



APPROXIMATE TOTAL SITE AREA = 302.39 AC

**TAX PARCELS:**  
 09080 000005/000006, 09072 000004  
 p/o 09081 000001A, p/o 09081 000001,  
 p/o 09072 000003

**EXISTING ZONING: AR-IV  
 PROPOSED ZONING: PID**

**Inland 365 Business Center - PID Development Standards**

Planned Industrial Development Standards	15,000 sf
Minimum Lot Area	100'
Minimum Lot Frontage	50'
Front Setback from Cornelia Highway (SR 365)	30'
Front Setback from all other Streets	20'
Side Setback	10'
Rear Setback	75'
Maximum Height	302.39
Minimum Open Space	5%
Maximum Floor Area Ratio	70%
Maximum Square Footage	3,002,000
Parking Ratio	Per Hall County Guidelines

**OWNER:**

**CBD INVESTMENTS, LLC  
 2 RAVINIA DRIVE, SUITE 850  
 ATLANTA, GA 30346**

**APPLICANT:**

**CBD INVESTMENTS, LLC  
 2 RAVINIA DRIVE, SUITE 850  
 ATLANTA, GA 30346**

**CONTACT:**

**JOHN DA VENPORT, JR.  
 JDA.VENPORTJR@EPIQGLOBAL.COM**

**ENGINEERING CONTACT:**

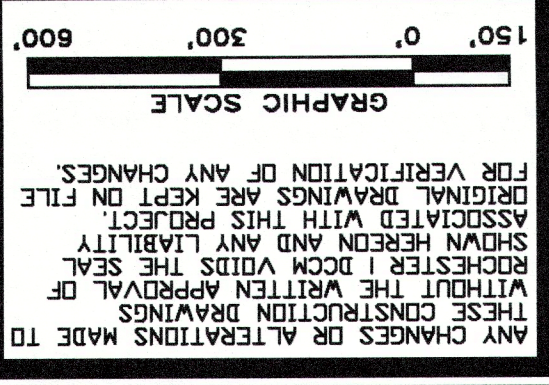
**ROCHESTER & ASSOCIATES, LLC.  
 KEDRICK C. SCOTT, PE, P.L.S.  
 (770) 718-0600  
 Email: kcscott@rochester-assoc.com**

**SURVEY CONTACT:**

**ROCHESTER & ASSOCIATES, LLC.  
 RICK MILLARD, P.L.S.  
 (770) 718-0600**



NO.	DATE	DESCRIPTION



ANY CHANGES OR ALTERATIONS MADE TO THESE DRAWINGS WITHOUT THE WRITTEN APPROVAL OF THE ENGINEER SHALL BE AT THE CLIENT'S RISK AND ASSOCIATED WITH THIS PROJECT. THE ENGINEER'S LIABILITY IS LIMITED TO THE DESIGN AND CONSTRUCTION OF THE PROJECT. THE ENGINEER IS NOT RESPONSIBLE FOR VERIFICATION OF ANY CHANGES.