect their use. On the basis of such differences, a soil series is divided into *soil phases*. Most of the areas shown on the detailed soil maps are phases of soil series. The name of a soil phase commonly indicates a feature that affects use or management. For example, Alpha silt loam, 0 to 2 percent slopes, is a phase of the Alpha series.

Some map units are made up of two or more major soils or miscellaneous areas. These map units are complexes, associations, or undifferentiated groups.

A *complex* consists of two or more soils or miscellaneous areas in such an intricate pattern or in such small areas that they cannot be shown separately on the maps. The pattern and proportion of the soils or miscellaneous areas are somewhat similar in all areas. Alpha-Beta complex, 0 to 6 percent slopes, is an example.

An *association* is made up of two or more geographically associated soils or miscellaneous areas that are shown as one unit on the maps. Because of present or anticipated uses of the map units in the survey area, it was not considered practical or necessary to map the soils or miscellaneous areas separately. The pattern and relative proportion of the soils or miscellaneous areas are somewhat similar. Alpha-Beta association, 0 to 2 percent slopes, is an example.

An *undifferentiated group* is made up of two or more soils or miscellaneous areas that could be mapped individually but are mapped as one unit because similar interpretations can be made for use and management. The pattern and proportion of the soils or miscellaneous areas in a mapped area are not uniform. An area can be made up of only one of the major soils or miscellaneous areas, or it can be made up of all of them. Alpha and Beta soils, 0 to 2 percent slopes, is an example.

Some surveys include *miscellaneous areas*. Such areas have little or no soil material and support little or no vegetation. Rock outcrop is an example.

Madison County, Mississippi

LoB2—Loring silt loam, 2 to 5 percent slopes, moderately eroded, central

Map Unit Setting

National map unit symbol: 2x0tr
Elevation: 170 to 660 feet
Mean annual precipitation: 52 to 58 inches
Mean annual air temperature: 60 to 66 degrees F
Frost-free period: 180 to 290 days
Farmland classification: All areas are prime farmland

Map Unit Composition

Loring and similar soils: 90 percent
Minor components: 10 percent
Estimates are based on observations, descriptions, and transects of the mapunit.

Description of Loring

Setting

Landform: Loess hills
Landform position (two-dimensional): Summit, shoulder
Landform position (three-dimensional): Interfluve
Down-slope shape: Convex
Across-slope shape: Linear
Parent material: Noncalcareous loess

Typical profile

Ap - 0 to 5 inches: silt loam
Bt - 5 to 27 inches: silty clay loam
Btx - 27 to 56 inches: silt loam
C - 56 to 80 inches: silt loam

Properties and qualities

Slope: 2 to 5 percent
Depth to restrictive feature: 27 to 33 inches to fragipan
Drainage class: Moderately well drained
Runoff class: Medium
Capacity of the most limiting layer to transmit water (Ksat): Very low to moderately low (0.00 to 0.06 in/hr)
Depth to water table: About 24 to 28 inches
Frequency of flooding: None
Frequency of ponding: None
Available water supply, 0 to 60 inches: Low (about 5.9 inches)

Interpretive groups

Land capability classification (irrigated): None specified
Land capability classification (nonirrigated): 3e
Hydrologic Soil Group: C
Hydric soil rating: No

Minor Components

Providence

Percent of map unit: 5 percent

Landform: Loess hills
Landform position (two-dimensional): Summit, shoulder
Landform position (three-dimensional): Interfluve, base slope
Down-slope shape: Convex
Across-slope shape: Linear
Hydric soil rating: No

Memphis

Percent of map unit: 3 percent
Landform: Terraces, interfluves
Landform position (two-dimensional): Summit, shoulder
Landform position (three-dimensional): Side slope, riser
Down-slope shape: Linear
Across-slope shape: Linear, convex
Hydric soil rating: No

Grenada

Percent of map unit: 1 percent
Landform: Stream terraces
Landform position (two-dimensional): Shoulder
Landform position (three-dimensional): Tread
Down-slope shape: Convex
Across-slope shape: Linear
Hydric soil rating: No

Byram

Percent of map unit: 1 percent
Landform: Loess hills
Landform position (two-dimensional): Shoulder
Landform position (three-dimensional): Interfluve
Down-slope shape: Concave
Across-slope shape: Linear
Hydric soil rating: No

Oa—Oaklimeter silt loam, 0 to 2 percent slopes, occasionally flooded, north

Map Unit Setting

National map unit symbol: 2x0th
Elevation: 110 to 390 feet
Mean annual precipitation: 54 to 59 inches
Mean annual air temperature: 59 to 65 degrees F
Frost-free period: 165 to 290 days
Farmland classification: Prime farmland if protected from flooding or not frequently flooded during the growing season

Map Unit Composition

Oaklimeter and similar soils: 90 percent
Minor components: 10 percent
Estimates are based on observations, descriptions, and transects of the mapunit.

Description of Oaklimeter

Setting

Landform: Alluvial flats, flood plains
Landform position (three-dimensional): Talf, rise
Down-slope shape: Linear
Across-slope shape: Linear
Parent material: Silty alluvium

Typical profile

Ap - 0 to 6 inches: silt loam
Bw - 6 to 27 inches: silt loam
EBb - 27 to 52 inches: silt loam
Btgb - 52 to 70 inches: silt loam

Properties and qualities

Slope: 0 to 2 percent
Depth to restrictive feature: More than 80 inches
Drainage class: Moderately well drained
Runoff class: Low
Capacity of the most limiting layer to transmit water (Ksat): Moderately high to high (0.60 to 2.00 in/hr)
Depth to water table: About 18 to 30 inches
Frequency of flooding: OccasionalNone
Frequency of ponding: None
Available water supply, 0 to 60 inches: Very high (about 13.6 inches)

Interpretive groups

Land capability classification (irrigated): 2w
Land capability classification (nonirrigated): 2w
Hydrologic Soil Group: C
Hydric soil rating: No

Minor Components

Gillsburg

Percent of map unit: 4 percent
Landform: Flood plains, alluvial flats
Landform position (three-dimensional): Dip
Down-slope shape: Linear
Across-slope shape: Linear
Hydric soil rating: No

Ariel

Percent of map unit: 4 percent
Landform: Flood plains, alluvial flats
Landform position (three-dimensional): Rise
Down-slope shape: Linear
Across-slope shape: Linear
Hydric soil rating: No

Rosebloom

Percent of map unit: 2 percent
Landform: Flood plains, alluvial flats
Landform position (three-dimensional): Dip
Down-slope shape: Linear
Across-slope shape: Linear

Hydric soil rating: Yes

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Enclosure 5

Curve Number and Rainfall Reference Information

NOAA's National Weather Service
Hydrometeorological Design Studies Center
Precipitation Frequency Data Server (PFDS)

General Information
Homepage
Progress Reports
FAQ
Glossary

Precipitation Frequency
Data Server
GIS Grids
Maps
Time Series
Temporals
Documents

Probable Maximum Precipitation
Documents

Miscellaneous
Publications
Storm Analysis
Record Precipitation

Contact Us
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NOAA ATLAS 14 POINT PRECIPITATION FREQUENCY ESTIMATES: MS

Data description

Data type: Precipitation intensity **Units:** English **Time series type:** Partial duration

Select location

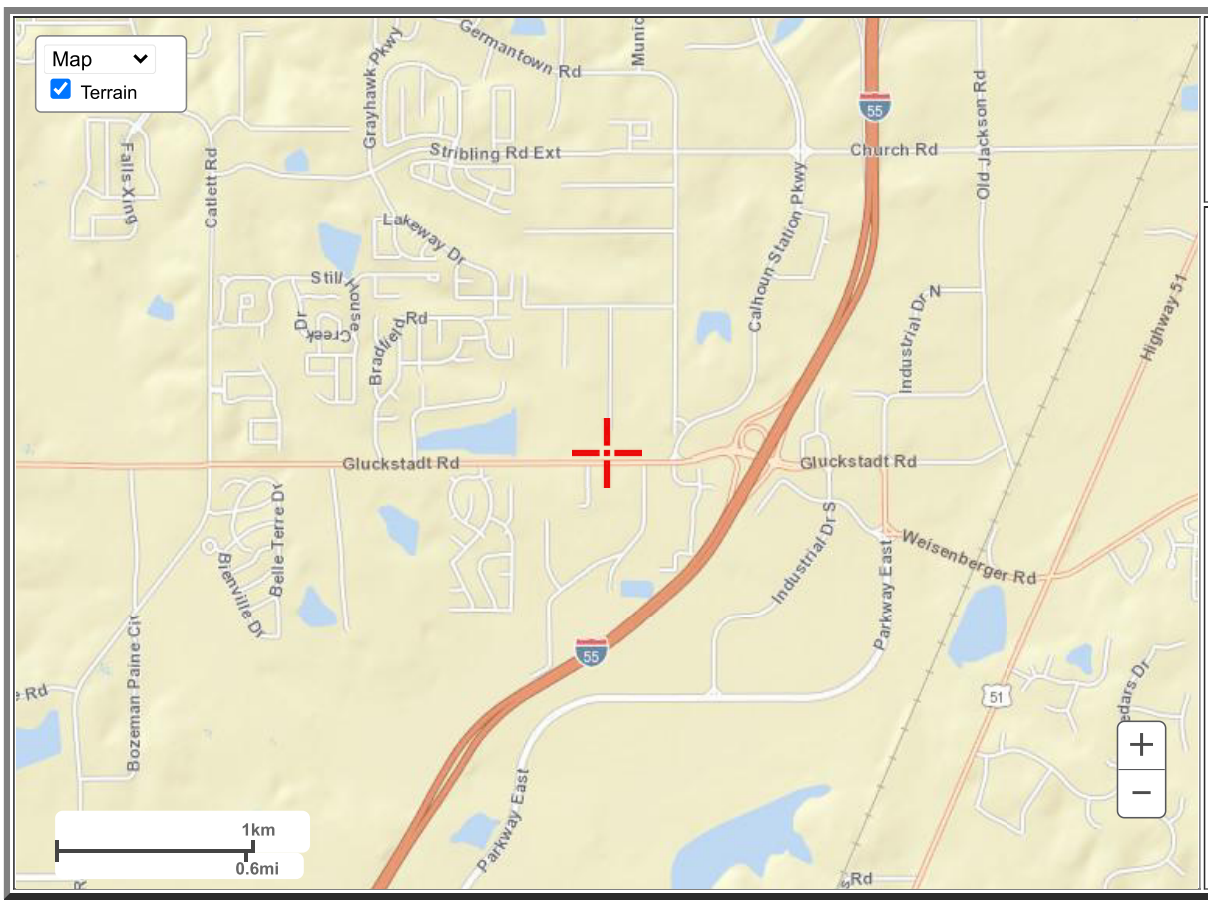
1) Manually:

a) By location (decimal degrees, use "-" for S and W): Latitude: Longitude: Submit

b) By station (list of MS stations): Select station

c) By address 1078 Gluckstadt Rd, Madison, MS, 39

2) Use map (if ESRI interactive map is not loading, try adding the host: **https://js.arcgis.com/** to the firewall, or contact us at hdsc.questions@noaa.gov):



a) Select location
Move crosshair or double click

b) Click on station icon
Show stations on map

Location information:
Name: Madison, Mississippi, USA*
Latitude: 32.5174°
Longitude: -90.1100°
Elevation: 275.8 ft **

* Source: ESRI Maps
** Source: USGS

POINT PRECIPITATION FREQUENCY (PF) ESTIMATES

WITH 90% CONFIDENCE INTERVALS AND SUPPLEMENTARY INFORMATION
NOAA Atlas 14, Volume 9, Version 2

PF tabular PF graphical Supplementary information Print page

PDS-based precipitation frequency estimates with 90% confidence intervals (in inches/hour)[1]

Duration	Average recurrence interval (years)									
	1	2	5	10	25	50	100	200	500	1000
5-min	**5.74** (4.93-6.72)	**6.52** (5.59-7.63)	**7.80** (6.67-9.17)	**8.88** (7.55-10.5)	**10.4** (8.53-12.6)	**11.6** (9.26-14.3)	**12.7** (9.86-16.2)	**13.9** (10.3-18.2)	**15.6** (11.1-20.9)	**16.8** (11.7-22.9)
10-min	**4.20** (3.61-4.92)	**4.78** (4.10-5.59)	**5.71** (4.89-6.71)	**6.50** (5.53-7.67)	**7.60** (6.25-9.26)	**8.46** (6.79-10.5)	**9.32** (7.22-11.8)	**10.2** (7.58-13.3)	**11.4** (8.12-15.3)	**12.3** (8.54-16.8)
15-min	**3.42** (2.94-4.00)	**3.88** (3.33-4.54)	**4.65** (3.97-5.46)	**5.29** (4.50-6.24)	**6.18** (5.08-7.52)	**6.88** (5.52-8.50)	**7.58** (5.87-9.61)	**8.30** (6.16-10.8)	**9.26** (6.60-12.4)	**9.99** (6.94-13.7)
30-min	**2.49** (2.14-2.92)	**2.84** (2.44-3.33)	**3.41** (2.91-4.00)	**3.88** (3.30-4.58)	**4.54** (3.73-5.52)	**5.05** (4.05-6.24)	**5.56** (4.30-7.05)	**6.08** (4.51-7.93)	**6.77** (4.83-9.09)	**7.30** (5.07-9.98)
60-min	**1.66** (1.42-1.94)	**1.89** (1.62-2.21)	**2.28** (1.95-2.68)	**2.61** (2.22-3.08)	**3.07** (2.52-3.75)	**3.43** (2.76-4.25)	**3.81** (2.95-4.83)	**4.19** (3.11-5.48)	**4.71** (3.36-6.33)	**5.11** (3.55-6.98)
2-hr	**1.03** (0.893-1.20)	**1.18** (1.02-1.37)	**1.43** (1.23-1.66)	**1.64** (1.40-1.92)	**1.93** (1.60-2.35)	**2.17** (1.76-2.67)	**2.42** (1.89-3.05)	**2.67** (2.00-3.47)	**3.02** (2.17-4.03)	**3.29** (2.30-4.46)
3-hr	**0.774** (0.671-0.896)	**0.884** (0.766-1.02)	**1.07** (0.925-1.25)	**1.23** (1.06-1.44)	**1.47** (1.22-1.78)	**1.66** (1.34-2.03)	**1.85** (1.45-2.33)	**2.05** (1.54-2.66)	**2.34** (1.69-3.11)	**2.56** (1.79-3.46)
6-hr	**0.463** (0.404-0.532)	**0.530** (0.462-0.610)	**0.645** (0.560-0.744)	**0.746** (0.644-0.864)	**0.892** (0.747-1.08)	**1.01** (0.826-1.23)	**1.13** (0.895-1.42)	**1.26** (0.957-1.63)	**1.45** (1.05-1.92)	**1.59** (1.12-2.13)
12-hr	**0.268** (0.235-0.306)	**0.308** (0.270-0.352)	**0.376** (0.328-0.431)	**0.435** (0.378-0.501)	**0.521** (0.439-0.623)	**0.590** (0.485-0.715)	**0.662** (0.526-0.823)	**0.738** (0.562-0.944)	**0.842** (0.616-1.11)	**0.925** (0.658-1.23)
24-hr	**0.155** (0.137-0.176)	**0.179** (0.158-0.203)	**0.219** (0.193-0.249)	**0.253** (0.221-0.290)	**0.302** (0.256-0.358)	**0.341** (0.281-0.409)	**0.380** (0.304-0.469)	**0.422** (0.323-0.535)	**0.478** (0.352-0.624)	**0.522** (0.374-0.692)
2-day	**0.090** (0.080-0.101)	**0.104** (0.092-0.117)	**0.126** (0.111-0.142)	**0.145** (0.127-0.164)	**0.171** (0.146-0.201)	**0.192** (0.159-0.228)	**0.213** (0.171-0.260)	**0.234** (0.180-0.294)	**0.262** (0.194-0.340)	**0.284** (0.205-0.375)
3-day	**0.066** (0.059-0.074)	**0.075** (0.067-0.085)	**0.090** (0.080-0.102)	**0.103** (0.091-0.117)	**0.121** (0.103-0.141)	**0.135** (0.112-0.160)	**0.149** (0.120-0.181)	**0.163** (0.126-0.204)	**0.182** (0.136-0.235)	**0.197** (0.143-0.259)
4-day	**0.054** (0.048-0.060)	**0.061** (0.054-0.068)	**0.072** (0.064-0.081)	**0.081** (0.072-0.092)	**0.095** (0.081-0.110)	**0.105** (0.088-0.124)	**0.115** (0.093-0.140)	**0.126** (0.098-0.158)	**0.141** (0.105-0.181)	**0.152** (0.110-0.199)
7-day	**0.036** (0.033-0.041)	**0.041** (0.036-0.045)	**0.047** (0.042-0.053)	**0.053** (0.047-0.059)	**0.061** (0.052-0.070)	**0.067** (0.056-0.078)	**0.073** (0.059-0.088)	**0.079** (0.062-0.098)	**0.087** (0.065-0.112)	**0.094** (0.068-0.122)
10-day	**0.029** (0.026-0.032)	**0.032** (0.029-0.035)	**0.037** (0.033-0.041)	**0.041** (0.037-0.046)	**0.047** (0.040-0.054)	**0.051** (0.043-0.060)	**0.056** (0.045-0.067)	**0.060** (0.047-0.074)	**0.066** (0.050-0.084)	**0.071** (0.052-0.091)
20-day	**0.019** (0.017-0.021)	**0.021** (0.019-0.023)	**0.024** (0.022-0.026)	**0.026** (0.024-0.029)	**0.030** (0.026-0.034)	**0.033** (0.028-0.038)	**0.035** (0.029-0.042)	**0.038** (0.030-0.046)	**0.041** (0.031-0.052)	**0.044** (0.032-0.057)
30-day	**0.015** (0.014-0.017)	**0.017** (0.015-0.018)	**0.019** (0.017-0.021)	**0.021** (0.019-0.023)	**0.024** (0.021-0.027)	**0.026** (0.022-0.030)	**0.028** (0.023-0.033)	**0.030** (0.024-0.037)	**0.033** (0.025-0.041)	**0.035** (0.026-0.044)
45-day	**0.013** (0.012-0.014)	**0.014** (0.013-0.015)	**0.016** (0.014-0.017)	**0.017** (0.016-0.019)	**0.020** (0.017-0.022)	**0.021** (0.018-0.024)	**0.023** (0.019-0.027)	**0.024** (0.019-0.029)	**0.026** (0.020-0.033)	**0.028** (0.021-0.035)
60-day	**0.011** (0.010-0.012)	**0.012** (0.011-0.013)	**0.014** (0.013-0.015)	**0.015** (0.014-0.017)	**0.017** (0.015-0.019)	**0.019** (0.016-0.021)	**0.020** (0.016-0.023)	**0.021** (0.017-0.025)	**0.023** (0.017-0.028)	**0.024** (0.018-0.030)

[1] Precipitation frequency (PF) estimates in this table are based on frequency analysis of partial duration series (PDS).

Numbers in parenthesis are PF estimates at lower and upper bounds of the 90% confidence interval. The probability that precipitation frequency estimates (for a given duration and average recurrence interval) will be greater than the upper bound (or less than the lower bound) is 5%. Estimates at upper bounds are not checked against probable maximum precipitation (PMP) estimates and may be higher than currently valid PMP values.

Please refer to NOAA Atlas 14 document for more information.

Estimates from the table in CSV format: Precipitation frequency estimates Submit

Rational Method
c values
from Autodesk Storm and Sanitary Sewer Analysis

Land Use	Return Period	A(0-2%)	A(2-6%)	A(6%+)	B(0-2%)	B(2-6%)	B(6%+)	C(0-2%)	C(2-6%)	C(6%+)	D(0-2%)	D(2-6%)	D(6%+)
Cultivated Land	less than 25 years	0.08	0.13	0.16	0.11	0.15	0.21	0.14	0.19	0.26	0.18	0.23	0.31
Cultivated Land	25 years or greater	0.14	0.18	0.22	0.16	0.21	0.28	0.20	0.25	0.34	0.24	0.29	0.41
Pasture	less than 25 years	0.12	0.20	0.30	0.18	0.28	0.37	0.24	0.34	0.44	0.30	0.40	0.50
Pasture	25 years or greater	0.15	0.25	0.37	0.23	0.34	0.45	0.30	0.42	0.52	0.37	0.50	0.62
Meadow	less than 25 years	0.10	0.16	0.25	0.14	0.22	0.30	0.20	0.28	0.36	0.24	0.30	0.40
Meadow	25 years or greater	0.14	0.22	0.30	0.20	0.28	0.37	0.26	0.35	0.44	0.30	0.40	0.50
Forest	less than 25 years	0.05	0.08	0.11	0.08	0.11	0.14	0.10	0.13	0.16	0.12	0.16	0.20
Forest	25 years or greater	0.08	0.11	0.14	0.10	0.14	0.18	0.12	0.16	0.20	0.15	0.20	0.25
Residential Lot Size 1/8 Acre	less than 25 years	0.25	0.28	0.31	0.27	0.30	0.35	0.30	0.33	0.38	0.33	0.36	0.42
Residential Lot Size 1/8 Acre	25 years or greater	0.33	0.37	0.40	0.35	0.39	0.44	0.38	0.42	0.49	0.41	0.45	0.54
Residential Lot Size 1/4 Acre	less than 25 years	0.22	0.26	0.29	0.24	0.29	0.33	0.27	0.31	0.36	0.30	0.34	0.40
Residential Lot Size 1/4 Acre	25 years or greater	0.30	0.34	0.37	0.33	0.37	0.42	0.36	0.40	0.47	0.38	0.42	0.52
Residential Lot Size 1/3 Acre	less than 25 years	0.19	0.23	0.26	0.22	0.26	0.30	0.25	0.29	0.34	0.28	0.32	0.39
Residential Lot Size 1/3 Acre	25 years or greater	0.28	0.32	0.35	0.30	0.35	0.39	0.33	0.38	0.45	0.36	0.40	0.50
Residential Lot Size 1/2 Acre	less than 25 years	0.16	0.20	0.24	0.19	0.23	0.28	0.22	0.27	0.32	0.26	0.30	0.37
Residential Lot Size 1/2 Acre	25 years or greater	0.25	0.29	0.32	0.28	0.32	0.36	0.31	0.35	0.42	0.34	0.38	0.48
Residential Lot Size 1 Acre	less than 25 years	0.14	0.19	0.22	0.17	0.21	0.26	0.20	0.25	0.31	0.24	0.29	0.35
Residential Lot Size 1 Acre	25 years or greater	0.22	0.26	0.29	0.24	0.28	0.34	0.28	0.32	0.40	0.31	0.35	0.46
Industrial	less than 25 years	0.67	0.68	0.68	0.68	0.68	0.69	0.68	0.69	0.69	0.69	0.69	0.70
Industrial	25 years or greater	0.85	0.85	0.86	0.85	0.86	0.86	0.86	0.86	0.87	0.86	0.86	0.88
Commercial	less than 25 years	0.71	0.71	0.72	0.71	0.72	0.72	0.72	0.72	0.72	0.72	0.72	0.72
Commercial	25 years or greater	0.88	0.88	0.89	0.89	0.89	0.89	0.89	0.89	0.90	0.89	0.89	0.90
Streets	less than 25 years	0.70	0.71	0.72	0.71	0.72	0.74	0.72	0.73	0.76	0.73	0.75	0.78
Streets	25 years or greater	0.76	0.77	0.79	0.80	0.82	0.84	0.84	0.85	0.89	0.89	0.91	0.95
Open Space	less than 25 years	0.05	0.10	0.14	0.08	0.13	0.19	0.12	0.17	0.24	0.16	0.21	0.28
Open Space	25 years or greater	0.11	0.16	0.20	0.14	0.19	0.26	0.18	0.23	0.32	0.22	0.27	0.39
Parking	less than 25 years	0.85	0.86	0.87	0.85	0.86	0.87	0.85	0.86	0.87	0.85	0.86	0.87
Parking	25 years or greater	0.95	0.96	0.97	0.95	0.96	0.97	0.95	0.96	0.97	0.95	0.96	0.97

Enclosure 6

Curve Number Calculations

Gluckstadt, MS **AutoZone** **11/16/2021**

Existing Conditions

	Area (sq.ft.)	Area (acres)	Rational c
-	0	0.000	0.00
-	0	0.000	0.00
lawn	43,390	0.996	0.18
woods	7,312	0.168	0.12
paved	0	0.000	0.95
total	50,702	1.164	0.17

Proposed Conditions

	Area (sq.ft.)	Area (acres)	Rational c
pond area	4,986	0.114	0.80
bypass area	11,410	0.262	0.20
lawn	1,886	0.043	0.18
woods	6,969	0.160	0.12
paved	25,451	0.584	0.95
total	50,702	1.164	0.62

Enclosure 7

Rational Method Runoff & Detention Calculations

Autodesk® Storm and Sanitary Analysis 2016 - Version 12.0.42 (Build 0)

****
Project Description
****
File Name ..... rational method runoff.SPF

****
Analysis Options
****
Flow Units ..... cfs
Subbasin Hydrograph Method. Modified Rational
Time of Concentration..... Kirpich
Return Period..... 2 years
Storm Duration..... 5 min
Storage Node Exfiltration.. None
Starting Date MAR-15-2021 00:00:00
Ending Date MAR-15-2021 12:00:00
Report Time Step 00:00:10

****
Element Count
****
Number of subbasins 2
Number of nodes 2
Number of links 0

****
Subbasin Summary
****

Subbasin ID	Total Area ft²	Flow Length ft	Average Slope %
DA#1-Post	50701.81	200.00	2.0000
DA#1-Pre	50701.81	100.00	2.0000

****
Node Summary
****

Node ID	Element Type	Invert Elevation ft	Maximum Elev. ft	Ponded Area ft²	External Inflow
Out-1-Post	OUTFALL	268.75	268.75	0.00	
Out-1-Pre	OUTFALL	268.75	268.75	0.00	

Runoff Quantity Continuity	Volume acre-ft	Depth inches
Total Precipitation	0.155	0.797
Continuity Error (%)	1.000	

Flow Routing Continuity	Volume acre-ft	Volume Mgallons
External Inflow	0.000	0.000
External Outflow	0.061	0.020
Initial Stored Volume	0.000	0.000

```
Final Stored Volume ......          0.000          0.000
Continuity Error (%) .....          0.000


**************************************
Runoff Coefficient Computations Report
**************************************

----------------------
Subbasin DA#1-Post
----------------------
```

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	1886.01	C (0-2%)	0.18
Forest, 25 years or greater	6968.96	C (0-2%)	0.12
Parking, 25 years or greater	25450.92	C (0-2%)	0.95
Pond-Area	4985.99	C (0-2%)	0.80
Bypass-Area	11409.97	C (0-2%)	0.18
Composite Area & Weighted Runoff Coeff.	50701.85		0.62

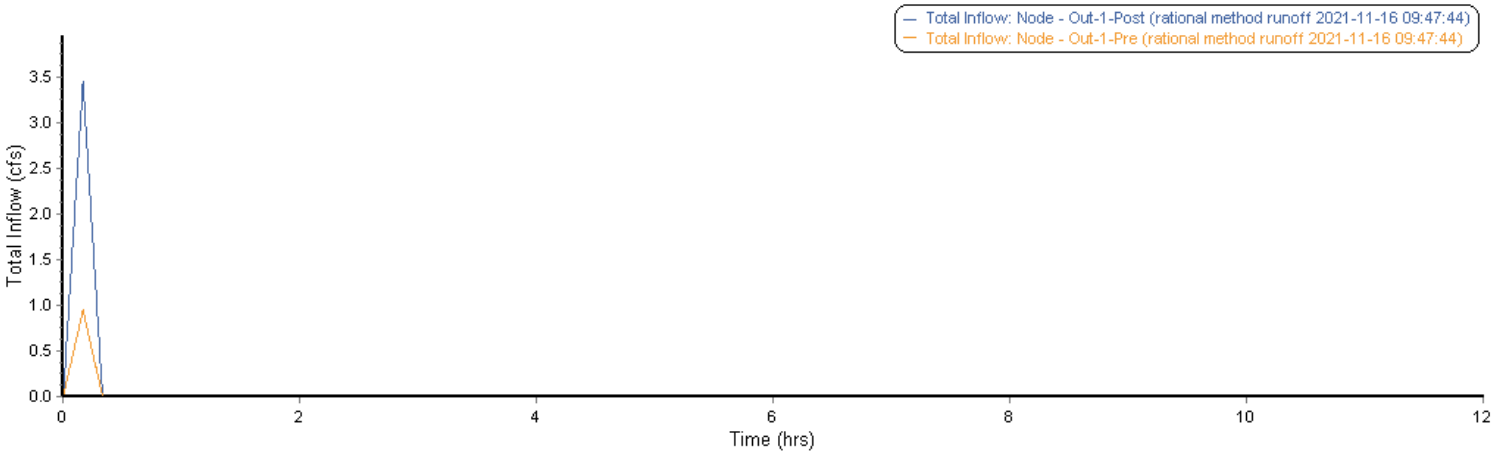
```
--------------------
Subbasin DA#1-Pre
--------------------
```

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	43389.81	C (0-2%)	0.18
Forest, 25 years or greater	7311.95	C (0-2%)	0.12
Composite Area & Weighted Runoff Coeff.	50701.76		0.17

```
***********************************************
Kirpich Time of Concentration Computations Report
***********************************************

        Tc = (0.0078 * (L^0.77) * (S^-0.385))

        Where:

        Tc = Time of Concentration (min)
        L  = Flow length (ft)
        S = Slope (ft/ft)

----------------------
Subbasin DA#1-Post
----------------------

        User-Defined TOC override (minutes):     10.00

--------------------
Subbasin DA#1-Pre
--------------------

        User-Defined TOC override (minutes):     10.00

**********************
Subbasin Runoff Summary
**********************
```

Subbasin ID	Accumulated Precip in	Rainfall Intensity in/hr	Total Runoff in	Peak Runoff cfs	Weighted Runoff Coeff	Time of Concentration days	Time of Concentration hh:mm:ss
DA#1-Post	0.80	4.78	0.49	3.45	0.620	0	00:10:00
DA#1-Pre	0.80	4.78	0.14	0.95	0.170	0	00:10:00

Analysis began on: Tue Nov 16 09:47:42 2021
Analysis ended on: Tue Nov 16 09:47:43 2021
Total elapsed time: 00:00:01


Total Inflow: Node - Out-1-Post (rational method runoff 2021-11-16 09:47:44)
Total Inflow: Node - Out-1-Pre (rational method runoff 2021-11-16 09:47:44)
Total Inflow (cfs)
3.5
3.0
2.5
2.0
1.5
1.0
0.5
0.0
0
2
4
6
8
10
12
Time (hrs)

Autodesk® Storm and Sanitary Analysis 2016 - Version 12.0.42 (Build 0)

****
Project Description
****
File Name ..... rational method runoff.SPF

****
Analysis Options
****
Flow Units ..... cfs
Subbasin Hydrograph Method. Modified Rational
Time of Concentration..... Kirpich
Return Period..... 10 years
Storm Duration..... 5 min
Storage Node Exfiltration.. None
Starting Date MAR-15-2021 00:00:00
Ending Date MAR-15-2021 12:00:00
Report Time Step 00:00:10

****
Element Count
****
Number of subbasins 2
Number of nodes 2
Number of links 0

****
Subbasin Summary
****

Subbasin ID	Total Area ft²	Flow Length ft	Average Slope %
DA#1-Post	50701.81	200.00	2.0000
DA#1-Pre	50701.81	100.00	2.0000

****
Node Summary
****

Node ID	Element Type	Invert Elevation ft	Maximum Elev. ft	Ponded Area ft²	External Inflow
Out-1-Post	OUTFALL	268.75	268.75	0.00	
Out-1-Pre	OUTFALL	268.75	268.75	0.00	

Runoff Quantity Continuity	Volume acre-ft	Depth inches
Total Precipitation	0.210	1.083
Continuity Error (%)	1.000	

Flow Routing Continuity	Volume acre-ft	Volume Mgallons
External Inflow	0.000	0.000
External Outflow	0.082	0.027
Initial Stored Volume	0.000	0.000

Final Stored Volume 0.000 0.000
Continuity Error (%) 0.000

****
Runoff Coefficient Computations Report
****

Subbasin DA#1-Post

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	1886.01	C (0-2%)	0.18
Forest, 25 years or greater	6968.96	C (0-2%)	0.12
Parking, 25 years or greater	25450.92	C (0-2%)	0.95
Pond-Area	4985.99	C (0-2%)	0.80
Bypass-Area	11409.97	C (0-2%)	0.18
Composite Area & Weighted Runoff Coeff.	50701.85		0.62

Subbasin DA#1-Pre

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	43389.81	C (0-2%)	0.18
Forest, 25 years or greater	7311.95	C (0-2%)	0.12
Composite Area & Weighted Runoff Coeff.	50701.76		0.17

****
Kirpich Time of Concentration Computations Report
****

Tc = (0.0078 * (L^0.77) * (S^-0.385))

Where:

Tc = Time of Concentration (min)
L = Flow length (ft)
S = Slope (ft/ft)

Subbasin DA#1-Post

User-Defined TOC override (minutes): 10.00

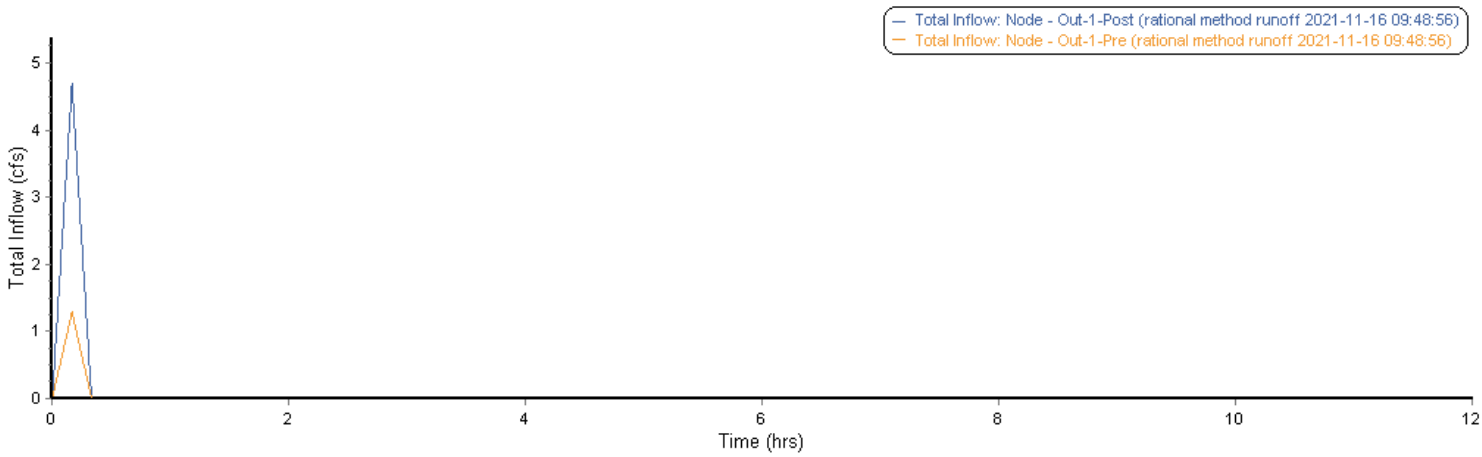
Subbasin DA#1-Pre

User-Defined TOC override (minutes): 10.00

****
Subbasin Runoff Summary
****

Subbasin ID	Accumulated Precip in	Rainfall Intensity in/hr	Total Runoff in	Peak Runoff cfs	Weighted Runoff Coeff	Time of Concentration days	Time of Concentration hh:mm:ss
DA#1-Post	1.08	6.50	0.67	4.69	0.620	0	00:10:00
DA#1-Pre	1.08	6.50	0.18	1.29	0.170	0	00:10:00

Analysis began on: Tue Nov 16 09:48:53 2021
Analysis ended on: Tue Nov 16 09:48:54 2021
Total elapsed time: 00:00:01


Total Inflow: Node - Out-1-Post (rational method runoff 2021-11-16 09:48:56)
Total Inflow: Node - Out-1-Pre (rational method runoff 2021-11-16 09:48:56)
Total Inflow (cfs)
0
1
2
3
4
5
0
2
4
6
8
10
12
Time (hrs)

Autodesk® Storm and Sanitary Analysis 2016 - Version 12.0.42 (Build 0)

****
Project Description
****
File Name ..... rational method runoff.SPF

****
Analysis Options
****
Flow Units ..... cfs
Subbasin Hydrograph Method. Modified Rational
Time of Concentration..... Kirpich
Return Period..... 25 years
Storm Duration..... 5 min
Storage Node Exfiltration.. None
Starting Date MAR-15-2021 00:00:00
Ending Date MAR-15-2021 12:00:00
Report Time Step 00:00:10

****
Element Count
****
Number of subbasins 2
Number of nodes 2
Number of links 0

****
Subbasin Summary
****

Subbasin ID	Total Area ft²	Flow Length ft	Average Slope %
DA#1-Post	50701.81	200.00	2.0000
DA#1-Pre	50701.81	100.00	2.0000

****
Node Summary
****

Node ID	Element Type	Invert Elevation ft	Maximum Elev. ft	Ponded Area ft²	External Inflow
Out-1-Post	OUTFALL	268.75	268.75	0.00	
Out-1-Pre	OUTFALL	268.75	268.75	0.00	

Runoff Quantity Continuity	Volume acre-ft	Depth inches
Total Precipitation	0.246	1.267
Continuity Error (%)	1.000	

Flow Routing Continuity	Volume acre-ft	Volume Mgallons
External Inflow	0.000	0.000
External Outflow	0.096	0.031
Initial Stored Volume	0.000	0.000

Final Stored Volume 0.000 0.000
Continuity Error (%) 0.000

****
Runoff Coefficient Computations Report
****

Subbasin DA#1-Post

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	1886.01	C (0-2%)	0.18
Forest, 25 years or greater	6968.96	C (0-2%)	0.12
Parking, 25 years or greater	25450.92	C (0-2%)	0.95
Pond-Area	4985.99	C (0-2%)	0.80
Bypass-Area	11409.97	C (0-2%)	0.18
Composite Area & Weighted Runoff Coeff.	50701.85		0.62

Subbasin DA#1-Pre

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	43389.81	C (0-2%)	0.18
Forest, 25 years or greater	7311.95	C (0-2%)	0.12
Composite Area & Weighted Runoff Coeff.	50701.76		0.17

****
Kirpich Time of Concentration Computations Report
****

Tc = (0.0078 * (L^0.77) * (S^-0.385))

Where:

Tc = Time of Concentration (min)
L = Flow length (ft)
S = Slope (ft/ft)

Subbasin DA#1-Post

User-Defined TOC override (minutes): 10.00

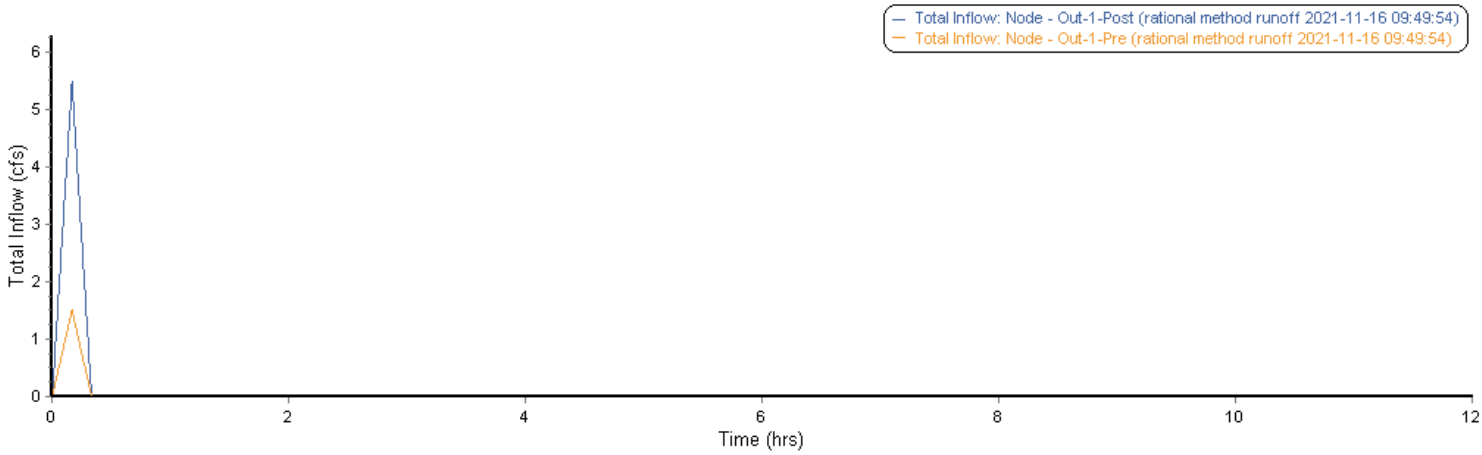
Subbasin DA#1-Pre

User-Defined TOC override (minutes): 10.00

****
Subbasin Runoff Summary
****

Subbasin ID	Accumulated Precip in	Rainfall Intensity in/hr	Total Runoff in	Peak Runoff cfs	Weighted Runoff Coeff	Time of Concentration days	Time of Concentration hh:mm:ss
DA#1-Post	1.27	7.60	0.79	5.48	0.620	0	00:10:00
DA#1-Pre	1.27	7.60	0.22	1.50	0.170	0	00:10:00

Analysis began on: Tue Nov 16 09:49:52 2021
Analysis ended on: Tue Nov 16 09:49:53 2021
Total elapsed time: 00:00:01


Total Inflow: Node - Out-1-Post (rational method runoff 2021-11-16 09:49:54)
Total Inflow: Node - Out-1-Pre (rational method runoff 2021-11-16 09:49:54)
Total Inflow (cfs)
0
1
2
3
4
5
6
Time (hrs)
0
2
4
6
8
10
12

Autodesk® Storm and Sanitary Analysis 2016 - Version 12.0.42 (Build 0)

****
Project Description
****
File Name ..... rational method runoff.SPF

****
Analysis Options
****
Flow Units ..... cfs
Subbasin Hydrograph Method. Modified Rational
Time of Concentration..... Kirpich
Return Period..... 50 years
Storm Duration..... 5 min
Storage Node Exfiltration.. None
Starting Date MAR-15-2021 00:00:00
Ending Date MAR-15-2021 12:00:00
Report Time Step 00:00:10

****
Element Count
****
Number of subbasins 2
Number of nodes 2
Number of links 0

****
Subbasin Summary
****

Subbasin ID	Total Area ft²	Flow Length ft	Average Slope %
DA#1-Post	50701.81	200.00	2.0000
DA#1-Pre	50701.81	100.00	2.0000

****
Node Summary
****

Node ID	Element Type	Invert Elevation ft	Maximum Elev. ft	Ponded Area ft²	External Inflow
Out-1-Post	OUTFALL	268.75	268.75	0.00	
Out-1-Pre	OUTFALL	268.75	268.75	0.00	

Runoff Quantity Continuity	Volume acre-ft	Depth inches
Total Precipitation	0.274	1.410
Continuity Error (%)	1.000	

Flow Routing Continuity	Volume acre-ft	Volume Mgallons
External Inflow	0.000	0.000
External Outflow	0.107	0.035
Initial Stored Volume	0.000	0.000

Final Stored Volume 0.000 0.000
Continuity Error (%) 0.000

****
Runoff Coefficient Computations Report
****

Subbasin DA#1-Post

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	1886.01	C (0-2%)	0.18
Forest, 25 years or greater	6968.96	C (0-2%)	0.12
Parking, 25 years or greater	25450.92	C (0-2%)	0.95
Pond-Area	4985.99	C (0-2%)	0.80
Bypass-Area	11409.97	C (0-2%)	0.18
Composite Area & Weighted Runoff Coeff.	50701.85		0.62

Subbasin DA#1-Pre

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	43389.81	C (0-2%)	0.18
Forest, 25 years or greater	7311.95	C (0-2%)	0.12
Composite Area & Weighted Runoff Coeff.	50701.76		0.17

****
Kirpich Time of Concentration Computations Report
****

Tc = (0.0078 * (L^0.77) * (S^-0.385))

Where:

Tc = Time of Concentration (min)
L = Flow length (ft)
S = Slope (ft/ft)

Subbasin DA#1-Post

User-Defined TOC override (minutes): 10.00

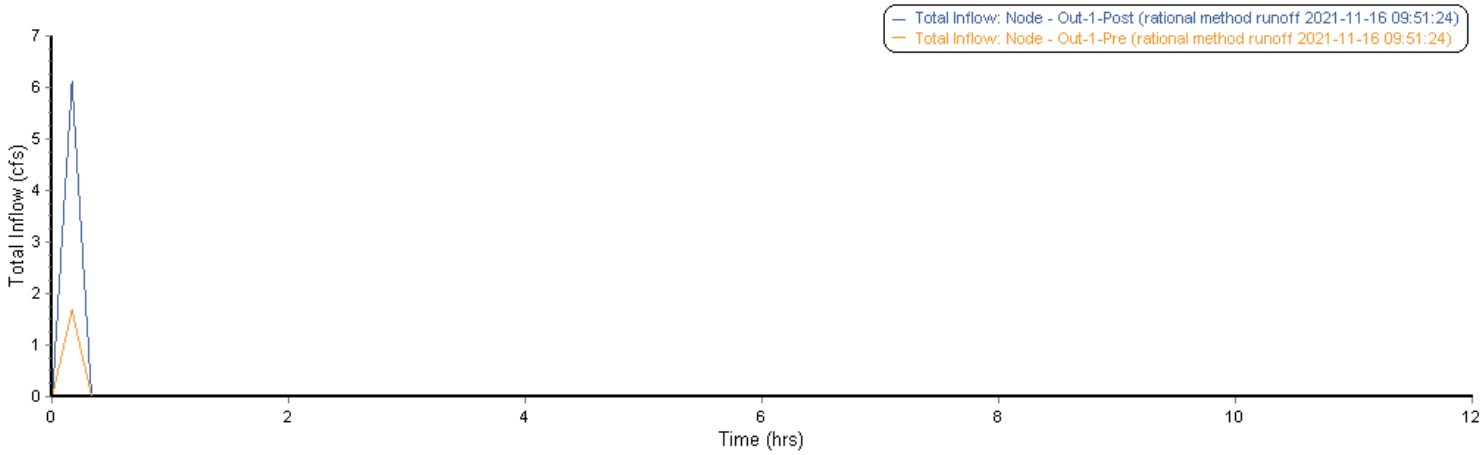
Subbasin DA#1-Pre

User-Defined TOC override (minutes): 10.00

****
Subbasin Runoff Summary
****

Subbasin ID	Accumulated Precip in	Rainfall Intensity in/hr	Total Runoff in	Peak Runoff cfs	Weighted Runoff Coeff	Time of Concentration days	Time of Concentration hh:mm:ss
DA#1-Post	1.41	8.46	0.87	6.11	0.620	0	00:10:00
DA#1-Pre	1.41	8.46	0.24	1.67	0.170	0	00:10:00

Analysis began on: Tue Nov 16 09:51:21 2021
Analysis ended on: Tue Nov 16 09:51:23 2021
Total elapsed time: 00:00:02


Total Inflow: Node - Out-1-Post (rational method runoff 2021-11-16 09:51:24)
Total Inflow: Node - Out-1-Pre (rational method runoff 2021-11-16 09:51:24)
Total Inflow (cfs)
0
1
2
3
4
5
6
7
0
2
4
6
8
10
12
Time (hrs)

Autodesk® Storm and Sanitary Analysis 2016 - Version 12.0.42 (Build 0)

****
Project Description
****
File Name ..... rational method runoff.SPF

****
Analysis Options
****
Flow Units ..... cfs
Subbasin Hydrograph Method. Modified Rational
Time of Concentration..... Kirpich
Return Period..... 100 years
Storm Duration..... 5 min
Storage Node Exfiltration.. None
Starting Date MAR-15-2021 00:00:00
Ending Date MAR-15-2021 12:00:00
Report Time Step 00:00:10

****
Element Count
****
Number of subbasins 2
Number of nodes 2
Number of links 0

****
Subbasin Summary
****

Subbasin ID	Total Area ft²	Flow Length ft	Average Slope %
DA#1-Post	50701.81	200.00	2.0000
DA#1-Pre	50701.81	100.00	2.0000

****
Node Summary
****

Node ID	Element Type	Invert Elevation ft	Maximum Elev. ft	Ponded Area ft²	External Inflow
Out-1-Post	OUTFALL	268.75	268.75	0.00	
Out-1-Pre	OUTFALL	268.75	268.75	0.00	

Runoff Quantity Continuity	Volume acre-ft	Depth inches
Total Precipitation	0.301	1.553
Continuity Error (%)	1.000	

Flow Routing Continuity	Volume acre-ft	Volume Mgallons
External Inflow	0.000	0.000
External Outflow	0.118	0.038
Initial Stored Volume	0.000	0.000

```
Final Stored Volume ......          0.000          0.000
Continuity Error (%) .....          0.000


**************************************
Runoff Coefficient Computations Report
**************************************

----------------------
Subbasin DA#1-Post
----------------------
```

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	1886.01	C (0-2%)	0.18
Forest, 25 years or greater	6968.96	C (0-2%)	0.12
Parking, 25 years or greater	25450.92	C (0-2%)	0.95
Pond-Area	4985.99	C (0-2%)	0.80
Bypass-Area	11409.97	C (0-2%)	0.18
Composite Area & Weighted Runoff Coeff.	50701.85		0.62

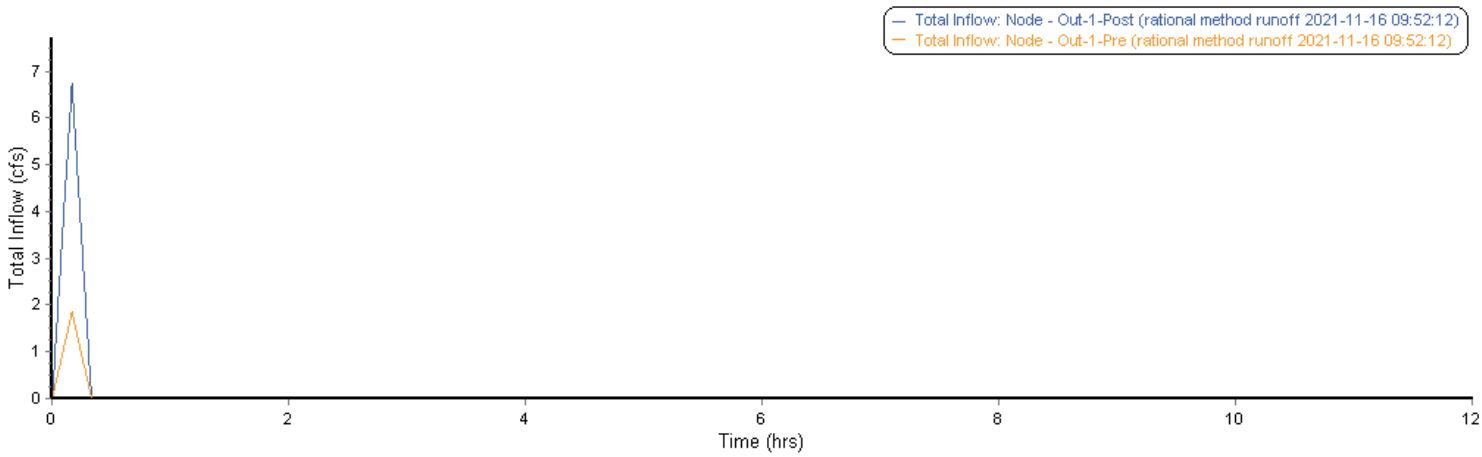
```
--------------------
Subbasin DA#1-Pre
--------------------
```

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	43389.81	C (0-2%)	0.18
Forest, 25 years or greater	7311.95	C (0-2%)	0.12
Composite Area & Weighted Runoff Coeff.	50701.76		0.17

```
***********************************************
Kirpich Time of Concentration Computations Report
***********************************************

        Tc = (0.0078 * (L^0.77) * (S^-0.385))

        Where:

        Tc = Time of Concentration (min)
        L  = Flow length (ft)
        S = Slope (ft/ft)

----------------------
Subbasin DA#1-Post
----------------------

        User-Defined TOC override (minutes):     10.00

--------------------
Subbasin DA#1-Pre
--------------------

        User-Defined TOC override (minutes):     10.00

**********************
Subbasin Runoff Summary
**********************
```

Subbasin ID	Accumulated Precip in	Rainfall Intensity in/hr	Total Runoff in	Peak Runoff cfs	Weighted Runoff Coeff	Time of Concentration days	Time of Concentration hh:mm:ss
DA#1-Post	1.55	9.32	0.96	6.73	0.620	0	00:10:00
DA#1-Pre	1.55	9.32	0.26	1.84	0.170	0	00:10:00

Analysis began on: Tue Nov 16 09:52:10 2021
Analysis ended on: Tue Nov 16 09:52:11 2021
Total elapsed time: 00:00:01


Total Inflow: Node - Out-1-Post (rational method runoff 2021-11-16 09:52:12)
Total Inflow: Node - Out-1-Pre (rational method runoff 2021-11-16 09:52:12)
Total Inflow (cfs)
0
1
2
3
4
5
6
7
0
2
4
6
8
10
12
Time (hrs)

Autodesk® Storm and Sanitary Analysis 2016 - Version 12.0.42 (Build 0)

****
Project Description
****
File Name ..... rational method detention.SPF

****
Analysis Options
****
Flow Units ..... cfs
Subbasin Hydrograph Method. Modified Rational
Time of Concentration..... Kirpich
Return Period..... 2 years
Storm Duration..... 5 min
Link Routing Method ..... Kinematic Wave
Storage Node Exfiltration.. None
Starting Date MAR-15-2021 00:00:00
Ending Date MAR-15-2021 12:00:00
Report Time Step 00:00:10

****
Element Count
****
Number of subbasins 1
Number of nodes 3
Number of links 3

****
Subbasin Summary
****

Subbasin ID	Total Area ft²	Flow Length ft	Average Slope %
DA#1-Post	50701.81	200.00	2.0000

****
Node Summary
****

Node ID	Element Type	Invert Elevation ft	Maximum Elev. ft	Ponded Area ft²	External Inflow
Jun-01	JUNCTION	269.00	274.90	0.00	
Out-1-Post	OUTFALL	268.75	270.25	0.00	
Stor-01	STORAGE	269.50	275.50	0.00	

****
Link Summary
****

Link ID	From Node	To Node	Element Type	Length ft	Slope %	Manning's Roughness
Culvert-01	Jun-01	Out-1-Post	CONDUIT	55.0	1.3636	0.0120
Orifice-01	Stor-01	Jun-01	ORIFICE			
Weir-01	Stor-01	Jun-01	WEIR			

****

Cross Section Summary
****

Link ID	Shape	Depth/ Diameter ft	Width ft	No. of Barrels	Cross Sectional Area ft²	Full Flow Hydraulic Radius ft	Design Flow Capacity cfs
Culvert-01	CIRCULAR	1.50	1.50	1	1.77	0.38	13.29

Runoff Quantity Continuity	Volume acre-ft	Depth inches
Total Precipitation	0.077	0.797
Continuity Error (%)	1.000	

Flow Routing Continuity	Volume acre-ft	Volume Mgallons
External Inflow	0.000	0.000
External Outflow	0.048	0.015
Initial Stored Volume	0.000	0.000
Final Stored Volume	0.000	0.000
Continuity Error (%)	0.000	

****
Runoff Coefficient Computations Report
****

Subbasin DA#1-Post

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	1886.01	C (0-2%)	0.18
Forest, 25 years or greater	6968.96	C (0-2%)	0.12
Parking, 25 years or greater	25450.92	C (0-2%)	0.95
Pond-Area	4985.99	C (0-2%)	0.80
Bypass-Area	11409.97	C (0-2%)	0.18
Composite Area & Weighted Runoff Coeff.	50701.85		0.62

****
Kirpich Time of Concentration Computations Report
****

Tc = (0.0078 * (L^0.77) * (S^-0.385))

Where:

Tc = Time of Concentration (min)
L = Flow length (ft)
S = Slope (ft/ft)

Subbasin DA#1-Post

User-Defined TOC override (minutes): 10.00

****
Subbasin Runoff Summary
****

Subbasin ID	Accumulated Precip in	Rainfall Intensity in/hr	Total Runoff in	Peak Runoff cfs	Weighted Runoff Coeff	Time of Concentration days	Time of Concentration hh:mm:ss
DA#1-Post	0.80	4.78	0.49	3.45	0.620	0	00:10:00

****
Node Depth Summary
****

Node ID	Average Depth Attained ft	Maximum Depth Attained ft	Maximum HGL Attained ft	Time of Max Occurrence days	Time of Max Occurrence hh:mm	Total Flooded Volume acre-in	Total Time Flooded minutes	Retention Time hh:mm:ss
Jun-01	0.52	0.76	269.76	0	00:17	0	0	0:00:00
Out-1-Post	0.02	0.26	269.01	0	00:17	0	0	0:00:00
Stor-01	0.09	1.93	271.43	0	00:17	0	0	0:00:00

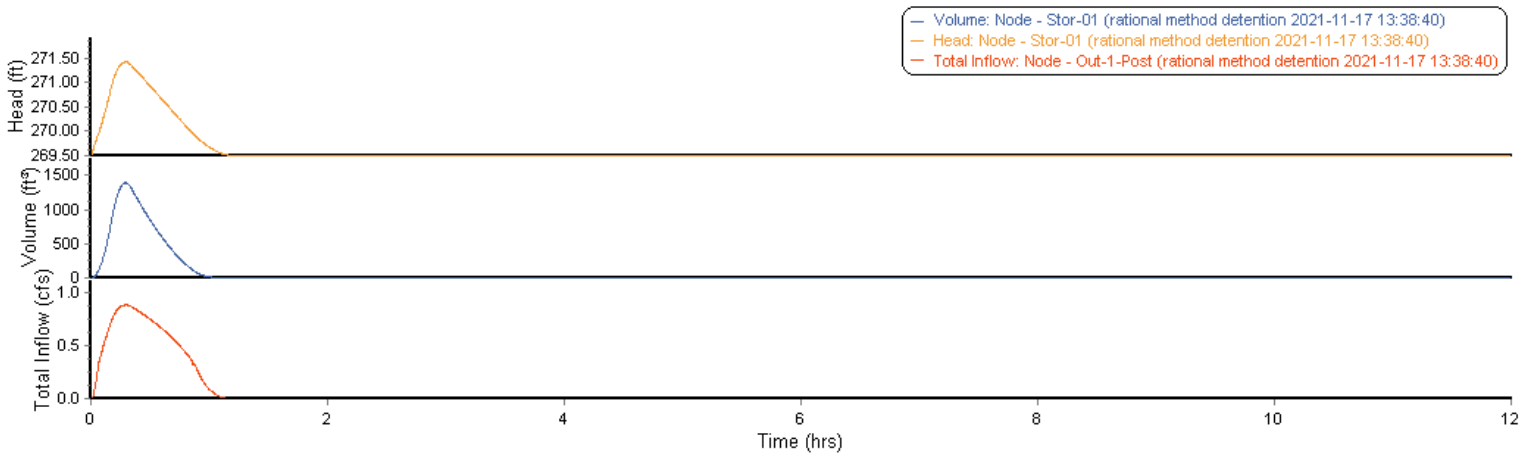
****
Node Flow Summary
****

Node ID	Element Type	Maximum Lateral Inflow cfs	Peak Inflow cfs	Time of Peak Inflow Occurrence days	Time of Peak Inflow Occurrence hh:mm	Maximum Flooding Overflow cfs	Time of Peak Flooding Occurrence days	Time of Peak Flooding Occurrence hh:mm
Jun-01	JUNCTION	0.00	0.88	0	00:17	0.00		
Out-1-Post	OUTFALL	0.00	0.88	0	00:17	0.00		
Stor-01	STORAGE	3.45	3.45	0	00:10	0.00		

****
Storage Node Summary
****

Storage Node ID	Maximum Ponded Volume 1000 ft³	Maximum Ponded Volume (%)	Time of Max Ponded Volume days	Time of Max Ponded Volume hh:mm	Average Ponded Volume 1000 ft³	Average Ponded Volume (%)	Maximum Storage Node Outflow cfs	Maximum Exfiltration Rate cfm	Time of Max. Exfiltration Rate hh:mm:ss	Total Exfiltrated Volume 1000 ft³
Stor-01	1.393	12	0	00:17	0.050	0	0.88	0.00	0:00:00	0.000

```
  **********************
  Outfall Loading Summary
  **********************

  ------------------------------------------------
  Outfall Node ID        Flow   Average      Peak
                    Frequency      Flow    Inflow
                          (%)       cfs       cfs
  ------------------------------------------------
  Out-1-Post              9.80      0.49      0.88
  ------------------------------------------------
  System                  9.80      0.49      0.88


  *****************
  Link Flow Summary
  *****************

-------------------------------------------------------------------------------------------------------
--------------------------------
  Link ID              Element       Time of   Maximum  Length   Peak Flow      Design  Ratio of
Ratio of       Total  Reported
                       Type        Peak Flow  Velocity  Factor      during        Flow   Maximum
Maximum        Time  Condition
                                  Occurrence  Attained            Analysis    Capacity   /Design
Flow  Surcharged
                                  days hh:mm    ft/sec                 cfs         cfs      Flow
Depth     minutes

-------------------------------------------------------------------------------------------------------
--------------------------------
  Culvert-01           CONDUIT      0  00:17      4.24    1.00        0.88       13.29      0.07
0.17           0  Calculated
  Orifice-01           ORIFICE      0  00:17                          0.88
0.00
  Weir-01              WEIR         0  00:00                          0.00
0.00


  *******************************
  Highest Flow Instability Indexes
  *******************************
  All links are stable.


  WARNING 107 : Initial water surface elevation defined for Junction Jun-01 is below junction
invert elevation.
                Assumed initial water surface elevation equal to invert elevation.
  WARNING 108 : Surcharge elevation defined for Junction Jun-01 is below junction maximum
elevation. Assumed surcharge elevation equal to maximum elevation.
  WARNING 002 : Max/rim elevation (depth) increased to account for connecting conduit height
dimensions for Node Jun-01.

  Analysis began on:  Wed Nov 17 13:38:38 2021
  Analysis ended on:  Wed Nov 17 13:38:39 2021
  Total elapsed time: 00:00:01
```


Volume: Node - Stor-01 (rational method detention 2021-11-17 13:38:40)
Head: Node - Stor-01 (rational method detention 2021-11-17 13:38:40)
Total Inflow: Node - Out-1-Post (rational method detention 2021-11-17 13:38:40)
Head (ft)
271.50
271.00
270.50
270.00
269.50
Volume (ft³)
1500
1000
500
0
Total Inflow (cfs)
1.0
0.5
0.0
0
2
4
6
8
10
12
Time (hrs)

Autodesk® Storm and Sanitary Analysis 2016 - Version 12.0.42 (Build 0)

****
Project Description
****
File Name ..... rational method detention.SPF

****
Analysis Options
****
Flow Units ..... cfs
Subbasin Hydrograph Method. Modified Rational
Time of Concentration..... Kirpich
Return Period..... 10 years
Storm Duration..... 5 min
Link Routing Method ..... Kinematic Wave
Storage Node Exfiltration.. None
Starting Date MAR-15-2021 00:00:00
Ending Date MAR-15-2021 12:00:00
Report Time Step 00:00:10

****
Element Count
****
Number of subbasins 1
Number of nodes 3
Number of links 3

****
Subbasin Summary
****

Subbasin ID	Total Area ft²	Flow Length ft	Average Slope %
DA#1-Post	50701.81	200.00	2.0000

****
Node Summary
****

Node ID	Element Type	Invert Elevation ft	Maximum Elev. ft	Ponded Area ft²	External Inflow
Jun-01	JUNCTION	269.00	274.90	0.00	
Out-1-Post	OUTFALL	268.75	270.25	0.00	
Stor-01	STORAGE	269.50	275.50	0.00	

****
Link Summary
****

Link ID	From Node	To Node	Element Type	Length ft	Slope %	Manning's Roughness
Culvert-01	Jun-01	Out-1-Post	CONDUIT	55.0	1.3636	0.0120
Orifice-01	Stor-01	Jun-01	ORIFICE			
Weir-01	Stor-01	Jun-01	WEIR			

****

Cross Section Summary

Link ID	Shape	Depth/ Diameter ft	Width ft	No. of Barrels	Cross Sectional Area ft²	Full Flow Hydraulic Radius ft	Design Flow Capacity cfs
Culvert-01	CIRCULAR	1.50	1.50	1	1.77	0.38	13.29

Runoff Quantity Continuity	Volume acre-ft	Depth inches
Total Precipitation	0.105	1.083
Continuity Error (%)	1.000	

Flow Routing Continuity	Volume acre-ft	Volume Mgallons
External Inflow	0.000	0.000
External Outflow	0.065	0.021
Initial Stored Volume	0.000	0.000
Final Stored Volume	0.000	0.000
Continuity Error (%)	0.000	

Runoff Coefficient Computations Report

Subbasin DA#1-Post

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	1886.01	C (0-2%)	0.18
Forest, 25 years or greater	6968.96	C (0-2%)	0.12
Parking, 25 years or greater	25450.92	C (0-2%)	0.95
Pond-Area	4985.99	C (0-2%)	0.80
Bypass-Area	11409.97	C (0-2%)	0.18
Composite Area & Weighted Runoff Coeff.	50701.85		0.62

Kirpich Time of Concentration Computations Report

Tc = (0.0078 * (L^0.77) * (S^-0.385))

Where:

Tc = Time of Concentration (min)
L = Flow length (ft)
S = Slope (ft/ft)

Subbasin DA#1-Post

User-Defined TOC override (minutes): 10.00

****
Subbasin Runoff Summary
****

Subbasin ID	Accumulated Precip in	Rainfall Intensity in/hr	Total Runoff in	Peak Runoff cfs	Weighted Runoff Coeff	Time of Concentration days	Time of Concentration hh:mm:ss
DA#1-Post	1.08	6.50	0.67	4.69	0.620	0	00:10:00

****
Node Depth Summary
****

Node ID	Average Depth Attained ft	Maximum Depth Attained ft	Maximum HGL Attained ft	Time of Max Occurrence days	Time of Max Occurrence hh:mm	Total Flooded Volume acre-in	Total Time Flooded minutes	Retention Time hh:mm:ss
Jun-01	0.52	0.78	269.78	0	00:18	0	0	0:00:00
Out-1-Post	0.02	0.28	269.03	0	00:18	0	0	0:00:00
Stor-01	0.13	2.40	271.90	0	00:18	0	0	0:00:00

****
Node Flow Summary
****

Node ID	Element Type	Maximum Lateral Inflow cfs	Peak Inflow cfs	Time of Peak Inflow Occurrence days	Time of Peak Inflow Occurrence hh:mm	Maximum Flooding Overflow cfs	Time of Peak Flooding Occurrence days	Time of Peak Flooding Occurrence hh:mm
Jun-01	JUNCTION	0.00	0.99	0	00:18	0.00		
Out-1-Post	OUTFALL	0.00	0.99	0	00:18	0.00		
Stor-01	STORAGE	4.69	4.69	0	00:10	0.00		

****
Storage Node Summary
****

Storage Node ID	Maximum Ponded Volume 1000 ft³	Maximum Ponded Volume (%)	Time of Max Ponded Volume days	Time of Max Ponded Volume hh:mm	Average Ponded Volume 1000 ft³	Average Ponded Volume (%)	Maximum Storage Node Outflow cfs	Maximum Exfiltration Rate cfm	Time of Max. Exfiltration Rate hh:mm:ss	Total Exfiltrated Volume 1000 ft³
Stor-01	2.033	18	0	00:18	0.085	1	0.99	0.00	0:00:00	0.000

****
Outfall Loading Summary
****

Outfall Node ID	Flow Frequency (%)	Average Flow cfs	Peak Inflow cfs
Out-1-Post	11.41	0.57	0.99
System	11.41	0.57	0.99

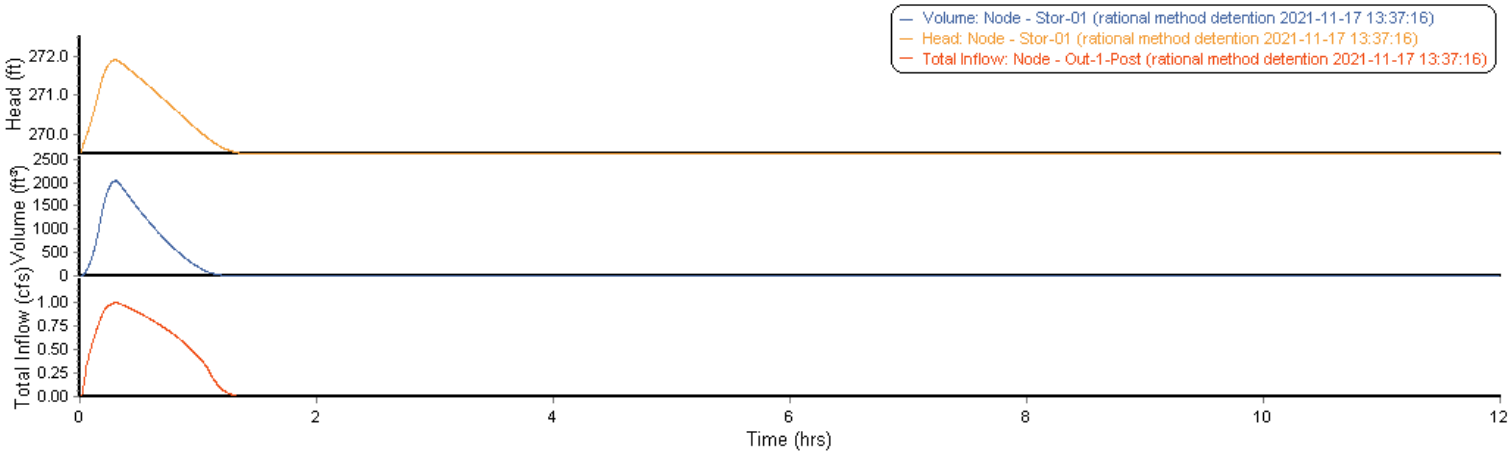
****
Link Flow Summary
****

Link ID	Element Type	Time of Peak Flow Occurrence days hh:mm	Maximum Velocity Attained ft/sec	Length Factor	Peak Flow during Analysis cfs	Design Flow Capacity cfs	Ratio of Maximum /Design Flow	Ratio of Maximum Depth	Total Time minutes	Reported Condition
Culvert-01	CONDUIT	0 00:18	4.42	1.00	0.99	13.29	0.07	0.18	0	Calculated
Orifice-01	ORIFICE	0 00:18			0.99			0.00		
Weir-01	WEIR	0 00:00			0.00			0.00		

****
Highest Flow Instability Indexes
****
All links are stable.

WARNING 107 : Initial water surface elevation defined for Junction Jun-01 is below junction invert elevation.
Assumed initial water surface elevation equal to invert elevation.
WARNING 108 : Surcharge elevation defined for Junction Jun-01 is below junction maximum elevation. Assumed surcharge elevation equal to maximum elevation.
WARNING 002 : Max/rim elevation (depth) increased to account for connecting conduit height dimensions for Node Jun-01.

Analysis began on: Wed Nov 17 13:37:13 2021
Analysis ended on: Wed Nov 17 13:37:14 2021
Total elapsed time: 00:00:01


Volume: Node - Stor-01 (rational method detention 2021-11-17 13:37:16)
Head: Node - Stor-01 (rational method detention 2021-11-17 13:37:16)
Total Inflow: Node - Out-1-Post (rational method detention 2021-11-17 13:37:16)
Head (ft)
272.0
271.0
270.0
Volume (ft³)
2500
2000
1500
1000
500
0
Total Inflow (cfs)
1.00
0.75
0.50
0.25
0.00
0
2
4
6
8
10
12
Time (hrs)

Autodesk® Storm and Sanitary Analysis 2016 - Version 12.0.42 (Build 0)

****
Project Description
****
File Name ..... rational method detention.SPF

****
Analysis Options
****
Flow Units ..... cfs
Subbasin Hydrograph Method. Modified Rational
Time of Concentration..... Kirpich
Return Period..... 25 years
Storm Duration..... 5 min
Link Routing Method ..... Kinematic Wave
Storage Node Exfiltration.. None
Starting Date MAR-15-2021 00:00:00
Ending Date MAR-15-2021 12:00:00
Report Time Step 00:00:10

****
Element Count
****
Number of subbasins 1
Number of nodes 3
Number of links 3

****
Subbasin Summary
****

Subbasin ID	Total Area ft²	Flow Length ft	Average Slope %
DA#1-Post	50701.81	200.00	2.0000

****
Node Summary
****

Node ID	Element Type	Invert Elevation ft	Maximum Elev. ft	Ponded Area ft²	External Inflow
Jun-01	JUNCTION	269.00	274.90	0.00	
Out-1-Post	OUTFALL	268.75	270.25	0.00	
Stor-01	STORAGE	269.50	275.50	0.00	

****
Link Summary
****

Link ID	From Node	To Node	Element Type	Length ft	Slope %	Manning's Roughness
Culvert-01	Jun-01	Out-1-Post	CONDUIT	55.0	1.3636	0.0120
Orifice-01	Stor-01	Jun-01	ORIFICE			
Weir-01	Stor-01	Jun-01	WEIR			

****

Cross Section Summary

Link ID	Shape	Depth/ Diameter (ft)	Width (ft)	No. of Barrels	Cross Sectional Area (ft²)	Full Flow Hydraulic Radius (ft)	Design Flow Capacity (cfs)
Culvert-01	CIRCULAR	1.50	1.50	1	1.77	0.38	13.29

Runoff Quantity Continuity	Volume acre-ft	Depth inches
Total Precipitation	0.123	1.267
Continuity Error (%)	1.000	

Flow Routing Continuity	Volume acre-ft	Volume Mgallons
External Inflow	0.000	0.000
External Outflow	0.076	0.025
Initial Stored Volume	0.000	0.000
Final Stored Volume	0.000	0.000
Continuity Error (%)	0.000	

Runoff Coefficient Computations Report

Subbasin DA#1-Post

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	1886.01	C (0-2%)	0.18
Forest, 25 years or greater	6968.96	C (0-2%)	0.12
Parking, 25 years or greater	25450.92	C (0-2%)	0.95
Pond-Area	4985.99	C (0-2%)	0.80
Bypass-Area	11409.97	C (0-2%)	0.18
Composite Area & Weighted Runoff Coeff.	50701.85		0.62

Kirpich Time of Concentration Computations Report

Tc = (0.0078 * (L^0.77) * (S^-0.385))

Where:

Tc = Time of Concentration (min)
L = Flow length (ft)
S = Slope (ft/ft)

Subbasin DA#1-Post

User-Defined TOC override (minutes): 10.00

****
Subbasin Runoff Summary
****

Subbasin ID	Accumulated Precip in	Rainfall Intensity in/hr	Total Runoff in	Peak Runoff cfs	Weighted Runoff Coeff	Time of Concentration days	Time of Concentration hh:mm:ss
DA#1-Post	1.27	7.60	0.79	5.48	0.620	0	00:10:00

****
Node Depth Summary
****

Node ID	Average Depth Attained ft	Maximum Depth Attained ft	Maximum HGL Attained ft	Time of Max Occurrence days	Time of Max Occurrence hh:mm	Total Flooded Volume acre-in	Total Time Flooded minutes	Retention Time hh:mm:ss
Jun-01	0.53	0.79	269.79	0	00:18	0	0	0:00:00
Out-1-Post	0.03	0.29	269.04	0	00:18	0	0	0:00:00
Stor-01	0.16	2.67	272.17	0	00:18	0	0	0:00:00

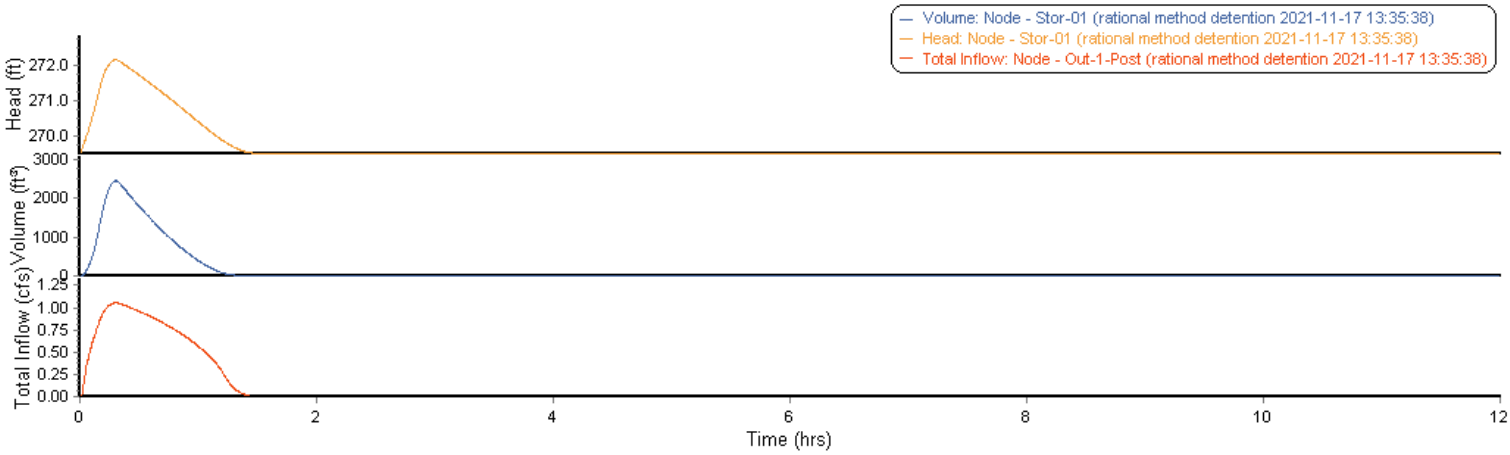
****
Node Flow Summary
****

Node ID	Element Type	Maximum Lateral Inflow cfs	Peak Inflow cfs	Time of Peak Inflow Occurrence days	Time of Peak Inflow Occurrence hh:mm	Maximum Flooding Overflow cfs	Time of Peak Flooding Occurrence days	Time of Peak Flooding Occurrence hh:mm
Jun-01	JUNCTION	0.00	1.05	0	00:18	0.00		
Out-1-Post	OUTFALL	0.00	1.05	0	00:18	0.00		
Stor-01	STORAGE	5.48	5.48	0	00:10	0.00		

****
Storage Node Summary
****

Storage Node ID	Maximum Ponded Volume 1000 ft³	Maximum Ponded Volume (%)	Time of Max Ponded Volume days	Time of Max Ponded Volume hh:mm	Average Ponded Volume 1000 ft³	Average Ponded Volume (%)	Maximum Storage Node Outflow cfs	Maximum Exfiltration Rate cfm	Time of Max. Exfiltration Rate hh:mm:ss	Total Exfiltrated Volume 1000 ft³
Stor-01	2.454	21	0	00:18	0.112	1	1.05	0.00	0:00:00	0.000

```
  **********************
  Outfall Loading Summary
  **********************

  ------------------------------------------------
  Outfall Node ID        Flow   Average      Peak
                    Frequency      Flow    Inflow
                          (%)       cfs       cfs
  ------------------------------------------------
  Out-1-Post            12.38      0.62      1.05
  ------------------------------------------------
  System                12.38      0.62      1.05


  *****************
  Link Flow Summary
  *****************

-------------------------------------------------------------------------------------------------------
--------------------------------
  Link ID              Element       Time of   Maximum  Length   Peak Flow      Design  Ratio of
Ratio of       Total  Reported
                       Type        Peak Flow  Velocity  Factor      during        Flow   Maximum
Maximum        Time  Condition
                                  Occurrence  Attained            Analysis    Capacity   /Design
Flow  Surcharged
                                  days hh:mm    ft/sec                 cfs         cfs      Flow
Depth     minutes

-------------------------------------------------------------------------------------------------------
--------------------------------
  Culvert-01           CONDUIT      0  00:18      4.50    1.00        1.05       13.29      0.08
0.19           0  Calculated
  Orifice-01           ORIFICE      0  00:18                          1.05
0.00
  Weir-01              WEIR         0  00:00                          0.00
0.00


  *******************************
  Highest Flow Instability Indexes
  *******************************
  All links are stable.


  WARNING 107 : Initial water surface elevation defined for Junction Jun-01 is below junction
invert elevation.
                Assumed initial water surface elevation equal to invert elevation.
  WARNING 108 : Surcharge elevation defined for Junction Jun-01 is below junction maximum
elevation. Assumed surcharge elevation equal to maximum elevation.
  WARNING 002 : Max/rim elevation (depth) increased to account for connecting conduit height
dimensions for Node Jun-01.

  Analysis began on:  Wed Nov 17 13:35:36 2021
  Analysis ended on:  Wed Nov 17 13:35:37 2021
  Total elapsed time: 00:00:01
```


Volume: Node - Stor-01 (rational method detention 2021-11-17 13:35:38)
Head: Node - Stor-01 (rational method detention 2021-11-17 13:35:38)
Total Inflow: Node - Out-1-Post (rational method detention 2021-11-17 13:35:38)
Head (ft)
272.0
271.0
270.0
Volume (ft³)
3000
2000
1000
0
Total Inflow (cfs)
1.25
1.00
0.75
0.50
0.25
0.00
0
2
4
6
8
10
12
Time (hrs)

Autodesk® Storm and Sanitary Analysis 2016 - Version 12.0.42 (Build 0)

****
Project Description
****
File Name ..... rational method detention.SPF

****
Analysis Options
****
Flow Units ..... cfs
Subbasin Hydrograph Method. Modified Rational
Time of Concentration..... Kirpich
Return Period..... 50 years
Storm Duration..... 5 min
Link Routing Method ..... Kinematic Wave
Storage Node Exfiltration.. None
Starting Date MAR-15-2021 00:00:00
Ending Date MAR-15-2021 12:00:00
Report Time Step 00:00:10

****
Element Count
****
Number of subbasins 1
Number of nodes 3
Number of links 3

****
Subbasin Summary
****

Subbasin ID	Total Area ft²	Flow Length ft	Average Slope %
DA#1-Post	50701.81	200.00	2.0000

****
Node Summary
****

Node ID	Element Type	Invert Elevation ft	Maximum Elev. ft	Ponded Area ft²	External Inflow
Jun-01	JUNCTION	269.00	274.90	0.00	
Out-1-Post	OUTFALL	268.75	270.25	0.00	
Stor-01	STORAGE	269.50	275.50	0.00	

****
Link Summary
****

Link ID	From Node	To Node	Element Type	Length ft	Slope %	Manning's Roughness
Culvert-01	Jun-01	Out-1-Post	CONDUIT	55.0	1.3636	0.0120
Orifice-01	Stor-01	Jun-01	ORIFICE			
Weir-01	Stor-01	Jun-01	WEIR			

****

Cross Section Summary

Link ID	Shape	Depth/ Diameter (ft)	Width (ft)	No. of Barrels	Cross Sectional Area (ft²)	Full Flow Hydraulic Radius (ft)	Design Flow Capacity (cfs)
Culvert-01	CIRCULAR	1.50	1.50	1	1.77	0.38	13.29

Runoff Quantity Continuity	Volume acre-ft	Depth inches
Total Precipitation	0.137	1.410
Continuity Error (%)	1.000	

Flow Routing Continuity	Volume acre-ft	Volume Mgallons
External Inflow	0.000	0.000
External Outflow	0.084	0.027
Initial Stored Volume	0.000	0.000
Final Stored Volume	0.000	0.000
Continuity Error (%)	0.000	

Runoff Coefficient Computations Report

Subbasin DA#1-Post

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	1886.01	C (0-2%)	0.18
Forest, 25 years or greater	6968.96	C (0-2%)	0.12
Parking, 25 years or greater	25450.92	C (0-2%)	0.95
Pond-Area	4985.99	C (0-2%)	0.80
Bypass-Area	11409.97	C (0-2%)	0.18
Composite Area & Weighted Runoff Coeff.	50701.85		0.62

Kirpich Time of Concentration Computations Report

Tc = (0.0078 * (L^0.77) * (S^-0.385))

Where:

Tc = Time of Concentration (min)
L = Flow length (ft)
S = Slope (ft/ft)

Subbasin DA#1-Post

User-Defined TOC override (minutes): 10.00

****
Subbasin Runoff Summary
****

Subbasin ID	Accumulated Precip in	Rainfall Intensity in/hr	Total Runoff in	Peak Runoff cfs	Weighted Runoff Coeff	Time of Concentration days	Time of Concentration hh:mm:ss
DA#1-Post	1.41	8.46	0.87	6.11	0.620	0	00:10:00

****
Node Depth Summary
****

Node ID	Average Depth Attained ft	Maximum Depth Attained ft	Maximum HGL Attained ft	Time of Max Occurrence days	Time of Max Occurrence hh:mm	Total Flooded Volume acre-in	Total Time Flooded minutes	Retention Time hh:mm:ss
Jun-01	0.53	0.79	269.79	0	00:18	0	0	0:00:00
Out-1-Post	0.03	0.29	269.04	0	00:18	0	0	0:00:00
Stor-01	0.18	2.86	272.36	0	00:18	0	0	0:00:00

****
Node Flow Summary
****

Node ID	Element Type	Maximum Lateral Inflow cfs	Peak Inflow cfs	Time of Peak Inflow Occurrence days	Time of Peak Inflow Occurrence hh:mm	Maximum Flooding Overflow cfs	Time of Peak Flooding Occurrence days	Time of Peak Flooding Occurrence hh:mm
Jun-01	JUNCTION	0.00	1.09	0	00:18	0.00		
Out-1-Post	OUTFALL	0.00	1.09	0	00:18	0.00		
Stor-01	STORAGE	6.11	6.11	0	00:10	0.00		

****
Storage Node Summary
****

Storage Node ID	Maximum Ponded Volume 1000 ft³	Maximum Ponded (%)	Time of Max Ponded days	Time of Max Ponded hh:mm	Average Ponded Volume 1000 ft³	Average Ponded (%)	Maximum Storage Node Outflow cfs	Maximum Exfiltration Rate cfm	Time of Max. Exfiltration Rate hh:mm:ss	Total Exfiltrated Volume 1000 ft³
Stor-01	2.787	24	0	00:18	0.136	1	1.09	0.00	0:00:00	0.000

****
Outfall Loading Summary
****

Outfall Node ID	Flow Frequency (%)	Average Flow cfs	Peak Inflow cfs
Out-1-Post	13.11	0.65	1.09
System	13.11	0.65	1.09

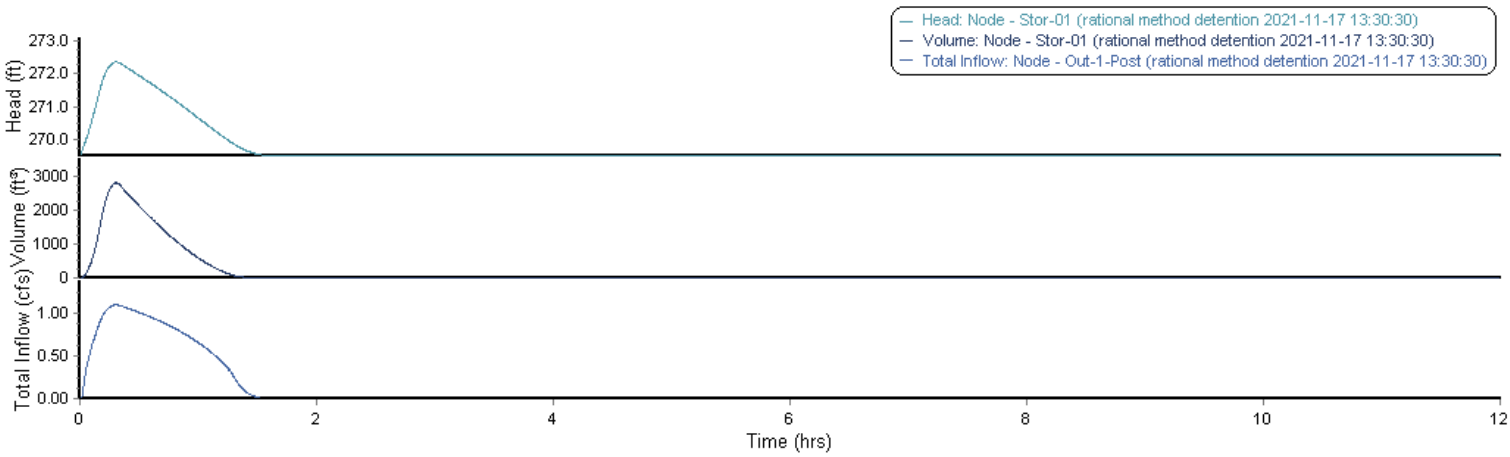
****
Link Flow Summary
****

Link ID	Element Type	Time of Peak Flow Occurrence days hh:mm	Maximum Velocity Attained ft/sec	Length Factor	Peak Flow during Analysis cfs	Design Flow Capacity cfs	Ratio of Maximum /Design Flow	Ratio of Maximum Depth	Total Time minutes	Reported Condition
Culvert-01	CONDUIT	0 00:18	4.55	1.00	1.09	13.29	0.08	0.19	0	Calculated
Orifice-01	ORIFICE	0 00:18			1.09			0.00		
Weir-01	WEIR	0 00:00			0.00			0.00		

****
Highest Flow Instability Indexes
****
All links are stable.

WARNING 107 : Initial water surface elevation defined for Junction Jun-01 is below junction invert elevation.
Assumed initial water surface elevation equal to invert elevation.
WARNING 108 : Surcharge elevation defined for Junction Jun-01 is below junction maximum elevation. Assumed surcharge elevation equal to maximum elevation.
WARNING 002 : Max/rim elevation (depth) increased to account for connecting conduit height dimensions for Node Jun-01.

Analysis began on: Wed Nov 17 13:30:28 2021
Analysis ended on: Wed Nov 17 13:30:29 2021
Total elapsed time: 00:00:01


Head: Node - Stor-01 (rational method detention 2021-11-17 13:30:30)
Volume: Node - Stor-01 (rational method detention 2021-11-17 13:30:30)
Total Inflow: Node - Out-1-Post (rational method detention 2021-11-17 13:30:30)
Head (ft)
273.0
272.0
271.0
270.0
Volume (ft³)
3000
2000
1000
0
Total Inflow (cfs)
1.00
0.50
0.00
0
2
4
6
8
10
12
Time (hrs)

Autodesk® Storm and Sanitary Analysis 2016 - Version 12.0.42 (Build 0)

****
Project Description
****
File Name ..... rational method detention.SPF

****
Analysis Options
****
Flow Units ..... cfs
Subbasin Hydrograph Method. Modified Rational
Time of Concentration..... Kirpich
Return Period..... 100 years
Storm Duration..... 5 min
Link Routing Method ..... Kinematic Wave
Storage Node Exfiltration.. None
Starting Date MAR-15-2021 00:00:00
Ending Date MAR-15-2021 12:00:00
Report Time Step 00:00:10

****
Element Count
****
Number of subbasins 1
Number of nodes 3
Number of links 3

****
Subbasin Summary
****

Subbasin ID	Total Area ft²	Flow Length ft	Average Slope %
DA#1-Post	50701.81	200.00	2.0000

****
Node Summary
****

Node ID	Element Type	Invert Elevation ft	Maximum Elev. ft	Ponded Area ft²	External Inflow
Jun-01	JUNCTION	269.00	274.90	0.00	
Out-1-Post	OUTFALL	268.75	270.25	0.00	
Stor-01	STORAGE	269.50	275.50	0.00	

****
Link Summary
****

Link ID	From Node	To Node	Element Type	Length ft	Slope %	Manning's Roughness
Culvert-01	Jun-01	Out-1-Post	CONDUIT	55.0	1.3636	0.0120
Orifice-01	Stor-01	Jun-01	ORIFICE			
Weir-01	Stor-01	Jun-01	WEIR			

****

Cross Section Summary

Link ID	Shape	Depth/ Diameter ft	Width ft	No. of Barrels	Cross Sectional Area ft²	Full Flow Hydraulic Radius ft	Design Flow Capacity cfs
Culvert-01	CIRCULAR	1.50	1.50	1	1.77	0.38	13.29

Runoff Quantity Continuity	Volume acre-ft	Depth inches
Total Precipitation	0.151	1.553
Continuity Error (%)	1.000	

Flow Routing Continuity	Volume acre-ft	Volume Mgallons
External Inflow	0.000	0.000
External Outflow	0.093	0.030
Initial Stored Volume	0.000	0.000
Final Stored Volume	0.000	0.000
Continuity Error (%)	0.000	

Runoff Coefficient Computations Report

Subbasin DA#1-Post

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	1886.01	C (0-2%)	0.18
Forest, 25 years or greater	6968.96	C (0-2%)	0.12
Parking, 25 years or greater	25450.92	C (0-2%)	0.95
Pond-Area	4985.99	C (0-2%)	0.80
Bypass-Area	11409.97	C (0-2%)	0.18
Composite Area & Weighted Runoff Coeff.	50701.85		0.62

Kirpich Time of Concentration Computations Report

Tc = (0.0078 * (L^0.77) * (S^-0.385))

Where:

Tc = Time of Concentration (min)
L = Flow length (ft)
S = Slope (ft/ft)

Subbasin DA#1-Post

User-Defined TOC override (minutes): 10.00

****
Subbasin Runoff Summary
****

Subbasin ID	Accumulated Precip in	Rainfall Intensity in/hr	Total Runoff in	Peak Runoff cfs	Weighted Runoff Coeff	Time of Concentration days	Time of Concentration hh:mm:ss
DA#1-Post	1.55	9.32	0.96	6.73	0.620	0	00:10:00

****
Node Depth Summary
****

Node ID	Average Depth Attained ft	Maximum Depth Attained ft	Maximum HGL Attained ft	Time of Max Occurrence days	Time of Max Occurrence hh:mm	Total Flooded Volume acre-in	Total Time Flooded minutes	Retention Time hh:mm:ss
Jun-01	0.53	0.80	269.80	0	00:18	0	0	0:00:00
Out-1-Post	0.03	0.30	269.05	0	00:18	0	0	0:00:00
Stor-01	0.21	3.05	272.55	0	00:18	0	0	0:00:00

****
Node Flow Summary
****

Node ID	Element Type	Maximum Lateral Inflow cfs	Peak Inflow cfs	Time of Peak Inflow Occurrence days	Time of Peak Inflow Occurrence hh:mm	Maximum Flooding Overflow cfs	Time of Peak Flooding Occurrence days	Time of Peak Flooding Occurrence hh:mm
Jun-01	JUNCTION	0.00	1.13	0	00:18	0.00		
Out-1-Post	OUTFALL	0.00	1.13	0	00:18	0.00		
Stor-01	STORAGE	6.73	6.73	0	00:10	0.00		

****
Storage Node Summary
****

Storage Node ID	Maximum Ponded Volume 1000 ft³	Maximum Ponded Volume (%)	Time of Max Ponded Volume days	Time of Max Ponded Volume hh:mm	Average Ponded Volume 1000 ft³	Average Ponded Volume (%)	Maximum Storage Node Outflow cfs	Maximum Exfiltration Rate cfm	Time of Max. Exfiltration Rate hh:mm:ss	Total Exfiltrated Volume 1000 ft³
Stor-01	3.124	27	0	00:18	0.161	1	1.13	0.00	0:00:00	0.000

****
Outfall Loading Summary
****

Outfall Node ID	Flow Frequency (%)	Average Flow cfs	Peak Inflow cfs
Out-1-Post	13.81	0.68	1.13
System	13.81	0.68	1.13

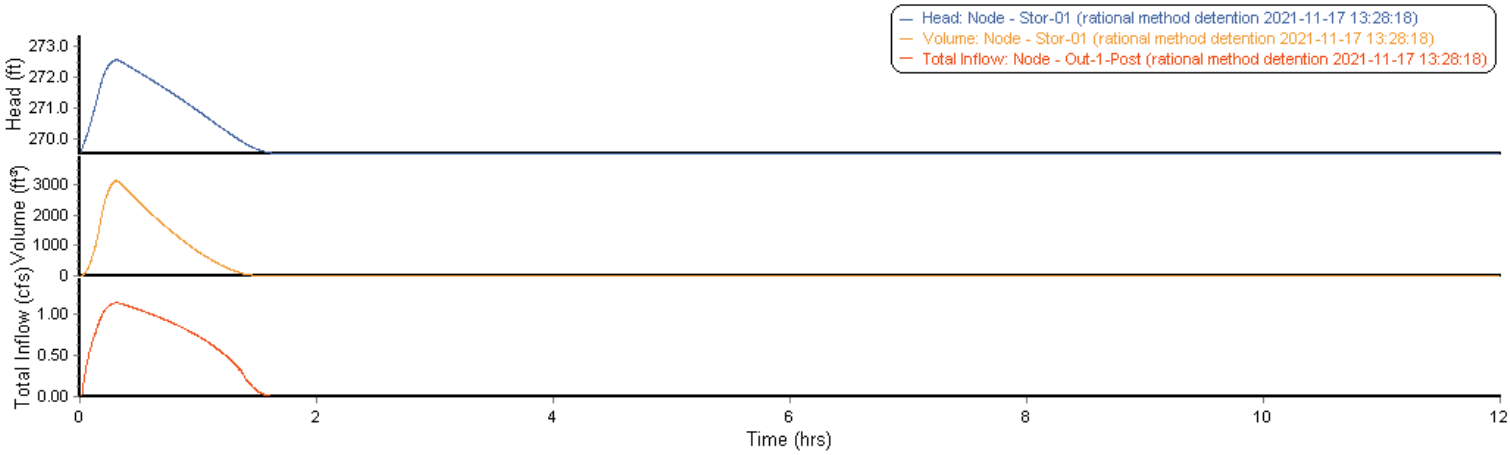
****
Link Flow Summary
****

Link ID	Element Type	Time of Peak Flow Occurrence days hh:mm	Maximum Velocity Attained ft/sec	Length Factor	Peak Flow during Analysis cfs	Design Flow Capacity cfs	Ratio of Maximum /Design Flow	Ratio of Maximum Depth	Total Time minutes	Reported Condition
Culvert-01	CONDUIT	0 00:18	4.59	1.00	1.13	13.29	0.09	0.20	0	Calculated
Orifice-01	ORIFICE	0 00:18			1.13			0.00		
Weir-01	WEIR	0 00:00			0.00			0.00		

****
Highest Flow Instability Indexes
****
All links are stable.

WARNING 107 : Initial water surface elevation defined for Junction Jun-01 is below junction invert elevation.
Assumed initial water surface elevation equal to invert elevation.
WARNING 108 : Surcharge elevation defined for Junction Jun-01 is below junction maximum elevation. Assumed surcharge elevation equal to maximum elevation.
WARNING 002 : Max/rim elevation (depth) increased to account for connecting conduit height dimensions for Node Jun-01.

Analysis began on: Wed Nov 17 13:28:15 2021
Analysis ended on: Wed Nov 17 13:28:16 2021
Total elapsed time: 00:00:01


Head: Node - Stor-01 (rational method detention 2021-11-17 13:28:18)
Volume: Node - Stor-01 (rational method detention 2021-11-17 13:28:18)
Total Inflow: Node - Out-1-Post (rational method detention 2021-11-17 13:28:18)
Head (ft)
273.0
272.0
271.0
270.0
Volume (ft³)
3000
2000
1000
0
Total Inflow (cfs)
1.00
0.50
0.00
0
2
4
6
8
10
12
Time (hrs)

Enclosure 8

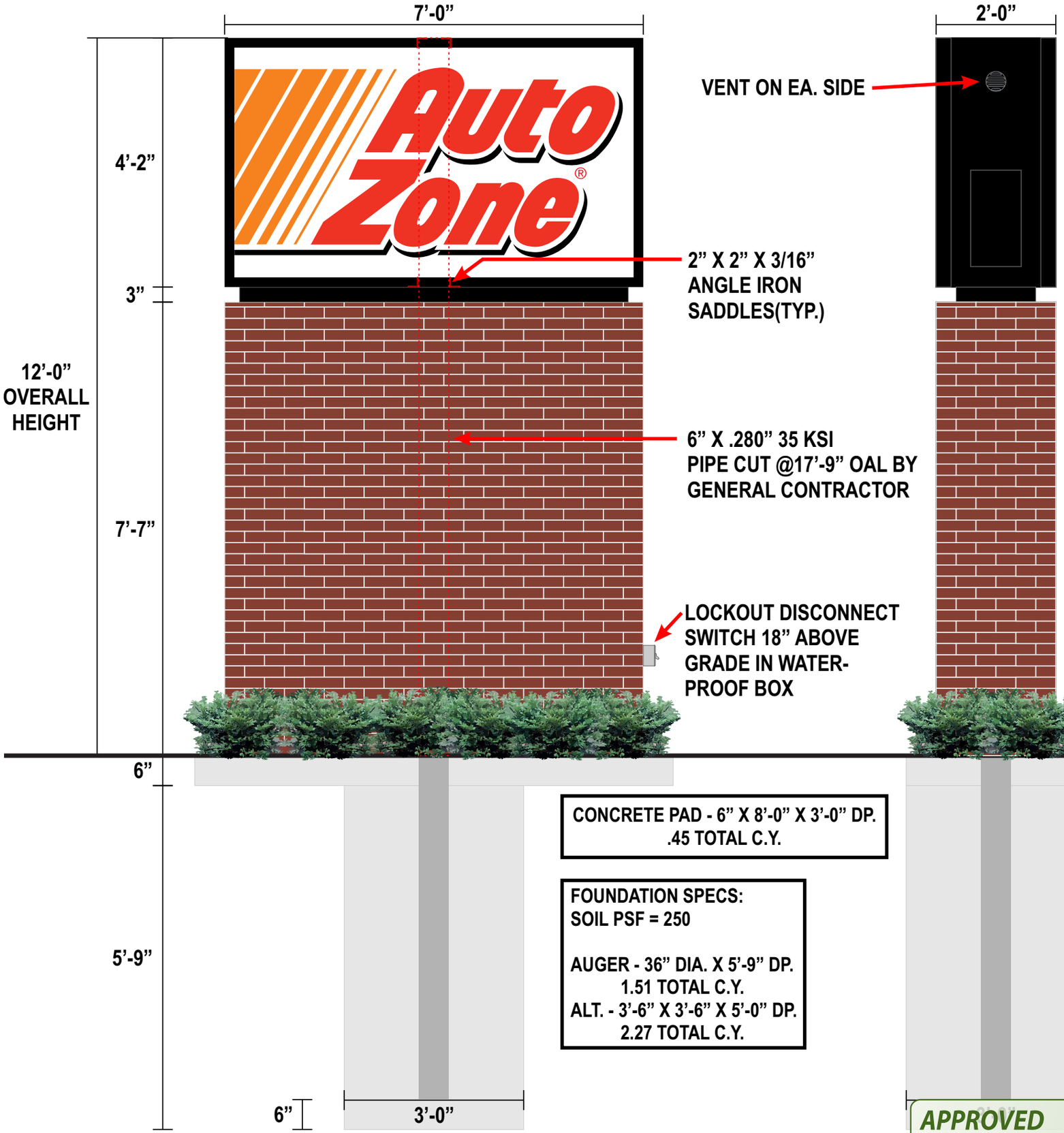
Pipe Capacity Calculations

Gluckstadt, MS **AutoZone** **11/16/2021**

24-hour storm event precipitation

Catchment	Drain Area 1 (sf)	runoff C Area 1	Drain Area 2 (sf)	runoff C Area 2	Total Area (acres)	weighted C	actual Tc (min)	chosen Tc (min)	rainfall I (10) (in/hr)	rainfall I (25) (in/hr)	rainfall I (50) (in/hr)	rainfall I (100) (in/hr)	runoff Q (10) (cfs)	runoff Q (25) (cfs)	runoff Q (50) (cfs)	runoff Q (100) (cfs)
SW Area Inlet	1,115	0.18	5280	0.95	**0.15**	**0.82**	10.0	**10.0**	**6.50**	**7.60**	**8.46**	**9.32**	**0.78**	**0.91**	**1.01**	**1.12**
SE Curb Inlet	1,052	0.18	6750	0.95	**0.18**	**0.85**	10.0	**10.0**	**6.50**	**7.60**	**8.46**	**9.32**	**0.99**	**1.15**	**1.28**	**1.41**
NE Curb Inlet	0	0.18	5740	0.95	**0.13**	**0.95**	10.0	**10.0**	**6.50**	**7.60**	**8.46**	**9.32**	**0.81**	**0.95**	**1.06**	**1.17**

Catchment	runoff Q (25) (cfs)	Catch Basin efficiency	captured flow (cfs)	cumulat. Q (25) (cfs)	Pipe Out Desig.	U.S. Invert Elev.	D.S. Invert Elev.	Pipe Length (ft)	Pipe slope %	Pipe Size (inches)	U.S. Grade at CB	Cover over pipe (ft)	D.S. Grade at CB	Cover over pipe (ft)	Full Flow (cfs)	Q / Qfull	velocity (fps)	bypass flow (cfs)
SW Area Inlet	**0.91**	100.0%	**0.91**	**0.91**		272.63	271.55	108.0	1.00%	18	275.63	1.3	273.99	0.7	11.8	0.1	2.6	0.00
SE Curb Inlet	**1.15**	100.0%	**1.15**	**2.06**		271.55	270.75	76.0	1.05%	18	273.99	0.7	274.45	1.9	12.0	0.2	4.0	0.00
NE Curb Inlet	**0.95**	100.0%	**0.95**	**3.01**	to pond	270.75	270.00	70.0	1.07%	18	274.45	1.9	272.00	0.3	12.0	0.3	5.2	0.00



NOTES:

4’-2” X 7’-0” X 2’-0” @ 12’-0” OAH INTERNALLY LED ILLUMINATED MONUMENT
FLEX FACES W/ FIRST SURFACE VINYL GRAPHICS
3” ALUMINUM REVEAL
2” RETAINERS

COLORS:

CABINET, RETAINERS, & REVEAL - MATTHEWS 42-204 GLOSS BLACK
AUTOZONE FACE - 3M PANAGRAPHICS III FLEXIBLE FACES W/ 3M 3630-44 ORANGE, 3630-143 RED, & 3630-22 BLACK VINYL W/ 3660 MATTE LAMINATE

**BRICK BASE TO MATCH BUILDING
CAROLINA CERAMICS - CHERRY VELOUR

LANDSCAPING REQUIREMENTS:

THE BASE OF ALL GROUND-MOUNTED SIGNS IN RESIDENTIAL, COMMERCIAL, AND INDUSTRIAL DISTRICTS SHALL BE FULLY LANDSCAPED WITH PLANTERS AND/OR SHRUBS IN ALL DIRECTIONS, NOT LESS THAN THE DIMENSIONAL WIDTH OF THE SIGN.

CONCRETE PAD - 6” X 8’-0” X 3’-0” DP.
.45 TOTAL C.Y.

FOUNDATION SPECS:
SOIL PSF = 250

AUGER - 36” DIA. X 5’-9” DP.
1.51 TOTAL C.Y.
ALT. - 3’-6” X 3’-6” X 5’-0” DP.
2.27 TOTAL C.Y.

GENERAL CONTRACTOR TO PROVIDE STEEL POLE, DIG FOOTER, POUR CONCRETE TO INCLUDE PAD, SET POLE, PROVIDE AND INSTALL BASE. SIGN VENDOR TO PROVIDE DOUBLE-FACE CABINET AND INSTALL ON POLE.

APPROVED
By Laura Beth Myers at 2:48 pm, Oct 13, 2021

THIS DRAWING IS FOR CONCEPTUAL PURPOSES ONLY. DUE TO CONSTRUCTION CONSTRAINT

ID. ASSOCIATES
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www.idassociatesinc.com

CLIENT:	AUTOZONE	STORE NO:	#5607	REV:	REV:	REV:	REV:	Underwriters Laboratories Inc.® LISTED	
LOCATION:	GLUCKSTADT, MISSISSIPPI	DATE:	10/13/21	REV:	REV:	REV:	REV:		
ACCOUNT REP.:	CYNDI CRAWFORD	DRAWN BY:	JAS	REV:	REV:	REV:	EXHIBIT APPROVED BY:		
DRAWING NO:	AZ#5607-GLUCKSTADT, MS-FREESTANDING EXHIBIT				REV:	REV:			

Civil Engineering Services

P.O. Box 1302, Fairview, TN 37062 Office: (615) 533-0401

November 18, 2021

Attn: Tim Bryan
Madison County Road Department
3137 South Liberty Street
P.O. Box 608
Canton, MS 39046
(601) 855-5670

RE: Drainage / Stormwater Design Report
AutoZone retail store (Store #0152)
West of 1078 Gluckstadt Road
Gluckstadt, Madison County, Mississippi 39110

Mr. Bryan:

Below and enclosed is our submittal of the stormwater design letter report for the site of the proposed AutoZone retail store located at the address referenced above (see Enclosure 1 for site location map). Please include this report in your review of the proposed site development plans.

Existing Site Conditions:

The subject property is currently undeveloped and is situated between 1070 and 1078 Gluckstadt Road. The site is bordered to the east by an office building, now or formerly The Giles Group, LLC. To the west, the site is bordered by the Gluckstadt Animal Hospital. The site is bordered to the north by a heavily wooded drainage channel (referred to as Stream O in the FEMA FIS), and to the south by Gluckstadt Road.

The existing project site generally drains southwest to northeast. There is an existing storm sewer, along with two storm sewer inlets, on Gluckstadt Road. The size and depth of this storm sewer is unknown, as the inlets were not accessible at the time of the survey. There are two outfall points for the existing site. Outfall #1 is the existing storm sewer inlet, located just east of this site. Only a small portion of the site and adjacent right-of-way drain to Gluckstadt Road, and to this existing inlet. Outfall #2 is at the northern property line where runoff from this site drains into Stream O.

Proposed Site Conditions:

The proposed project is to construct an AutoZone retail store with a detention pond, drainage system, drive aisle, and parking spaces, and to bring all utilities to the building envelopes. Proposed site drainage

patterns have been designed to limit the amount of sheet flow to Outfall #1 and to drain the majority of the proposed site to the proposed detention pond and ultimately to Outfall #2 (at Stream O).

The onsite drainage system, which includes an above ground detention pond, was designed to meet Madison County stormwater regulations. More specifically, it is required that the proposed site and stormwater system limit site runoff to pre-development levels. Also, the proposed detention pond has been designed to safely pass the 100-year, 24-hour design storm.

Flood Plain Information:

This site lies in Special Flood Hazard Areas Zone AE with Base Flood Elevation (BFE) determined, according to FEMA FIRM Map Number 28089C0415F with an effective date of March 17, 2010. The base flood elevation of Stream O at this site is approximately 275.00 for the 100-year storm event, and approximately 274.50 for the 10-year storm event. These elevations have been interpolated from the Flood Insurance Study (FIS) flood profiles, for the approximate site location. The FEMA Firmette and FIS are included with this report in Enclosure 2.

To raise the proposed building above the 100-year flood elevation, fill will be placed on the site within the flood plain. The finish floor elevation of the proposed building has been set at 277.03, and a minimum elevation of 275.50 has been established for the top of berm around the detention pond. Approximately 600 cubic yards (net) of fill material (including pavement) will be required to achieve proposed finish grades, within the flood plain. However, only 2 cubic yards of fill material will be placed within the floodway, at the northeast corner of the detention pond. The remainder of the proposed grading within the floodway will be approximately 405 cubic yards of excavation.

Methods:

Since this is a small site and the storm water runoff is directed to the proposed storm drainage system, only one drainage area encompassing the entire site was used for the pre-development and post-development conditions (see Enclosure 3). The time of concentration and the SCS Curve number (CN) for each sub-drainage area were estimated based on the soil type and development conditions, and then the Rational Method was utilized to calculate runoff peak flows. Rainfall intensity data obtained from the NOAA Atlas 14, Volume 2, Version 3 (see Enclosure 5) were used along with a SCS Type III 24-hr storm to generate runoff hydrographs.

The NRCS's Soil Survey was reviewed for Hydrologic Soil type. The soils report, included as Enclosure 4, shows the entire site to be in a B soil classification. Due to small size of the site, the time of concentration was assumed to be 10 minutes for both pre-developed and post-developed conditions.

To perform the calculations described above, Autodesk Storm & Sanitary Analysis modeling software was used. The Rational Method runoff calculations for the existing and proposed conditions are included as Enclosure 7, as well as the detention calculations. Enclosure 8 includes the pipe capacity calculations.

Remainder of page intentionally blank

Results:

The proposed site decreases peak discharges resulting from the 2, 10, 25, 50 and 100-yr design storms. The results, including peak pond elevations, are included in the table below:

Storm Event	Existing Conditions Q (cfs)	Proposed Conditions			
		Q_{inflow} (cfs)	Peak Storage Volume (cu.ft.)	Peak Storage Elevation (ft.)	$Q_{outfall}$ (cfs)
2-yr	0.95	3.45	1,393	271.43	0.88
10-yr	1.29	4.69	2,033	271.90	0.99
25-yr	1.50	5.48	2,454	272.17	1.05
50-yr	1.67	6.11	2,787	272.36	1.09
100-yr	1.84	6.73	3,124	272.55	1.13

If you have any questions or need further information during your review of this site, please do not hesitate to call me at (615) 533-0401 to discuss.

Respectfully,

Ray G. Flake, $PE_{(MS)}$

Enc. Enclosure 1 – Site Location Map
Enclosure 2 – FEMA Flood Map
Enclosure 3 – Drainage Area Maps
Enclosure 4 – NRCS Soils Report
Enclosure 5 – Rainfall and Curve Number Reference Information
Enclosure 6 – Curve Number Calculations
Enclosure 7 – Rational Method Runoff & Detention Calculations
Enclosure 8 – Pipe Capacity Calculations

Enclosure 1

Site Location Map

Gluckstadt, MS

AutoZone, store #0152

Section 9, II)

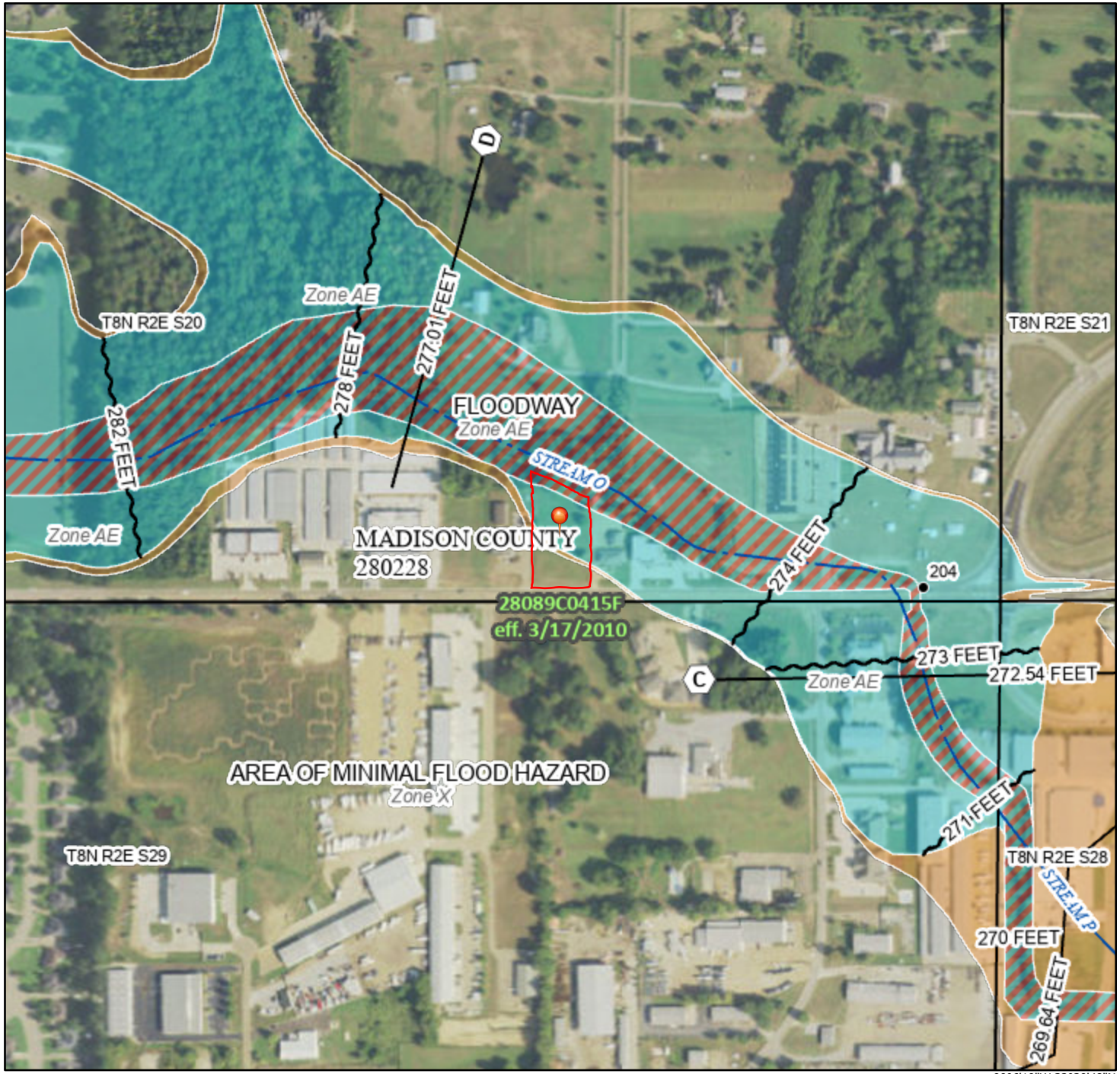
Enclosure 2

FEMA Flood Map

National Flood Hazard Layer FIRMette

FEMA

90°6'56"W 32°31'18"N



90°6'19"W 32°30'48"N

Feet

0 250 500 1,000 1,500 2,000

1:6,000

Basemap: USGS National Map: Orthoimagery: Data refreshed October, 2020

Legend

Section 9, II)

SEE FIS REPORT FOR DETAILED LEGEND AND INDEX MA UT

SPECIAL FLOOD HAZARD AREAS
- Without Base Flood Elevation (BFE) *Zone A, V, A99*
- With BFE or Depth *Zone AE, AO, AH, VE, AR*
- Regulatory Floodway

OTHER AREAS OF FLOOD HAZARD
- 0.2% Annual Chance Flood Hazard, Areas of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile *Zone X*
- Future Conditions 1% Annual Chance Flood Hazard *Zone X*
- Area with Reduced Flood Risk due to Levee. See Notes. *Zone X*
- Area with Flood Risk due to Levee *Zone D*

OTHER AREAS
- NO SCREEN Area of Minimal Flood Hazard *Zone X*
- Effective LOMRs
- Area of Undetermined Flood Hazard *Zone D*

GENERAL STRUCTURES
- Channel, Culvert, or Storm Sewer
- Levee, Dike, or Floodwall

OTHER FEATURES
- 20.2 / 17.5 Cross Sections with 1% Annual Chance / Water Surface Elevation
- Coastal Transect
- Base Flood Elevation Line (BFE)
- Limit of Study
- Jurisdiction Boundary
- Coastal Transect Baseline
- Profile Baseline
- Hydrographic Feature

MAP PANELS
- Digital Data Available
- No Digital Data Available
- Unmapped

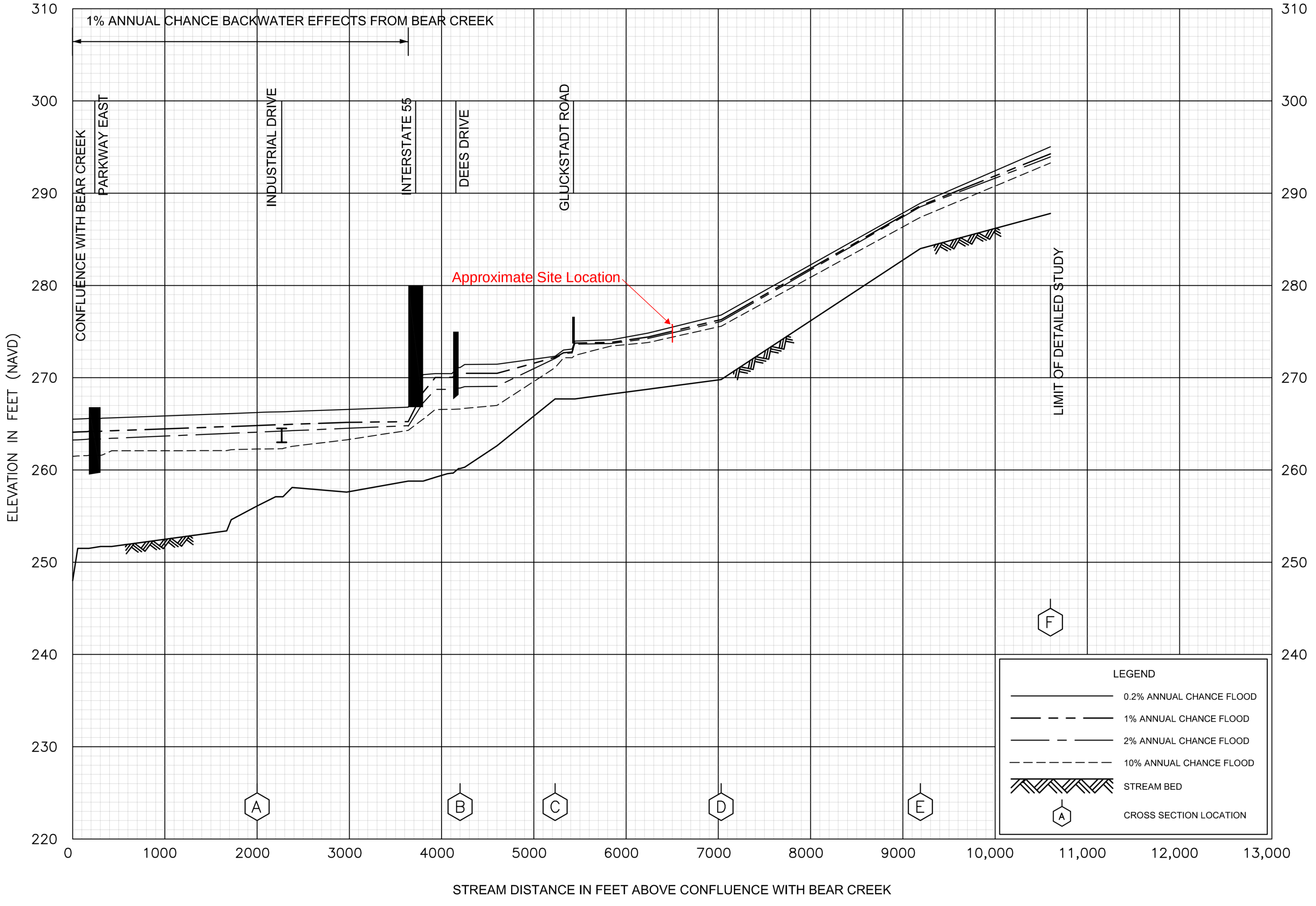
N

The pin displayed on the map is an approximate point selected by the user and does not represent an authoritative property location.

This map complies with FEMA's standards for the use of digital flood maps if it is not void as described below. The basemap shown complies with FEMA's basemap accuracy standards

The flood hazard information is derived directly from the authoritative NFHL web services provided by FEMA. This map was exported on 9/8/2021 at 9:42 PM and does not reflect changes or amendments subsequent to this date and time. The NFHL and effective information may change or become superseded by new data over time.

This map image is void if the one or more of the following map elements do not appear: basemap imagery, flood zone labels, legend, scale bar, map creation date, community id FIRM panel number, and FIRM effective date. Map i unmapped and unmodernized areas cannot be use regulatory purposes.



FLOOD PROFILES

STREAM O

FEDERAL EMERGENCY MANAGEMENT AGENCY

MADISON COUNTY, MS

AND INCORPORATED AREAS

68P

Enclosure 3

Drainage Area Maps

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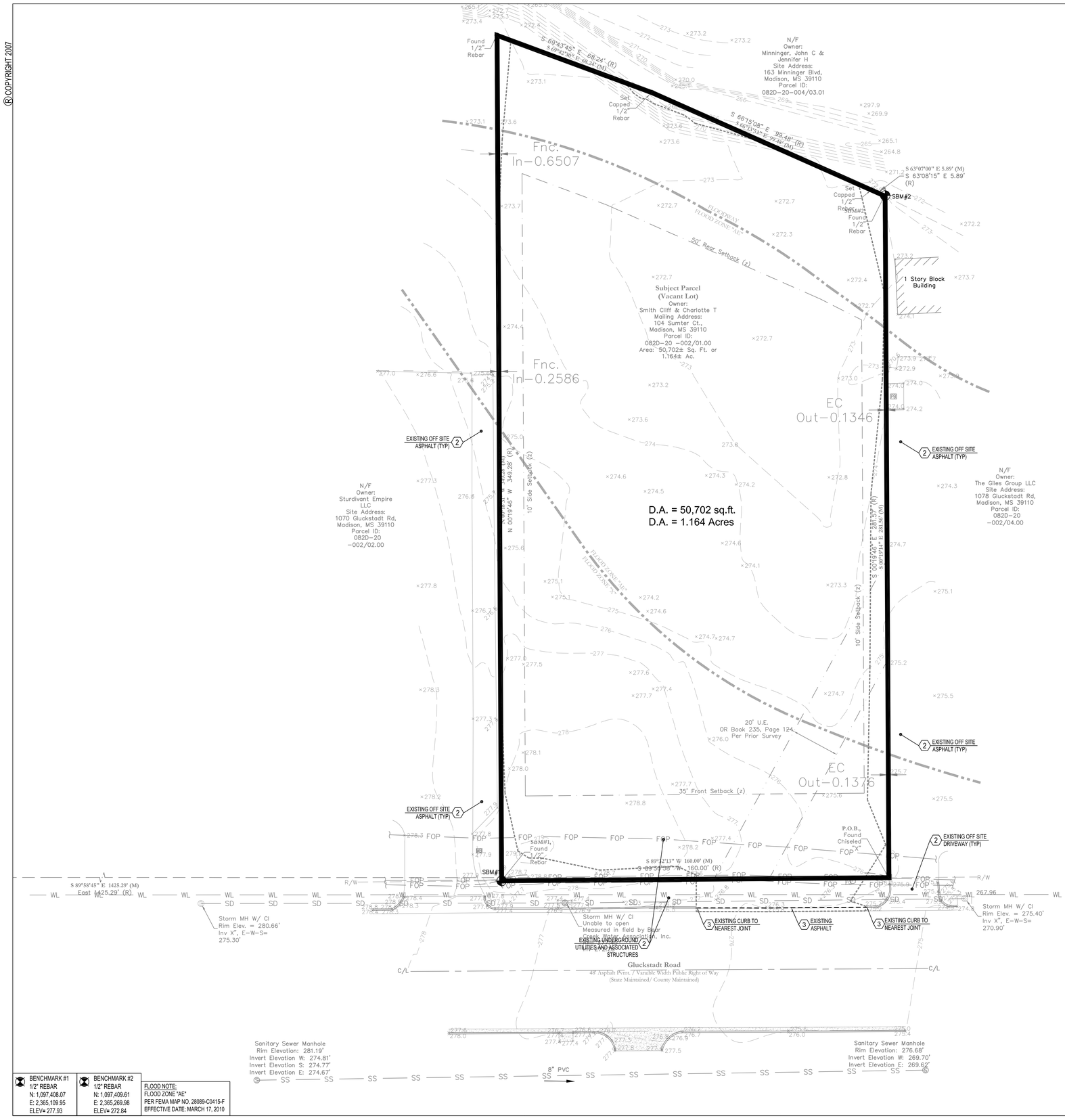

DEMOLITION LEGEND

- APPROXIMATE LIMITS OF ASPHALT/CONCRETE SAWCUT
- APPROXIMATE LIMITS OF ASPHALT/CONCRETE REMOVAL

KEYNOTES

1. REMOVE EXISTING STRUCTURE
2. PROTECT EXISTING STRUCTURE
3. SAWCUT ASPHALT / CONCRETE
4. RELOCATE EXISTING SITE STRUCTURE OR UTILITY

DEMOLITION NOTES

1. ALL WORK TO BE ACCOMPLISHED IN STRICT ACCORDANCE WITH ALL LOCAL ORDINANCES, CITY OR STATE.
2. WITHIN THE SUBJECT PROPERTY, THE INTENT IS TO HAVE A CLEAN, CLEAR SITE, FREE OF ALL EXISTING ITEMS NOTED TO BE REMOVED IN ORDER TO PERMIT THE CONSTRUCTION OF THE NEW PROJECT.
3. ALL ITEMS NOTED TO BE REMOVED BY THE SELLER SHALL BE ACCOMPLISHED PRIOR TO THE CLOSING OF THE REAL ESTATE TRANSACTION. ALL OTHER ITEMS NOTED TO BE REMOVED SHALL BE DONE SO AS PART OF THE CONTRACT FOR GENERAL CONSTRUCTION.
4. REMOVE AND DISPOSE OF ANY SIDEWALKS, FENCES, STAIRS, WALLS, DEBRIS AND RUBBISH REQUIRING REMOVAL FROM THE WORK AREA IN AN APPROVED OFF SITE LANDFILL.
5. THE CONTRACTOR SHALL SECURE ALL PERMITS FOR HIS DEMOLITION AND DISPOSAL OF HIS DEMOLITION MATERIAL TO BE REMOVED FROM THE SITE. THE CONTRACTOR SHALL POST BONDS AND PAY PERMIT FEES AS REQUIRED. BUILDING DEMOLITION CONTRACTOR SHALL BE RESPONSIBLE FOR PERMITS AND DISPOSAL OF BUILDING DEMOLITION DEBRIS.
6. THE DETAILED PLANS MAY NOT REFLECT ALL UTILITIES ON THE SITE OR SURROUNDING STREETS AND PROPERTIES. THE CONTRACTOR SHALL VERIFY LOCATIONS AND EXISTENCE OF UTILITY SERVICES PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL CALL "DIG SAFE" AT 1-800-344-7233, 72 HOURS PRIOR TO CONSTRUCTION.
7. THE CONTRACTOR TO REMOVE ALL UTILITIES TO EXISTING STRUCTURES WHETHER SHOWN OR NOT OR ARRANGE FOR THE APPROPRIATE UTILITY COMPANY TO CUT AND CAP SERVICE PIPING AT THE PROPERTY LINE OR MAIN (AS REQUIRED). ALL SERVICES MAY NOT BE SHOWN ON THIS PLAN.
9. FOR ALL ITEMS NOTED TO BE REMOVED - REMOVE NOT ONLY THE ABOVE GROUND ELEMENTS, BUT ALL UNDERGROUND ELEMENTS AS WELL INCLUDING BUT NOT NECESSARILY LIMITED TO: FOUNDATIONS, GRAVEL FILLS, TREE ROOTS, OLD PIPES, ETC.
10. BACK FILL ALL EXCAVATIONS RESULTING FROM THE DEMOLITION WORK TO MEET THE REQUIREMENTS FOR FILL OUTLINED IN THE GEOTECHNICAL REPORT.
11. THE CONTRACTOR SHALL PROTECT ALL IRON PINS, MONUMENTS AND PROPERTY CORNERS DURING CONSTRUCTION. ANY CONTRACTOR DISTURBED PINS, MONUMENTS, ETC. SHALL BE RESET BY A LICENSED LAND SURVEYOR AT THE EXPENSE OF THE CONTRACTOR.
12. THE CONTRACTOR SHALL RESTORE ANY UTILITY STRUCTURE, PIPES, PAVEMENT, CURBS, SIDEWALKS OR LANDSCAPED AREAS DISTURBED DURING DEMOLITION TO THEIR ORIGINAL CONDITION TO THE SATISFACTION.
13. ALL BUILDINGS, FOUNDATION WALLS AND FOOTINGS INDICATED ON THIS PLAN TO BE REMOVED FROM SITE. CONTRACTOR SHALL SECURE ANY PERMITS AND PAY ALL FEES AND PERFORM CLEARING AND GRUBBING AND DEBRIS REMOVAL PRIOR TO COMMENCEMENT OF GRADING OPERATIONS.
14. ASBESTOS AND ANY OTHER HAZARDOUS MATERIAL SHALL BE REMOVED BY THE CONTRACTOR USING A LICENSED HAZARDOUS MATERIAL CONTRACTOR PER ASBESTOS REPORT PREPARED BY XXXXXXXXXX. PRIOR TO THE START OF DEMOLITION, FEDERAL LAW REQUIRES THAT THE LOCAL EPA OFFICE TO BE NOTIFIED IN WRITING @ LEAST 10 WORKING DAYS.

EXISTING CONDITIONS DRAINAGE AREA MAP

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

BENCHMARK #1	BENCHMARK #2
1/2" REBAR	1/2" REBAR
N: 1,097,408.07	N: 1,097,409.61
E: 2,365,109.95	E: 2,365,269.98
ELEV= 277.93	ELEV= 272.64

FLOOD NOTE:
FLOOD ZONE "AE"
PER FEMA MAP NO. 28089-C0415-F
EFFECTIVE DATE: MARCH 17, 2010

Civil Engineering Services
7705 Spicer Farm Lane
Fairview, Tennessee
37062
phone: (615) 533-0401
fax: (615) 523-8865
e-mail: ray@civilengineeringservices.net
Engineering, Environmental, Land Planning

NORTH

NAD83 MS STATE PLANE

REVISIONS			
1	2	3	
4	5	6	

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD
GLUCKSTADT MS 39110
DEMOLITION PLAN

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL: (901) 495-8994 FAX: (901) 495-8969
For Bidding & Contractor Information Contact:
Dodge Data & Analytics. Tel. 413-930-4215
Cindy.searcy@construction.com

10/08/2021

7N2

D1.0

© COPYRIGHT 2007

GENERAL GRADING LEGEND

TC	TOP OF CURB ELEVATION
P	BOTTOM OF CURB ELEVATION
FG	FINISHED GRADE ELEVATION
SW	SIDEWALK ELEVATION
MG	MATCH EXISTING GRADE ELEVATION
TB	TOP OF BANK GRADE ELEVATION
RIM	TOP OF RIM ELEVATION AT STRUCTURE
HP	HIGH POINT GRADE ELEVATION
1.09%	PROPOSED GRADE SLOPE
- - - - - -	LIMIT OF DISTURBANCE
———	PROPOSED SWALE

GRADING KEYNOTES

1. LIMITS OF LAND DISTURBANCE
2. PROVIDE 2.00% MAXIMUM CROSS SLOPE
3. PROVIDE SWALE - SEE SLOPE AND ELEVATIONS THIS SHEET
4. MATCH EXISTING GRADES

GRADING INFORMATION

LIMITS OF DISTURBANCE = 49,010 SF / 1.13 AC

GENERAL GRADING NOTES

1. CONTRACTOR SHALL EXERCISE EXTREME CAUTION IN THE USE OF EQUIPMENT IN AND AROUND OVERHEAD AND UNDERGROUND ELECTRICAL WIRES AND SERVICES. IF AT ANY TIME IN THE PURSUIT OF THIS WORK THE CONTRACTOR MUST WORK IN THE CLOSE PROXIMITY OF THE ABOVE-NOTED WIRES, THE ELECTRIC COMPANY SHALL BE CONTACTED PRIOR TO SUCH WORK AND THE PROPER SAFETY MEASURES TAKEN. A THOROUGH EXAMINATION OF THE OVERHEAD AND UNDERGROUND WIRES IN THE PROJECT AREA SHOULD BE MADE BY THE CONTRACTOR PRIOR TO THE PROJECT AREA SHOULD BE MADE BY THE CONTRACTOR PRIOR TO THE INITIATION OF CONSTRUCTION.
2. THE OWNER AND ENGINEER DO NOT ASSUME RESPONSIBILITY FOR THE POSSIBILITY THAT, DURING CONSTRUCTION, UTILITIES OTHER THAN THOSE SHOWN MAY BE ENCOUNTERED OR THAT ACTUAL LOCATIONS OF THOSE SHOWN MAY BE DIFFERENT FROM LOCATIONS DESIGNATED ON THE CONTRACT DRAWINGS. IN AREAS WHERE IT IS NECESSARY THAT EXACT LOCATIONS BE KNOWN OF UNDERGROUND UTILITIES, THE CONTRACTOR SHALL, AT HIS OWN EXPENSE, FURNISH ALL LABOR AND TOOLS NECESSARY TO EITHER VERIFY AND SUBSTANTIATE OR DEFINITELY ESTABLISH THE POSITION OF UNDERGROUND UTILITY LINES.
3. AT LOCATIONS WHERE UTILITY LINES OR SERVICES ARE UNDERNEATH PROPOSED PAVEMENT, THE TRENCH SHALL BE BACKFILLED TO SUBGRADE WITH CRUSHED STONE.
4. DEVELOPER IS TO SCHEDULE A PRE-CONSTRUCTION CONFERENCE WITH THE CONTRACTOR, THE DEVELOPER'S ENGINEER, THE COUNTIES REPRESENTATIVE AND THE COUNTIES ENGINEER.
5. DO NOT SCALE THIS DRAWING AS IT IS A REPRODUCTION AND SUBJECT TO DISTORTION.
6. REMOVE ALL FOUNDATIONS, UNDERGROUND TANKS, PAVING, BASE ETC. IF REMAINING, BEFORE BEGINNING CONSTRUCTION.
7. FILL ALL PLANTERS/ISLANDS TO TOP OF CONCRETE CURB WITH TOPSOIL. TOPSOIL TO BE CLEAN AND FREE OF DEBRIS, ETC.
8. THESE PLANS, PREPARED BY CIVIL ENGINEERING SERVICES, DO NOT EXTEND TO OR INCLUDE SYSTEMS PERTAINING TO THE SAFETY OF THE CONSTRUCTION CONTRACTOR OR ITS EMPLOYEES, AGENTS OR REPRESENTATIVES IN THE PERFORMANCE OF THE WORK. THE SEAL OF CIVIL ENGINEERING SERVICES REGISTERED PROFESSIONAL ENGINEER HEREON DOES NOT EXTEND TO ANY SUCH SAFETY SYSTEMS THAT MAY NOW OR HEREAFTER BE INCORPORATED INTO THESE PLANS. THE CONSTRUCTION CONTRACTOR SHALL PREPARE OR OBTAIN THE APPROPRIATE SAFETY SYSTEMS WHICH MAY BE REQUIRED BY U.S. OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) AND/OR LOCAL REGULATIONS.
9. IN THE CASE OF CONFLICT BETWEEN THIS DRAWING AND ANY OTHER DRAWING AND/OR THE SPECIFICATIONS, THE ENGINEER SHALL BE IMMEDIATELY NOTIFIED FOR CLARIFICATION.

PROPOSED CONDITIONS DRAINAGE AREA MAP

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

BENCHMARK #1	BENCHMARK #2	FLOOD NOTE:
1/2" REBAR	1/2" REBAR	FLOOD ZONE "AE"
N: 1,097,408.07	N: 1,097,409.61	PER FEMA MAP NO. 28089-C0415-F
E: 2,365,109.95	E: 2,365,269.98	EFFECTIVE DATE: MARCH 17, 2010
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Engineering, Environmental, Land Planning

NAD83 MS STATE PLANE

REVISIONS					
1		2		3	
	4		5		6

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD MS 39110

GLUCKSTADT
GRADING PLAN

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Cindy.searcy@construction.com

10/08/2021

7N2

C2.0

Enclosure 4

NRCS Soils Report

United States Department of Agriculture

NRCS

Natural Resources Conservation Service

A product of the National Cooperative Soil Survey, a joint effort of the United States Department of Agriculture and other Federal agencies, State agencies including the Agricultural Experiment Stations, and local participants

Custom Soil Resource Report for Madison County, Mississippi

Gluckstadt, MS

Preface

Soil surveys contain information that affects land use planning in survey areas. They highlight soil limitations that affect various land uses and provide information about the properties of the soils in the survey areas. Soil surveys are designed for many different users, including farmers, ranchers, foresters, agronomists, urban planners, community officials, engineers, developers, builders, and home buyers. Also, conservationists, teachers, students, and specialists in recreation, waste disposal, and pollution control can use the surveys to help them understand, protect, or enhance the environment.

Various land use regulations of Federal, State, and local governments may impose special restrictions on land use or land treatment. Soil surveys identify soil properties that are used in making various land use or land treatment decisions. The information is intended to help the land users identify and reduce the effects of soil limitations on various land uses. The landowner or user is responsible for identifying and complying with existing laws and regulations.

Although soil survey information can be used for general farm, local, and wider area planning, onsite investigation is needed to supplement this information in some cases. Examples include soil quality assessments (http://www.nrcs.usda.gov/wps/portal/nrcs/main/soils/health/) and certain conservation and engineering applications. For more detailed information, contact your local USDA Service Center (https://offices.sc.egov.usda.gov/locator/app?agency=nrcs) or your NRCS State Soil Scientist (http://www.nrcs.usda.gov/wps/portal/nrcs/detail/soils/contactus/?cid=nrcs142p2_053951).

Great differences in soil properties can occur within short distances. Some soils are seasonally wet or subject to flooding. Some are too unstable to be used as a foundation for buildings or roads. Clayey or wet soils are poorly suited to use as septic tank absorption fields. A high water table makes a soil poorly suited to basements or underground installations.

The National Cooperative Soil Survey is a joint effort of the United States Department of Agriculture and other Federal agencies, State agencies including the Agricultural Experiment Stations, and local agencies. The Natural Resources Conservation Service (NRCS) has leadership for the Federal part of the National Cooperative Soil Survey.

Information about soils is updated periodically. Updated information is available through the NRCS Web Soil Survey, the site for official soil survey information.

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How Soil Surveys Are Made

Soil surveys are made to provide information about the soils and miscellaneous areas in a specific area. They include a description of the soils and miscellaneous areas and their location on the landscape and tables that show soil properties and limitations affecting various uses. Soil scientists observed the steepness, length, and shape of the slopes; the general pattern of drainage; the kinds of crops and native plants; and the kinds of bedrock. They observed and described many soil profiles. A soil profile is the sequence of natural layers, or horizons, in a soil. The profile extends from the surface down into the unconsolidated material in which the soil formed or from the surface down to bedrock. The unconsolidated material is devoid of roots and other living organisms and has not been changed by other biological activity.

Currently, soils are mapped according to the boundaries of major land resource areas (MLRAs). MLRAs are geographically associated land resource units that share common characteristics related to physiography, geology, climate, water resources, soils, biological resources, and land uses (USDA, 2006). Soil survey areas typically consist of parts of one or more MLRA.

The soils and miscellaneous areas in a survey area occur in an orderly pattern that is related to the geology, landforms, relief, climate, and natural vegetation of the area. Each kind of soil and miscellaneous area is associated with a particular kind of landform or with a segment of the landform. By observing the soils and miscellaneous areas in the survey area and relating their position to specific segments of the landform, a soil scientist develops a concept, or model, of how they were formed. Thus, during mapping, this model enables the soil scientist to predict with a considerable degree of accuracy the kind of soil or miscellaneous area at a specific location on the landscape.

Commonly, individual soils on the landscape merge into one another as their characteristics gradually change. To construct an accurate soil map, however, soil scientists must determine the boundaries between the soils. They can observe only a limited number of soil profiles. Nevertheless, these observations, supplemented by an understanding of the soil-vegetation-landscape relationship, are sufficient to verify predictions of the kinds of soil in an area and to determine the boundaries.

Soil scientists recorded the characteristics of the soil profiles that they studied. They noted soil color, texture, size and shape of soil aggregates, kind and amount of rock fragments, distribution of plant roots, reaction, and other features that enable them to identify soils. After describing the soils in the survey area and determining their properties, the soil scientists assigned the soils to taxonomic classes (units). Taxonomic classes are concepts. Each taxonomic class has a set of soil characteristics with precisely defined limits. The classes are used as a basis for comparison to classify soils systematically. Soil taxonomy, the system of taxonomic classification used in the United States, is based mainly on the kind and character of soil properties and the arrangement of horizons within the profile. After the soil

scientists classified and named the soils in the survey area, they compared the individual soils with similar soils in the same taxonomic class in other areas so that they could confirm data and assemble additional data based on experience and research.

The objective of soil mapping is not to delineate pure map unit components; the objective is to separate the landscape into landforms or landform segments that have similar use and management requirements. Each map unit is defined by a unique combination of soil components and/or miscellaneous areas in predictable proportions. Some components may be highly contrasting to the other components of the map unit. The presence of minor components in a map unit in no way diminishes the usefulness or accuracy of the data. The delineation of such landforms and landform segments on the map provides sufficient information for the development of resource plans. If intensive use of small areas is planned, onsite investigation is needed to define and locate the soils and miscellaneous areas.

Soil scientists make many field observations in the process of producing a soil map. The frequency of observation is dependent upon several factors, including scale of mapping, intensity of mapping, design of map units, complexity of the landscape, and experience of the soil scientist. Observations are made to test and refine the soil-landscape model and predictions and to verify the classification of the soils at specific locations. Once the soil-landscape model is refined, a significantly smaller number of measurements of individual soil properties are made and recorded. These measurements may include field measurements, such as those for color, depth to bedrock, and texture, and laboratory measurements, such as those for content of sand, silt, clay, salt, and other components. Properties of each soil typically vary from one point to another across the landscape.

Observations for map unit components are aggregated to develop ranges of characteristics for the components. The aggregated values are presented. Direct measurements do not exist for every property presented for every map unit component. Values for some properties are estimated from combinations of other properties.

While a soil survey is in progress, samples of some of the soils in the area generally are collected for laboratory analyses and for engineering tests. Soil scientists interpret the data from these analyses and tests as well as the field-observed characteristics and the soil properties to determine the expected behavior of the soils under different uses. Interpretations for all of the soils are field tested through observation of the soils in different uses and under different levels of management. Some interpretations are modified to fit local conditions, and some new interpretations are developed to meet local needs. Data are assembled from other sources, such as research information, production records, and field experience of specialists. For example, data on crop yields under defined levels of management are assembled from farm records and from field or plot experiments on the same kinds of soil.

Predictions about soil behavior are based not only on soil properties but also on such variables as climate and biological activity. Soil conditions are predictable over long periods of time, but they are not predictable from year to year. For example, soil scientists can predict with a fairly high degree of accuracy that a given soil will have a high water table within certain depths in most years, but they cannot predict that a high water table will always be at a specific level in the soil on a specific date.

After soil scientists located and identified the significant natural bodies of soil in the survey area, they drew the boundaries of these bodies on aerial photographs and

identified each as a specific map unit. Aerial photographs show trees, buildings, fields, roads, and rivers, all of which help in locating boundaries accurately.

Soil Map

The soil map section includes the soil map for the defined area of interest, a list of soil map units on the map and extent of each map unit, and cartographic symbols displayed on the map. Also presented are various metadata about data used to produce the map, and a description of each soil map unit.

Custom Soil Resource Report
Soil Map

Map Scale: 1:678 if printed on A portrait (8.5" x 11") sheet.

N

0 10 20 40 60 Meters

0 30 60 120 180 Feet

Map projection: Web Mercator Corner coordinates: WGS84 Edge tics: UTM Zone 15N WGS84

MAP LEGEND

Area of Interest (AOI)

- Area of Interest (AOI)

Soils

- Soil Map Unit Polygons
- Soil Map Unit Lines
- Soil Map Unit Points

Special Point Features

- Blowout
- Borrow Pit
- Clay Spot
- Closed Depression
- Gravel Pit
- Gravelly Spot
- Landfill
- Lava Flow
- Marsh or swamp
- Mine or Quarry
- Miscellaneous Water
- Perennial Water
- Rock Outcrop
- Saline Spot
- Sandy Spot
- Severely Eroded Spot
- Sinkhole
- Slide or Slip
- Sodic Spot
- Spoil Area
- Stony Spot
- Very Stony Spot
- Wet Spot
- Other
- Special Line Features

Water Features

- Streams and Canals

Transportation

- Rails
- Interstate Highways
- US Routes
- Major Roads
- Local Roads

Background

- Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:20,000.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
Web Soil Survey URL:
Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Madison County, Mississippi
Survey Area Data: Version 16, Sep 8, 2021

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Data not available.

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Map Unit Legend

Map Unit Symbol	Map Unit Name	Acres in AOI	Percent of AOI
LoB2	Loring silt loam, 2 to 5 percent slopes, moderately eroded, central	0.1	7.9%
Oa	Oaklimeter silt loam, 0 to 2 percent slopes, occasionally flooded, north	1.1	92.1%
Totals for Area of Interest		**1.2**	**100.0%**

Map Unit Descriptions

The map units delineated on the detailed soil maps in a soil survey represent the soils or miscellaneous areas in the survey area. The map unit descriptions, along with the maps, can be used to determine the composition and properties of a unit.

A map unit delineation on a soil map represents an area dominated by one or more major kinds of soil or miscellaneous areas. A map unit is identified and named according to the taxonomic classification of the dominant soils. Within a taxonomic class there are precisely defined limits for the properties of the soils. On the landscape, however, the soils are natural phenomena, and they have the characteristic variability of all natural phenomena. Thus, the range of some observed properties may extend beyond the limits defined for a taxonomic class. Areas of soils of a single taxonomic class rarely, if ever, can be mapped without including areas of other taxonomic classes. Consequently, every map unit is made up of the soils or miscellaneous areas for which it is named and some minor components that belong to taxonomic classes other than those of the major soils.

Most minor soils have properties similar to those of the dominant soil or soils in the map unit, and thus they do not affect use and management. These are called noncontrasting, or similar, components. They may or may not be mentioned in a particular map unit description. Other minor components, however, have properties and behavioral characteristics divergent enough to affect use or to require different management. These are called contrasting, or dissimilar, components. They generally are in small areas and could not be mapped separately because of the scale used. Some small areas of strongly contrasting soils or miscellaneous areas are identified by a special symbol on the maps. If included in the database for a given area, the contrasting minor components are identified in the map unit descriptions along with some characteristics of each. A few areas of minor components may not have been observed, and consequently they are not mentioned in the descriptions, especially where the pattern was so complex that it was impractical to make enough observations to identify all the soils and miscellaneous areas on the landscape.

The presence of minor components in a map unit in no way diminishes the usefulness or accuracy of the data. The objective of mapping is not to delineate pure taxonomic classes but rather to separate the landscape into landforms or landform segments that have similar use and management requirements. The

delineation of such segments on the map provides sufficient information for the development of resource plans. If intensive use of small areas is planned, however, onsite investigation is needed to define and locate the soils and miscellaneous areas.

An identifying symbol precedes the map unit name in the map unit descriptions. Each description includes general facts about the unit and gives important soil properties and qualities.

Soils that have profiles that are almost alike make up a *soil series*. Except for differences in texture of the surface layer, all the soils of a series have major horizons that are similar in composition, thickness, and arrangement.

Soils of one series can differ in texture of the surface layer, slope, stoniness, salinity, degree of erosion, and other characteristics that affect their use. On the basis of such differences, a soil series is divided into *soil phases*. Most of the areas shown on the detailed soil maps are phases of soil series. The name of a soil phase commonly indicates a feature that affects use or management. For example, Alpha silt loam, 0 to 2 percent slopes, is a phase of the Alpha series.

Some map units are made up of two or more major soils or miscellaneous areas. These map units are complexes, associations, or undifferentiated groups.

A *complex* consists of two or more soils or miscellaneous areas in such an intricate pattern or in such small areas that they cannot be shown separately on the maps. The pattern and proportion of the soils or miscellaneous areas are somewhat similar in all areas. Alpha-Beta complex, 0 to 6 percent slopes, is an example.

An *association* is made up of two or more geographically associated soils or miscellaneous areas that are shown as one unit on the maps. Because of present or anticipated uses of the map units in the survey area, it was not considered practical or necessary to map the soils or miscellaneous areas separately. The pattern and relative proportion of the soils or miscellaneous areas are somewhat similar. Alpha-Beta association, 0 to 2 percent slopes, is an example.

An *undifferentiated group* is made up of two or more soils or miscellaneous areas that could be mapped individually but are mapped as one unit because similar interpretations can be made for use and management. The pattern and proportion of the soils or miscellaneous areas in a mapped area are not uniform. An area can be made up of only one of the major soils or miscellaneous areas, or it can be made up of all of them. Alpha and Beta soils, 0 to 2 percent slopes, is an example.

Some surveys include *miscellaneous areas*. Such areas have little or no soil material and support little or no vegetation. Rock outcrop is an example.

Madison County, Mississippi

LoB2—Loring silt loam, 2 to 5 percent slopes, moderately eroded, central

Map Unit Setting

National map unit symbol: 2x0tr
Elevation: 170 to 660 feet
Mean annual precipitation: 52 to 58 inches
Mean annual air temperature: 60 to 66 degrees F
Frost-free period: 180 to 290 days
Farmland classification: All areas are prime farmland

Map Unit Composition

Loring and similar soils: 90 percent
Minor components: 10 percent
Estimates are based on observations, descriptions, and transects of the mapunit.

Description of Loring

Setting

Landform: Loess hills
Landform position (two-dimensional): Summit, shoulder
Landform position (three-dimensional): Interfluve
Down-slope shape: Convex
Across-slope shape: Linear
Parent material: Noncalcareous loess

Typical profile

Ap - 0 to 5 inches: silt loam
Bt - 5 to 27 inches: silty clay loam
Btx - 27 to 56 inches: silt loam
C - 56 to 80 inches: silt loam

Properties and qualities

Slope: 2 to 5 percent
Depth to restrictive feature: 27 to 33 inches to fragipan
Drainage class: Moderately well drained
Runoff class: Medium
Capacity of the most limiting layer to transmit water (Ksat): Very low to moderately low (0.00 to 0.06 in/hr)
Depth to water table: About 24 to 28 inches
Frequency of flooding: None
Frequency of ponding: None
Available water supply, 0 to 60 inches: Low (about 5.9 inches)

Interpretive groups

Land capability classification (irrigated): None specified
Land capability classification (nonirrigated): 3e
Hydrologic Soil Group: C
Hydric soil rating: No

Minor Components

Providence

Percent of map unit: 5 percent

Landform: Loess hills
Landform position (two-dimensional): Summit, shoulder
Landform position (three-dimensional): Interfluve, base slope
Down-slope shape: Convex
Across-slope shape: Linear
Hydric soil rating: No

Memphis

Percent of map unit: 3 percent
Landform: Terraces, interfluves
Landform position (two-dimensional): Summit, shoulder
Landform position (three-dimensional): Side slope, riser
Down-slope shape: Linear
Across-slope shape: Linear, convex
Hydric soil rating: No

Grenada

Percent of map unit: 1 percent
Landform: Stream terraces
Landform position (two-dimensional): Shoulder
Landform position (three-dimensional): Tread
Down-slope shape: Convex
Across-slope shape: Linear
Hydric soil rating: No

Byram

Percent of map unit: 1 percent
Landform: Loess hills
Landform position (two-dimensional): Shoulder
Landform position (three-dimensional): Interfluve
Down-slope shape: Concave
Across-slope shape: Linear
Hydric soil rating: No

Oa—Oaklimeter silt loam, 0 to 2 percent slopes, occasionally flooded, north

Map Unit Setting

National map unit symbol: 2x0th
Elevation: 110 to 390 feet
Mean annual precipitation: 54 to 59 inches
Mean annual air temperature: 59 to 65 degrees F
Frost-free period: 165 to 290 days
Farmland classification: Prime farmland if protected from flooding or not frequently flooded during the growing season

Map Unit Composition

Oaklimeter and similar soils: 90 percent
Minor components: 10 percent
Estimates are based on observations, descriptions, and transects of the mapunit.

Description of Oaklimeter

Setting

Landform: Alluvial flats, flood plains
Landform position (three-dimensional): Talf, rise
Down-slope shape: Linear
Across-slope shape: Linear
Parent material: Silty alluvium

Typical profile

Ap - 0 to 6 inches: silt loam
Bw - 6 to 27 inches: silt loam
EBb - 27 to 52 inches: silt loam
Btgb - 52 to 70 inches: silt loam

Properties and qualities

Slope: 0 to 2 percent
Depth to restrictive feature: More than 80 inches
Drainage class: Moderately well drained
Runoff class: Low
Capacity of the most limiting layer to transmit water (Ksat): Moderately high to high (0.60 to 2.00 in/hr)
Depth to water table: About 18 to 30 inches
Frequency of flooding: OccasionalNone
Frequency of ponding: None
Available water supply, 0 to 60 inches: Very high (about 13.6 inches)

Interpretive groups

Land capability classification (irrigated): 2w
Land capability classification (nonirrigated): 2w
Hydrologic Soil Group: C
Hydric soil rating: No

Minor Components

Gillsburg

Percent of map unit: 4 percent
Landform: Flood plains, alluvial flats
Landform position (three-dimensional): Dip
Down-slope shape: Linear
Across-slope shape: Linear
Hydric soil rating: No

Ariel

Percent of map unit: 4 percent
Landform: Flood plains, alluvial flats
Landform position (three-dimensional): Rise
Down-slope shape: Linear
Across-slope shape: Linear
Hydric soil rating: No

Rosebloom

Percent of map unit: 2 percent
Landform: Flood plains, alluvial flats
Landform position (three-dimensional): Dip
Down-slope shape: Linear
Across-slope shape: Linear

Hydric soil rating: Yes

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Enclosure 5

Curve Number and Rainfall Reference Information

NOAA's National Weather Service
Hydrometeorological Design Studies Center
Precipitation Frequency Data Server (PFDS)

General Information
Homepage
Progress Reports
FAQ
Glossary

Precipitation Frequency
Data Server
GIS Grids
Maps
Time Series
Temporals
Documents

Probable Maximum Precipitation
Documents

Miscellaneous
Publications
Storm Analysis
Record Precipitation

Contact Us
Inquiries

NOAA ATLAS 14 POINT PRECIPITATION FREQUENCY ESTIMATES: MS

Data description

Data type: Precipitation intensity **Units:** English **Time series type:** Partial duration

Select location

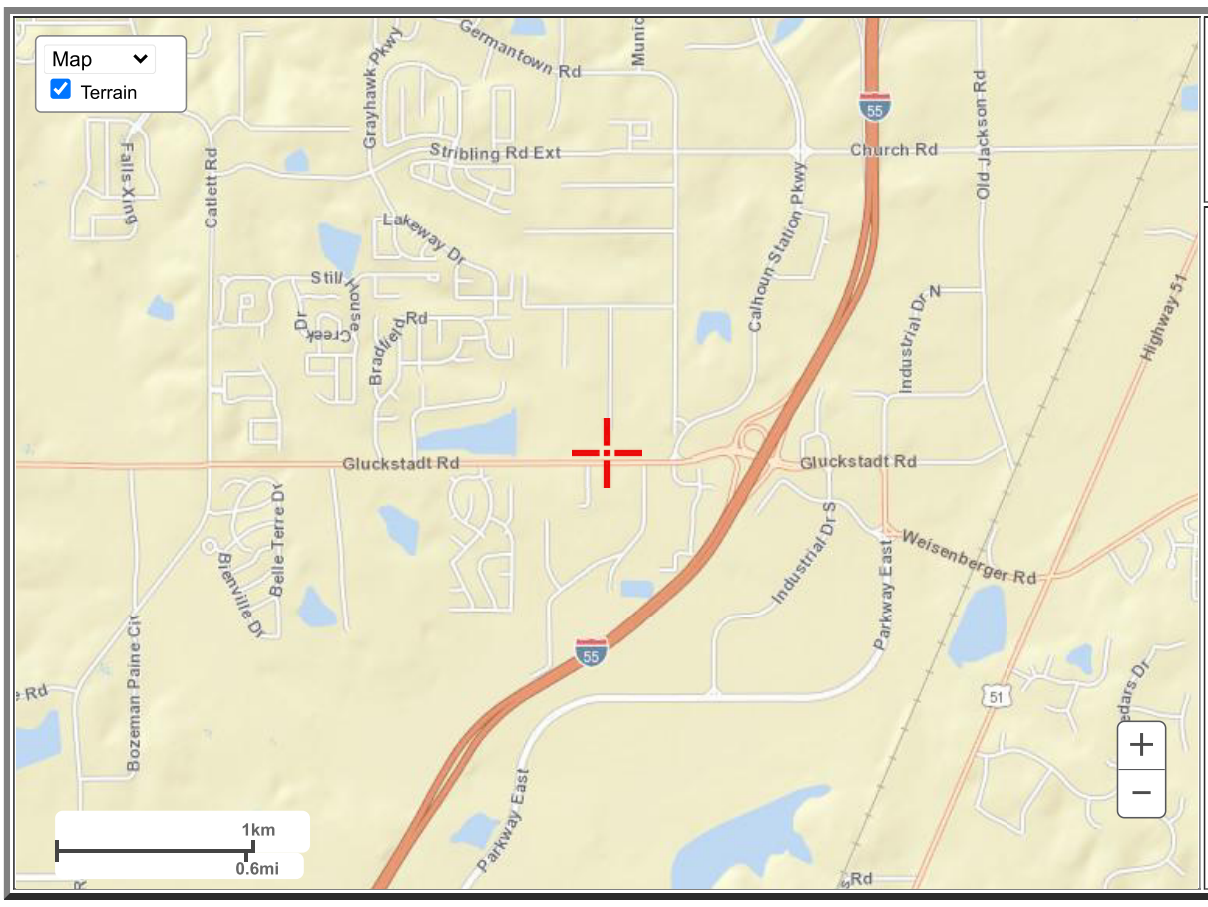
1) Manually:

a) By location (decimal degrees, use "-" for S and W): Latitude: Longitude: Submit

b) By station (list of MS stations): Select station

c) By address 1078 Gluckstadt Rd, Madison, MS, 39

2) Use map (if ESRI interactive map is not loading, try adding the host: **https://js.arcgis.com/** to the firewall, or contact us at hdsc.questions@noaa.gov):



a) Select location
Move crosshair or double click

b) Click on station icon
Show stations on map

Location information:
Name: Madison, Mississippi, USA*
Latitude: 32.5174°
Longitude: -90.1100°
Elevation: 275.8 ft **

* Source: ESRI Maps
** Source: USGS

POINT PRECIPITATION FREQUENCY (PF) ESTIMATES

WITH 90% CONFIDENCE INTERVALS AND SUPPLEMENTARY INFORMATION
NOAA Atlas 14, Volume 9, Version 2

PF tabular PF graphical Supplementary information Print page

PDS-based precipitation frequency estimates with 90% confidence intervals (in inches/hour)[1]

Duration	Average recurrence interval (years)									
	1	2	5	10	25	50	100	200	500	1000
5-min	**5.74** (4.93-6.72)	**6.52** (5.59-7.63)	**7.80** (6.67-9.17)	**8.88** (7.55-10.5)	**10.4** (8.53-12.6)	**11.6** (9.26-14.3)	**12.7** (9.86-16.2)	**13.9** (10.3-18.2)	**15.6** (11.1-20.9)	**16.8** (11.7-22.9)
10-min	**4.20** (3.61-4.92)	**4.78** (4.10-5.59)	**5.71** (4.89-6.71)	**6.50** (5.53-7.67)	**7.60** (6.25-9.26)	**8.46** (6.79-10.5)	**9.32** (7.22-11.8)	**10.2** (7.58-13.3)	**11.4** (8.12-15.3)	**12.3** (8.54-16.8)
15-min	**3.42** (2.94-4.00)	**3.88** (3.33-4.54)	**4.65** (3.97-5.46)	**5.29** (4.50-6.24)	**6.18** (5.08-7.52)	**6.88** (5.52-8.50)	**7.58** (5.87-9.61)	**8.30** (6.16-10.8)	**9.26** (6.60-12.4)	**9.99** (6.94-13.7)
30-min	**2.49** (2.14-2.92)	**2.84** (2.44-3.33)	**3.41** (2.91-4.00)	**3.88** (3.30-4.58)	**4.54** (3.73-5.52)	**5.05** (4.05-6.24)	**5.56** (4.30-7.05)	**6.08** (4.51-7.93)	**6.77** (4.83-9.09)	**7.30** (5.07-9.98)
60-min	**1.66** (1.42-1.94)	**1.89** (1.62-2.21)	**2.28** (1.95-2.68)	**2.61** (2.22-3.08)	**3.07** (2.52-3.75)	**3.43** (2.76-4.25)	**3.81** (2.95-4.83)	**4.19** (3.11-5.48)	**4.71** (3.36-6.33)	**5.11** (3.55-6.98)
2-hr	**1.03** (0.893-1.20)	**1.18** (1.02-1.37)	**1.43** (1.23-1.66)	**1.64** (1.40-1.92)	**1.93** (1.60-2.35)	**2.17** (1.76-2.67)	**2.42** (1.89-3.05)	**2.67** (2.00-3.47)	**3.02** (2.17-4.03)	**3.29** (2.30-4.46)
3-hr	**0.774** (0.671-0.896)	**0.884** (0.766-1.02)	**1.07** (0.925-1.25)	**1.23** (1.06-1.44)	**1.47** (1.22-1.78)	**1.66** (1.34-2.03)	**1.85** (1.45-2.33)	**2.05** (1.54-2.66)	**2.34** (1.69-3.11)	**2.56** (1.79-3.46)
6-hr	**0.463** (0.404-0.532)	**0.530** (0.462-0.610)	**0.645** (0.560-0.744)	**0.746** (0.644-0.864)	**0.892** (0.747-1.08)	**1.01** (0.826-1.23)	**1.13** (0.895-1.42)	**1.26** (0.957-1.63)	**1.45** (1.05-1.92)	**1.59** (1.12-2.13)
12-hr	**0.268** (0.235-0.306)	**0.308** (0.270-0.352)	**0.376** (0.328-0.431)	**0.435** (0.378-0.501)	**0.521** (0.439-0.623)	**0.590** (0.485-0.715)	**0.662** (0.526-0.823)	**0.738** (0.562-0.944)	**0.842** (0.616-1.11)	**0.925** (0.658-1.23)
24-hr	**0.155** (0.137-0.176)	**0.179** (0.158-0.203)	**0.219** (0.193-0.249)	**0.253** (0.221-0.290)	**0.302** (0.256-0.358)	**0.341** (0.281-0.409)	**0.380** (0.304-0.469)	**0.422** (0.323-0.535)	**0.478** (0.352-0.624)	**0.522** (0.374-0.692)
2-day	**0.090** (0.080-0.101)	**0.104** (0.092-0.117)	**0.126** (0.111-0.142)	**0.145** (0.127-0.164)	**0.171** (0.146-0.201)	**0.192** (0.159-0.228)	**0.213** (0.171-0.260)	**0.234** (0.180-0.294)	**0.262** (0.194-0.340)	**0.284** (0.205-0.375)
3-day	**0.066** (0.059-0.074)	**0.075** (0.067-0.085)	**0.090** (0.080-0.102)	**0.103** (0.091-0.117)	**0.121** (0.103-0.141)	**0.135** (0.112-0.160)	**0.149** (0.120-0.181)	**0.163** (0.126-0.204)	**0.182** (0.136-0.235)	**0.197** (0.143-0.259)
4-day	**0.054** (0.048-0.060)	**0.061** (0.054-0.068)	**0.072** (0.064-0.081)	**0.081** (0.072-0.092)	**0.095** (0.081-0.110)	**0.105** (0.088-0.124)	**0.115** (0.093-0.140)	**0.126** (0.098-0.158)	**0.141** (0.105-0.181)	**0.152** (0.110-0.199)
7-day	**0.036** (0.033-0.041)	**0.041** (0.036-0.045)	**0.047** (0.042-0.053)	**0.053** (0.047-0.059)	**0.061** (0.052-0.070)	**0.067** (0.056-0.078)	**0.073** (0.059-0.088)	**0.079** (0.062-0.098)	**0.087** (0.065-0.112)	**0.094** (0.068-0.122)
10-day	**0.029** (0.026-0.032)	**0.032** (0.029-0.035)	**0.037** (0.033-0.041)	**0.041** (0.037-0.046)	**0.047** (0.040-0.054)	**0.051** (0.043-0.060)	**0.056** (0.045-0.067)	**0.060** (0.047-0.074)	**0.066** (0.050-0.084)	**0.071** (0.052-0.091)
20-day	**0.019** (0.017-0.021)	**0.021** (0.019-0.023)	**0.024** (0.022-0.026)	**0.026** (0.024-0.029)	**0.030** (0.026-0.034)	**0.033** (0.028-0.038)	**0.035** (0.029-0.042)	**0.038** (0.030-0.046)	**0.041** (0.031-0.052)	**0.044** (0.032-0.057)
30-day	**0.015** (0.014-0.017)	**0.017** (0.015-0.018)	**0.019** (0.017-0.021)	**0.021** (0.019-0.023)	**0.024** (0.021-0.027)	**0.026** (0.022-0.030)	**0.028** (0.023-0.033)	**0.030** (0.024-0.037)	**0.033** (0.025-0.041)	**0.035** (0.026-0.044)
45-day	**0.013** (0.012-0.014)	**0.014** (0.013-0.015)	**0.016** (0.014-0.017)	**0.017** (0.016-0.019)	**0.020** (0.017-0.022)	**0.021** (0.018-0.024)	**0.023** (0.019-0.027)	**0.024** (0.019-0.029)	**0.026** (0.020-0.033)	**0.028** (0.021-0.035)
60-day	**0.011** (0.010-0.012)	**0.012** (0.011-0.013)	**0.014** (0.013-0.015)	**0.015** (0.014-0.017)	**0.017** (0.015-0.019)	**0.019** (0.016-0.021)	**0.020** (0.016-0.023)	**0.021** (0.017-0.025)	**0.023** (0.017-0.028)	**0.024** (0.018-0.030)

[1] Precipitation frequency (PF) estimates in this table are based on frequency analysis of partial duration series (PDS).

Numbers in parenthesis are PF estimates at lower and upper bounds of the 90% confidence interval. The probability that precipitation frequency estimates (for a given duration and average recurrence interval) will be greater than the upper bound (or less than the lower bound) is 5%. Estimates at upper bounds are not checked against probable maximum precipitation (PMP) estimates and may be higher than currently valid PMP values.

Please refer to NOAA Atlas 14 document for more information.

Estimates from the table in CSV format: Precipitation frequency estimates Submit

Rational Method
c values
from Autodesk Storm and Sanitary Sewer Analysis

Land Use	Return Period	A(0-2%)	A(2-6%)	A(6%+)	B(0-2%)	B(2-6%)	B(6%+)	C(0-2%)	C(2-6%)	C(6%+)	D(0-2%)	D(2-6%)	D(6%+)
Cultivated Land	less than 25 years	0.08	0.13	0.16	0.11	0.15	0.21	0.14	0.19	0.26	0.18	0.23	0.31
Cultivated Land	25 years or greater	0.14	0.18	0.22	0.16	0.21	0.28	0.20	0.25	0.34	0.24	0.29	0.41
Pasture	less than 25 years	0.12	0.20	0.30	0.18	0.28	0.37	0.24	0.34	0.44	0.30	0.40	0.50
Pasture	25 years or greater	0.15	0.25	0.37	0.23	0.34	0.45	0.30	0.42	0.52	0.37	0.50	0.62
Meadow	less than 25 years	0.10	0.16	0.25	0.14	0.22	0.30	0.20	0.28	0.36	0.24	0.30	0.40
Meadow	25 years or greater	0.14	0.22	0.30	0.20	0.28	0.37	0.26	0.35	0.44	0.30	0.40	0.50
Forest	less than 25 years	0.05	0.08	0.11	0.08	0.11	0.14	0.10	0.13	0.16	0.12	0.16	0.20
Forest	25 years or greater	0.08	0.11	0.14	0.10	0.14	0.18	0.12	0.16	0.20	0.15	0.20	0.25
Residential Lot Size 1/8 Acre	less than 25 years	0.25	0.28	0.31	0.27	0.30	0.35	0.30	0.33	0.38	0.33	0.36	0.42
Residential Lot Size 1/8 Acre	25 years or greater	0.33	0.37	0.40	0.35	0.39	0.44	0.38	0.42	0.49	0.41	0.45	0.54
Residential Lot Size 1/4 Acre	less than 25 years	0.22	0.26	0.29	0.24	0.29	0.33	0.27	0.31	0.36	0.30	0.34	0.40
Residential Lot Size 1/4 Acre	25 years or greater	0.30	0.34	0.37	0.33	0.37	0.42	0.36	0.40	0.47	0.38	0.42	0.52
Residential Lot Size 1/3 Acre	less than 25 years	0.19	0.23	0.26	0.22	0.26	0.30	0.25	0.29	0.34	0.28	0.32	0.39
Residential Lot Size 1/3 Acre	25 years or greater	0.28	0.32	0.35	0.30	0.35	0.39	0.33	0.38	0.45	0.36	0.40	0.50
Residential Lot Size 1/2 Acre	less than 25 years	0.16	0.20	0.24	0.19	0.23	0.28	0.22	0.27	0.32	0.26	0.30	0.37
Residential Lot Size 1/2 Acre	25 years or greater	0.25	0.29	0.32	0.28	0.32	0.36	0.31	0.35	0.42	0.34	0.38	0.48
Residential Lot Size 1 Acre	less than 25 years	0.14	0.19	0.22	0.17	0.21	0.26	0.20	0.25	0.31	0.24	0.29	0.35
Residential Lot Size 1 Acre	25 years or greater	0.22	0.26	0.29	0.24	0.28	0.34	0.28	0.32	0.40	0.31	0.35	0.46
Industrial	less than 25 years	0.67	0.68	0.68	0.68	0.68	0.69	0.68	0.69	0.69	0.69	0.69	0.70
Industrial	25 years or greater	0.85	0.85	0.86	0.85	0.86	0.86	0.86	0.86	0.87	0.86	0.86	0.88
Commercial	less than 25 years	0.71	0.71	0.72	0.71	0.72	0.72	0.72	0.72	0.72	0.72	0.72	0.72
Commercial	25 years or greater	0.88	0.88	0.89	0.89	0.89	0.89	0.89	0.89	0.90	0.89	0.89	0.90
Streets	less than 25 years	0.70	0.71	0.72	0.71	0.72	0.74	0.72	0.73	0.76	0.73	0.75	0.78
Streets	25 years or greater	0.76	0.77	0.79	0.80	0.82	0.84	0.84	0.85	0.89	0.89	0.91	0.95
Open Space	less than 25 years	0.05	0.10	0.14	0.08	0.13	0.19	0.12	0.17	0.24	0.16	0.21	0.28
Open Space	25 years or greater	0.11	0.16	0.20	0.14	0.19	0.26	0.18	0.23	0.32	0.22	0.27	0.39
Parking	less than 25 years	0.85	0.86	0.87	0.85	0.86	0.87	0.85	0.86	0.87	0.85	0.86	0.87
Parking	25 years or greater	0.95	0.96	0.97	0.95	0.96	0.97	0.95	0.96	0.97	0.95	0.96	0.97

Enclosure 6

Curve Number Calculations

Gluckstadt, MS **AutoZone** **11/16/2021**

Existing Conditions

	Area (sq.ft.)	Area (acres)	Rational c
-	0	0.000	0.00
-	0	0.000	0.00
lawn	43,390	0.996	0.18
woods	7,312	0.168	0.12
paved	0	0.000	0.95
total	50,702	1.164	0.17

Proposed Conditions

	Area (sq.ft.)	Area (acres)	Rational c
pond area	4,986	0.114	0.80
bypass area	11,410	0.262	0.20
lawn	1,886	0.043	0.18
woods	6,969	0.160	0.12
paved	25,451	0.584	0.95
total	50,702	1.164	0.62

Enclosure 7

Rational Method Runoff & Detention Calculations

Autodesk® Storm and Sanitary Analysis 2016 - Version 12.0.42 (Build 0)

****
Project Description
****
File Name ..... rational method runoff.SPF

****
Analysis Options
****
Flow Units ..... cfs
Subbasin Hydrograph Method. Modified Rational
Time of Concentration..... Kirpich
Return Period..... 2 years
Storm Duration..... 5 min
Storage Node Exfiltration.. None
Starting Date MAR-15-2021 00:00:00
Ending Date MAR-15-2021 12:00:00
Report Time Step 00:00:10

****
Element Count
****
Number of subbasins 2
Number of nodes 2
Number of links 0

****
Subbasin Summary
****

Subbasin ID	Total Area ft²	Flow Length ft	Average Slope %
DA#1-Post	50701.81	200.00	2.0000
DA#1-Pre	50701.81	100.00	2.0000

****
Node Summary
****

Node ID	Element Type	Invert Elevation ft	Maximum Elev. ft	Ponded Area ft²	External Inflow
Out-1-Post	OUTFALL	268.75	268.75	0.00	
Out-1-Pre	OUTFALL	268.75	268.75	0.00	

Runoff Quantity Continuity	Volume acre-ft	Depth inches
Total Precipitation	0.155	0.797
Continuity Error (%)	1.000	

Flow Routing Continuity	Volume acre-ft	Volume Mgallons
External Inflow	0.000	0.000
External Outflow	0.061	0.020
Initial Stored Volume	0.000	0.000

```
Final Stored Volume ......          0.000          0.000
Continuity Error (%) .....          0.000


**************************************
Runoff Coefficient Computations Report
**************************************

----------------------
Subbasin DA#1-Post
----------------------
```

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	1886.01	C (0-2%)	0.18
Forest, 25 years or greater	6968.96	C (0-2%)	0.12
Parking, 25 years or greater	25450.92	C (0-2%)	0.95
Pond-Area	4985.99	C (0-2%)	0.80
Bypass-Area	11409.97	C (0-2%)	0.18
Composite Area & Weighted Runoff Coeff.	50701.85		0.62

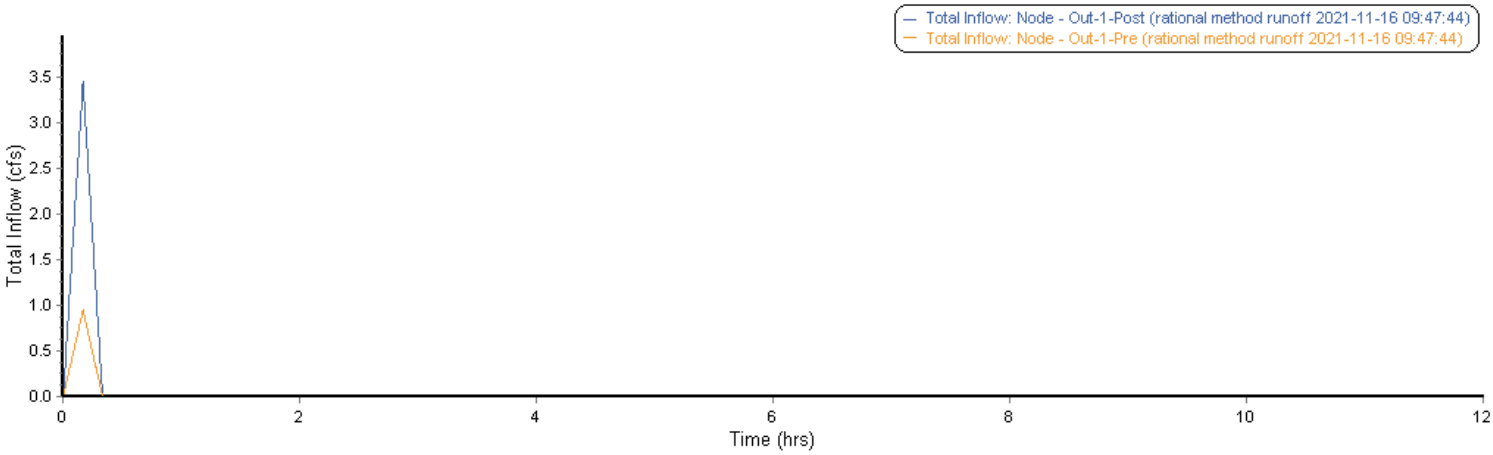
```
--------------------
Subbasin DA#1-Pre
--------------------
```

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	43389.81	C (0-2%)	0.18
Forest, 25 years or greater	7311.95	C (0-2%)	0.12
Composite Area & Weighted Runoff Coeff.	50701.76		0.17

```
***********************************************
Kirpich Time of Concentration Computations Report
***********************************************

        Tc = (0.0078 * (L^0.77) * (S^-0.385))

        Where:

        Tc = Time of Concentration (min)
        L  = Flow length (ft)
        S = Slope (ft/ft)

----------------------
Subbasin DA#1-Post
----------------------

        User-Defined TOC override (minutes):     10.00

--------------------
Subbasin DA#1-Pre
--------------------

        User-Defined TOC override (minutes):     10.00

**********************
Subbasin Runoff Summary
**********************
```

Subbasin ID	Accumulated Precip in	Rainfall Intensity in/hr	Total Runoff in	Peak Runoff cfs	Weighted Runoff Coeff	Time of Concentration days	Time of Concentration hh:mm:ss
DA#1-Post	0.80	4.78	0.49	3.45	0.620	0	00:10:00
DA#1-Pre	0.80	4.78	0.14	0.95	0.170	0	00:10:00

Analysis began on: Tue Nov 16 09:47:42 2021
Analysis ended on: Tue Nov 16 09:47:43 2021
Total elapsed time: 00:00:01


Total Inflow: Node - Out-1-Post (rational method runoff 2021-11-16 09:47:44)
Total Inflow: Node - Out-1-Pre (rational method runoff 2021-11-16 09:47:44)
Total Inflow (cfs)
0.0
0.5
1.0
1.5
2.0
2.5
3.0
3.5
0
2
4
6
8
10
12
Time (hrs)

Autodesk® Storm and Sanitary Analysis 2016 - Version 12.0.42 (Build 0)

****
Project Description
****
File Name ..... rational method runoff.SPF

****
Analysis Options
****
Flow Units ..... cfs
Subbasin Hydrograph Method. Modified Rational
Time of Concentration..... Kirpich
Return Period..... 10 years
Storm Duration..... 5 min
Storage Node Exfiltration.. None
Starting Date MAR-15-2021 00:00:00
Ending Date MAR-15-2021 12:00:00
Report Time Step 00:00:10

****
Element Count
****
Number of subbasins 2
Number of nodes 2
Number of links 0

****
Subbasin Summary
****

Subbasin ID	Total Area ft²	Flow Length ft	Average Slope %
DA#1-Post	50701.81	200.00	2.0000
DA#1-Pre	50701.81	100.00	2.0000

****
Node Summary
****

Node ID	Element Type	Invert Elevation ft	Maximum Elev. ft	Ponded Area ft²	External Inflow
Out-1-Post	OUTFALL	268.75	268.75	0.00	
Out-1-Pre	OUTFALL	268.75	268.75	0.00	

Runoff Quantity Continuity	Volume acre-ft	Depth inches
Total Precipitation	0.210	1.083
Continuity Error (%)	1.000	

Flow Routing Continuity	Volume acre-ft	Volume Mgallons
External Inflow	0.000	0.000
External Outflow	0.082	0.027
Initial Stored Volume	0.000	0.000

Final Stored Volume 0.000 0.000
Continuity Error (%) 0.000

****
Runoff Coefficient Computations Report
****

Subbasin DA#1-Post

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	1886.01	C (0-2%)	0.18
Forest, 25 years or greater	6968.96	C (0-2%)	0.12
Parking, 25 years or greater	25450.92	C (0-2%)	0.95
Pond-Area	4985.99	C (0-2%)	0.80
Bypass-Area	11409.97	C (0-2%)	0.18
Composite Area & Weighted Runoff Coeff.	50701.85		0.62

Subbasin DA#1-Pre

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	43389.81	C (0-2%)	0.18
Forest, 25 years or greater	7311.95	C (0-2%)	0.12
Composite Area & Weighted Runoff Coeff.	50701.76		0.17

****
Kirpich Time of Concentration Computations Report
****

Tc = (0.0078 * (L^0.77) * (S^-0.385))

Where:

Tc = Time of Concentration (min)
L = Flow length (ft)
S = Slope (ft/ft)

Subbasin DA#1-Post

User-Defined TOC override (minutes): 10.00

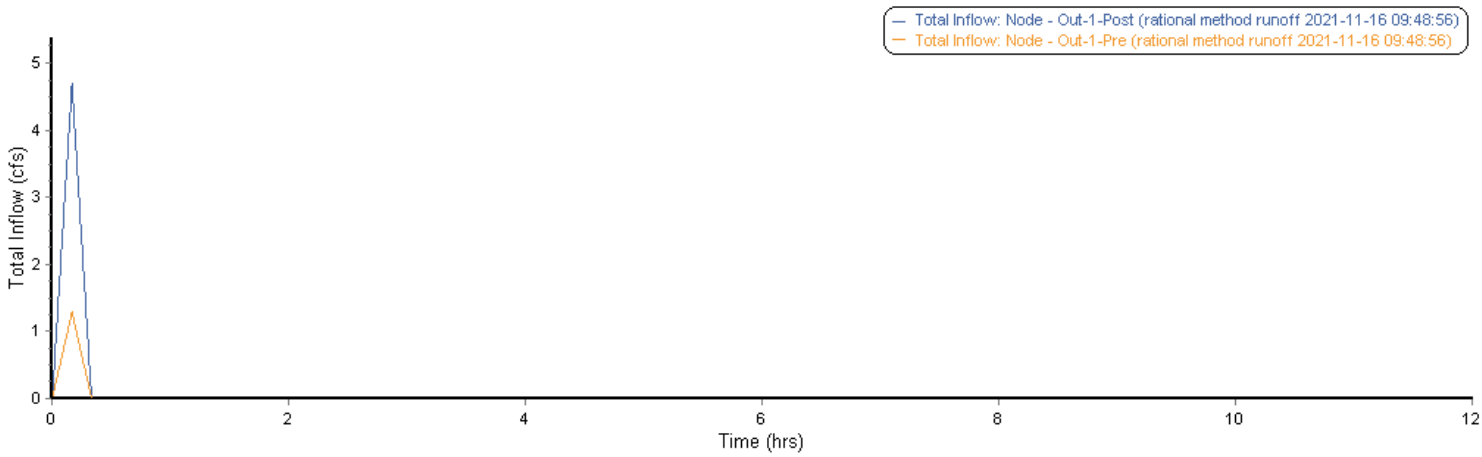
Subbasin DA#1-Pre

User-Defined TOC override (minutes): 10.00

****
Subbasin Runoff Summary
****

Subbasin ID	Accumulated Precip in	Rainfall Intensity in/hr	Total Runoff in	Peak Runoff cfs	Weighted Runoff Coeff	Time of Concentration days	Time of Concentration hh:mm:ss
DA#1-Post	1.08	6.50	0.67	4.69	0.620	0	00:10:00
DA#1-Pre	1.08	6.50	0.18	1.29	0.170	0	00:10:00

Analysis began on: Tue Nov 16 09:48:53 2021
Analysis ended on: Tue Nov 16 09:48:54 2021
Total elapsed time: 00:00:01


Total Inflow: Node - Out-1-Post (rational method runoff 2021-11-16 09:48:56)
Total Inflow: Node - Out-1-Pre (rational method runoff 2021-11-16 09:48:56)
Total Inflow (cfs)
0
1
2
3
4
5
0
2
4
6
8
10
12
Time (hrs)

Autodesk® Storm and Sanitary Analysis 2016 - Version 12.0.42 (Build 0)

****
Project Description
****
File Name ..... rational method runoff.SPF

****
Analysis Options
****
Flow Units ..... cfs
Subbasin Hydrograph Method. Modified Rational
Time of Concentration..... Kirpich
Return Period..... 25 years
Storm Duration..... 5 min
Storage Node Exfiltration.. None
Starting Date MAR-15-2021 00:00:00
Ending Date MAR-15-2021 12:00:00
Report Time Step 00:00:10

****
Element Count
****
Number of subbasins 2
Number of nodes 2
Number of links 0

****
Subbasin Summary
****

Subbasin ID	Total Area ft²	Flow Length ft	Average Slope %
DA#1-Post	50701.81	200.00	2.0000
DA#1-Pre	50701.81	100.00	2.0000

****
Node Summary
****

Node ID	Element Type	Invert Elevation ft	Maximum Elev. ft	Ponded Area ft²	External Inflow
Out-1-Post	OUTFALL	268.75	268.75	0.00	
Out-1-Pre	OUTFALL	268.75	268.75	0.00	

Runoff Quantity Continuity	Volume acre-ft	Depth inches
Total Precipitation	0.246	1.267
Continuity Error (%)	1.000	

Flow Routing Continuity	Volume acre-ft	Volume Mgallons
External Inflow	0.000	0.000
External Outflow	0.096	0.031
Initial Stored Volume	0.000	0.000

```
Final Stored Volume ......          0.000          0.000
Continuity Error (%) .....          0.000
```

****
Runoff Coefficient Computations Report
****

Subbasin DA#1-Post

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	1886.01	C (0-2%)	0.18
Forest, 25 years or greater	6968.96	C (0-2%)	0.12
Parking, 25 years or greater	25450.92	C (0-2%)	0.95
Pond-Area	4985.99	C (0-2%)	0.80
Bypass-Area	11409.97	C (0-2%)	0.18
Composite Area & Weighted Runoff Coeff.	50701.85		0.62

Subbasin DA#1-Pre

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	43389.81	C (0-2%)	0.18
Forest, 25 years or greater	7311.95	C (0-2%)	0.12
Composite Area & Weighted Runoff Coeff.	50701.76		0.17

****
Kirpich Time of Concentration Computations Report
****

Tc = (0.0078 * (L^0.77) * (S^-0.385))

Where:

Tc = Time of Concentration (min)
L = Flow length (ft)
S = Slope (ft/ft)

Subbasin DA#1-Post

User-Defined TOC override (minutes): 10.00

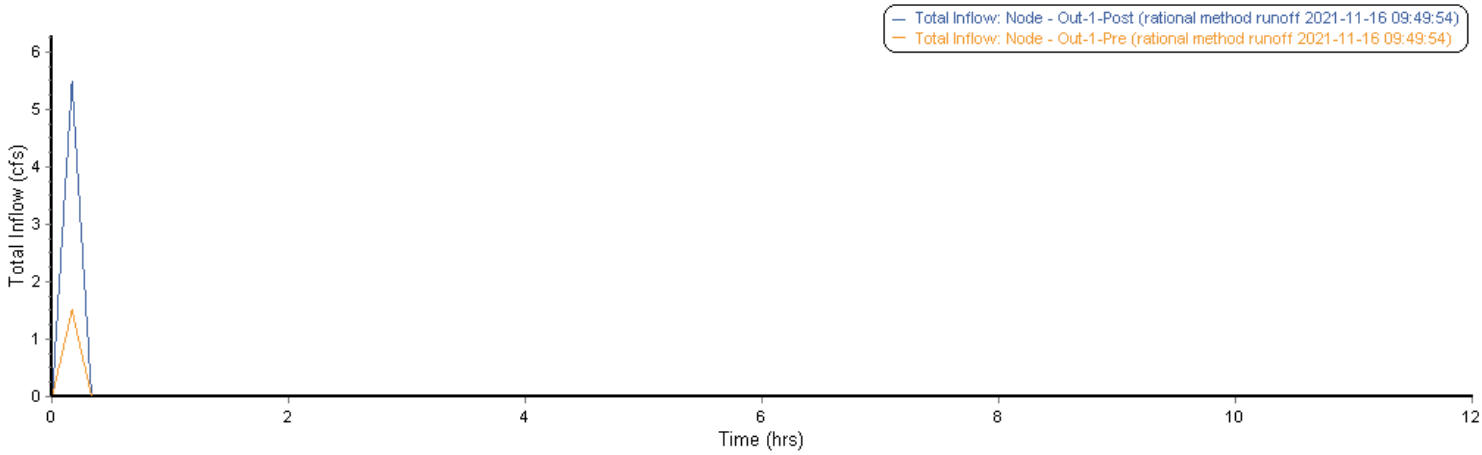
Subbasin DA#1-Pre

User-Defined TOC override (minutes): 10.00

****
Subbasin Runoff Summary
****

Subbasin ID	Accumulated Precip in	Rainfall Intensity in/hr	Total Runoff in	Peak Runoff cfs	Weighted Runoff Coeff	Time of Concentration days	Time of Concentration hh:mm:ss
DA#1-Post	1.27	7.60	0.79	5.48	0.620	0	00:10:00
DA#1-Pre	1.27	7.60	0.22	1.50	0.170	0	00:10:00

Analysis began on: Tue Nov 16 09:49:52 2021
Analysis ended on: Tue Nov 16 09:49:53 2021
Total elapsed time: 00:00:01


Total Inflow: Node - Out-1-Post (rational method runoff 2021-11-16 09:49:54)
Total Inflow: Node - Out-1-Pre (rational method runoff 2021-11-16 09:49:54)
Total Inflow (cfs)
0
1
2
3
4
5
6
Time (hrs)
0
2
4
6
8
10
12

Autodesk® Storm and Sanitary Analysis 2016 - Version 12.0.42 (Build 0)

****
Project Description
****
File Name ..... rational method runoff.SPF

****
Analysis Options
****
Flow Units ..... cfs
Subbasin Hydrograph Method. Modified Rational
Time of Concentration..... Kirpich
Return Period..... 50 years
Storm Duration..... 5 min
Storage Node Exfiltration.. None
Starting Date MAR-15-2021 00:00:00
Ending Date MAR-15-2021 12:00:00
Report Time Step 00:00:10

****
Element Count
****
Number of subbasins 2
Number of nodes 2
Number of links 0

****
Subbasin Summary
****

Subbasin ID	Total Area ft²	Flow Length ft	Average Slope %
DA#1-Post	50701.81	200.00	2.0000
DA#1-Pre	50701.81	100.00	2.0000

****
Node Summary
****

Node ID	Element Type	Invert Elevation ft	Maximum Elev. ft	Ponded Area ft²	External Inflow
Out-1-Post	OUTFALL	268.75	268.75	0.00	
Out-1-Pre	OUTFALL	268.75	268.75	0.00	

Runoff Quantity Continuity	Volume acre-ft	Depth inches
Total Precipitation	0.274	1.410
Continuity Error (%)	1.000	

Flow Routing Continuity	Volume acre-ft	Volume Mgallons
External Inflow	0.000	0.000
External Outflow	0.107	0.035
Initial Stored Volume	0.000	0.000

Final Stored Volume 0.000 0.000
Continuity Error (%) 0.000

****
Runoff Coefficient Computations Report
****

Subbasin DA#1-Post

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	1886.01	C (0-2%)	0.18
Forest, 25 years or greater	6968.96	C (0-2%)	0.12
Parking, 25 years or greater	25450.92	C (0-2%)	0.95
Pond-Area	4985.99	C (0-2%)	0.80
Bypass-Area	11409.97	C (0-2%)	0.18
Composite Area & Weighted Runoff Coeff.	50701.85		0.62

Subbasin DA#1-Pre

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	43389.81	C (0-2%)	0.18
Forest, 25 years or greater	7311.95	C (0-2%)	0.12
Composite Area & Weighted Runoff Coeff.	50701.76		0.17

****
Kirpich Time of Concentration Computations Report
****

Tc = (0.0078 * (L^0.77) * (S^-0.385))

Where:

Tc = Time of Concentration (min)
L = Flow length (ft)
S = Slope (ft/ft)

Subbasin DA#1-Post

User-Defined TOC override (minutes): 10.00

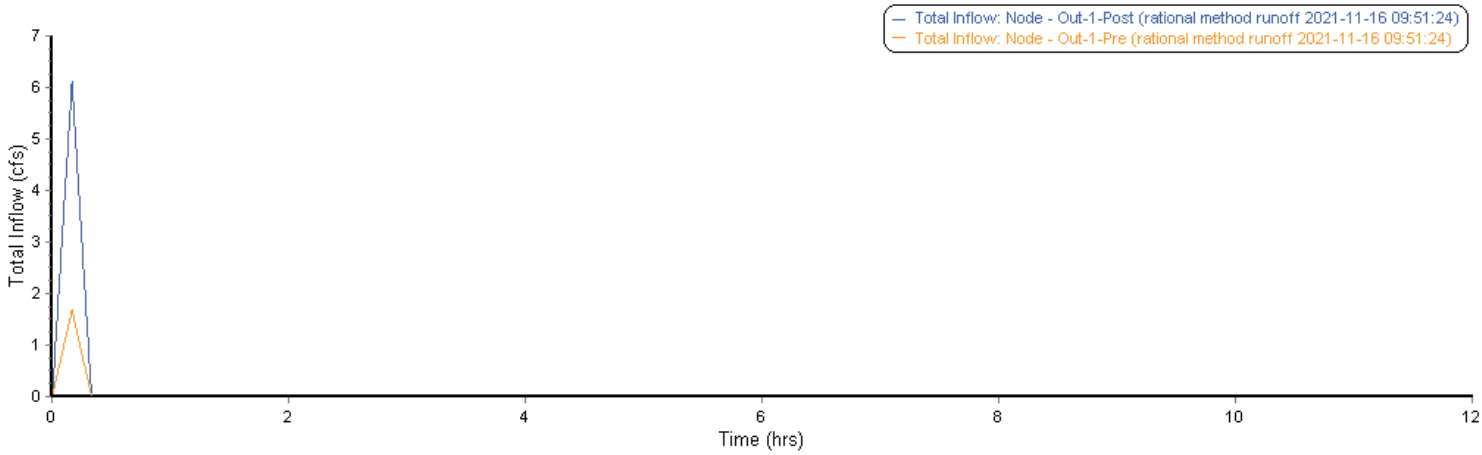
Subbasin DA#1-Pre

User-Defined TOC override (minutes): 10.00

****
Subbasin Runoff Summary
****

Subbasin ID	Accumulated Precip in	Rainfall Intensity in/hr	Total Runoff in	Peak Runoff cfs	Weighted Runoff Coeff	Time of Concentration days	Time of Concentration hh:mm:ss
DA#1-Post	1.41	8.46	0.87	6.11	0.620	0	00:10:00
DA#1-Pre	1.41	8.46	0.24	1.67	0.170	0	00:10:00

Analysis began on: Tue Nov 16 09:51:21 2021
Analysis ended on: Tue Nov 16 09:51:23 2021
Total elapsed time: 00:00:02


Total Inflow: Node - Out-1-Post (rational method runoff 2021-11-16 09:51:24)
Total Inflow: Node - Out-1-Pre (rational method runoff 2021-11-16 09:51:24)
Total Inflow (cfs)
0
1
2
3
4
5
6
7
0
2
4
6
8
10
12
Time (hrs)

Autodesk® Storm and Sanitary Analysis 2016 - Version 12.0.42 (Build 0)

****
Project Description
****
File Name ..... rational method runoff.SPF

****
Analysis Options
****
Flow Units ..... cfs
Subbasin Hydrograph Method. Modified Rational
Time of Concentration..... Kirpich
Return Period..... 100 years
Storm Duration..... 5 min
Storage Node Exfiltration.. None
Starting Date MAR-15-2021 00:00:00
Ending Date MAR-15-2021 12:00:00
Report Time Step 00:00:10

****
Element Count
****
Number of subbasins 2
Number of nodes 2
Number of links 0

****
Subbasin Summary
****

Subbasin ID	Total Area ft²	Flow Length ft	Average Slope %
DA#1-Post	50701.81	200.00	2.0000
DA#1-Pre	50701.81	100.00	2.0000

****
Node Summary
****

Node ID	Element Type	Invert Elevation ft	Maximum Elev. ft	Ponded Area ft²	External Inflow
Out-1-Post	OUTFALL	268.75	268.75	0.00	
Out-1-Pre	OUTFALL	268.75	268.75	0.00	

Runoff Quantity Continuity	Volume acre-ft	Depth inches
Total Precipitation	0.301	1.553
Continuity Error (%)	1.000	

Flow Routing Continuity	Volume acre-ft	Volume Mgallons
External Inflow	0.000	0.000
External Outflow	0.118	0.038
Initial Stored Volume	0.000	0.000

```
Final Stored Volume ......          0.000          0.000
Continuity Error (%) .....          0.000


**************************************
Runoff Coefficient Computations Report
**************************************

----------------------
Subbasin DA#1-Post
----------------------
```

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	1886.01	C (0-2%)	0.18
Forest, 25 years or greater	6968.96	C (0-2%)	0.12
Parking, 25 years or greater	25450.92	C (0-2%)	0.95
Pond-Area	4985.99	C (0-2%)	0.80
Bypass-Area	11409.97	C (0-2%)	0.18
Composite Area & Weighted Runoff Coeff.	50701.85		0.62

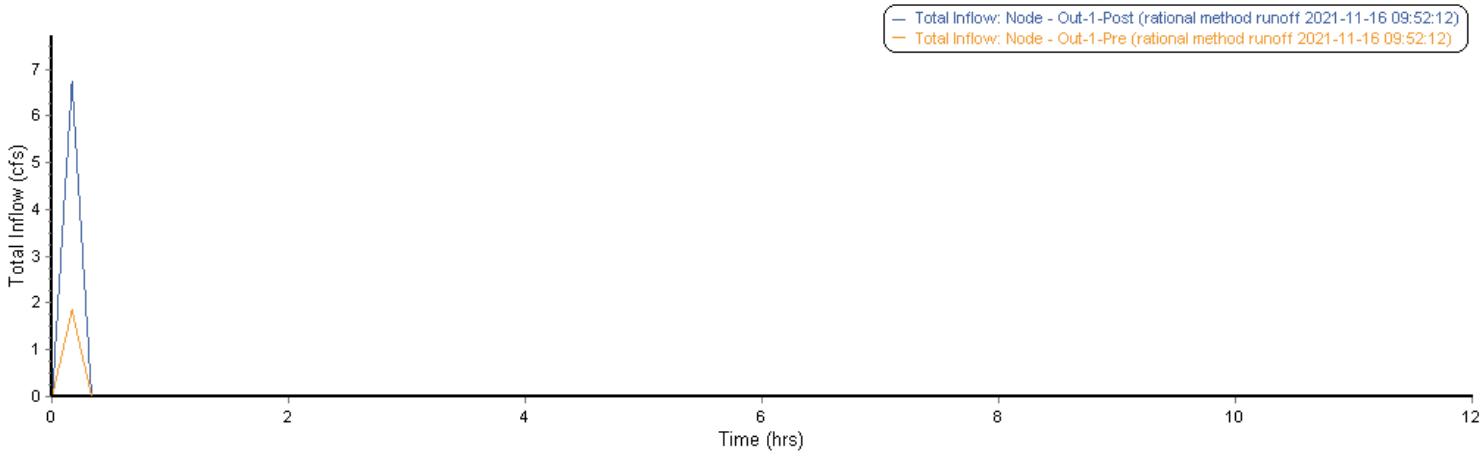
```
--------------------
Subbasin DA#1-Pre
--------------------
```

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	43389.81	C (0-2%)	0.18
Forest, 25 years or greater	7311.95	C (0-2%)	0.12
Composite Area & Weighted Runoff Coeff.	50701.76		0.17

```
**********************************************
Kirpich Time of Concentration Computations Report
**********************************************

        Tc = (0.0078 * (L^0.77) * (S^-0.385))

        Where:

        Tc = Time of Concentration (min)
        L  = Flow length (ft)
        S = Slope (ft/ft)

----------------------
Subbasin DA#1-Post
----------------------

        User-Defined TOC override (minutes):     10.00

--------------------
Subbasin DA#1-Pre
--------------------

        User-Defined TOC override (minutes):     10.00

**********************
Subbasin Runoff Summary
**********************
```

Subbasin ID	Accumulated Precip in	Rainfall Intensity in/hr	Total Runoff in	Peak Runoff cfs	Weighted Runoff Coeff	Time of Concentration days	Time of Concentration hh:mm:ss
DA#1-Post	1.55	9.32	0.96	6.73	0.620	0	00:10:00
DA#1-Pre	1.55	9.32	0.26	1.84	0.170	0	00:10:00

Analysis began on: Tue Nov 16 09:52:10 2021
Analysis ended on: Tue Nov 16 09:52:11 2021
Total elapsed time: 00:00:01


Total Inflow: Node - Out-1-Post (rational method runoff 2021-11-16 09:52:12)
Total Inflow: Node - Out-1-Pre (rational method runoff 2021-11-16 09:52:12)
Total Inflow (cfs)
0
1
2
3
4
5
6
7
0
2
4
6
8
10
12
Time (hrs)

Autodesk® Storm and Sanitary Analysis 2016 - Version 12.0.42 (Build 0)

****
Project Description
****
File Name ..... rational method detention.SPF

****
Analysis Options
****
Flow Units ..... cfs
Subbasin Hydrograph Method. Modified Rational
Time of Concentration..... Kirpich
Return Period..... 2 years
Storm Duration..... 5 min
Link Routing Method ..... Kinematic Wave
Storage Node Exfiltration.. None
Starting Date MAR-15-2021 00:00:00
Ending Date MAR-15-2021 12:00:00
Report Time Step 00:00:10

****
Element Count
****
Number of subbasins 1
Number of nodes 3
Number of links 3

****
Subbasin Summary
****

Subbasin ID	Total Area ft²	Flow Length ft	Average Slope %
DA#1-Post	50701.81	200.00	2.0000

****
Node Summary
****

Node ID	Element Type	Invert Elevation ft	Maximum Elev. ft	Ponded Area ft²	External Inflow
Jun-01	JUNCTION	269.00	274.90	0.00	
Out-1-Post	OUTFALL	268.75	270.25	0.00	
Stor-01	STORAGE	269.50	275.50	0.00	

****
Link Summary
****

Link ID	From Node	To Node	Element Type	Length ft	Slope %	Manning's Roughness
Culvert-01	Jun-01	Out-1-Post	CONDUIT	55.0	1.3636	0.0120
Orifice-01	Stor-01	Jun-01	ORIFICE			
Weir-01	Stor-01	Jun-01	WEIR			

****

Cross Section Summary

Link ID	Shape	Depth/ Diameter ft	Width ft	No. of Barrels	Cross Sectional Area ft²	Full Flow Hydraulic Radius ft	Design Flow Capacity cfs
Culvert-01	CIRCULAR	1.50	1.50	1	1.77	0.38	13.29

Runoff Quantity Continuity	Volume acre-ft	Depth inches
Total Precipitation	0.077	0.797
Continuity Error (%)	1.000	

Flow Routing Continuity	Volume acre-ft	Volume Mgallons
External Inflow	0.000	0.000
External Outflow	0.048	0.015
Initial Stored Volume	0.000	0.000
Final Stored Volume	0.000	0.000
Continuity Error (%)	0.000	

Runoff Coefficient Computations Report

Subbasin DA#1-Post

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	1886.01	C (0-2%)	0.18
Forest, 25 years or greater	6968.96	C (0-2%)	0.12
Parking, 25 years or greater	25450.92	C (0-2%)	0.95
Pond-Area	4985.99	C (0-2%)	0.80
Bypass-Area	11409.97	C (0-2%)	0.18
Composite Area & Weighted Runoff Coeff.	50701.85		0.62

Kirpich Time of Concentration Computations Report

Tc = (0.0078 * (L^0.77) * (S^-0.385))

Where:

Tc = Time of Concentration (min)
L = Flow length (ft)
S = Slope (ft/ft)

Subbasin DA#1-Post

User-Defined TOC override (minutes): 10.00

****
Subbasin Runoff Summary
****

Subbasin ID	Accumulated Precip in	Rainfall Intensity in/hr	Total Runoff in	Peak Runoff cfs	Weighted Runoff Coeff	Time of Concentration days	Time of Concentration hh:mm:ss
DA#1-Post	0.80	4.78	0.49	3.45	0.620	0	00:10:00

****
Node Depth Summary
****

Node ID	Average Depth Attained ft	Maximum Depth Attained ft	Maximum HGL Attained ft	Time of Max Occurrence days	Time of Max Occurrence hh:mm	Total Flooded Volume acre-in	Total Time Flooded minutes	Retention Time hh:mm:ss
Jun-01	0.52	0.76	269.76	0	00:17	0	0	0:00:00
Out-1-Post	0.02	0.26	269.01	0	00:17	0	0	0:00:00
Stor-01	0.09	1.93	271.43	0	00:17	0	0	0:00:00

****
Node Flow Summary
****

Node ID	Element Type	Maximum Lateral Inflow cfs	Peak Inflow cfs	Time of Peak Inflow Occurrence days	Time of Peak Inflow Occurrence hh:mm	Maximum Flooding Overflow cfs	Time of Peak Flooding Occurrence days	Time of Peak Flooding Occurrence hh:mm
Jun-01	JUNCTION	0.00	0.88	0	00:17	0.00		
Out-1-Post	OUTFALL	0.00	0.88	0	00:17	0.00		
Stor-01	STORAGE	3.45	3.45	0	00:10	0.00		

****
Storage Node Summary
****

Storage Node ID	Maximum Ponded Volume 1000 ft³	Maximum Ponded Volume (%)	Time of Max Ponded Volume days	Time of Max Ponded Volume hh:mm	Average Ponded Volume 1000 ft³	Average Ponded Volume (%)	Maximum Storage Node Outflow cfs	Maximum Exfiltration Rate cfm	Time of Max. Exfiltration Rate hh:mm:ss	Total Exfiltrated Volume 1000 ft³
Stor-01	1.393	12	0	00:17	0.050	0	0.88	0.00	0:00:00	0.000

****
Outfall Loading Summary
****

Outfall Node ID	Flow Frequency (%)	Average Flow cfs	Peak Inflow cfs
Out-1-Post	9.80	0.49	0.88
System	9.80	0.49	0.88

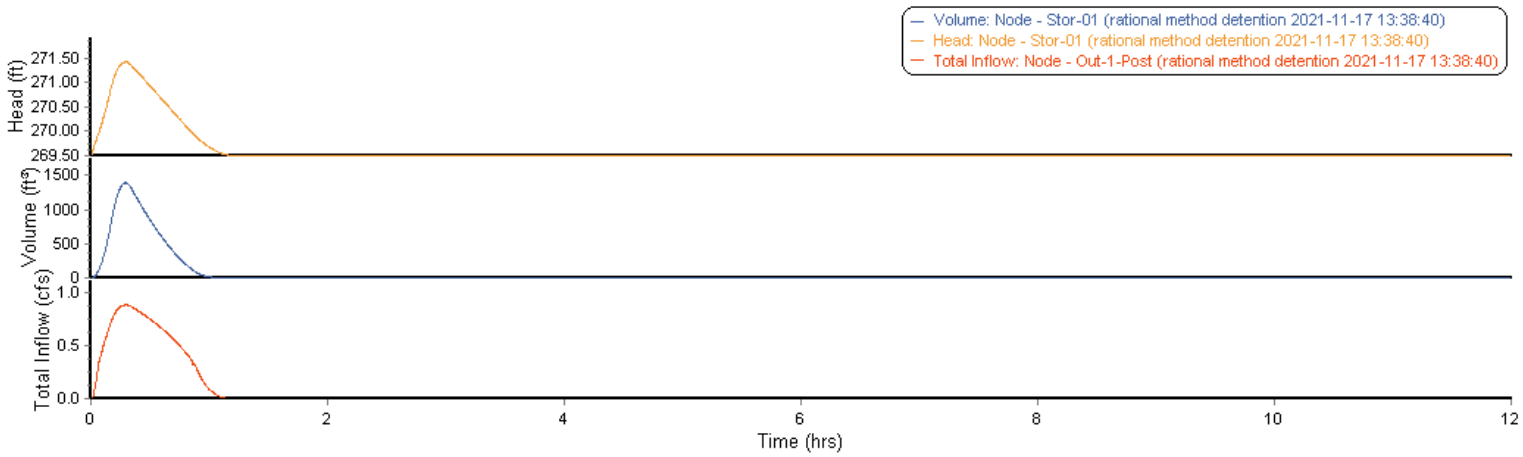
****
Link Flow Summary
****

Link ID	Element Type	Time of Peak Flow Occurrence days hh:mm	Maximum Velocity Attained ft/sec	Length Factor	Peak Flow during Analysis cfs	Design Flow Capacity cfs	Ratio of Maximum /Design Flow	Total Reported Condition	Ratio of Maximum Flow Depth	Time Surcharged minutes
Culvert-01	CONDUIT	0 00:17	4.24	1.00	0.88	13.29	0.07	0 Calculated	0.17	
Orifice-01	ORIFICE	0 00:17			0.88				0.00	
Weir-01	WEIR	0 00:00			0.00				0.00	

****
Highest Flow Instability Indexes
****
All links are stable.

WARNING 107 : Initial water surface elevation defined for Junction Jun-01 is below junction invert elevation.
Assumed initial water surface elevation equal to invert elevation.
WARNING 108 : Surcharge elevation defined for Junction Jun-01 is below junction maximum elevation. Assumed surcharge elevation equal to maximum elevation.
WARNING 002 : Max/rim elevation (depth) increased to account for connecting conduit height dimensions for Node Jun-01.

Analysis began on: Wed Nov 17 13:38:38 2021
Analysis ended on: Wed Nov 17 13:38:39 2021
Total elapsed time: 00:00:01


Volume: Node - Stor-01 (rational method detention 2021-11-17 13:38:40)
Head: Node - Stor-01 (rational method detention 2021-11-17 13:38:40)
Total Inflow: Node - Out-1-Post (rational method detention 2021-11-17 13:38:40)
Head (ft)
271.50
271.00
270.50
270.00
269.50
Volume (ft³)
1500
1000
500
0
Total Inflow (cfs)
1.0
0.5
0.0
0
2
4
6
8
10
12
Time (hrs)

Autodesk® Storm and Sanitary Analysis 2016 - Version 12.0.42 (Build 0)

****
Project Description
****
File Name ..... rational method detention.SPF

****
Analysis Options
****
Flow Units ..... cfs
Subbasin Hydrograph Method. Modified Rational
Time of Concentration..... Kirpich
Return Period..... 10 years
Storm Duration..... 5 min
Link Routing Method ..... Kinematic Wave
Storage Node Exfiltration.. None
Starting Date MAR-15-2021 00:00:00
Ending Date MAR-15-2021 12:00:00
Report Time Step 00:00:10

****
Element Count
****
Number of subbasins 1
Number of nodes 3
Number of links 3

****
Subbasin Summary
****

Subbasin ID	Total Area ft²	Flow Length ft	Average Slope %
DA#1-Post	50701.81	200.00	2.0000

****
Node Summary
****

Node ID	Element Type	Invert Elevation ft	Maximum Elev. ft	Ponded Area ft²	External Inflow
Jun-01	JUNCTION	269.00	274.90	0.00	
Out-1-Post	OUTFALL	268.75	270.25	0.00	
Stor-01	STORAGE	269.50	275.50	0.00	

****
Link Summary
****

Link ID	From Node	To Node	Element Type	Length ft	Slope %	Manning's Roughness
Culvert-01	Jun-01	Out-1-Post	CONDUIT	55.0	1.3636	0.0120
Orifice-01	Stor-01	Jun-01	ORIFICE			
Weir-01	Stor-01	Jun-01	WEIR			

****

Cross Section Summary

Link ID	Shape	Depth/ Diameter ft	Width ft	No. of Barrels	Cross Sectional Area ft²	Full Flow Hydraulic Radius ft	Design Flow Capacity cfs
Culvert-01	CIRCULAR	1.50	1.50	1	1.77	0.38	13.29

Runoff Quantity Continuity	Volume acre-ft	Depth inches
Total Precipitation	0.105	1.083
Continuity Error (%)	1.000	

Flow Routing Continuity	Volume acre-ft	Volume Mgallons
External Inflow	0.000	0.000
External Outflow	0.065	0.021
Initial Stored Volume	0.000	0.000
Final Stored Volume	0.000	0.000
Continuity Error (%)	0.000	

Runoff Coefficient Computations Report

Subbasin DA#1-Post

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	1886.01	C (0-2%)	0.18
Forest, 25 years or greater	6968.96	C (0-2%)	0.12
Parking, 25 years or greater	25450.92	C (0-2%)	0.95
Pond-Area	4985.99	C (0-2%)	0.80
Bypass-Area	11409.97	C (0-2%)	0.18
Composite Area & Weighted Runoff Coeff.	50701.85		0.62

Kirpich Time of Concentration Computations Report

Tc = (0.0078 * (L^0.77) * (S^-0.385))

Where:

Tc = Time of Concentration (min)
L = Flow length (ft)
S = Slope (ft/ft)

Subbasin DA#1-Post

User-Defined TOC override (minutes): 10.00

****
Subbasin Runoff Summary
****

Subbasin ID	Accumulated Precip in	Rainfall Intensity in/hr	Total Runoff in	Peak Runoff cfs	Weighted Runoff Coeff	Time of Concentration days	Time of Concentration hh:mm:ss
DA#1-Post	1.08	6.50	0.67	4.69	0.620	0	00:10:00

****
Node Depth Summary
****

Node ID	Average Depth Attained ft	Maximum Depth Attained ft	Maximum HGL Attained ft	Time of Max Occurrence days	Time of Max Occurrence hh:mm	Total Flooded Volume acre-in	Total Time Flooded minutes	Retention Time hh:mm:ss
Jun-01	0.52	0.78	269.78	0	00:18	0	0	0:00:00
Out-1-Post	0.02	0.28	269.03	0	00:18	0	0	0:00:00
Stor-01	0.13	2.40	271.90	0	00:18	0	0	0:00:00

****
Node Flow Summary
****

Node ID	Element Type	Maximum Lateral Inflow cfs	Peak Inflow cfs	Time of Peak Inflow Occurrence days	Time of Peak Inflow Occurrence hh:mm	Maximum Flooding Overflow cfs	Time of Peak Flooding Occurrence days	Time of Peak Flooding Occurrence hh:mm
Jun-01	JUNCTION	0.00	0.99	0	00:18	0.00		
Out-1-Post	OUTFALL	0.00	0.99	0	00:18	0.00		
Stor-01	STORAGE	4.69	4.69	0	00:10	0.00		

****
Storage Node Summary
****

Storage Node ID	Maximum Ponded Volume 1000 ft³	Maximum Ponded Volume (%)	Time of Max Ponded Volume days	Time of Max Ponded Volume hh:mm	Average Ponded Volume 1000 ft³	Average Ponded Volume (%)	Maximum Storage Node Outflow cfs	Maximum Exfiltration Rate cfm	Time of Max. Exfiltration Rate hh:mm:ss	Total Exfiltrated Volume 1000 ft³
Stor-01	2.033	18	0	00:18	0.085	1	0.99	0.00	0:00:00	0.000

****
Outfall Loading Summary
****

Outfall Node ID	Flow Frequency (%)	Average Flow cfs	Peak Inflow cfs
Out-1-Post	11.41	0.57	0.99
System	11.41	0.57	0.99

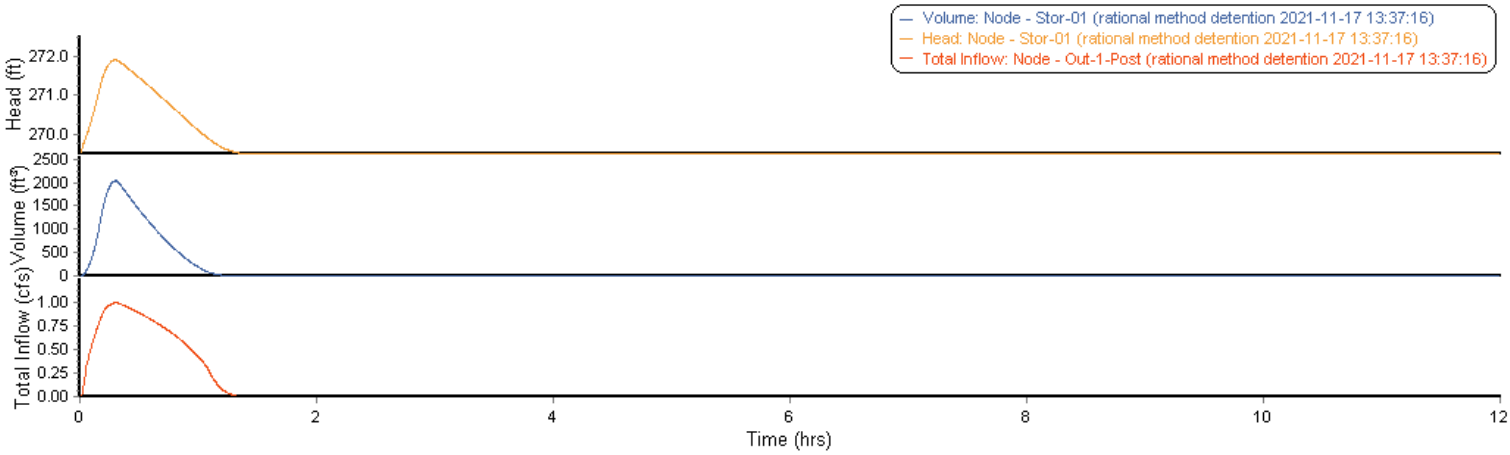
****
Link Flow Summary
****

Link ID	Element Type	Time of Peak Flow Occurrence days hh:mm	Maximum Velocity Attained ft/sec	Length Factor	Peak Flow during Analysis cfs	Design Flow Capacity cfs	Ratio of Maximum /Design Flow	Ratio of Maximum Depth	Total Time minutes	Reported Condition
Culvert-01	CONDUIT	0 00:18	4.42	1.00	0.99	13.29	0.07	0.18	0	Calculated
Orifice-01	ORIFICE	0 00:18			0.99			0.00		
Weir-01	WEIR	0 00:00			0.00			0.00		

****
Highest Flow Instability Indexes
****
All links are stable.

WARNING 107 : Initial water surface elevation defined for Junction Jun-01 is below junction invert elevation.
Assumed initial water surface elevation equal to invert elevation.
WARNING 108 : Surcharge elevation defined for Junction Jun-01 is below junction maximum elevation. Assumed surcharge elevation equal to maximum elevation.
WARNING 002 : Max/rim elevation (depth) increased to account for connecting conduit height dimensions for Node Jun-01.

Analysis began on: Wed Nov 17 13:37:13 2021
Analysis ended on: Wed Nov 17 13:37:14 2021
Total elapsed time: 00:00:01


Volume: Node - Stor-01 (rational method detention 2021-11-17 13:37:16)
Head: Node - Stor-01 (rational method detention 2021-11-17 13:37:16)
Total Inflow: Node - Out-1-Post (rational method detention 2021-11-17 13:37:16)
Head (ft)
272.0
271.0
270.0
Volume (ft³)
2500
2000
1500
1000
500
0
Total Inflow (cfs)
1.00
0.75
0.50
0.25
0.00
0
2
4
6
8
10
12
Time (hrs)

Autodesk® Storm and Sanitary Analysis 2016 - Version 12.0.42 (Build 0)

****
Project Description
****
File Name ..... rational method detention.SPF

****
Analysis Options
****
Flow Units ..... cfs
Subbasin Hydrograph Method. Modified Rational
Time of Concentration..... Kirpich
Return Period..... 25 years
Storm Duration..... 5 min
Link Routing Method ..... Kinematic Wave
Storage Node Exfiltration.. None
Starting Date MAR-15-2021 00:00:00
Ending Date MAR-15-2021 12:00:00
Report Time Step 00:00:10

****
Element Count
****
Number of subbasins 1
Number of nodes 3
Number of links 3

****
Subbasin Summary
****

Subbasin ID	Total Area ft²	Flow Length ft	Average Slope %
DA#1-Post	50701.81	200.00	2.0000

****
Node Summary
****

Node ID	Element Type	Invert Elevation ft	Maximum Elev. ft	Ponded Area ft²	External Inflow
Jun-01	JUNCTION	269.00	274.90	0.00	
Out-1-Post	OUTFALL	268.75	270.25	0.00	
Stor-01	STORAGE	269.50	275.50	0.00	

****
Link Summary
****

Link ID	From Node	To Node	Element Type	Length ft	Slope %	Manning's Roughness
Culvert-01	Jun-01	Out-1-Post	CONDUIT	55.0	1.3636	0.0120
Orifice-01	Stor-01	Jun-01	ORIFICE			
Weir-01	Stor-01	Jun-01	WEIR			

****

Cross Section Summary

Link ID	Shape	Depth/ Diameter (ft)	Width (ft)	No. of Barrels	Cross Sectional Area (ft²)	Full Flow Hydraulic Radius (ft)	Design Flow Capacity (cfs)
Culvert-01	CIRCULAR	1.50	1.50	1	1.77	0.38	13.29

Runoff Quantity Continuity	Volume acre-ft	Depth inches
Total Precipitation	0.123	1.267
Continuity Error (%)	1.000	

Flow Routing Continuity	Volume acre-ft	Volume Mgallons
External Inflow	0.000	0.000
External Outflow	0.076	0.025
Initial Stored Volume	0.000	0.000
Final Stored Volume	0.000	0.000
Continuity Error (%)	0.000	

Runoff Coefficient Computations Report

Subbasin DA#1-Post

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	1886.01	C (0-2%)	0.18
Forest, 25 years or greater	6968.96	C (0-2%)	0.12
Parking, 25 years or greater	25450.92	C (0-2%)	0.95
Pond-Area	4985.99	C (0-2%)	0.80
Bypass-Area	11409.97	C (0-2%)	0.18
Composite Area & Weighted Runoff Coeff.	50701.85		0.62

Kirpich Time of Concentration Computations Report

Tc = (0.0078 * (L^0.77) * (S^-0.385))

Where:

Tc = Time of Concentration (min)
L = Flow length (ft)
S = Slope (ft/ft)

Subbasin DA#1-Post

User-Defined TOC override (minutes): 10.00

****
Subbasin Runoff Summary
****

Subbasin ID	Accumulated Precip in	Rainfall Intensity in/hr	Total Runoff in	Peak Runoff cfs	Weighted Runoff Coeff	Time of Concentration days	Time of Concentration hh:mm:ss
DA#1-Post	1.27	7.60	0.79	5.48	0.620	0	00:10:00

****
Node Depth Summary
****

Node ID	Average Depth Attained ft	Maximum Depth Attained ft	Maximum HGL Attained ft	Time of Max Occurrence days	Time of Max Occurrence hh:mm	Total Flooded Volume acre-in	Total Time Flooded minutes	Retention Time hh:mm:ss
Jun-01	0.53	0.79	269.79	0	00:18	0	0	0:00:00
Out-1-Post	0.03	0.29	269.04	0	00:18	0	0	0:00:00
Stor-01	0.16	2.67	272.17	0	00:18	0	0	0:00:00

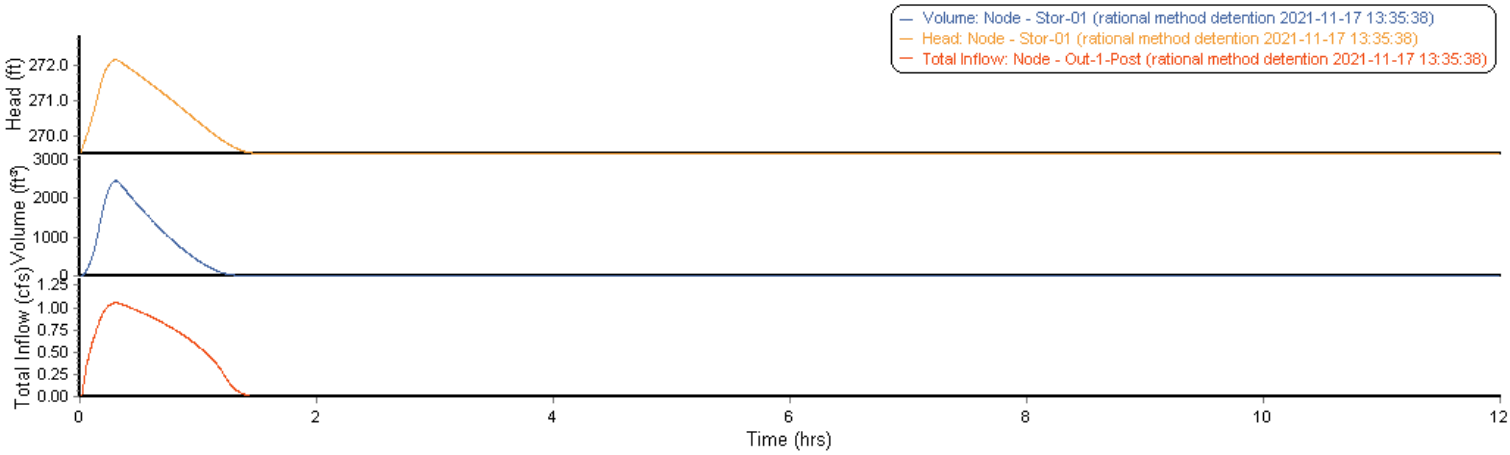
****
Node Flow Summary
****

Node ID	Element Type	Maximum Lateral Inflow cfs	Peak Inflow cfs	Time of Peak Inflow Occurrence days	Time of Peak Inflow Occurrence hh:mm	Maximum Flooding Overflow cfs	Time of Peak Flooding Occurrence days	Time of Peak Flooding Occurrence hh:mm
Jun-01	JUNCTION	0.00	1.05	0	00:18	0.00		
Out-1-Post	OUTFALL	0.00	1.05	0	00:18	0.00		
Stor-01	STORAGE	5.48	5.48	0	00:10	0.00		

****
Storage Node Summary
****

Storage Node ID	Maximum Ponded Volume 1000 ft³	Maximum Ponded Volume (%)	Time of Max Ponded Volume days	Time of Max Ponded Volume hh:mm	Average Ponded Volume 1000 ft³	Average Ponded Volume (%)	Maximum Storage Node Outflow cfs	Maximum Exfiltration Rate cfm	Time of Max. Exfiltration Rate hh:mm:ss	Total Exfiltrated Volume 1000 ft³
Stor-01	2.454	21	0	00:18	0.112	1	1.05	0.00	0:00:00	0.000

```
  **********************
  Outfall Loading Summary
  **********************

  ------------------------------------------------
  Outfall Node ID        Flow   Average      Peak
                    Frequency      Flow    Inflow
                          (%)       cfs       cfs
  ------------------------------------------------
  Out-1-Post            12.38      0.62      1.05
  ------------------------------------------------
  System                12.38      0.62      1.05


  *****************
  Link Flow Summary
  *****************

-------------------------------------------------------------------------------------------------------
--------------------------------
  Link ID              Element       Time of   Maximum  Length   Peak Flow      Design  Ratio of
Ratio of       Total  Reported
                       Type        Peak Flow  Velocity  Factor      during        Flow   Maximum
Maximum        Time  Condition
                                  Occurrence  Attained            Analysis    Capacity   /Design
Flow  Surcharged
                                  days hh:mm    ft/sec                 cfs         cfs      Flow
Depth     minutes

-------------------------------------------------------------------------------------------------------
--------------------------------
  Culvert-01           CONDUIT      0  00:18      4.50    1.00        1.05       13.29      0.08
0.19           0  Calculated
  Orifice-01           ORIFICE      0  00:18                          1.05
0.00
  Weir-01              WEIR         0  00:00                          0.00
0.00


  *******************************
  Highest Flow Instability Indexes
  *******************************
  All links are stable.


  WARNING 107 : Initial water surface elevation defined for Junction Jun-01 is below junction
invert elevation.
                Assumed initial water surface elevation equal to invert elevation.
  WARNING 108 : Surcharge elevation defined for Junction Jun-01 is below junction maximum
elevation. Assumed surcharge elevation equal to maximum elevation.
  WARNING 002 : Max/rim elevation (depth) increased to account for connecting conduit height
dimensions for Node Jun-01.

  Analysis began on:  Wed Nov 17 13:35:36 2021
  Analysis ended on:  Wed Nov 17 13:35:37 2021
  Total elapsed time: 00:00:01
```


Volume: Node - Stor-01 (rational method detention 2021-11-17 13:35:38)
Head: Node - Stor-01 (rational method detention 2021-11-17 13:35:38)
Total Inflow: Node - Out-1-Post (rational method detention 2021-11-17 13:35:38)
Head (ft)
272.0
271.0
270.0
Volume (ft³)
3000
2000
1000
0
Total Inflow (cfs)
1.25
1.00
0.75
0.50
0.25
0.00
0
2
4
6
8
10
12
Time (hrs)

Autodesk® Storm and Sanitary Analysis 2016 - Version 12.0.42 (Build 0)

****
Project Description
****
File Name ..... rational method detention.SPF

****
Analysis Options
****
Flow Units ..... cfs
Subbasin Hydrograph Method. Modified Rational
Time of Concentration..... Kirpich
Return Period..... 50 years
Storm Duration..... 5 min
Link Routing Method ..... Kinematic Wave
Storage Node Exfiltration.. None
Starting Date MAR-15-2021 00:00:00
Ending Date MAR-15-2021 12:00:00
Report Time Step 00:00:10

****
Element Count
****
Number of subbasins 1
Number of nodes 3
Number of links 3

****
Subbasin Summary
****

Subbasin ID	Total Area ft²	Flow Length ft	Average Slope %
DA#1-Post	50701.81	200.00	2.0000

****
Node Summary
****

Node ID	Element Type	Invert Elevation ft	Maximum Elev. ft	Ponded Area ft²	External Inflow
Jun-01	JUNCTION	269.00	274.90	0.00	
Out-1-Post	OUTFALL	268.75	270.25	0.00	
Stor-01	STORAGE	269.50	275.50	0.00	

****
Link Summary
****

Link ID	From Node	To Node	Element Type	Length ft	Slope %	Manning's Roughness
Culvert-01	Jun-01	Out-1-Post	CONDUIT	55.0	1.3636	0.0120
Orifice-01	Stor-01	Jun-01	ORIFICE			
Weir-01	Stor-01	Jun-01	WEIR			

****

Cross Section Summary

Link ID	Shape	Depth/ Diameter (ft)	Width (ft)	No. of Barrels	Cross Sectional Area (ft²)	Full Flow Hydraulic Radius (ft)	Design Flow Capacity (cfs)
Culvert-01	CIRCULAR	1.50	1.50	1	1.77	0.38	13.29

Runoff Quantity Continuity	Volume acre-ft	Depth inches
Total Precipitation	0.137	1.410
Continuity Error (%)	1.000	

Flow Routing Continuity	Volume acre-ft	Volume Mgallons
External Inflow	0.000	0.000
External Outflow	0.084	0.027
Initial Stored Volume	0.000	0.000
Final Stored Volume	0.000	0.000
Continuity Error (%)	0.000	

Runoff Coefficient Computations Report

Subbasin DA#1-Post

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	1886.01	C (0-2%)	0.18
Forest, 25 years or greater	6968.96	C (0-2%)	0.12
Parking, 25 years or greater	25450.92	C (0-2%)	0.95
Pond-Area	4985.99	C (0-2%)	0.80
Bypass-Area	11409.97	C (0-2%)	0.18
Composite Area & Weighted Runoff Coeff.	50701.85		0.62

Kirpich Time of Concentration Computations Report

Tc = (0.0078 * (L^0.77) * (S^-0.385))

Where:

Tc = Time of Concentration (min)
L = Flow length (ft)
S = Slope (ft/ft)

Subbasin DA#1-Post

User-Defined TOC override (minutes): 10.00

****
Subbasin Runoff Summary
****

Subbasin ID	Accumulated Precip in	Rainfall Intensity in/hr	Total Runoff in	Peak Runoff cfs	Weighted Runoff Coeff	Time of Concentration days	Time of Concentration hh:mm:ss
DA#1-Post	1.41	8.46	0.87	6.11	0.620	0	00:10:00

****
Node Depth Summary
****

Node ID	Average Depth Attained ft	Maximum Depth Attained ft	Maximum HGL Attained ft	Time of Max Occurrence days	Time of Max Occurrence hh:mm	Total Flooded Volume acre-in	Total Time Flooded minutes	Retention Time hh:mm:ss
Jun-01	0.53	0.79	269.79	0	00:18	0	0	0:00:00
Out-1-Post	0.03	0.29	269.04	0	00:18	0	0	0:00:00
Stor-01	0.18	2.86	272.36	0	00:18	0	0	0:00:00

****
Node Flow Summary
****

Node ID	Element Type	Maximum Lateral Inflow cfs	Peak Inflow cfs	Time of Peak Inflow Occurrence days	Time of Peak Inflow Occurrence hh:mm	Maximum Flooding Overflow cfs	Time of Peak Flooding Occurrence days	Time of Peak Flooding Occurrence hh:mm
Jun-01	JUNCTION	0.00	1.09	0	00:18	0.00		
Out-1-Post	OUTFALL	0.00	1.09	0	00:18	0.00		
Stor-01	STORAGE	6.11	6.11	0	00:10	0.00		

****
Storage Node Summary
****

Storage Node ID	Maximum Ponded Volume 1000 ft³	Maximum Ponded Volume (%)	Time of Max Ponded Volume days	Time of Max Ponded Volume hh:mm	Average Ponded Volume 1000 ft³	Average Ponded Volume (%)	Maximum Storage Node Outflow cfs	Maximum Exfiltration Rate cfm	Time of Max. Exfiltration Rate hh:mm:ss	Total Exfiltrated Volume 1000 ft³
Stor-01	2.787	24	0	00:18	0.136	1	1.09	0.00	0:00:00	0.000

****
Outfall Loading Summary
****

Outfall Node ID	Flow Frequency (%)	Average Flow cfs	Peak Inflow cfs
Out-1-Post	13.11	0.65	1.09
System	13.11	0.65	1.09

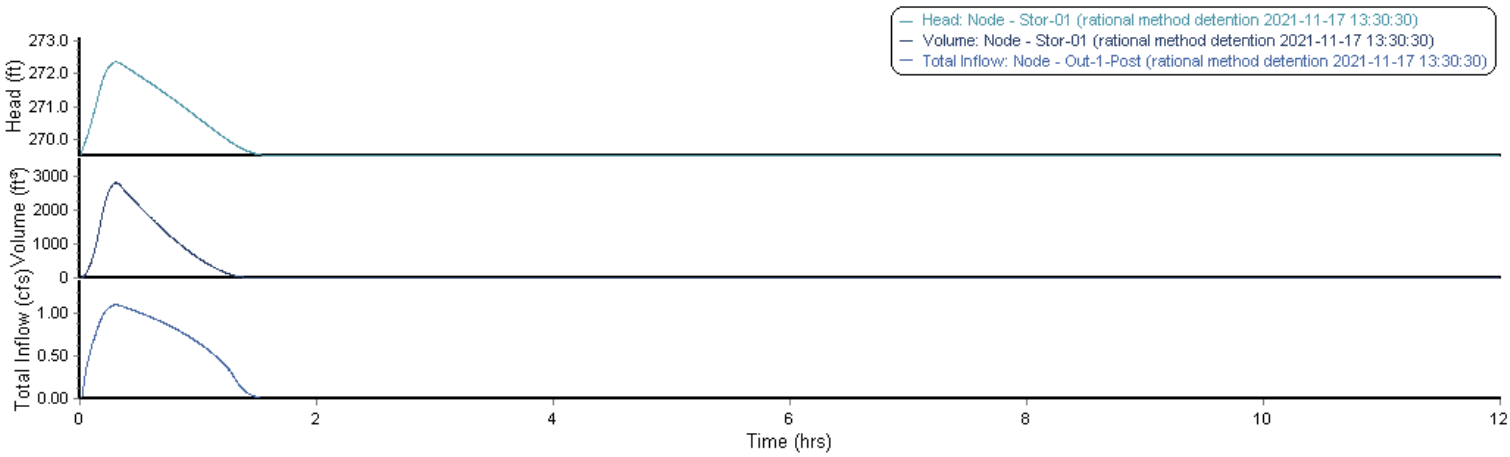
****
Link Flow Summary
****

Link ID	Element Type	Time of Peak Flow Occurrence days hh:mm	Maximum Velocity Attained ft/sec	Length Factor	Peak Flow during Analysis cfs	Design Flow Capacity cfs	Ratio of Maximum /Design Flow	Ratio of Maximum Depth	Total Time minutes	Reported Condition
Culvert-01	CONDUIT	0 00:18	4.55	1.00	1.09	13.29	0.08	0.19	0	Calculated
Orifice-01	ORIFICE	0 00:18			1.09			0.00		
Weir-01	WEIR	0 00:00			0.00			0.00		

****
Highest Flow Instability Indexes
****
All links are stable.

WARNING 107 : Initial water surface elevation defined for Junction Jun-01 is below junction invert elevation.
Assumed initial water surface elevation equal to invert elevation.
WARNING 108 : Surcharge elevation defined for Junction Jun-01 is below junction maximum elevation. Assumed surcharge elevation equal to maximum elevation.
WARNING 002 : Max/rim elevation (depth) increased to account for connecting conduit height dimensions for Node Jun-01.

Analysis began on: Wed Nov 17 13:30:28 2021
Analysis ended on: Wed Nov 17 13:30:29 2021
Total elapsed time: 00:00:01


Head: Node - Stor-01 (rational method detention 2021-11-17 13:30:30)
Volume: Node - Stor-01 (rational method detention 2021-11-17 13:30:30)
Total Inflow: Node - Out-1-Post (rational method detention 2021-11-17 13:30:30)
Head (ft)
273.0
272.0
271.0
270.0
Volume (ft³)
3000
2000
1000
0
Total Inflow (cfs)
1.00
0.50
0.00
0
2
4
6
8
10
12
Time (hrs)

Autodesk® Storm and Sanitary Analysis 2016 - Version 12.0.42 (Build 0)

****
Project Description
****
File Name ..... rational method detention.SPF

****
Analysis Options
****
Flow Units ..... cfs
Subbasin Hydrograph Method. Modified Rational
Time of Concentration..... Kirpich
Return Period..... 100 years
Storm Duration..... 5 min
Link Routing Method ..... Kinematic Wave
Storage Node Exfiltration.. None
Starting Date MAR-15-2021 00:00:00
Ending Date MAR-15-2021 12:00:00
Report Time Step 00:00:10

****
Element Count
****
Number of subbasins 1
Number of nodes 3
Number of links 3

****
Subbasin Summary
****

Subbasin ID	Total Area ft²	Flow Length ft	Average Slope %
DA#1-Post	50701.81	200.00	2.0000

****
Node Summary
****

Node ID	Element Type	Invert Elevation ft	Maximum Elev. ft	Ponded Area ft²	External Inflow
Jun-01	JUNCTION	269.00	274.90	0.00	
Out-1-Post	OUTFALL	268.75	270.25	0.00	
Stor-01	STORAGE	269.50	275.50	0.00	

****
Link Summary
****

Link ID	From Node	To Node	Element Type	Length ft	Slope %	Manning's Roughness
Culvert-01	Jun-01	Out-1-Post	CONDUIT	55.0	1.3636	0.0120
Orifice-01	Stor-01	Jun-01	ORIFICE			
Weir-01	Stor-01	Jun-01	WEIR			

****

Cross Section Summary

Link ID	Shape	Depth/ Diameter ft	Width ft	No. of Barrels	Cross Sectional Area ft²	Full Flow Hydraulic Radius ft	Design Flow Capacity cfs
Culvert-01	CIRCULAR	1.50	1.50	1	1.77	0.38	13.29

Runoff Quantity Continuity	Volume acre-ft	Depth inches
Total Precipitation	0.151	1.553
Continuity Error (%)	1.000	

Flow Routing Continuity	Volume acre-ft	Volume Mgallons
External Inflow	0.000	0.000
External Outflow	0.093	0.030
Initial Stored Volume	0.000	0.000
Final Stored Volume	0.000	0.000
Continuity Error (%)	0.000	

Runoff Coefficient Computations Report

Subbasin DA#1-Post

Soil/Surface Description	Area (ft²)	Soil Group	Runoff Coeff.
Open Space, 25 years or greater	1886.01	C (0-2%)	0.18
Forest, 25 years or greater	6968.96	C (0-2%)	0.12
Parking, 25 years or greater	25450.92	C (0-2%)	0.95
Pond-Area	4985.99	C (0-2%)	0.80
Bypass-Area	11409.97	C (0-2%)	0.18
Composite Area & Weighted Runoff Coeff.	50701.85		0.62

Kirpich Time of Concentration Computations Report

Tc = (0.0078 * (L^0.77) * (S^-0.385))

Where:

Tc = Time of Concentration (min)
L = Flow length (ft)
S = Slope (ft/ft)

Subbasin DA#1-Post

User-Defined TOC override (minutes): 10.00

****
Subbasin Runoff Summary
****

Subbasin ID	Accumulated Precip in	Rainfall Intensity in/hr	Total Runoff in	Peak Runoff cfs	Weighted Runoff Coeff	Time of Concentration days	Time of Concentration hh:mm:ss
DA#1-Post	1.55	9.32	0.96	6.73	0.620	0	00:10:00

****
Node Depth Summary
****

Node ID	Average Depth Attained ft	Maximum Depth Attained ft	Maximum HGL Attained ft	Time of Max Occurrence days	Time of Max Occurrence hh:mm	Total Flooded Volume acre-in	Total Time Flooded minutes	Retention Time hh:mm:ss
Jun-01	0.53	0.80	269.80	0	00:18	0	0	0:00:00
Out-1-Post	0.03	0.30	269.05	0	00:18	0	0	0:00:00
Stor-01	0.21	3.05	272.55	0	00:18	0	0	0:00:00

****
Node Flow Summary
****

Node ID	Element Type	Maximum Lateral Inflow cfs	Peak Inflow cfs	Time of Peak Inflow Occurrence days	Time of Peak Inflow Occurrence hh:mm	Maximum Flooding Overflow cfs	Time of Peak Flooding Occurrence days	Time of Peak Flooding Occurrence hh:mm
Jun-01	JUNCTION	0.00	1.13	0	00:18	0.00		
Out-1-Post	OUTFALL	0.00	1.13	0	00:18	0.00		
Stor-01	STORAGE	6.73	6.73	0	00:10	0.00		

****
Storage Node Summary
****

Storage Node ID	Maximum Ponded Volume 1000 ft³	Maximum Ponded Volume (%)	Time of Max Ponded Volume days	Time of Max Ponded Volume hh:mm	Average Ponded Volume 1000 ft³	Average Ponded Volume (%)	Maximum Storage Node Outflow cfs	Maximum Exfiltration Rate cfm	Time of Max. Exfiltration Rate hh:mm:ss	Total Exfiltrated Volume 1000 ft³
Stor-01	3.124	27	0	00:18	0.161	1	1.13	0.00	0:00:00	0.000

****
Outfall Loading Summary
****

Outfall Node ID	Flow Frequency (%)	Average Flow cfs	Peak Inflow cfs
Out-1-Post	13.81	0.68	1.13
System	13.81	0.68	1.13

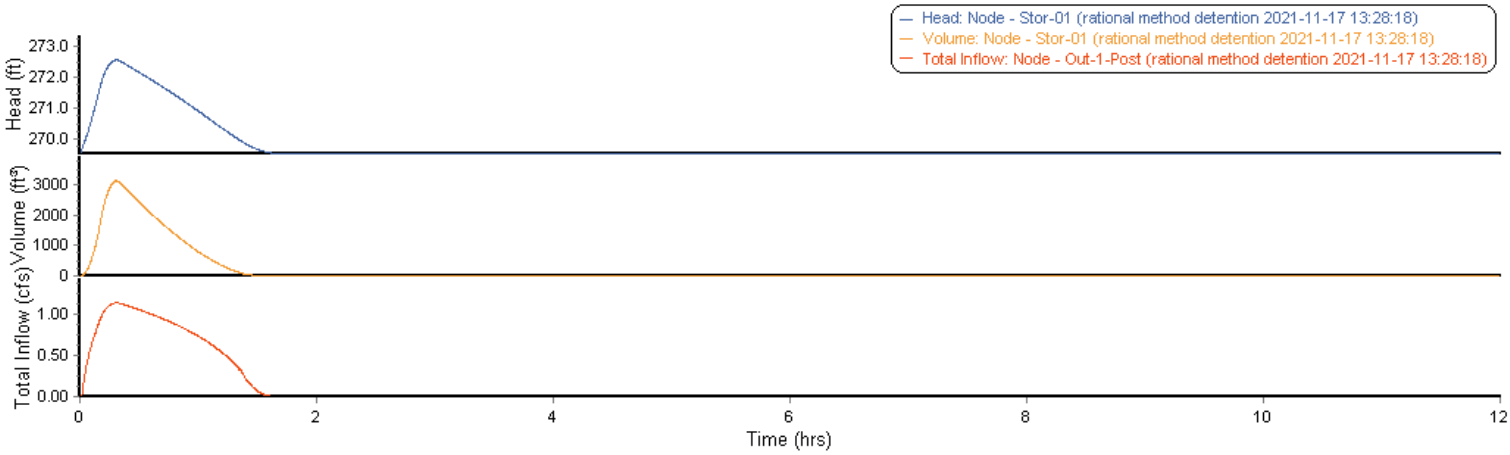
****
Link Flow Summary
****

Link ID	Element Type	Time of Peak Flow Occurrence days hh:mm	Maximum Velocity Attained ft/sec	Length Factor	Peak Flow during Analysis cfs	Design Flow Capacity cfs	Ratio of Maximum /Design Flow	Ratio of Maximum Depth	Total Time Reported Condition minutes
Culvert-01	CONDUIT	0 00:18	4.59	1.00	1.13	13.29	0.09	0.20	0 Calculated
Orifice-01	ORIFICE	0 00:18			1.13			0.00	
Weir-01	WEIR	0 00:00			0.00			0.00	

****
Highest Flow Instability Indexes
****
All links are stable.

WARNING 107 : Initial water surface elevation defined for Junction Jun-01 is below junction invert elevation.
Assumed initial water surface elevation equal to invert elevation.
WARNING 108 : Surcharge elevation defined for Junction Jun-01 is below junction maximum elevation. Assumed surcharge elevation equal to maximum elevation.
WARNING 002 : Max/rim elevation (depth) increased to account for connecting conduit height dimensions for Node Jun-01.

Analysis began on: Wed Nov 17 13:28:15 2021
Analysis ended on: Wed Nov 17 13:28:16 2021
Total elapsed time: 00:00:01


Head: Node - Stor-01 (rational method detention 2021-11-17 13:28:18)
Volume: Node - Stor-01 (rational method detention 2021-11-17 13:28:18)
Total Inflow: Node - Out-1-Post (rational method detention 2021-11-17 13:28:18)
Head (ft)
273.0
272.0
271.0
270.0
Volume (ft³)
3000
2000
1000
0
Total Inflow (cfs)
1.00
0.50
0.00
0
2
4
6
8
10
12
Time (hrs)

Enclosure 8

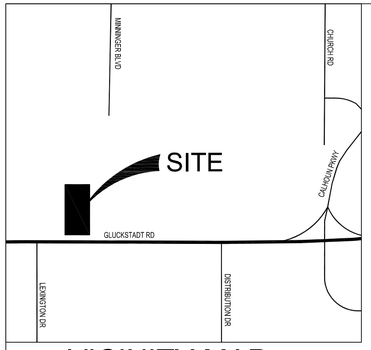
Pipe Capacity Calculations

Gluckstadt, MS **AutoZone** **11/16/2021**

24-hour storm event precipitation

Catchment	Drain Area 1 (sf)	runoff C Area 1	Drain Area 2 (sf)	runoff C Area 2	Total Area (acres)	weighted C	actual Tc (min)	chosen Tc (min)	rainfall I (10) (in/hr)	rainfall I (25) (in/hr)	rainfall I (50) (in/hr)	rainfall I (100) (in/hr)	runoff Q (10) (cfs)	runoff Q (25) (cfs)	runoff Q (50) (cfs)	runoff Q (100) (cfs)
SW Area Inlet	1,115	0.18	5280	0.95	**0.15**	**0.82**	10.0	**10.0**	**6.50**	**7.60**	**8.46**	**9.32**	**0.78**	**0.91**	**1.01**	**1.12**
SE Curb Inlet	1,052	0.18	6750	0.95	**0.18**	**0.85**	10.0	**10.0**	**6.50**	**7.60**	**8.46**	**9.32**	**0.99**	**1.15**	**1.28**	**1.41**
NE Curb Inlet	0	0.18	5740	0.95	**0.13**	**0.95**	10.0	**10.0**	**6.50**	**7.60**	**8.46**	**9.32**	**0.81**	**0.95**	**1.06**	**1.17**

Catchment	runoff Q (25) (cfs)	Catch Basin efficiency	captured flow (cfs)	cumulat. Q (25) (cfs)	Pipe Out Desig.	U.S. Invert Elev.	D.S. Invert Elev.	Pipe Length (ft)	Pipe slope %	Pipe Size (inches)	U.S. Grade at CB	Cover over pipe (ft)	D.S. Grade at CB	Cover over pipe (ft)	Full Flow (cfs)	Q / Qfull	velocity (fps)	bypass flow (cfs)
SW Area Inlet	**0.91**	100.0%	**0.91**	**0.91**		272.63	271.55	108.0	1.00%	18	275.63	1.3	273.99	0.7	11.8	0.1	2.6	0.00
SE Curb Inlet	**1.15**	100.0%	**1.15**	**2.06**		271.55	270.75	76.0	1.05%	18	273.99	0.7	274.45	1.9	12.0	0.2	4.0	0.00
NE Curb Inlet	**0.95**	100.0%	**0.95**	**3.01**	to pond	270.75	270.00	70.0	1.07%	18	274.45	1.9	272.00	0.3	12.0	0.3	5.2	0.00



VICINITY MAP
(NOT TO SCALE)

AutoZone

AutoZone Store Development
Preliminary/Final Site Plan Submission

for:

AutoZone Store No. O152
1076 GLUCKSTADT RD
MADISON, MS 39110

PARCEL: 002 / 01.00

SURVEYOR:
BLEW & ASSOCIATES, PA
3825 N. SHILOH DRIVE
FAYETTEVILLE, AR 72703
(479) 443-4506

OWNER:
AUTOZONE, INC.
c/o: WADE DAVIS
123 S. FRONT STREET, 3RD FLOOR
MEMPHIS, TENNESSEE 38103
(901) 495-8701

CIVIL ENGINEERING:
Civil Engineering Services
7705 Spicer Farm Lane
Fairview, Tennessee
37062
phone: (615) 533-0401
fax: (615) 523-8865
e-mail: ray@civilengineeringservices.net
Engineering, Land Planning, and Environmental

PLAN SUBMITTAL DATE:
APRIL, 2023

INDEX OF DRAWINGS

C 0.0	COVER SHEET
1 OF 1	ALTA/ACSM LAND TITLE SURVEY
D1.0	DEMOLITION PLAN
C1.0	SITE PLAN
C2.0	GRADING PLAN
C2.1	DRAINAGE PLAN
C2.2	INITIAL EROSION CONTROL PLAN
C2.3	FINAL EROSION CONTROL PLAN
C3.0	UTILITY PLAN
C4.0	DETAIL SHEET 1
C4.1	DETAIL SHEET 2
C4.2	DETAIL SHEET 3
C4.3	DETAIL SHEET 4
L1.1	LANDSCAPE PLAN
PH5.0	PHOTOMETRIC PLAN
PH5.1	PHOTOMETRIC DETAILS

NORTH
NAD83 MS STATE PLANE

REVISIONS
1 | 2 | 3 | 4 | 5 | 6

AutoZone Store No. 0152
1076 GLUCKSTADT RD
MADISON MS 39110
COVER SHEET

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL.:(901) 495-8994 FAX: (901) 495-8969

For Bidding & Contractor Information Contact:
Dodge Data & Analytics. Tel. 413-930-4215
Cindy.searcy@construction.com

RAY G. TEAGUE LICENSED PROFESSIONAL ENGINEER 21060 STATE OF MISSISSIPPI 03/10/2022

4/25/2023

7N2

C0.0

ALTA/NSPS Land Title Survey

Title Information

First American Title Insurance Company National Commerical Services
File No.: NCS-1078176-MICH
Commitment Date: July 26, 2021 at 8:00 AM

Schedule A Description

The Land referred to herein below is situated in the County of Madison, State of Mississippi, and is described as follows:

A parcel of land containing 1.16 acres, more or less, situated in the Southeast 1/4 of Section 20, Township 8 North, Range 2 East, Madison County, Mississippi and more particularly described as follows:

Begin at a found iron pin in the new Northern Right of Way line of Glackstadt Road which is 2620.57 feet South of and 1425.29 feet East of the Northwest corner of the Southeast 1/4 of said Section 20, as shown on attached survey and run Thence South 89 Degrees 30 Minutes 58 Seconds West along said Northern Right of Way line for a distance of 160.00 feet to a found iron pin; Leaving said new Right of Way line, Run thence North 00 Degrees 19 Minutes 46 Seconds West for a distance of 349.28 feet to a found iron pin; Thence South 69 Degrees 43 Minutes 45 Seconds East for a distance of 68.24 feet; Thence South 66 Degrees 15 Minutes 08 Seconds East for a distance of 99.48 feet; Thence South 63 Degrees 08 Minutes 15 Seconds East for a distance of 5.89 feet: Thence South 00 Degrees 19 Minutes 46 Seconds East along the edge of concrete parking and a projection thereof for a distance of 281.57 feet to the Point of Beginning.

Schedule B - Section II

10 - Right of Way Easement granted to Bear Creek Water Association, Inc. recorded in Book 161, Page 632.Mecklenburg County Registry.
(Does not affect)

11 - Right of Way and easement granted to Mississippi Power & Light Company recorded in Book 324, Page 724.
(Does not affect)

12 - Right of Way and Easement Deed for Distribution System granted to Centerpoint Energy Resources Corp., d/b/a Centerpoint Energy Mississippi Gas recorded in Book 2018, Page 53.
(Does not affect)

13 - Right of Way and easement granted to Mississippi Power & Light Company recorded in Book 235, Page 124.
(Affects, approximate location shown hereon)

14 - Terms and conditions of that certain Quitclaim and Boundary Line Agreement by and between Cliff Smith and Charlotte T. Smith; The Giles Group, LLC; and Sturdivant Empire, LLC recorded in Book 3455, Page 917.
(Affects, Current Boundary as shown)

Zoning Information

PROPERTY IS CURRENTLY ZONED:
Zone - (C1) General / Indoor Commercial

ITEM	REQUIRED	OBSERVED
PERMITTED USE	General Commercial	OBSERVED
MIN. LOT AREA	21780 SQ FEET	OBSERVED
MIN. LOT WIDTH	REFER TO NOTES	OBSERVED
MAX. BLDG COVERAGE	NONE	OBSERVED
MIN. SETBACKS FRONT	35 FEET	OBSERVED
MIN. SETBACKS SIDE	REFER TO NOTES	OBSERVED
MIN. SETBACKS REAR	REFER TO NOTES	OBSERVED
MAX BUILDING HEIGHT	40 FEET	OBSERVED
PARKING REGULAR	REFER TO NOTES	OBSERVED
PARKING HANDICAP	REFER TO NOTES	OBSERVED
PARKING TOTAL	REFER TO NOTES	OBSERVED

Notes:

Because there may be a need for interpretation of the applicable zoning codes, we refer you to Madison County for zoning laws and applicable codes.

Lot Width Notes:

Shopping centers: 200 feet.

Independent commercial uses: 100 feet. For any lot having a width of less than 200 feet, there shall be no more than one access driveway per lot. For lots having a width of 200 feet or more, two access driveways may be provided for every 200 feet of street / road frontage. Interior circulation streets shall be provided for all commercial subdivisions approved after the effective date of this Ordinance.

Setback Notes:

Front yard: 35 feet. The front yard setback shall be a minimum of thirty-five (35) feet from any existing or proposed right-of-way line of the street or road. However, the first fifteen (15) feet of this setback shall be open landscaped area, with no parking permitted in this area.

Side yards and rear yards where not abutting a residential district or residential use: 10 feet.

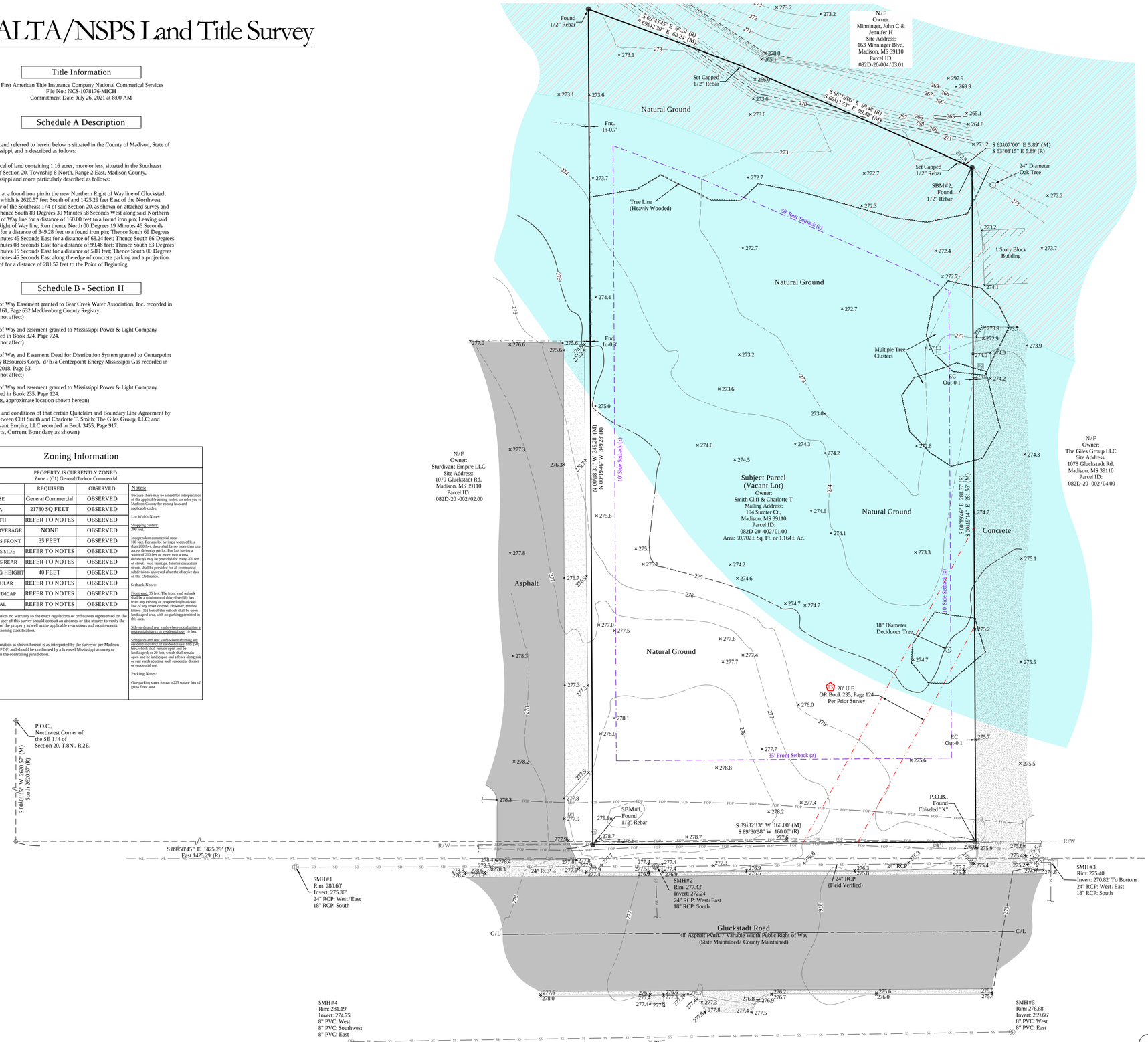
Side yards and rear yards where abutting any residential district or residential use: 100 feet, which shall remain open and landscaped, or 20 feet, which shall remain open and be landscaped and a fence along side or rear yards abutting such residential district or residential use.

Parking Notes:

One parking space for each 225 square feet of gross floor area.

Blew & Associates makes no warranty to the exact regulations or ordinances represented on the drawing hereon. The user of this survey should consult an attorney or title insurer to verify the zoning classification of the property as well as the applicable restrictions and requirements associated with such zoning classification.

Specific zoning information as shown hereon is as interpreted by the surveyor per Madison County zoning 2019 PDF, and should be confirmed by a licensed Mississippi attorney or zoning professional in the controlling jurisdiction.



Miscellaneous Notes

1. Completed field work was August 19, 2021.
2. The Basis of Bearing for this survey is Grid North per GPS coordinate observations Mississippi State Plane, West Zone NAD83.
   Latitude = 32°31'01.52438"
   Longitude = -90°06'38.10102"
   Convergence Angle = -00°07'11.06336"
3. Distances shown on plat are ground.
   Combined scale factor (ground to grid) = 0.99995539893531
4. Some features on this plat may be shown out of scale for clarity.
5. Dimensions on this plat are expressed in feet and decimal parts thereof unless otherwise noted. Monuments were found at points where indicated.
6. Any servitudes and restrictions shown on this survey are limited to those set forth in the description furnished to surveyor, and there is no representation that all applicable servitudes and restrictions are shown hereon.
7. Names and addresses of adjoining property owners were taken from Madison County tax cards and deeds.
8. The nearest fire hydrant is located in the South Right of Way of Clackstadt Road approximately 200'± West of the Southwest corner of subject property .
9. No surveyor or any other person other than a licensed Mississippi attorney may provide legal advice concerning the status of Title to the property described in this survey ("the subject property"). The purpose of this survey, and the comments related to the Schedule B-II exceptions, is only to show the location of boundaries and physical objections in relation thereto. To the extent that the survey indicates that the legal instrument "affects" the subject property, such statement is only intended to indicate that property boundaries included in such instrument include some or all of the subject property. The surveyor does not purport to describe how such instrument affects the subject property or the enforceability or legal consequences of such instrument.
10. All bearings and distances shown hereon are measured dimensions unless otherwise noted hereon. Record dimensions, if differing from measured dimensions, will be followed by "(R#)" where the # indicates from which reference document the dimension originated.
11. Contour Interval = 1 foot
12. No parking spaces were observed.
13. Surveyor notes that the property abuts the right-of-way of Clackstadt Road. Access to the right-of-way may be subject to other agreements or proper governmental approvals.
14. There was no evidence of monitor wells, or any test borings on the subject property at the time of the survey.
15. At the time of the survey, there was no observable evidence of site use as a cemetery, isolated grave site or burial grounds.
16. At the time of the survey, there was no observable evidence of site use as a solid waste dump, sump, or sanitary landfill.
17. Elevations established with GPS static observations utilizing online positioning user service (OPUS) for post processing. (NAVD 1988 datum)
18. At the time of the survey, there were no changes in street right-of-way lines either completed or proposed, and available from controlling jurisdiction or observable evidence of recent street or sidewalk construction repairs.
19. There was no observable evidence of Earth moving work, building construction or building additions within recent months.
20. The nearest intersecting street is the intersection of Clackstadt Road and Lexington Drive, which is approximately 200' from the Southwest corner of the subject property.
21. Surveyor did not receive current deeds for adjoining properties from the title insurer. Surveyor obtained the deed information reflected on this survey on their own. The user of this survey should consult an attorney or title insurer to verify the current deed descriptions for adjoining properties.
22. Reference documents noted hereon were obtained by the surveyor and any and all representations based thereon should be reviewed by a licensed attorney or title insurer for verification.
23. Surveyor did not receive any information from the title insurer regarding the current zoning classification of the property or any requirements related to the applicable zoning classification. Surveyor obtained the zoning information reflected on this survey on their own. The user of this survey should consult an attorney or title insurer to verify the zoning classification of the property as well as the applicable restrictions and requirements associated with such zoning classification.
24. No Buildings observed at the time of the Survey
25. Sanitary Sewer, Gas, and Water lines shown per map provided by the Bear Creek Water Association. No markings or other evidence for such utilities was observed in the field.
26. Due to silting, standing water or other environmental considerations, invert elevations depicted herein are measured down to the bottom center of the storm structure.

Flood Note

By graphic plotting only, this property is in Zone AE of the Flood Insurance Rate Map, Community Panel No. 28089-C0415-F, which bears an effective date of 03/17/2010 and is in a Special Flood Hazard Area

Zone Definitions According to the FEMA website.

Zone "AE" - The base floodplain where base flood elevations are provided. AE Zones are now used on new format FIRMs instead of A1-A30 Zones.

Zone "X Unshaded" - Area of minimal flood hazard, usually depicted on FIRMs as above the 500-year flood level. Zone X is the area determined to be outside the 500-year flood and protected by levee from 100-year flood.

Zone "Shaded X" - Area of moderate flood hazard, usually the area between the limits of the 100-year and 500-year floods.

Utility Notes

The utilities shown on this drawing hereon have been located by field measurements, utility map drawings, and one-call utility locate request. Blew & Associates makes no warranty to the exact location of any underground utilities shown or not shown on this drawing. It is the responsibility of the contractor to verify any and all utilities prior to construction. Call Mississippi one-call at 1 (800) 227-6477 for field locations (request for ground markings) of underground utility lines before digging.

811 Know what's below. Call before you dig.

Elevation Benchmarks

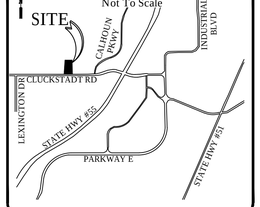
Site Benchmark #1		Site Benchmark #2	
Type	Found 1/2" Rebar	Type	Found 1/2" Rebar
Northing	1097408.07	Northing	1097409.61
Easting	2365109.95	Easting	2365269.98
Elevation	277.93'	Elevation	272.84'

Benchmarks Northing & Eastings are applied with scale factor

DATE	REVISION	BY

Vicinity Map

Not To Scale



Legend of Symbols & Abbreviations

xxxx.x	Spot Elevation	(M)	Measured Dimension
●	Found Rebar (As Noted)	(R)	Recorded Dimension
○	Set Rebar (As Noted)	(z)	Zoning Requirements
⌖	Computed Point	N/F	Now or Formerly
X	Found Chiseled "X"	SBM	Site Benchmark
FO	Fiber Optic Box	MH	Manhole
T	Telephone Pedestal	CI	Curb Inlet Basin
FOV	Fiber Optic Vault	Inv	Invert of Pipe
MB	Mail Box	P.O.C.	Point of Commencement
PB	Power Box	P.O.B.	Point of Beginning
	Tree		

- Adjoiner Property Line
- Subject Property Line
- Easement line
- Utility Easement
- Building Setback
- Right-of-Way
- FOP — Fiber Optic Line
- SD — Storm Sewer Line
- WL — Buried Water Line
- SS — Sanitary Sewer Line
- GAS — Underground Gas
- Chainlink Fence
- Contour Major
- Contour Minor

Asphalt · Concrete · Gravel

Flood Zone - AE / AO / AH

Flood Zone- Floodway (Zones AE, AO, AH, VE, A8)

NORTH

Scale: 1" = 20'

0 20' 40'

Surveyor's Certification

To: AutoZone Parts, Inc; Cliff Smith and Charlotte T. Smith; Civil Engineering Services, PC; First American Title Insurance Company National Commerical Services:

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2021 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes items 1, 3, 4, 5, 7(a), 7(b1), 8, 9, 11, 13, 16, 17, 18, 19, 20 & 21 of Table A thereof. The field work was completed on 08/19/2021.

Date of Plat or Map: 10/14/2021

Preliminary

Buckley Blew
Professional Surveyor #27863
State of Mississippi

FIRM:
BLEW & ASSOCIATES, PA
CIVIL ENGINEERS & LAND SURVEYORS
3825 N. SHILOH DRIVE
FAYETTEVILLE, ARKANSAS 72703
OFFICE: 479.443.4506
FAX: 479.582.1883
www.BLEWINC.com

DRAWN BY & DATE:	REVIEWED BY:	SURVEYED BY:
DLD/MB 10/14/2021	GC/PRS	BJ

COUNTY & STATE:	JOB NUMBER:
Madison, Mississippi	21-6523

LOCATION:
Property west of 1078 Gluckstadt Rd, Gluckstadt, MS

FOR THE USE AND BENEFIT OF:
CES (AutoZone) - (MS5607) Gluckstadt, MS

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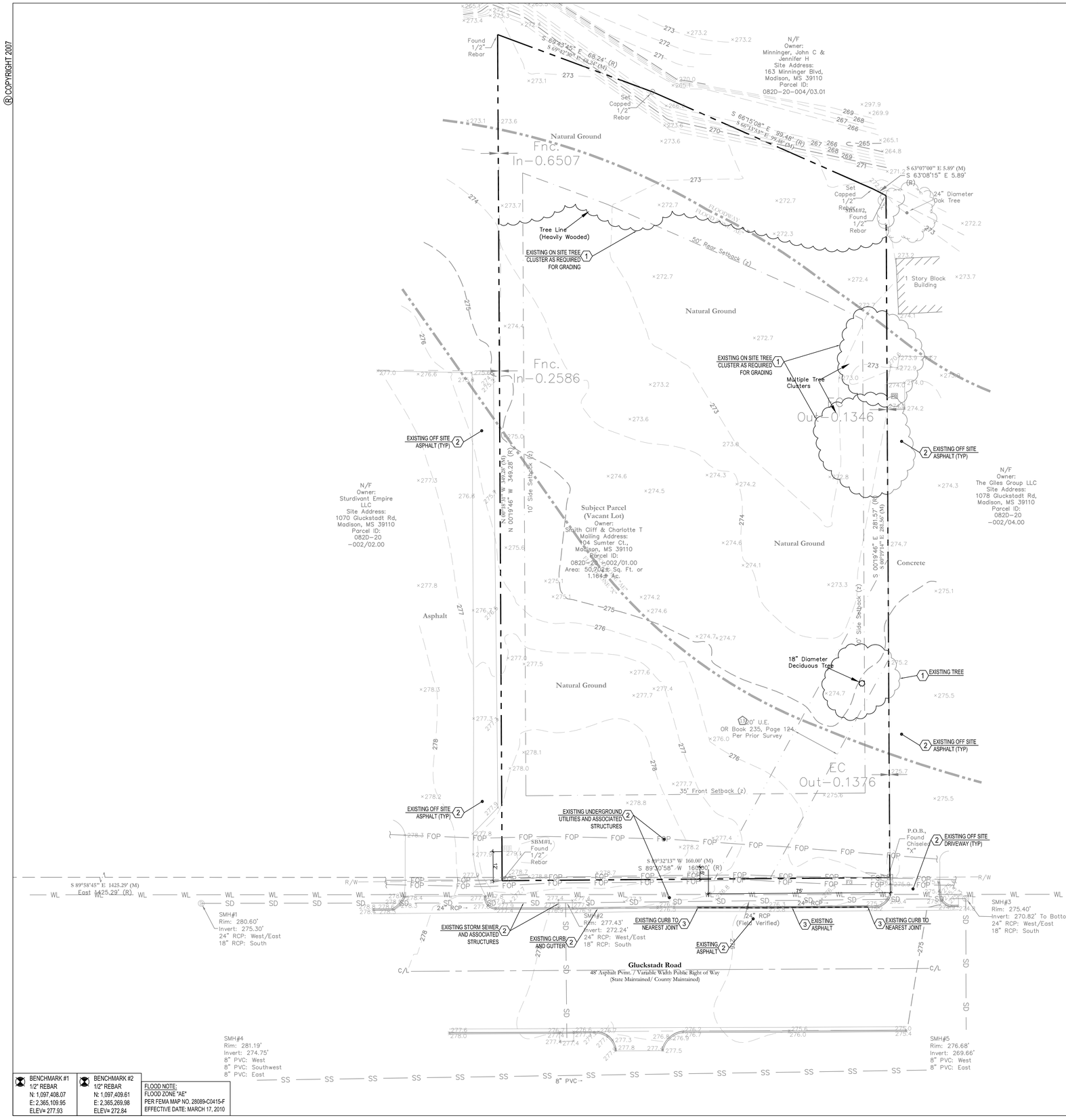

DEMOLITION LEGEND

- APPROXIMATE LIMITS OF ASPHALT/CONCRETE SAWCUT
- APPROXIMATE LIMITS OF ASPHALT/CONCRETE REMOVAL

KEYNOTES

1. REMOVE EXISTING STRUCTURE
2. PROTECT EXISTING STRUCTURE
3. SAWCUT ASPHALT / CONCRETE
4. RELOCATE EXISTING SITE STRUCTURE OR UTILITY

DEMOLITION NOTES

1. ALL WORK TO BE ACCOMPLISHED IN STRICT ACCORDANCE WITH ALL LOCAL ORDINANCES, CITY OR STATE.
2. WITHIN THE SUBJECT PROPERTY, THE INTENT IS TO HAVE A CLEAN, CLEAR SITE, FREE OF ALL EXISTING ITEMS NOTED TO BE REMOVED IN ORDER TO PERMIT THE CONSTRUCTION OF THE NEW PROJECT.
3. ALL ITEMS NOTED TO BE REMOVED BY THE SELLER SHALL BE ACCOMPLISHED PRIOR TO THE CLOSING OF THE REAL ESTATE TRANSACTION. ALL OTHER ITEMS NOTED TO BE REMOVED SHALL BE DONE SO AS PART OF THE CONTRACT FOR GENERAL CONSTRUCTION.
4. REMOVE AND DISPOSE OF ANY SIDEWALKS, FENCES, STAIRS, WALLS, DEBRIS AND RUBBISH REQUIRING REMOVAL FROM THE WORK AREA IN AN APPROVED OFF SITE LANDFILL.
5. THE CONTRACTOR SHALL SECURE ALL PERMITS FOR HIS DEMOLITION AND DISPOSAL OF HIS DEMOLITION MATERIAL TO BE REMOVED FROM THE SITE. THE CONTRACTOR SHALL POST BONDS AND PAY PERMIT FEES AS REQUIRED. BUILDING DEMOLITION CONTRACTOR SHALL BE RESPONSIBLE FOR PERMITS AND DISPOSAL OF BUILDING DEMOLITION DEBRIS.
6. THE DETAILED PLANS MAY NOT REFLECT ALL UTILITIES ON THE SITE OR SURROUNDING STREETS AND PROPERTIES. THE CONTRACTOR SHALL VERIFY LOCATIONS AND EXISTENCE OF UTILITY SERVICES PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL CALL "DIG SAFE" AT 1-800-344-7233, 72 HOURS PRIOR TO CONSTRUCTION.
7. THE CONTRACTOR TO REMOVE ALL UTILITIES TO EXISTING STRUCTURES WHETHER SHOWN OR NOT OR ARRANGE FOR THE APPROPRIATE UTILITY COMPANY TO CUT AND CAP SERVICE PIPING AT THE PROPERTY LINE OR MAIN (AS REQUIRED). ALL SERVICES MAY NOT BE SHOWN ON THIS PLAN.
9. FOR ALL ITEMS NOTED TO BE REMOVED - REMOVE NOT ONLY THE ABOVE GROUND ELEMENTS, BUT ALL UNDERGROUND ELEMENTS AS WELL INCLUDING BUT NOT NECESSARILY LIMITED TO: FOUNDATIONS, GRAVEL FILLS, TREE ROOTS, OLD PIPES, ETC.
10. BACK FILL ALL EXCAVATIONS RESULTING FROM THE DEMOLITION WORK TO MEET THE REQUIREMENTS FOR FILL OUTLINED IN THE GEOTECHNICAL REPORT.
11. THE CONTRACTOR SHALL PROTECT ALL IRON PINS, MONUMENTS AND PROPERTY CORNERS DURING CONSTRUCTION. ANY CONTRACTOR DISTURBED PINS, MONUMENTS, ETC. SHALL BE RESET BY A LICENSED LAND SURVEYOR AT THE EXPENSE OF THE CONTRACTOR.
12. THE CONTRACTOR SHALL RESTORE ANY UTILITY STRUCTURE, PIPES, PAVEMENT, CURBS, SIDEWALKS OR LANDSCAPED AREAS DISTURBED DURING DEMOLITION TO THEIR ORIGINAL CONDITION TO THE SATISFACTION.
13. ALL BUILDINGS, FOUNDATION WALLS AND FOOTINGS INDICATED ON THIS PLAN TO BE REMOVED FROM SITE. CONTRACTOR SHALL SECURE ANY PERMITS AND PAY ALL FEES AND PERFORM CLEARING AND GRUBBING AND DEBRIS REMOVAL PRIOR TO COMMENCEMENT OF GRADING OPERATIONS.
14. ASBESTOS AND ANY OTHER HAZARDOUS MATERIAL SHALL BE REMOVED BY THE CONTRACTOR USING A LICENSED HAZARDOUS MATERIAL CONTRACTOR PER ASBESTOS REPORT PREPARED BY XXXXXXXXXX. PRIOR TO THE START OF DEMOLITION, FEDERAL LAW REQUIRES THAT THE LOCAL EPA OFFICE TO BE NOTIFIED IN WRITING @ LEAST 10 WORKING DAYS.

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

NAD83 MS STATE PLANE

REVISIONS

1	2	3
4	5	6

AutoZone Store No. 0152
1076 GLUCKSTADT RD
MADISON MS 39110
DEMOLITION PLAN

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL: (901) 495-8994 FAX: (901) 495-8969

For Bidding & Contractor Information Contact:
Dodge Data & Analytics. Tel. 413-930-4215
Cindy.searcy@construction.com

REGISTERED PROFESSIONAL ENGINEER 21060 STATE OF MISSISSIPPI
03/10/2022

4/25/2023

7N2

D1.0

BENCHMARK #1
1/2" REBAR
N: 1,097,408.07
E: 2,365,109.95
ELEV= 277.93

BENCHMARK #2
1/2" REBAR
N: 1,097,409.61
E: 2,365,269.98
ELEV= 272.84

FLOOD NOTE:
FLOOD ZONE "AE"
PER FEMA MAP NO. 28089-C0415-F
EFFECTIVE DATE: MARCH 17, 2010

Civil Engineering Services
7705 Spicer Farm Lane
Fairview, Tennessee
37062
phone: (615) 533-0401
fax: (615) 523-8865
e-mail: ray@civilengineeringservices.net
Engineering, Environmental, Land Planning

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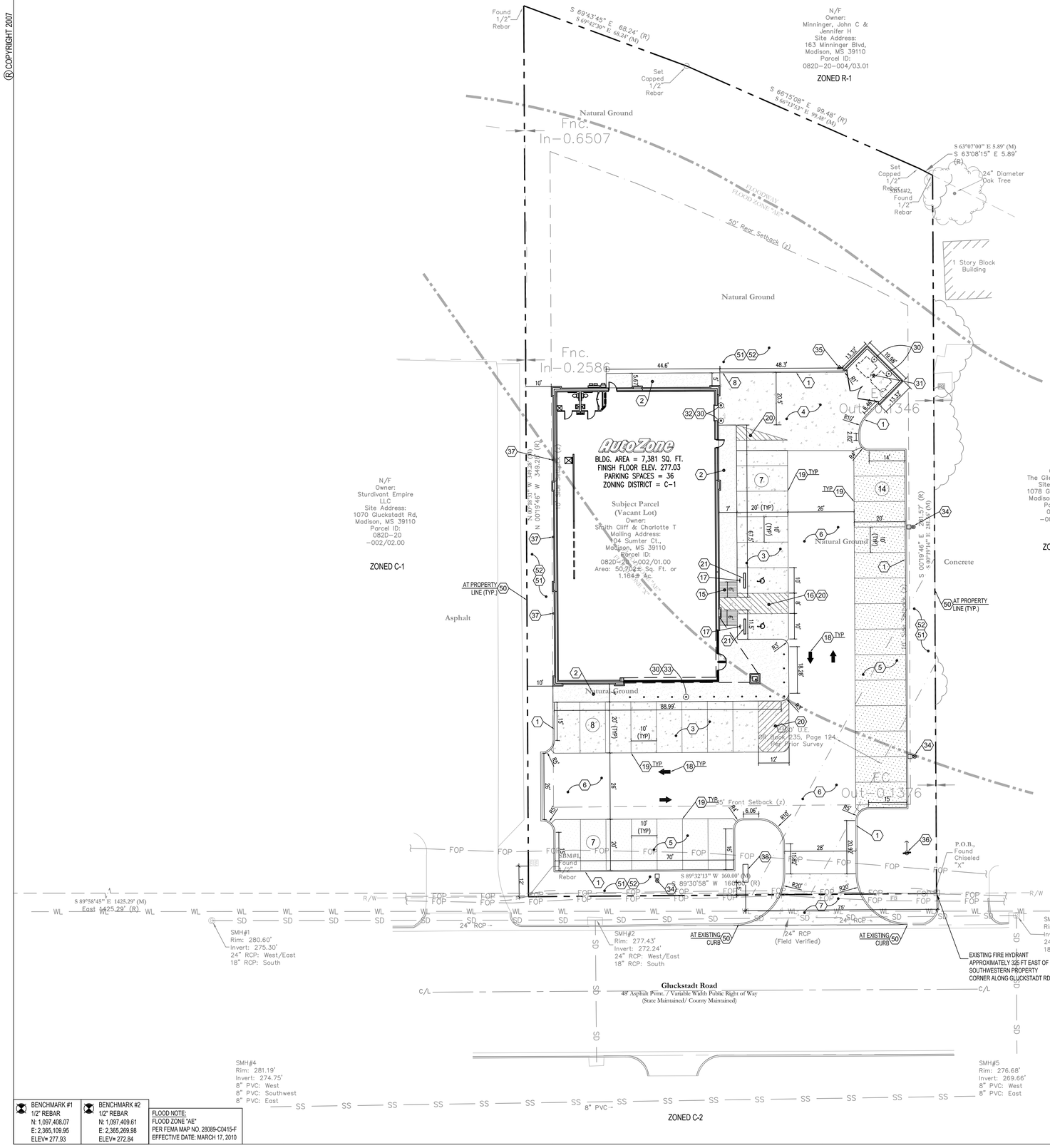

BENCHMARK #1	BENCHMARK #2	FLOOD NOTE:
1/2" REBAR	1/2" REBAR	FLOOD ZONE "AE"
N: 1,097,408.07	N: 1,097,409.61	PER FEMA MAP NO. 28089-C0415-F
E: 2,365,109.95	E: 2,365,269.98	EFFECTIVE DATE: MARCH 17, 2010
ELEV= 277.93	ELEV= 272.84	

SITE LEGEND

(10)	PARKING STALL COUNT - SEE PLANS
	REGULAR ASPHALT PAVING (SEE DETAIL SHEET)
	HEAVY DUTY ASPHALT PAVING (SEE DETAIL SHEET)
	CONCRETE SIDEWALK (SEE DETAIL SHEET)
	HEAVY DUTY CONCRETE PAVING (SEE DETAIL SHEET)
	REGULAR DUTY CONCRETE PAVEMENT AT PARKING STALLS AROUND BUILDING (SEE DETAIL SHEET)

KEYNOTES

PAVEMENT AND CURBING

1. CONCRETE CURB @ CONCRETE/ASPHALT PAVING - SEE DETAIL 1 & 2 / C4.0
2. CONCRETE SIDEWALK - SEE DETAIL 27/C4.0 - SEE DETAIL 22/C4.0 FOR SIDEWALKS AROUND BUILDING
3. REGULAR DUTY CONCRETE PAVING - SEE DTL. 4/ C4.0. EXPANSION AND CONTROL JOINTS - SEE DTLS. 23 & 24/ C4.0. MAXIMUM SPACING FOR CONTROL JOINTS PER SOILS REPORT.
4. HEAVY DUTY CONCRETE PAVING - SEE DTL. 4/ C4.0. EXPANSION AND CONTROL JOINTS - SEE DTLS. 23 & 24/ C4.0. MAXIMUM SPACING FOR CONTROL JOINTS PER SOILS REPORT.
5. REGULAR DUTY ASPHALT PAVING - SEE DTL. 3/ C4.0. PROVIDE ALTERNATE CONCRETE BID - SEE DTL. 4/ C4.0
6. HEAVY DUTY ASPHALT PAVING - SEE DTL. 3/ C4.0. PROVIDE ALTERNATE CONCRETE BID - SEE DTL. 4/ C4.0
7. PROVIDE NEW CURB CUT & APPROACH PER LOCAL CODES & SPECS. - ENTRANCE TO BE HEAVY DUTY CONCRETE - SEE DTL. 3/ C4.0
8. TAPER CURB HEIGHT FROM 6" TO 0" OVER TWO FEET

PAVEMENT STRIPING / ADA FEATURES / TRAFFIC SIGNAGE

15. ACCESSIBLE RAMP - SEE DETAIL 19/C4.0 - MAX. SLOPE 1:12 (8.33%) , MAX. CROSS SLOPE 1:50 (2.00%) TRUNCATED DOME TO BE A CONTRASTING COLOR.
16. HANDICAP PARKING AREA - SEE THIS PLAN FOR DIMENSIONS - SEE DETAILS 6,7, AND 12/C4.0
17. HANDICAP PARKING SIGN - SEE DETAIL 12/C4.0 G.C. TO PROVIDE ONE VAN ACCESSIBLE SIGN.
18. ONSITE PAVEMENT MARKINGS - SEE DETAIL 25 & 26/C4.0
19. 4" WIDE PARKING STRIPE PAINTED YELLOW (TYP.)
20. 4" WIDE DIAGONAL STRIPES PAINTED YELLOW AT 2 FT. O.C.
21. 6'-0" LONG CONCRETE WHEEL STOP PINNED TO PAVEMENT (TYPICAL). LOCATE 3'-6" FROM FACE OF CURB OR SIDEWALK SEE DETAIL 17 / C4.0

AUTOZONE SITE FEATURES

30. PIPE GUARD - SEE DETAIL 16 / C4.0
31. DUMPSTER LAYOUT - SEE DETAILS 8,9,10, & 11/ C4.0
32. SERVICE DOOR PLAN - SEE DETAIL 15/ C4.0
33. BOLLARD PLAN - SEE DETAIL 14/ C4.0
34. CONCRETE LIGHT POLE BASE - SEE DETAIL 13/ C4.0 AIM LIGHT FIXTURE IN DIRECTION AS INDICATED. SEE ELECTRICAL PLANS FOR ROUTING
35. FREEZELESS YARD HYDRANT AT BUILDING - SEE DETAIL 6 ON SHEET M2
36. APPROXIMATE LOCATION FOR POLE MOUNTED TRANSFORMER PER SERVICE PROVIDER SPECIFICATIONS - COORDINATE WITH SERVICE PROVIDER PRIOR TO CONSTRUCTION
37. PROVIDE DOWNSPOUT CONNECTOR AT BUILDING DOWN SPOUT - SEE ARCHITECTURAL PLANS - SEE DETAIL 21/ C4.0 - SEE GRADING PLAN FOR INVERTS
38. 4'-2"X7'-0"X2'-0" MONUMENT SIGN 12'-0" OVERALL HEIGHT - SEE SIGNAGE SHEETS FOR DETAILS - FINAL LOCATION AND DESIGN TO BE DETERMINED DURING SIGN PERMIT REVIEW

ADDITIONAL SITE FEATURES

50. TIE TO EXISTING - MATCH GRADE
51. GRASS AREA - PROVIDE 6" TOPSOIL & SOD COMMON TO REGION ON ALL DISTURBED AREAS NOT TO BE PAVED
52. SLOPE GRADE FROM BACK OF CURB DOWN TO MATCH THE EXISTING/PROPOSED GRADE - SEE GRADING PLAN

GENERAL AZ NOTES

1. PROOF ROLL BUILDING AND ALL PARKING AREAS. NOTIFY THE ARCHITECT OF ANY UNACCEPTABLE AREAS.
2. EDGE OF NEW PAVEMENT TO BE FLUSH WITH EXISTING PAVEMENT.
3. ALL SIDEWALK CURB AND GUTTER STREET PAVING, CURB CUTS, DRIVEWAY APPROACHES, HANDICAP RAMP, ETC. CONSTRUCTED OUTSIDE THE PROPERTY LINE IN THE RIGHT-OF-WAY SHALL CONFORM TO ALL MUNICIPAL AND/OR STATE SPECIFICATIONS AND REQUIREMENTS.
4. FOR AREAS OUTSIDE THE PROPERTY LINES, REPAIR AND/OR REPLACE ALL DAMAGE DONE TO EXISTING ELEMENTS (SIDEWALKS, PAVING, LANDSCAPING, ETC.) AS REQUIRED BY OWNER AND/OR GOVERNING AUTHORITY.
5. FOR PROPOSED UTILITY LOCATIONS, SEE THE UTILITY PLAN.

SITE DATA INFORMATION

PARKING REQUIRED (1225 SF) = 33
EXISTING PARKING = 0
PROPOSED PARKING = 34
HC SPACES REQUIRED = 2
HC SPACES PROVIDED = 2
TOTAL PARKING = 36
PARKING STALL SIZE = 10'X20'
ADA PARKING STALL SIZE = 8'X20'
LOT AREA = 50,702 SF / 1.164 AC
NUMBER OF BUILDINGS = 1
BUILDING AREA = 7,381 SF
FLOOR AREA RATIO = 14.56%

ALL DISTURBED AREA SHALL BE STABILIZED WITH SOD, COMMON TO THE REGION - CONTRACTOR TO GUARANTEE AND MAINTAIN ALL NEW SODDED AREAS FOR 60 DAYS MINIMUM, AND ALL SODDED AREAS ARE STABILIZED.

PROVIDE (2) 4" PVC CONDUITS UNDER DRIVES TO ALL LANDSCAPED AREAS. PROVIDE 2' COVER AND CAP OFF. MARK STUB OUT WITH FLAG/MARKER.

ALL NEW GRASS SODDED AREAS TO BE IRRIGATED - IRRIGATION PLAN TO BE DESIGN BUILD BY G.C. - COORDINATE WITH A SOUTH CAROLINA CERTIFIED IRRIGATION CONTRACTOR

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

NAD83 MS STATE PLANE

REVISIONS					
1	2	3	4	5	6

AutoZone Store No. 0152
1076 GLUCKSTADT RD
MADISON MS 39110
SITE PLAN

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL.: (901) 495-8994 FAX: (901) 495-8969

For Bidding & Contractor Information Contact:
Dodge Data & Analytics, Tel. 413-930-4215
Cindy.searcy@construction.com

LICENSED PROFESSIONAL ENGINEER 21060 STATE OF MISSISSIPPI
05/10/2022

4/25/2023

7N2

C1.0

Civil Engineering Services
7705 Spicer Farm Lane
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Engineering, Environmental, Land Planning

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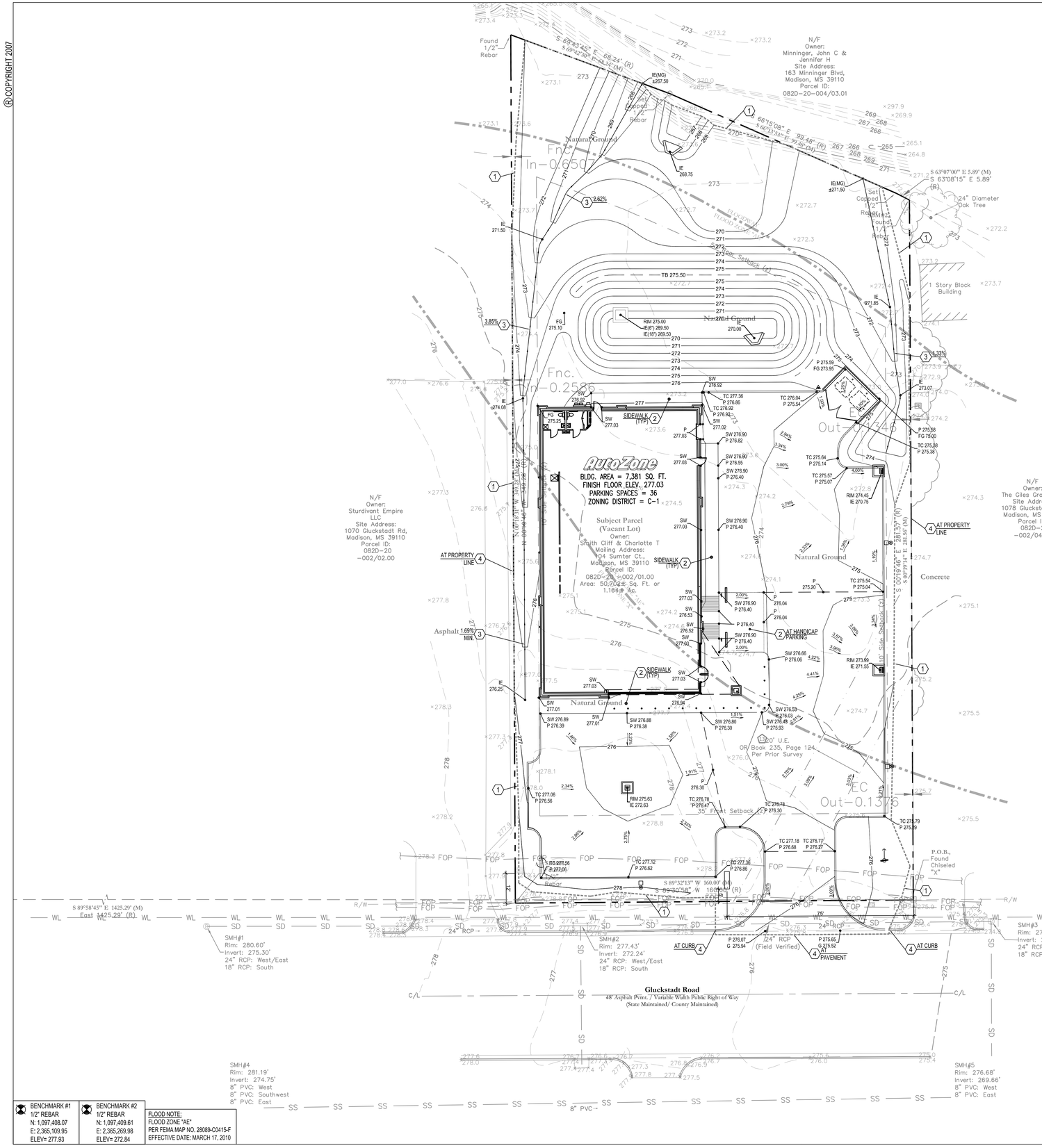

GENERAL GRADING LEGEND

TC	TOP OF CURB ELEVATION
P	BOTTOM OF CURB ELEVATION
FG	FINISHED GRADE ELEVATION
SW	SIDEWALK ELEVATION
MG	MATCH EXISTING GRADE ELEVATION
TB	TOP OF BANK GRADE ELEVATION
RIM	TOP OF RIM ELEVATION AT STRUCTURE
HP	HIGH POINT GRADE ELEVATION
1.09%	PROPOSED GRADE SLOPE
- - - - -	LIMIT OF DISTURBANCE
———	PROPOSED SWALE

GRADING KEYNOTES

1. LIMITS OF LAND DISTURBANCE
2. PROVIDE 2.00% MAXIMUM CROSS SLOPE
3. PROVIDE SWALE - SEE SLOPE AND ELEVATIONS THIS SHEET
4. MATCH EXISTING GRADES

GRADING INFORMATION

LIMITS OF DISTURBANCE = 49,166 SF / 1.13 AC

GENERAL GRADING NOTES

1. CONTRACTOR SHALL EXERCISE EXTREME CAUTION IN THE USE OF EQUIPMENT IN AND AROUND OVERHEAD AND UNDERGROUND ELECTRICAL WIRES AND SERVICES. IF AT ANY TIME IN THE PURSUIT OF THIS WORK THE CONTRACTOR MUST WORK IN THE CLOSE PROXIMITY OF THE ABOVE-NOTED WIRES, THE ELECTRIC COMPANY SHALL BE CONTACTED PRIOR TO SUCH WORK AND THE PROPER SAFETY MEASURES TAKEN. A THOROUGH EXAMINATION OF THE OVERHEAD AND UNDERGROUND WIRES IN THE PROJECT AREA SHOULD BE MADE BY THE CONTRACTOR PRIOR TO THE PROJECT AREA SHOULD BE MADE BY THE CONTRACTOR PRIOR TO THE INITIATION OF CONSTRUCTION.
2. THE OWNER AND ENGINEER DO NOT ASSUME RESPONSIBILITY FOR THE POSSIBILITY THAT, DURING CONSTRUCTION, UTILITIES OTHER THAN THOSE SHOWN MAY BE ENCOUNTERED OR THAT ACTUAL LOCATIONS OF THOSE SHOWN MAY BE DIFFERENT FROM LOCATIONS DESIGNATED ON THE CONTRACT DRAWINGS. IN AREAS WHERE IT IS NECESSARY THAT EXACT LOCATIONS BE KNOWN OF UNDERGROUND UTILITIES, THE CONTRACTOR SHALL, AT HIS OWN EXPENSE, FURNISH ALL LABOR AND TOOLS NECESSARY TO EITHER VERIFY AND SUBSTANTIATE OR DEFINITELY ESTABLISH THE POSITION OF UNDERGROUND UTILITY LINES.
3. AT LOCATIONS WHERE UTILITY LINES OR SERVICES ARE UNDERNEATH PROPOSED PAVEMENT, THE TRENCH SHALL BE BACKFILLED TO SUBGRADE WITH CRUSHED STONE.
4. DEVELOPER IS TO SCHEDULE A PRE-CONSTRUCTION CONFERENCE WITH THE CONTRACTOR, THE DEVELOPER'S ENGINEER, THE COUNTIES REPRESENTATIVE AND THE COUNTIES ENGINEER.
5. DO NOT SCALE THIS DRAWING AS IT IS A REPRODUCTION AND SUBJECT TO DISTORTION.
6. REMOVE ALL FOUNDATIONS, UNDERGROUND TANKS, PAVING, BASE ETC. IF REMAINING, BEFORE BEGINNING CONSTRUCTION.
7. FILL ALL PLANTERS/ISLANDS TO TOP OF CONCRETE CURB WITH TOPSOIL. TOPSOIL TO BE CLEAN AND FREE OF DEBRIS, ETC.
8. THESE PLANS, PREPARED BY CIVIL ENGINEERING SERVICES, DO NOT EXTEND TO OR INCLUDE SYSTEMS PERTAINING TO THE SAFETY OF THE CONSTRUCTION CONTRACTOR OR ITS EMPLOYEES, AGENTS OR REPRESENTATIVES IN THE PERFORMANCE OF THE WORK. THE SEAL OF CIVIL ENGINEERING SERVICES REGISTERED PROFESSIONAL ENGINEER HEREON DOES NOT EXTEND TO ANY SUCH SAFETY SYSTEMS THAT MAY NOW OR HEREAFTER BE INCORPORATED INTO THESE PLANS. THE CONSTRUCTION CONTRACTOR SHALL PREPARE OR OBTAIN THE APPROPRIATE SAFETY SYSTEMS WHICH MAY BE REQUIRED BY U.S. OCCUPATIONAL SAFETY AND HEALTH ADMINISTRATION (OSHA) AND/OR LOCAL REGULATIONS.
9. IN THE CASE OF CONFLICT BETWEEN THIS DRAWING AND ANY OTHER DRAWING AND/OR THE SPECIFICATIONS, THE ENGINEER SHALL BE IMMEDIATELY NOTIFIED FOR CLARIFICATION.

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

BENCHMARK #1	BENCHMARK #2
1/2" REBAR	1/2" REBAR
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FLOOD ZONE "AE"
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EFFECTIVE DATE: MARCH 17, 2010

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Engineering, Environmental, Land Planning

NAD83 MS STATE PLANE

REVISIONS					
1		2		3	
4		5		6	

AutoZone Store No. 0152
1076 GLUCKSTADT RD
MADISON MS 39110
GRADING PLAN

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL.: (901) 495-8994 FAX: (901) 495-8969

For Bidding & Contractor Information Contact:
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RAYMOND G. POISON
LICENSED PROFESSIONAL ENGINEER
21060
STATE OF MISSISSIPPI
05/10/2022

4/25/2023

7N2

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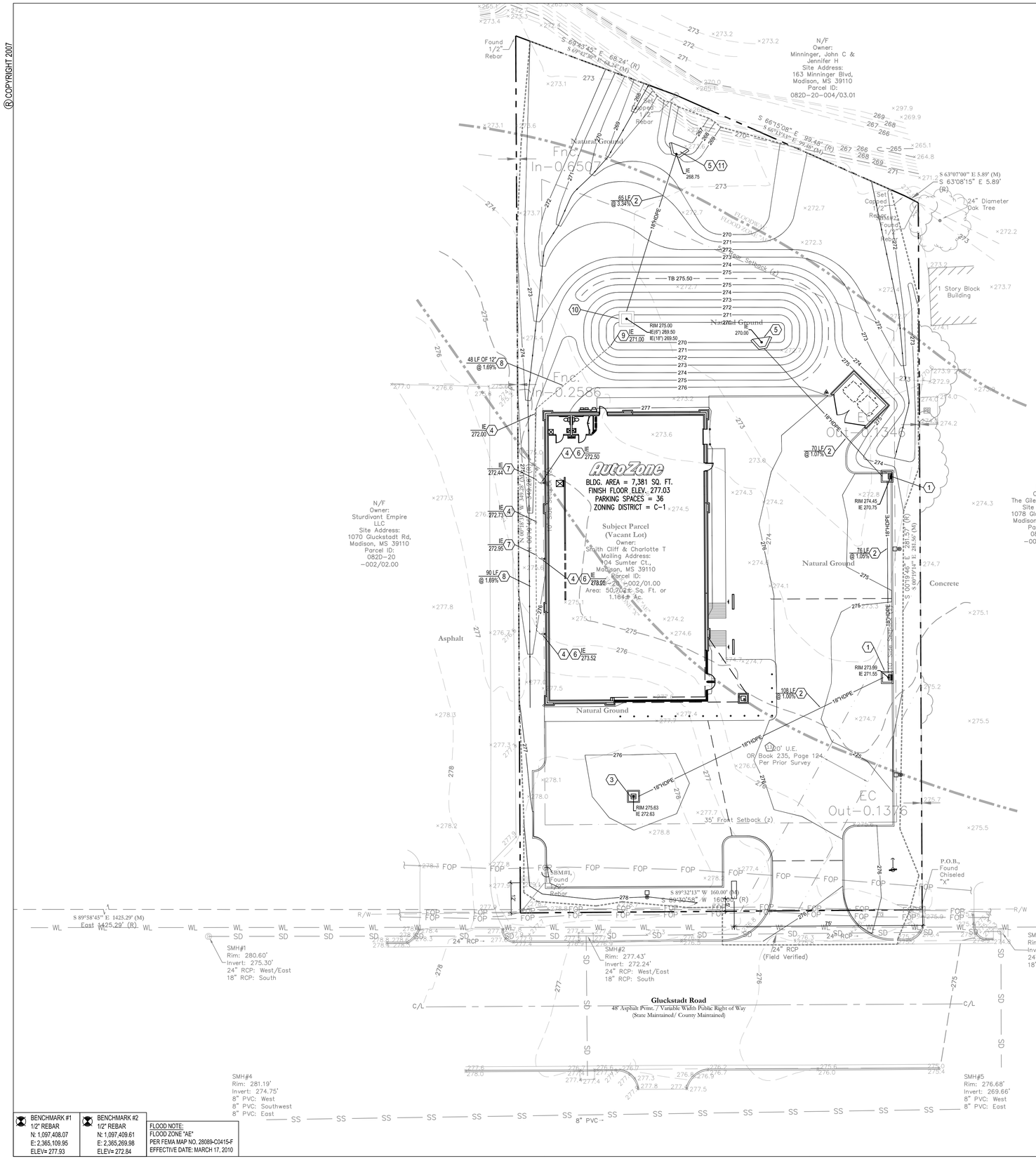

GENERAL GRADING LEGEND

IE	TOP OF BANK GRADE ELEVATION
RIM	INVERT ELEVATION AT STRUCTURE
	CURB INLET
	HEADWALL
	AREA INLET

GRADING KEYNOTES

1. PROVIDE CURB INLET - SEE THIS SHEET FOR ELEVATIONS - SEE DETAIL SHEET (C4.1)
2. PROVIDE STORM SEWER PIPE - SEE THIS SHEET FOR ELEVATIONS - SEE DETAIL SHEET (C4.1)
3. PROVIDE AREA INLET - SEE THIS SHEET FOR ELEVATIONS - SEE DETAIL SHEET (C4.1)
4. PROVIDE STORM SEWER CLEANOUT - SEE INVERT ELEVATION THIS SHEET - SEE DETAIL SHEET (C4.1)
5. PROVIDE PRECAST CONCRETE HEADWALL - SEE ELEVATIONS THIS SHEET - - SEE DETAIL SHEET (C4.1)
6. PROVIDE DOWNSPOUT COLLECTOR AT ROOF DRAIN - SEE ELEVATIONS THIS SHEET - SEE DETAIL SHEET (C4.0)
7. PROVIDE 8"X8"WATER TIGHT HDPE WYE PER MANUFACTURER SPECS. - SEE INVERT ELEVATION THIS SHEET
8. PROVIDE WATER TIGHT POLYETHYLENE PIPE FOR ROOF DRAINS - SEE THIS SHEET FOR SIZE, TYPE AND ELEVATIONS
9. DAYLIGHTPIPE FROM ROOF DRAIN - SEE THIS SHEET FOR ELEVATION
10. PROVIDE DETENTION OUTLET STRUCTURE - SEE DETAIL SHEET (C4.1)
11. PROVIDE RED VALVE TIDEFLEX TF-1 CHECK VALVE, OR APPROVED EQUAL

GENERAL GRADING NOTES

SEE SHEET C2.0

GRAPHIC SCALE

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(IN FEET)
1 inch = 20 ft.

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NAD83 MS STATE PLANE

REVISIONS			
1	2	3	
			4
			5
			6

AutoZone Store No. 0152
1076 GLUCKSTADT RD
MADISON MS 39110
DRAINAGE PLAN

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL: (901) 495-8994 FAX: (901) 495-8969
For Bidding & Contractor Information Contact:
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Cindy.searcy@construction.com

RAYMOND L. FELTS JR. LICENSED PROFESSIONAL ENGINEER 21060 STATE OF MISSISSIPPI 03/10/2022

4/25/2023

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C2.1

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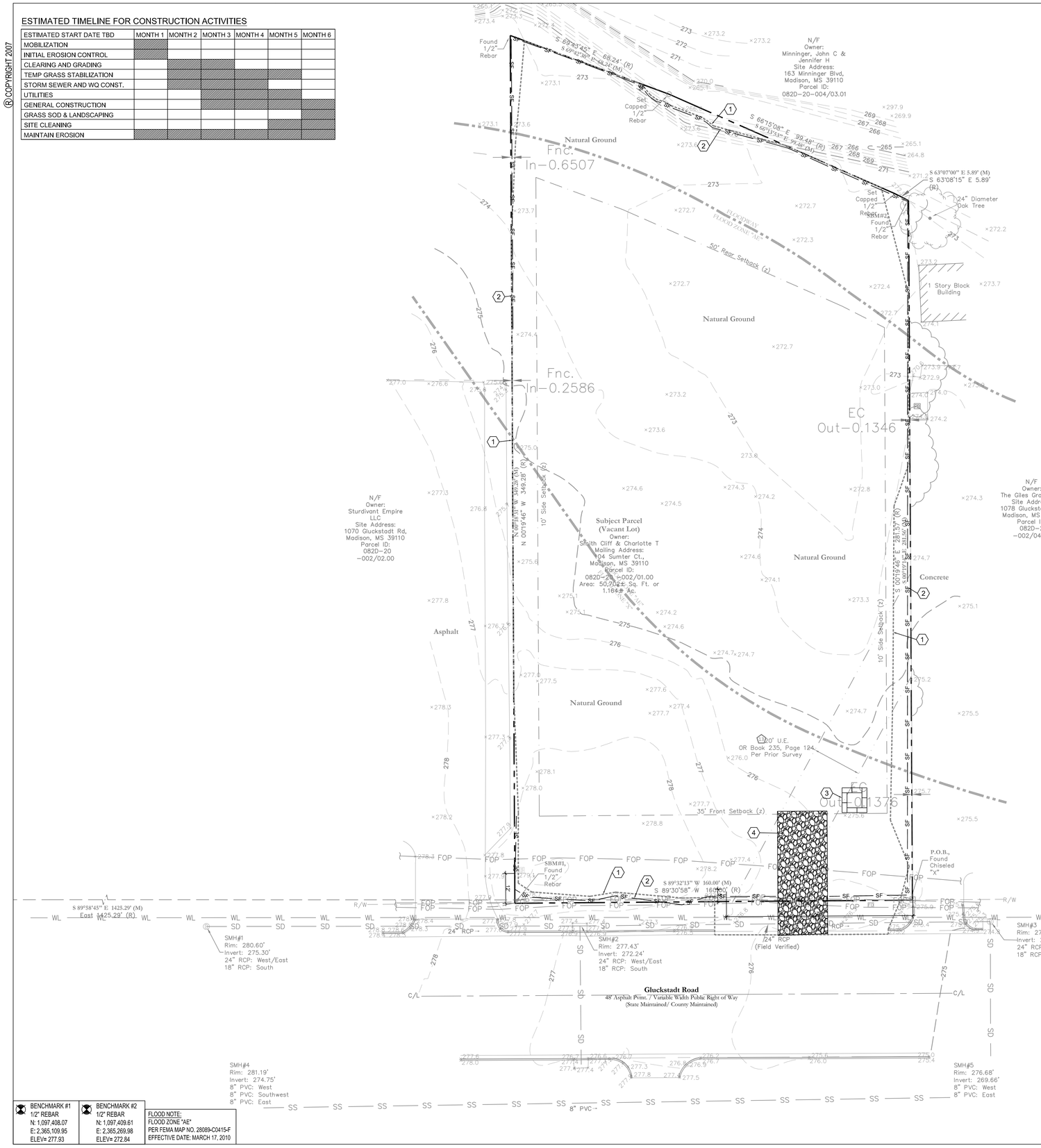
ESTIMATED TIMELINE FOR CONSTRUCTION ACTIVITIES

ESTIMATED START DATE TBD	MONTH 1	MONTH 2	MONTH 3	MONTH 4	MONTH 5	MONTH 6
MOBILIZATION						
INITIAL EROSION CONTROL						
CLEARING AND GRADING						
TEMP GRASS STABILIZATION						
STORM SEWER AND WQ CONST.						
UTILITIES						
GENERAL CONSTRUCTION						
GRASS SOD & LANDSCAPING						
SITE CLEANING						
MAINTAIN EROSION						



PROPOSED LEGEND

- INSTALL INLET PROTECTION (SEE DETAIL SHEET)
- SF — INSTALL SILT FENCE (SEE DETAIL SHEET)
- TEMPORARY CONSTRUCTION EXIT
- CONCRETE WASHOUT AREA
- LIMITS OF DISTURBANCE

KEYNOTES

1. LIMITS OF LAND DISTURBANCE
2. INSTALL SILT FENCE AT LIMITS OF DISTURBANCE - MAINTAIN THROUGHOUT CONSTRUCTION - FIELD ADJUST AS REQUIRED - (SEE DETAIL SHEET)
3. CONCRETE WASHOUT PER EPA STANDARDS - CONTRACTOR TO FIELD ADJUST LOCATION ON SITE AS NEEDED
4. TEMPORARY CONSTRUCTION ENTRANCE

GRADING INFORMATION

LIMITS OF DISTURBANCE = 49,166 SF / 1.13 AC

EROSION CONTROL NOTES

1. SEDIMENT BARRIERS SHALL BE PLACED AS INDICATED ON THE GRADING WORK. PLAN PRIOR TO ANY SITE CONSTRUCTION

2. DUST CONTROL ON SITE SHALL BE KEPT WITHIN ACCEPTABLE LIMITS BY SPRINKLING WITH WATER OR OTHER ACCEPTABLE METHODS.

3. MAXIMUM SLOPE CUTS SHALL NOT EXCEED 3:1 UNLESS APPROVED BY THE OWNERS REPRESENTATIVE. CUT AND FILL SLOPES 3:1 AND GREATER, SHALL BE STABILIZED BY EROSION CONTROL BLANKETS (ECB) AND SOD COMMON TO THE REGION.

4. ADDITIONAL EROSION CONTROL DEVICES SHALL BE INSTALLED IMMEDIATELY AFTER GROUND DISTURBANCE OCCURS. THE LOCATION OF SOME OF THE EROSION CONTROL DEVICES MAY HAVE TO BE ALTERED FROM THAT SHOWN ON THE PLANS IF DRAINAGE PATTERNS DURING CONSTRUCTION ARE DIFFERENT FROM THE FINAL PROPOSED DRAINAGE PATTERNS. IT IS THE CONTRACTORS RESPONSIBILITY TO ACCOMPLISH EROSION CONTROL FOR ALL DRAINAGE PATTERNS CREATED AT VARIOUS STAGES DURING CONSTRUCTION. ANY DIFFICULTY IN CONTROLLING EROSION DURING ANY PHASE OF CONSTRUCTION SHALL BE REPORTED TO THE ENGINEER IMMEDIATELY.

5. THE LOCATIONS OF EROSION CONTROL DEVICES SHALL BE ADJUSTED AS CONSTRUCTION PROGRESSES TO MAINTAIN A FUNCTIONAL EROSION CONTROL SYSTEM.

6. ANY FAILURE OF ANY EROSION CONTROL DEVICE TO FUNCTION AS INTENDED FOR ANY REASON SHALL BE REPORTED TO THE ENGINEER IMMEDIATELY.

7. EROSION CONTROL DEVICES SHALL BE INSPECTED AFTER EACH RAINFALL EVENT AND AT LEAST DAILY DURING PROLONGED PERIODS OF CONTINUOUS RAINFALL.

8. EROSION CONTROL DEVICES SHALL BE REPAIRED AS NECESSARY TO MAINTAIN A FUNCTIONAL EROSION CONTROL SYSTEM.

9. EROSION CONTROL DEVICES SHALL BE MAINTAINED UNTIL PERMANENT GROUND COVER IS ESTABLISHED AND THEN REMOVED SO THAT DRAINAGE OF THE SITE IS NOT IMPEDED.

10. ANY DISTURBED AREA LEFT EXPOSED FOR A PERIOD OF 14 DAYS OR MORE SHALL BE STABILIZED WITH TEMPORARY SEEDING.

11. CLEAN SILT BARRIERS WHEN THEY ARE APPROXIMATELY 33% OBSTRUCTED BY SEDIMENT OR AS DIRECTED BY THE OWNER'S REPRESENTATIVE. SILT BARRIERS SHALL BE REPLACED AS EFFECTIVENESS IS SIGNIFICANTLY REDUCED.

12. TOPSOIL SHALL BE RE-SPREAD A MINIMUM DEPTH OF 6" OVER ALL DISTURBED AREAS, DISTURBED AREAS SHALL HAVE PERMANENT STABILIZATION APPLIED (SOD COMMON TO THE LOCAL AREA) PERMANENT.

13. AREAS THAT HAVE BEEN STRIPPED, CUT SLOPES, FILL SLOPES OR AREAS OTHER WISE DISTURBED SHALL HAVE PERMANENT STABILIZATION APPLIED WITH SOD COMMON TO THE LOCAL AREA. PERMANENT STABILIZATION SHALL BE IN PLACE PRIOR TO ACCEPTANCE OF FINAL GRADING.

14. REMOVE SEDIMENT FROM ALL DRAINAGE STRUCTURES PRIOR TO ACCEPTANCE BY THE OWNER. STABILIZATION SHALL BE PLACED PRIOR TO ACCEPTANCE OF FINAL GRADING.

15. STOCK PILING OF SOILS ON SITE IF REQUIRED, SHALL BE LOCATED BY CONTRACTOR AND BE PROTECTED BY PERIMETER SILT FENCE. IF LEFT EXPOSED FOR A PERIOD OF 13 DAYS OR MORE SHALL BE STABILIZED WITH TEMPORARY SEEDING.

ALL DISTURBED AREA SHALL BE STABILIZED WITH SOD, COMMON TO THE REGION - SEE LANDSCAPE PLAN

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

BENCHMARK #1	BENCHMARK #2	FLOOD NOTE:
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NORTH
NAD83 MS STATE PLANE

REVISIONS
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4 5 6

AutoZone Store No. 0152
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4/25/2023

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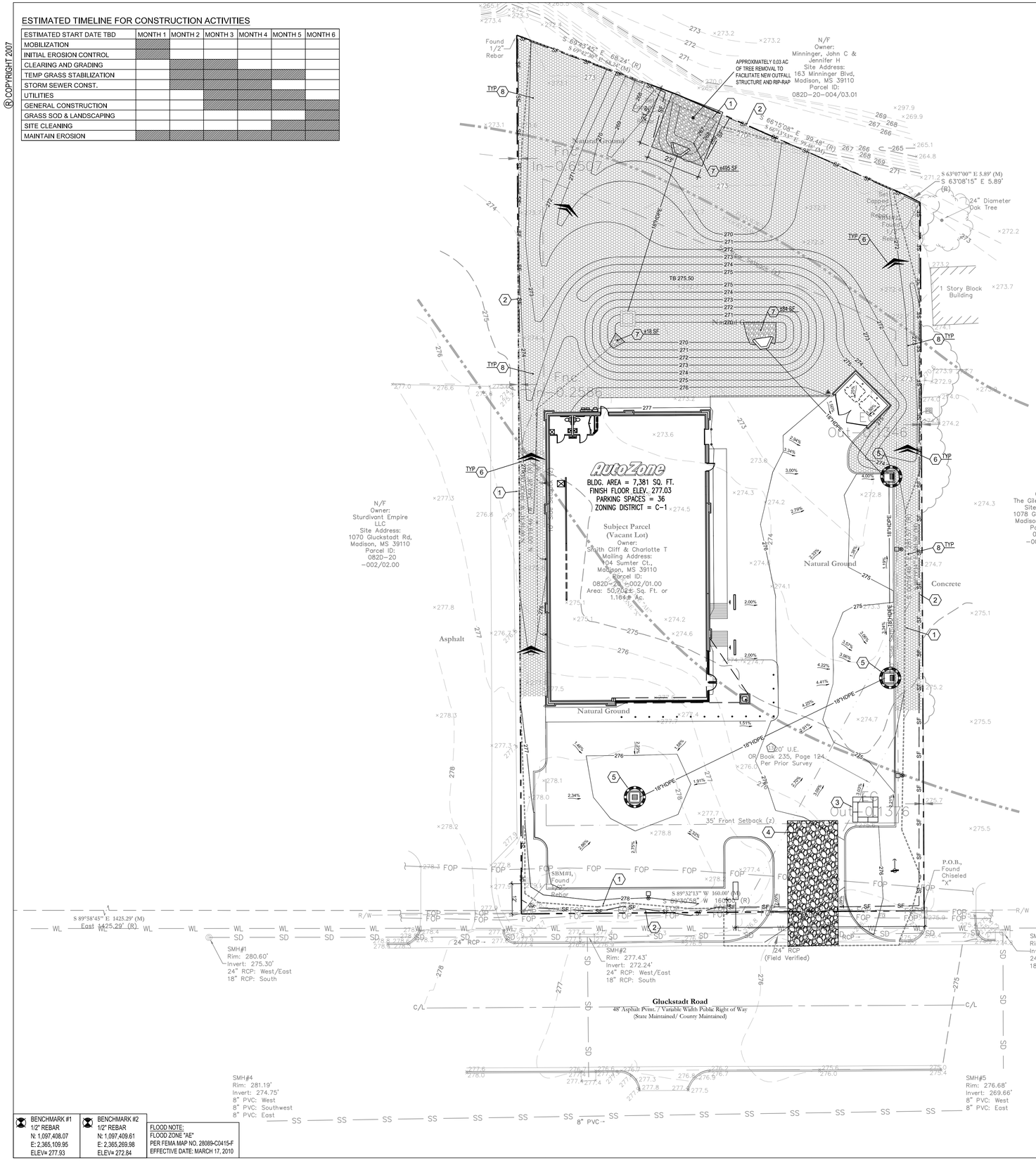
ESTIMATED TIMELINE FOR CONSTRUCTION ACTIVITIES

ESTIMATED START DATE TBD	MONTH 1	MONTH 2	MONTH 3	MONTH 4	MONTH 5	MONTH 6
MOBILIZATION						
INITIAL EROSION CONTROL						
CLEARING AND GRADING						
TEMP GRASS STABILIZATION						
STORM SEWER CONST.						
UTILITIES						
GENERAL CONSTRUCTION						
GRASS SOD & LANDSCAPING						
SITE CLEANING						
MAINTAIN EROSION						



PROPOSED LEGEND

- INSTALL INLET PROTECTION (SEE DETAIL SHEET)
- SF — INSTALL SILT FENCE (SEE DETAIL SHEET)
- TEMPORARY CONSTRUCTION EXIT
- CONCRETE WASHOUT AREA
- LIMITS OF DISTURBANCE
- RIP-RAP
- INSTALL CHECK DAM
- EROSION CONTROL BLANKET

KEYNOTES

1. LIMITS OF LAND DISTURBANCE
2. INSTALL SILT FENCE AT LIMITS OF DISTURBANCE - MAINTAIN THROUGHOUT CONSTRUCTION - FIELD ADJUST AS REQUIRED - (SEE DETAIL SHEET)
3. CONCRETE WASHOUT PER EPA STANDARDS - CONTRACTOR TO FIELD ADJUST LOCATION ON SITE AS NEEDED
4. TEMPORARY CONSTRUCTION ENTRANCE
5. INSTALL INLET PROTECTION OR APPROVED EQUAL - (SEE DETAIL SHEET)
6. INSTALL CHECK DAM OR APPROVED EQUAL (SEE DETAIL SHEET)
7. RIP-RAP PROTECTION OR APPROVED EQUAL (SEE DETAIL SHEET)
8. INSTALL TEMPORARY / PERMANENT SOD STABLIZATION (SEE DETAIL SHEET)

GRADING INFORMATION

LIMITS OF DISTURBANCE = 49,166 SF / 1.13 AC

EROSION CONTROL NOTES

1. SEDIMENT BARRIERS SHALL BE PLACED AS INDICATED ON THE GRADING WORK, PLAN PRIOR TO ANY SITE CONSTRUCTION

2. DUST CONTROL ON SITE SHALL BE KEPT WITHIN ACCEPTABLE LIMITS BY SPRINKLING WITH WATER OR OTHER ACCEPTABLE METHODS.

3. MAXIMUM SLOPE CUTS SHALL NOT EXCEED 3:1 UNLESS APPROVED BY THE OWNERS REPRESENTATIVE. CUT AND FILL SLOPES 3:1 AND GREATER, SHALL BE STABILIZED BY EROSION CONTROL BLANKETS (ECB) AND SOD COMMON TO THE REGION.

4. ADDITIONAL EROSION CONTROL DEVICES SHALL BE INSTALLED IMMEDIATELY AFTER GROUND DISTURBANCE OCCURS. THE LOCATION OF SOME OF THE EROSION CONTROL DEVICES MAY HAVE TO BE ALTERED FROM THAT SHOWN ON THE PLANS IF DRAINAGE PATTERNS DURING CONSTRUCTION ARE DIFFERENT FROM THE FINAL PROPOSED DRAINAGE PATTERNS. IT IS THE CONTRACTORS RESPONSIBILITY TO ACCOMPLISH EROSION CONTROL FOR ALL DRAINAGE PATTERNS CREATED AT VARIOUS STAGES DURING CONSTRUCTION. ANY DIFFICULTY IN CONTROLLING EROSION DURING ANY PHASE OF CONSTRUCTION SHALL BE REPORTED TO THE ENGINEER IMMEDIATELY.

5. THE LOCATIONS OF EROSION CONTROL DEVICES SHALL BE ADJUSTED AS CONSTRUCTION PROGRESSES TO MAINTAIN A FUNCTIONAL EROSION CONTROL SYSTEM.

6. ANY FAILURE OF ANY EROSION CONTROL DEVICE TO FUNCTION AS INTENDED FOR ANY REASON SHALL BE REPORTED TO THE ENGINEER IMMEDIATELY.

7. EROSION CONTROL DEVICES SHALL BE INSPECTED AFTER EACH RAINFALL EVENT AND AT LEAST DAILY DURING PROLONGED PERIODS OF CONTINUOUS RAINFALL.

8. EROSION CONTROL DEVICES SHALL BE REPAIRED AS NECESSARY TO MAINTAIN A FUNCTIONAL EROSION CONTROL SYSTEM.

9. EROSION CONTROL DEVICES SHALL BE MAINTAINED UNTIL PERMANENT GROUND COVER IS ESTABLISHED AND THEN REMOVED SO THAT DRAINAGE OF THE SITE IS NOT IMPEDED.

10. ANY DISTURBED AREA LEFT EXPOSED FOR A PERIOD OF 14 DAYS OR MORE SHALL BE STABILIZED WITH TEMPORARY SEEDING.

11. CLEAN SILT BARRIERS WHEN THEY ARE APPROXIMATELY 33% OBSTRUCTED BY SEDIMENT OR AS DIRECTED BY THE OWNER'S REPRESENTATIVE. SILT BARRIERS SHALL BE REPLACED AS EFFECTIVENESS IS SIGNIFICANTLY REDUCED.

12. TOPSOIL SHALL BE RE-SPREAD A MINIMUM DEPTH OF 6" OVER ALL DISTURBED AREAS. DISTURBED AREAS SHALL HAVE PERMANENT STABILIZATION APPLIED (SOD COMMON TO THE LOCAL AREA) PERMANENT.

13. AREAS THAT HAVE BEEN STRIPPED, CUT SLOPES, FILL SLOPES OR AREAS OTHER WISE DISTURBED SHALL HAVE PERMANENT STABILIZATION APPLIED WITH SOD COMMON TO THE LOCAL AREA. PERMANENT STABILIZATION SHALL BE IN PLACE PRIOR TO ACCEPTANCE OF FINAL GRADING.

14. REMOVE SEDIMENT FROM ALL DRAINAGE STRUCTURES PRIOR TO ACCEPTANCE BY THE OWNER. STABILIZATION SHALL BE PLACED PRIOR TO ACCEPTANCE OF FINAL GRADING.

15. STOCK PILING OF SOILS ON SITE IF REQUIRED, SHALL BE LOCATED BY CONTRACTOR AND BE PROTECTED BY PERIMETER SILT FENCE. IF LEFT EXPOSED FOR A PERIOD OF 13 DAYS OR MORE SHALL BE STABILIZED WITH TEMPORARY SEEDING.

ALL DISTURBED AREA SHALL BE STABILIZED WITH SOD, COMMON TO THE REGION - SEE LANDSCAPE PLAN

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

BENCHMARK #1	BENCHMARK #2
1/2" REBAR	1/2" REBAR
N: 1,097,408.07	N: 1,097,409.61
E: 2,365,109.95	E: 2,365,269.98
ELEV= 277.93	ELEV= 272.84

FLOOD NOTE:
FLOOD ZONE "AE"
PER FEMA MAP NO. 28089-C0415-F
EFFECTIVE DATE: MARCH 17, 2010

Civil Engineering Services
7705 Spicer Farm Lane
Fairview, Tennessee
37062
phone: (615) 533-0401
fax: (615) 523-8865
e-mail: ray@civilengineeringservices.net
Engineering, Environmental, Land Planning

NAD83 MS STATE PLANE

REVISIONS			
1	2	3	
4	5	6	

AutoZone Store No. 0152
1076 GLUCKSTADT RD
MADISON MS 39110
FINAL EROSION PLAN

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL.: (901) 495-8994 FAX: (901) 495-8969
For Bidding & Contractor Information Contact:
Dodge Data & Analytics: Tel. 413-930-4215
Cindy.searcy@construction.com

LICENSED PROFESSIONAL ENGINEER 21060 STATE OF MISSISSIPPI
05/10/2022

4/25/2023

7N2

C2.3

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GENERAL UTILITY NOTES

1. ALL UTILITIES SHOWN ARE APPROXIMATE LOCATIONS ONLY AND HAVE BEEN COMPILED FROM THE LATEST AVAILABLE MAPPING. THE EXACT LOCATION OF ALL UNDERGROUND UTILITIES SHALL BE VERIFIED BY THE CONTRACTOR PRIOR TO THE START OF CONSTRUCTION.
2. GENERAL CONTRACTOR TO COORDINATE WITH THE LOCAL UTILITY COMPANIES FOR ALL LOCATIONS AND CONNECTIONS. A PRECONSTRUCTION MEETING WITH THE VARIOUS UTILITY COMPANIES, IS REQUIRED PRIOR TO THE START OF ANY CONSTRUCTION ACTIVITY.
3. THE CONTRACTOR SHALL VISIT THE SITE AND VERIFY THE ELEVATION AND LOCATION OF ALL UTILITIES BY VARIOUS MEANS PRIOR TO BEGINNING ANY EXCAVATION. TEST PITS SHALL BE DUG AT ALL LOCATIONS WHERE SEWERS CROSS EXISTING UTILITIES, AND THE HORIZONTAL AND VERTICAL LOCATIONS OF THE UTILITIES SHALL BE DETERMINED. THE CONTRACTOR SHALL CONTACT AUTOZONE IN THE EVENT OF ANY UNFORESEEN CONFLICTS BETWEEN EXISTING AND PROPOSED UTILITIES SO THAT AN APPROPRIATE MODIFICATION MAY BE MADE.
4. THE CONTRACTOR SHALL INSURE THAT ALL UTILITY COMPANIES AND CITY STANDARDS FOR MATERIALS AND CONSTRUCTION METHODS ARE MET. THE CONTRACTOR SHALL PERFORM PROPER COORDINATION WITH THE RESPECTIVE UTILITY COMPANY. THE CONTRACTOR SHALL COORDINATE WORK TO BE PERFORMED BY THE VARIOUS UTILITY COMPANIES AND SHALL PAY ALL FEES FOR CONNECTIONS, DISCONNECTION, RELOCATIONS, INSPECTIONS, AND DEMOLITION. (AUTOZONE TO REIMBURSE GENERAL CONTRACTOR FOR ALL SANITARY SEWER AND WATER TAP FEES).
5. ALL VALVE BOXES AND CURB BOXES SHALL BE ADJUSTED TO THE FINAL GRADES. ALL CURB BOXES SHALL BE LOCATED IN GRASSED AREAS UNLESS INDICATED OTHERWISE ON THE PLANS.
6. SANITARY LATERAL SHALL MAINTAIN (10' MIN. HORIZONTAL 1.5' VERTICAL MIN.) SEPARATION DISTANCE FROM WATER LINES UNLESS OTHERWISE SHOWN, OR ADDITIONAL PROTECTION MEASURES WILL BE REQUIRED. WHERE WATER LINE CROSSES ABOVE SANITARY LATERAL BY LESS THAN 2' VERTICAL A CONCRETE ENCASEMENT SHALL BE INSTALLED, CONTRACTOR SHALL CENTER ONE JOINT OF PIPE AT CROSSING.
7. THIS PLAN DETAILS PIPES UP TO 5' FROM THE BUILDING FACE. REFER TO THE BUILDING DRAWINGS FOR BUILDING CONNECTIONS. SUPPLY AND INSTALL PIPE ADAPTERS AS NECESSARY.
8. ALL EXISTING PAVEMENT WHERE UTILITY PIPING IS TO BE INSTALLED SHALL BE SAW CUT AND REPLACED IN ACCORDANCE WITH THE PAVEMENT REPAIR REQUIREMENTS OF THE GOVERNING AUTHORITY.
9. WATER PIPE SHALL BE PEX (HDPE) TUBING.
10. ALL SANITARY SEWER MAIN LINES SHALL BE SCHEDULE 40 PVC PIPE (EXCEPT AS NOTED ON PLANS). ALL PVC PIPE SHALL BE INSTALLED IN ACCORDANCE WITH THE MANUFACTURER'S RECOMMENDED PROCEDURE.

AUTOZONE WATER NOTES:

ALL WATER INFRASTRUCTURE CONSTRUCTION TO BE COORDINATED WITH THE LOCAL UTILITY SERVICE DEPARTMENT.

AUTOZONE TO REIMBURSE GENERAL CONTRACTOR FOR ALL SANITARY SEWER, GAS, AND WATER TAP FEES.

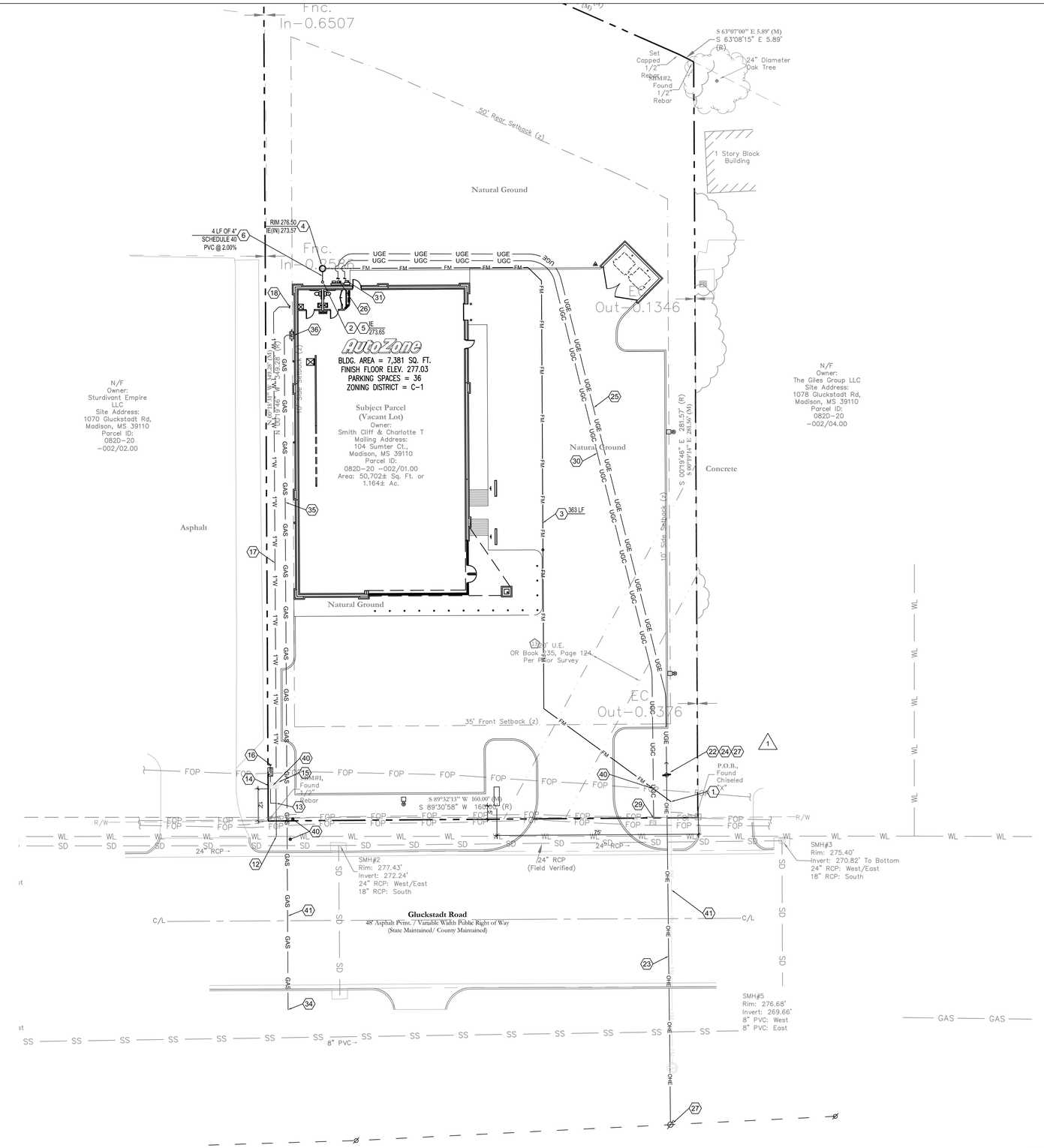
UTILITY CONTACTS

WATER / SEWER DEPARTMENT
BEAR CREEK WATER ASSOCIATION
301 DISTRIBUTION DR.
GLUCKSTADT, MS 39110
NOLAN WILLIAMSON - MANAGER / ENGINEER
(601) 594-9457
nwilliamson@bcwaterms.org

ELECTRIC DEPARTMENT
ENTERGY
GREG GINNS - ENGINEER ASSOCIATE
(601) 668-0404
gbinns@entergy.com

GAS DEPARTMENT
CENTER POINT ENERGY
ERIC FERREN
(601) 720-9825
eric.ferren@centerpointenergy.com

COMMUNICATIONS DEPARTMENT
AT&T
DAVID MIZELL - ENGINEER
(601) 591-3434
david.mizell@att.com



PROPOSED UTILITY LEGEND

FM	LOW PRESSURE FORCE MAIN FOR SANITARY SEWER SERVICE PER LOCAL SERVICE PROVIDER SPECS.
W	WATER LINE PER LOCAL UTILITY CO SPECS.
GAS	GAS LINE PER LOCAL UTILITY CO SPECS.
UGE	UNDERGROUND ELECTRIC SERVICE PER LOCAL UTILITY CO SPECS.
UGC	UNDERGROUND TELEPHONE AND COMMUNICATIONS SERVICE PER LOCAL UTILITY CO SPECS.
RPBP	BACK FLOW PREVENTER PER LOCAL UTILITY CO SPECS.
WM	WATER METER PER LOCAL UTILITY CO SPECS.

PROPOSED UTILITY BLOCK NOTES

SANITARY SEWER SERVICE:

1. TIE TO EXISTING FORCE MAIN STUB PER SERVICE PROVIDER SPECS - COORDINATE WITH SERVICE PROVIDER PRIOR TO ANY WORK DONE
2. SANITARY SEWER SERVICE ENTRY TO BUILDING - SEE ELEVATION THIS SHEET - SEE PLUMBING PLANS FOR CONTINUATION AND POINT OF ENTRY
3. INSTALL SCHEDULE 40 PVC LOW PRESSURE FORCE MAIN FOR SANITARY SEWER SERVICE PER LOCAL SERVICE PROVIDER SPECS.
4. INSTALL 1HP ECONE SIMPLEX GRINDER PUMP STATION WITH 24"X72" TANK WITH FIBERGLASS LID OR APPROVED EQUAL - SEE DETAIL SHEET
5. INSTALL SANITARY SEWER CLEANOUT PER LOCAL SERVICE PROVIDER SPECS. - SEE SIZE, TYPE AND SLOPE THIS SHEET - SEE DETAIL SHEET
6. INSTALL SCHEDULE 40 PVC SANITARY SEWER LINE, PER LOCAL SERVICE PROVIDER SPECS. - SEE SIZE AND SLOPE THIS SHEET

WATER SERVICE:

12. TIE TO EXISTING WATER METERS PER SERVICE PROVIDER SPECS - COORDINATE WITH SERVICE PROVIDER PRIOR TO ANY WORK DONE
13. EXISTING 1.5" WATERLINE AND 1.5" TEE WITH 3/4" REDUCER FOR DOMESTIC SERVICE AND 1" REDUCER FOR IRRIGATION SERVICE
14. EXISTING 1" METER AND VALVE PROVIDE ABOVE GROUND RPBP AND ENCLOSURE FOR IRRIGATION SERVICE PER LOCAL SERVICE PROVIDER SPECS. - COORDINATE WITH SERVICE PROVIDER PRIOR TO ANY WORK DONE - FIELD VERIFY LOCATION AND SIZES
15. EXISTING 3/4" METER AND VALVE FOR DOMESTIC WATER SERVICE PER LOCAL SERVICE PROVIDER SPECS. - COORDINATE WITH SERVICE PROVIDER PRIOR TO ANY WORK DONE - FIELD VERIFY LOCATION AND SIZES
16. STUB OUT 1" SCH 40 PVC LINE FOR IRRIGATION
17. PROVIDE DOMESTIC WATER SERVICE LINE - INSTALL 1" CLASS 200, DR9 HDPE PIPE (POLYPIPE PW-PE3408/PE3608 OR APPROVED EQUAL) - COORDINATE WITH SERVICE PROVIDER PRIOR TO ANY WORK DONE
18. DOMESTIC WATER SERVICE ENTRY WITH INTERNAL 1" RPBP PER CITY SPECS. - SEE PLUMBING PLANS

ELECTRIC SERVICE:

22. CONNECTION TO EXISTING ELECTRICAL SERVICE PER LOCAL SERVICE PROVIDER SPECS. - G.C. TO COORDINATE WITH LOCAL SERVICE PROVIDER PRIOR TO ANY WORK DONE
23. PROVIDE PRIMARY OVERHEAD ELECTRICAL PER LOCAL SERVICE PROVIDER SPECS. - COORDINATE WITH LOCAL SERVICE PROVIDER PRIOR TO ANY WORK DONE
24. PROVIDE POLE MOUNTED TRANSFORMER - COORDINATE WITH LOCAL SERVICE PROVIDER PRIOR TO ANY WORK DONE
25. PROVIDE SECONDARY UNDERGROUND ELECTRIC PER LOCAL SERVICE PROVIDER SPECS. - COORDINATE WITH LOCAL SERVICE PROVIDE PRIOR TO ANY WORK DONE - SEE ELECTRICAL PLANS FOR CONDUIT SIZE AND CONNECTION POINT INTO THE BUILDING.
26. ELECTRIC SERVICE POINT OF ENTRY INTO BUILDING - SEE ELECTRICAL PLANS FOR CONDUIT SIZE AND CONNECTION POINT INTO THE BUILDING.
27. PROVIDE SERVICE POLE WITH GUY WIRE(S) PER LOCAL SERVICE PROVIDER SPECS. - COORDINATE WITH LOCAL SERVICE PROVIDER PRIOR TO ANY WORK DONE

COMMUNICATIONS SERVICE:

29. POINT OF CONNECTION FOR TELEPHONE / COMMUNICATIONS SERVICE PER SERVICE PROVIDER SPECS. - COORDINATE WITH SERVICE PROVIDER PRIOR TO ANY WORK DONE
30. PROVIDE UNDERGROUND TELEPHONE / COMMUNICATIONS PER LOCAL SERVICE PROVIDER REQUIREMENTS COORDINATE WITH LOCAL SERVICE PROVIDERS PRIOR TO ANY WORK DONE - SEE M.E.P. PLANS FOR DEMANDS, SIZE, AND CONNECTION POINT INTO THE BUILDING.
31. UNDERGROUND TELEPHONE / COMMUNICATIONS POINT INTO THE BUILDING - COORDINATE WITH ELECTRIC SERVICE PROVIDER PRIOR TO ANY WORK DONE - SEE M.E.P. PLANS FOR DEMANDS, SIZE, AND CONNECTION POINT INTO THE BUILDING - PROVIDE BOLLARD SEE PLAN - SEE DETAIL

GAS SERVICE:

34. SERVICE PROVIDER TO TIE TO EXISTING GAS LINE PER LOCAL SERVICE PROVIDER REQUIREMENTS - COORDINATE WITH LOCAL SERVICE PROVIDER PRIOR TO ANY WORK DONE
35. GAS SERVICE PER LOCAL SERVICE PROVIDER SPECS. - COORDINATE WITH SERVICE PROVIDER PRIOR TO ANY WORK DONE
36. GAS METER AND SERVICE POINT INTO THE BUILDING - COORDINATE WITH ELECTRIC SERVICE PROVIDER PRIOR TO ANY WORK DONE - SEE M.E.P. PLANS FOR DEMANDS, SIZE, AND CONNECTION POINT INTO THE BUILDING

ADDITIONAL KEY NOTES:

40. UTILITY CROSSING PER SERVICE PROVIDER SPECS. - COORDINATE WITH SERVICE PROVIDERS PRIOR TO ANY WORK DONE
41. EXISTING SANITARY SEWER FORCEMAIN STUB - FIELD VERIFY EXACT LOCATION PRIOR TO ANY WORK DONE - COORDINATE WITH SERVICE PROVIDER PRIOR TO ANY WORK DONE

NOTE:
PROVIDE (2) 4" PVC CONDUITS UNDER DRIVES TO ALL LANDSCAPED AREAS. PROVIDE 2' COVER AND CAP OFF. MARK STUB OUT WITH FLAG/MARKER.

ALL LANDSCAPED AREAS TO BE IRRIGATED (IRRIGATION PLAN TO BE SUBBED OUT THRU G.C.) - SEE LANDSCAPE DRAWINGS FOR PLANTINGS AND DETAILS

SEE M.E.P. PLANS FOR ALL UTILITY SERVICE ENTRIES.
LOCATIONS SHOW ARE APPROXIMATE.

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

BENCHMARK #1	BENCHMARK #2
1/2" REBAR	1/2" REBAR
N: 1,097,408.07	N: 1,097,409.61
E: 2,365,109.95	E: 2,365,269.98
ELEV= 277.93	ELEV= 272.84

FLOOD NOTE:
FLOOD ZONE "AE"
PER FEMA MAP NO. 28089-C0415-F
EFFECTIVE DATE: MARCH 17, 2010

Civil Engineering Services
7705 Spicer Farm Lane
Fairview, Tennessee
37062
phone: (615) 533-0401
fax: (615) 523-8865
e-mail: ray@civilengineeringservices.net
Engineering, Environmental, Land Planning

NORTH
NAD83 MS STATE PLANE

REVISIONS			
1	2	3	
		5	6
			4

AutoZone Store No. 0152
1076 GLUCKSTADT RD
MADISON MS 39110
UTILITY PLAN

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL.: (901) 495-8994 FAX: (901) 495-8969
For Bidding & Contractor Information Contact:
Dodge Data & Analytics. Tel. 413-930-4215
Cindy.searcy@construction.com

LICENSED PROFESSIONAL ENGINEER
RAY G. FLOWERS
21060
STATE OF MISSISSIPPI
03/10/2022

4/25/2023

7N2

C3.0

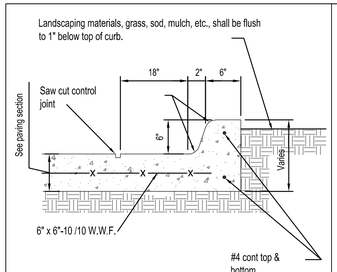
R. COPYRIGHT 2000

NAD83 MS STATE PLANE

REVISIONS

1	2	3
4	5	6

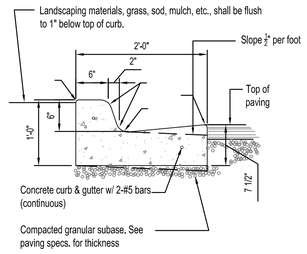
Landscaping materials, grass, sod, mulch, etc., shall be flush to 1" below top of curb.



N.T.S.

1 CONCRETE MONOLITHIC CURB

Landscaping materials, grass, sod, mulch, etc., shall be flush to 1" below top of curb.



Note: See grading Plan for direction of water flow and type of curb needed.

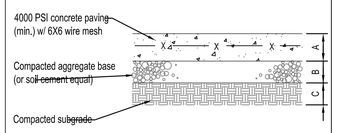
1" = 1'-0" SEC-C01

2 CONC. CURB & GUTTER (at Asphalt paving only)

DIMENSION & TYPE

Concrete Section	A	B	C
Parking Areas	5"	--	see note
Loading/Dumpster	8"	--	see note
Approaches	7"	--	see note

NOTE: Compacted subgrade should be as specified in soils report.



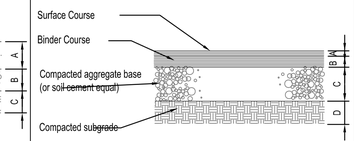
NO SCALE SEC-C04

3 CONCRETE PAVING SECTION

DIMENSION & TYPE

Asphalt Section	A	B	C	D
Parking Areas	2"	4"	--	see note
Drive Aisle	2"	6"	--	see note

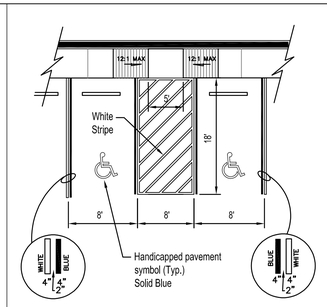
NOTE: Compacted subgrade should be as specified in soils report.



NO SCALE

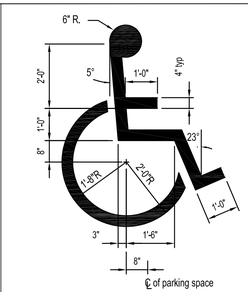
4 ASPHALT PAVING SECTION

5 NOT USED



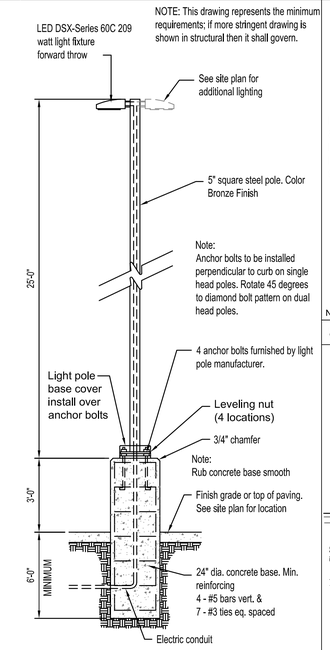
NO SCALE

6 HANDICAP PARKING DETAIL



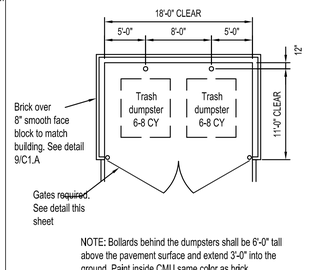
NO SCALE

7 INT'L BARRIER FREE SYMBOL



NO SCALE SEC-C13

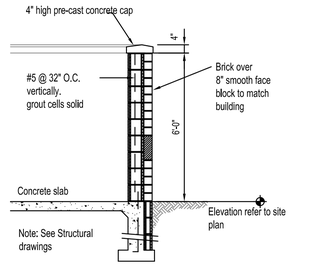
13 TYPICAL LIGHT POLE



NOTE: Bollards behind the dumpsters shall be 6'-0" tall above the pavement surface and extend 3'-0" into the ground. Paint inside CMU same color as brick

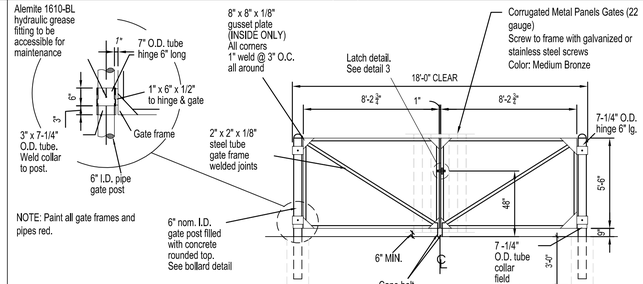
NO SCALE SEC-C17M

8 BRICK DUMPSTER LAYOUT



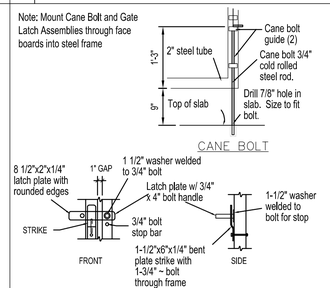
NO SCALE MDUMPSEC

9 BRICK DUMPSTER SECTION



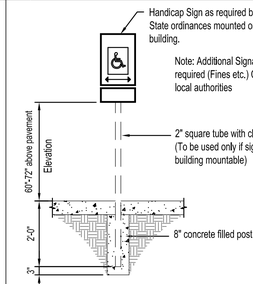
NO SCALE SEC-C18

10 GATE DETAIL FOR MASONRY WALL DUMPSTER ENCLOSURE



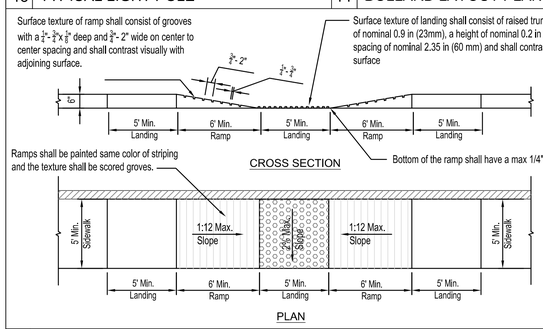
NO SCALE SEC-C19

11 GATE LATCH / BOLT DETAILS



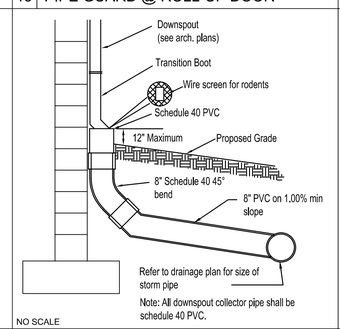
NO SCALE

12 TYPICAL HANDICAP SIGN



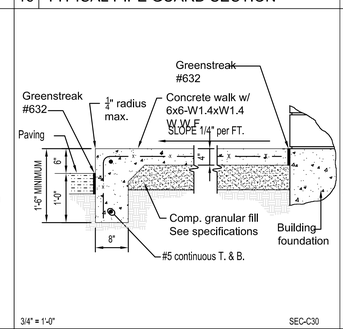
19 HANDICAP PARKING RAMP

20 NOT USED



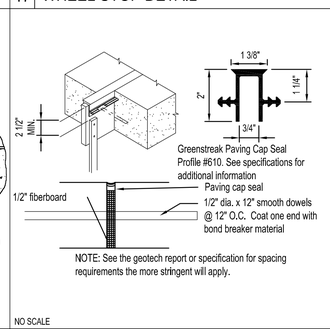
NO SCALE

21 DOWNSPOUT DETAIL



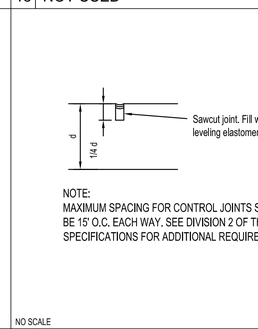
3/4" = 1'-0" SEC-C30

22 TYPICAL WALK SECTION



NO SCALE

23 TYPICAL EXPANSION JOINT

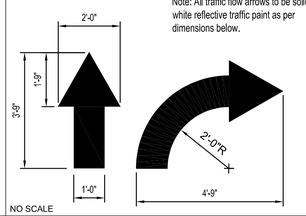


NO SCALE

24 TYPICAL CONTROL JOINT

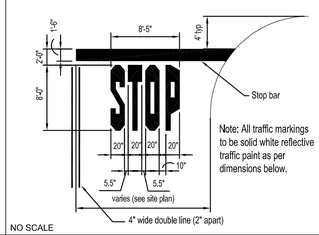
For all details on this sheet which call for a minimum depth of concrete, that depth shall be adjusted to the deeper of that called for in the detail or the frost depth shown in the Geotechnical Report.

FROST DEPTH NOTES



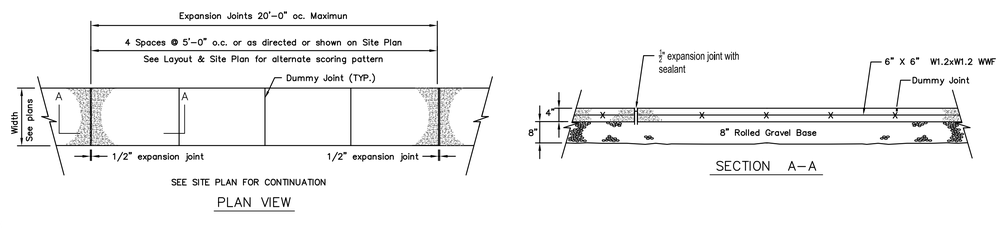
NO SCALE

25 TYPICAL PAVEMENT MARKINGS



NO SCALE

26 TYPICAL PAVEMENT MARKINGS



NO SCALE

27 CONCRETE SIDEWALK

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL.: (901) 495-8994 FAX: (901) 495-8969

For Bidding & Contractor Information Contact:
Dodge Data & Analytics, Tel. 413-930-4215
Cindy.searcy@construction.com

AutoZone Store No. 0152
1076 GLUCKSTADT RD
MADISON MS 39110

DETAIL SHEET 1

RAYG. FLAKE LICENSED PROFESSIONAL ENGINEER 21060 STATE OF MISSISSIPPI
03/10/2022

4/25/2023

7N2

C4.0

R. COPYRIGHT 2000

NAD83 MS STATE PLANE

REVISIONS

1	2	3
4	5	6

AutoZone Store No. 0152
1076 GLUCKSTADT RD
MADISON MS 39110

DETAIL SHEET 2

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL.: (901) 495-8994 FAX: (901) 495-8969

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Cindy.searcy@construction.com

LICENSED PROFESSIONAL ENGINEER 21060 STATE OF MISSISSIPPI
05/10/2022

4/25/2023

7N2

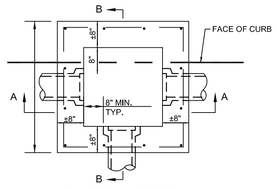
C4.1

NOTE:

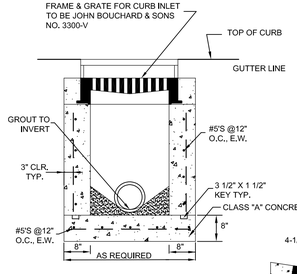
1. STORM WATER CURB INLET/AREA INLET TO HAVE ENVIRONMENTAL MESSAGE STAMPED INTO THE METAL"DUMP NO WASTE","DRAINS TO STREAM".

2. THE CONTRACTOR SHALL POUR THE INVERTS IN ALL STORM WATER STRUCTURES.

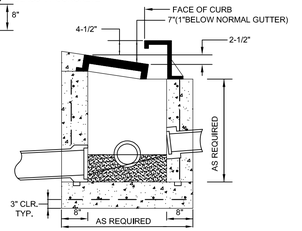
3. OPTIONAL CONSTRUCTION PRE-FAB, CONCRETE EQUIVALENT.



RAMP PLAN VIEW



SECTION A-A



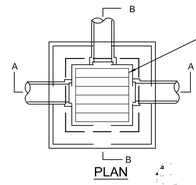
SECTION B-B

SINGLE CURB INLET

N.T.S.

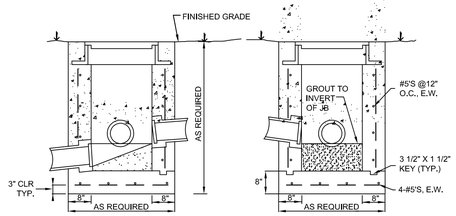
NOTE

OPTIONAL CONSTRUCTION MATERIALS INCLUDE PRE-FAB. CONCRETE.



PLAN

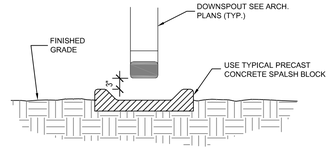
FRAME & GRATE FOR AREA INLET TO BE JOHN BOUCHARD & SONS NO. 4310 ADJUST HORIZONTAL DIMENSIONS ACCORDINGLY. MANHOLE FRAME AND LID TO BE JOHN BOUCHARD & SONS NO. 1131 OR APPROVED EQUAL



SECTION A-A SECTION B-B

AREA INLET/JUNCTION BOX

N.T.S.

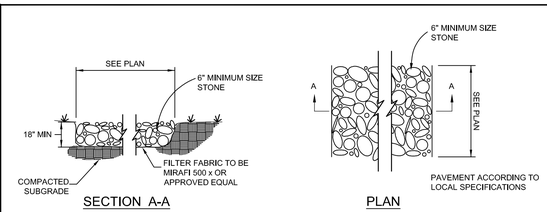


NOTE:

FRONT EDGE OF FLUME TO BE FLUSH W/ FINISHED GRADE.

CONCRETE SPLASH BLOCK

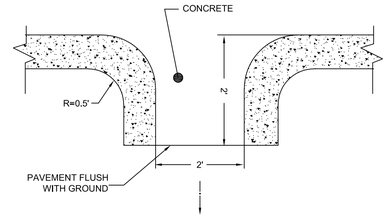
N.T.S.



SECTION A-A PLAN

RIPRAP DETAIL

N.T.S.

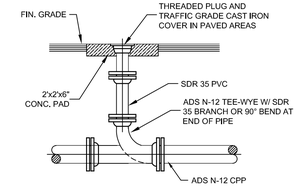


CURB CUT DETAIL

N.T.S.

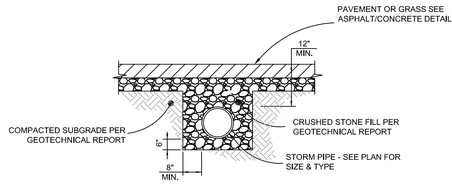
NOTE:

IN GRASS AREAS WHERE NO PAVEMENT IS PROPOSED, CONCRETE BLOCK SHALL NOT BE CONSTRUCTED.



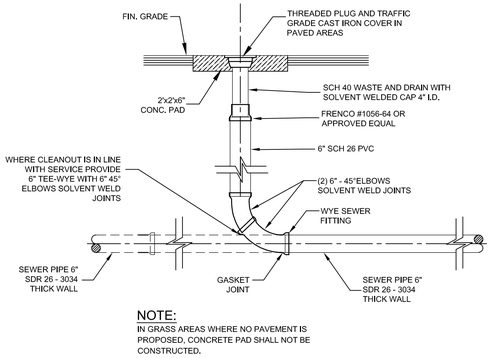
PRIVATE STORM SEWER CLEANOUT

N.T.S.



STORM SEWER PIPE TRENCH DETAIL

N.T.S.

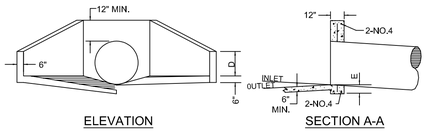


NOTE:

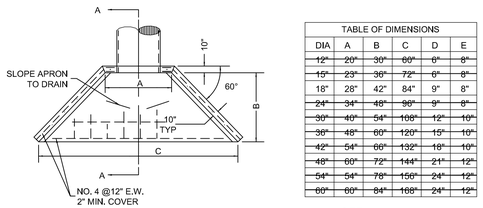
IN GRASS AREAS WHERE NO PAVEMENT IS PROPOSED, CONCRETE PAD SHALL NOT BE CONSTRUCTED.

PRIVATE SANITARY SEWER CLEANOUT

N.T.S.



ELEVATION SECTION A-A



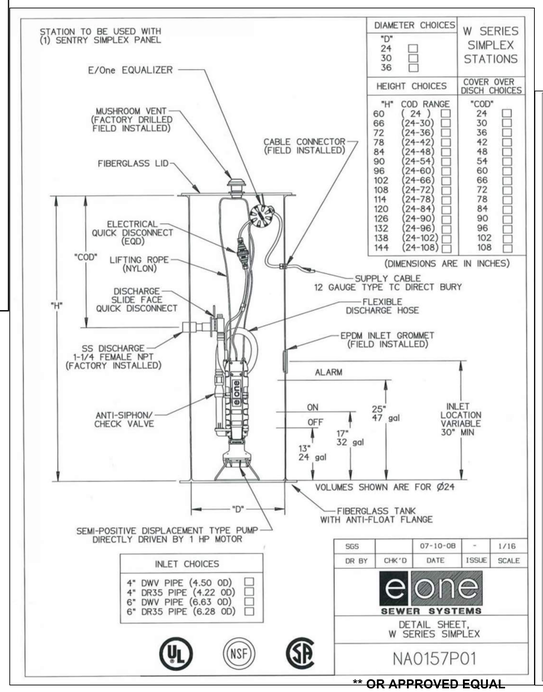
PLAN VIEW

TABLE OF DIMENSIONS					
DIA	A	B	C	D	E
12"	20"	30"	60"	6"	8"
15"	23"	36"	72"	6"	8"
18"	28"	42"	84"	9"	8"
24"	34"	48"	96"	9"	8"
30"	40"	54"	108"	12"	10"
36"	48"	60"	120"	15"	10"
42"	54"	66"	132"	18"	10"
48"	60"	72"	144"	21"	12"
54"	54"	78"	156"	24"	12"
60"	66"	84"	168"	24"	12"

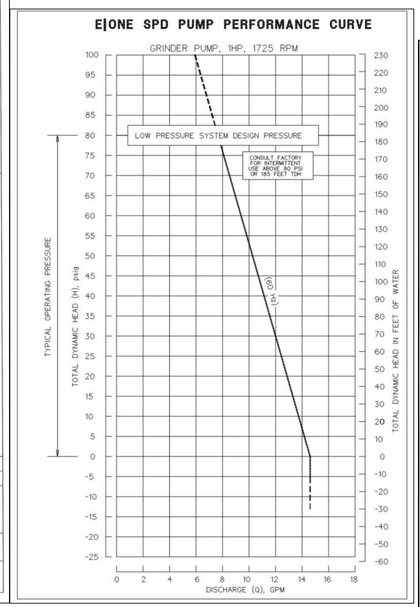
NOTE:
ALL EDGES OF EXPOSED CONCRETE TO BE CHAMFERED TO ONE CONCRETE TO BE

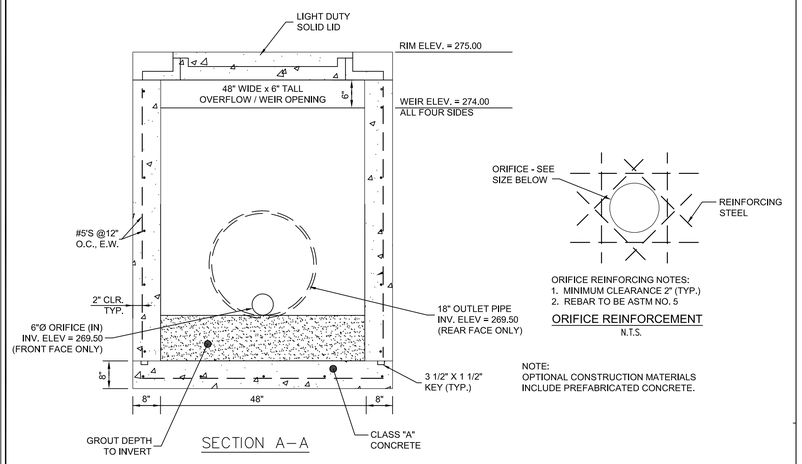
WINGED HEADWALL/ENDWALL

N.T.S.



** OR APPROVED EQUAL





ORIFICE REINFORCING NOTES:
1. MINIMUM CLEARANCE 2" (TYP.)
2. REBAR TO BE ASTM NO. 5

ORIFICE REINFORCEMENT
N.T.S.

NOTE:
OPTIONAL CONSTRUCTION MATERIALS INCLUDE PREFABRICATED CONCRETE.

DETENTION OUTLET STRUCTURE

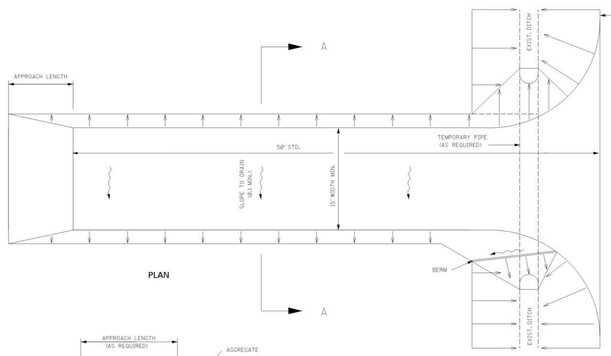
N.T.S.

R. COPYRIGHT 2000

NAD83 MS STATE PLANE

REVISIONS					
1		2		3	
4		5		6	

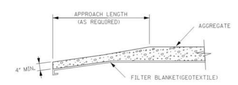
STATE	PROJECT NO.
MISS.	



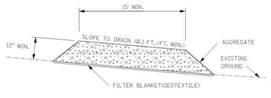
PLAN

GENERAL NOTES:

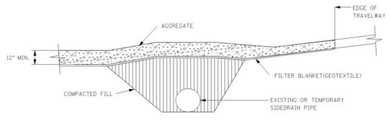
1. A STABILIZED CONSTRUCTION ENTRANCE SHALL BE CONSTRUCTED AT POINTS OF EGRESS FROM UNSTABILIZED AREAS OF THE PROJECT TO PUBLIC ROADS WHERE OFFSITE TRACKING OF MUD COULD OCCUR. TRAFFIC FROM UNSTABILIZED AREAS OF THE PROJECT SHALL BE DIRECTED THRU THE STABILIZED ENTRANCE. BARRIERS, FLAGGING, OR OTHER POSITIVE MEANS SHALL BE USED AS REQUIRED TO LIMIT AND DIRECT VEHICULAR EGRESS ACROSS THE STABILIZED ENTRANCE.
2. THE CONTRACTOR MAY PROPOSE AN ALTERNATIVE TECHNIQUE TO MINIMIZE OFFSITE TRACKING OF SEDIMENT. THE ALTERNATIVE MUST BE REVIEWED AND APPROVED BY THE ENGINEER PRIOR TO ITS USE.
3. ALL MATERIALS SPILLED, DROPPED, OR TRACKED ONTO PUBLIC ROADS (INCLUDING THE STABILIZED CONSTUCTION ENTRANCE AGGREGATE AND CONSTRUCTION MUD) SHOULD BE REMOVED DAILY, OR MORE FREQUENTLY IF SO DIRECTED BY THE ENGINEER.
4. SIZE III STABILIZER AGGREGATE OR LARGER SHALL BE USED.
5. THE STABILIZED CONSTRUCTION ENTRANCE SHALL BE MAINTAINED IN A CONDITION THAT WILL ALLOW IT TO PERFORM ITS FUNCTION TO PREVENT OFFSITE TRACKING. THE STABILIZED CONSTRUCTION ENTRANCE SHOULD BE RINSED WHEN NECESSARY TO MOVE ACCUMULATED MUD DOWNWARD THRU THE STONE. ADDITIONAL STABILIZATION OF THE VEHICULAR ROUTE LEADING TO THE STABILIZED ENTRANCE MAY BE REQUIRED TO LIMIT THE MUD TRACKED.
6. THE NOMINAL SIZE OF A STANDARD STABILIZED CONSTRUCTION ENTRANCE IS 15' X 50' UNLESS OTHERWISE SHOWN IN THE EROSION CONTROL PLAN.
7. COSTS OF ALL ITEMS ON THIS SHEET SHALL BE INCLUDED IN OTHER ITEMS BID.



TRANSITION DETAIL



SECTION A–A



RURAL CONNECTION DETAIL

NO.	REVISION	DATE

MISSISSIPPI DEPARTMENT OF TRANSPORTATION
ROADWAY DESIGN DIVISION
STANDARD PLAN

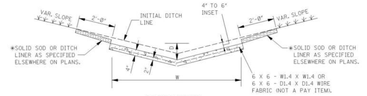
STABILIZED CONSTRUCTION ENTRANCE

MDOT

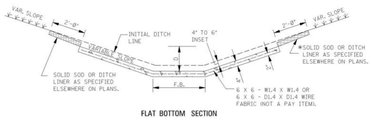
WORKING NUMBER ECD-16

ISSUE DATE: AUGUST 01, 2017

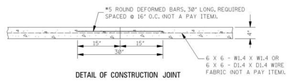
SHEET NUMBER 6116



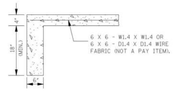
"V" TYPE SECTION



FLAT BOTTOM SECTION



DETAIL OF CONSTRUCTION JOINT



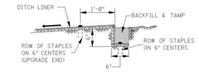
DETAIL OF TOE WALL

NOTE: TOE WALL REQUIRED UPSTREAM AND DOWNSTREAM.

CONCRETE PAVED DITCH

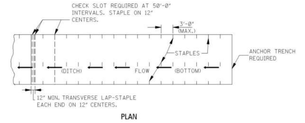
NOTES:
1. CONCRETE PAVED DITCHES SHALL BE GROOVED AT 20'-0" INTERVALS. THE GROOVES SHALL BE CUT TO A DEPTH OF NOT LESS THAN 1".
2. DIMENSIONS D & W ARE AS FOLLOWS:
   DMINIMUM = 6"
   DMONIMAL) = 9"
   WMINIMUM = 24"
3. CHAIR SUPPORTS FOR THE WIRE MESH WILL NOT BE REQUIRED. HOWEVER, THE CONTRACTOR SHALL PLACE THE WIRE MESH IN A SATISFACTORY AND WORKMANLIKE MANNER TO ENSURE THAT THE FINAL POSITION IS REASONABLY NEAR THE POSITION INDICATED.

*4. CENTER ROW OF STAPLES MAY BE OMITTED ON DITCH LINER.

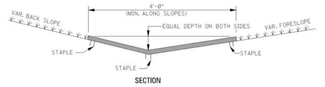


ANCHOR TRENCH DETAIL

NOTE: ANCHOR TRENCH REQUIRED AT THE BEGINNING AND ENDING OF EACH AREA TO BE COVERED, EXCEPT DOWNSTREAM END ADJOINING A STRUCTURE.



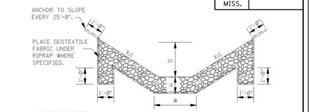
PLAN



SECTION

DITCH LINER TREATMENT
(EXCELSIOR BLANKET, JUTE MESH OR EROSION CONTROL FABRIC)

NOTE: DITCHES TREATED WITH DITCH LINER WILL BE VEGETATED PRIOR TO TREATMENT, UNLESS OTHERWISE INDICATED.

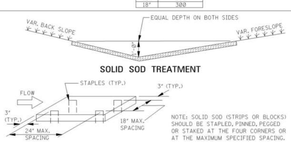


FLAT BOTTOM SECTION

"V" TYPE SECTION
RIPRAP TREATMENT

NOTES:
1. DIMENSIONS D, W AND X ARE VARIABLE AND ARE SHOWN ELSEWHERE ON THE PLANS.
2. THE RIPRAP SIZE AND MINIMUM DEPTH "H" FOR RIPRAP TREATMENT ARE AS FOLLOWS:

RIPRAP SIZE & MINIMUM DEPTH "H"	
H (in)	RIPRAP SIZE (lbs)
12"	100
18"	300



SOLID SOD TREATMENT

NOTE: SOLID SOD (STRIPS OR BLOCKS) SHOULD BE STAPLED, PINNED, PEGGED OR STAKED AT THE FOUR CORNERS OR AT THE MAXIMUM SPECIFIED SPACING.

GENERAL NOTE:
1. FOR LOCATION OF APPROPRIATE DITCH TREATMENTS, SEE PLAN SHEETS AS DENOTED BY THE FOLLOWING LEGEND OR AS DIRECTED BY THE ENGINEER:
   DITCH LINER
   SOLID SOD
   CONCRETE PAVED DITCH
   RIPRAP

NO.	REVISION	DATE

MISSISSIPPI DEPARTMENT OF TRANSPORTATION
ROADWAY DESIGN DIVISION
STANDARD PLAN

DETAILS OF TYPICAL DITCH TREATMENTS

MDOT

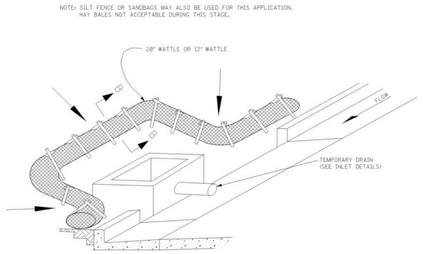
WORKING NUMBER DT-1

ISSUE DATE: AUGUST 01, 2017

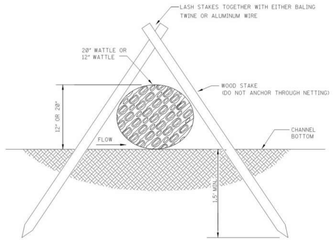
SHEET NUMBER 6123

STATE	PROJECT NO.
MISS.	

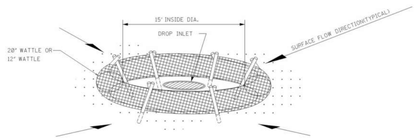
NOTE: SILT FENCE OR SANDBAGS MAY ALSO BE USED FOR THIS APPLICATION. HAY BALES NOT ACCEPTABLE DURING THIS STAGE.



CURB INLET PROTECTION (STAGE 2)
SINGLE OR DOUBLE WING INLET



SECTION B–B



DROP INLET PROTECTION

NOTES:
1. ANCHORING STAKES SHALL BE SIZED, SPACED, AND BE OF A MATERIAL THAT EFFECTIVELY SECURES THE WATTLE. STAKE SPACING SHALL BE A MAXIMUM OF THREE FEET.
2. OVERLAP ENDS OF WATTLES PER MANUFACTURER'S RECOMMENDATIONS (2' MIN., 3' MAX.)
3. TRENCHING OF WATTLES MAY BE NECESSARY IF PIPING BECOMES EVIDENT.
4. IN THE EVENT WATTLES CANNOT BE SECURED IN PLACE USING WOOD STAKES, SANDBAGS MAY BE USED IN LIEU OF WOOD STAKES IN ORDER TO SECURE WATTLES IN PLACE. COST OF SANDBAGS USED IN THIS APPLICATION SHALL BE INCLUDED IN OTHER ITEMS BID.

NO.	REVISION	DATE

MISSISSIPPI DEPARTMENT OF TRANSPORTATION
ROADWAY DESIGN DIVISION
STANDARD PLAN

INLET PROTECTION DETAILS OF WATTLES

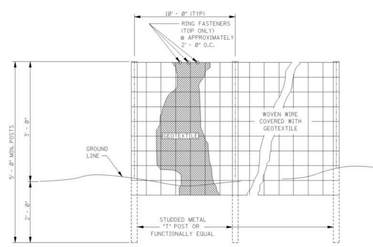
MDOT

WORKING NUMBER ECD-15

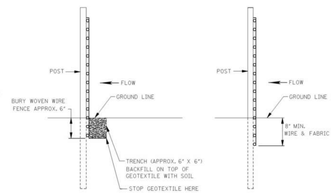
ISSUE DATE: AUGUST 01, 2017

SHEET NUMBER 6113

STATE	PROJECT NO.
MISS.	



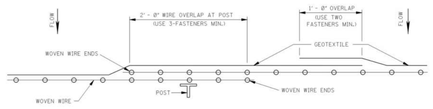
ELEVATION VIEW



METHOD I

METHOD II
MECHANICAL INSTALLATION

SIDE VIEW



PLAN VIEW
REQUIRED LAPPING

GENERAL NOTES:
1. SILT FENCES SHOULD BE USED IN AREAS WHERE FLOW IS NOT SEVERE.
2. SILT FENCES ARE TEMPORARY SEDIMENT CONTROL ITEMS THAT SHOULD BE ERECTED OPPOSITE ERODIBLE AREAS SUCH AS NEWLY GRADED FILL SLOPES AND ADJACENT TO STEAMS AND CHANNELS.
3. SILT FENCE SHOULD BE PLACED WELL INSIDE RIGHT-OF-WAY AND ALONG EDGE OF CLEARING LIMITS. THIS WILL ALLOW ROOM FOR BACK-UP FENCE IF FIRST FENCE BECOMES FULL.
4. WHENEVER POSSIBLE SILT FENCE SHOULD BE CONSTRUCTED ACROSS A LEVEL AREA IN THE SHAPE OF A SMILE. THIS AIDS IN PONDING OF RUNOFF AN FACILITATES SEDIMENTATION.
5. THE CONTRACTOR MAY ELECT TO USE EITHER METHOD I OR METHOD II. COST TO BE LINEAR FEET OF SILT FENCE.
6. METHOD II INSTALLATION SHALL BE ACCOMPLISHED USING AN IMPLEMENT THAT IS MANUFACTURED FOR THE APPLICATION AND PROVIDES A CONFIGURATION MEETING THE REQUIREMENTS OF DETAIL.
7. WIRE SHALL BE A MINIMUM OF 32" IN WIDTH AND SHALL HAVE A MINIMUM OF 6 LINE WIRES WITH 12" STAY SPACING.
8. GEOTEXTILE FABRIC MEETING THE TYPE II MATERIAL REQUIREMENTS AND INSTALLED ACCORDING TO SPECIFICATION MAY BE USED WITHOUT WIRE FENCE.

NO.	REVISION	DATE

MISSISSIPPI DEPARTMENT OF TRANSPORTATION
ROADWAY DESIGN DIVISION
STANDARD PLAN

DETAILS OF SILT FENCE INSTALLATION

MDOT

WORKING NUMBER ECD-3

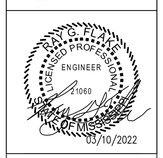
ISSUE DATE: AUGUST 01, 2017

SHEET NUMBER 6103

AutoZone Store No. 0152
1076 GLUCKSTADT RD
MADISON MS 39110
DETAIL SHEET 3

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL.: (901) 495-8994 FAX: (901) 495-8969

For Bidding & Contractor Information Contact:
Dodge Data & Analytics, Tel. 413-930-4215
Cindy.searcy@construction.com



4/25/2023

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NAD83 MS STATE PLANE

REVISIONS

1	2	3
4	5	6

AutoZone Store No. 0152
1076 GLUCKSTADT RD
MADISON MS 39110

DETAIL SHEET 4

Owner / Developer: AUTOZONE STORES LLC
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4/25/2023

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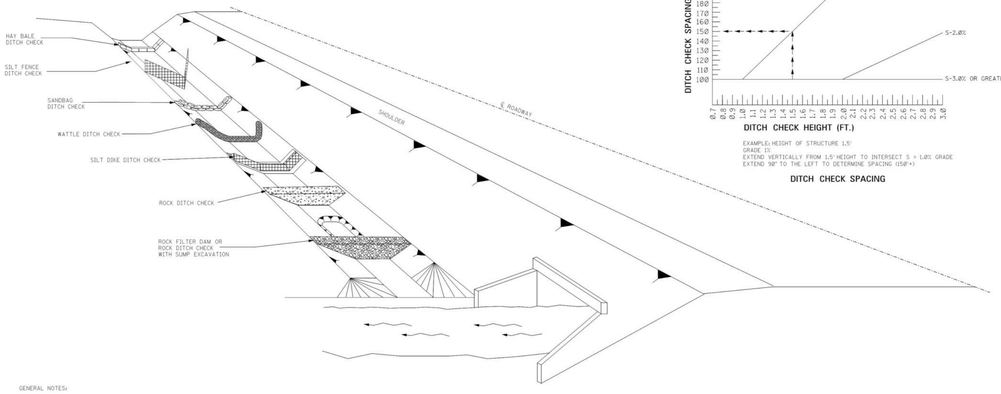

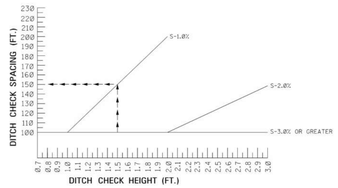

DITCH CHECK SPACING

GENERAL NOTES:

1. THE DITCH CHECK PERSPECTIVE ILLUSTRATES A TOOL BOX OF TEMPORARY PRACTICES THAT MAY BE USED. DITCH CHECKS ARE INSTALLED TO CONTROL RUNOFF VELOCITY AND THUS REDUCE EROSION AND PROVIDE FOR TRAPPING OF SEDIMENTS.
2. SELECTION OF THE APPROPRIATE DITCH CHECK SHOULD BE A FUNCTION OF CONSTRUCTION PHASE, DRAINAGE AREA, DITCH GRADIENT, SOIL TYPE, ECONOMY AND SAFETY.
3. DITCH CHECKS CAN BE REMOVED FOR MAINTENANCE AND/OR REPLACEMENT BUT MUST REMAIN IN PLACE UNTIL UPSLOPE AREAS HAVE BEEN PERMANENTLY STABILIZED. MAINTENANCE INCLUDES REMOVAL OF SEDIMENT BEGINNING WHEN SEDIMENT ACCUMULATION REACHES ½ THE CAPACITY OR HEIGHT OF THE STRUCTURE AND NEVER ALLOWING FOR SEDIMENT TO ACCUMULATE MORE THAN ½ THE VOLUME OR HEIGHT OF THE DITCH CHECK STRUCTURE.
4. HAY BALES SHOULD BE USED TO INTERCEPT LOW VOLUME FLOWS IN LOW TO MODERATE GRADIENT DITCHES.
5. SILT FENCE DITCH CHECKS SHOULD BE USED WHERE IT HAS BEEN DETERMINED THAT HAY BALE CHECKS ARE INADEQUATE. SILT FENCE DITCH CHECKS SHOULD BE USED TO INTERCEPT LOW VOLUME FLOWS IN LOW TO MODERATE GRADIENT DITCHES.
6. SANDBAG DITCH CHECKS SHOULD BE USED FOR VELOCITY REDUCTION AND MINIMAL SEDIMENT TRAPPING IN CONCRETE PAVED DITCHES OR IN DITCHES THAT HAVE ROCK BOTTOMS.
7. WATTLE DITCH CHECKS CAN BE USED FOR VELOCITY REDUCTION AND CONTROL OF SEDIMENT TRANSPORT UNDER LOW TO MEDIUM FLOW CONDITIONS.
8. SILT DIKES CAN BE USED IN DITCHES WITH CONCENTRATED FLOWS WITHIN THE CLEAR ZONE WHERE RIPRAP CAN NOT BE USED, AS CONSTRUCTION PROGRESSES.
9. ROCK DITCH CHECKS WITH SUMP EXCAVATION CAN BE PLACED IN DITCHES TO ASSURE ON-SITE SEDIMENT TRAPPING REQUIREMENTS ARE MET. DITCH CHECK WITH SUMP EXCAVATION IS USED WHEN DITCHES RECEIVE DRAINAGE FROM CUT OR FILL SLOPES OR OTHER CRITICAL AREAS WHERE SOIL EROSION IS EXPECTED. DRAINAGE AREA FOR A TEMPORARY SEDIMENT TRAP SHOULD BE LIMITED TO 5 ACRES. THEY CAN BE USED IN SERIES TO INCREASE ON-SITE SEDIMENT TRAPPING EFFICIENCY.
10. DITCH CHECKS, IN NO CASE, SHALL BE PLACED IN LIVE STREAMS.
11. CONFIGURATION AND SPACING MAY BE ADJUSTED IF APPROVED BY THE ENGINEER TO ACCOMMODATE TRAVELWAY SAFETY, WATER FLOW, OR SOIL AND INSTALLATION CHALLENGES.

MISSISSIPPI DEPARTMENT OF TRANSPORTATION
ROADWAY DESIGN DIVISION
STANDARD PLAN

DITCH CHECK STRUCTURES, TYPICAL APPLICATIONS AND DETAILS

MDOT WORKING NUMBER: ECD-4
SHEET NUMBER: 6104

ISSUE DATE: AUGUST 01, 2017

STATE	PROJECT NO.
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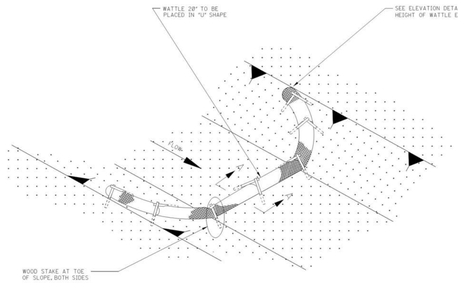
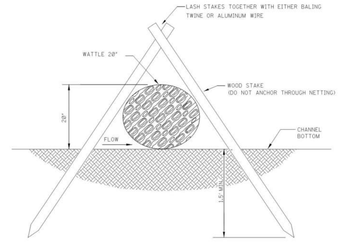
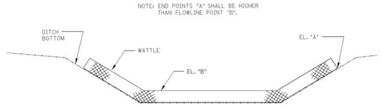


DETAIL (DITCH CHECK)



SECTION A-A



ELEVATION DETAIL

NOTES:

1. WATTLE DITCH CHECKS CAN BE USED FOR VELOCITY REDUCTION AND CONTROL OF SEDIMENT TRANSPORT UNDER LOW TO MEDIUM FLOW CONDITIONS.
2. THE PLACEMENT INTERVAL BETWEEN WATTLE DITCH CHECK SHALL BE 100' UNLESS SHOWN OTHERWISE ON THE PLANS OR EROSION CONTROL PLAN APPROVED BY THE ENGINEER. SEE SPACING GUIDANCE ON MS. NO. ECD-4.
3. ANCHORING WOOD STAKES SHALL BE SIZED, SPACED, DRIVEN, AND BE OF A MATERIAL THAT EFFECTIVELY SECURES THE CHECK. STAKE SPACING SHALL BE A MAXIMUM OF THREE FEET. ALL NON-DEGRADABLE MATERIALS SHALL BE REMOVED WHEN NO LONGER NEEDED.
4. TRENCHING OF WATTLES MAY BE NECESSARY IF PIPING BECOMES EVIDENT.
5. WATTLES SHOULD NOT BE USED IN HARD BOTTOM CHANNELS.
6. IN THE EVENT WATTLES CANNOT BE SECURED IN PLACE USING WOOD STAKES, SAND BAGS MAY BE USED IN LIEU OF WOOD STAKES IN ORDER TO SECURE THE WATTLES IN PLACE. IF SANDS BAGS ARE USED IN THIS APPLICATION THEY WILL NOT BE A SEPARATE PAY ITEM.

MISSISSIPPI DEPARTMENT OF TRANSPORTATION
ROADWAY DESIGN DIVISION
STANDARD PLAN

DETAILS OF EROSION CONTROL WATTLE DITCH CHECK

MDOT WORKING NUMBER: ECD-6
SHEET NUMBER: 6106

ISSUE DATE: AUGUST 01, 2017

STATE	PROJECT NO.
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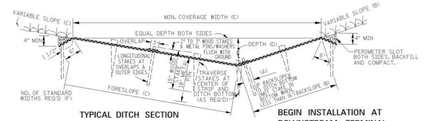


TYPICAL DITCH SECTION

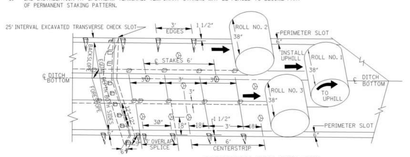
MAT PLACEMENT TABLE

DIMENSIONS OF MAT PLACEMENT IN DITCH (INDIVIDUAL 38" WIDTH ROLLS)				
ELEMENTS OF MAT PLACEMENT	SIDE SLOPE COMBINATIONS FORESLOPE – BACKSLOPE			
	3:1 & 3:1	4:1 & 3:1	4:1 & 4:1	6:1 & 4:1
(A) (F BACKSLOPE TO DITCH BOTTOM	1' – 7"	1' – 1"	8" – 4"	8" – 10"
(B) BACKSLOPE	4' – 0"	3' – 6"	2' – 9"	3' – 3"
(C) FORESLOPE	4' – 0"	4' – 6"	5' – 3"	4' – 9"
(D) DEPTH OF COVERAGE	1' – 3"	1' – 1"	0" – 10"	0" – 9"
(E) WIDTH OF COVERAGE	7' – 7"	7' – 8"	7' – 9"	7' – 10"
(F) MINIMUM NUMBER OF STAND. WIDTH STRIPS	3	3	3	3
(B) + (C) TOTAL COVERAGE ON SLOPES	8' – 0"	8' – 0"	8' – 0"	8' – 0"
SQ. YDS.-LIN. FT.	0.89	0.89	0.89	0.89
MULTI – WIDTH WELDED SEAM MAT (WELDED 38" WIDTH STRIPS)				
(B) + (C) TOTAL COVERAGE MULTI-WIDTH ROLLS	8' – 3"	8' – 3"	8' – 3"	8' – 3"
SQ. YDS.-LIN. FT.	0.92	0.92	0.92	0.92

11' – 3 1/2"
1.25

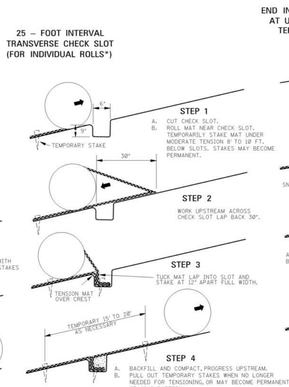
GENERAL INSTRUCTIONS:

1. BEGIN INSTALLATION AT DOWNSTREAM TERMINAL AND PROGRESS UPSTREAM.
2. FIRST ROLL IS ALIGNED FROM DITCH BOTTOM UP BACKSLOPE (SEE MAT PLACEMENT TABLE) AND UNDER MODERATE TENSION TEMPORARILY STAKED TO MAINTAIN PROPER DESIGN COVERAGE ALIGNMENT.
3. WORKING OUTWARD FROM DITCH BOTTOM TO EDGES, SUBSEQUENT ADJACENT ROLLS FOLLOW IN STAGGERED SEQUENCE UNDER MODERATE TENSION.
4. OVERLAP MAT SEAMS 3 INCHES AND STAKE AT 3-FT. INTERVALS WITH STAKES ALIGNED LONGITUDINALLY TO DITCH AND DIAGONAL EDGE OF STAKE TO THE UPSTREAM. OUTER EDGES (PERIMETER) OF MAT ARE STAKED SIMILARLY.
5. STAKE THE CENTER OF EACH MAT STRIP AND WHEN REQUIRED ALONG THE DITCH BOTTOM AT 6-FT. INTERVALS STAGGERED BETWEEN THE 3-FT. SPACING OF OVERLAP AND OUTER EDGE STAKES WITH THE BROADSIDE TO THE FLOW DIRECTION AND DIAGONAL EDGE TOWARD THE SLOPE.
6. USE 3-FT. OVERLAP AT END OF MAT ROLL SPLICES WITH UPGRADE STRIP ON TOP, STAKED IN TWO ROWS 38 INCHES APART, AND STAKES IN INCHES APART ACROSS FULL WIDTH.
7. TRANSVERSE CHECK SLOTS 6 INCHES WIDE BY 9 INCHES DEEP ARE EXCAVATED AT 25-FT. INTERVALS WITH STAKES 12 INCHES APART FULL WIDTH OF TREATMENT. WELDED SEAM MULTI-WIDTH MAT WILL HAVE SIMILAR TRANSVERSE CHECKS OMITTING EXCAVATED SLOTS ONLY.
8. END INSTALLATION AT UPSTREAM TERMINAL. TEMPORARY STAKING MAY BE PLACED TO BECOME PART OF PERMANENT STAKING PATTERN.



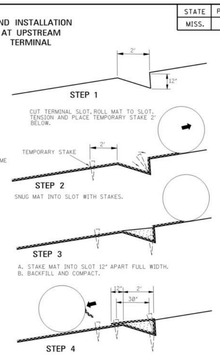
SEQUENTIAL ROLL RUN OUT IN DITCH WITH STAKING DETAIL

25 – FOOT INTERVAL TRANSVERSE CHECK SLOT (FOR INDIVIDUAL ROLLS*)



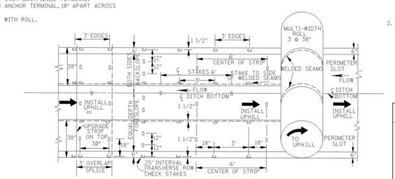
* WHEN MULTI-WIDTH (WELDED SEAM) ROLLS ARE USED, OMIT EXCAVATED CHECK SLOT AND REPLACE WITH A ROW OF STAKES ONE FOOT APART AT 25-FT. INTERVALS (SEE DETAILS). TEMPORARY STAKES NOT REQUIRED.

END INSTALLATION AT UPSTREAM TERMINAL



GENERAL NOTES:

1. WHEN METAL PINS WITH WASHERS ARE PERMITTED IN PLACE OF WOOD STAKES, THE METAL PINS ARE DRIVEN TO ASSURE THAT THE WASHERS WITH MAT UNDERNEATH ARE FLUSH WITH THE GROUND LEAVING NO PROJECTION OF THE PINS ABOVE THE GROUND LINE.
2. SOIL REINFORCING MAT SHALL BE USED WHERE SHOWN ON THE PLANS, OR AS DIRECTED BY THE ENGINEER.



MULTI-WIDTH WELDED SEAM MAT RUN OUT IN DITCH WITH STAKING DETAIL

MISSISSIPPI DEPARTMENT OF TRANSPORTATION
ROADWAY DESIGN DIVISION
STANDARD PLAN

DITCH TREATMENT INSTALLATION DETAIL FOR SOIL REINFORCING MAT

MDOT WORKING NUMBER: DT-1A
SHEET NUMBER: 6124

ISSUE DATE: AUGUST 01, 2017

STATE	PROJECT NO.
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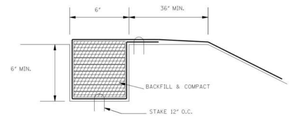
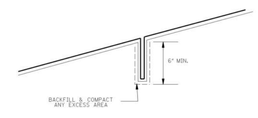
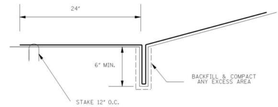


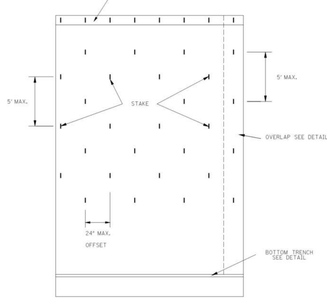
DETAIL OF TOP TRENCH



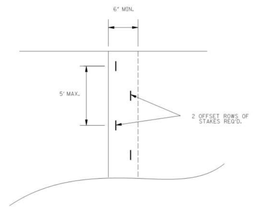
DETAIL OF INTERMEDIATE TRENCH



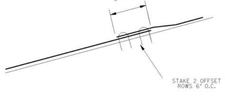
DETAIL OF BOTTOM TRENCH



DETAIL OF EROSION CONTROL BLANKET



DETAIL OF LONGITUDINAL OVERLAP



DETAIL OF TRANSVERSE OVERLAP

MISSISSIPPI DEPARTMENT OF TRANSPORTATION
ROADWAY DESIGN DIVISION
STANDARD PLAN

EROSION CONTROL BLANKET

MDOT WORKING NUMBER: ECB-1
SHEET NUMBER: 6131

ISSUE DATE: AUGUST 01, 2017

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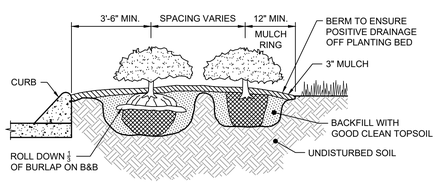
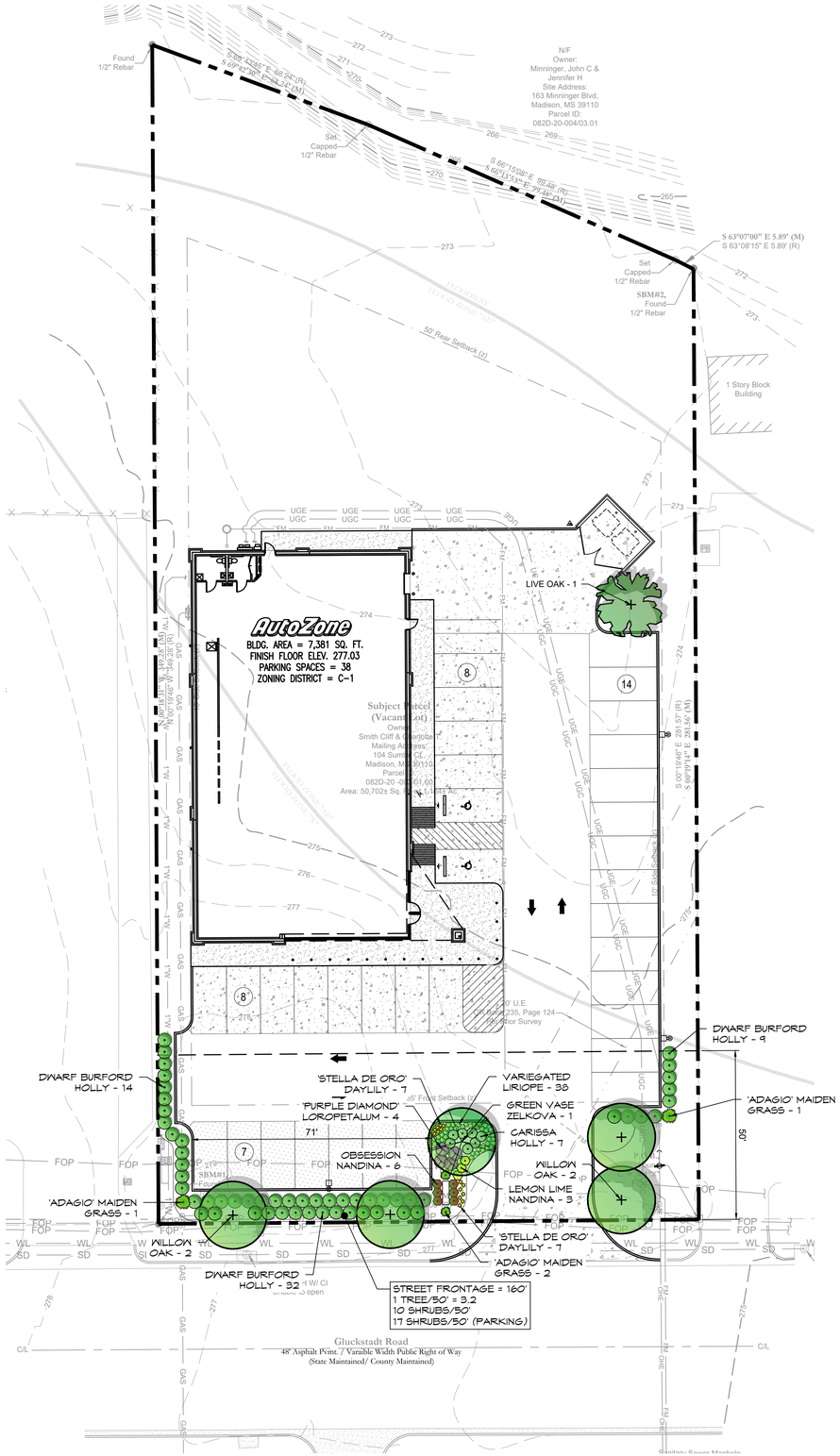
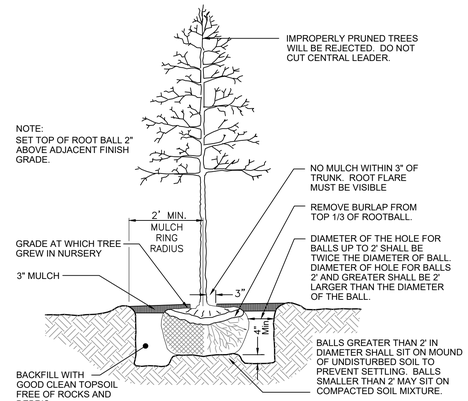
LANDSCAPE NOTES:

1. WHEN APPLICABLE, IT IS THE CONTRACTOR'S RESPONSIBILITY TO PROTECT EXISTING TREES TO REMAIN. NO HEAVY EQUIPMENT SHOULD BE PERMITTED TO OPERATE OR BE STORED, NOR ANY MATERIALS TO BE HANDLED OR STORED, WITHIN THE DRIPLINES OF TREES OUTSIDE THE LIMIT OF GRADING.
2. THE QUANTITIES INDICATED ON THE PLANT LIST AND PLAN ARE PROVIDED FOR THE BENEFIT OF THE CONTRACTOR. THE CONTRACTOR SHALL BE RESPONSIBLE FOR HIS OWN QUANTITY CALCULATIONS AND THE LIABILITY WHICH PERTAINS TO THOSE QUANTITIES AND TO ANY RELATED CONTRACT DOCUMENTS AND/OR PRICE QUOTATIONS. QUESTIONS SHOULD BE DIRECTED TO THE LANDSCAPE ARCHITECT.
3. ALL PLANT MATERIALS SHALL COMPLY WITH THE AMERICAN STANDARD FOR NURSERY STOCK: ANSI Z-60.1; LATEST EDITION, FOR SIZE AND QUALITY.
4. NO SUBSTITUTIONS AS TO TYPE, SIZE, OR SPACING OF PLANT MATERIALS SPECIFIED ON THIS PLAN MAY BE MADE WITHOUT THE APPROVAL OF THE LANDSCAPE ARCHITECT. KITA LANDSCAPE DESIGN (615) 469-1222.
5. THE CONTRACTOR IS TO VERIFY THE EXACT LOCATION OF ALL EXISTING UTILITIES AND TO PROTECT UTILITIES THAT ARE TO REMAIN. THE CONTRACTOR SHALL REPAIR ANY DAMAGE ACCORDING TO LOCAL STANDARDS AT THE CONTRACTOR'S EXPENSE. COORDINATE ALL CONSTRUCTION WITH THE APPROPRIATE UTILITY COMPANY.
6. SOD ALL DISTURBED AREAS.
7. SOIL USED FOR PLANTING SHALL CONSIST OF (5) PARTS TOPSOIL, (1) PART SAND AND (2) PARTS ORGANIC MATTER, MIXED WITH I POUND OF FERTILIZER PER CUBIC YARD.
   A. SAND SHALL BE CLEAN MASONRY SAND.
   B. ORGANIC MATTER SHALL BE PEAT MOSS, OR WELL COMPOSTED PINE BARK, OR APPROVED EQUAL AND SHALL BE FINELY GROUND AND FREE OF WEEDS.
   C. ALL FERTILIZER SHALL BE 10-10-10 WITH MINOR ELEMENTS. FERTILIZER SHALL HAVE 40-50% OF ITS TOTAL NITROGEN IN A WATER INSOLUBLE FORM.
8. PRE-EMERGENT HERBICIDE SHALL BE APPLIED TO ALL PLANT BEDS AND SOD AREAS PRIOR TO INSTALLATION. TREFLAN OR AN APPROVED EQUAL SHALL BE USED.
9. ALL PLANT BEDS SHALL HAVE A MINIMUM OF 3" DEEP MULCH. MULCH SHALL BE SHREDDED HARDWOOD.
10. IT IS THE LANDSCAPE CONTRACTOR'S RESPONSIBILITY TO CONFIRM MATERIAL QUANTITIES. IN THE EVENT OF A DISCREPANCY, THE QUANTITIES SHOWN ON THE PLAN SHALL TAKE PRECEDENCE OVER QUANTITIES SHOWN ON THE PLANT LIST.
11. PRIOR TO FINAL PAYMENT, THE LANDSCAPE CONTRACTOR SHALL PROVIDE THE OWNER WITH COMPLETE WRITTEN INSTRUCTIONS ON PROPER CARE OF ALL SPECIFIED PLANT MATERIALS.
12. THE LANDSCAPE INSTALLATION SHALL BE COORDINATED WITH THE IRRIGATION INSTALLATION WHEN APPLICABLE.
13. THE LANDSCAPE CONTRACTOR SHALL MAINTAIN POSITIVE DRAINAGE AWAY FROM STRUCTURES AND TAKE SPECIAL CARE TO INSURE THAT BED PREPARATION DOES NOT INHIBIT DRAINAGE.
14. ALL LAWN AREAS SHALL BE CULTIVATED TO A DEPTH OF 4" PRIOR TO SODDING AND SEEDING. PREPARED TURF BEDS SHALL BE FREE FROM STONES OVER 2" DIAMETER, WEEDS AND OTHER DELETERIOUS MATERIAL.
15. THE LANDSCAPE CONTRACTOR SHALL RAKE SMOOTH ALL SEED OR SOD AREAS PRIOR TO INSTALLATION.
16. THE CONTRACTOR SHALL BE RESPONSIBLE FOR BACKFILLING BEHIND THE CURB SO GRADE IS LEVEL WITH TOP OF CURB.
17. SODDED AREAS SHALL HAVE NO BARE AREAS. SEEDED AREAS SHALL BE CONSIDERED ACCEPTABLE WHEN FULL COVERAGE OF THE PERMANENT TURF GRASS SPECIES IS ESTABLISHED.
18. CUT AWAY ROPES OR WIRES FROM B&B PLANTS. PULL BACK BURLAP FROM TOP OF ROOT BALL. DO NOT ALLOW BURLAP TO BE EXPOSED AT SURFACE. TOTALLY REMOVE BURLAP IF IT IS SYNTHETIC.
19. IF CONTAINER GROWN PLANTS SHOW SIGNS OF BEING ROOT BOUND, SCORE ROOTS VERTICALLY.
20. ALL PLANT MATERIAL SHALL BE GUARANTEED FOR ONE YEAR FROM DATE OF FINAL ACCEPTANCE.
21. ALL REPLACEMENTS SHALL BE OF THE SAME TYPE, SIZE, AND QUALITY AS SPECIFIED ON THE PLANT LIST, UNLESS APPROVED OTHERWISE IN WRITING BY THE LANDSCAPE ARCHITECT.
22. ANY MATERIAL THAT IS DEEMED TO BE 25% DEAD OR MORE SHALL BE CONSIDERED DEAD, AND MUST BE REPLACED AT NO CHARGE. A TREE IS CONSIDERED DEAD WHEN THE MAIN LEADER HAS DIED BACK, OR MORE THAN 25% OF THE CROWN IS DEAD.
23. REPLACEMENTS SHALL BE MADE DURING THE NEXT PLANTING SEASON UNLESS THE LANDSCAPE CONTRACTOR AGREES TO AN EARLIER DATE.
    PLANTING DATES
    SPRING: MARCH 15 - APRIL 15
    FALL: OCTOBER 1 - NOVEMBER 30
24. THE LANDSCAPE CONTRACTOR WILL NOT BE RESPONSIBLE FOR PLANT MATERIAL THAT HAS BEEN DAMAGED BY VANDALISM, FIRE, RELOCATION, WILDLIFE, THEFT, OR OTHER ACTIVITIES BEYOND THE LANDSCAPE CONTRACTOR'S CONTROL.
25. CONTRACTOR TO IRRIGATE ALL NEW LANDSCAPE PLANTINGS AND LAWN AREAS WITH AN AUTOMATED UNDERGROUND IRRIGATION SYSTEM.
26. IRRIGATION TO HAVE A SEPARATE METER.
27. GENERAL CONTRACTOR TO COORDINATE AND BE RESPONSIBLE FOR WATERING ALL PLANTS AND SEEDED AREAS AFTER PLANTING UNTIL IRRIGATION SYSTEM IS OPERABLE.



SHRUB / GROUND COVER PLANTING
NOT TO SCALE





DECIDUOUS TREE PLANTING
NOT TO SCALE

LANDSCAPE CALCULATIONS

SITE AREA:	50,702 SF	(1.16 AC)
	REQUIRED	PROVIDED
STREET YARD: 160'		
1 TREE/50'	3.2	3
10 SHRUBS/50'	32.0	
PARKING SPACES:	-	37
200 SF AREA PER SPACE	7,400 SF	
1 TREE / 10 SPACES:	4	
INTERIOR PARKING AREA:	-	16,093
PLANTING AREA: (MIN.)	8%	9.3%
PLANTING AREA: (SQ. FT.)	1287 SF	1490 SF

PLANT SCHEDULE

QTY.	COMMON NAME	BOTANICAL NAME	HEIGHT	TRUNK	COMMENTS
CANOPY TREES					
1	'Green Vase' Japanese Zelkova	Zelkova serrata 'Green Vase'	10' - 12'	2" Cal.	B&B
1	Live Oak	Quercus virginiana	10' - 12'	2" Cal.	B&B
4	Willow Oak	Quercus phellos	10' - 12'	2" Cal.	B&B
6	TOTAL - CANOPY TREES				
UNDERSTORY/COLUMNAR TREES					
0	'Arnold' Tulip Poplar	Liriodendron tulipifera 'Arnold'	10' - 12'	2" Cal.	B&B
0	TOTAL - UNDERSTORY TREES				
6	TOTAL - ALL TREES				
SHRUBS					
7	Carissa Holly	Ilex cornuta 'Carissa'	18" Min.		Container
55	Dwarf Burford Holly	Ilex cornuta 'Burfordii nana'	24" Min.		Container
3	'Lemon Lime' Nandina	Nandina domestica 'Lemon-Lime'	12" Min.		Container
6	'Obsession' Nandina	Nandina domestica 'Seika'	18" Min.		Container
4	Purple Diamond Loropetalum	Loropetalum chinense 'Shang-hi'	24" Min.		Container
75	TOTAL - SHRUBS				
GRASSES, PERENNIALS AND GROUND COVER					
4	'Adagio' Maiden Grass	Miscanthus sinensis 'Adagio'	24"	3 Gal.	
14	Stella De Oro Daylily	Hemerocallis x 'Stella de Oro'		1 Gal.	
38	Variegated Liriope	Liriope muscari 'Variegata'		1 Gal.	
TURF					
-	Hybrid Fescue Seed/Sod	Drought tolerant fescue blend			

GRAPHIC SCALE
20 0 10 20 40 80
(IN FEET)
1 inch = 20 ft.

KITA designs
Beauty | Economy | Sustainable
Kevin Reff, RLA
KITA Sustainable Designs, LLC
2101 Masters Drive
Springfield, TN 37172
(615) 469 - 1222 Ofc.
(615) 594 - 7333 Cell.
kreff@kitadesign.biz

cES Civil Engineering Services
1705 Spicer Farm Lane
Fairview, Tennessee 37062
phone: (615) 533-0401
fax: (615) 523-8865
e-mail: ray@civilengineeringservices.net
Engineering, Environmental, Land Planning

NAD83 MS STATE PLANE

REVISIONS

1	2	3	4	5	6
					Item
					Adagio Maid
					Carissa
					Dwf Burfor
					Green Vase
					Lemon Lime
					Live C
					Loropet
					Obsession
					Stella De Or
					Variegated
					Willow

AutoZone Store No. 0152
WEST OF 1078 GLUCKSTADT RD
MS 39110

GLUCKSTADT
LANDSCAPE PLAN

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL: (901) 495-8994 FAX: (901) 495-8969
For Bidding & Contractor Information Contact:
Dodge Data & Analytics. Tel. 413-930-4215
Cindy.searcy@construction.com

RECISTERED LANDSCAPE ARCHITECT
KEVIN REFF
STATE OF MISSISSIPPI
606

10/08/2021

7N2

L-1.1

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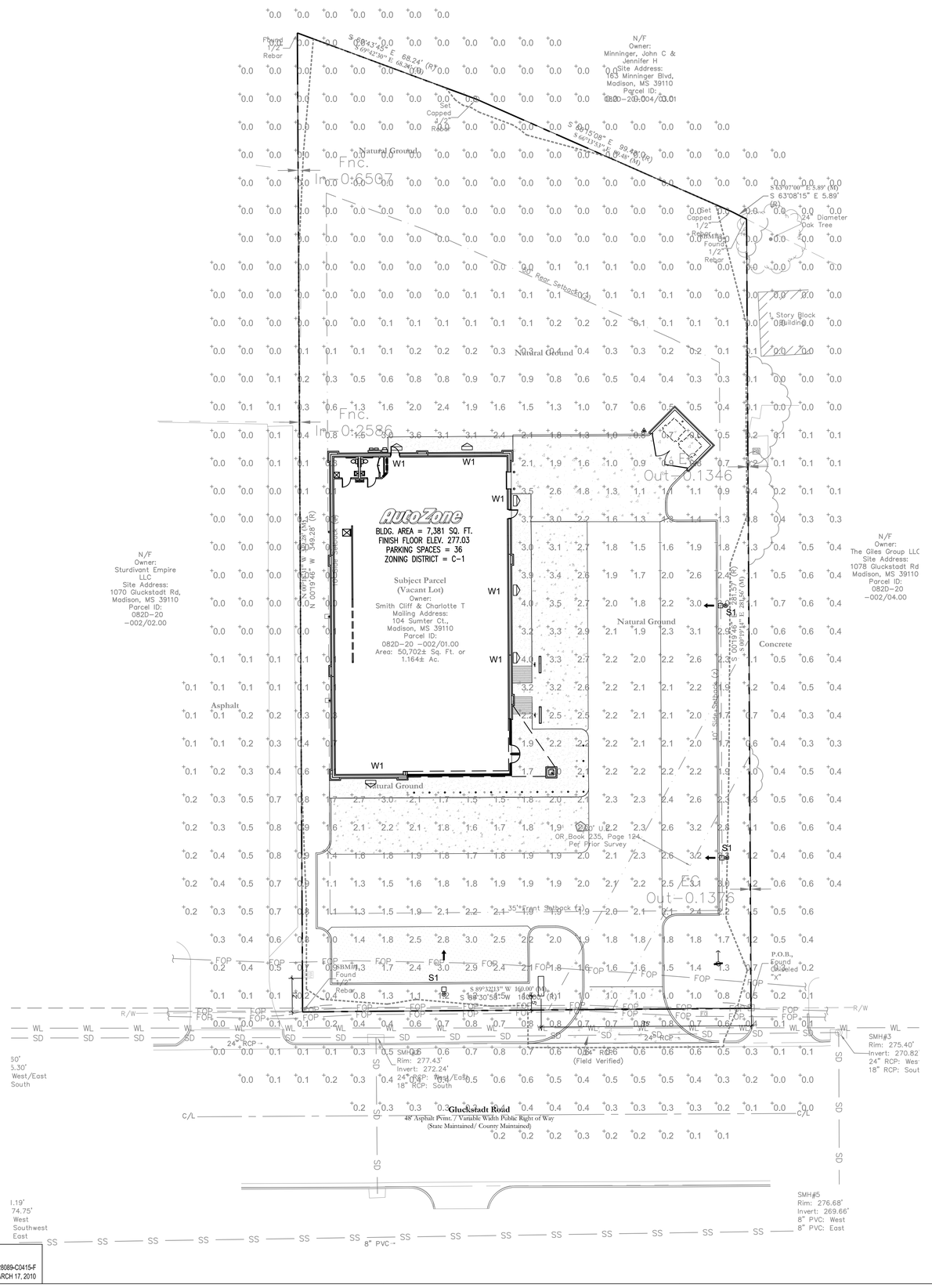


LUMINAIRE SCHEDULE						
TYP	SYMBOL	DESCRIPTION	LAMP	LUMENS	LLF	QTY
S1		LITHONIA - DSX1 LED 60C IES FULL CUTOFF DISTRIBUTION MOUNTED 0° DOWN POSITION MOUNTED HEIGHT = 28'-0"	LED - 209 WATTS	ABSOLUTE	0.95	3
W1		LITHONIA - DSW1 LED 10C IESNA FULL CUTOFF DISTRIBUTION MOUNTED 0° DOWN POSITION MOUNTED HEIGHT = 12'-0"	LED - 40 WATTS	ABSOLUTE	0.95	6

STATISTICS						
Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
Calc Zone	+	1.0 fc	4.0 fc	0.0 fc	N/A	N/A

LIGHTING NOTES:

1. TIME CONTROLS: ALL SITE LIGHTING IS CONTROLLED AND MONITORED BY AN ENERGY MANAGEMENT SYSTEM CALLED VENSTAR WHICH IS CONTROLLED AT AUTOZONE CORPORATE OFFICES. ALL SITE LIGHTING IS PROGRAMMED TO AUTOMATICALLY TURN ON AT DUSK AND TURN OFF 30 MINUTES AFTER THE CLOSE OF BUSINESS.

2. ALL FIXTURES ARE FULL CUTOFF DISTRIBUTION AND MOUNTED @ 0° DOWN POSITION.

3. NO FLOODLIGHTS ARE PROPOSED.

4. THE LIGHTING PLAN COMPLIES WITH THE PROVISIONS OF SECTION 1907 - LANDSCAPING AND LIGHTING FOR COMMERCIAL DEVELOPMENT IN MLHP OVERLAY DISTRICT LIGHTING STANDARDS AND GUIDELINES.

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

BENCHMARK #1	BENCHMARK #2	FLOOD NOTE:
1/2" REBAR	1/2" REBAR	FLOOD ZONE "AE"
N: 1,097,408.07	N: 1,097,409.61	PER FEMA MAP NO. 28089-C0415-F
E: 2,365,109.95	E: 2,365,269.98	EFFECTIVE DATE: MARCH 17, 2010
ELEV= 277.93	ELEV= 272.84	

Civil Engineering Services
7705 Spicer Farm Lane
Fairview, Tennessee
37062
phone: (615) 533-0401
fax: (615) 523--8865
e--mail: ray@civilengineeringservices.net
Engineering, Environmental, Land Planning

NORTH

NAD83 MS STATE PLANE

REVISIONS
1 2 3 4 5 6

AutoZone Store No. 0152
1076 GLUCKSTADT RD
MADISON MS 39110
PHOTOMETRIC PLAN

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL.:(901) 495-8994 FAX: (901) 495-8969

For Bidding & Contractor Information Contact:
Dodge Data & Analytics. Tel. 413-930-4215
Cindy.searcy@cdnstruction.com

RAY G. FLEMING LICENSED PROFESSIONAL ENGINEER 21060 03/10/2022

4/25/2023

7N2

PH 5.0

© COPYRIGHT 2007

D-Series Size 1
LED Area Luminaire

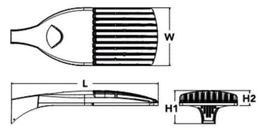
d-series

Catalog Number	
Notes	
Type	

Hit the Tab key or mouse over the page to see all interactive elements

Specifications

EPA:	1.01 ft² (0.09 m²)
Length:	33" (83.8 cm)
Width:	13" (33.0 cm)
Height H1:	7-1/2" (19.0 cm)
Height H2:	3-1/2"
Weight (max):	27 lbs (12.2 kg)



Introduction

The modern styling of the D-Series is striking yet unobtrusive - making a bold, progressive statement even as it blends seamlessly with its environment. The D-Series distills the benefits of the latest in LED technology into a high performance, high efficacy, long-life luminaire.

The outstanding photometric performance results in sites with excellent uniformity, greater pole spacing and lower power density. It is ideal for replacing up to 750W metal halide in pedestrian and area lighting applications with typical energy savings of 65% and expected service life of over 100,000 hours.

Ordering Information

EXAMPLE: DSX1 LED P7 40K T3M MVOLT SPA NLTAIR2 PIRHN DDBXD

DSX1 LED

Series	LEDs	Color temperature	Distribution	Voltage	Mounting
DSX1 LED	**Forward optics** P1 P4[1] P7[1] P2 P5[1] P8 P3 P6[1] P9[1] **Rotated optics** P10[2] P12[2] P11[2] P13[1,2]	30K 3000 K 40K 4000 K 50K 5000 K	T1S Type I short (Automotive) T2S Type II short T2M Type II medium T3S Type III short T3M Type III medium T4M Type IV medium TFTM Forward throw medium T5VS Type V very short[1] T5S Type V short[1] T5M Type V medium[1] T5W Type V wide[1] BLC Backlight control[4] LCCO Left corner cutoff[4] RCCO Right corner cutoff[4]	MVOLT[3] 120[3] 208[3] 240[3] 277[3] 347[3] 480[3]	**Shipped included** SPA Square pole mounting RPA Round pole mounting[5] WBA Wall bracket[5] SPUMBA Square pole universal mounting adaptor[6] RPUMBA Round pole universal mounting adaptor[6] **Shipped separately** KMA8 DDBXD U Mast arm mounting bracket adaptor (specify finish)[6]

Control options		Other options		Finish (required)	
Shipped installed NLTAIR2 nLight AIR generation 2 enabled[10] PIRHN Network, high/low motion/ambient sensor[11] PER NEMA twist-lock receptacle only (controls ordered separate)[12] PER5 Five-pin receptacle only (controls ordered separate)[12,13] PER7 Seven-pin receptacle only (controls ordered separate)[12,13] DMG 0-10v dimming wires pulled outside fixture (for use with an external control, ordered separately)[14] DS Dual switching[15,16,17]	PIR High/low, motion/ambient sensor, 8-15' mounting height, ambient sensor enabled at 5fc[17,18] PIRH High/low, motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 5fc[17,18] PIR1FC3V High/low, motion/ambient sensor, 8-15' mounting height, ambient sensor enabled at 1fc[17,18] PIRH1FC3V Bi-level, motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 1fc[17,18] FAO Field adjustable output[12,19]	**Shipped installed** HS House-side shield[20] SF Single fuse (120, 277, 347V)[3] DF Double fuse (208, 240, 480V)[3] L90 Left rotated optics[2] R90 Right rotated optics[2] HA 50°C ambient operations[3] **Shipped separately** BS Bird spikes[21] EGS External glare shield	DDBXD Dark bronze DBLXD Black DNAXD Natural aluminum DWHXD White DDBTXD Textured dark bronze DBLBXD Textured black DNATXD Textured natural aluminum DWHGXD Textured white	

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D-Series Size 1
LED Wall Luminaire

d-series

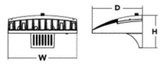
Catalog Number	
Notes	
Type	

Hit the Tab key or mouse over the page to see all interactive elements

Specifications

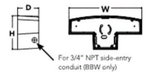
Luminaire

Width:	13-3/4" (34.9 cm)	**Weight:**	12 lbs (5.4 kg)
Depth:	10" (25.4 cm)		
Height:	6-3/8" (16.2 cm)		



Back Box (BBW, ELCW)

Width:	13-3/4" (34.9 cm)	**BBW Weight:**	5 lbs (2.3 kg)
Depth:	4" (10.2 cm)	**ELCW Weight:**	10 lbs (4.5 kg)
Height:	6-3/8" (16.2 cm)		



Introduction

The D-Series Wall luminaire is a stylish, fully integrated LED solution for building-mount applications. It features a sleek, modern design and is carefully engineered to provide long-lasting, energy-efficient lighting with a variety of optical and control options for customized performance.

With an expected service life of over 20 years of nighttime use and up to 74% in energy savings over comparable 250W metal halide luminaires, the D-Series Wall is a reliable, low-maintenance lighting solution that produces sites that are exceptionally illuminated.

Ordering Information

EXAMPLE: DSXW1 LED 20C 1000 40K T3M MVOLT DDBTXD

DSXW1 LED

Series	LEDs	Drive Current	Color temperature	Distribution	Voltage	Mounting	Control Options
DSXW1 LED	10C 10 LEDs (one engine) 20C 20 LEDs (two engines)[1]	350 350 mA 530 530 mA 700 700 mA 1000 1000 mA (1 A)[1]	30K 3000 K 40K 4000 K 50K 5000 K AMBPC Amber phosphor converted	T2S Type II Short T2M Type II Medium T3S Type III Short T3M Type III Medium T4M Type IV Medium TFTM Forward Throw Medium	MVOLT[2] 120[3] 208[3] 240[3] 277[3] 347[3,4] 480[3,4]	**Shipped included** (blank) Surface mounting bracket BBW Surface-mounted back box (for conduit entry)[5]	**Shipped installed** PE Photoelectric cell, button type[6] DMG 0-10v dimming wires pulled outside fixture (for use with an external control, ordered separately) PIR 180° motion/ambient light sensor, <15' mtg ht[7,8] PIRH 180° motion/ambient light sensor, 15-30' mtg ht[7,8] PIR1FC3V Motion/ambient sensor, 8-15' mounting height, ambient sensor enabled at 1fc[7,8] PIRH1FC3V Motion/ambient sensor, 15-30' mounting height, ambient sensor enabled at 1fc[7,8] ELCW Emergency battery backup (includes external component enclosure), CA Title 20 Noncompliant[9,11]

Other Options		Finish (required)			
Shipped installed SF Single fuse (120, 277 or 347V)[3,10] DF Double fuse (208, 240 or 480V)[3,10] HS House-side shield[11] SPD Separate surge protection[12]	**Shipped separately**[11] BSW Bird-deterrent spikes VG Vandal guard DDL Diffused drop lens	DDBXD Dark bronze DBLXD Black DNAXD Natural aluminum DWHXD White	DSSXD Sandstone DDBTXD Textured dark bronze DBLBXD Textured black DNATXD Textured natural aluminum	DWHGXD Textured white DSSTXD Textured sandstone	

Accessories
Ordered and shipped separately.

DSXW0HS U House-side shield (one per light engine)
DSXW0BSW U Bird-deterrent spikes
DSXW1VG U Vandal guard accessory

NOTES
1 20C 1000 is not available with PIR, PIRH, PIR1FC3V or PIRH1FC3V.
2 MVOLT driver operates on any line voltage from 120-277V (50/60 Hz).
3 Single fuse (SF) requires 120, 277 or 347 voltage option. Double fuse (DF) requires 208, 240 or 480 voltage option.
4 Only available with 20C, 700mA or 1000mA. Not available with PIR or PIRH.
5 Back box ships installed on fixture. Cannot be field installed. Cannot be ordered as an accessory.
6 Photocontrol (PE) requires 120, 208, 240, 277 or 347 voltage option. Not available with motion/ambient light sensors (PIR or PIRH).
7 Reference Motion Sensor table on page 3.
8 Cold weather (-20C) rated. Not compatible with conduit entry applications. Not available with BBW mounting option. Not available with fusing. Not available with 347 or 480 voltage options. Emergency components located in back box housing. Emergency mode IES files located on product page at www.lithonia.com
9 Not available with SPD.
10 Not available with ELCW.
11 Also available as a separate accessory; see Accessories information.
12 Not available with ELCW.

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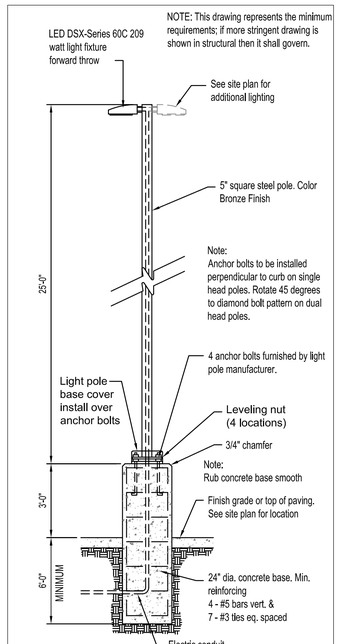

13 TYPICAL LIGHT POLE

GRAPHIC SCALE

20 0 10 20 40 80

(IN FEET)
1 inch = 20 ft.

BENCHMARK #1	BENCHMARK #2
1/2" REBAR	1/2" REBAR
N: 1,097,408.07	N: 1,097,409.61
E: 2,365,109.95	E: 2,365,269.98
ELEV= 277.93	ELEV= 272.84

FLOOD NOTE:
FLOOD ZONE "AE"
PER FEMA MAP NO. 28089-C0415-F
EFFECTIVE DATE: MARCH 17, 2010

Civil Engineering Services
7705 Spicer Farm Lane
Fairview, Tennessee
37062
phone: (615) 533-0401
fax: (615) 523-8865
e-mail: ray@civilengineeringservices.net
Engineering, Environmental, Land Planning

NAD83 MS STATE PLANE

REVISIONS

1	2	3
4	5	6

AutoZone Store No. 0152
1076 GLUCKSTADT RD
MADISON MS 39110

PHOTOMETRIC DETAILS

Owner / Developer: AUTOZONE STORES LLC
123 South Front Street, 3rd Floor
Memphis, Tennessee 38103
TEL: (901) 495-8994 FAX: (901) 495-8969
For Bidding & Contractor Information Contact:
Dodge Data & Analytics. Tel. 413-930-4215
Cindy.searcy@construction.com

RAY C. FLEMING LICENSED PROFESSIONAL ENGINEER 21060 STATE OF MISSISSIPPI
03/10/2022

4/25/2023

7N2

PH 5.1

CITY OF GLUCKSTADT

MISSISSIPPI

POLICE DEPARTMENT

MEMORANDUM

TO: Mayor & Board of Alderman

FROM: Wendell Watts, Police Chief

DATE: 6/13/23

SUBJECT: Monthly Update, Police Department Matters

Chief Watts will update the board on current police department matters (non-confidential).

MAYOR
Walter C. Morrison, IV

CITY CLERK
Lindsay D. Kellum

POLICE CHIEF
Wendell E. Watts

CITY OF GLUCKSTADT
MISSISSIPPI

ALDERMEN
Miya Bates
Jayce Powell
Wesley Slay
John Taylor
Lisa Williams

POLICE DEPARTMENT
343 DISTRIBUTION DRIVE
GLUCKSTADT, MS 39130

To: Mayor and Board of Alderman

From: Wendell E. Watts
Chief of Police

Date: 06-04-23

RE: Update on Grants

2 Homeland Security Grants have been submitted: One is to counteract violent extremism. This is for anti-terrorism equipment. This grant was for $81,537.00 and was submitted on March 24, 2023. The second is for information and intelligence sharing. This is for funding for tag reader cameras. This grant was for $150, 030.00 and was submitted on March 24, 2023. Body Worn Camera Grant was submitted on February 17, 2023, and the grant was for $63,200.00.

See attached invoice from Stover Developments to see progress on other grants and grant opportunities.

CITY OF GLUCKSTADT
GLUCKSTADT POLICE DEPARTMENT

Post Office Box 14245, Jackson, MS 39236
Phone: 601-203-1041 / Cell: 601-955-5564
Website: www.stover-developments.com
Email: stoverdevelopments@gmail.com

INVOICE

DATE: JUNE 1, 2023
INVOICE # 2023--0160-79155

TO: Mayor Walter C. Morrison, IV
City of Gluckstadt
353 Distribution Drive, Gluckstadt, Mississippi 39120
Phone: (769) 567-2306

SALESPERSON	JOB	PAYMENT TERMS	DUE DATE
Addie Stover	Grant Consulting Services	$5,000 per month	JUNE 15, 2023

QTY	SCOPE OF SERVICES	UNIT PRICE	LINE TOTAL
1	1. **Grant Research & Writing:** Services shall include grant research and writing for up to three (3) grants per month. Services will be provided remotely with on monthly on-site visit/work session and weekly progress reports via phone and/or teleconference. Services performed were as follows: 5/4/23 - Submitted Pre-Application for FY23 COPS Hiring Grant in grants.gov requesting $651,360 pending 5/6/23 - On-site grant writing work session with Sergeant Potvin in re: FY23 COPS Hiring Grant submission in JustGrants.gov; registration issues 5/11/23 - Part 2 Submission in JustGrants.gov delayed due to registration issues 5/24/23 - Monthly on-site grant planning and grant writing work session with Chief Watts and GPD 5/25/23 - Meeting request with Planning & Zoning and Public Works 5/26/23 - Email status request with COPS Office; Follow-up and Revise FY23 COPS Hiring Grant w Sergeant Potvin 5/26/23 - Status update regarding USDA Community Facilities Grant $50,000 and Loan (unlimited amount) for new police department 5/31/23 - Submitted FY21 Justice Assistance Grant requesting $10,000 for eTicket Equipment for Gluckstadt Police Department	$5,000	$5,000
	2. **Status Updates and Routine Reports:** Deliverables shall include a grant plan which shall identify potential grants for the City to identify public and private funding sources. Stover Developments will research, write and deliver one grant proposal draft and one final grant proposal for each grant. The City shall review and approve each grant for submission. Stover Developments will coordinate with the City to submit the grant to the funding agency. The City shall receive monthly written progress reports of activities performed and outcomes achieved. Stover Developments will report directly to the Mayor or his designee. Grant Status Meeting was conducted on 5/24/23 on-site.	-	-

SUBTOTAL	$5,000
SALES TAX	$0
TOTAL	$5,000

Make all checks payable to Stover Developments

Thank you for your business!

From: wesley slay
To: Lindsay Kellum
Subject: Re: Special Called Meeting of the Mayor and Board of Aldermen, PD Station Construction Project: Lowest and Best Bidder Discussion
Date: Friday, May 12, 2023 4:04:52 PM

Don't know if we can add to the agenda for special called meeting or not. Two items I would like to add to this meeting or the next regular meeting are: 1. Five minute update on grant writer as to different grants and status, and 2. Update on status of city getting own Post Office.
I think we should get an update on grants every month. Thanks and hope you have a restful weekend. Wes
On Fri, May 12, 2023 at 1:19 PM wesley slay <b2rws1@gmail.com> wrote:

> I will attend
>
> On Fri, May 12, 2023 at 8:53 AM Lindsay Kellum <lindsay.kellum@gluckstadt.net> wrote:
>
> > The Mayor has called a Special Called Meeting for Tuesday, 5/16 at 5:00 pm.
> >
> > Please let me know if any of you have a conflict or need to phone in. You will find the agenda packet attached for your convenience and I have also placed it in the dropbox link below:
> >
> > https://www.dropbox.com/scl/fo/hil45ynqp6lgahhmf6bob/h?dl=0&rlkey=r47kw5rmu4nz0dhdm5iaxwq35

MAYOR
Walter C. Morrison, IV

CITY CLERK
Lindsay D. Kellum

POLICE CHIEF
Wendell E. Watts

CITY OF GLUCKSTADT
MISSISSIPPI

ALDERMEN
Miya Bates
Jayce Powell
Wesley Slay
John Taylor
Lisa Williams

POLICE DEPARTMENT
343 DISTRIBUTION DRIVE
GLUCKSTADT, MS 39130

To: Mayor and Board of Alderman

From: Wendell E. Watts
Chief of Police

Date: 06-04-23

RE: Purchase of 2023 Dodge Durango

I am requesting that the Mayor and Board approve the purchase of a 2023 Dodge Durango. The Dodge will be placed inside of the fleet and will serve two purposes: one as an unmarked vehicle and the other to replace one of the Chevy Tahoe in use as an unmarked unit. The Chevy Tahoe will be used for the Animal Control vehicle. The vehicle was budgeted for the fiscal year 2023. The vehicles are no longer under the state contract. See the two quotes attached. I am requesting the quote from Kirk Auto, which is the lowest at 39,512.00.

CITY OF GLUCKSTADT
GLUCKSTADT POLICE DEPARTMENT

KIRK BROTHERS SUNSET CDJR

1463 COMMERCE DRIVE, GRENADA MS 38901

COMMERCIAL SALES DEPARTMENT

2023 DODGE DURANGO PPV

Base price
3.6L V6
AWD POWERTRAIN
8-SPD AUTOMATIC TRANS
MONOTONE PAINT CHOICE-
CLOTH LOW-BACK BUCKET SEATS
Tilt/ Cruise
U Connect Bluetooth System
CARPET FLOORING
7100 GVW RATING
FACTORY RETAIL CONSOLE
ALUMINUM RIMS
REMOTE KEYLESS ENTRY
HEATED OUTSIDE MIRRORS
CLOTH REAR SEATS

Total Vehicle Price **$ 39,512.00**

CALL OR SEE: WES HERRING

601-503-4534

COMMERCIAL SALES DEPARTMENT

PINE BELT
AUTO GROUP

PINE BELT CHEVROLET | COURTESY Ford | PINE BELT Jeep RAM

2023 DODGE DURANGO PPV

3.6L V6

AWD POWERTRAIN 8-SPD AUTOMATIC TRANS

MONOTONE PAINT CHOICE-

CLOTH LOW-BACK BUCKET SEATS

Tilt/ Cruise

U Connect Bluetooth System CARPET FLOORING

7100 GVW RATING

FACTORY RETAIL CONSOLE

ALUMINUM RIMS

REMOTE KEYLESS ENTRY

HEATED OUTSIDE MIRRORS

CLOTH REAR SEATS

Total: $ 39,895.00

Ritchie Bearden
662-360-8590
rbearden@pinebeltmotors.com

CITY OF GLUCKSTADT

MISSISSIPPI

MUNICIPAL COURT

MEMORANDUM

TO: Mayor & Board of Alderman

FROM: Stephanie Gerlach, Court Clerk

DATE: 05/30/2023

SUBJECT: General Court Information May 2023

General information regarding court services.