

LOT NUMBER	AREA
1	10810
2	7047
3	8533
4	13203
5	9929
6	13982
7	8828
8	10167
9	11091
10	8773
11	10010
12	11276
OPEN SPACE	7074
DEFENTION	11881

**SITE DATA:**  
 TOTAL NO. OF LOTS 12  
 TOTAL ACREAGE 4.3869 ACRES  
 DENSITY 2.74 UNITS

EXISTING ZONING R-15  
 PROPOSED ZONING RAD CONDITIONAL

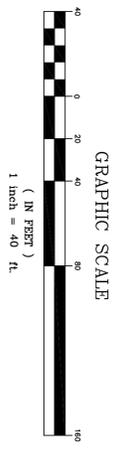
**SETBACKS:**  
 FRONT 20'  
 SIDE 5' (MIN. 15' BETWEEN HOUSES)  
 SIDE CORNER 10'  
 REAR 20'

MINIMUM LOT SIZE 8,182 SF  
 MAXIMUM LOT SIZE 15,293 SF  
 AVERAGE LOT SIZE 11,738 SF

MINIMUM HOUSE SIZE 1,800 SF  
 COMMON AREA REQUIRED 200 SF / LOT = 2,800 SF  
 (7,074 SF PROVIDED - OPEN SPACE / PASSIVE PARK)

- GENERAL NOTES:**
- 1) A PORTION OF THIS PROPERTY DOES NOT LIE IN A SPECIAL FLOOD HAZARD AREA AS PER COBB COUNTY FIRM MAP NO. 13067C0070F DATED AUGUST 18, 1992
  - 2) BOUNDARY INFORMATION SHOWN TAKEN FROM A DRAWING BY EASTON PENDLEY AND ASSOCIATES, INC. ENTITLED "SURVEY FOR MRS. C.E. SPROUSE" DATED MAY 11, 1973.
  - 3) TOPOGRAPHIC AND EXISTING PLANOMETRIC INFORMATION TAKEN FROM THE COBB COUNTY GIS DATA BASE IN ELECTRONIC MEDIA.
  - 4) THIS RE-ZONING PLAN IS A COMPOSITE DRAWING UTILIZING THE ABOVE MENTIONED RESOURCES AND A LAND PLAN BY LONDON PATTERSON ENGINEERING SUPPORT SERVICES.
  - 5) J. A. EVANS AND ASSOCIATES, INC. AT THIS DATE HAS NOT DONE A BOUNDARY SURVEY ON THIS PROPERTY. THIS PLAT IS FOR ZONING PURPOSES ONLY.

**OWNER / DEVELOPER**  
**BRADLEY M. THOMPSON**  
 PO BOX 680813  
 MARIETTA, GEORGIA 30068  
 770-527-8500



**LONDON PATTERSON**  
**ENGINEERING SUPPORT SERVICES**  
 3350 ATLANTA ROAD  
 SMYRNA, GA 30080  
 770-874-6365



ACTIVITY	NAME
DESIGNED BY:	S. PATTERSON
DRAWN BY:	J. LONDON
CHECKED BY:	S. PATTERSON
APPROVED BY:	J.A. EVANS
REGISTRATION NO.	

NO.	DATE	DESCRIPTION	BY

SCALE:	1"=40'
DATE:	05-08-2014
JOB NO.	2013-102

**PARK PLACE**  
**LAND LOT 335 17TH DISTRICT**  
**2ND SECTION**  
**COBB COUNTY, GEORGIA**

**REZONING PLAT**

SHEET **1** OF **1**