

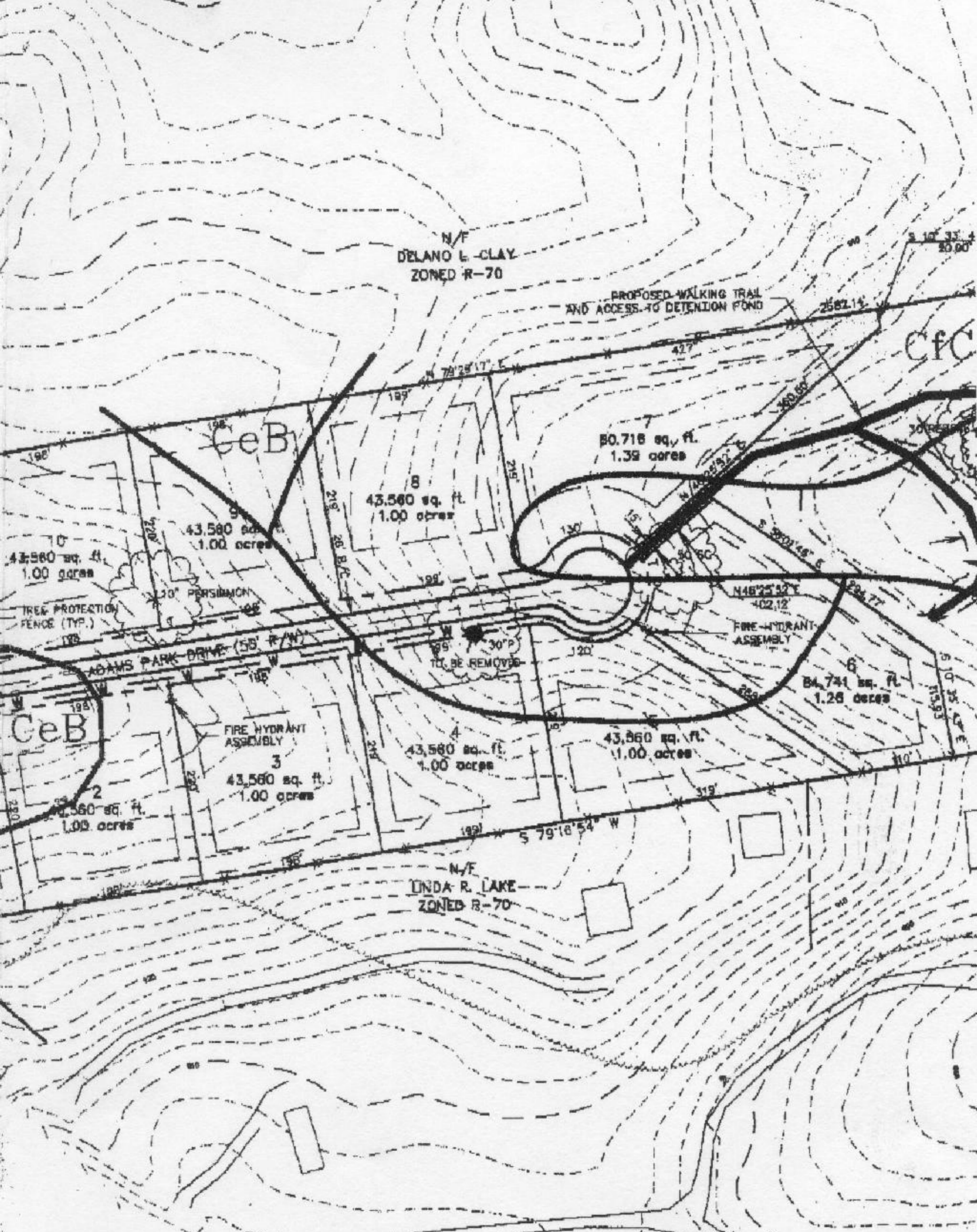
R = 485.91'  
 A = 55.97'  
 CB = N 53°24'25" W  
 CH = 55.84'

R = 2340.96'  
 A = 308.16'  
 CB = N 55°22'48" W  
 CH = 307.94'

**GENERAL NOTES:**

1. OWNER/DEVELOPER:  
 NEW MARKET PROPERTIES  
 P.O. BOX 1124  
 FAYETTEVILLE, GA. 30214  
 770-461-5838  
 CONTACT: JAMES CRANE
2. ENGINEER:  
 BRUNDAGE ENGINEERING, INC.  
 P.O. BOX 1928  
 FAYETTEVILLE, GA. 30214  
 (770) 719-0433
3. TOTAL AREA = 26.42 ACRES  
 TOTAL NUMBER OF LOTS = 12  
 RESIDENTIAL AREA = 15.57 ACRES  
 CONSERVATION AREA = 11.80 ACRES  
 CONSERVATION AREA IS 45% OF TOTAL AREA
4. ZONING: C-9  
 FRONT SETBACK - ADAMS ROAD (COLLECTOR) = 75'  
 FRONT SETBACK - (MINOR) = 50'  
 SIDE SETBACK = 20'  
 REAR SETBACK = 30'  
 MINIMUM LOT SIZE = 1.0 ACRE (43,560 SF)  
 MINIMUM LOT WIDTH AT SETBACK LINE = 125'  
 MINIMUM HOUSE SIZE = 2,100 S.F.
5. BOUNDARY INFORMATION BY CRANE AND ASSOCIATES. TOPOGRAPHIC INFORMATION BY JACK BERRY AND ASSOCIATES. BENCHMARK IS RM 17-RAILROAD SPIKE IN POWER POLE IN SOUTHEAST CORNER OF INTERSECTION OF ADAMS ROAD AND SANDY LAKE CIRCLE. ELEV. = 926.92 NGVD 1929.
6. THIS TRACT DOES NOT CONTAIN A FLOOD HAZARD AREA PER F.E.M.A. F.I.R.M. COMMUNITY PANEL NO. 13113C00400, DATED MARCH 18, 1998.
7. SANITARY SEWER SERVICES PROVIDED BY ON-SITE SEWAGE MANAGEMENT SYSTEMS.
8. WATER SERVICE TO BE PROVIDED BY FAYETTE COUNTY WATER SYSTEM.
9. TRAFFIC SIGNS, INCLUDING SPEED LIMIT AND STOP SIGNS TO CONFORM TO THE STANDARDS GIVEN IN "THE MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES".
10. ALL CONSTRUCTION TO COMPLY WITH THE FAYETTE COUNTY DEVELOPMENT REGULATIONS.
11. DENSITY OF TOTAL ACRES, TOTAL NUMBER OF LOTS, R/W AREA, NET ACRES, NET DENSITY
12. SOILS AND HEIGHTS
13. NOISE
14. STORAGE
15. THIS
16. THIS

Michael Lennon

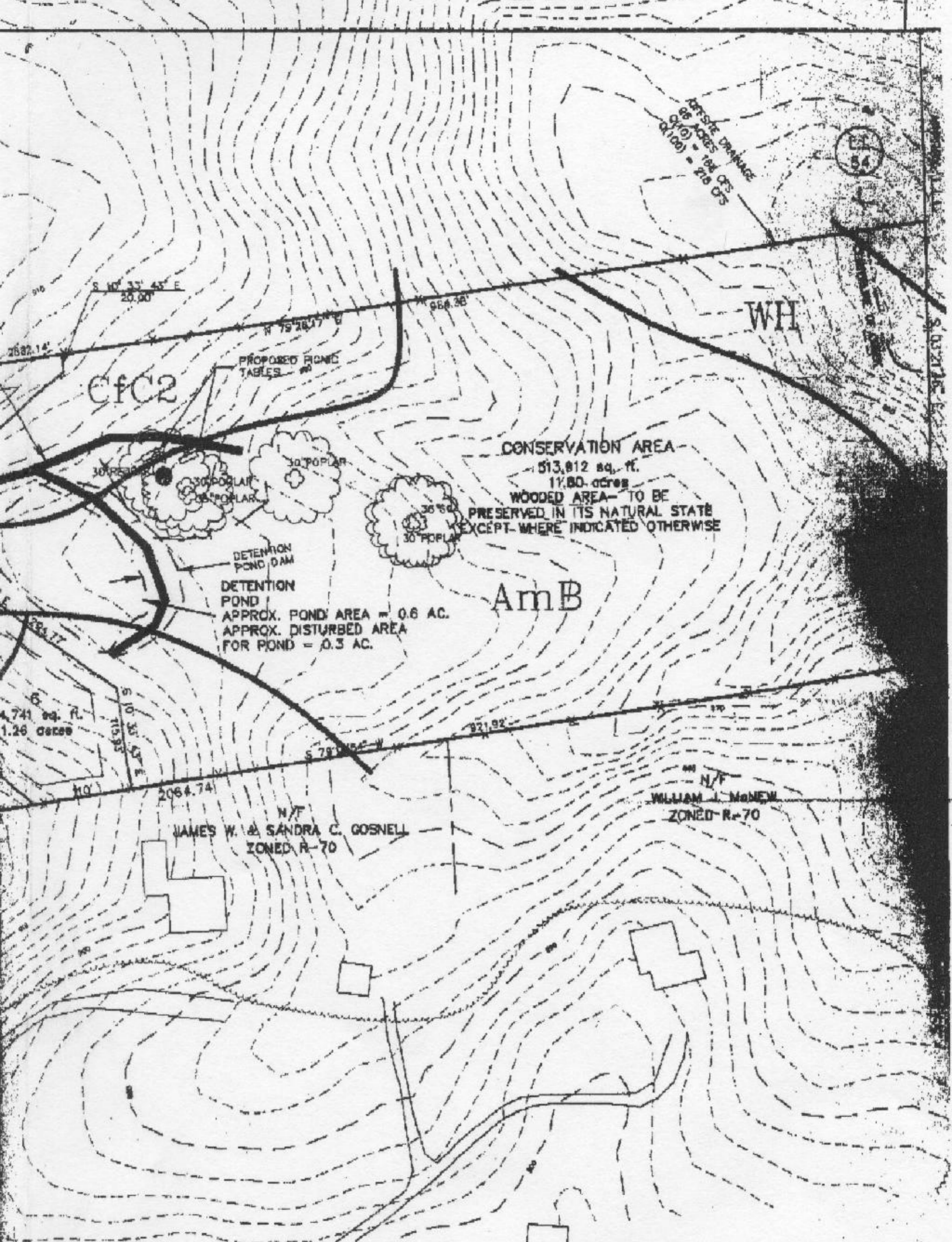


11. DENSITY CALCULATIONS:  
 TOTAL ACREAGE = 26.42 ACRES  
 TOTAL NUMBER OF UNITS = 12  
 R/W AREA = 1.54 ACRES  
 NET ACREAGE = 24.88 ACRES  
 NET DENSITY = 0.482 UNITS PER ACRE  
 LENGTH OF ROADS - PROPOSED ROAD - 1,070'

12. SOILS TAKEN FROM "SOIL SURVEY OF CLAYTON COUNTY, FAYETTE AND HENRY COUNTIES, GEORGIA."  
 13. NO SIDEWALKS ARE PROPOSED.

APPROVAL OF THIS PLAT SH...  
 FROM THE DATE OF APPROV...  
 UNLESS A FINAL PLAT FOR...  
 BEEN APPROVED OR STREET...  
 ONE (1) SECTION HAS BEEN

TREE PROTECTION NOTES:  
 SPECIMEN TREES LOCATED W...  
 CENTERLINE WERE FIELD LOC...  
 THE TREE PROTECTION AREA...  
 STANDS OF TREES SHALL BE...  
 PROTECTION FENCING FOR...  
 FENCE STAKES PLACED...



VAL OF THIS PLAT SHALL EXPIRE EIGHTEEN (18) MONTHS  
 THE DATE OF APPROVAL BY THE PLANNING COMMISSION  
 A FINAL PLAT FOR AT LEAST ONE (1) SECTION HAS  
 APPROVED OR STREET BASE CONSTRUCTION ON AT LEAST  
 SECTION HAS BEEN COMPLETED AND INSPECTED.

**PROTECTION NOTES:**

TREES LOCATED WITHIN 100' OF THE PROPOSED ROADWAY  
 WERE FIELD LOCATED BY CRANE AND ASSOCIATES.

PROTECTION AREA OF STAND-ALONE TREES AND

LL  
54

APPROX. L.L.L.