

SITE SUMMARY

APPROXIMATE SITE AREA = 30.0 AC.

PROPOSED ZONING = PRD

USE = TOWNHOUSES (FEE SIMPLE)

TOTAL UNITS = 120 LOTS (24' x 50')

SITE DENSITY = 4.0 UNITS/ACRE

OPEN SPACE = 15.6 ACRES (52%)
(30% MINIMUM OPEN SPACE REQUIRED)
(INCLUDES ALL BUFFERS BUT NOT POND)

MIN. LOT SIZE = 2,088 SF (24' X 87')
MIN. LOT WIDTH = 24' (ATTACHED UNITS)

PERIMETER BUFFERS = 50' FRONT
50' REAR
50' SIDE

INTERNAL SETBACKS (ATTACHED UNITS)
15' FRONT, 15' REAR, 0' SIDE

WATER SERVICE = PUBLIC
SEWER SERVICE = PUBLIC



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STAMP

GSWCC LEVEL 2
CERTIFIED DESIGN
PROFESSIONAL
CERTIFICATION NO. 1639
EXPIRES 10/27/2026

ATLAS DEVELOPMENT
TOWNHOUSE PROJECT
GA. HWY. 211 TRACT

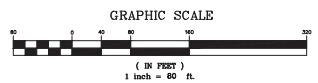
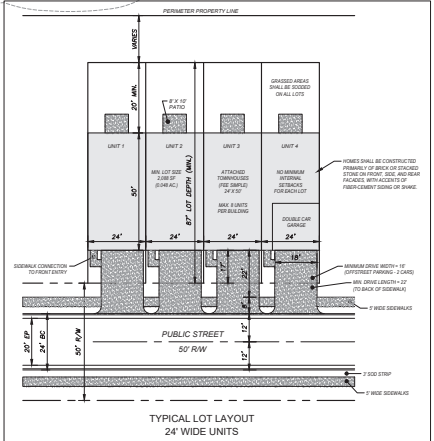
PARCEL	-
LAND LOT	-
DISTRICT	-
CITY	-
COUNTY	HALL
STATE	GEORGIA

CONCEPTUAL
SEWER PLAN

JOB NUMBER	DATE
24103	8-23-2024

DATE	NO.	REVISION

RZ-1



SURVEY REFERENCE
BOUNDARY INFORMATION SHOWN
PER HALL COUNTY TAX MAPS

12-21-2024 - Item 5