**GENERAL SITE NOTES:**

1. TOTAL SITE AREA = ~6.2 AC.
2. DENSITY = 41 UNITS/6.2 AC. = 6.6 UNITS/AC.
3. TOTAL RECREATION AREA REQ. = 1 AC/50 UNITS = 35,720 SF
4. TOTAL RECREATION AREA PROVIDED = 37,976 SF
5. PROP. ZONING = PUD-R
6. BUILDING SETBACKS:
   FRONT: 16'
   REAR: 20' (35' EXTERIOR SETBACK REQ.)
   SIDE: 10'
7. TYPICAL TOWNHOME SHOWN = 24'x50' (W/24'x8' PATIO)
8. MINIMUM DRIVEWAYS TO BE 22' LONG (FROM SIDEWALK)
9. PARKING REQ. = 0.5 SPACES/UNIT = 21 SPACES
10. PARKING PROVIDED = 22 SPACES




NORTH

40 0 40 80

SCALE IN FEET


LETJ metrics
PROFESSIONAL SOLUTIONS
LETJLMETRICS.COM
1050 SHILOH ROAD, NW
BUILDING 300, SUITE 306
KENNESAW, GA 30144


# NEW MACLAND RD TRACT

CITY OF POWDER SPRINGS
COBB COUNTY, GA

REVISION DESCRIPTION:

| | |
|---|---|
| DRAWN BY: | DH |
| CHECKED BY: | DH |
| DATE: | 12/14/21 |
| SHEET TITLE: | CONCEPTUAL LAYOUT |
| SCALE: | 1"=40' |
| SHT. NO | 01 |
| REV. NO: | #### |


Dhagerman-C:\Users\dhagerman\Documents\new macland layout.dwg-September 16, 2021