

NOTE:
THIS PROJECT IS LOCATED WITHIN THE LINE CREEK WATERSHED PROTECTION DISTRICT

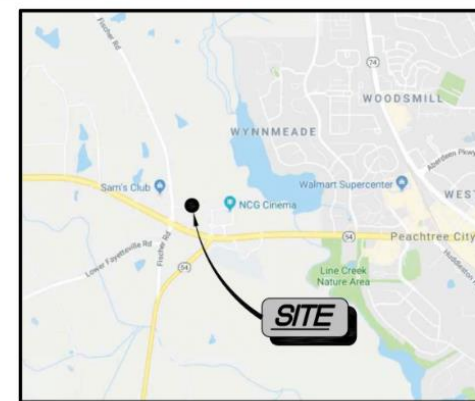
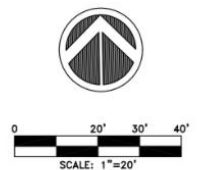
NOTE:
SITE SHALL COMPLY WITH THE CURRENT ADA AND THE GEORGIA ACCESSIBILITY CODE

NOTE:
THIS PROJECT SITE IS NOT LOCATED WITHIN 200' OF STATE WATERS. CONTRACTOR TO AVOID ANY DISTURBANCE OF STATE WATERS AND BUFFERS.

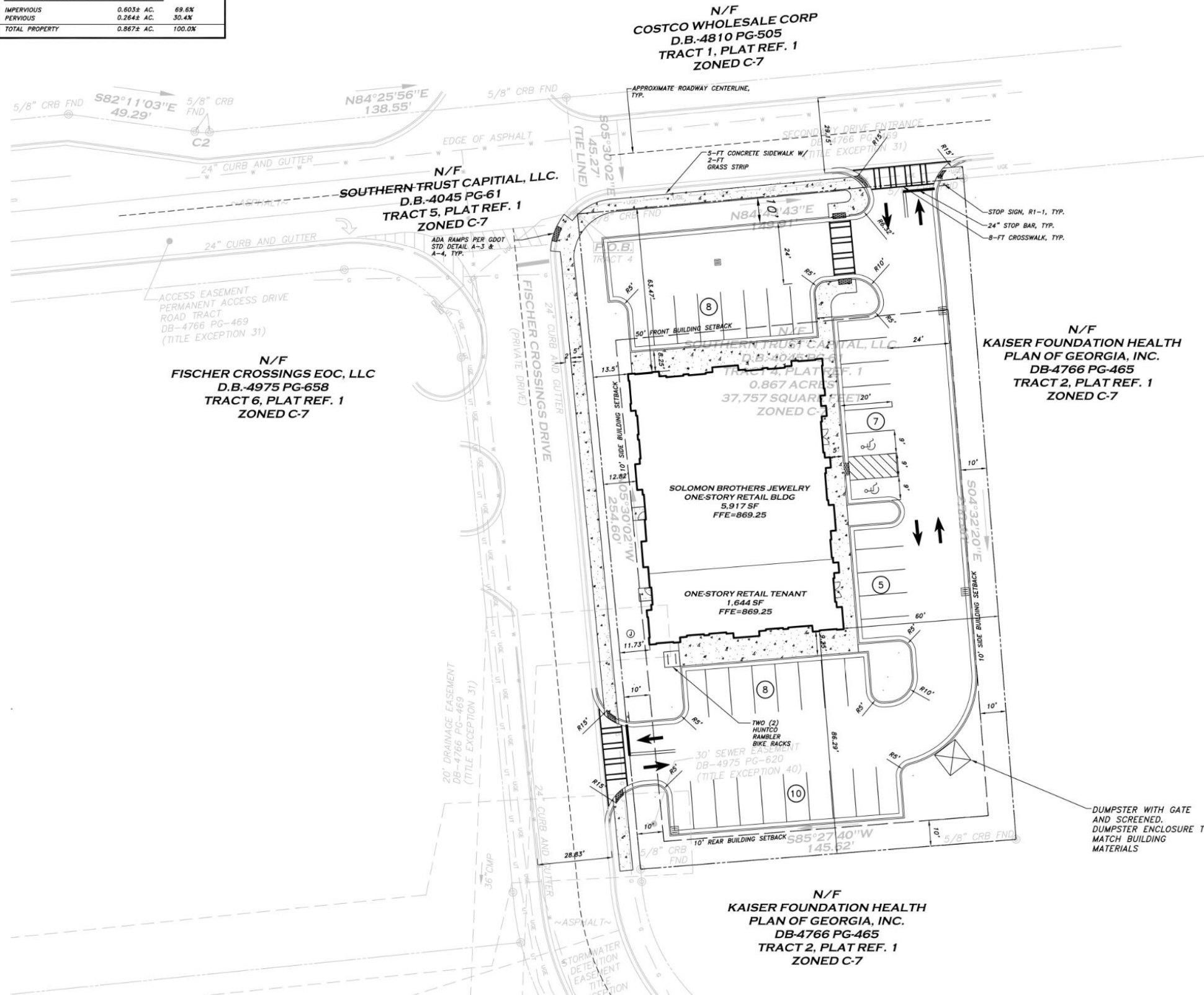
SITE CONDITIONS
THE SITE ADHERES TO ALL THE CONDITIONS SET BY THE BELOW LISTED DOCUMENTS ON SHEETS C02 AND C03:
• DRI 2116 FISCHER CROSSING AND DATED 2-11-13
• DEVELOPMENT AGREEMENT BETWEEN FISCHER PARTNERS LLC AND COWETA COUNTY AND DATED 2-11-13
• REZONING CASE 013-18 AND DATED 10-16-18

PARKING DATA			
RESTAURANT	BLDG. S.F.	REQ. PARKING	PROP. PARKING
	7,561 S.F.	38 SPACES	38 SPACES
RETAIL MAX. PARKING - 1 SPACE PER 200 SF			
ADA PARKING SPACES REQUIRED 2			
ADA PARKING SPACES PROVIDED 2			

IMPERVIOUS TABLE		
IMPERVIOUS		
IMPERVIOUS	0.603± AC.	69.6%
PERVIOUS	0.264± AC.	30.4%
TOTAL PROPERTY	0.867± AC.	100.0%



VICINITY MAP
N.T.S.



- GENERAL NOTES:**
1. PROOF ROLL BUILDING AND ALL PARKING AREAS. NOTIFY THE ARCHITECT OF ANY UNACCEPTABLE AREAS.
 2. EDGE OF NEW PAVEMENT TO BE FLUSH WITH EXISTING PAVEMENT.
 3. ALL SIDEWALK CURB AND GUTTER STREET PAVING, CURB CUTS, DRIVEWAY APPROACHES, HANDICAP RAMP, ETC. CONSTRUCTED OUTSIDE THE PROPERTY LINE IN THE RIGHT-OF-WAY SHALL CONFORM TO ALL MUNICIPAL AND/OR STATE SPECIFICATIONS AND REQUIREMENTS.
 4. FOR AREAS OUTSIDE THE PROPERTY LINES, REPAIR AND/OR REPLACE ALL DAMAGE DONE TO EXISTING ELEMENTS (SIDEWALKS, PAVING, LANDSCAPING, ETC.) AS REQUIRED BY OWNER AND/OR GOVERNING AUTHORITY.
 5. FOR PROPOSED UTILITY LOCATIONS, SEE THE UTILITY PLAN.
 6. ALL AREAS OF THE INTERIOR OF THE PARAPET THAT WILL BE VISIBLE FROM THE SITE OR FROM ANY PUBLIC RIGHT-OF-WAY MUST BE A MINIMUM OF STUCCO FINISH. NO PART OF THE ROOFTOP UNITS MAY BE VISIBLE FROM THE SITE OR ANY PUBLIC RIGHT-OF-WAY

SOLOMON BROTHERS JEWELRY
FISHER CROSSING DRIVE
PREPARED FOR:
SOLOMON BROTHERS JEWELRY
TRACT 4: 0.867 ACRES
TAX PARCEL ID: 145 6153 018
LAND LOT: 153, 6TH DISTRICT
COWETA COUNTY, GEORGIA

MASS ENGINEERING AND CONSULTANTS, LLC
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REVISIONS	
DATE	DESCRIPTION

SITE PLAN

PROJECT NUMBER: 21-0114
DATE: FEBRUARY 2, 2022

C-05