

TOTAL SITE AREA - 11.36 ACRES
TOTAL DISTURBED AREA - X ACRES
THERE ARE STATE WATERS ON OR WITHIN 25% OF THIS SITE.
THERE ARE NO NW WETLAND ON SITE.

WILLIAM OBERHOLZER
and
ELZA OBERHOLZER
REF. DB. 3610, PG. 158
PS. 775, PG. 85A
ZONED: PGD

CAROLYN WHITING WOOTEN, PATRICIA WHITING WILLIAMS,
ANGELICA WHITING
and
STEPHEN JAY WHITING
REF. DB. 2330, PG. 139 - 140
ZONED: AR-III

WILEY S. BLACK JAMES CORNETT
and
ALTON M. OVENPORT
REF. DB. 2189, PG. 80
PS. 561, PG. 104A
ZONED: C2

SANDRA MARIE HOPPER
REF. DB. 2004, PG. 130
PS. 120, PG. 50
ZONED: AR-III

CHRISTINE BLANCHE MOONEY
REF. DB. 2160, PG. 90 - 91
PS. 209, PG. 50
ZONED: AR-III

EDGAR H. GILLOT
and
LINDA G. GILLOT
REF. DB. 640, PG. 82
PS. 37, PG. 50
ZONED: AR-III

GEORGIA811
www.Georgia811.com



VICINITY MAP
N.T.S.

A.C.E.

ALCOVE CONSULTING ENGINEERING
AND ASSOCIATES, LLC
P.O. BOX 111, P.E.
485 Edwards Rd.
Oxford, Georgia 30054
Phone: 770-468-4002
vipac@acellc.com

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CONCEPTUAL PLAN

PROPOSED MCEVER CLIMATE CONTROL STORAGE

08032 000021A,
08032 000006,
PARCEL: 08032 000080
LANDLOT/DISTRICT: N/A
3625 MCEVER RD.
HALL COUNTY, GA

DATE: 10/20/2022

SCALE: 1"=60'

OWNER/PERMITTEE

3625 MCEVER WAY LLC,
4763 FALLING BROOK DRIVE,
FLOWERY BRANCH, GA 30542

24 HOUR - EMERGENCY CONTACT
CHARLEY HIPPLE
878-659-3482
chipple@cardinalatlanta.com

REVISIONS

NO.	DATE	DESCRIPTION

Job No. 22-055

C-1

Owner Review Submission
Not for Permit or Construction[illegible]

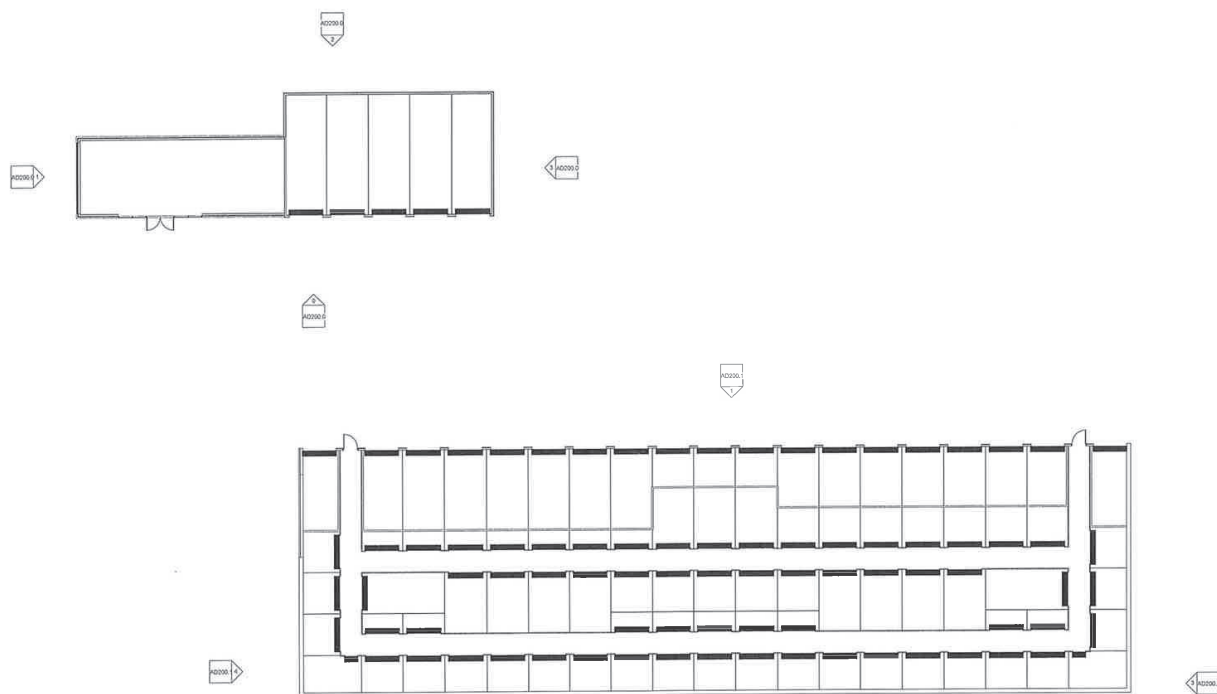
Commission
Charles Huggins

2025 WRE-certified
HARC-Ruby, GA

Commission Number
4410104

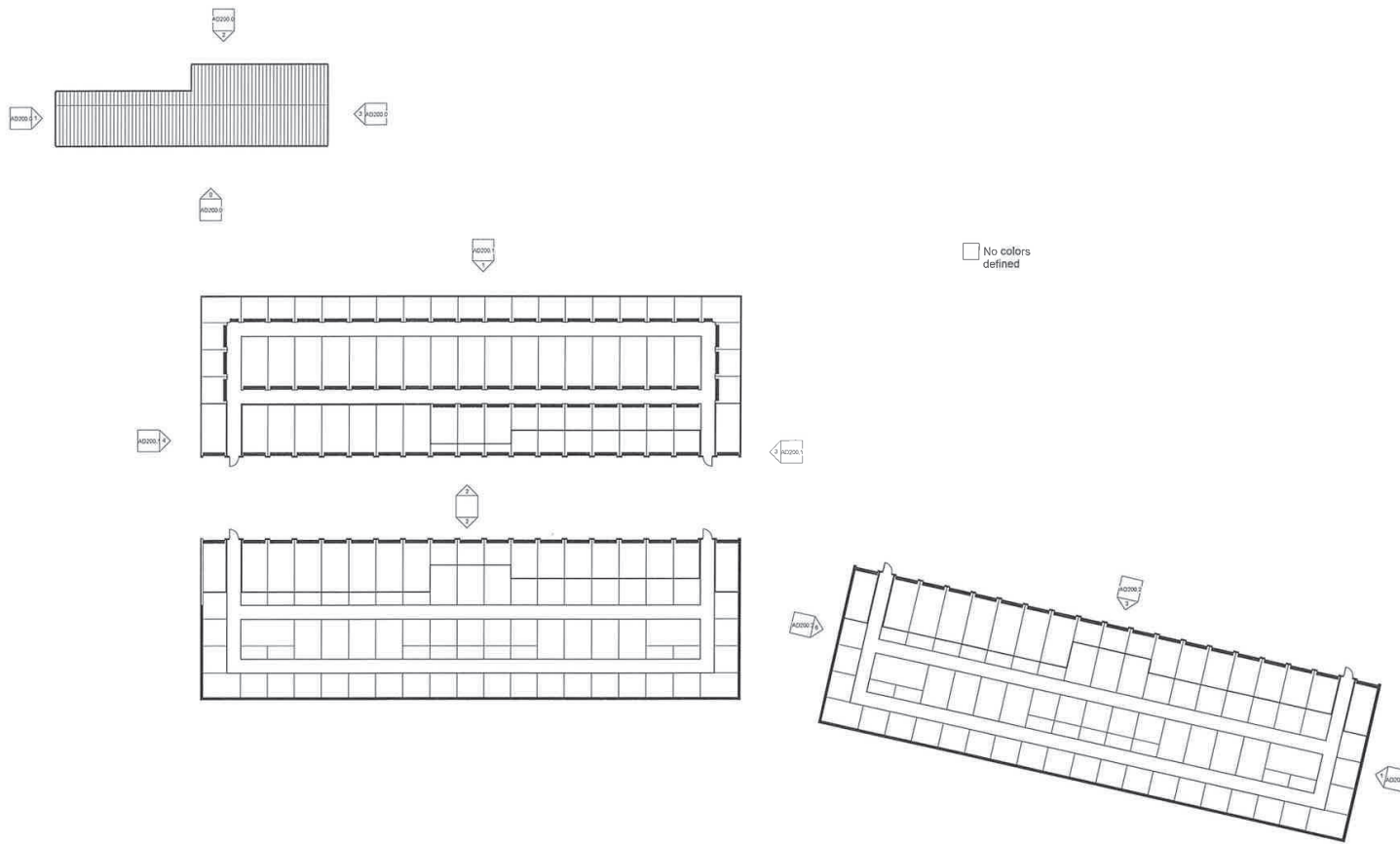
Issue Date
10/20/2024

AD100.0
Sheet No.



AD100.0.0 - First Floor Plan

$$3/32'' = 1'-0''$$



AD100.1.1 - Second Floor Plan
1/16" = 1'-0"

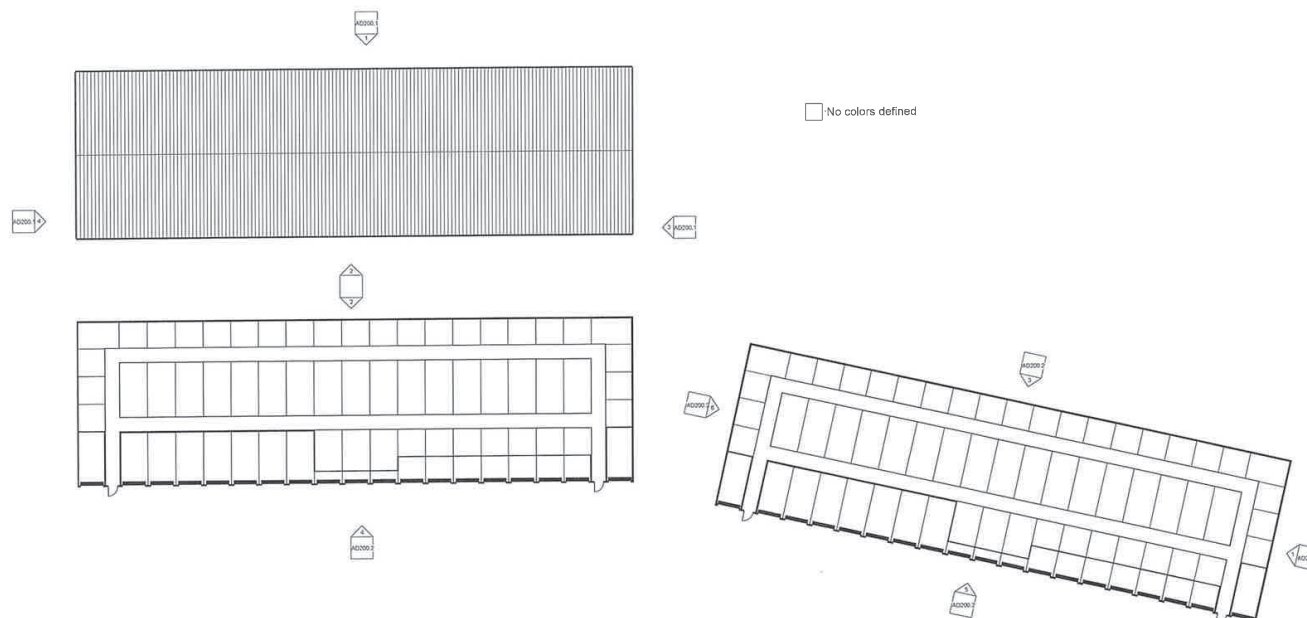


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Comments
Checkmark
303 N. Main St.
Mallory, NC

Commission Number
None
Local Code
1000000000
Structure



Consent
The undersigned, as the owner of the property, hereby certifies that the information provided in this plan is true and correct to the best of their knowledge and belief. The undersigned further certifies that the information provided in this plan is not intended to be used for any purpose other than the one for which it was prepared. The undersigned further certifies that the information provided in this plan is not intended to be used for any purpose other than the one for which it was prepared. The undersigned further certifies that the information provided in this plan is not intended to be used for any purpose other than the one for which it was prepared.

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tate architecture pllc
kernersville, nc 27285
336.413.0601
www.tatearchitecture.co
m

Owner Review Submission
Not for Permit or Construction



AD200.0.3 - EAST ELEVATION-OFFICE

1/8" = 1'-0"



AD200.0.2 - NORTH ELEVATION-OFFICE

1/8" = 1'-0"



AD200.0.1 - WEST ELEVATION-OFFICE (FACING MCEVER RD)

1/8" = 1'-0"



AD200.0.0 - SOUTH ELEVATION-OFFICE

1/8" = 1'-0"

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Commission:
Charlie Hippie
1825 McEver Rd
Hall County, GA

Commission Number:
1825 McEver Rd
Issue Date:
10/20/2020
Revisions:

Architectural-
Exterior Elevations

AD200.0
Sheet No.



Owner Review Submission
Not for Permit or Construction

$$1/8'' = 1'-0''$$

AD200.1
Sheet No.

Owner Review Submission
Not for Permit or Construction

AD200.2
Sheet No.

Owner Review Submission
Not for Permit or Construction

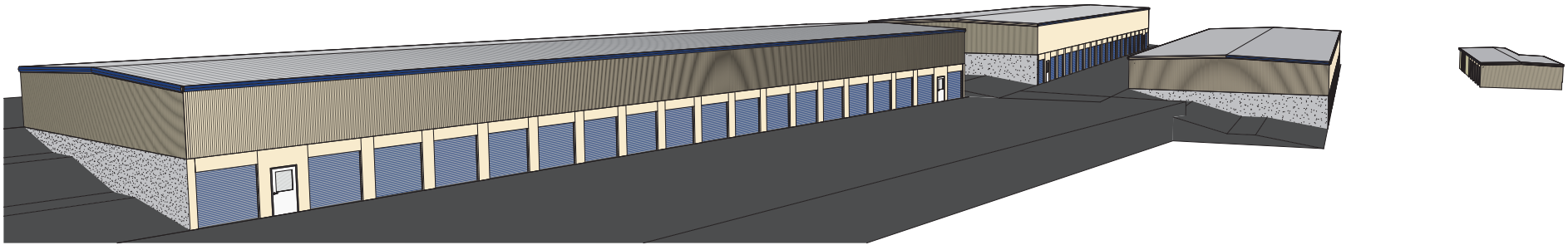
AD201.0

Sheet No.

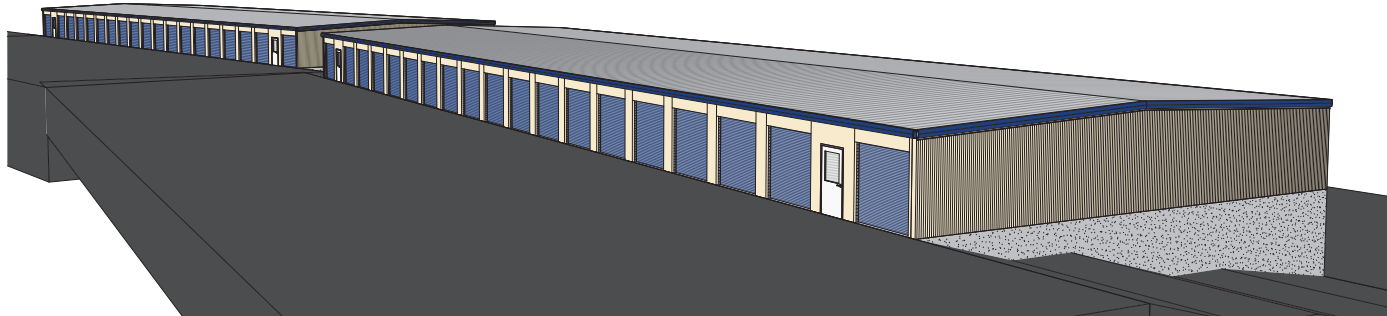


tate architecture pllc
kernersville, nc 27285
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Owner Review Submission
Not for Permit or Construction



AD201.1.1 - REAR LEFT



AD201.1.2 - REAR RIGHT

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Commissioner:
Charlie Hinkle
1825 Mulvey Rd
Hall County, GA

Commission Number:
1801010101
Issue Date:
10/10/2018
Revisions:

Architectural-
3D Perspective Views

AD201.1
Sheet No.

NOTES:

THIS PROPERTY IS NOT LOCATED WITHIN A FLOOD HAZARD AREA AS PER FIRM FLOOD INSURANCE RATE MAP OF HALL COUNTY, GA. COMMUNITY PANEL NO. 130466 0169 E EFFECTIVE DATE: MARCH 21, 2000.

EQUIPMENT USED FOR MEASUREMENT: TOPCON G.T.S. 303.

IN MY OPINION, THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND PLATTED, & HAS BEEN PREPARED IN CONFORMITY WITH THE MINIMUM STANDARDS AND REQUIREMENTS OF LAW.

AREA: 11.27 ACRES

THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 54,330 FEET AND AN ANGULAR ERROR OF 00'00"03" PER ANGLE POINT, AND WAS ADJUSTED USING LEAST SQUARES RULE. PARTY: C.P./C.B.

THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND WAS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 110,793 FEET.

THIS SURVEY WAS NOT PREPARED FOR THE EXCLUSIVE USE OF THE PARTY OR PARTIES LISTED UNDER THE CAPTION "SURVEY FOR." ANY THIRD PARTY USE TO BE AT THEIR OWN RISK.

THIS PLAT OR SURVEY IS FOR THE EXCLUSIVE USE OF THE PARTY OR PARTIES LISTED UNDER THE CAPTION "SURVEY FOR." ANY THIRD PARTY USE TO BE AT THEIR OWN RISK.

NOTE "A":

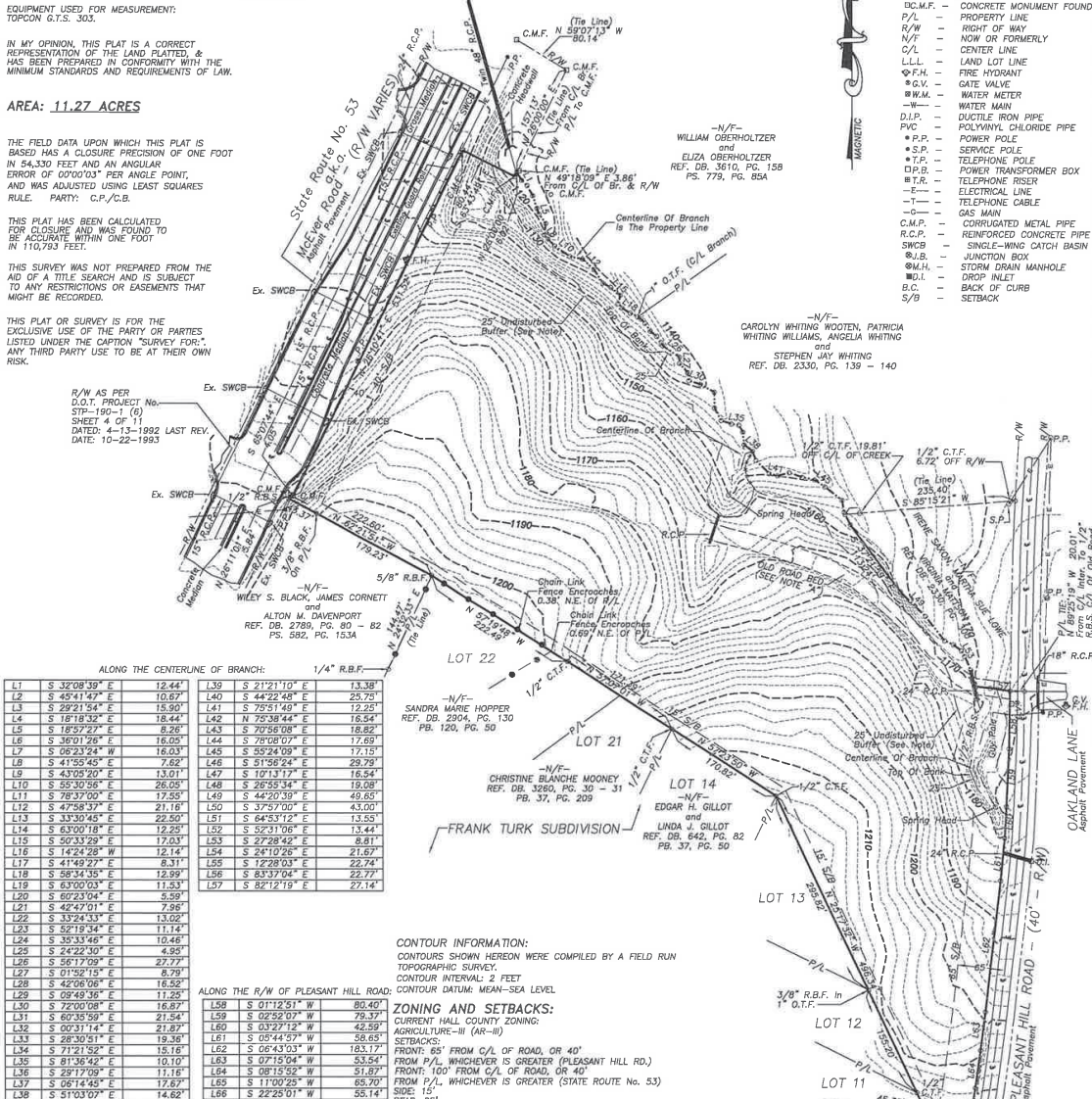
IT IS RECOMMENDED BY THE UNDERSIGNED THAT THE OLD ROAD SHOWN HEREON, (WHICH CONTINUES TO STATE ROUTE NO. 53) BE PROPERLY ABANDONED THRU THE ROAD ABANDONMENT PROCEDURES SET FORTH BY HALL COUNTY GOVERNING AUTHORITIES.

SURVEY REFERENCES:

1 - DEED BOOK 479, PAGES 168 - 169
2 - DEED BOOK 503, PAGES 511 - 512

LEGEND:

I.P.F. - IRON PIN FOUND
 C.T.F. - CRIMPED TOP PIN FOUND
 R.B.F. - REBAR PIN FOUND
 R.B.S. - REBAR PIN SET
 O.T.F. - OPEN TOP FOUND
 A.I.F. - ANGLE IRON FOUND
 C.M.F. - CONCRETE MONUMENT FOUND
 P/L - PROPERTY LINE
 R/W - RIGHT OF WAY
 N/T - NOW OR FORMERLY
 C/L - CENTER LINE
 L.L.L. - LAND LOT LINE
 F.H. - FIRE HYDRANT
 G.V. - GATE VALVE
 W.M. - WATER METER
 W - WATER MAIN
 D.I.P. - DUCTILE IRON PIPE
 P.V.C. - POLYVINYL CHLORIDE PIPE
 P.P. - POWER POLE
 S.P. - SERVICE POLE
 T.P. - TELEPHONE POLE
 P.T.B. - POWER TRANSFORMER BOX
 T.R. - TELEPHONE RISER
 E.L. - ELECTRICAL LINE
 T.C. - TELEPHONE CABLE
 G.M. - GAS MAIN
 C.M.P. - CORRUGATED METAL PIPE
 R.C.P. - REINFORCED CONCRETE PIPE
 S.W.C.B. - SINGLE-WING CATCH BASIN
 J.B. - JUNCTION BOX
 S.D.M. - STORM DRAIN MANHOLE
 D.I. - DROP INLET
 B.C. - BACK OF CURB
 S/B - SETBACK



ALONG THE CENTERLINE OF BRANCH: 1/4" R.B.F.

L1	S 32°08'59" E	12.44'	L39	S 21°21'10" E	13.38'
L2	S 45°41'47" E	10.67'	L40	S 44°22'48" E	25.75'
L3	S 29°21'54" E	16.90'	L41	S 75°51'49" E	12.25'
L4	S 18°18'32" E	18.44'	L42	N 75°38'44" E	16.54'
L5	S 18°57'27" E	8.26'	L43	S 70°58'08" E	18.82'
L6	S 36°01'28" E	16.05'	L44	S 78°02'07" E	17.69'
L7	S 08°23'24" W	16.03'	L45	S 83°24'09" E	17.15'
L8	S 41°55'45" E	7.62'	L46	S 81°56'24" E	29.79'
L9	S 43°05'20" E	13.01'	L47	S 10°13'17" E	16.54'
L10	S 55°30'55" E	26.05'	L48	S 28°55'34" E	19.08'
L11	S 78°37'00" E	17.59'	L49	S 44°20'39" E	49.65'
L12	S 47°58'37" E	21.16'	L50	S 37°57'00" E	43.00'
L13	S 33°30'45" E	22.50'	L51	S 64°53'12" E	13.55'
L14	S 63°00'18" E	12.20'	L52	S 52°31'06" E	13.44'
L15	S 50°33'29" E	17.03'	L53	S 27°28'42" E	8.81'
L16	S 14°24'28" W	12.14'	L54	S 24°10'26" E	21.67'
L17	S 41°49'22" E	6.31'	L55	S 12°28'03" E	22.74'
L18	S 58°34'35" E	12.99'	L56	S 83°37'04" E	22.77'
L19	S 63°00'03" E	11.53'	L57	S 82°12'19" E	27.14'
L20	S 62°23'04" E	5.59'			
L21	S 42°47'01" E	7.88'			
L22	S 33°24'33" E	13.02'			
L23	S 52°19'34" E	11.14'			
L24	S 35°13'46" E	10.46'			
L25	S 24°22'30" E	4.95'			
L26	S 56°17'09" E	27.77'			
L27	S 01°52'15" E	8.79'			
L28	S 42°06'06" E	16.52'			
L29	S 08°48'36" E	11.25'			
L30	S 72°00'08" E	16.87'			
L31	S 60°35'59" E	21.54'			
L32	S 00°31'14" E	21.87'			
L33	S 28°30'51" E	19.38'			
L34	S 71°21'35" E	18.16'			
L35	S 81°36'42" E	10.10'			
L36	S 29°17'09" E	11.16'			
L37	S 08°14'45" E	17.67'			
L38	S 51°03'07" E	14.62'			

STATE WATERS BUFFER:
AN UNDISTURBED VEGETATIVE BUFFER MEETING COUNTY AND STATE REGULATIONS WILL BE PRESERVED ADJACENT TO ALL STREAMS AND LAKES. BUFFER IS TO BE MEASURED FROM THE TOP EDGE OF WATERS BANK.

TOPOGRAPHICAL SURVEY FOR:

SADDLE CREEK DEVELOPMENT, LLC

LOCATED IN:
LAND LOT 32, 8th LAND DISTRICT
HALL COUNTY, GEORGIA

SCALE: 1" = 100'

SURVEY DATE: 01 - 09 - 2004

PLAT DATE: 09 - 10 - 2004

REVISED: 09 - 05 - 2006: SHOWN FIELD RUN TOPO

GRAPHIC SCALE - FEET



Patton - Boyer, Inc.
CIVIL ENGINEERS
808 ATLANTA HIGHWAY
GAINESVILLE, GEORGIA 30501
PHONE (770) 507 - 2481
FAX (770) 532 - 8492
P.M. C.M.P. J.N.: 06-091

