



- NOTES:**
- SEE SHEET C1.0 FOR GENERAL NOTES.
 - THE INTERNAL RIGHTS-OF-WAY, ROADS, EASEMENTS AND DRAINAGE FACILITIES ARE PRIVATE AND WILL BE MAINTAINED BY THE DEVELOPER/OWNER AND WILL NOT BE MAINTAINED BY BALDWIN COUNTY. IF INDIVIDUAL LOTS, SITES, UTILITIES, ETC., ARE TO BE SOLD, THE DEVELOPER/OWNER SHALL BE REQUIRED TO MEET THE CURRENT BALDWIN COUNTY SUBDIVISION REGULATIONS IN EFFECT AT THE TIME, AND THE PROPERTY SHALL BE BROUGHT INTO COMPLIANCE WITH THOSE REGULATIONS PRIOR TO SUCH SALE OR ATTEMPTED.
 - DETENTION AND COMMON AREAS SHALL BE MAINTAINED BY THE DEVELOPER/OWNER AND NOT BY THE TOWN OF SUMMERDALE, BALDWIN COUNTY, OR THE STATE OF ALABAMA.

PROJECT NARRATIVE:

THE PROJECT CONSISTS OF DEVELOPING AN OPEN FIELD INTO AN RV PARK ON 4.77 ACRES. THE ROAD INFRASTRUCTURE IS SLATED TO BE GRAVEL. THERE WILL BE A TOTAL OF 41 HOOKUPS. THE WATER SUPPLY WILL BE PROVIDED BY A 4" WATER MAIN. THE SEWER WILL BE GRAVITY TO THE CENTRAL COLLECTION SYSTEM ALONG STATE HIGHWAY 59.

SITE PLAN DATA:

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| UNIT SIZE: | 4.77 AC.± (207,781 S.F.) |
| USE: | COMMERCIAL & RV PARK |
| SMALLEST SPACE SIZE: | 1,748 S.F. |
| TOTAL NUMBER OF HOOKUPS: | 41 |
| PARKING SPACES: | 49 |
| LINEAR FEET OF PRIVATE ROADS: | 2,556 LF |
| TOTAL IMPERVIOUS AREA: | 10,742 SF |
| DENSITY: | 8.60 HOOKUPS/ACRE |
| TOTAL USABLE OPEN SPACE: | 18,286 SF |
| COUNTY: | BALDWIN |
| CITY & STATE: | SUMMERDALE, AL |
| STREET: | STATE HIGHWAY 59 |
| ZONING: | NONE |
| OPEN SPACE: | 2.38 AC/50.0% |
| FRONT SETBACK: | 0' |
| REAR SETBACK: | 0' |
| SIDE SETBACK: | 30' |

CONTACT INFORMATION:

OWNER:
JOHN R. & TAMMY P. HUDSON
19665 HIGHWAY 59
SUMMERDALE, AL 36580
(251) 223-7777

ENGINEER:
LIEB ENGINEERING COMPANY, LLC
PO BOX 2266
FAIRHOPE, AL 36533
(251) 978-9779
CONTACT: CHRIS LIEB, PE

SURVEYOR:
J PIERCE AND ASSOCIATES, LLC
16115 OLD GANLEY ROAD
BAY MINETTE, AL 36507
(251) 508-5975

UTILITY PROVIDERS

| | |
|--------|------------------------------|
| PHONE: | CENTURYLINK |
| WATER: | SUMMERDALE UTILITIES |
| POWER: | RIVERVIEW UTILITIES |
| GAS: | RIVERVIEW UTILITIES |
| SEWER: | BALDWIN COUNTY SEWER SERVICE |

ISSUED FOR REVIEW

REVISIONS

| | | |
|---|-------------------|------------|
| A | ISSUED FOR REVIEW | 9/1/2020 |
| B | ISSUED FOR REVIEW | 10/15/2020 |
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LIEB ENGINEERING COMPANY
PO BOX 2266
FAIRHOPE, AL 36533
PH: (251) 978-9779

NOT VALID WITHOUT THE DATED SIGNATURE AND SEAL OF AN ALABAMA LICENSED ENGINEER.
ALABAMA LICENSED ENGINEER: CHRISTOPHER JAY LIEB, P.E. LICENSE NUMBER 31204
ALABAMA CERTIFICATE OF AUTHORIZATION NUMBER: 4938

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|------------|-----------------|------------------|---------------|
| JOB NUMBER | DRAWN BY: JLG | DATE: 9/1/2020 | SCALE: 1"=50' |
| 2020-026 | CHECKED BY: CIL | APPROVED BY: CIL | ENGR: CIL |

HOOKBONE RV PARK
OVERALL SITE PLAN
SUMMERDALE, AL
OWNER: JOHN R. & TAMMY P. HUDSON

| | |
|--------------|--------|
| SHEET NUMBER | 3 OF 8 |
|--------------|--------|

C3.0 REV B 10/15/2020

ALABAMA REGISTERED PROFESSIONAL ENGINEER

10/15/2020