



Design Guidelines

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CHAPTER 5

# STREETSCAPE MATERIALS

## Overview

The streetscape is comprised of the public space located between blocks and encompasses all portions of the street including pedestrian and vehicular areas.

The selection of appropriate street-scape materials should be based upon the following: desired visual image, compatibility with adjacent paving materials, safety and performance, durability, maintenance requirements, environmental benefit, and cost. Consideration should be given to the massing of impervious material, the heat impact of paving material,

- and the storm-water runoff caused by paving materials. Landscaping should be used to break up large expanses of impervious paving material. Permeable surfaces can not only minimize storm-water runoff, but can add aesthetic variation to the landscape. As the natural ground surface filters rainwater through its soil, permeable surfaces provide the function and durability of pavement with the filtration benefits of the soil. Permeable pavement also provides a means for surface water to infiltrate into the groundwater aquifer. With less water on the street, permeable pavements also reduce the occurrence of hydroplaning and similar rain-related traffic accidents.

Material	Parking Lots	Sidewalks / Crosswalks	Trails	Plazas / Patios	Roadways
Wood		X	X	X	
Granite Fines / Slate Chips / Gravel			X	X	
Pavers (brick, etc.)	X	X		X	X
Exposed Aggregate Concrete		X		X	
Concrete	X	X	X	X	X
Asphalt	X		X		X

X = Style is allowed on the indicated site element

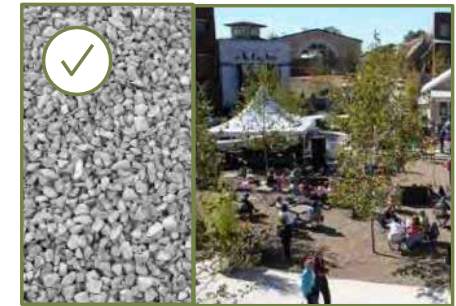
### GENERAL STANDARDS

*Use of pervious hardscape materials is encouraged.*

- Pervious pavement is encouraged in alleys, parking lots, plazas
- Brick pavers and other special paving materials or overhead features shall be used to distinguish pedestrian walkway surface areas



> Brick Pavers



> Granite Fines, Slate Chips, & Gravel



> Asphalt



> Permeable Paving



> Exposed aggregate concrete and smooth concrete



> Large expanses of non-porous asphalt parking without vegetation

## CHAPTER 5

# SITE FURNISHINGS: BENCHES, RACKS, & RECEPTACLES

### Overview

When street furniture is installed, it shall conform to the requirements of this section.

### Design

Site furnishings, such as benches and trash receptacles should be appropriately styled and scaled to complement building architecture and to reinforce the character of the streetscape. Streetscape furnishings and streetlights should coordinate with each other in style, color, and finish.

#### BIKE RACK



**U Bike Rack - Square Tube**  
Item # 509-2040

**Mounting:** In Ground

**Finish:** Black

[www.theparkcatalog.com](http://www.theparkcatalog.com)



#### BIKE REPAIR STATION



**Huntco Site Furnishings**  
Deluxe Public Work Stand  
· Tools

**Mounting:** In Ground

**Finish:** Powder Coat  
Matte Black (BK-08)

[www.huntco.com](http://www.huntco.com)



#### TRASH RECEPTACLE



**DuMor Inc.**

*Receptacle 502*

*Product #: 502-32HS-FTO*

32-Gallon Steel Receptacle, Top Deposit

**Mounting:** S-1 Embedment

**Finish:** Powder Coated "Textured Charcoal"

[www.dumor.com](http://www.dumor.com)



#### BENCH



**DuMor Inc.**

*Bench 500*

*Product #: 500-60HS*

6' Steel Bench Steel Seat

**Mounting:** S-1 Embedment

**Finish:** Powder Coated "Textured Charcoal"

[www.dumor.com](http://www.dumor.com)



#### BACKLESS BENCH



**DuMor Inc.**

*Bench 501*

*Product #: 501-60HSNA*

6' Steel Backless Bench, No Arms, Steel Seat

**Mounting:** S-1 Embedment

**Finish:** Powder Coated "Textured Charcoal"

[www.dumor.com](http://www.dumor.com)



CHAPTER 5

# SITE FURNISHINGS: LIGHTING

## Overview

Outdoor lighting should be designed in regard to placement, intensity, timing, duration, and color. These regulations support lighting that does the following:

### Promote Safety

Too heavy of lighting can result in unsafe glare conditions for motorists and could thus, contribute to more accidents on the roadways. The roadway and/or pedestrian lighting should illuminate circulation and activity zones and facilitate safe pedestrian and vehicular movement. Appropriate illumination should be provided at points of decision, such as intersections, arrival points, and other special features.

Consistent levels of illumination should be maintained in public areas. Safe and comfortable circulation depends more on the consistency of

illumination than on the level or brightness of the lighting. All light sources should be shielding to reduce glare, spill light, and wasted light.

### Be Better Neighbors

Lighting in commercial areas should not spill over onto adjacent residential areas. The color of light source should be considered. High pressure sodium produces a yellow colored light, and metal halide is a more natural white light.

### Save Money

Light fixtures with efficient light bulbs such as LEDs are more expensive in the short-term but cost-effective over time because they use less energy.

### Reduce Skyglow

Our clear view of the night sky is a resource in Lumpkin County and is significantly important to county residents to be retained. Stray

excessive lighting contribute to "light pollution", clutter, and unnatural "skyglow".

Discouraged or unacceptable light fixtures include those that produce glare and light trespass. Acceptable light fixtures are those that shield the light source to reduce glare and light trespass, and to facilitate better vision at night.

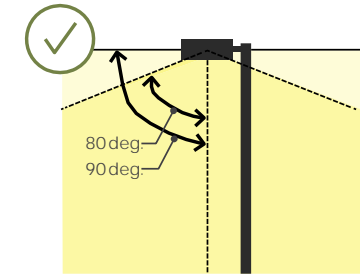
### Full Cut Off and Fully Shielded

Full cut off and fully shielded light fixtures are recommended for the Lumpkin County Gateway Corridor. Full cut off light fixtures do not allow light to be emitted above the fixture and the fixture reduces glare by limiting the light output to less than 10% at and below 10 degrees below the horizontal. Fully shielded fixtures are constructed and installed in such a manner that all light emitted by it, either directly from the lamp or a diffusing element, or indirectly by reflection or refraction from any part of the fixture, is projected below the horizontal. See the diagram at right.

### Be Attractive

The finish on street lights and site furnishings should coordinate in overall design, color, finish, and placement.

The lighting fixtures shown on the following page are considered acceptable light fixtures for the Lumpkin County Gateway Corridor Overlay District.



>Example diagram showing a cut off light fixture. No light should be at or above the 90 degrees.



>Example of an appropriate pedestrian path light (specs shown on following page)



>Example of non cut-off lighting that produces too much glare

## GENERAL STANDARDS

- Outdoor lighting shall be established so that adjacent properties and roadways are not adversely affected and no direct light is cast upon them unless the lighting is specifically intended to illuminate pedestrian paths or other means of inter-parcel connectivity. It shall be designed to provide adequate illumination, but light shall not be excessive so as to cause light pollution, create a negative visual impact, or safety concerns.
- The specific standards for outdoor lighting plan are contained in the Guidelines for Good Exterior Lighting Plans, developed by the International Dark-Sky Association, and which is contained within the Gateway Corridor Overlay District Design Guidelines.
- Permanent mounted exterior neon lights and laser sourced lights for outdoor advertising or entertainment are prohibited.

CHAPTER 5

# SITE FURNISHINGS: LIGHTING CONT.

## BOLLARD: UNLIT



**Huntco Site Furnishings**  
5-Inch Square Bollard  
Standard Flat Top  
Size: 36" Height, 10" Length,  
10" Width  
Mounting: In Ground  
Finish: Powder Coat Matte  
Black (BK-08)  
[www.huntco.com](http://www.huntco.com)



## BOLLARD: LIT



**Lumens**  
Open Top Square LED Bollard  
Landscape Light By Kuzco  
Lighting  
Size: Length 5.88", Width  
5.88", Height 36"  
Finish: Black  
Temperature: 3000K  
[www.lumens.com](http://www.lumens.com)



## MAST ARM (FULL CUTOFF)



**Light Poles Plus**  
Single Fixture Mount, 4' Long,  
Aluminum Tapered Elliptical Mast  
Arm Bracket, Pole Top Hub Mount  
Part Number:  
VA-A-MST-R30-1-000-FP-SG-48  
Finish: Black (VA-BK)  
[www.lightpolesplus.com](http://www.lightpolesplus.com)  
Note: Pole to be chosen by  
qualified engineer to analyze  
loading design.



## PEDESTRIAN PATH LIGHT



**Lumens**  
LED Garden and Pathway  
Luminaire - 77263/77264 By  
BEGA  
Size: Width 4.38", Height 27.5"  
Finish: Graphite  
Temperature: 3000K  
[www.lumens.com](http://www.lumens.com)



## PEDESTRIAN AREA LIGHT



**Lumens**  
Open Square LED Bollard  
Landscape Light By  
Kuzco Lighting  
Size: Length 5.88", Width  
5.88", Height 36"  
Finish: Black  
Temperature: 3000K  
[www.lumens.com](http://www.lumens.com)



## STREET LIGHT (FULLCUTOFF)



**GA Power LED**  
Decorative Post Top Lighting  
Model: Philips MetroScape  
LED Post-Top (MPTR)  
Temperature: 3000K  
Fixture Color: Black (BKTX)  
[www.georgiapower.com](http://www.georgiapower.com)



» *The location of trees may affect the consistency of illumination along the streetscape. The distance between a street tree and a street light will depend on the type of light. Generally, the center of a street tree should be no closer than 12 feet from a streetlight.*

CHAPTER 5

# SITE FURNISHINGS: FENCING & RETAINING WALLS

## GENERAL STANDARDS

No graded slope may be steeper than 3:1 horizontal to vertical. Any slope steeper will require a retaining wall. Retaining walls shall meet the following minimum requirements, though alternative designs may be approved if they adequately address the negative aesthetic impacts of the wall:

- I. The height and length of retaining wall shall be minimized and screened with appropriate landscaping.
- II. Concrete or block retaining walls with smooth face are prohibited. Walls visible from the roadway shall be faced with brick, stone, or other architectural treatment.
- III. Terracing and multi-tiered walls should be considered as an alternative to the use of tall or prominent retaining walls, particularly in highly visible areas on hillsides.
- IV. Retaining walls shall be located beyond any landscape buffer along any right of way.

### COLUMN: FENCE ANCHOR



**Granite Column**  
 Design: Custom, by project  
 Pattern: Grey Granite Ashlar

### RETAINING WALLS: HIGHLY VISIBLE COMMERCIAL AREAS



**Granite Block**  
 Design: Custom, by project  
 Color: Grey Granite

### RETAINING WALLS: MODERATELY VISIBLE AREAS



**Wood**  
 Design: Custom, by project  
 Color: Dark Stain  
 Pattern: Horizontal



> Example of a smooth face concrete/cinderblock wall that is not permitted in the Gateway Corridor Overlay District

### FENCE: RESIDENTIAL APPLICATIONS



**Vinyl Fence and Deck**  
 Black Vinyl Horse Fence  
 Style: 3-Rail \*Heavy Duty  
 Black Vinyl 3"  
 Height: 4.5 feet  
 Mounting: In Ground  
 Finish: Black  
[www.vinylfenceanddeck.com](http://www.vinylfenceanddeck.com)



### FENCE GATE



**Vinyl Fence and Deck**  
 Black Vinyl Horse Gate  
 Style: Single Swing  
 Height: To Match fence height; 4.5 feet  
 Finish: Black  
[www.vinylfenceanddeck.com](http://www.vinylfenceanddeck.com)



## CHAPTER 5

# PLANT MATERIALS

### Plant Selection

Plant materials should be adaptable to existing soils, climatic and lighting conditions, and be disease resistant. Native plant species are encouraged. Whenever possible, landscape design should incorporate drought-tolerant tree and plant species that are native to North Georgia. In some cases, it may also incorporate non-native species that are hardy in local climate, and historically-appropriate. (see a full list of recommended trees and plantings in the Appendix A.1).

Site landscaping should complement and soften new construction and building architecture and plant materials should create spaces by providing walls and canopies in outdoor areas. In addition, landscaping should provide a sense of scale and seasonal interest.

### Species Diversity

Landscape plans should include diverse plant species, including evergreen, flowering, and shade tree species combined with shrubs, ground covers, and annual and perennial plantings. However, to create a uniform tree-

lined street, generally no more than two species of street tree should be used along a single block face of a roadway. A different tree species may be used to highlight intersections, where appropriate.

### Maintenance

Maintenance should be considered when selecting landscaping materials. Significant healthy trees should be preserved and maintained. Trees on public and private property should be appropriately trimmed around utility lines. Hazardous dead or dying trees on

County-owned property should be removed and replaced.

### Intent of Standards

These regulations are intended to provide the Gateway Corridor Overlay District with consistent vegetation that provides visual continuity.

### GENERAL STANDARDS

#### *Preserve and maintain mature trees and significant vegetation.*

- As many existing trees should be preserved as possible, particularly any large, rare, or historically significant trees.
- Include existing vegetation as a part of a landscape design scheme where appropriate.
- Identify healthy trees and vegetation clusters for preservation. Special consideration should be given to mature trees, 6" or greater in diameter, and to vegetation clusters with significant visual impact.

#### *Use native tree and plant species in landscape design, whenever possible.*

- Use drought-tolerant species, native to the region and suitable to the North Georgia climate.

- Reserve the use of high-maintenance plants, if necessary, for small accent areas in the landscape.
- See Appendix A.1 to review the complete list of recommended plants.
- Invasive plant species are prohibited.

#### *Use a coordinated landscape palette to establish a sense of visual continuity in the design of a site (includes lighting structures, paving materials, plantings, and street furniture).*

- Use a consistent plant palette throughout the property.
- Consider how the design of streetscape furnishings can relate to those in the public way that abut the property.
- Use plantings to highlight building entries.



> This image was the highest rated image among Lumpkin County residents in the Visual Preference Survey (results can be found in Appendix A.3). The community would like to see more natural, undisturbed type greenspaces using native plant species when possible.

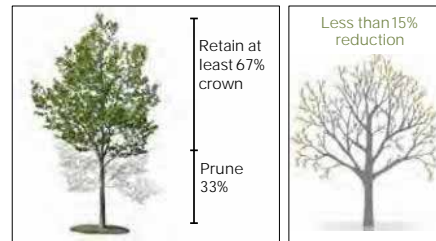
## CHAPTER 5

# PLANT MATERIALS

### Street Trees

The following street trees are all native to North Georgia and permitted in the Gateway Corridor Overlay District.

Crown raising is restricted to less than 15% of the live crown height. Leave the crown at least two thirds of the total height of every tree. Only limbs 1/2" - 3".



**HIGHTOWER WILLOW OAK**  
*Quercus phellos 'Hightower'* (Native)

**Recommended use:** as a street tree due to its upright-oval form and proven urban adaptability and durability

**Characteristics:** likes full sun/partshade; tolerates air pollution; yellow fall color



**GEORGIA GEM GREENASH**  
*Fraxinus pennsylvanica 'Georgia Gem'* (Native)

**Recommended use:** fast growing shade tree or street tree; as windbreaks

**Characteristics:** tolerates air pollution; tolerates wet soils; yellow fall color



**NUTTALL OAK**  
*Quercus nuttallii* (Native)



**GREEN ASH**  
*Fraxinus pennsylvanica* (Native)



**JEFFERSON ELM**  
*Ulmus americana 'Jefferson'* (Native)

**Recommended use:** large median plantings;  
**Characteristics:** tolerates drought and air pollution; high tolerance to Dutch Elm Disease; yellow fall color



**AMERICAN SYCAMORE**  
*Platanus occidentalis* (Native)

**Recommended use:** as a natural early colonizer of disturbed sites with yellow fall color; use in bioswales and rain gardens; use in medium-wet soils; tolerates air pollution



## CHAPTER 5

# PLANT MATERIALS

## Flowering Trees

The following small flowering trees are all native to North Georgia and permitted in the Gateway Corridor Overlay District.



**DOGWOOD**  
*Cornus* variety (var. florida = Native)

**Recommended use:** as a shrub border or backdrop species and can be used under powerlines; as single specimen

**Characteristics:** attracts birds/butterflies; less than full-day sun; tolerates clay soils; showy flowers in April-May



**SWEETBAY MAGNOLIA**  
*Magnolia virginiana* (Native)

**Recommended use:** as a specimen tree in wet soils; for buffer strips around parking lots or for median strip plantings

**Characteristics:** tolerates clay and wet soils; tolerates air pollution; semi-evergreen with showy flowers in May-June



**LITTLE GEM DWARF SOUTHERN MAGNOLIA**  
*Magnolia grandiflora* 'Little Gem' (Native)

**Recommended use:** privacy screens; hedges; espaliers; in very wet areas

**Characteristics:** evergreen with large white flowers during late spring to summer



**AMERICAN HOLLY**  
*Ilex opaca* (Native)

**Recommended use:** privacy screens

**Characteristics:** attracts birds; tolerates clay soils; tolerates air pollution; evergreen foliage for year round color



**DOWNY SERVICEBERRY**  
*Amelanchier arborea* (Native)

**Recommended use:** as a naturalistic planting (shrubby form if root suckers not removed); as a specimen or in grouping; can be used under powerlines

**Characteristics:** attracts birds; likes full sun/part shade; tolerates clay soils; tolerates air pollution; yellow to orange to red fall color with white flowers in March-April



**FRINGE TREE**  
*Chionanthus virginicus* (Native)

**Recommended use:** in front of a dark backdrop; as individual specimens or in groups as mixed shrub borders; can be used under powerlines

**Characteristics:** attracts birds; prefers full sun/part shade; tolerates clay soils; tolerates air pollution; showy flowers May-June

## CHAPTER 5

# PLANT MATERIALS

## Shrubs

The following shrubs are all native to North Georgia and permitted in the Gateway Corridor Overlay District.



**DWARF YAUPON HOLLY**  
*Ilex vomitoria* (Native)

**Recommended use:** foundation plantings; along a fence; as a low hedge; in rain gardens

**Characteristics:** attracts birds; tolerates air pollution and wet soils; evergreen



**ARROWWOOD VIBURNUM**  
*Viburnum dentatum* (Native)



**ADAMS NEEDLE**  
*Yucca filamentosa* (Native)

**Recommended use:** suited to containers; for year round interest and fast growth rate

**Characteristics:** attracts butterflies; prefers full sun and dry-medium soils; tolerates rabbits, deer, drought, erosion, shallow rocky soils, and air pollution; evergreen



**VIRGINIA SWEETSPIRE**  
*Itea virginica* (Native)



**ADAM'S NEEDLE**  
*Yucca filamentosa* (Native)



**OAKLEAF HYDRANGEA "RUBY SLIPPERS"**  
*Hydrangea quercifolia* (Native)

## CHAPTER 5

# PLANT MATERIALS

## Ornamental Grasses, Sedges, & Groundcovers

The following groundcovers and grasses are all native to North Georgia and permitted in the Gateway Corridor Overlay District.



**LITTLE BLUESTEM**  
*Schizachyrium scoparium* (Native)



**CAREX SPECIES**  
*Carex spp.* (Native)



**MUHLY GRASS**  
*Muhlenbergia capillaris* (Native)

**Recommended use:** mass grouping planting or container plantings; naturalized areas; partial to full sun/part shade

**Characteristics:** tolerates drought; tolerates air pollution; semi-evergreen with summer-fall pink blooms



**BUTTERFLY WEED**  
*Asclepias tuberosa* (Native)

**Recommended use:** rain gardens; naturalized areas; specimen plant

**Characteristics:** attracts several butterfly species; needs full sun; tolerates deer, drought, erosion, and rocky soils; bright orange flowers from summer-fall



**SHENANDOAH SWITCH GRASS**  
*Panicum virgatum* 'Shenandoah' (Native)  
**Recommended use:** mass background plantings or containers; meadows, wild gardens, naturalized areas; rain gardens

**Characteristics:** fast growing; prefers full sun/part shade; tolerates droughts, erosion, wet soils, and air pollution; reddish-pink flowers in the summer and burgundy leaves in the fall



**CONEFLOWERS**  
Echinacea (purpurea 'Tiki Torch', purpurea 'Sundown') (Native)

**Recommended use:** as a vertical element addition to the landscape; best in containers or borders; naturalized area

**Characteristics:** attracts birds and butterflies; prefers full sun/part shade; tolerates deer, drought, clay soils, and rocky soils; longlasting showy flowers