

PROJECT NO.	22007-4
DATE	1-30-21
SCALE	1" = 20'
COUNTY	DEKALB
DISTRICT	6 TH
LANDLORDS	304 & 591

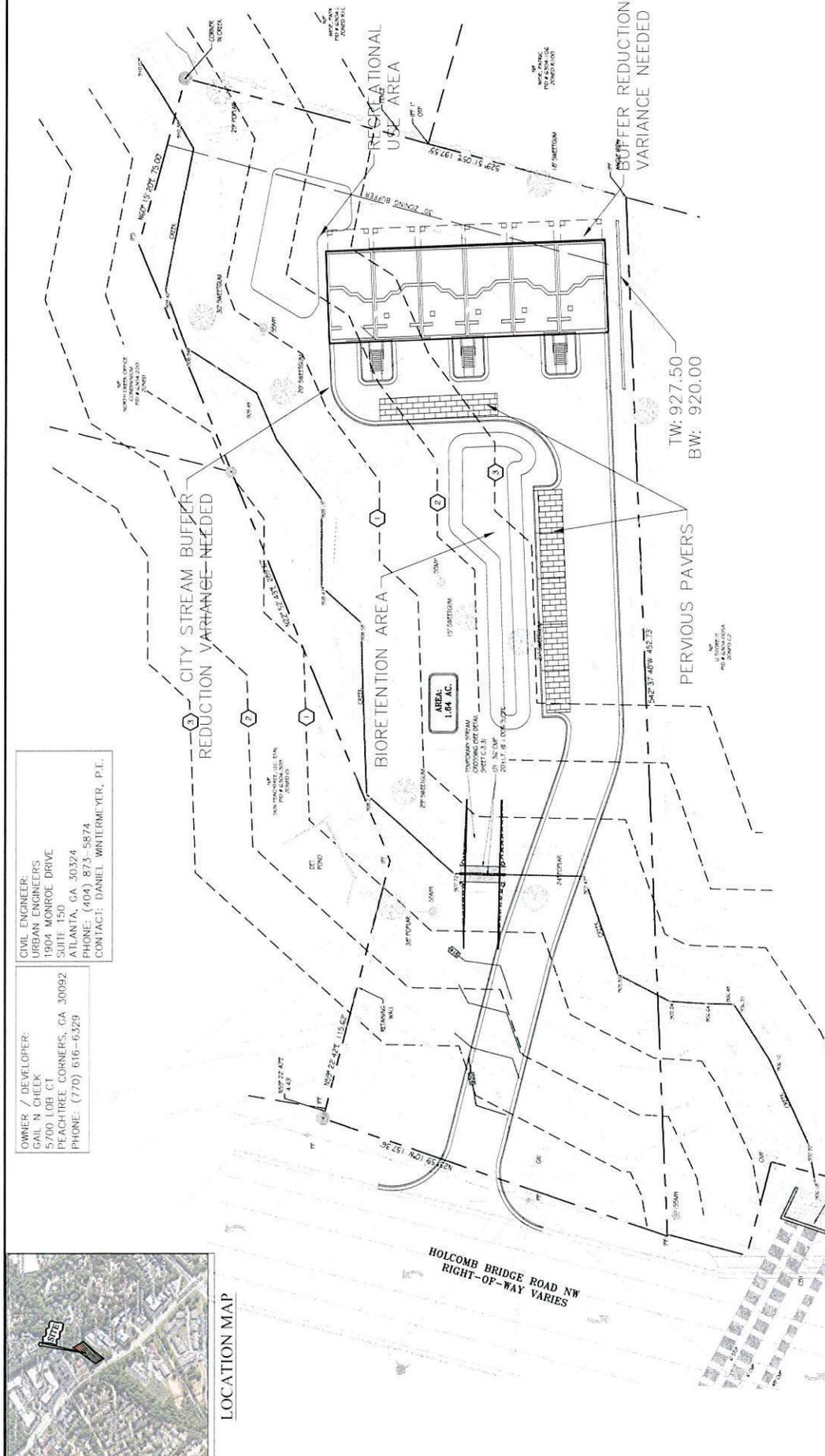
ZONING CONCEPT PLAN
 SITE DEVELOPMENT GROUP
 3770 HOLCOMB BRIDGE ROAD
 PEACHTREE CORNERS

REVISIONS	DATE	DESCRIPTION

Urban Engineers, Inc.
 1904 MONROE DRIVE, N.E., SUITE 150
 ATLANTA, GEORGIA 30324
 PHONE: (404) 873-5874
 www.urbanengineers.net

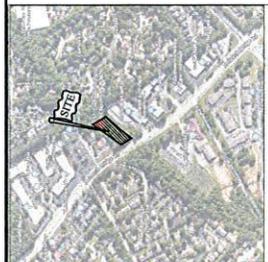


- PROJECT DATA:**
- SITE AREA = 1.64 ACRES
 DISTURBED AREA = 0.8 ACRES +/-
 - ZONING DATA:
 EXISTING: O-1
 PROPOSED: R-TH
 - BUILDING USAGE BREAKDOWN:
 RESIDENTIAL TOWNHOMES - 6 UNITS
 - DOMESTIC WATER PROVIDED BY GWINNETT COUNTY DPU
 - GRAVITY FEED SANITARY SEWER PROVIDED BY GWINNETT COUNTY DPU
 - THE SITE CONTAINS STATE WATERS WITH BUFFERS
 - THE SITE DOES NOT LIE WITHIN A SPECIAL FLOOD HAZARD PER FEMA PANEL 13155C0066H DATED MARCH 4, 2013



CIVIL ENGINEER:
 URBAN ENGINEERS
 1904 MONROE DRIVE
 SUITE 150
 ATLANTA, GA 30324
 PHONE: (404) 873-5874
 CONTACT: DANIEL WINTERMEYER, P.E.

OWNER / DEVELOPER:
 GAIL N CHEEK
 5700 LOB CT
 PEACHTREE CORNERS, GA 30092
 PHONE: (770) 616-6329



LOCATION MAP

HOLCOMB BRIDGE ROAD NW
 RIGHT-OF-WAY VARIES

