



Line Table		
LINE #	LENGTH (FT)	BEARING
L1	70.39	N86° 46' 44"W
L2	17.50	N60° 17' 07"W
L3	109.20	N60° 16' 55"W
L4	66.10	N74° 36' 02"W
L5	65.40	S20° 19' 29"W
L6	89.46	N76° 35' 24"W
L7	65.34	N12° 43' 07"W
L8	70.49	N32° 33' 11"W
L9	76.08	N60° 08' 41"W
L10	141.17	N51° 58' 07"W
L11	239.83	N65° 17' 37"W
L12	83.69	N58° 39' 33"W
L13	92.59	N35° 17' 36"W
L14	22.34	N58° 51' 14"W
L15	126.20	N20° 55' 02"W
L16	69.44	N67° 48' 24"W
L17	170.50	N31° 08' 14"W
L18	94.42	N72° 00' 07"W
L19	112.30	N02° 47' 26"W
L20	84.89	N62° 24' 24"W
L21	363.79	N57° 17' 29"W
L22	97.32	N10° 31' 07"W
L23	159.42	N33° 59' 38"W
L24	162.33	N04° 43' 37"W
L25	130.07	N21° 46' 05"W
L26	76.06	N10° 08' 37"W
L27	75.44	N51° 38' 29"W
L28	60.72	N68° 52' 39"W
L29	56.16	N62° 05' 13"W
L30	26.17	N71° 07' 59"W
L31	30.22	N75° 35' 04"W
L32	17.72	N64° 46' 21"W
L33	19.84	N56° 01' 09"W
L34	67.09	N34° 10' 29"W
L35	56.83	N67° 47' 47"W
L36	49.71	N10° 59' 47"W

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

EXISTING ZONING: PD
PROPOSED ZONING: I-1

APPLICANT:
PROJECT TURBO, LLC
4706 LELAND DRIVE
GAINESVILLE, GA 30601
CAMERON GREGAN & CHRIS HOAG
(404)548-7128

OWNER:
CROSSROADS PROPERTIES B, INC
4706 LELAND DRIVE
CUMMING, GA 30027
MIKE HULL
(678)607-7751

LIGHT INDUSTRIAL DEVELOPMENT STANDARDS	
Minimum Lot Area	15,000 SF
Minimum Lot Frontage	100'
Front Setback	50'
Rear Setback	20'
Side Setback	20'
Exterior Buffer to Residential Zoning	35'
Maximum Height	65'
Total Acreage	119 +/- Ac
Maximum Floor Area	80%
Parking Ratio	N/A

