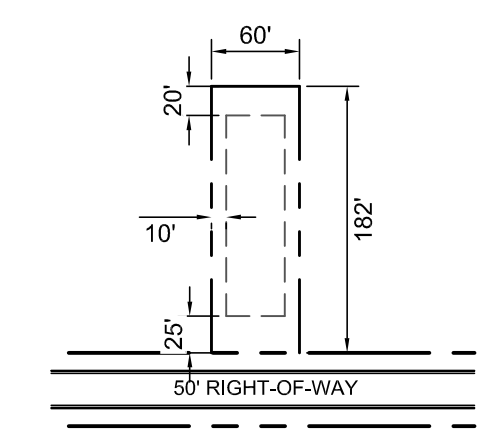
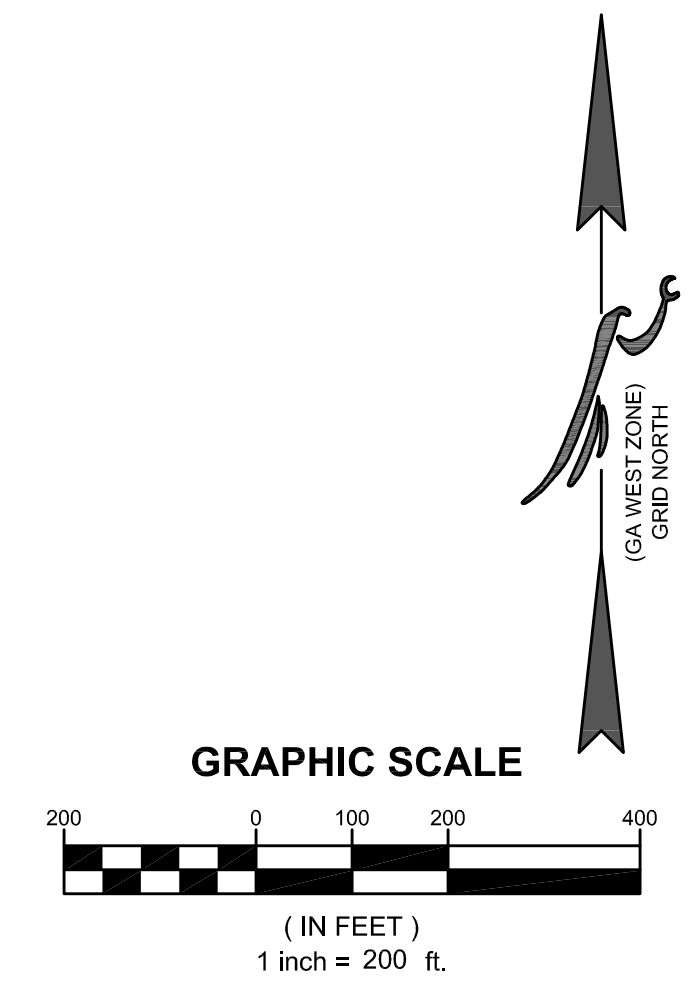


VICINITY MAP
NOT TO SCALE

LAND USE SUMMARY
 CURRENT ZONING: RA
 PROPOSED ZONING: CSD / R4
 TOTAL SITE AREA: ±135.12 ACRES
 TOTAL DEVELOPED AREA: ±63.57 ACRES
 TOTAL OPEN SPACE: 71.2 ACRES
 (53% provided / 40% required)
 TOTAL UNITS: 187
 GROSS DENSITY: 1.4 du/ac
 NET ACREAGE: ±80.94
 NET DENSITY: 2.3
CSD ZONING STANDARDS
 MIN. LOT AREA: 10,890 sf
 MIN. LOT WIDTH: 60'
 FRONT S/B: 25'
 SIDE S/B: 10'
 REAR S/B: 20'



TYPICAL LOT (60'x182')
NOT TO SCALE



CIVIL ENGINEERING
 CONSTRUCTION MANAGEMENT
 LAND SURVEYING
 LANDSCAPE ARCHITECT
 LAND PLANNING

FALCON DESIGN CONSULTANTS

STOCKBRIDGE OFFICE
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 STOCKBRIDGE, GEORGIA 30281
 PH: (770) 939-6666 • Fax: (770) 939-6666

NEWNAN OFFICE
 60 GREENWAY CT., STE. A
 NEWNAN, GEORGIA 30555
 PH: (770) 256-2974

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 500 PEARLE FERRY RD., STE. 111
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 FOR
BRANNAN ROAD
 LOCATED IN:
 HENRY COUNTY
 GEORGIA

DATE	REVISIONS

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 Call us today.
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 1 (800) 882-4111 THROUGHOUT GEORGIA
 GA. STATE LOT

DATE:	11-2-21
SCALE:	
PROJ NUMBER:	129.014
DRAWN BY:	AM
REVIEWED BY:	JP
REVISED BY:	

THIS DOCUMENT IS NOT VALID UNLESS IT BEARS THE ORIGINAL SIGNATURE OF THE REGISTRANT ACROSS THE REGISTRANT'S SEAL.

SHEET NUMBER
1.0