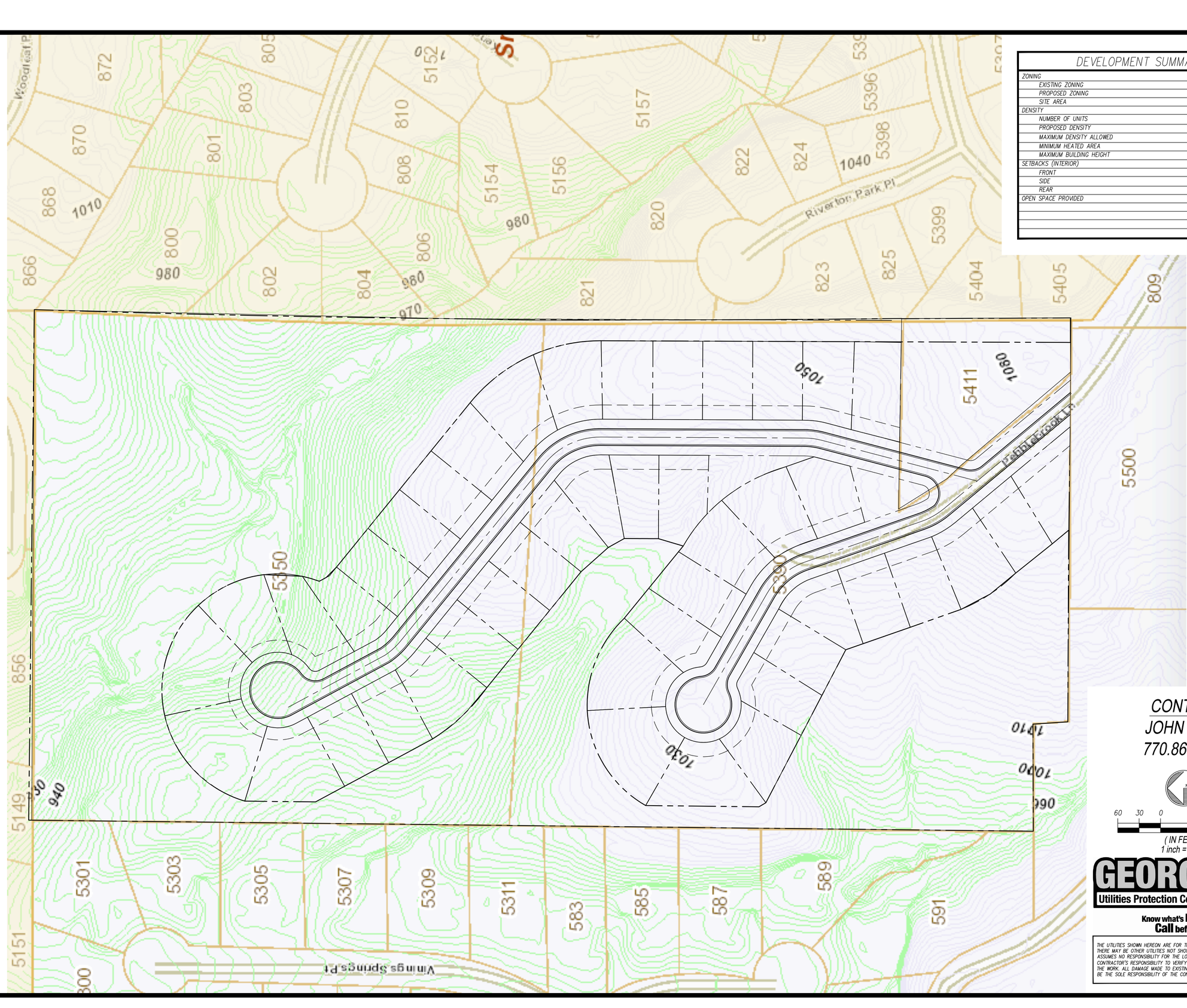

DEVELOPMENT SUMMARY

ZONING	
EXISTING ZONING	R-20
PROPOSED ZONING	R-15 OSC
SITE AREA	21± ACRES
DENSITY	
NUMBER OF UNITS	45 UNITS
PROPOSED DENSITY	2.14 UNITS/ACRE
MAXIMUM DENSITY ALLOWED	2.25 UNITS/ACRE
MINIMUM HEATED AREA	1,800 SF
MAXIMUM BUILDING HEIGHT	35 FEET
SETBACKS (INTERIOR)	
FRONT	20 FEET
SIDE	5 FEET
REAR	20 FEET
OPEN SPACE PROVIDED	11.6 ACRES (55%)

CONTACT:
JOHN LOYD
770.868.7591

NORTH

60 30 0 60 120

(IN FEET)
1 inch = 60 ft.

GEORGIA811
Utilities Protection Center, Inc.
Know what's **below.**
Call before you dig.

THE UTILITIES SHOWN HEREON ARE FOR THE CONTRACTORS CONVENIENCE ONLY. THERE MAY BE OTHER UTILITIES NOT SHOWN ON THESE PLANS. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE LOCATIONS SHOWN AND IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO VERIFY ALL UTILITIES WITHIN THE LIMITS OF THE WORK. ALL DAMAGE MADE TO EXISTING UTILITIES BY THE CONTRACTOR SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.

Loyd Development Services

CONCEPTUAL PARKING PLAN

PEBBLEBROOK ROAD TRACT

LL394
17th DISTRICT
COBB COUNTY, GEORGIA

OWNER/DEVELOPER

LOYD DEVELOPMENT SERVICES

REVISIONS

LAND PLAN

LP1

LP1.DWG

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