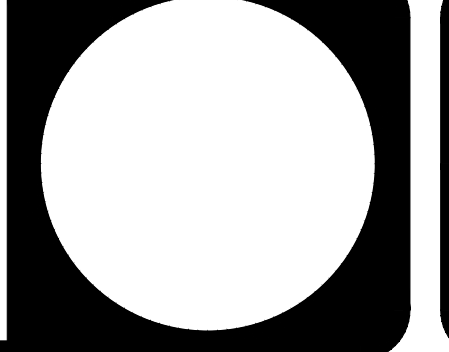
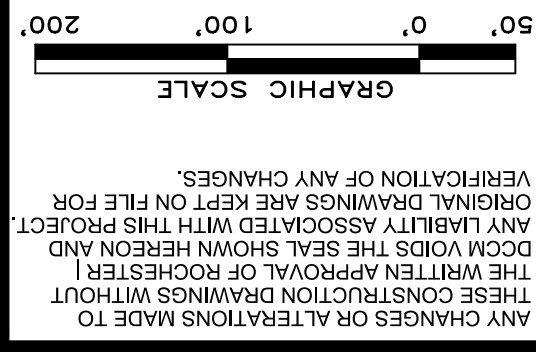


**REVISIONS**

NO.	DATE	DESCRIPTION



- EXISTING SUBJECT PARCELS:**
- 10104-000020
  - 10104-000022
  - 10104-000023
  - 10104-000031
  - 10104-000059

CONCEPT IS DRAWN FROM GIS DATA. PARCEL AREAS, BOUNDARIES, FLOOD PLAIN, STREAM LINES, AND STREAM BUFFERS ARE SUBJECT TO CHANGE.

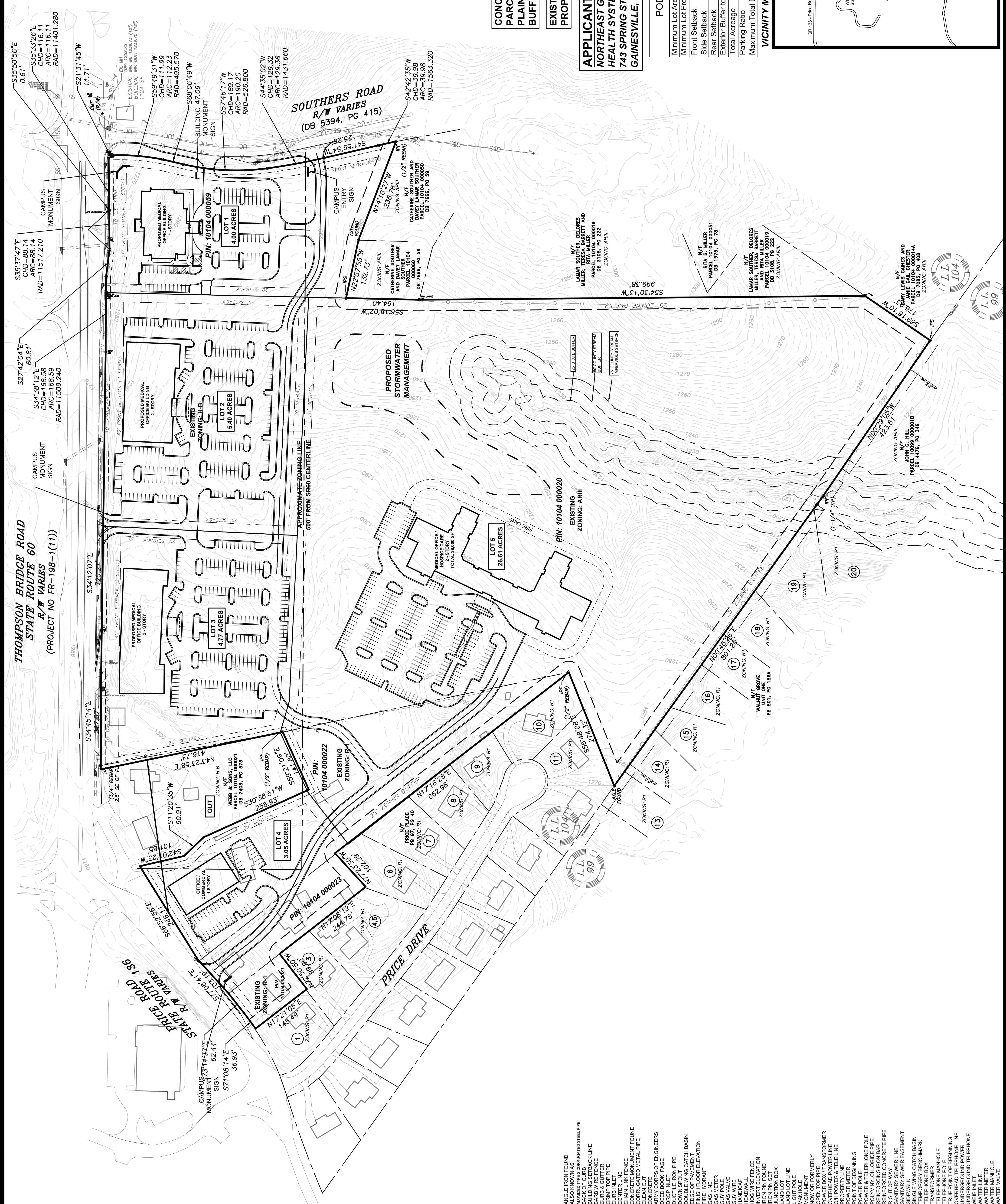
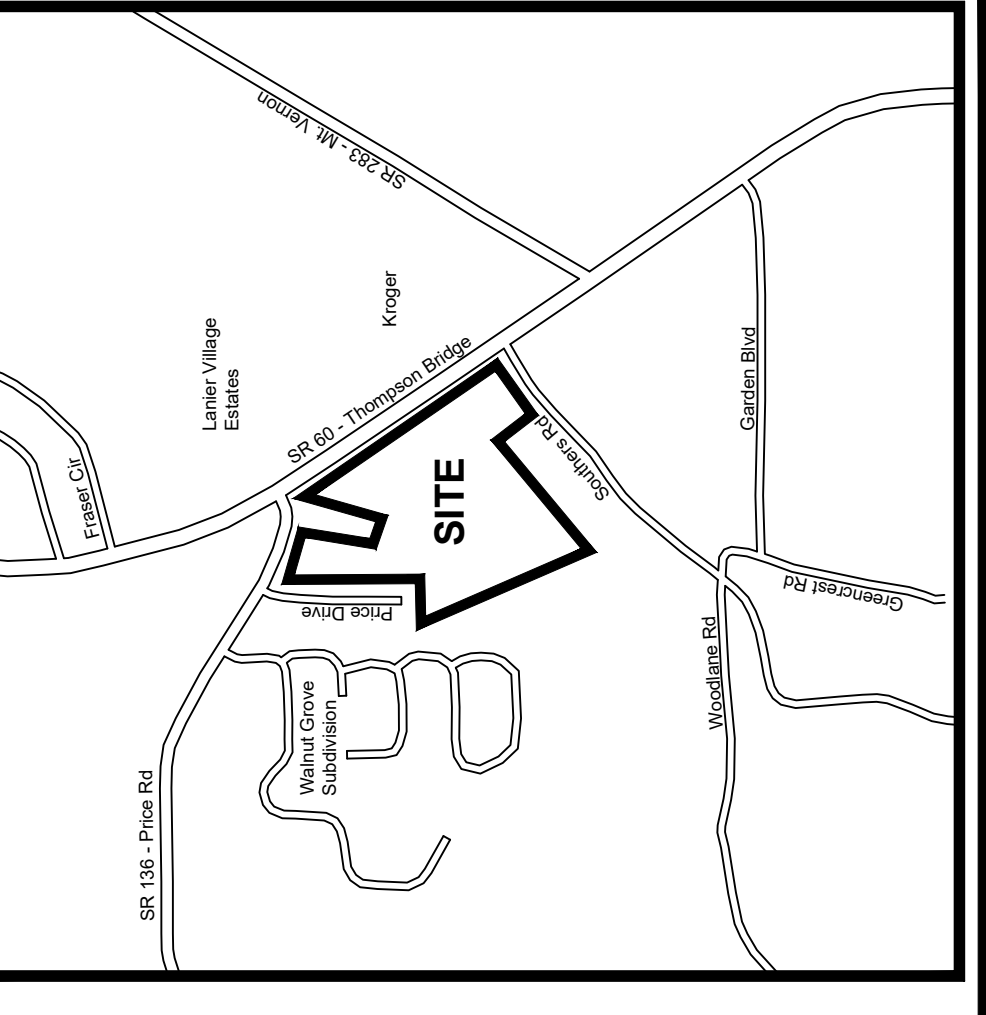
EXISTING ZONING: AR-III, R-1, AND H-B  
 PROPOSED ZONING: POD

**APPLICANT:**  
**OWNER:**  
**THE MEDICAL CENTER FOUNDATION, INC.**  
**HEALTH SYSTEMS, INC.**  
**743 SPRING STREET, N.E.**  
**GAINESVILLE, GA 30501**

**POD DEVELOPMENT STANDARDS**

Minimum Lot Area	15,000 sq ft
Minimum Lot Frontage	100 FT
Front Setback	25', 15' add. per bldg story
Side Setback	20 FT
Rear Setback	10 FT
Exterior Buffer to Residential Zoning	25 FT
Total Acreage	43.89 Acres
Parking Ratio	Per Hall County Guidelines
Maximum Total Building Floor Area	200,000 sf

VICINITY MAP N.T.S.



**THOMPSON BRIDGE ROAD**  
**STATE ROUTE 60**  
**R/W VARIES**  
**(PROJECT NO FR-198-(11))**

**SOUTHERS ROAD**  
**R/W VARIES**  
**(DB 5394, PG 415)**

**PRICE DRIVE**

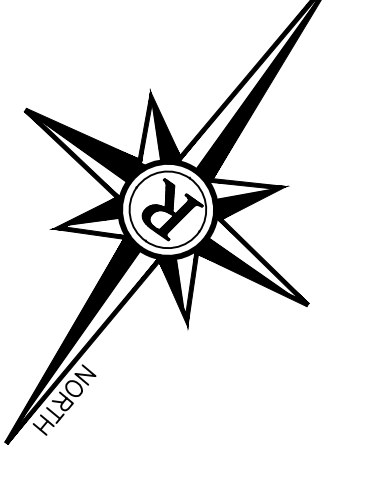
- LEGEND**
- AIF - ANGLE IRON FOUND
  - AKA - ALSO KNOWN AS
  - BC - BACK OF CURB (UNGRADEDED) STEEL PIPE
  - BL - BUILDING SETBACK LINE
  - CF - CURB FACE
  - CMS - CURB & GUTTER
  - CI - CURB INLET
  - CI - CURB TOP PIPE
  - CLF - CHAIN LINK FENCE
  - CLM - CONCRETE MONUMENT FOUND
  - CONC - CONCRETE
  - CONC - CLEAN OUT
  - CORP - ARMY CORPS OF ENGINEERS
  - DEPG - DEPOSIT PAGE
  - DI - DROP INLET
  - DIP - DUCTILE IRON PIPE
  - DINCB - DOUBLE WING GATCH BASIN
  - EP - EDGE OF PAVEMENT
  - FEE - FINISH FLOOR ELEVATION
  - GL - GUY WIRE
  - GM - GAS METER
  - GS - GAS VALVE
  - GW - GUY WIRE
  - HC - HANDICAP
  - HE - HOG WIRE FENCE
  - IE - INVERT ELEVATION
  - IPF - IRON FINISHLAND
  - JB - JUNCTION BOX
  - LL - LAND LOT
  - LL - LIGHT POLE
  - LL - LIGHT POLE
  - LL - MANHOLE
  - MON - MONUMENT
  - MON - MONUMENT RATHERLY
  - OMP - OPEN TOP PIPE
  - OPB - OPEN TOP PIPE
  - PB - POWER BOX / TRANSFORMER
  - PFC - OFF POWER & TELE LINE
  - PFL - OFF POWER & TELE LINE
  - PP - PROPERTY LINE
  - PM - POWER METER
  - PP - POWER METER
  - PP - POWER POLE
  - PP - POWER & TELEPHONE POLE
  - PP - POWER & TELEPHONE POLE
  - RB - REINFORCED CONCRETE PIPE
  - RCP - REINFORCED CONCRETE PIPE
  - RI - RIGHT OF WAY
  - RW - RIGHT OF WAY
  - SSE - SANITARY SEWER EASEMENT
  - SW - SIDEWALK
  - SW - SIDEWALK CATCH BASIN
  - TR - TRUNK MANHOLE
  - TBX - TELEPHONE BOX
  - TF - TELEPHONE
  - TR - TRANSFORMER
  - TR - TRANSFORMER MANHOLE
  - TP - TRUE POINT OF BEGINNING
  - TPPB - TRANSFORMER POINT OF BEGINNING
  - UP - UNDERGROUND TELEPHONE
  - UP - UNDERGROUND TELEPHONE
  - WI - WEIR INLET
  - WM - WATER METER
  - WMH - WATER MANHOLE
  - WW - WATER VALVE



NO.	DATE	DESCRIPTION

GRAPHIC SCALE  
0' 100' 200'

ANY CHANGES OR ALTERATIONS MADE TO THESE CONSTRUCTION DRAWINGS WITHOUT THE WRITTEN APPROVAL OF ROCHESTER & ASSOCIATES, LLC WILL BE AT THE RISK OF THE CONTRACTOR. ORIGINAL DRAWINGS ARE KEPT IN THE PROJECT LOGS.



**EXISTING SUBJECT PARCELS:**  
10104-000020  
10104-000022  
10104-000023  
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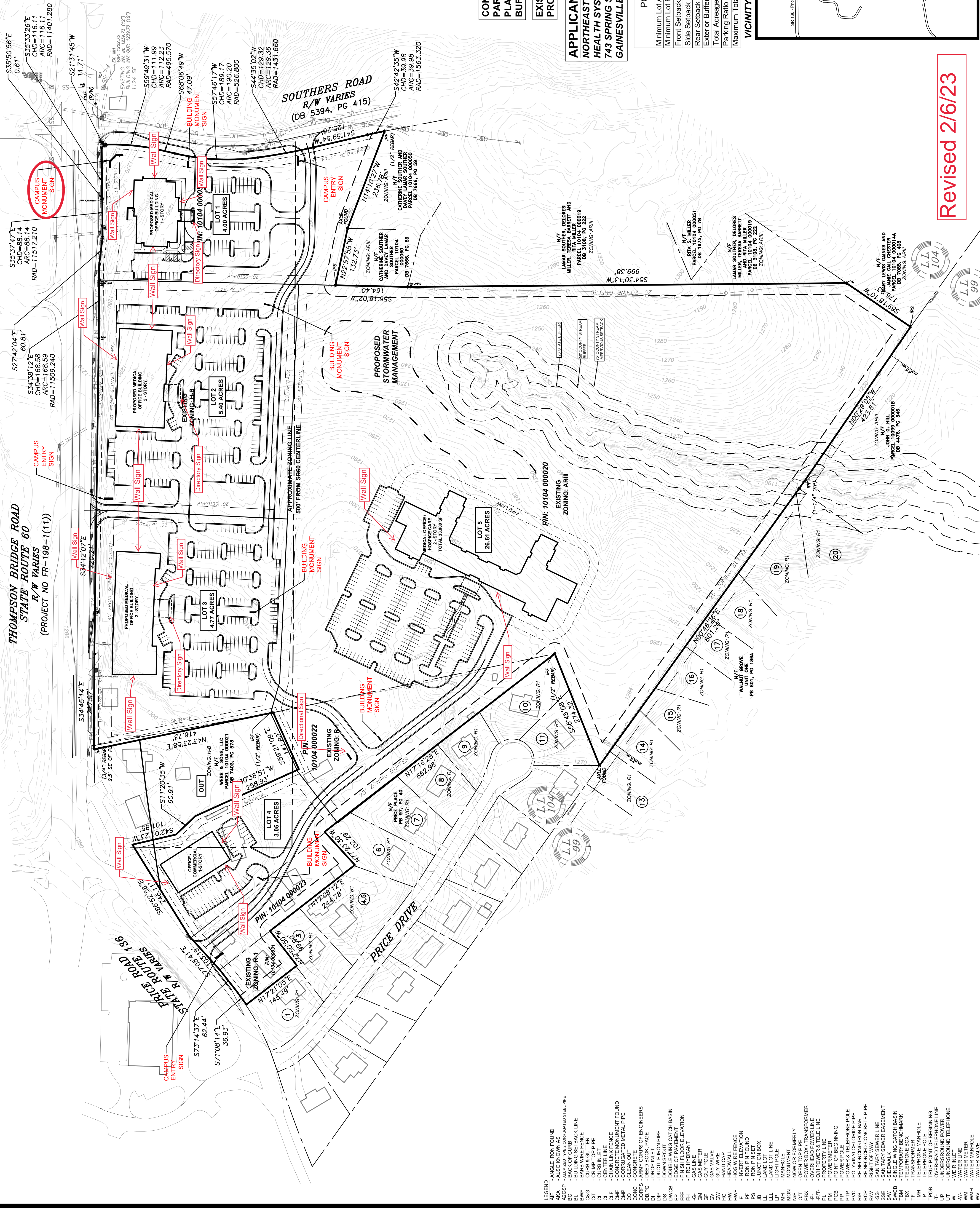
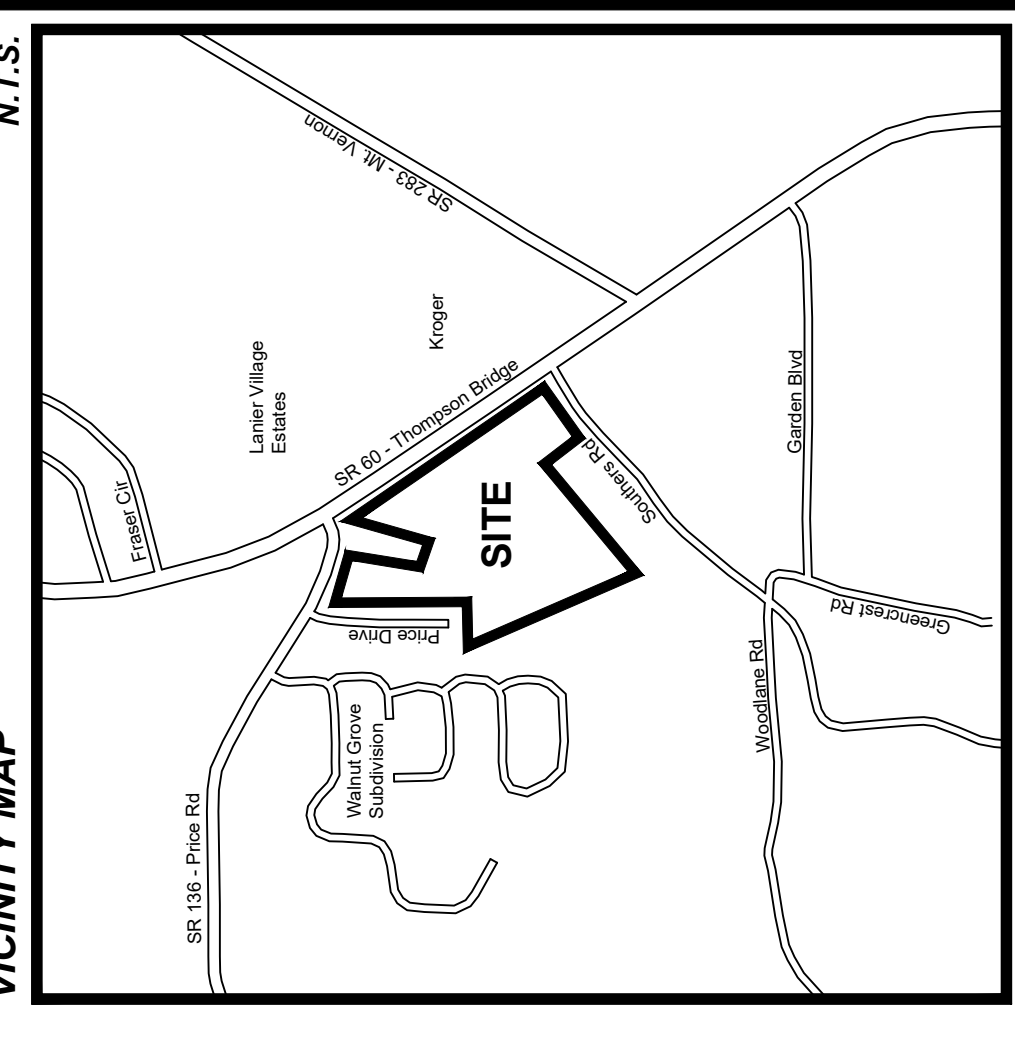
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**N.T.S.**



Revised 2/6/23

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PARLAY 2.0: welcome, jarron. Your subscription is active.

### Untitled Map

Write a description for your map.

**Legend**

- Feature 1
- Feature 2
- Untitled Path
- Untitled Polygon



Potential Access Drive Location

PRICE ROAD (SR 136)

45 MPH Posted

280' +/-

280' +/-

Google Earth

WEBB

200 ft

