



CFT NV DEVELOPMENTS, LLC
TOWN CENTER DRIVE,
SUITE 150
LAS VEGAS, NV 89144
Telephone: 626.799.9898
Facsimile: 626.372.6288

All ideas, designs, arrangement and plans indicated or represented by this drawing are the property of Panda Express Inc. and were created for use on this specific project. None of these ideas, designs, arrangements or plans may be used by or disclosed to any person, firm, or corporation without the written permission of Panda Express Inc.

REVISIONS:

ISSUE DATE:

PERMIT/BID SET	06-01-21

DRAWN BY: PTD

CFT PROJECT #: CT1366
CFT STORE #: CT1366
ARCH PROJECT #: 20045.003



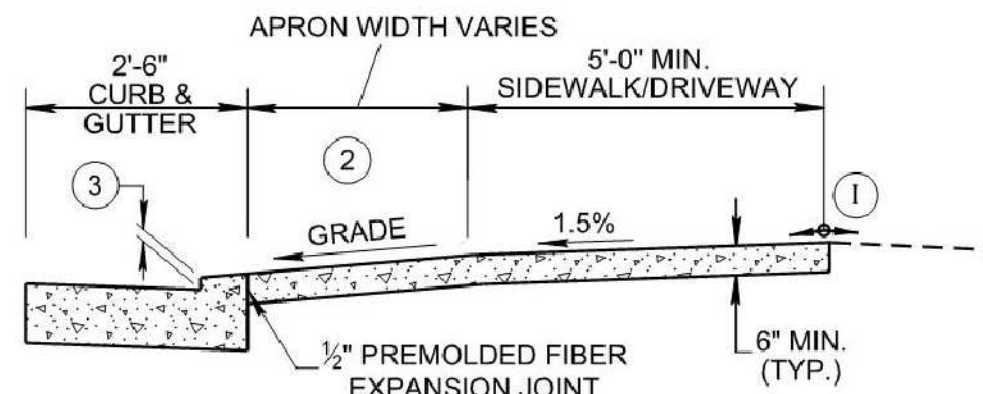
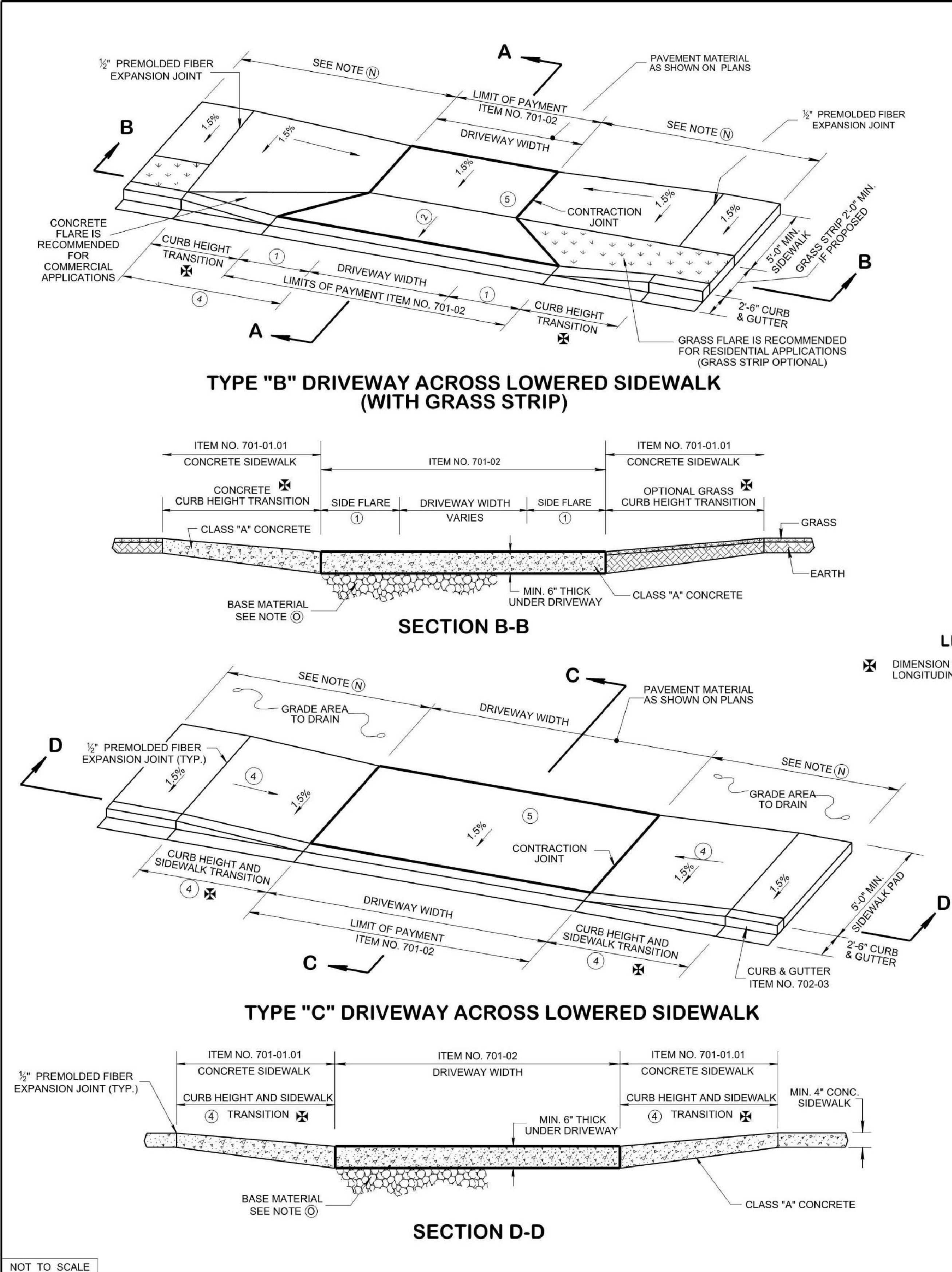
Civil Engineering Services
Engineering, Land Planning,
and Environmental



CFT RETAIL BUILDING

2901 S. CHURCH ST
MURFREESBORO, TN 37127

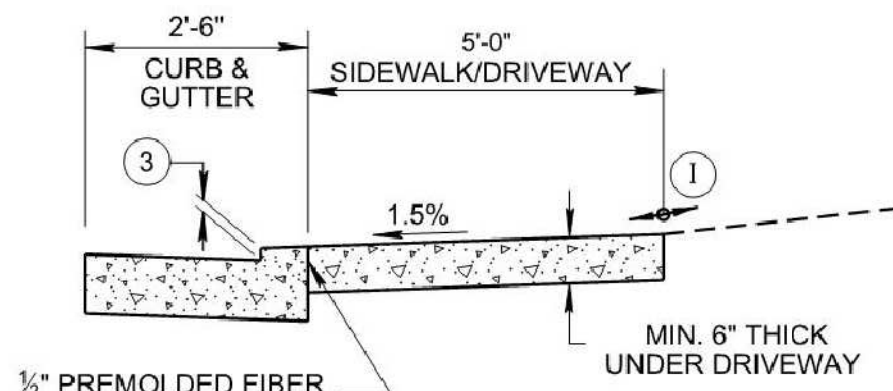
HARDSCAPE
DETAILS II
C03.2



SECTION A-A

FOOTNOTES

- SIDE FLARE WIDTH SHOULD BE A MINIMUM 7'-0" FOR COMMERCIAL DRIVEWAYS. SIDE FLARE WIDTH SHOULD BE A MINIMUM 3'-6" FOR RESIDENTIAL DRIVEWAYS.
- DRIVEWAY RAMP GRADE VARIES, 15% MAX. (10% RECOMMENDED) APRON GRADE FOR RESIDENTIAL DRIVEWAYS. 8% MAX. (5% RECOMMENDED) APRON GRADE FOR COMMERCIAL DRIVEWAYS.
- HEIGHT OF LOWERED CURB SHALL BE 2.25 INCHES. SEE STD DWG RP-VC-10 & RP-VC-11.
- THE SLOPE OF THE SIDEWALK AND/OR CURB HEIGHT TRANSITION VARIES TO A MAXIMUM OF 8.33% LENGTH OF TRANSITION IS RELATIVE TO THE LONGITUDINAL ROADWAY GRADE.
- COMMERCIAL DRIVEWAY ENTRANCE TYPICALLY (MAX. 40' WIDE) MAY REQUIRE DETECTABLE WARNING SURFACES IF ENTRANCE SERVES MORE THAN 400 VEHICLES PER DAY. SEE STD. DWG. NOS. MM-CR-SERIES FOR DETAILS.
- 3R PROJECTS MAY REQUIRE SLOPE CORRECTION, PARALLEL CROSS-WALK MARKINGS (ESPECIALLY AT TWO WAY DRIVEWAY ENTRANCES), AND DETECTABLE DOME SURFACE TO MAINTAIN CONTINUITY AT COMMERCIAL DRIVE ENTRANCES. ADDITIONAL SIGNS (WATCH FOR PED) MAY BE ADDED AT DRIVEWAYS BY THE DIRECTION OF AN ENGINEER IF NEEDED.



SECTION C-C

GENERAL NOTES

- DUE TO THE ELEVATION CHANGE FOR PEDESTRIANS ON THE SIDEWALK, THIS APPLICATION IS UNDESIRABLE AND IS TO BE USED IN LIMITED APPLICATIONS. SEE RP-D-15 FOR THE PREFERRED DRIVEWAY TYPE.
- 5'-0" MINIMUM SIDEWALK WITH A MAXIMUM CROSS SLOPE OF 1.5% THROUGH DRIVEWAYS.
- DESIGNER TO CHECK GUTTER FLOW DEPTH AT DRIVEWAY LOCATIONS TO ASSURE THAT THE DESIGN FLOW DOES NOT OVERTOP THE SIDEWALK AREA. IF OVERTOPPING OCCURS, PLACE AN INLET AT THE UPSTREAM SIDE OF THE DRIVEWAY OR PERFORM OTHER DESIGN MITIGATION.
- THE SLOPE OF THE LANDING AREA SHALL NOT EXCEED 1.5% IN THE SIDEWALK AREA.
- DRIVEWAYS TO BE BUILT COMPLETE OR IN PART AS INDICATED ON THE PLANS OR AS DIRECTED BY THE ENGINEER.
- ALL CONCRETE DRIVEWAYS TO BE 6" UNIFORM THICKNESS, UNLESS OTHERWISE SHOWN ON PLANS.
- EXPANSION JOINTS TO BE PLACED AS INDICATED ON THE PLANS EXCEPT JOINT AT BACK OF DRIVEWAY WHICH WILL BE PLACED WHEN DRIVEWAY ABUTS A RIGID DRIVEWAY OR BUILDING.
- THE ROADWAY DESIGNER SHALL CONSIDER THE USE OF A CATCH BASIN ON EITHER SIDE OF DRIVEWAY. CAREFUL CONSIDERATION TO THE PLACEMENT OF CATCH BASINS SHALL BE TAKEN IF THE DRIVEWAY IS IN A VERTICAL SAG CURVE.
- ALGEBRAIC DIFFERENCE NOT TO EXCEED 10.0%.
- PAY ITEMS:

ITEM NO:	303-01,	MINERAL AGGREGATE, TYPE A BASE, GRADING D,	PER TON.,
ITEM NO:	701-01.01,	CONCRETE SIDEWALK (4"),	S.F.,
ITEM NO:	701-02,	CONCRETE DRIVEWAY,	S.F.,
ITEM NO:	702-03,	CONCRETE COMBINED CURB & GUTTER,	C.Y.
- WHEN MORE THAN 2 DRIVEWAYS ARE PROPOSED, USE TYPE 'A' DRIVEWAY AS SHOWN ON STANDARD DRAWING RP-D-15 TO REDUCE ROLLER COASTER EFFECT FOR PEDESTRIANS.
- TYPICAL DRIVEWAY WIDTHS ARE 12' (14' TWO WAY) FOR RESIDENTIAL AND 24' (40' MAX.) FOR COMMERCIAL.
- REFER TO SECTION 5.1.3. IN THE MANUAL FOR CONSTRUCTING DRIVEWAY ENTRANCES ON STATE HIGHWAYS (2015) FOR RADIUS OF CURVATURE GUIDANCE.
- ALL SIDEWALKS SHALL HAVE A MINIMUM CONCRETE THICKNESS OF 4".
- 4 INCH AGGREGATE BASE MATERIAL SHALL BE INSTALLED UNDER NEW CONCRETE DRIVEWAYS.

APPROVED BY FHWA
(ALL OTHERS APPROVED BY TDOT)

STATE OF TENNESSEE
STANDARD
DRAWING
DEPARTMENT OF TRANSPORTATION

DETAILS OF
LOWERED
STANDARD
CONCRETE
DRIVEWAYS

02-15-2007 RP-D-16