

## ENGINEERING NOTES

"ANY STREAM OR STATE WATER LOCATED ON THIS PROPERTY MAY BE SUBJECT TO A 50 FEET UNDISTURBED NATURAL VEGETATIVE BUFFER AND A 75 FEET IMPERVIOUS SURFACE SETBACK MEASURED FROM THE WRESTED VEGETATION. (HALL COUNTY CODE: 8.170.070)"

"IF THE PROPERTY IS LOCATED IN THE NORTH OCONEE WATERSHED DISTRICT, THEN ADDITIONAL STREAM BUFFERS AND IMPERVIOUS SETBACKS MAY BE REQUIRED FOR COMPLIANCE. (HALL COUNTY CODE: 17.225.040)"

"IF RESIDENTIAL PROPERTY IS SUBDIVIDED INTO SEVEN LOTS OR MORE WITH ALL LOTS ACCESSING EXISTING HALL COUNTY, GEORGIA ROADS, THEN STORMWATER MANAGEMENT IS REQUIRED FOR COMPLIANCE. (HALL COUNTY CODE: 8.180.160)"

THIS PROPERTY OR A PORTION THEREOF IS NOT LOCATED IN A FLOOD HAZARD AREA AS SHOWN ON FLOOD INSURANCE MAP #13139 C 0189 G, HALL COUNTY, GEORGIA DATED 4/4/2018.

THIS PROPERTY OR A PORTION THEREOF IS NOT LOCATED IN THE HALL COUNTY STUDIED FLOOD ZONE PER HALL COUNTY GIS.

ALL DRIVEWAYS MUST MEET HALL COUNTY DRIVEWAY REGULATIONS PER CODE: 12.40.

ALL LAND CONTROLLED DISTURBANCES OVER ONE ACRE SHALL REQUIRE AN EROSION SEDIMENTATION POLLUTION PLAN.

NO STATE WATERS ON THIS PROPERTY

THIS BLOCK IS RESERVED FOR  
CLERK OF THE SUPERIOR COURT.

## LEGEND

1. BC = BACK OF CURB
2. BSL = BUILDING SETBACK LINE
3. CL = CENTER LINE
4. CMF = CONC. MONUMENT FOUND
5. CMP = CORRUGATED METAL PIPE
6. CT = CRIMP TOP
7. EL = ELEVATION (FT)
8. EP = EDGE OF PAVEMENT
9. FFEL = FINISHED FLOOR ELEV.
10. FH = FIRE HYDRANT
11. IPF = IRON PIN FOUND
12. IPS = IRON PIN SET NO.4 REBAR
13. LL = LAND LOT
14. LLL = LAND LOT LINE
15. N/F = NOW OR FORMERLY
16. NTS = NOT TO SCALE
17. OT = OPEN TOP
18. P.L. = PROPERTY LINE
19. POB = POINT OF BEGINNING
20. PP = POWER POLE
21. R/B = REBAR
22. RCP = REINFORCED CONC. PIPE
23. RW = RIGHT OF WAY
24. G = GAS LINE
25. P = POWER LINE
26. S = SEWER LINE
27. T = TELEPHONE LINE
28. W = WATER LINE
29. X = FENCE
30. [Symbol] = STREET ADDRESS
31. PHB = PHONE BOX
32. TF = TRANSFORMER
33. CP = CARPORT
34. PH = PUMP HOUSE
35. CLF = CHAIN LINK FENCE

RECORD NORTH



## SURVEYOR'S CERTIFICATION

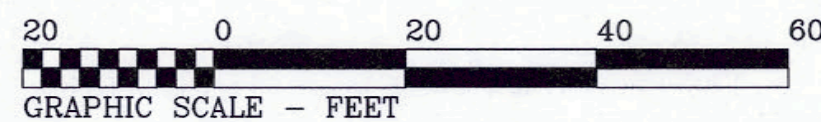
This plat is a retracement of an existing parcel or parcels of land and does not subdivide or create a new parcel or make any changes to any real property boundaries. The recording information of the documents, maps, plats, or other instruments which created the parcel or parcels are stated hereon.

RECORDATION OF THIS PLAT DOES NOT IMPLY APPROVAL OF ANY LOCAL JURISDICTION, AVAILABILITY OF PERMITS, COMPLIANCE WITH LOCAL REGULATIONS OR REQUIREMENTS, OR SUITABILITY FOR ANY USE OR PURPOSE OF THE LAND.

Furthermore, the undersigned land surveyor certifies that this plat complies with the minimum technical standards for property surveys in Georgia as set forth in the rules and regulations of the Georgia Board of Registration for Professional Engineers and Land Surveyors as set forth in O.C.G.A. Section 15-6-67.

*Gregg W. Bagwell*

GEORGIA REGISTRATION # 2885



Generation De Fe

SITE PLAN FOR  
**GENERACION OF FAITH**  
Highland Industrial Park Lot 3  
Land Lot 169 - 9th District  
Hall County, Georgia  
June 13, 2025 ~ Scale: 1"=20'  
0.342 Acre - 14,901 S.F.

## PROPERTY ADDRESS

221 HIGHLAND TERRACE  
GAINESVILLE, GA 30501

## SURVEY AUTHORIZED BY

SANTOS P. CASTILLO

THIS SURVEY AND ITS FINDINGS DOES NOT CONSTITUTE A TITLE SEARCH OR TITLE OPINION BY BAGWELL & ASSOC. AS LAND SURVEYORS. ALL DATA USED FOR THE LOCATION OF PROPERTY LINES, EASEMENTS, ADJOINING OWNERS, ETC. WAS GAINED FROM PUBLIC RECORDS, THE CLIENT, OR OTHER SOURCES AS REFERENCED. NO ABSTRACT OF TITLE OR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE PROVIDED TO THE SURVEYOR. OTHER DOCUMENTS OR SITUATIONS MAY EXIST THAT WOULD AFFECT THIS PROPERTY. AS WITH ANY LAND TRANSACTION A TITLE SEARCH AND CERTIFICATE IS RECOMMENDED IN CONJUNCTION WITH THIS SURVEY. FOR YOU MUST CONSULT WITH A COMPETENT TITLE ATTORNEY.

## SETBACKS:

FRONT - 50' FROM RW  
SIDE - 20 FT.  
REAR - 20 FT.

## REFERENCES:

PARCEL 00128 002009B  
DEED BOOK 9580 PAGE 183  
PLAT BOOK 77 PG 202 (\*RECORD)  
ZONED I-1

## REVISIONS

|      |           |
|------|-----------|
| REV1 | 6/10/2023 |
| REV2 |           |
| REV3 |           |
| REV4 |           |
| REV5 |           |
| REV6 |           |



The Drawings, Specifications and other documents prepared by G.W. Bagwell & Associates, Inc. (GWB) for this Project are instruments as shown above for use solely with respect to this Project and, unless otherwise provided, The preparer shall be deemed the author of these documents and shall retain all common law, statutory and other reserved rights, including the copyright.

## PROPERTY ADDRESS

221 HIGHLAND TERRACE  
GAINESVILLE, GA 30501

## SURVEY AUTHORIZED BY

SANTOS P. CASTILLO

LAND SURVEYING CONSULTANTS  
**G.W. BAGWELL & ASSOCIATES, INC.**

GREGG BAGWELL

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