



4800 Ashford Dunwoody Road  
Dunwoody, Georgia 30338  
dunwoodyga.gov | 678.382.6700

**MEMORANDUM**

**To:** Mayor and City Council  
**From:** Michael Smith, Public Works Director  
**Date:** August 28, 2023  
**Subject:** **Approval of a Contract with DeNyse Companies for Gateway Sign Construction**

**ACTION**

Staff requests authorization for the Mayor, City Manager, or designee to execute all documents necessary and proper for a construction contract with DeNyse Companies, Inc. in the amount of \$1,035,316 for gateway sign construction at 16 locations and to amend the Budget as detailed in this Memo.

**SUMMARY**

Discover Dunwoody hired TSW in 2019 to develop plans for gateway and wayfinding signage throughout the city. In December 2020, the City Council approved the plan and sign design concepts (see attached) and, in 2022, allocated \$500,000 in American Rescue Plan Act (ARPA) funds towards sign design and installation.

TSW completed the final construction plans earlier this year and the city issued an Invitation to Bid (ITB 23-04) for a contractor to fabricate and install signs at 16 locations (see attached map). A single bid was submitted, possibly due to the specialized nature of the work. The bid submitted by DeNyse Companies, Inc. provides a cost for each sign location and totals \$1,035,315.69 for all 16 locations, which is below the architect’s estimate.

**DETAILS**

The sign styles and locations were developed by TSW in 2020 through a collaborative process involving Discover Dunwoody, the Perimeter Community Improvement District (PCID) and the City Council. The chosen design consists of a mix of horizontal and vertical monument signs with granite veneer bases and “Dunwoody” spelled out in letters constructed of stainless steel and translucent acrylic panels that are internally lit. The 16 proposed sign locations cover all of the major entrances to the city. At the Perimeter Center Parkway location, the letters will be attached to an existing retaining wall bordering the road.

The total construction cost including a small contingency is projected to be \$1.17 million. Funding for this project is identified below:

Source	Project	Amount	
ARPA I	Wayfinding Signage	\$390,000	(1)
CARES II	Wayfinding Signage	\$81,868	(2)



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<b>General Capital Projects</b>	Dunwoody Gateway Marker Installation	\$120,000	(3)
<b>Outside Sources</b>	Wayfinding Signage	\$150,000	(4)
<b>Hotel/Motel Fund</b>	Wayfinding Signage	\$100,000	(5)
<b>Fund Balance within General Fund</b>		\$328,132	(6)
<b>Total</b>		\$1,170,000	

Notes:

- (1) Remaining budget of the \$500,000 total approved within the ARPA I fund for Wayfinding Signage.
- (2) Closing out of several finished CARES II projects (City Supplies/Services, Dunwoody Edge City, Al Fresco Grants, and Brook Run Security Lights) and establishing a new Wayfinding Signage project within the fund.
- (3) Utilize the remaining budget available within project #21B (Dunwoody Gateway Marker Installation) in the General Capital Projects Fund.
- (4) Expected contribution from the PCID.
- (5) Utilize Hotel/Motel fund balance to establish a new Wayfinding Signage project within the fund.
- (6) Remaining amount to be funded by a one-time use of fund balance from the General Fund. Note that this will increase 2023 budgeted use of fund balance to \$836,970. However, available fund balance will still be above eight months.

DeNyse has indicated that it will take about 6 weeks to complete shop drawings for the signs and begin construction.

**RECOMMENDED ACTION**

Staff requests authorization for the Mayor, City Manager, or designee to execute all documents necessary and proper for a construction contract with DeNyse Companies, Inc. in the amount of \$1,035,316 for gateway sign construction at 16 locations and to amend the Budget as detailed in this Memo.



**BASE BID**

<b>ITB 23-04: DUNWOODY GATEWAY SIGNS</b>			
<b>SITE NO.</b>	<b>DESCRIPTION</b>	<b>UNIT</b>	<b>COST</b>
1	INSTALLATION-ASHFORD DUNWOODY ROAD AT I-285	Lump Sum	\$110,289.73
2	CHAMBLEE DUNWOODY ROAD AT COTILLION DRIVE	Lump Sum	\$120,976.42
3	NORTH PEACHTREE ROAD AT COTILLION DRIVE	Lump Sum	\$62,580.40
4	MOUNT VERNON ROAD AT DUNWOODY CLUB DRIVE	Lump Sum	\$45,771.44
5	ROBERTS DRIVE AT WHITEHALL	Lump Sum	\$50,913.71
6	MOUNT VERNON ROAD AT LAYFIELD DRIVE	Lump Sum	\$45,771.44
7	PERIMETER CENTER WEST AT CENTRAL PARKWAY	Lump Sum	\$53,602.44
8	HAMMOND DRIVE AT 229 PERIMETER CENTER PARKWAY	Lump Sum	\$45,771.44
9	TILLY MILL ROAD AT STONINGTON ROAD	Lump Sum	\$45,771.44
10	PERIMETER CENTER PARKWAY AT I-285	Lump Sum	\$100,067.22
11	NORTH SHALLOWFORD ROAD AT COTILLION DRIVE	Lump Sum	\$110,804.43
12	WINTERS CHAPEL ROAD AT WATER TREATMENT PLANT	Lump Sum	\$45,771.44
13	WINTERS CHAPEL ROAD AT MARSTON WAY	Lump Sum	\$49,151.03
14	DUNWOODY CLUB DRIVE AT JETT FERRY ROAD	Lump Sum	\$56,530.23
15	SPALDING DRIVE AT CHAMBLEE DUNWOODY ROAD	Lump Sum	\$45,771.44
16	HAPPY HOLLOW ROAD AT DUNWOODY CLUB DRIVE	Lump Sum	\$45,771.44
		<b>Base Total</b>	<b>\$1,035,315.69</b>

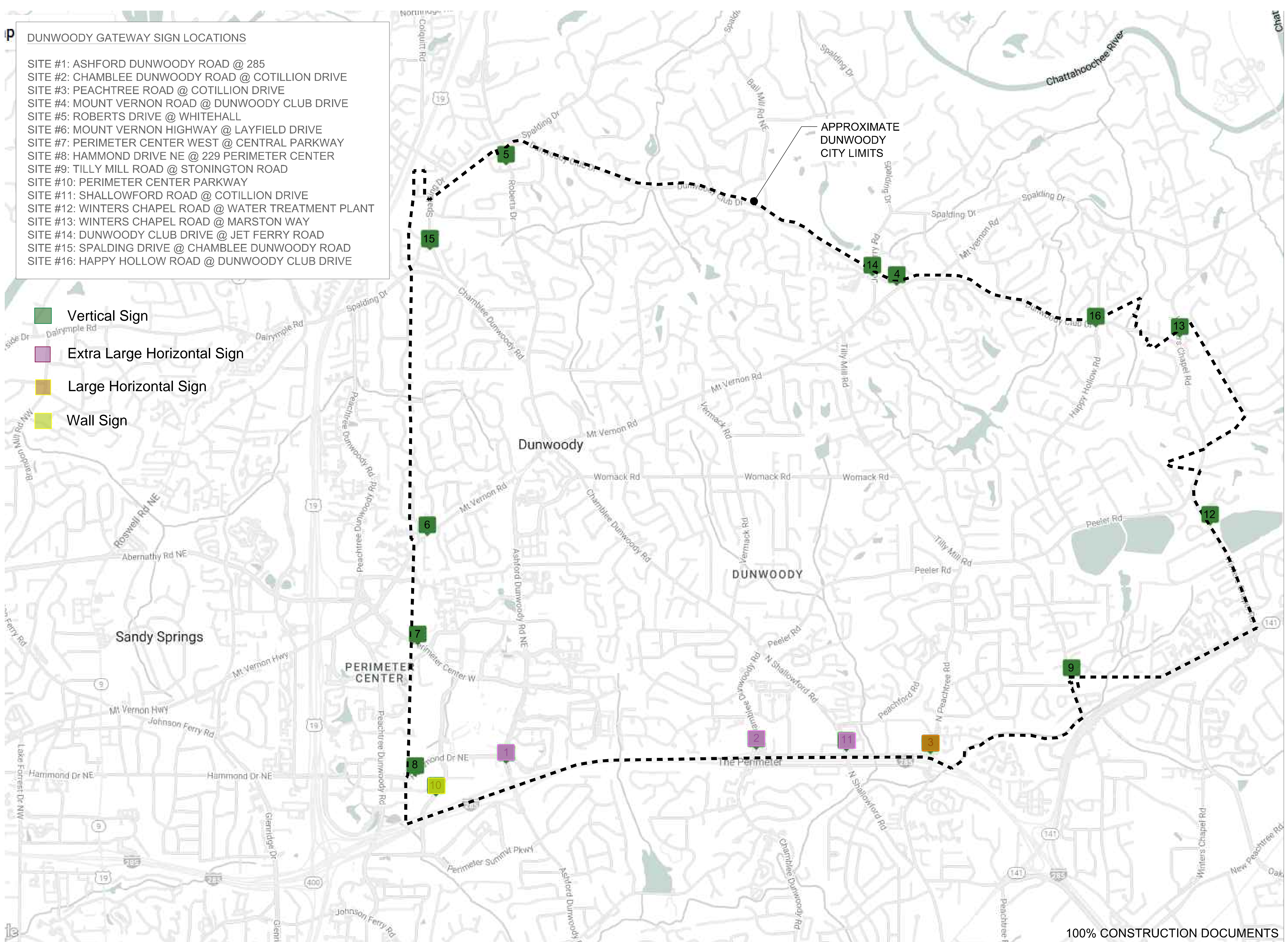
**Unit Price Schedule for Unforeseen Conditions**

<b>DESCRIPTION</b>	<b>UNIT</b>	<b>UNIT COST</b>
Undercut and dispose of unsuitable foundation soil and backfill with graded aggregate base compacted to 95% of standard proctor maximum dry density as directed by engineer	Cubic Feet	\$200.00

**DUNWOODY GATEWAY SIGN LOCATIONS**

- SITE #1: ASHFORD DUNWOODY ROAD @ 285
- SITE #2: CHAMBLEE DUNWOODY ROAD @ COTILLION DRIVE
- SITE #3: PEACHTREE ROAD @ COTILLION DRIVE
- SITE #4: MOUNT VERNON ROAD @ DUNWOODY CLUB DRIVE
- SITE #5: ROBERTS DRIVE @ WHITEHALL
- SITE #6: MOUNT VERNON HIGHWAY @ LAYFIELD DRIVE
- SITE #7: PERIMETER CENTER WEST @ CENTRAL PARKWAY
- SITE #8: HAMMOND DRIVE NE @ 229 PERIMETER CENTER
- SITE #9: TILLY MILL ROAD @ STONINGTON ROAD
- SITE #10: PERIMETER CENTER PARKWAY
- SITE #11: SHALLOWFORD ROAD @ COTILLION DRIVE
- SITE #12: WINTERS CHAPEL ROAD @ WATER TREATMENT PLANT
- SITE #13: WINTERS CHAPEL ROAD @ MARSTON WAY
- SITE #14: DUNWOODY CLUB DRIVE @ JET FERRY ROAD
- SITE #15: SPALDING DRIVE @ CHAMBLEE DUNWOODY ROAD
- SITE #16: HAPPY HOLLOW ROAD @ DUNWOODY CLUB DRIVE

- Vertical Sign
- Extra Large Horizontal Sign
- Large Horizontal Sign
- Wall Sign



APPROXIMATE  
DUNWOODY  
CITY LIMITS

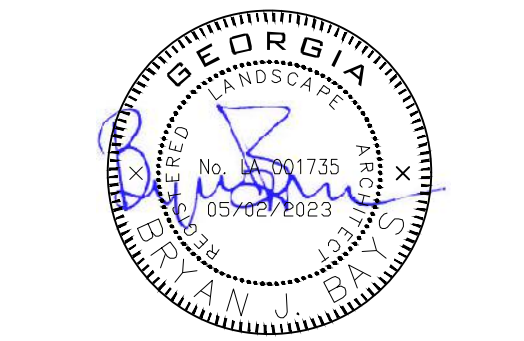


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north arrow + scale

scale: NOT TO SCALE

project information

**DUNWOODY  
GATEWAY SIGNS**

project address

SEE SHEET L-2.00 FOR  
SIGN LOCATION OVERVIEW

client information

CITY OF DUNWOODY  
4800 ASHFORD DUNWOODY ROAD  
DUNWOODY, GA 30338  
678.382.6700

drawing information

project number: 22088  
contact: BB  
drawn by: DA  
checked by: BB

drawing date

MAY 02, 2023

sheet title

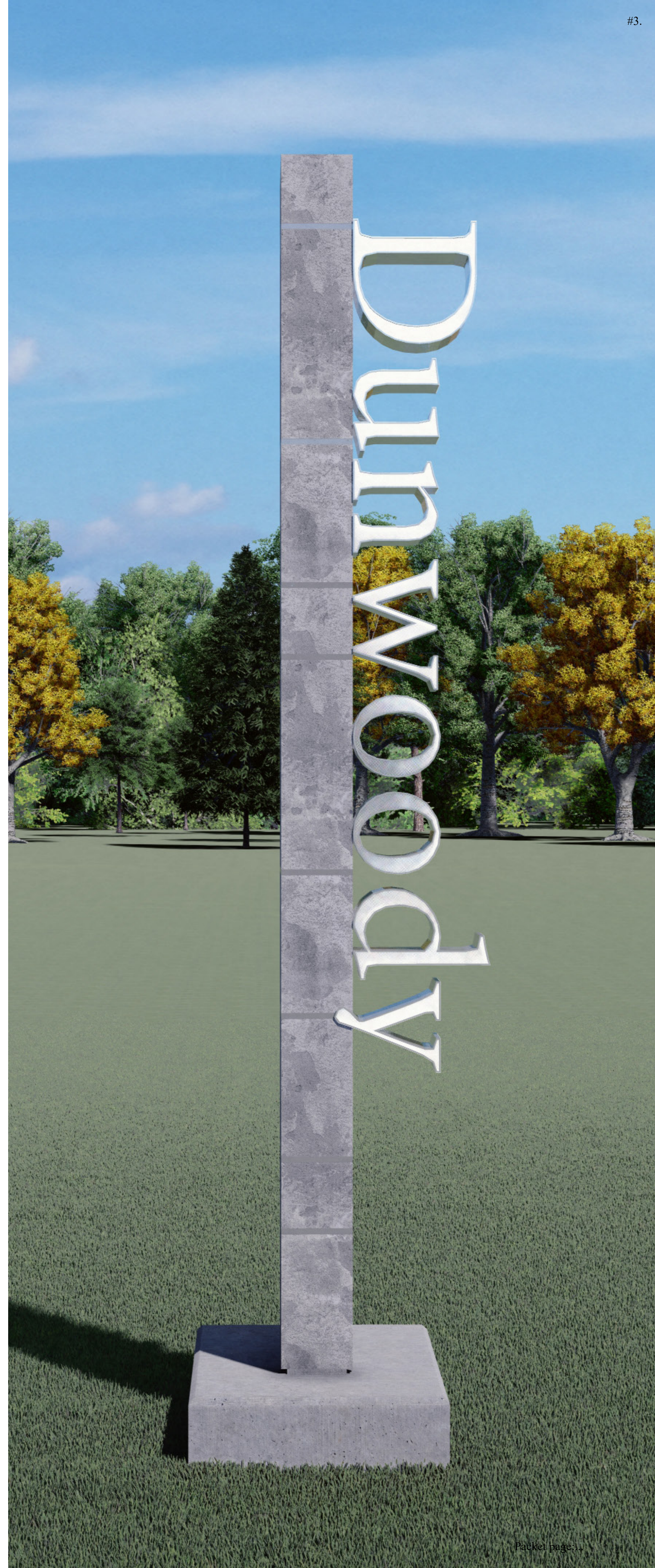
SIGN LOCATION OVERVIEW

sheet number

**L-2.00**



**GATEWAY  
SIGNAGE**





QUANTITY:  
ESTIMATED COST (EACH):

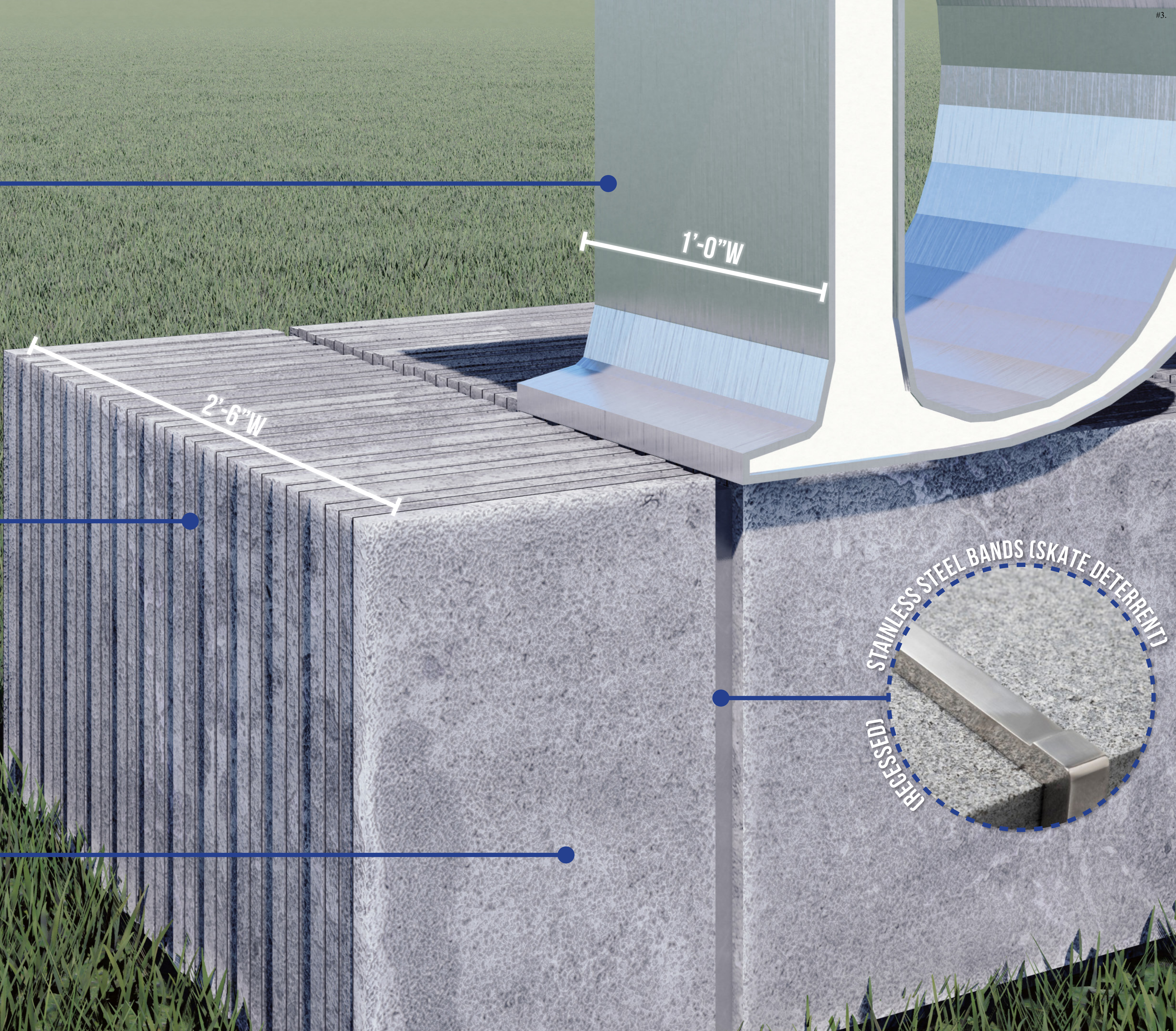
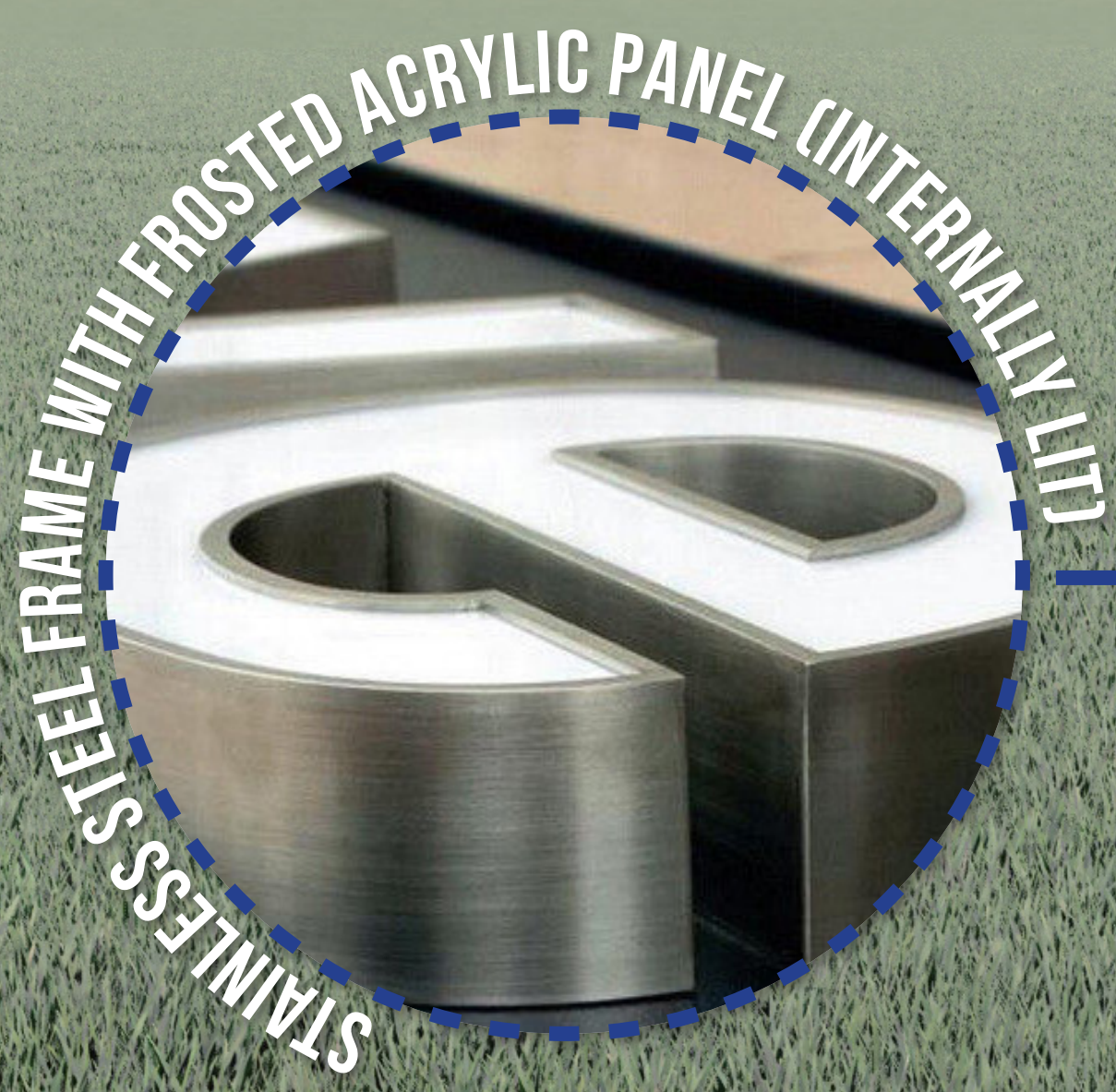


1'-10" H

1'-6" H

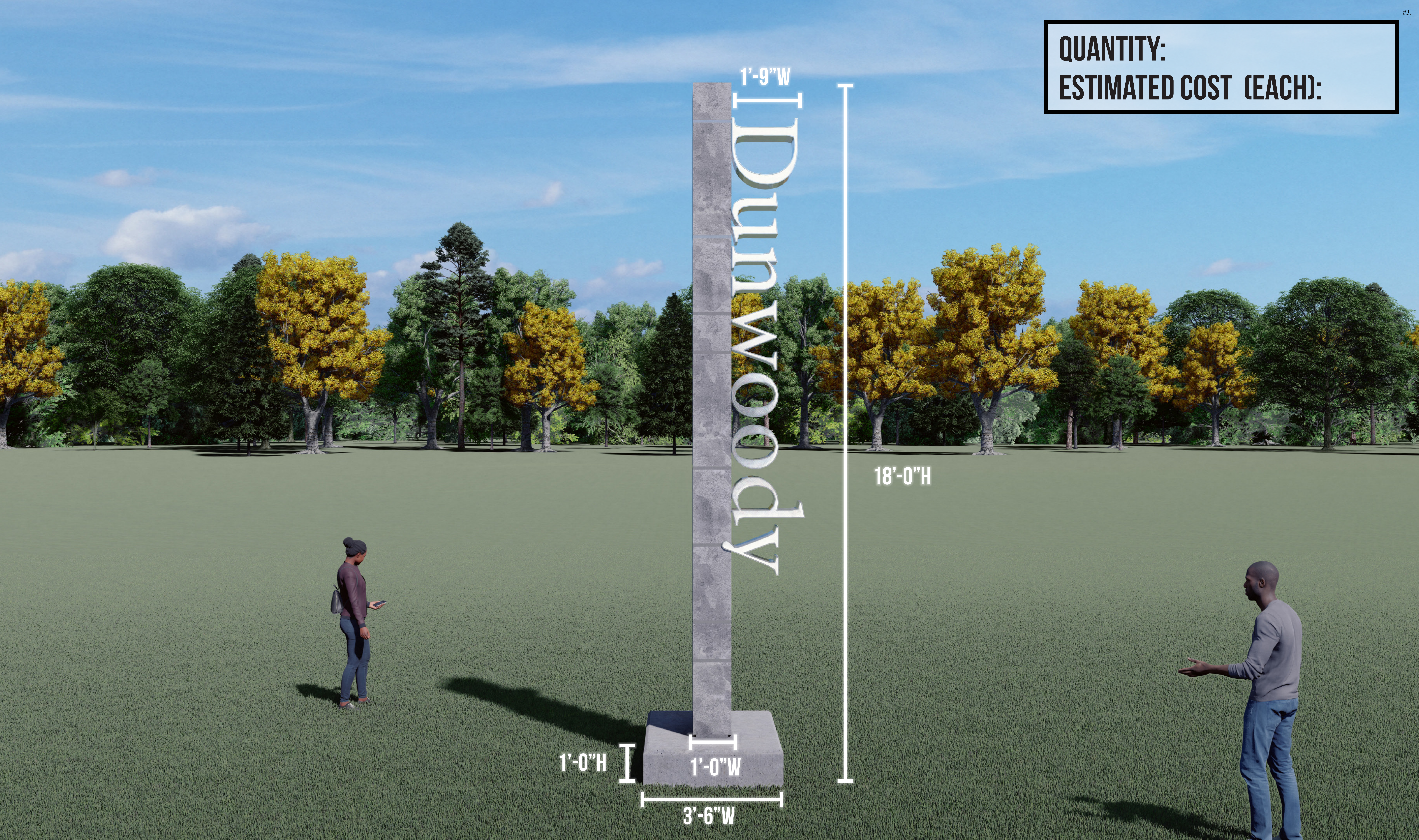
18'-0" W



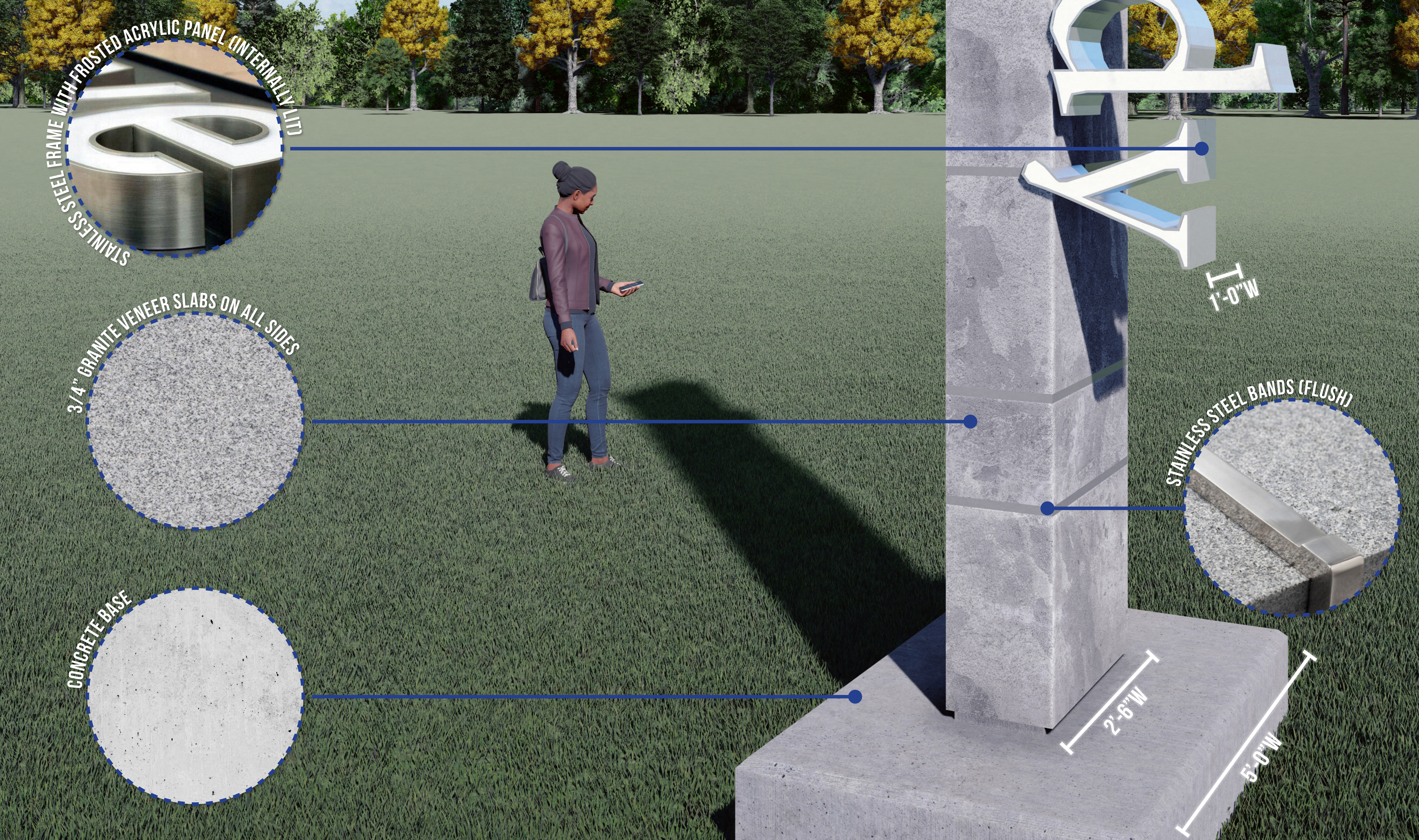




**QUANTITY:**  
**ESTIMATED COST (EACH):**







STAINLESS STEEL FRAME WITH FROSTED ACRYLIC PANEL INTERNALLY LID

3/4" GRANITE VENEER SLABS ON ALL SIDES

CONCRETE BASE

1'-0" W

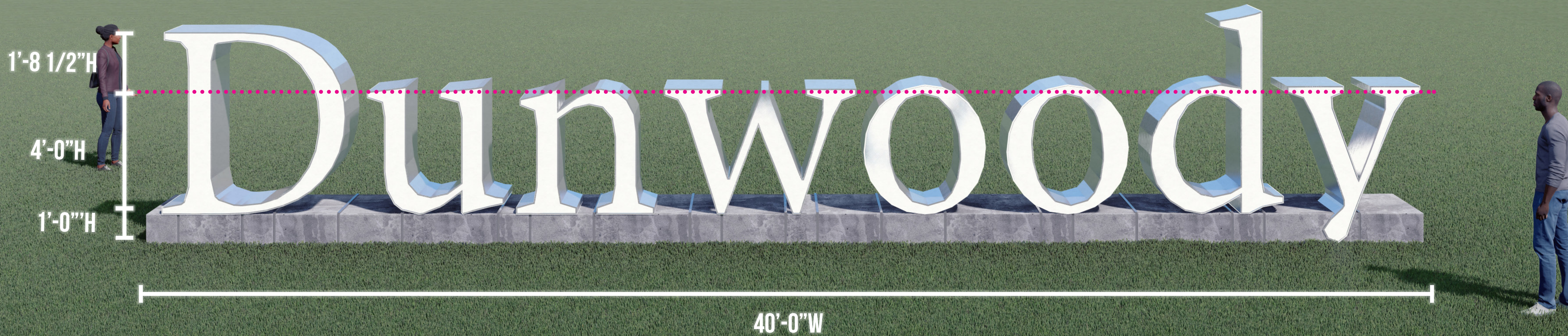
STAINLESS STEEL BANDS (FLUSH)

2'-6" W

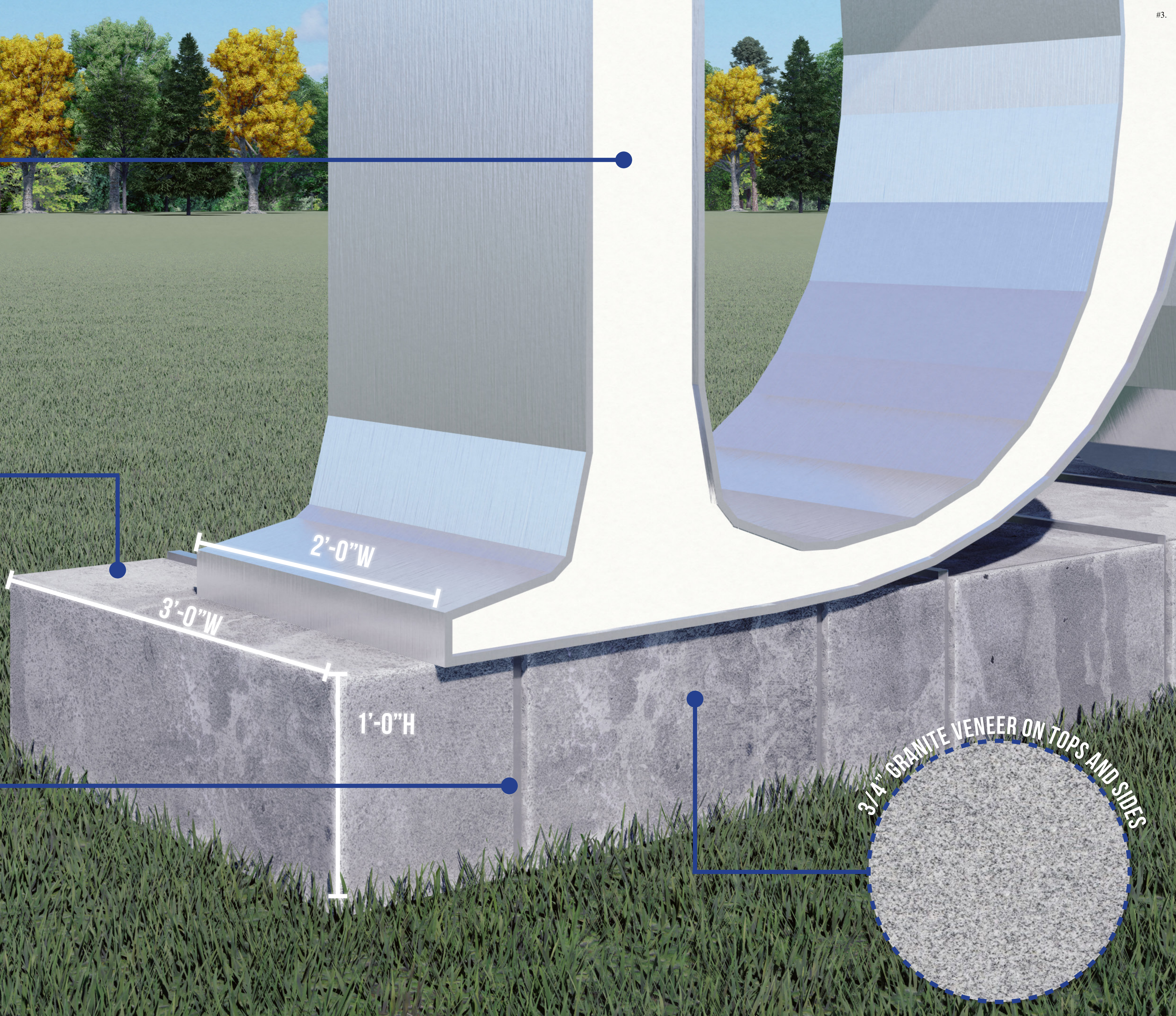
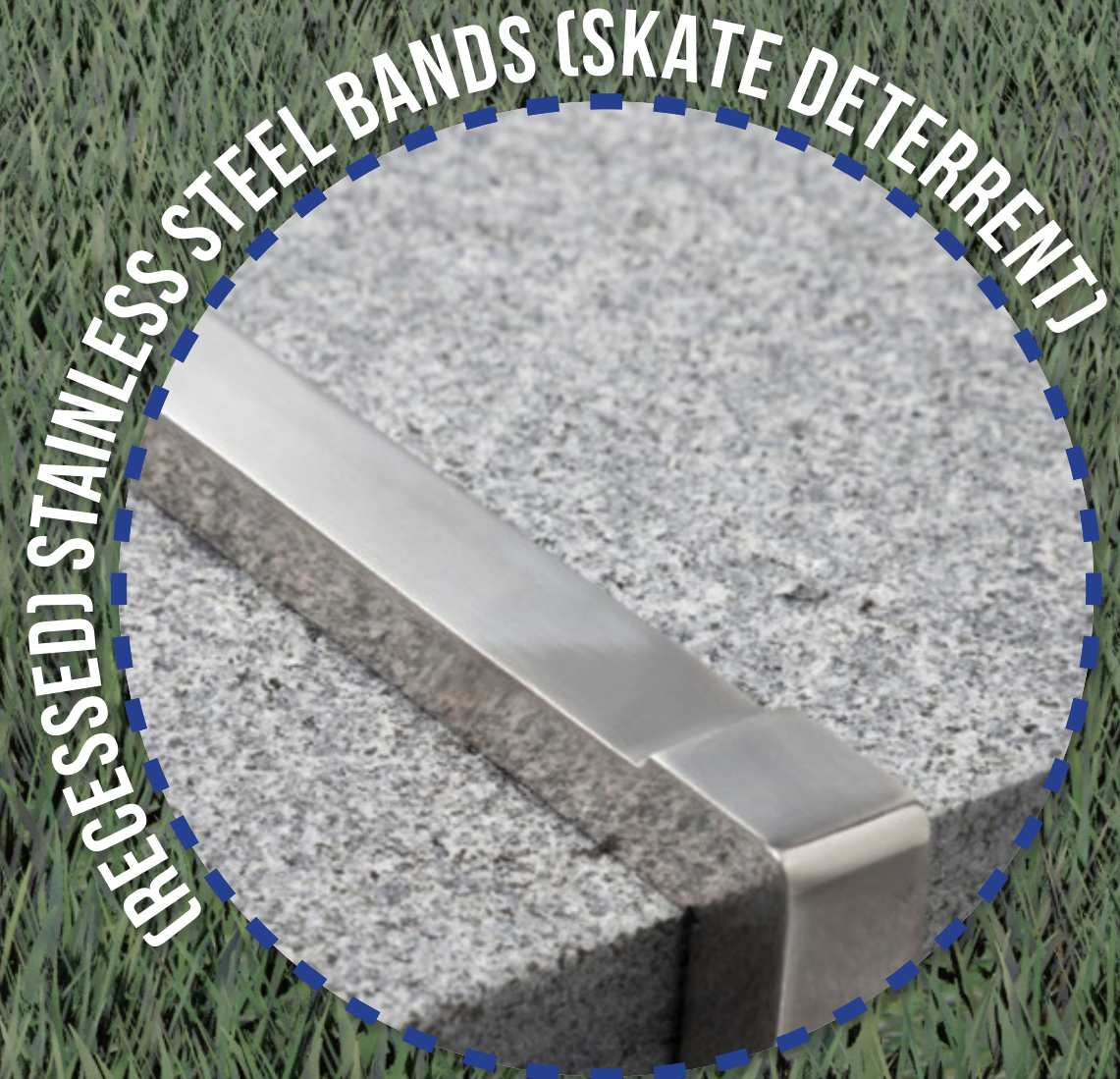
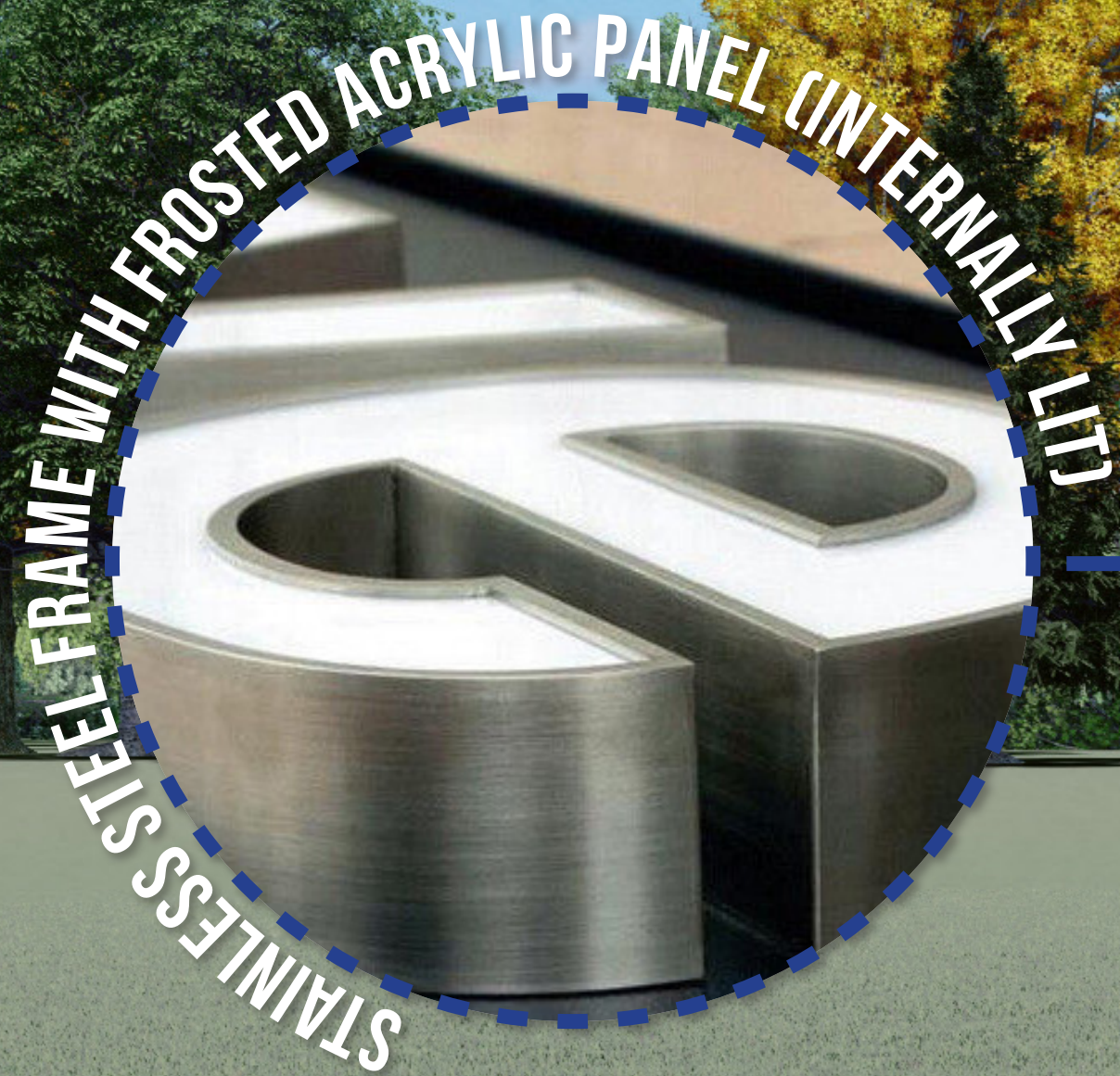
5'-0" W



QUANTITY:  
ESTIMATED COST (EACH):









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CONTRACTOR TO VERIFY PLANT QUANTITIES BEFORE  
PURCHASING AND INSTALLING.

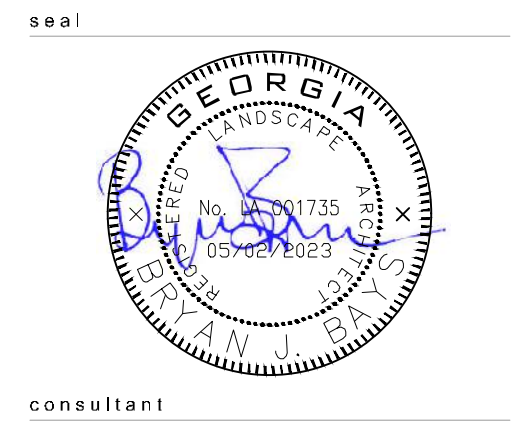


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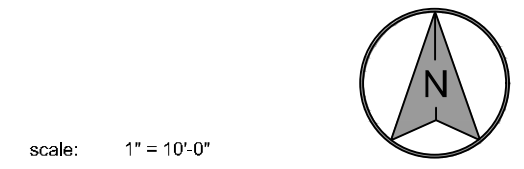
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revisions

north arrow + scale



scale: 1" = 10'-0"

project information

**DUNWOODY  
GATEWAY SIGNS**

project address  
SEE SHEET L-2.00 FOR  
SIGN LOCATION OVERVIEW

client information  
CITY OF DUNWOODY  
4800 ASHFORD DUNWOODY ROAD  
DUNWOODY, GA 30338  
678.382.6700

drawing information  
project number: 22088  
contact: BB  
drawn by: DA  
checked by: BB

drawing date  
MAY 02, 2023  
sheet title  
LANDSCAPE PLAN - SITE 1  
ASHFORD DUNWOODY @ 285

sheet number

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**LP-1.10**  
Packet page...

**PROPOSED  
RAVINA DEVELOPMENT  
(N.I.C.)**

RE-SOD DISTURBED AREAS  
OUTSIDE OF LANDSCAPE  
BED TO MATCH  
SURROUNDING TURF

ASHFORD DUNWOODY ROAD

IN  
16  
TD  
5  
MD  
9  
RR  
73

TC  
59  
PS  
129  
IN  
15

PLANT SCHEDULE SITE 1							
SHRUBS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SIZE	REMARKS
	IN	31	ITEA VIRGINICA 'SMNIVDFC'	SCENTLANDIA® SWEETSPIRE	7 GAL		
	MD	9	MYRICA CERIFERA 'DON'S DWARF'	DON'S DWARF WAX MYRTLE	7 GAL		
	TD	5	THUJA OCCIDENTALIS 'SMARAGD'	EMERALD GREEN ARBORVITAE	B & B	7'-8' HT. MIN.	
GROUND COVERS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SPACING	
	PS	129	PHLOX SUBULATA 'EMERALD BLUE'	CREEPING PHLOX	1 GAL	12" o.c.	
	RR	73	ROSA X 'KNOCKOUT PETITE' TM	PETITE KNOCKOUT ROSE	2 GAL	18" o.c.	
	TC	59	TEUCRIUM CHAMAEDRYS	GERMANDER	1 GAL	18" o.c.	

TRAFFIC POLE

EDGE OF ASPHALT

I-285 WB OFF-RAMP

TRAFFIC LIGHT MAST ARM

18" RCP

18" RCP

18" RCP

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**PLANT SCHEDULE SITE 2**

SHRUBS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SIZE	REMARKS
	OF	3	OSMANTHUS FRAGRANS	SWEET TEA OLIVE	FIELD GROWN	5'-6' HT. MIN.	
	TD	10	THUJA OCCIDENTALIS 'SMARAGD'	EMERALD GREEN ARBORVITAE	B & B	7'-8' HT. MIN.	
GRASSES	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SIZE	REMARKS
	CA	43	CALAMAGROSTIS ACUTIFLORA 'KARL FOERSTER'	KARL FOERSTER FEATHER REED GRASS	5 GAL		
	MW	21	MUHLENBERGIA CAPILLARIS 'WHITE CLOUD'	WHITE MUHLY GRASS	3 GAL		
GROUND COVERS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SPACING	REMARKS
	PS	338	PHLOX SUBULATA 'EMERALD BLUE'	CREEPING PHLOX	1 GAL	12" o.c.	
	RR	70	ROSA X 'KNOCKOUT PETITE' TM	PETITE KNOCKOUT ROSE	2 GAL	18" o.c.	

**IMPORTANT!**  
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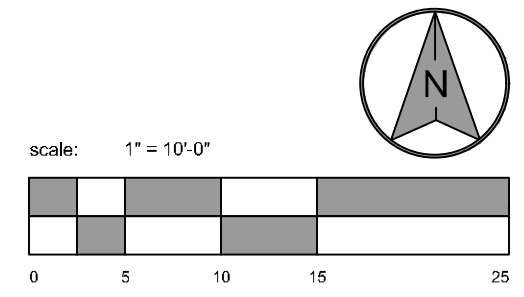


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revisions

- MW 6
- CA 26
- TD 5
- OF 3

north arrow + scale



project information

**DUNWOODY GATEWAY SIGNS**

- TD 5
- CA 17

project address

SEE SHEET L-2.00 FOR SIGN LOCATION OVERVIEW

client information

CITY OF DUNWOODY  
4800 ASHFORD DUNWOODY ROAD  
DUNWOODY, GA 30338  
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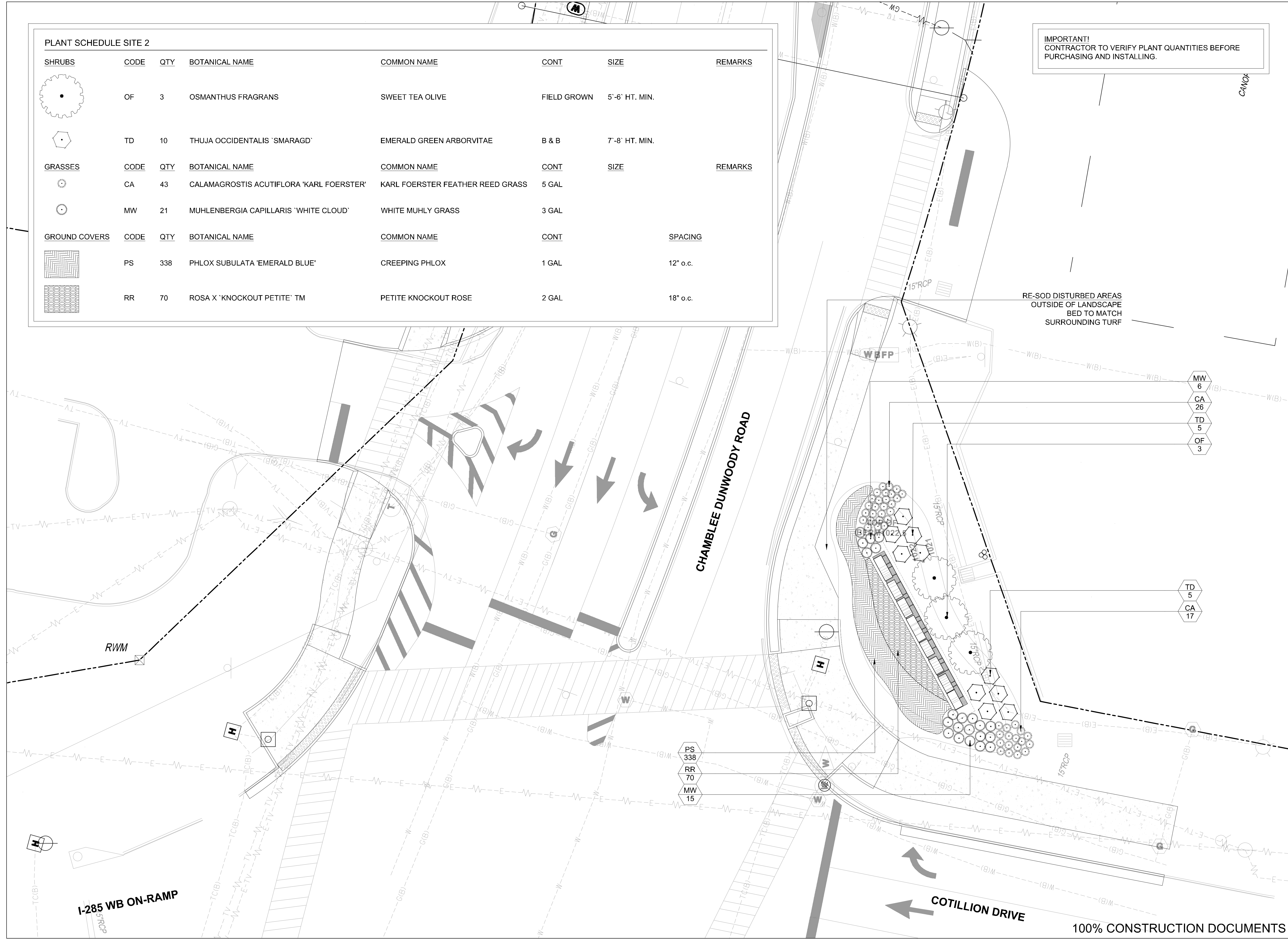
MAY 02, 2023

sheet title

LANDSCAPE PLAN - SITE 2  
CHAMBLEE DUNWOODY @  
COTILLION

sheet number

**LP-1.11**  
Packet page...






RE-SOD DISTURBED AREAS  
OUTSIDE OF LANDSCAPE  
BED TO MATCH  
SURROUNDING TURF

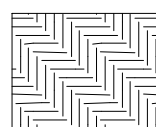
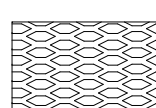
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PLANT SCHEDULE SITE 3

SHRUBS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SIZE	REMARKS
	DP	12	DISTYLIUM 'PIIDIST-V'	CINNAMON GIRL DISTYLIUM	5 GAL		
	TD	5	THUJA OCCIDENTALIS 'SMARAGD'	EMERALD GREEN ARBORVITAE	B & B	7'-8' HT. MIN.	

GRASSES	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SIZE	REMARKS
	MW	5	MUHLENBERGIA CAPILLARIS 'WHITE CLOUD'	WHITE MUHLY GRASS	3 GAL		

GROUND COVERS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SPACING
	PS	37	PHLOX SUBULATA 'EMERALD BLUE'	CREEPING PHLOX	1 GAL	12" o.c.
	RR	27	ROSA X 'KNOCKOUT PETITE' TM	PETITE KNOCKOUT ROSE	2 GAL	18" o.c.

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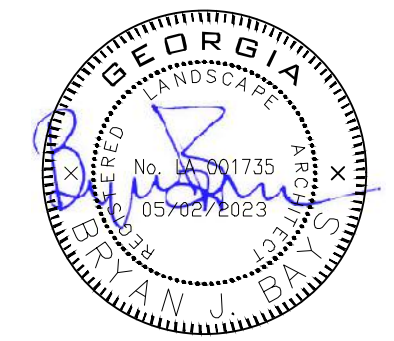
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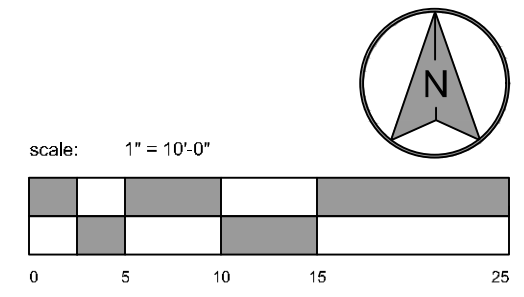
seal



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revisions

north arrow + scale



project information

**DUNWOODY  
GATEWAY SIGNS**

project address

SEE SHEET L-2.00 FOR  
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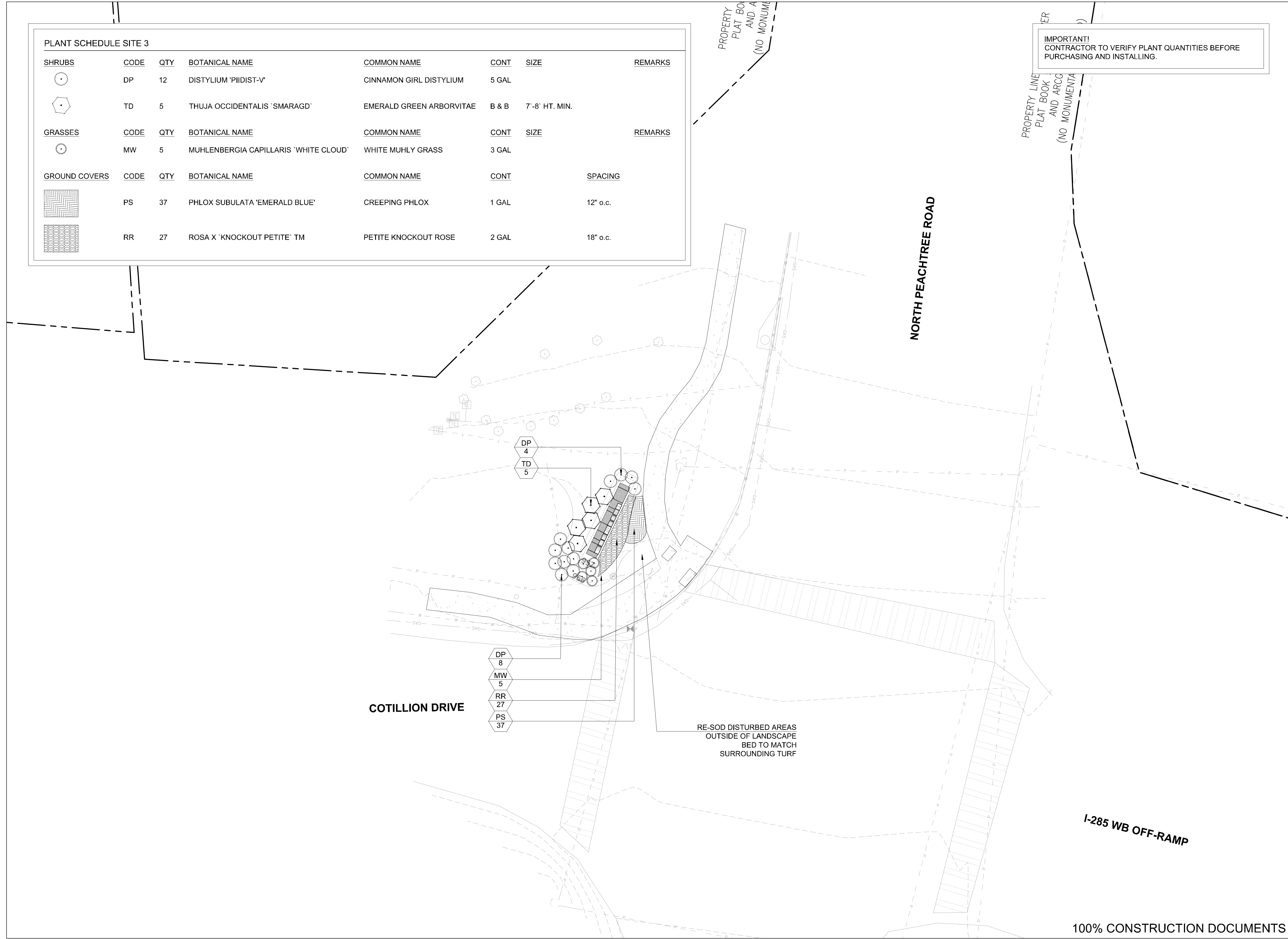
sheet title

LANDSCAPE PLAN - SITE 3  
PEACHTREE @ COTILLION

sheet number

**LP-1.12**

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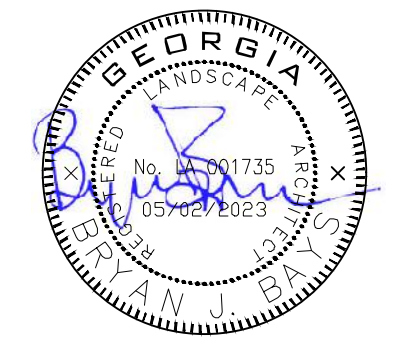
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LANDSCAPE ARCHITECTURE

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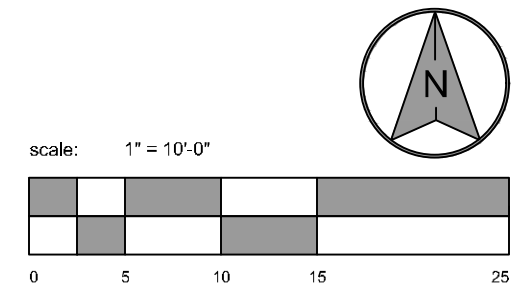
seal



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**DUNWOODY GATEWAY SIGNS**

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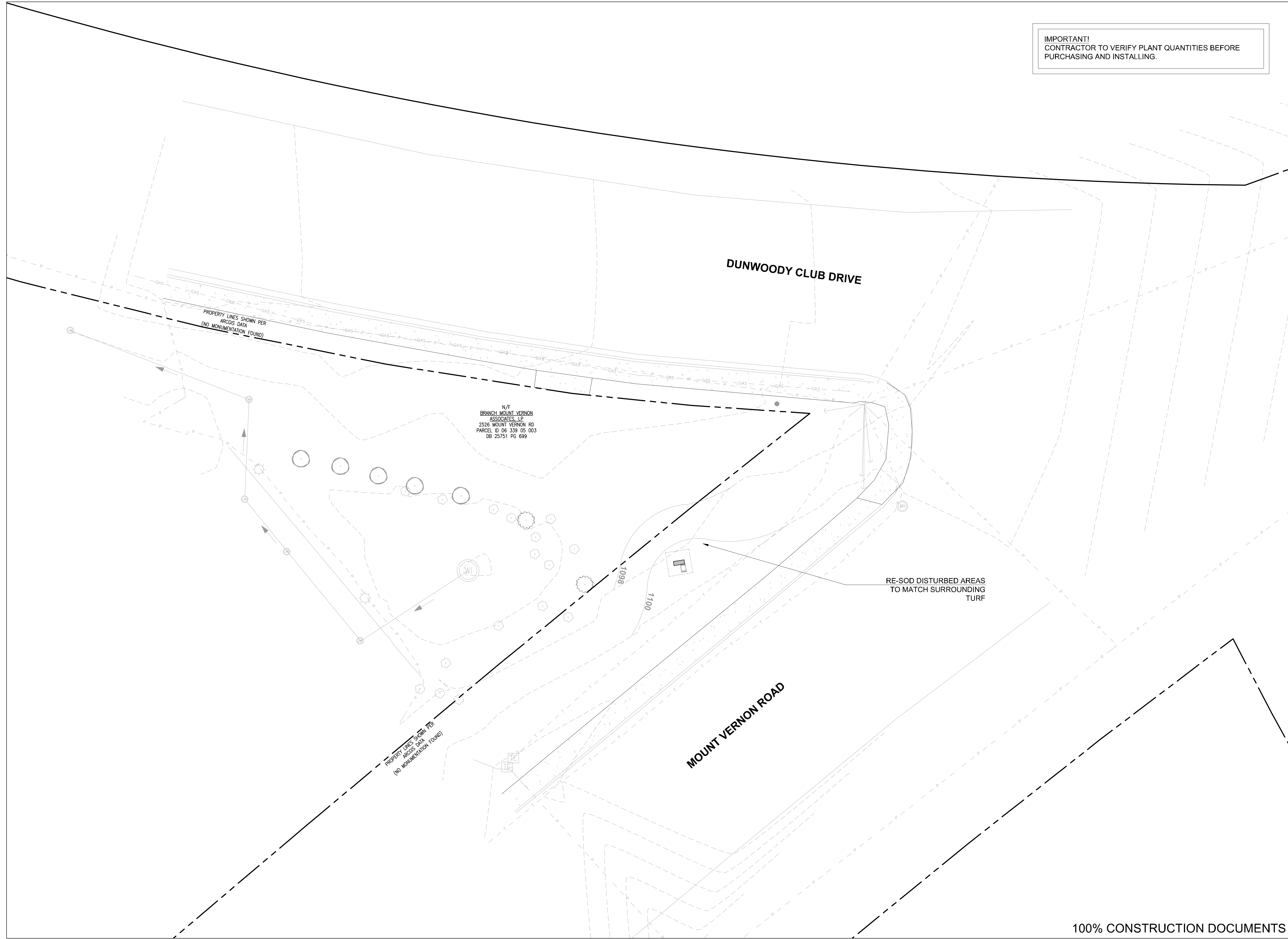
sheet title

LANDSCAPE PLAN - SITE 4  
MOUNT VERNON @  
DUNWOODY CLUB

sheet number

LP-1.13

100% CONSTRUCTION DOCUMENTS



N/F  
BRANCH MOUNT VERNON  
ASSOCIATES, LP  
2526 MOUNT VERNON RD  
PARCEL ID 06 339 05 003  
DB 25751 PG 699




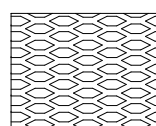
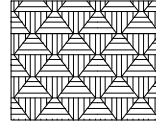
PROPERTY LINES SHOWN PER  
ARCIS DATA  
(NO MONUMENTATION FOUND)

PROPERTY LINES SHOWN PER  
ARCIS DATA  
(NO MONUMENTATION FOUND)

RE-SOD DISTURBED AREAS  
TO MATCH SURROUNDING  
TURF



PLANT SCHEDULE SITE 5

SHRUBS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	REMARKS	
	IN	6	ITEA VIRGINICA 'SMNIVDFC'	SCENTLANDIA® SWEETSPIRE	7 GAL		
	MD	3	MYRICA CERIFERA 'DON'S DWARF'	DON'S DWARF WAX MYRTLE	7 GAL		
GRASSES	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	REMARKS	
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GROUND COVERS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SPACING	REMARKS
	RR	23	ROSA X 'KNOCKOUT PETITE'™	PETITE KNOCKOUT ROSE	2 GAL	18" o.c.	
	TC	10	TEUCRIUM CHAMAEDRYS	GERMANDER	1 GAL	18" o.c.	

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CONTRACTOR TO VERIFY PLANT QUANTITIES BEFORE  
PURCHASING AND INSTALLING.

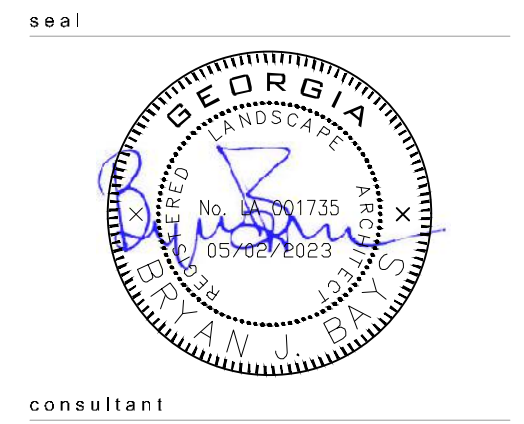


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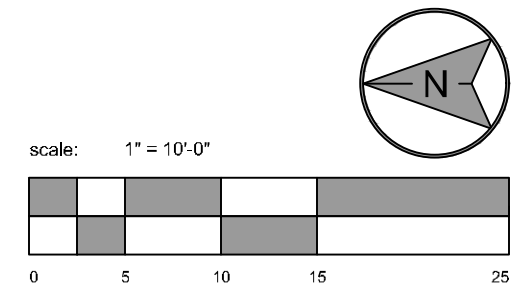
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consultant

revisions

north arrow + scale



project information

**DUNWOODY GATEWAY SIGNS**

project address

SEE SHEET L-2.00 FOR SIGN LOCATION OVERVIEW

client information

CITY OF DUNWOODY  
4800 ASHFORD DUNWOODY ROAD  
DUNWOODY, GA 30338  
678.382.6700

drawing information

project number: 22088  
contact: BB  
drawn by: DA  
checked by: BB

drawing date

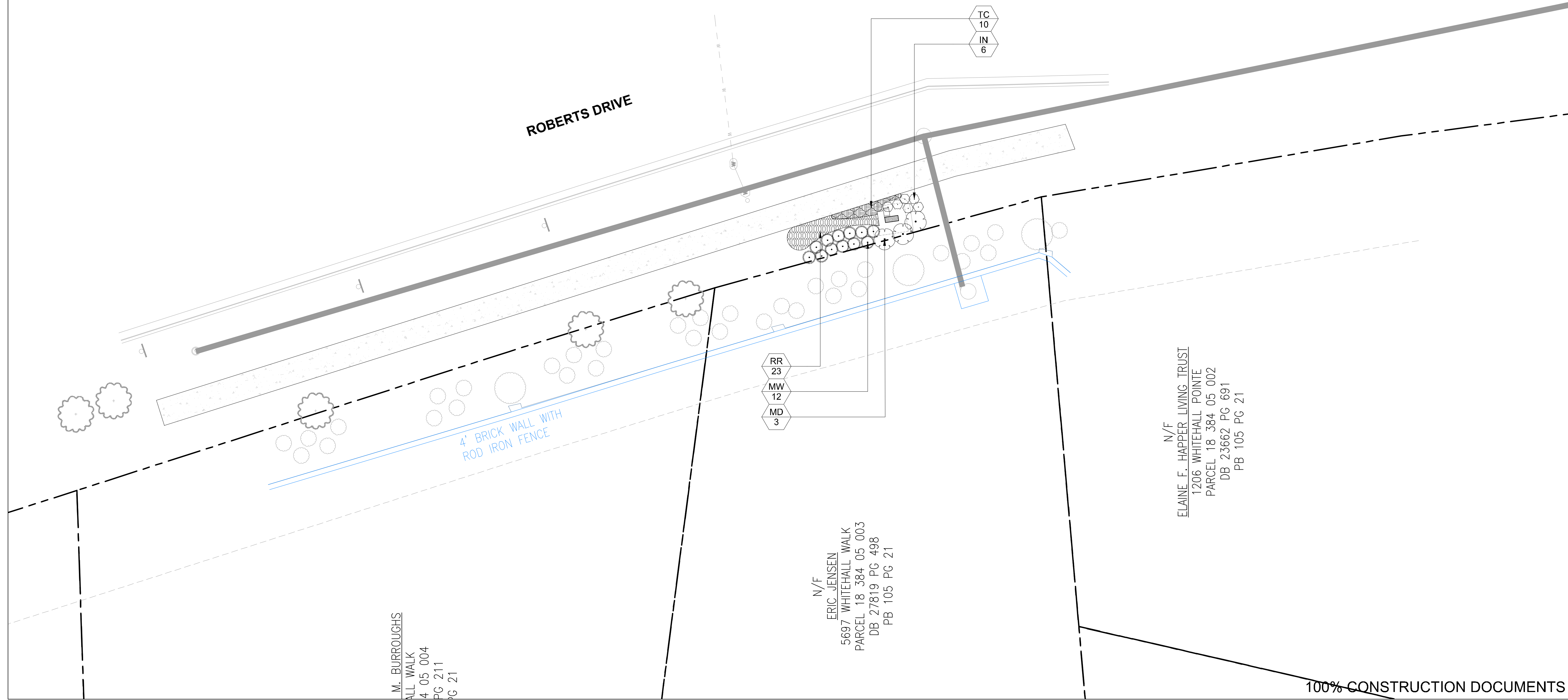
MAY 02, 2023

sheet title

LANDSCAPE PLAN - SITE 5  
ROBERTS @ WHITEHALL

sheet number

**LP-1.14**  
Packet page: 1



M. BURROUGHS  
ALL WALK  
4 05 004  
PG 211  
PG 21

N/F  
ERIC JENSEN  
5697 WHITEHALL WALK  
PARCEL 18 384 05 003  
DB 27819 PG 498  
PB 105 PG 21

N/F  
ELAINE F. HAPPER LIVING TRUST  
1206 WHITEHALL POINTE  
PARCEL 18 384 05 002  
DB 23662 PG 691  
PB 105 PG 21

100% CONSTRUCTION DOCUMENTS



IMPORTANT!  
CONTRACTOR TO VERIFY PLANT QUANTITIES BEFORE  
PURCHASING AND INSTALLING.

PROPERTY LINES SHOWN PER  
REFERENCED PLAT AND ARCGIS  
(NO MONUMENTATION FOUND)

RIGHT OF WAY WIDTH PER  
REFERENCED PLAT  
(NO MONUMENTATION FOUND)

MOUNT VERNON ROAD

RESTORE DISTURBED AREAS  
TO MATCH EXISTING  
GROUND COVER

LAYFIELD DRIVE



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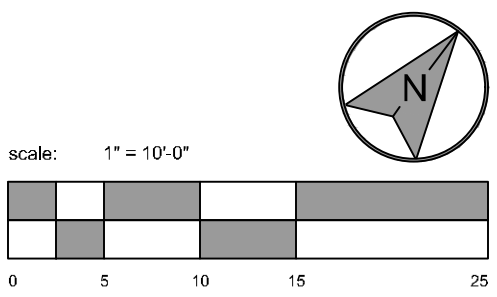
seal



consultant

revisions

north arrow + scale



project information

DUNWOODY  
GATEWAY SIGNS

project address

SEE SHEET L-2.00 FOR  
SIGN LOCATION OVERVIEW

client information

CITY OF DUNWOODY  
4800 ASHFORD DUNWOODY ROAD  
DUNWOODY, GA 30338  
678.382.6700

drawing information

project number: 22088  
contact: BB  
drawn by: DA  
checked by: BB

drawing date

MAY 02, 2023

sheet title

LANDSCAPE PLAN - SITE 6  
MOUNT VERNON @ LAYFIELD

sheet number


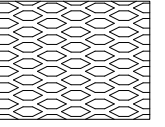
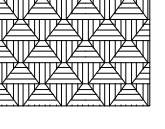
LP-1.15

QUERROT CARLOS N/F  
AND ROSIE ANA LUISA ENGEL  
PARCELO 18 184 03 002  
09 20206 03 112  
PB 223 PG 112

N/F  
DANIEL AND SHELIE PARKER  
PARCELO 18 184 03 007  
09 20212 03 788  
PB 223 PG 112



PLANT SCHEDULE SITE 7

SHRUBS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SIZE	REMARKS
	PO	6	PRUNUS LAUROCERASUS 'OTTO LUYKEN'	OTTO LUYKEN ENGLISH LAUREL	FIELD GROWN	2'-3' HT. MIN.	
GROUND COVERS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SPACING	
	RR	53	ROSA X 'KNOCKOUT PETITE' TM	PETITE KNOCKOUT ROSE	2 GAL	18" o.c.	
	TC	37	TEUCRIUM CHAMAEDRYS	GERMANDER	1 GAL	18" o.c.	

**IMPORTANT!**  
CONTRACTOR TO VERIFY PLANT QUANTITIES BEFORE PURCHASING AND INSTALLING.



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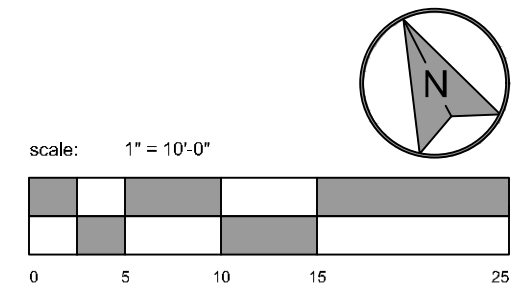
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project information

**DUNWOODY GATEWAY SIGNS**

project address

SEE SHEET L-2.00 FOR SIGN LOCATION OVERVIEW

client information

CITY OF DUNWOODY  
4800 ASHFORD DUNWOODY ROAD  
DUNWOODY, GA 30338  
678.382.6700

drawing information

project number: 22088  
contact: BB  
drawn by: DA  
checked by: BB

drawing date

MAY 02, 2023

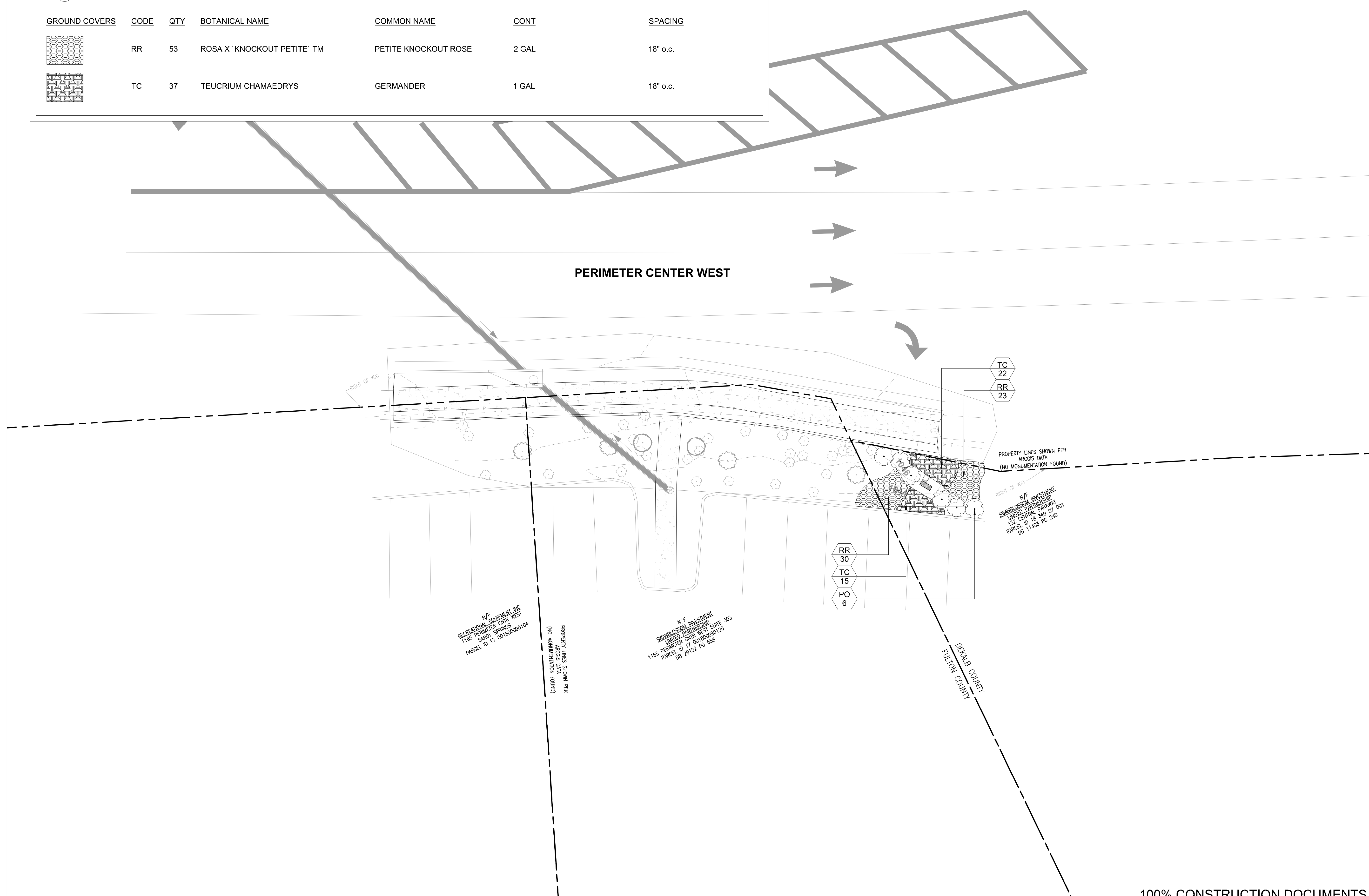
sheet title

LANDSCAPE PLAN - SITE 7  
PERIMETER CENTER @ CENTRAL

sheet number

**LP-1.16**  
Packet page...

PERIMETER CENTER WEST



100% CONSTRUCTION DOCUMENTS



**IMPORTANT!**  
SITE 8 NOT TO SCALE.  
AREA WAS NOT INCLUDED IN SURVEY AND LINEWORK  
WAS PRODUCED FROM AVAILABLE AERIAL IMAGERY AND  
PRIOR CONSTRUCTION DRAWINGS.  
CONTRACTOR TO VERIFY ALL LOCATIONS AND  
DIMENSIONS IN FIELD.

**NOTE:**  
BEYOND 811 DIG TICKETS, IT IS THE CONTRACTOR'S  
RESPONSIBILITY TO POTHOLE AND LOCATE ALL UTILITIES  
WITHIN THE PROJECT LIMITS. DUE TO THE COMPLEXITY OF  
UTILITIES IN THE AREA, HYDROVAC IS THE PREFERRED  
POTHOLE METHOD.

**IMPORTANT!**  
CONTRACTOR TO VERIFY PLANT QUANTITIES BEFORE  
PURCHASING AND INSTALLING.



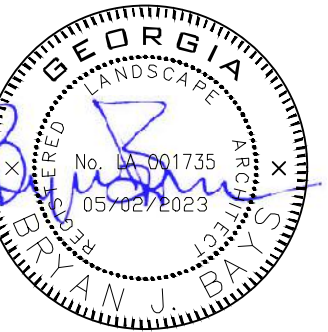
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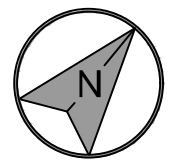
seal



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revisions

north arrow + scale



scale: NOT TO SCALE

project information

**DUNWOODY  
GATEWAY SIGNS**

project address

SEE SHEET L-2.00 FOR  
SIGN LOCATION OVERVIEW

client information

CITY OF DUNWOODY  
4800 ASHFORD DUNWOODY ROAD  
DUNWOODY, GA 30338  
678.382.6700

drawing information

project number: 22088  
contact: BB  
drawn by: DA  
checked by: BB

drawing date

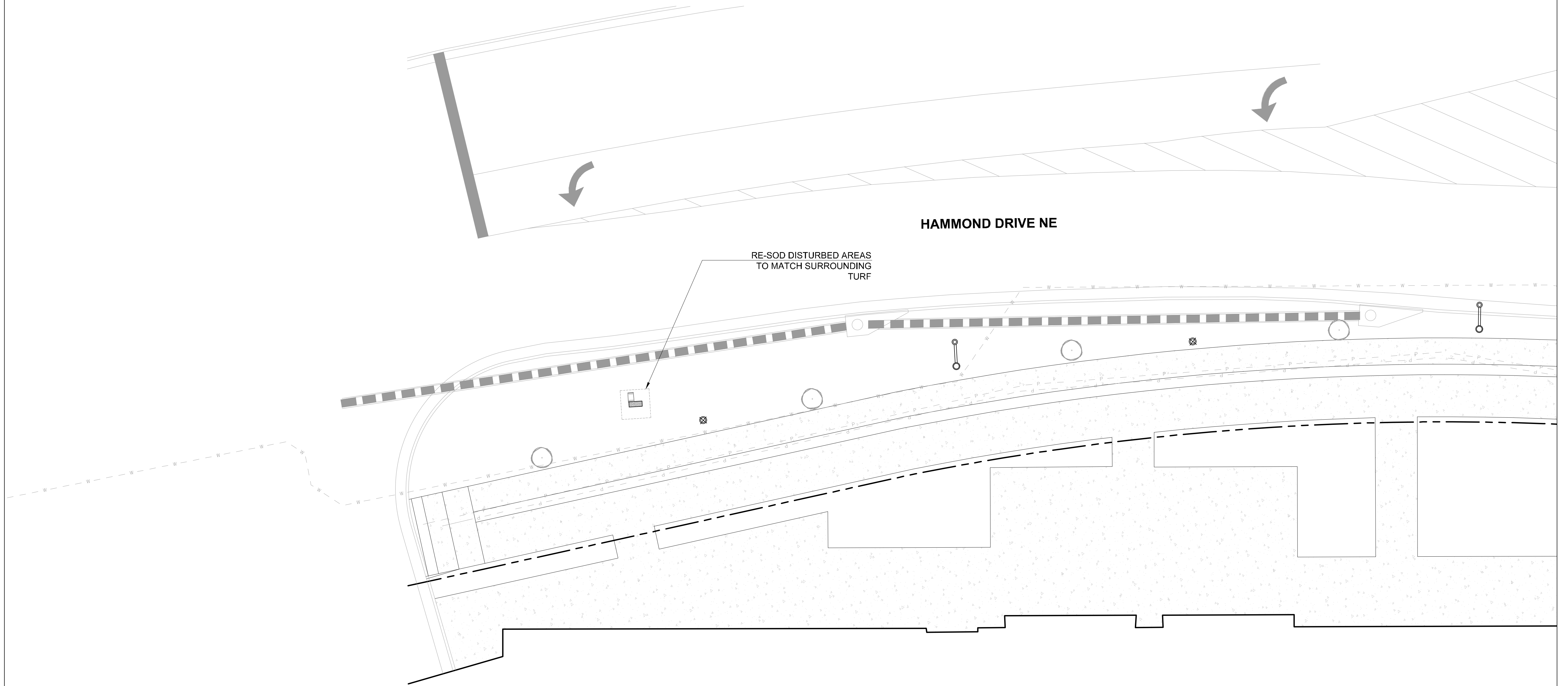
MAY 02, 2023

sheet title

LANDSCAPE PLAN - SITE 8  
HAMMOND @ 229 PERIMETER  
CENTER

sheet number

LP-1.17



**IMPORTANT!**  
CONTRACTOR TO VERIFY PLANT QUANTITIES BEFORE  
PURCHASING AND INSTALLING.

N/F  
MILL-ATLANTIC RENOVATION, LLC  
PARCELS 10 18 144 MILL RD  
DB 10801 PG 700

N/F  
SUGAR LLC  
4869 TILLY MILL RD  
PARCELS 18 19 24 25 08  
DB 27010 PG 233

N/F  
GEORGIA MEDICATION CENTER, INC  
4322 TILLY MILL RD  
PARCELS 18 185 01 1023  
DB 20153 PG 737

N/F  
KENDALL S. ALEXANDER MILLER  
25405 STONINGTON RD  
PARCELS 16 242  
DB 29866 PG 631  
Pg 50 PG 101

**TILLY MILL ROAD**

RESTORE DISTURBED AREAS  
TO MATCH EXISTING  
GROUND COVER

1006



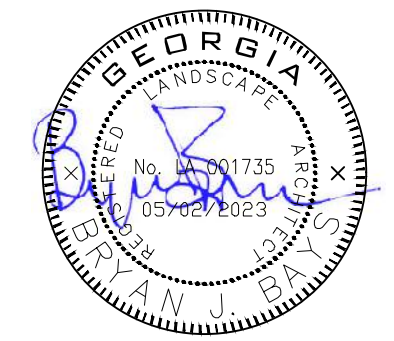
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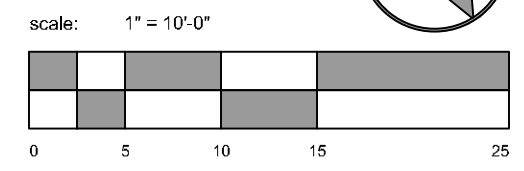
seal



consultant

revisions

north arrow + scale



project information

**DUNWOODY  
GATEWAY SIGNS**

project address

SEE SHEET L-2.00 FOR  
SIGN LOCATION OVERVIEW

client information

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DUNWOODY, GA 30338  
678.382.6700

drawing information

project number: 22088  
contact: BB  
drawn by: DA  
checked by: BB

drawing date

MAY 02, 2023

sheet title

LANDSCAPE PLAN - SITE 9  
TILLY MILL @ STONINGTON

sheet number

**LP-1.18**

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Packet page...

**IMPORTANT!**  
SITE 10 NOT TO SCALE.  
AREA WAS NOT INCLUDED IN SURVEY AND LINEWORK  
WAS PRODUCED FROM AVAILABLE AERIAL IMAGERY.  
CONTRACTOR TO VERIFY ALL LOCATIONS AND  
DIMENSIONS IN FIELD.

**IMPORTANT!**  
CONTRACTOR TO VERIFY PLANT QUANTITIES BEFORE  
PURCHASING AND INSTALLING.



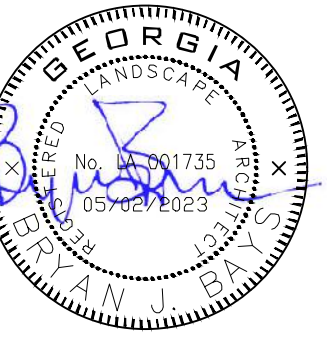
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revisions

north arrow + scale

scale: NOT TO SCALE

project information

**DUNWOODY  
GATEWAY SIGNS**

project address

SEE SHEET L-2.00 FOR  
SIGN LOCATION OVERVIEW

client information

CITY OF DUNWOODY  
4800 ASHFORD DUNWOODY ROAD  
DUNWOODY, GA 30338  
678.382.6700

drawing information

project number: 22088  
contact: BB  
drawn by: DA  
checked by: BB

drawing date

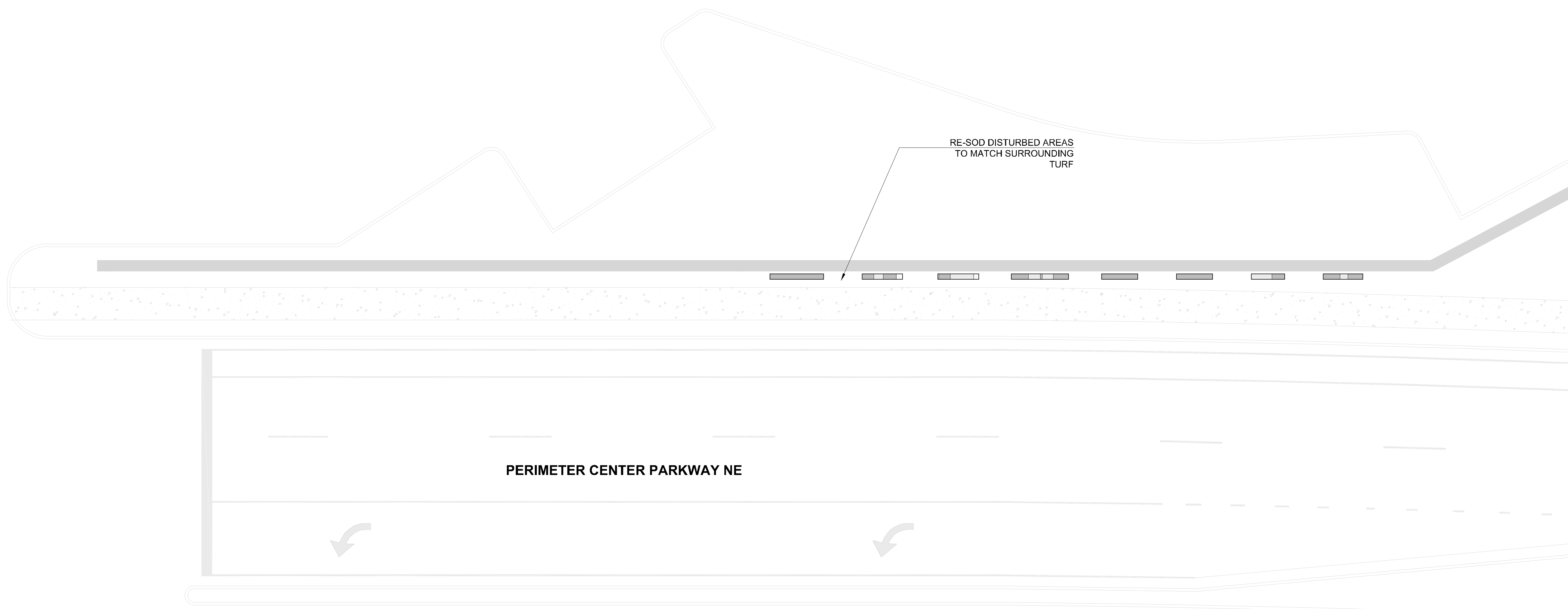
MAY 02, 2023

sheet title

LANDSCAPE PLAN - SITE 10  
PERIMETER CENTER PARKWAY

sheet number

**LP-1.19**  
Packet page...



**SPRINGWOOD CONNECTOR**

**PERIMETER CENTER PARKWAY NE**

RE-SOD DISTURBED AREAS  
TO MATCH SURROUNDING  
TURF



**IMPORTANT!**  
CONTRACTOR TO VERIFY PLANT QUANTITIES BEFORE  
PURCHASING AND INSTALLING.



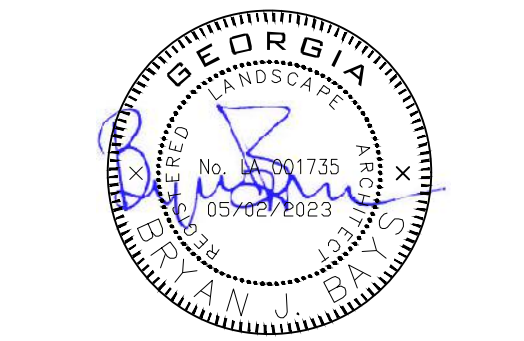
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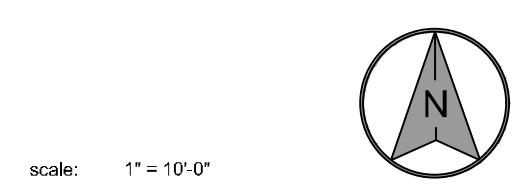
seal



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revisions

north arrow + scale



scale: 1" = 10'-0"  
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project information

**DUNWOODY  
GATEWAY SIGNS**

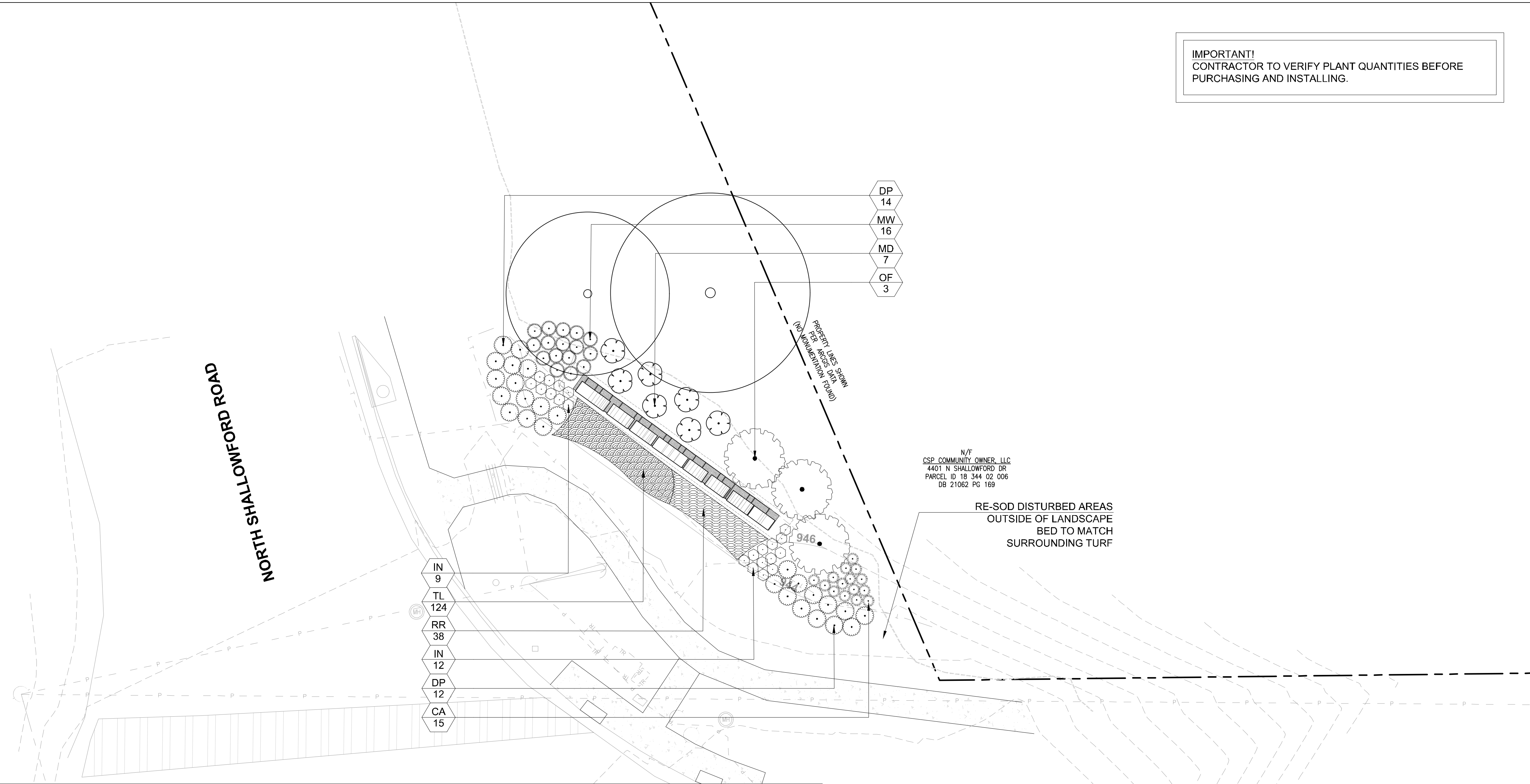
project address  
SEE SHEET L-2.00 FOR  
SIGN LOCATION OVERVIEW

client information  
CITY OF DUNWOODY  
4800 ASHFORD DUNWOODY ROAD  
DUNWOODY, GA 30338  
678.382.6700

drawing information  
project number: 22088  
contact: BB  
drawn by: DA  
checked by: BB

drawing date  
MAY 02, 2023  
sheet title  
LANDSCAPE PLAN - SITE 11  
SHALLOWFORD @ COTILLION

sheet number



PLANT SCHEDULE SITE 11							
SHRUBS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SIZE	REMARKS
	DP	26	DISTYLIUM 'PIIDIST-V'	CINNAMON GIRL DISTYLIUM	5 GAL		
	IN	21	ITEA VIRGINICA 'SMNIVDFC'	SCENTLANDIA® SWEETSPIRE	7 GAL		
	MD	7	MYRICA CERIFERA 'DON'S DWARF'	DON'S DWARF WAX MYRTLE	7 GAL		
	OF	3	OSMANTHUS FRAGRANS	SWEET TEA OLIVE	FIELD GROWN	5'-6' HT. MIN.	
GRASSES	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SIZE	REMARKS
	CA	15	CALAMAGROSTIS ACUTIFLORA 'KARL FOERSTER'	KARL FOERSTER FEATHER REED GRASS	5 GAL		
	MW	16	MUHLENBERGIA CAPILLARIS 'WHITE CLOUD'	WHITE MUHLY GRASS	3 GAL		
GROUND COVERS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SPACING	
	RR	38	ROSA X 'KNOCKOUT PETITE' TM	PETITE KNOCKOUT ROSE	2 GAL	18" o.c.	
	TL	124	THYMUS X CITRIODORUS 'AUREUS'	VARIEGATED LEMON THYME	1 GAL	12" o.c.	

IMPORTANT!  
CONTRACTOR TO VERIFY PLANT QUANTITIES BEFORE  
PURCHASING AND INSTALLING.

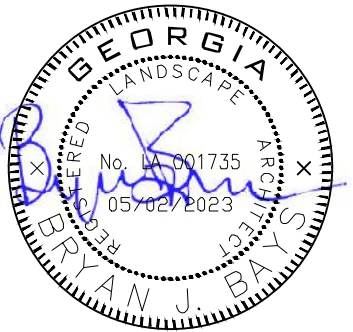
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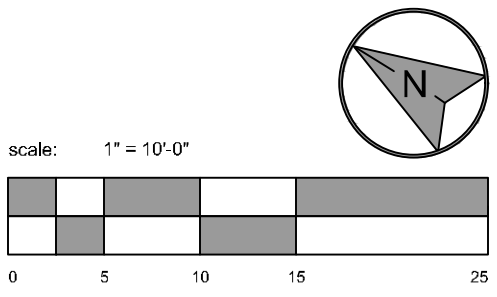
seal



consultant

revisions

north arrow + scale



project information

**DUNWOODY  
GATEWAY SIGNS**

project address

SEE SHEET L-2.00 FOR  
SIGN LOCATION OVERVIEW

client information

CITY OF DUNWOODY  
4800 ASHFORD DUNWOODY ROAD  
DUNWOODY, GA 30338  
678.382.6700

drawing information

project number: 22088  
contact: BB  
drawn by: DA  
checked by: BB

drawing date

MAY 02, 2023

sheet title

LANDSCAPE PLAN - SITE 12  
WINTERS CHAPEL @  
WATER TREATMENT PLANT

sheet number

LP-1.21

100% CONSTRUCTION DOCUMENTS

N/F  
DEKALB COUNTY  
4927 WINTERS CHAPEL RD  
PARCEL ID OF 280 03 003  
DB 528 PG 430

N/F  
DEKALB COUNTY  
4927 WINTERS CHAPEL RD  
PARCEL ID OF 280 03 011  
DB 01111 PG 2222

RE-SOD DISTURBED AREAS  
TO MATCH SURROUNDING  
TURF

1046

PROPERTY LINES SHOWN PER  
ARCIS DATA  
(NO MONUMENTATION FOUND)

WINTERS CHAPEL ROAD

PARKWOOD  
VILLAGE  
APARTMENTS

LP-1.21



PLANT SCHEDULE SITE 13

SHRUBS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	REMARKS	
	AU	13	AZALEA X 'GUMPO WHITE'	GUMPO WHITE SATSUKI AZALEA	3 GAL		
	MD	3	MYRICA CERIFERA 'DON'S DWARF'	DON'S DWARF WAX MYRTLE	7 GAL		
GROUND COVERS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SPACING	REMARKS
	PS	40	PHLOX SUBULATA 'EMERALD BLUE'	CREEPING PHLOX	1 GAL	12" o.c.	

**IMPORTANT!**  
CONTRACTOR TO VERIFY PLANT QUANTITIES BEFORE  
PURCHASING AND INSTALLING.

N/F  
CHRISTIANE BUBENIK  
PLANTING  
PARCEL ID 06  
DB 13860  
PB 103 PG 6 AND 7

N/F  
SETH AND KATHY  
PARCEL ID 06  
DB 26549 PG 745  
PB 103 PG 6 AND 7

N/F  
DON & ANZ METZGER  
PARCEL ID 06 307 01  
DB 13860  
PB 103 PG 6 AND 7

WINTERS CHAPEL ROAD

- AU  
13
- PS  
40
- MD  
3

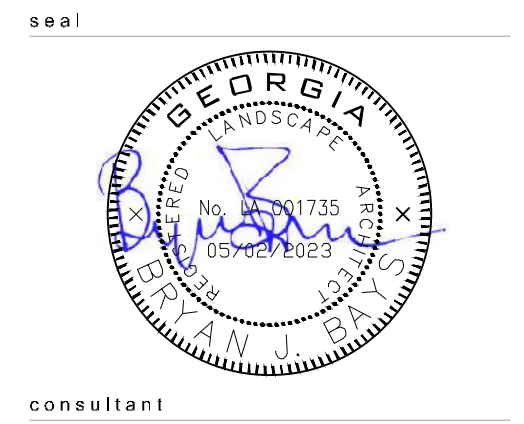


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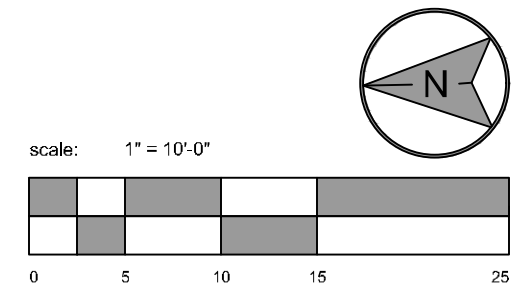
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revisions

north arrow + scale



project information  
**DUNWOODY GATEWAY SIGNS**

project address  
SEE SHEET L-2.00 FOR SIGN LOCATION OVERVIEW

client information  
CITY OF DUNWOODY  
4800 ASHFORD DUNWOODY ROAD  
DUNWOODY, GA 30338  
678.382.6700

drawing information  
project number: 22088  
contact: BB  
drawn by: DA  
checked by: BB

drawing date  
MAY 02, 2023  
sheet title  
LANDSCAPE PLAN - SITE 13  
WINTERS CHAPEL @ MARSTON

sheet number  
LP-1.22

**IMPORTANT!**  
CONTRACTOR TO VERIFY PLANT QUANTITIES BEFORE  
PURCHASING AND INSTALLING.



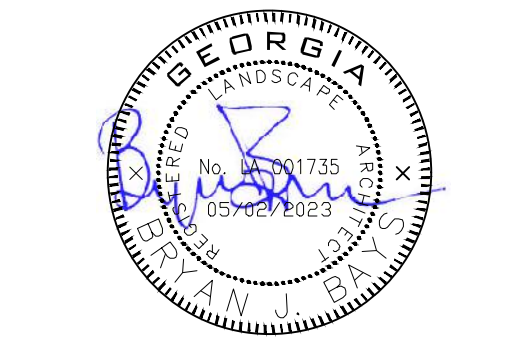
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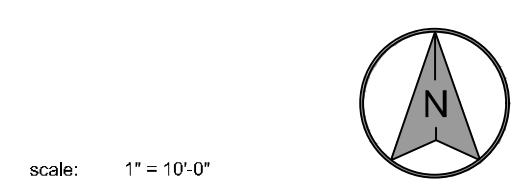
seal



consultant

revisions

north arrow + scale



scale: 1" = 10'-0"  
project information

**DUNWOODY  
GATEWAY SIGNS**

project address  
SEE SHEET L-2.00 FOR  
SIGN LOCATION OVERVIEW

client information  
CITY OF DUNWOODY  
4800 ASHFORD DUNWOODY ROAD  
DUNWOODY, GA 30338  
678.382.6700

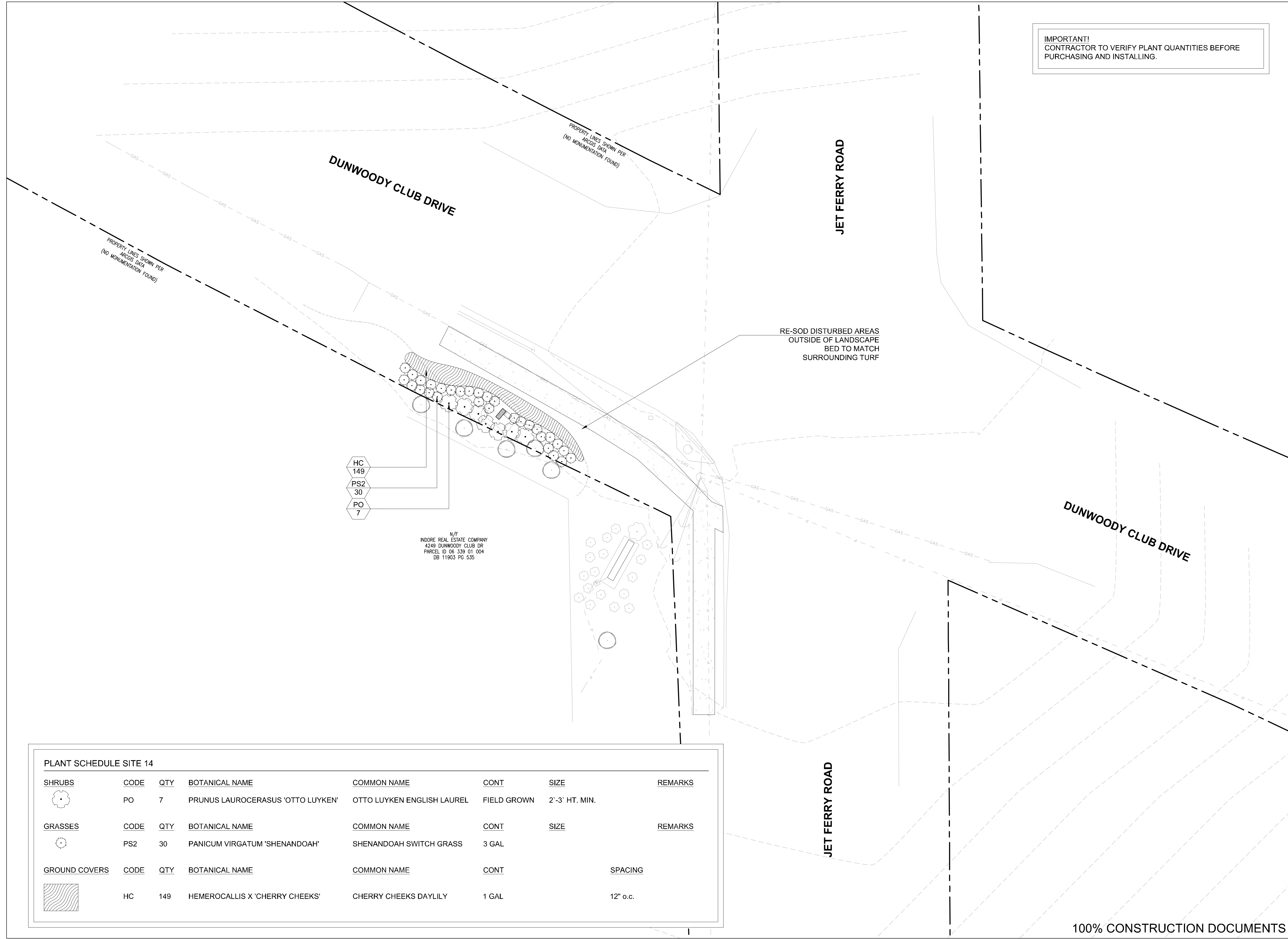
drawing information  
project number: 22088  
contact: BB  
drawn by: DA  
checked by: BB

drawing date  
MAY 02, 2023

sheet title  
LANDSCAPE PLAN - SITE 14  
DUNWOODY CLUB @ JET FERRY

sheet number

**LP-1.23**



DUNWOODY CLUB DRIVE

JET FERRY ROAD

DUNWOODY CLUB DRIVE

JET FERRY ROAD

RE-SOD DISTURBED AREAS  
OUTSIDE OF LANDSCAPE  
BED TO MATCH  
SURROUNDING TURF

PROPERTY LINES SHOWN PER  
ARCIS DATA  
(NO MONUMENTATION FOUND)

PROPERTY LINES SHOWN PER  
ARCIS DATA  
(NO MONUMENTATION FOUND)

- HC  
149
- PS2  
30
- PO  
7

N/F  
INDORE REAL ESTATE COMPANY  
4249 DUNWOODY CLUB DR  
PARCEL ID 06 339 01 004  
DB 11903 PG 535

**PLANT SCHEDULE SITE 14**

SHRUBS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SIZE	REMARKS
	PO	7	PRUNUS LAUROCERASUS 'OTTO LUYKEN'	OTTO LUYKEN ENGLISH LAUREL	FIELD GROWN	2'-3' HT. MIN.	
GRASSES	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SIZE	REMARKS
	PS2	30	PANICUM VIRGATUM 'SHENANDOAH'	SHENANDOAH SWITCH GRASS	3 GAL		
GROUND COVERS	CODE	QTY	BOTANICAL NAME	COMMON NAME	CONT	SPACING	REMARKS
	HC	149	HEMEROCALLIS X 'CHERRY CHEEKS'	CHERRY CHEEKS DAYLILY	1 GAL	12" o.c.	



**IMPORTANT!**  
CONTRACTOR TO VERIFY PLANT QUANTITIES BEFORE  
PURCHASING AND INSTALLING.

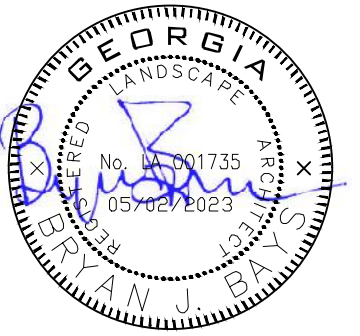


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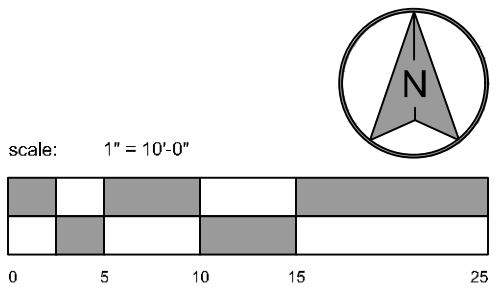
seal



consultant

revisions

north arrow + scale



project information

**DUNWOODY  
GATEWAY SIGNS**

project address

SEE SHEET L-2.00 FOR  
SIGN LOCATION OVERVIEW

client information

CITY OF DUNWOODY  
4800 ASHFORD DUNWOODY ROAD  
DUNWOODY, GA 30338  
678.382.6700

drawing information

project number: 22088  
contact: BB  
drawn by: DA  
checked by: BB

drawing date

MAY 02, 2023

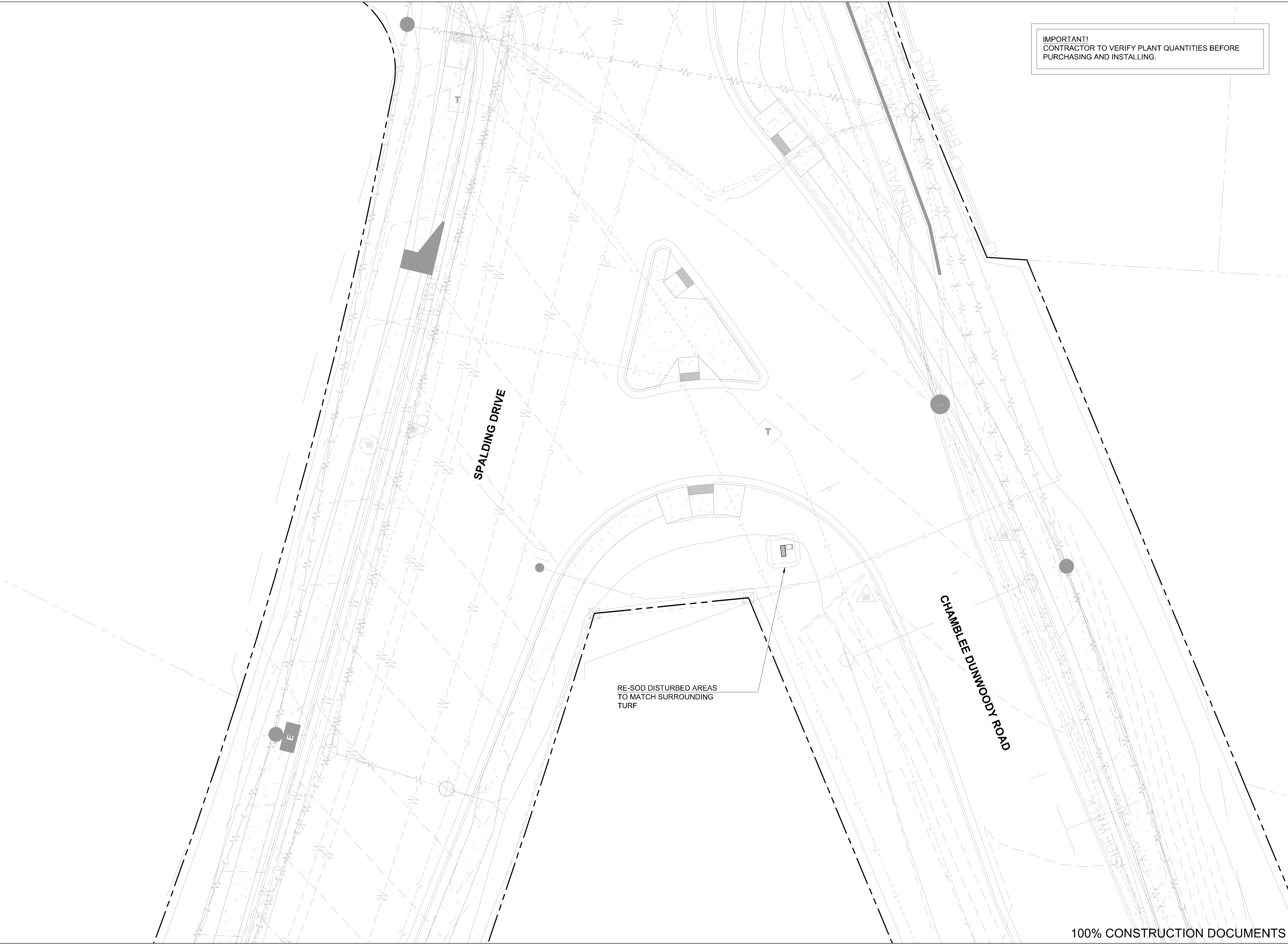
sheet title

LANDSCAPE PLAN - SITE 15  
SPLADING @ CHAMBLEE  
DUNWOODY

sheet number

LP-1.24

100% CONSTRUCTION DOCUMENTS





**IMPORTANT!**  
CONTRACTOR TO VERIFY PLANT QUANTITIES BEFORE  
PURCHASING AND INSTALLING.



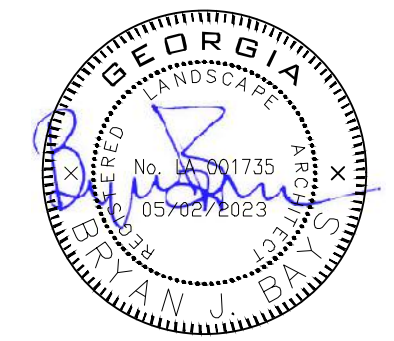
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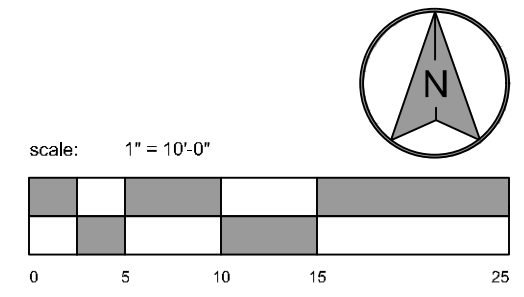
seal



consultant

revisions

north arrow + scale



project information

### DUNWOODY GATEWAY SIGNS

project address

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CITY OF DUNWOODY  
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DUNWOODY, GA 30338  
678.382.6700

drawing information

project number: 22088  
contact: BB  
drawn by: DA  
checked by: BB

drawing date

MAY 02, 2023

sheet title

LANDSCAPE PLAN - SITE 16  
HAPPY HOLLOW @  
DUNWOODY CLUB

sheet number

LP-1.25

