



SPC GEORGIA
WEST ZONE

SOLD SOLD SOLD

PARCEL 1
TOTAL AREA
118,934 SQ. FT.
2.730 +/- ACRES

PARCEL 2A
TOTAL AREA
31,916 SQ. FT.
0.733 +/- ACRES

PARCEL 2B
TOTAL AREA
47,438 SQ. FT.
1.089 +/- ACRES

PARCEL 3
TOTAL AREA
63,596 SQ. FT.
1.460 +/- ACRES

PARCEL 4
TOTAL AREA
1,123 SQ. FT.
0.026 +/- ACRES

LEGEND & ABBREVIATIONS

	FENCE		TRANSFORMER BOX (TX)
	STORM SEWER EASEMENT		FLAG POLE (FP)
	SANITARY SEWER		CALCULATED POINT
	SANITARY SEWER SERVICE		FIRE HYDRANT (FH)
	WATER LINE		WATER VALVE (WV)
	GAS LINE		WATER METER (WM)
	UNDERGROUND POWER LINE		LIGHT POLE (LP)
	OVERHEAD POWER LINE		GAS METER (GM)
	TELEPHONE LINE		GAS VALVE (GV)
	FIBER OPTIC		HEAD WALL (HW)
	CABLE TELEVISION		CURB AND GUTTER (C&G)
	TOPOGRAPHIC CONTOUR		SPOT ELEVATION
	PROPERTY LINE		ELECTRIC METER (EM)
	CATCH BASIN (C&B)		POWER POLE (PP)
	CATCH BASIN (S&C&B)		SIGN
	DROP INLET (DI)		BENCHMARK
	JUNCTION BOX (JB)		CLEANOUT (CO)
	SS MANHOLE (MH)		



CURVE TABLE

CURVE	RADIUS	LENGTH	CHORD	BEARING
C1	507.98	193.71	192.76	S42°16'25"W
C2	1147.41	40.23	40.23	S27°10'37"W

50 0 50 100 150 FT.
SCALE: 1" = 50'

DATE	: 7/3/2018
PROJECT NO.	: 029-18
SCALE	: 1" = 50'
DRAWN BY	: GUY BRINKLEY
CHECKED BY	: RYAN SCHULDT
FIELD CREW	: MONDARIUS MAXWELL JASON HULSEY
18x24 DWG PATH:	: 2018/029-18/029-18BND
SHEET	: 2 OF 2

ALTA SURVEY
FOR
**FIRST AMERICAN
TITLE INSURANCE COMPANY**

8, 12, & 14 SHALLOWFORD ROAD
KENNESAW, GA 30144
LOCATED IN L.L. 66, 67, & 78
16th DISTRICT, 2nd SECTION
COBB COUNTY, GA.

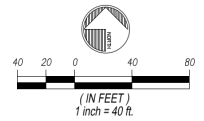


**NORTH POINT
LAND SURVEYING**
821 WYNTUCK DRIVE
KENNESAW, GEORGIA 30152
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www.NPLandSurveying.com

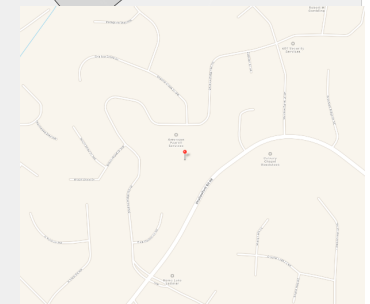
SOLD SOLD SOLD



DEVELOPMENT SUMMARY	
ZONING	EXISTING ZONING R-30
	PROPOSED ZONING R-12
	SITE AREA 6.1 +/- ACRES
DENSITY	NUMBER OF UNITS 18 UNITS
	PROPOSED DENSITY 2.85 UNITS/ACRE
	MAXIMUM DENSITY ALLOWED N/A
	MINIMUM HEATED AREA 1,800 SF
	MAXIMUM BUILDING HEIGHT 35 FEET
SETBACKS (INTERIOR)	FRONT 20 FEET
	SIDE 5 FEET
	REAR 40 FEET
PARKING REQUIRED PER FIRE MARSHAL	9 SPACES



THE UTILITIES SHOWN HEREON ARE FOR THE CONTRACTOR'S CONVENIENCE ONLY. THERE MAY BE OTHER UTILITIES NOT SHOWN ON THESE PLANS. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE LOCATIONS SHOWN AND IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO IDENTIFY ALL UTILITIES WITHIN THE LIMITS OF THE WORK. ALL DAMAGE MADE TO EXISTING UTILITIES BY THE CONTRACTOR SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.



LOCATION (NTS)

WEST SHALLOWFORD ROAD TRACT
 LAND LOTS 66,67 16TH DISTRICT COBB COUNTY, GEORGIA