

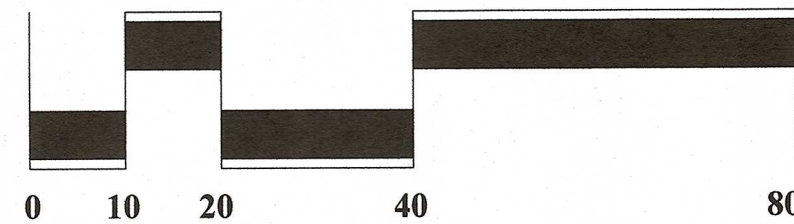
Rezoning Plat

Blair Bridge Tract

Cobb County, Georgia Land Lot 583, 18th District, 2nd Section

prepared for:

Tiku and Associates, P.C.
2470 Windy Hill Road, Suite 116
Marietta, Georgia 30067



Scale: 1" = 20'

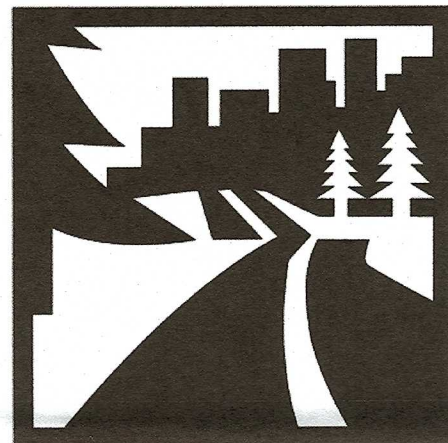
August 3, 2023

AUG 04 2023
COBB COUNTY ZONING

2-42-2023

DGM

LAND PLANNING
CONSULTANTS, INC.



1635 OLD HWY 41
SUITE 112-314
KENNESAW, GA 30152

770-514-9006
DGMLPC.COM

Site Data

Total Site Area: 1.81 AC

Present Zoning: CF

Proposed Zoning: NRC (w/SLUP)

LI Setbacks:

- front 50'
- side 20'
- rear 40'

Total Building Area: 70,890 SF
(3 story building x 23,630/floor)

Total Units Shown: 360

5' x 5' x 4' locker	= 27
5' x 5' x 8' standard	= 96
5' x 10'	= 21
10' x 10'	= 42
10' x 15'	= 39
10' x 20'	= 9
10' x 25'	= 36
10' x 30'	= 90

General Notes:

1. Boundary taken from Cobb County Plat Book 23, page 147.
2. Topographic information from Cobb County GIS.
3. According to Flood Insurance Rate Map (FIRM) #13067C0204 G, December 16, 2008, no portion of this site contains floodplain.
4. No cemeteries are known to exist on site.
5. No streams and/or wetlands are known to exist on site.
6. No archeological or architectural landmarks are known to exist on site.
7. Utility easements exist on site and are shown on site plan.
8. Stormwater management and water quality structures are conceptual in size and will be revised based on hydrologic study.

