



PREPARED FOR
A + R HOMES, LLC
3446 CORNELIA HWY
LULA, GA 30554

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MAGNOLIA STATION SD
 LT 74,75,78,79,86 9TH DIST.
 HALL COUNTY, GEORGIA

RIDGELINE
LAND PLANNING, INC.
196 BELLAIR COURT WINDY, GA 30680
PHI 678-618-2037
HOLLT@RIDGELINEPLANNING.COM

ZONING
CONCEPT

DESIGNED BY: HRP	SCALE: 1"=200'
DATE: 11/26/2021	1
PROJECT NO.: 26/2021	



Phase	Current zoning	proposed zoning	units
1	PRD	PRD	89
2	R-1	PRD	55
3	R-1	PRD	40
4	R-1	PRD	140
5	R-1	PRD	112
6	R-1	PRD	113
			549
TOTAL ACRES			274.8
			OVERALL DENSITY
			2.00

GRAPHIC SCALE



(IN FEET)
1 inch = 60 ft.