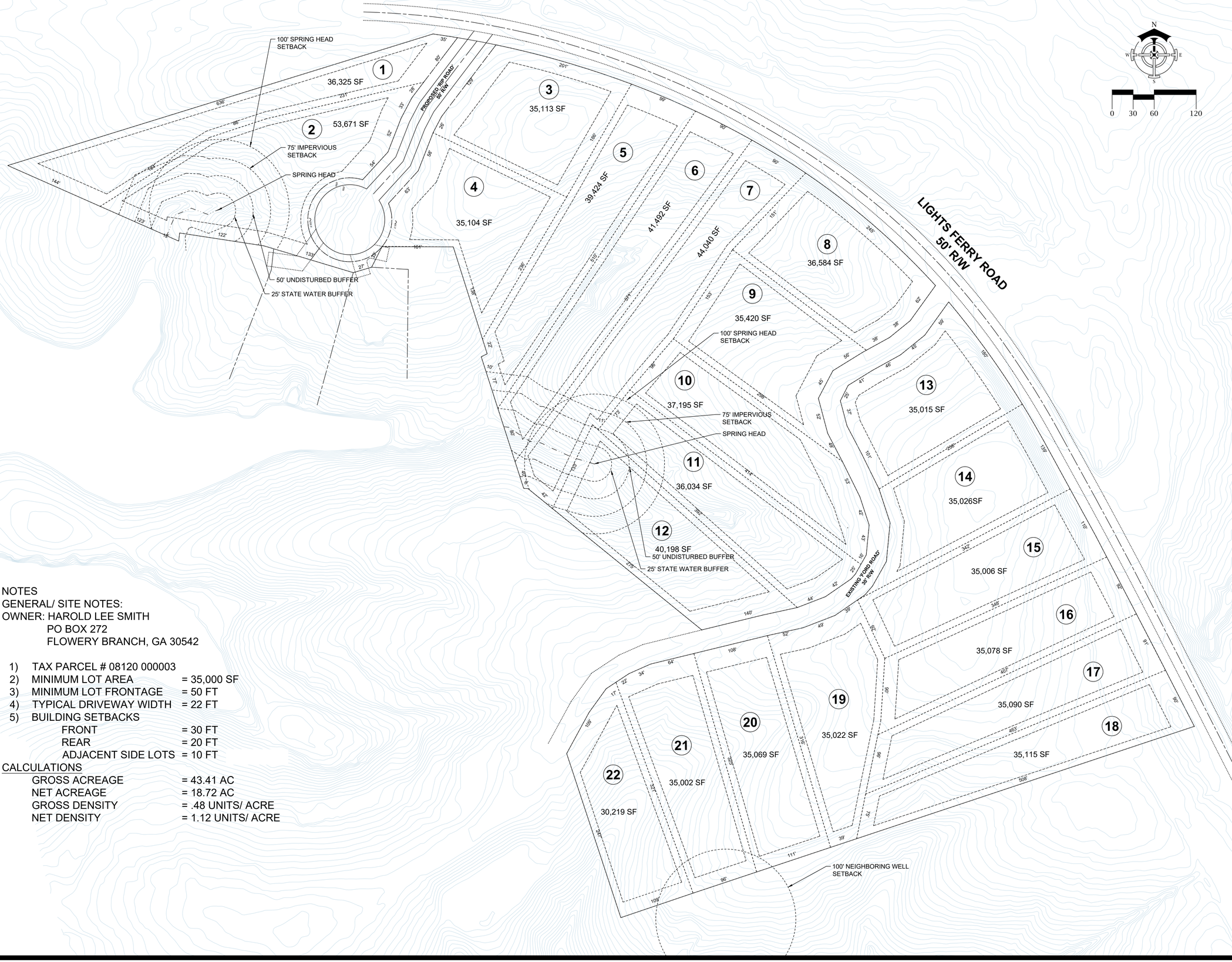

NOTES
GENERAL/ SITE NOTES:
OWNER: HAROLD LEE SMITH
PO BOX 272
FLOWERY BRANCH, GA 30542

1) TAX PARCEL # 08120 000003
2) MINIMUM LOT AREA = 35,000 SF
3) MINIMUM LOT FRONTAGE = 50 FT
4) TYPICAL DRIVEWAY WIDTH = 22 FT
5) BUILDING SETBACKS
   FRONT = 30 FT
   REAR = 20 FT
   ADJACENT SIDE LOTS = 10 FT

CALCULATIONS
GROSS ACREAGE = 43.41 AC
NET ACREAGE = 18.72 AC
GROSS DENSITY = .48 UNITS/ ACRE
NET DENSITY = 1.12 UNITS/ ACRE

09/01/2023

FIG 1

GEORGIA REGISTERED No. PE047163 PROFESSIONAL ENGINEER DAVID SONDERS

10/10/2023

CONCEPTUAL SITE PLAN
6409 LIGHTS FERRY ROAD
FLOWERY BRANCH, GA 30542

K.E.S
KEY ENGINEERING SOLUTIONS
3282 Elmer Hill Lane
Buford, GA 30519
Phone: 561-504-2224

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