



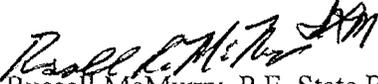
DEPARTMENT OF TRANSPORTATION  
STATE OF GEORGIA

INTERDEPARTMENT CORRESPONDENCE

FILE Project Number: MSL-004-00(430)  
County: Gwinnett County  
P. I. Number: 0004430

OFFICE: Roadway Design

DATE: June 8, 2010

FROM:   
Russell McMurry, P.E. State Roadway Design Engineer

TO: Brent Story, P.E. State Design Policy and Support Engineer

SUBJECT: **Request for Location and Design Approval**

**Description and Project Proposal:** This project is the widening and reconstruction of SR 20 from 500'± east of Burnette Trail to Peachtree Industrial Boulevard in Gwinnett County. The purpose of the project is to improve east-west mobility along SR 20, which is classified as an urban principal arterial. With SR 20 currently experiencing high traffic volumes, the widening of this section of the roadway and the adjacent section in Forsyth County will enhance traffic movement on this important east-west arterial. The existing typical section consists of two 12 foot lanes, 2 foot paved shoulders, 2 foot to 6 foot grassed shoulders. Design Speed is 45 MPH. Project Length is 3.71 miles.

The proposed construction will provide four 12 foot through lanes, a 44 foot grassed median, 16 foot shoulders, curb and gutter on the outside pavement edges, and 5 foot sidewalk on both sides of the roadway. Left turn lanes will be provided at median openings. Right turn lanes will be provided at each side road. The project will begin 500 feet ± east of Burnette Trail where it will connect to project BRST-054-1(63) Forsyth-Gwinnett Counties, P.I. No. 132985- for the proposed widening of SR 20 over the Chattahoochee River. The project will terminate at Peachtree Industrial Boulevard.

**Concept Approval Date:** February 17, 2006

**Environmental Document Type and Approval Date:** EA FONSI approved June 2, 2010

**Public Involvement:**

- Public Hearing Open House
  - A public hearing open house was held on August 9, 2009. 357 people were in attendance. Of the comments received 4 were in opposition, 57 were in support, 21 were uncommitted, and 14 offered conditional support.
  - The primary concerns expressed in the comments received from the PHOH included the following:

- Increased number of lanes and projected traffic will result in noise impacts, 8 comments.
  - Proposed rights-of-way and easements will adversely impact existing driveways or use of property, 8 comments.
  - Proposed median will require u-turns to access subdivisions and individual properties, 16 comments.
  - Request for traffic signals at median breaks, 11 comments.
  - Officials in attendance were: Brian Allen, Gwinnett County; Tim Allen, Forsyth County; Mark Hamilton, GA House of Representatives District 23; Gary Pirkle, Mayor Sugar Hill.
- Public Information Open House
    - A public information meeting was held on March 7, 2006, at which 349 people were in attendance. Of the 349 attendees, 3 were in opposition to the project and 11 were in support of the project, while 5 were uncommitted and 65 offered conditional support.
    - Major concerns expressed:
      - The need for a signal or turn lane at various intersections was identified by several individuals.
      - Several comments requested that the project be expedited.
      - It was requested that the roadway be built with six lanes now, because it will be needed by the time construction is finished.
      - Two people requested that the access from Old Cumming Road to SR 20 be realigned, prior to closing the current Old Cumming Road access.
      - Four individuals requested a bike lane to be added on SR 20.
      - Several comments regarding the acquisition of right-of-way were received.
      - It was requested that a noise barrier be installed adjacent to some of the residential subdivisions.
    - Officials attending the open house were: Marc Cohen, Sugar Hill City Council and Steve Edwards, Sugar Hill City Council.
    - No major changes were made due to the public's comments.

**Consistency with Approved Planning:**

The design description as presented herein and submitted for approval is consistent with the approved Concept Report.

**Recommendations:** It is recommended that the location and design for the project be approved and that the attached Notice be approved for advertising.

RECOMMEND:  6-18-10  
 Director of Engineering Date

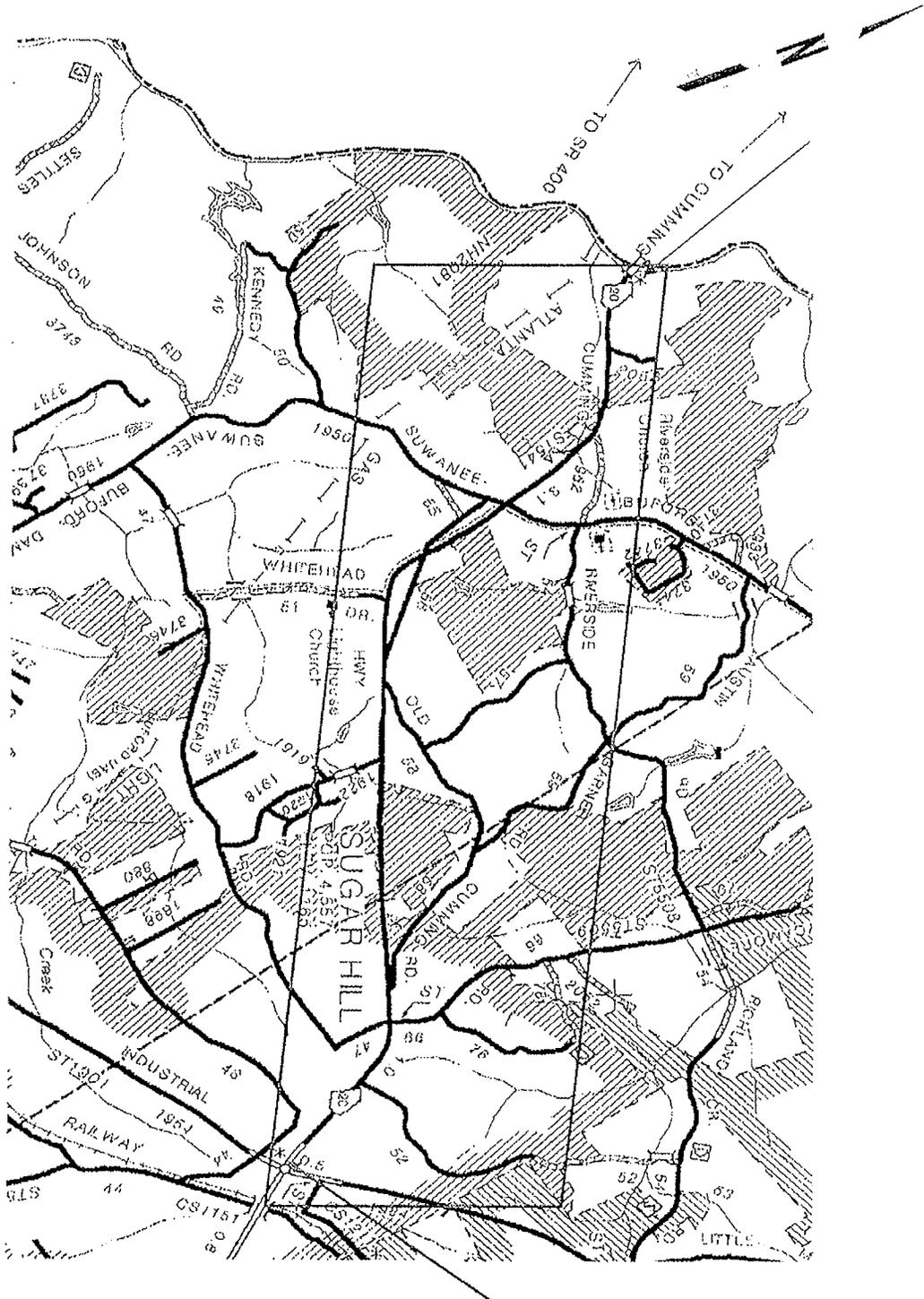
APPROVE:  6/18/10  
 Chief Engineer Date of Approval

Attachments:

- Sketch Map
- Cost Estimate
- Notice of Location and Design Approval

Project Number: MSL-004-00(430)  
County: Gwinnett  
P. I. Number: 0004430

### Project Location Map



**COST ESTIMATE**  
**GEORGIA DEPARTMENT OF TRANSPORTATION**

GDOT Project No. MLS-000-00(430)  
Local Agency Project No. 3146  
PPI Project No. T03-265

Date \_\_\_\_\_  
Revised 5/20/10

Project Description SR 20 (CUMMING HWY) WIDENING FROM BURNETTE TRAIL TO PIB  
Project Phase PRELIMINARY  
Quantities Prepared By E. Michael Magathan & Laila Suleiman  
Checked By Asad Hadadzadeh Date Checked \_\_\_\_\_

Assumptions Used the weighted average cost from the GDOT Items Mean Summary dated 01/2009 to 12/2009.

PAY ITEM NUMBER	DESCRIPTION	QTY	UNIT	UNIT COST	COST
<b>ROADWAY ITEMS</b>					
150-1000	TRAFFIC CONTROL	1	LS	\$250,000	\$250,000.00
151-1000	MOBILIZATION	1	LS	\$150,000	\$150,000.00
153-1300	FIELD ENGINEERS OFFICE, TP 3	1	EA	\$66,221	\$66,221.17
210-0100	GRADING COMPLETE-GDOT PROJ. #MLS-000-00(430)	1	LS	\$3,000,000	\$3,000,000.00
310-5120	GR AGGR BASE CRS. 12 INCH, INCL MATL	226585	SY	\$13.24	\$2,999,985.40
318-3000	AGGREGATE SURFACE COURSE	7211	TN	\$17.12	\$123,452.32
402-1802	RECYCLED ASPH CONC PATCHING, INCL BITUM MATL & H LIME	1800	TN	\$75.57	\$136,026.00
402-1812	RECYCLED ASPH CONC LEVELING, INCL BITUM MATL & H LIME	8500	TN	\$59.05	\$501,925.00
402-3121	RECYCLED ASPH CONC 25 MM SUPERPAVE, GP 1 OR 2, INCL BITUM	36940	TN	\$53.81	\$1,987,741.40
402-3130	RECYCLED ASPH CONC 12.5 MM SUPERPAVE, GP 2 ONLY INCL BITUM	21148	TN	\$59.93	\$1,267,399.64
402-3190	RECYCLED ASPH CONC 19 MM SUPERPAVE, GP 1 OR 2, INCL BITUM	18470	TN	\$57.93	\$1,069,967.10
413-1000	BITUM TACK COAT	11754	GL	\$1.72	\$20,216.88
441-0016	DRIVEWAY CONC, 6 IN TK	5609	SY	\$25.86	\$145,048.74
441-0104	CONC SIDEWALK, 4 IN	21175	SY	\$23.65	\$500,788.75
441-0204	PLAIN CONC DITCH PAVING, 4IN	7222	SY	\$24.70	\$178,383.40
441-0748	CONCRETE MEDIAN, 6 IN	3200	SY	\$29.04	\$92,928.00
441-4030	CONC VALLEY GUTTER, 8 IN	4165	SY	\$37.40	\$155,771.00
441-6222	CONC CURB & GUTTER, 8 IN X 30 IN, TP 2	58390	LF	\$11.87	\$693,089.30
500-3101	CLASS A CONCRETE	617.7	CY	\$361.01	\$222,985.88
500-3201	CLASS B CONCRETE, RETAINING WALL	10.11	CY	\$397.72	\$4,020.95
500-9999	CLASS B CONCRETE, BASE OR PVMT WIDENING	500	CY	\$163.61	\$81,805.00
511-1000	BAR REINF STEEL	67464	LB	\$0.59	\$39,803.76
634-1200	RIGHT OF WAY MARKERS	319	EA	\$85.92	\$27,408.48
641-1200	GUARDRAIL, TP W	7088	LF	\$14.56	\$103,201.28
641-5001	GUARDRAIL ANCH TP. 1	37	EA	\$636.40	\$23,546.80
641-5006	GUARDRAIL ANCH TP. 6	1	EA	\$544.96	\$544.96
641-5012	GUARDRAIL ANCH TP. 12	11	EA	\$2,276.34	\$25,028.74
<b>DRAINAGE</b>					
207-0203	FOUNDATION BACKFILL MATERIAL, TP II	198	CY	\$37.36	\$7,397.28
550-1180	STORM DRAIN PIPE, 18 IN, H 1-10	15308	LF	\$29.26	\$447,912.08
550-1181	STORM DRAIN PIPE, 18 IN, H 10-15	522	LF	\$60.18	\$31,413.96
550-1182	STORM DRAIN PIPE, 18 IN, H 15-20	157	LF	\$59.47	\$9,336.79
550-1183	STORM DRAIN PIPE, 18 IN, H 20-25	150	LF	\$45.44	\$6,816.00
550-1240	STORM DRAIN PIPE, 24 IN, H 1-10	4160	LF	\$35.55	\$147,888.00
550-1241	STORM DRAIN PIPE, 24 IN, H 10-15	293	LF	\$46.40	\$13,595.20
550-1242	STORM DRAIN PIPE, 24 IN, H 15-20	12	LF	\$39.09	\$469.08
550-1243	STORM DRAIN PIPE, 24 IN, H 20-25	161	LF	\$42.07	\$6,773.27
550-1244	STORM DRAIN PIPE, 24 IN, H 25-30	36	LF	\$63.46	\$2,284.56

**COST ESTIMATE**  
**GEORGIA DEPARTMENT OF TRANSPORTATION**

GDOT Project No. MLS-000-00(430)  
 Local Agency Project No. 3146  
 PPI Project No. T03-265

Date \_\_\_\_\_  
 Revised 5/20/10

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 Checked By Asad Hadadzadeh Date Checked \_\_\_\_\_

Assumptions Used the weighted average cost from the GDOT Items Mean Summary dated 01/2009 to 12/2009.

PAY ITEM NUMBER	DESCRIPTION	QTY	UNIT	UNIT COST	COST
550-1300	STORM DRAIN PIPE, 30 IN, H 1-10	1323	LF	\$41.22	\$54,534.06
550-1304	STORM DRAIN PIPE, 30 IN, H 25-30	135	LF	\$49.17	\$6,637.95
550-1360	STORM DRAIN PIPE, 36 IN, H 1-10	1193	LF	\$49.37	\$58,898.41
550-1361	STORM DRAIN PIPE, 36 IN, H 10-15	153	LF	\$51.76	\$7,919.20
550-1362	STORM DRAIN PIPE, 36 IN, H 15-20	142	LF	\$64.84	\$9,207.28
550-1363	STORM DRAIN PIPE, 36 IN, H 20-25	44	LF	\$87.84	\$3,864.96
550-1420	STORM DRAIN PIPE, 42 IN, H 1-10	240	LF	\$70.32	\$16,876.80
550-1421	STORM DRAIN PIPE, 42 IN, H 10-15	79	LF	\$90.23	\$7,128.17
550-1480	STORM DRAIN PIPE, 48 IN, H 1-10	101	LF	\$74.35	\$7,509.35
550-1481	STORM DRAIN PIPE, 48 IN, H 10-15	216	LF	\$80.18	\$17,318.88
550-1482	STORM DRAIN PIPE, 48 IN, H 15-20	43	LF	\$83.59	\$3,594.37
550-1483	STORM DRAIN PIPE, 48 IN, H 20-25	18	LF	\$108.60	\$1,954.80
550-1484	STORM DRAIN PIPE, 48 IN, H 25-30	212	LF	\$102.78	\$21,785.12
550-1720	STORM DRAIN PIPE, 72 IN, H 1-10	42	LF	\$165.25	\$6,940.50
550-1721	STORM DRAIN PIPE, 72 IN, H 10-15	23	LF	\$256.43	\$5,897.89
550-1722	STORM DRAIN PIPE, 72 IN, H 15-20	160	LF	\$275.00	\$44,000.00
550-2180	SIDE DRAIN PIPE 18 IN, SIDE DRAIN, H 1-10	328	LF	\$18.32	\$6,008.96
550-2180	SIDE DRAIN PIPE 48 IN, SIDE DRAIN, H 1-10	48	LF	\$72.71	\$3,490.08
550-3618	SAFETY END SECTION 18 IN, SIDE DRAIN, 6:1 SLOPE	12	EA	\$612.14	\$7,345.68
550-4218	FLARED END SECTION 18 IN, STORM DRAIN	5	EA	\$446.73	\$2,233.65
550-4224	FLARED END SECTION 24 IN, STORM DRAIN	4	EA	\$480.72	\$1,922.88
550-4230	FLARED END SECTION 30 IN, STORM DRAIN	2	EA	\$572.22	\$1,144.44
550-4236	FLARED END SECTION 36 IN, STORM DRAIN	5	EA	\$780.32	\$3,901.60
550-4242	FLARED END SECTION 42 IN, STORM DRAIN	2	EA	\$1,310.46	\$2,620.92
673-2006	UNDERDRAIN PIPE INCL DRAINAGE AGGREGATE, 6 IN	2800	LF	\$8.82	\$24,696.00
615-1000	JACK OR BORE PIPE -	1400	LF	\$200.00	\$280,000.00
668-1100	CATCH BASIN, GROUP 1	197	EA	\$2,112.83	\$416,227.51
668-1110	CATCH BASIN, GROUP 1, ADDL DEPTH	440.9	LF	\$148.07	\$65,284.06
668-2100	DROP INLET, GROUP 1	60	EA	\$1,822.26	\$109,335.60
668-2110	DROP INLET, GROUP 1, ADDL DEPTH	45.5	LF	\$153.63	\$6,990.17
668-2200	DROP INLET, GROUP 2	1	EA	\$2,082.25	\$2,082.25
668-2210	DROP INLET, GROUP 2, ADDL DEPTH	5	LF	\$191.65	\$958.25
668-4300	STORM SEWER MANHOLE, TP. 1	9	EA	\$1,958.32	\$17,624.88
668-4311	STORM SEWER MANHOLE, TP. 1, ADDL DEPTH, CL 1	35.2	LF	\$179.84	\$6,323.33
668-4400	STORM SEWER MANHOLE, TP. 2	2	EA	\$2,151.17	\$4,302.34
668-4411	STORM SEWER MANHOLE, TP. 2, ADDL DEPTH, CL 1	40.3	LF	\$184.84	\$7,449.05
668-5000	JUNCTION BOX	2	EA	\$1,207.50	\$2,415.00

COST ESTIMATE  
GEORGIA DEPARTMENT OF TRANSPORTATION

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Date 5/20/10  
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PAY ITEM NUMBER	DESCRIPTION	QTY	UNIT	UNIT COST	COST
<b>EROSION CONTROL</b>					
162-0232	TEMPORARY GRASSING	180	AC	\$296.36	\$53,344.80
163-0240	MULCH	3000	TN	\$144.95	\$434,850.00
163-0520	CONSTRUCT AND REMOVE TEMPORARY PIPE SLOPE DRAIN	2275	LF	\$12.10	\$27,527.50
163-0527	CONSTRUCT AND REMOVE RIP RAP DITCH CHECKS	344	EA	\$172.35	\$59,288.40
163-0531	CONSTRUCT AND REMOVE SEDIMENT BASIN TP 1	5	EA	\$5,233.48	\$26,167.40
163-0550	CONSTRUCT AND REMOVE INLET SEDIMENT TRAP	245	EA	\$142.47	\$34,905.15
165-0030	MAINTENANCE OF TEMPORARY SILT FENCE, TYPE C	28372	LF	\$0.68	\$19,292.96
165-0105	MAINTENANCE OF INLET SEDIMENT TRAP	245	EA	\$53.08	\$13,004.60
167-1000	WATER QUALITY MONITORING & SAMPLING	2	EA	\$412.56	\$825.12
167-1500	WATER QUALITY INSPECTIONS	18	MO	\$511.37	\$9,204.66
171-0030	TEMPORARY SILT FENCE, TYPE C	56744	LF	\$2.84	\$161,152.96
603-2024	STN DUMPED RIP RAP, TP 1, 24 IN	800	SY	\$41.77	\$33,416.00
603-2181	STN DUMPED RIP RAP, TP 3, 18 IN	1200	SY	\$32.18	\$38,616.00
603-7000	PLASTIC FILTER FABRIC	1400	SY	\$3.32	\$4,648.00
700-6910	PERMANENT GRASSING	120	AC	\$669.77	\$80,372.40
700-7000	AGRICULTURAL LIME	20	TN	\$52.05	\$1,041.00
700-8000	FERTILIZER, MIXED GRADE	108	TN	\$400.18	\$43,219.44
716-2000	EROSION CONTROL MATS SLOPES	303333	SY	\$0.64	\$285,133.02
<b>SIGNING AND MARKING</b>					
636-1020	HIGHWAY SIGNS, TP 1 MATL, REFL SHEETING, TP3	200	SF	\$13.46	\$2,692.00
636-1033	HIGHWAY SIGNS, TP 1 MATL, REFL SHEETING, TP 9	300	SF	\$18.19	\$5,457.00
636-2030	GALV STEEL POSTS, TP3	1625	LF	\$9.20	\$14,950.00
652-9001	TRAFFIC STRIPE WHITE	15019	SY	\$1.41	\$21,176.79
652-9002	TRAFFIC STRIPE YELLOW	2554	SY	\$1.29	\$3,294.66
653-0120	PAVEMENT MARKING, ARROW, TP 2	239	EA	\$68.30	\$16,323.70
653-0160	PAVEMENT MARKING, ARROW, TP 6	21	EA	\$143.34	\$3,010.14
653-0170	PAVEMENT MARKING, ARROW, TP 7	15	EA	\$98.02	\$1,470.30
653-1601	THERMOPLASTIC SOLID TRAFFIC STRIPE, 5 IN, WHITE	52022	LF	\$0.31	\$16,126.82
653-1502	THERMOPLASTIC SOLID TRAFFIC STRIPE, 5 IN, YELLOW	39000	LF	\$0.32	\$12,480.00
653-3501	THERMOPLASTIC SKIP TRAFFIC STRIPE, 5 IN, WHITE	39000	LF	\$0.22	\$8,580.00
654-1001	RAISED PAVEMENT MARKERS, TP 1	170	EA	\$2.95	\$501.50
654-1003	RAISED PAVEMENT MARKERS, TP 3	1139	EA	\$3.34	\$3,804.26
<b>TRAFFIC SIGNAL</b>					
647-1000	INSTALLATION #1	1	LS	\$83,398.00	\$83,398
647-1000	INSTALLATION #2	1	LS	\$79,707.00	\$79,707
647-1000	INSTALLATION #3	1	LS	\$78,887.00	\$78,887
647-1000	INSTALLATION #4	1	LS	\$22,367.00	\$22,367
647-1000	INSTALLATION #5	1	LS	\$30,000.00	\$30,000
<b>TOTAL CONSTRUCTION COST</b>					<b>\$17,517,846</b>
<b>RIGHT-OF-WAY</b>					<b>\$39,500,000</b>
<b>REIMBURSABLE UTILITIES</b>					
<b>INFLATION (5% FOR 3 YEARS)</b>					<b>\$2,761,251</b>
<b>10% E &amp; C</b>					<b>\$2,027,910</b>
<b>TOTAL PROJECT COST</b>					<b>\$61,807,007</b>



DATE: March 5, 2010 P.I. #: 0004430  
 PROJECT: MSL00-0004-00(430) COUNTY: Gwinnett PARCELS: 202  
 PROJECT DESCRIPTION: S.R.20 / Cumming Hwy - East of Burnett Trail to P.I.B.

1. LAND (Total area and cost by category)

Right of Way:	1,709,815.33 sf	\$	15,440,230.48	
Permanent and Temporary Easement:	400,206.19 sf	\$	1,808,188.36	
Total		\$		<u>17,248,418.83</u>

2. IMPROVEMENTS

Main Structures:		\$	1,500,000.00	
Site Improvements:		\$	462,500.00	
Total		\$		<u>1,962,500.00</u>

3. DAMAGES

Damages to Land and Structures		\$	1,265,000.00	
Specialty Costs (Cost to Cures, Trade Fixtures, etc.)		\$	75,000.00	
Total		\$		<u>1,340,000.00</u>

4. RELOCATION (Including Consequential Displacements)

Businesses:	11	Displaced x	\$ 15,000.00	\$	165,000.00	
Residential Tenant:	7	Displaced x	\$ 20,000.00	\$	140,000.00	
Residential Owner:	19	Displaced x	\$ 40,000.00	\$	760,000.00	
Total				\$		<u>1,065,000.00</u>

5. PROPERTY MANAGEMENT (Asbestos Removal and Demolition)

Number of Structures	32	x	\$ 25,000.00	\$	800,000.00	
Number of sites with UST's:	1	x	\$ 50,000.00	\$	50,000.00	
Number of signs (not billboards):	25	x	\$ 1,500.00	\$	37,500.00	
Total				\$		<u>887,500.00</u>

Estimated Cost of Right of Way \$ 22,503,418.83

C/O, Condemnation Increase & Legal Cost (50% of R/W)	\$	11,251,709.42
Service Fees and Appraisal Cost (202 Par x \$7,500)	\$	1,515,000.00
Condemnation Cost (202 Par x \$7,500 x 15%)	\$	227,250.00
Incidentals (202 Par x \$2,000)	\$	404,000.00

Net Cost \$ 35,901,378.25

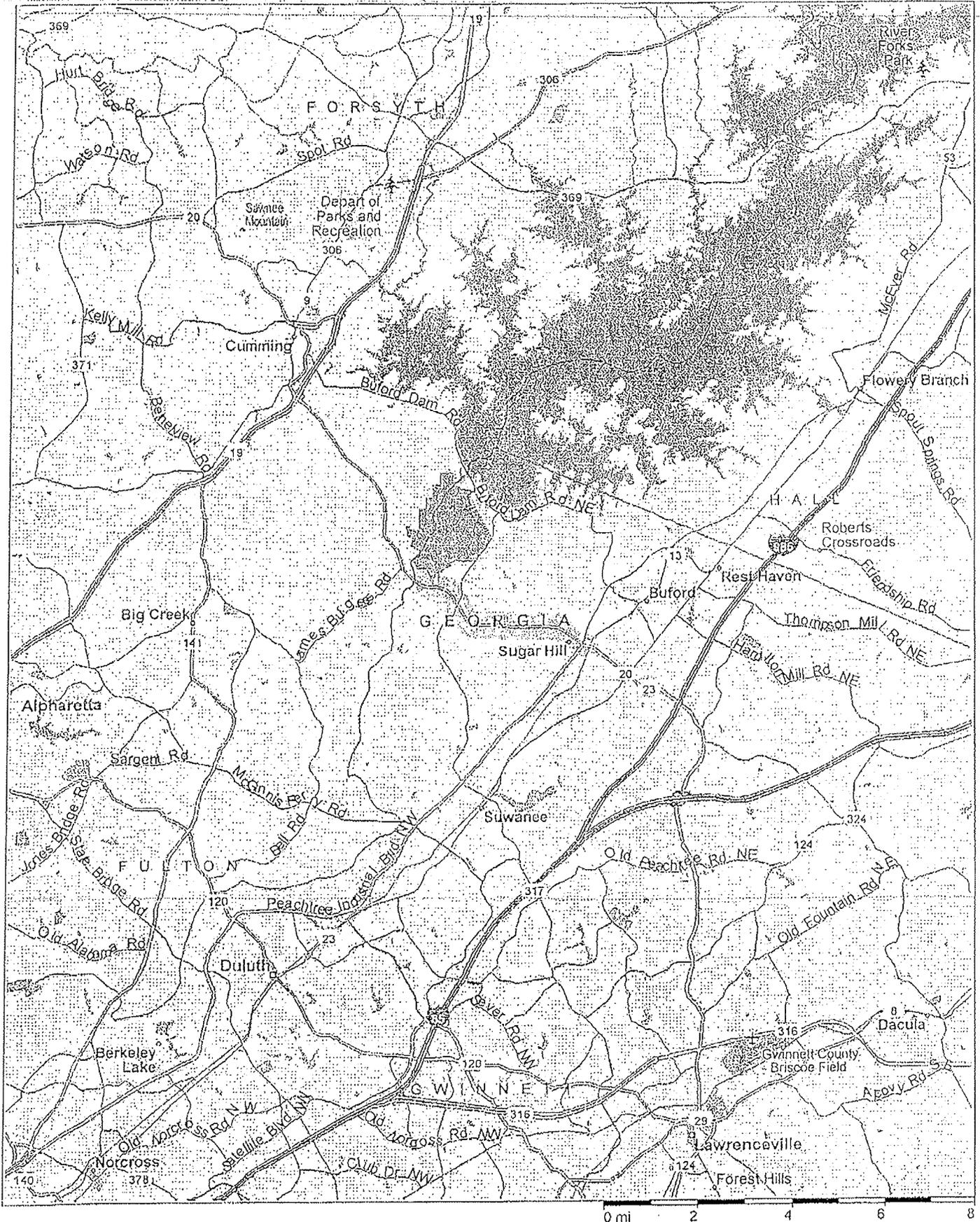
Market Appreciation (5% rural, 10% urban) \$ 3,590,137.82

TOTAL COST \$ 39,491,516.07

TOTAL COST (ROUNDED) \$ 39,500,000.00

Credits: # Hours

# Project Location Map



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## Comparable Sales Data

Date: March-10  
 Project: MSL00-0004-00(430)  
 County: Gwinnett  
 Pl#: 0004430  
 Description: S.R.20 /Cumming Hwy (East of Burdette Trail to P.I.B.)

### COMMERCIAL LAND

	ADDRESS	DATE	SALES PRICE	ACREAGE	PRICE/AC	PRICE/SF	
1	5627 Hwy 20 (SR20)	02/14/07	\$300,000	1.04	\$288,462	\$6.62	
2	5690 Cumming Hwy (SR20)	04/21/06	\$524,100	1.05	\$499,143	\$11.46	
3	4745 Nelson Brogdon Blvd (SR20)	01/05/07	\$575,000	1.08	\$532,407	\$12.22	
4	Nelson Brogdon Blvd (SR20)	12/15/08	\$450,000	1.40	\$321,429	\$7.38	
5	5700B Cumming Hwy (SR20)	06/16/06	\$977,200	1.95	\$501,128	\$11.50	
6	3218 Buford Hwy (SR20)	08/28/07	\$1,850,000	3.51	\$527,066	\$12.10	
7	5346 Hwy 20 (SR20)	05/18/07	\$1,087,500	4.96	\$219,254	\$5.03	
8	Buford Dr (SR20)	03/17/06	\$3,232,550	23.28	\$138,855	\$3.19	
9	6001 Hwy 20 (SR20)	07/02/07	\$8,156,250	26.79	\$304,474	\$6.99	
10	Buford Hwy (SR20)	04/18/06	\$5,003,000	31.01	\$161,335	\$3.70	
11	41.39 Hwy 20 (SR20)	01/12/07	\$3,000,000	41.39	\$72,481	\$1.66	
					MEAN	\$324,185	\$7.44
					MEDIAN	\$304,474	\$6.99

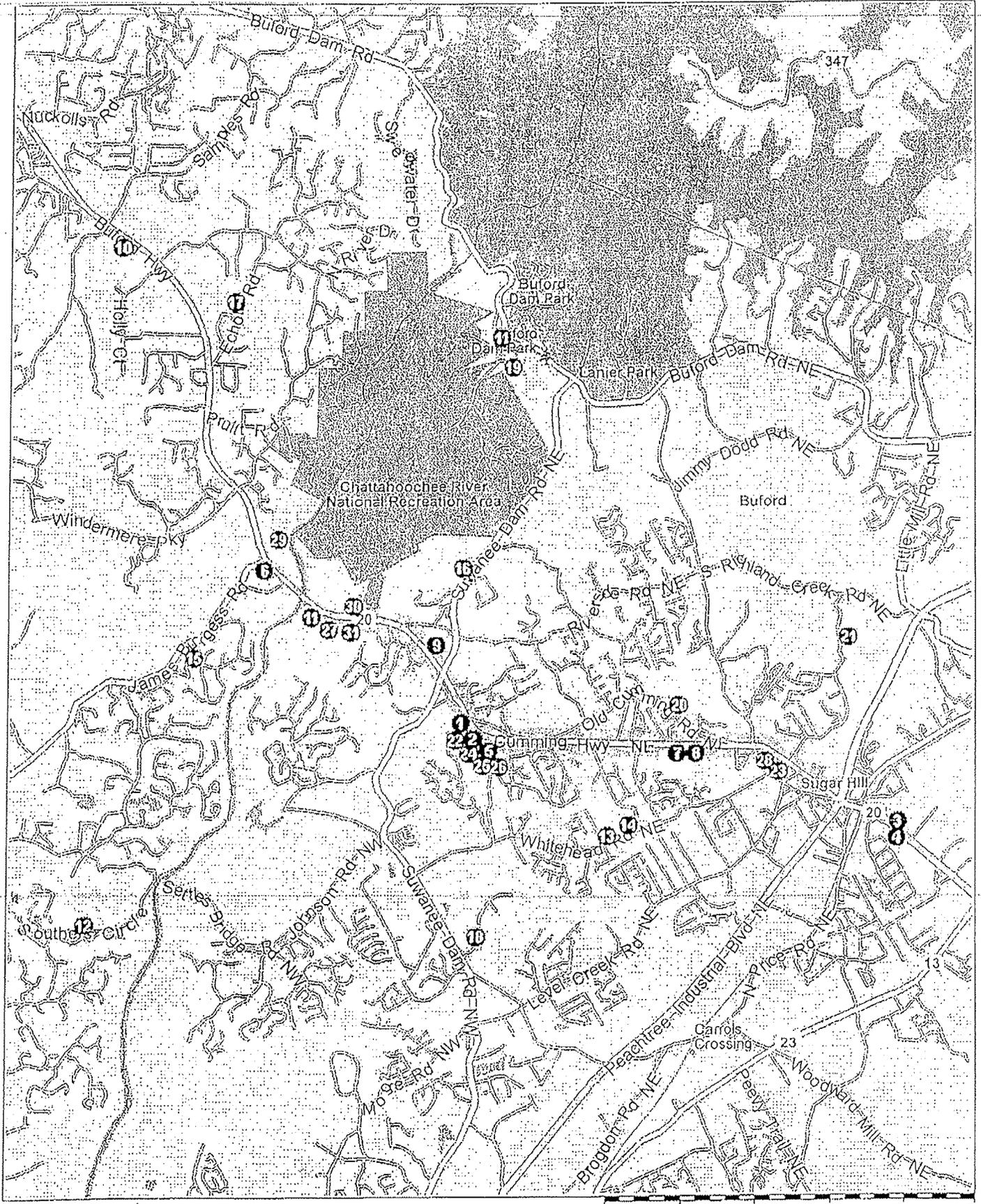
### RESIDENTIAL LAND

	ADDRESS	DATE	SALES PRICE	ACREAGE	PRICE/AC	PRICE/SF	
11	6785 Pannell Rd	12/10/06	\$95,000	0.59	\$161,017	\$3.70	
12	805 Southers Plantation Ln	12/22/08	\$45,000	0.75	\$60,000	\$1.38	
13	Lot 1 Whitehead Rd	01/21/10	\$82,250	2.33	\$35,300	\$0.81	
14	Lot 2 Whitehead Rd	01/21/10	\$82,250	2.37	\$34,705	\$0.80	
15	292 Patrick Cir	02/09/07	\$305,000	2.45	\$124,490	\$2.86	
16	6170 Suwanee Dam Rd	06/09/06	\$141,000	3.04	\$46,458	\$1.07	
17	2842 Echols Rd	07/16/07	\$325,000	3.12	\$104,167	\$2.39	
18	5090 Price DR	10/26/06	\$439,200	4.90	\$89,633	\$2.06	
19	957 Island Ford Rd	12/07/06	\$383,500	5.00	\$76,700	\$1.76	
20	5631 Old Cumming Rd	02/21/07	\$520,000	7.00	\$74,286	\$1.71	
21	1480 Hillcrest Dr	02/15/06	\$2,204,000	21.58	\$102,132	\$2.34	
					MEAN	\$82,626	\$1.90
					MEDIAN	\$76,700	\$1.76

### LISTINGS

	ADDRESS	DATE	LIST PRICE	ACREAGE	PRICE/AC	PRICE/SF	
22	3221 Buford Hwy	Listing	\$3,441,000	15.50	\$222,000	\$5.10	
23	Burnette Trl @ SR20	Listing	\$4,000,000	17.30	\$231,214	\$5.31	
24	6180 Cumming Hwy	Listing	\$18,000,000	121.00	\$148,760	\$3.42	
25	6274 Hwy 20	Listing	\$240,000	1.50	\$160,000	\$3.67	
					MEAN	\$190,494	\$4.37
					MEDIAN	\$191,000	\$4.38

# Comparable Location Map



**NOTICE OF LOCATION AND DESIGN APPROVAL**

**Project Number: MSL00-0004-00(430)**  
**Gwinnett County**  
**P. I. No.: 0004430**

Notice is hereby given in compliance with Georgia Code 22-2-109 that the Georgia Department of Transportation has approved the Location and Design of this project.

The date of location and design approval is June 18, 2010

**Descriptions of the Proposed Project:**

This project is the widening and reconstruction of SR 20 from east of Burnette Trail to Peachtree Industrial Boulevard in Gwinnett County. This project is located 100% in Gwinnett County, 100% in the 7<sup>th</sup> U.S. Congressional District. The project is located in Land Lots 291, 292, 305, 306, 307, 320, 321, 339, 346, and 347.

**Descriptions of the Proposed Construction:**

The existing SR 20 two lane roadway would be widened and reconstructed from east of Burnette Trail to Peachtree Industrial Boulevard in Gwinnett County. The proposed construction will widen and reconstruct existing SR 20 to provide for two 12 foot travel lanes in each direction divided by a 44 foot depressed grassed median, 16 foot shoulders including curb and gutter and 5 foot sidewalk on both sides of the roadway. Left turn lanes will be provided at median openings. Right turn lanes will be provided at each side road.

Drawings or maps or plats of the proposed project, as approved, are on file and are available for public inspection at the Georgia Department of Transportation:

Harold Mull, Area 5 Engineer  
Georgia Department of Transportation  
145 Hurricane Shoals Rd, NW  
Lawrenceville, Georgia 30046  
Email: [hmull@dot.ga.gov](mailto:hmull@dot.ga.gov)  
Telephone: (770) 339-2308

Any interested party may obtain a copy of the drawings or maps or plats or portions thereof by paying a nominal fee and submitting a written request to:

Hiral Patel, Project Manager  
Georgia Department of Transportation  
600 West Peachtree St.  
Atlanta, Georgia 30308  
Email: [hpatel@dot.ga.gov](mailto:hpatel@dot.ga.gov)  
Telephone: (706) 601-1849

Any written request or communication in reference to this project or notice SHOULD include the Project and P. I. Numbers as noted at the top of this notice.



Georgia Department of Transportation

Table 6.2. GDOT Design Standards for Collector Roadways							
Item No.	Item	Rural			Urban(1)		
1	Design Speed(2)	45 mph	55 mph	65 mph	25 mph	35 mph	45 mph
2	Level of Service(3)	C	C	C	C	C	C
3	Number of Travel Lanes	2 min-4 typ.	2 min-4 typ.	2 min-4 typ.	2	2 min-4 typ.	2 min-4 typ.
4	Width of Travel Lanes(4)	12-ft.	12-ft.	12-ft.	12-ft.	12-ft.	12-ft.
5	Overall Width of Shoulders(12)						
	Outside	10-ft.	10-ft.	10-ft.	n/a	n/a	n/a
	Median(5)	6-ft.	6-ft.	6-ft.	6-ft.	6-ft.	6-ft.
6	Width of Paved Shoulders						
	Outside	6.5-ft.	6.5-ft.	6.5-ft.	n/a	n/a	n/a
	Median(5)	2-ft.	2-ft.	2-ft.	2-ft.	2-ft.	2-ft.
7	Width of Median						
	Depressed	n/a	n/a	32-ft.-44-ft.	n/a	n/a	n/a
	Raised	20-ft.-24-ft.	20-ft.-24-ft.	20-ft.-24-ft.	20-ft.-24-ft.	Turn Lane (6) plus 8-12ft.	Turn Lane (6) plus 8-12ft.
	Flush	14-ft.	14-ft.	14-ft.	14-ft.	14-ft.	14-ft.
8	Sidewalk						
	Width of Sidewalk	n/a	n/a	n/a	5-ft.	5-ft.	5-ft.
	Sidewalk Offset from Curb	n/a	n/a	n/a	6-ft.	6-ft.	6-ft.
9	Width of Bike Lanes(5)	n/a	n/a	n/a	4-ft.	4-ft.	4-ft.
10	Fore Slope – Ratio	2:1 max.	4:1	4:1	2:1 max.	2:1 max.	2:1 max.
11	Back Slope – Ratio	2:1 max.	2:1 max.				
12	Pavement Cross Slope	0.02-ft./ft.	0.02-ft./ft.	0.02-ft./ft.	0.02-ft./ft.	0.02-ft./ft.	0.02-ft./ft.
13	Stopping Sight Distance(7)	360-ft.	495-ft.	645-ft.	155-ft.	250-ft.	360-ft.
14	Maximum Superelevation	0.06-ft./ft.	0.06-ft./ft.	0.06-ft./ft.	0.04-ft./ft.	0.04-ft./ft.	0.04-ft./ft.
15	Minimum Radius						
	Without Superelevation (+.02)(8)	4,680-ft.	6,820-ft.	9,130-ft.	1,340-ft.	2,490-ft.	4,040-ft.
	Without Superelevation (-.02)(8)	6,480-ft.	9,410-ft.	12,600-ft.	2,050-ft.	3,730-ft.	5,930-ft.
16	Minimum Radius (w/ Superelev.)(8)	643-ft	1,060-ft.	1,660-ft.	154-ft.	371-ft.	711-ft.
17	Maximum Grade (%) (9)						
	Level	7%	6%	5%	9%	9%	8%

	Holling	8%	7%	5%	11%	10%	9%
	Mountainous	10%	9%	8%	12%	12%	11%
18	Minimum Vertical Clearance(10)	14.5-ft.	14.5-ft.	14.5-ft.	14.5-ft.	14.5-ft.	14.5-ft.
19	Clear Zone	See note (11)					

Notes:

- (1) Applies to curbed sections only unless stated otherwise. Use rural standards for uncurbed sections.
- (2) See current AASHTO *Green Book* guidelines. Also see notes 6, 7, and 8 below for design speeds not shown
- (3) LOS D is permissible in heavily developed areas.
- (4) May be reduced to 11-ft. for urban type A.
- (5) Applies to uncurbed sections.
- (6) GDOT prefers the use of 24-ft. raised median if there are minimal impacts associated with a wider median.
- (7) Values shown are for the given design speed. For other design speeds, refer to current AASHTO *Green Book*, Chapter 3.
- (8) Values shown are for the given design speed. For other design speeds, see current AASHTO *Green Book*, Chapter 3.
- (9) Values shown are for the given design speed. For other design speeds, see **Chapter 4** of this Manual.
- (10) Minimum values are for vehicular clearances. Please refer to the current GDOT *Bridge and Structures Policy Manual* for further information, clearances at other facilities and limitations.
- (11) For clear zone distances, refer to the current edition of the AASHTO *Roadside Design Guide*, Chapter 3.
- (12) Shoulder widths less than the minimum recommended by AASHTO shall require a Design Exception.