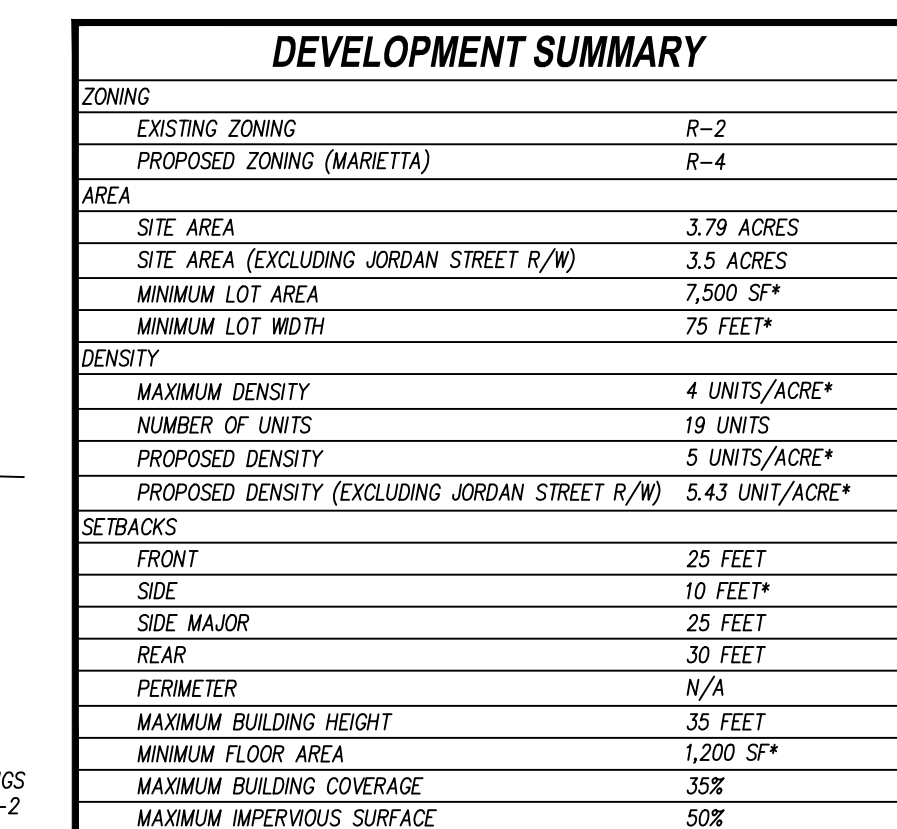




| DEVELOPMENT SUMMARY                            |                 |
|------------------------------------------------|-----------------|
| <b>ZONING</b>                                  |                 |
| EXISTING ZONING                                | R-2             |
| PROPOSED ZONING (MARIETTA)                     | R-4             |
| <b>AREA</b>                                    |                 |
| SITE AREA                                      | 3.79 ACRES      |
| SITE AREA (EXCLUDING JORDAN STREET R/W)        | 3.5 ACRES       |
| MINIMUM LOT AREA                               | 7,500 SF*       |
| MINIMUM LOT WIDTH                              | 75 FEET*        |
| <b>DENSITY</b>                                 |                 |
| MAXIMUM DENSITY                                | 4 UNITS/ACRE*   |
| NUMBER OF UNITS                                | 19 UNITS        |
| PROPOSED DENSITY                               | 5 UNITS/ACRE*   |
| PROPOSED DENSITY (EXCLUDING JORDAN STREET R/W) | 5.43 UNIT/ACRE* |
| <b>SE BACKS</b>                                |                 |
| FRONT                                          | 25 FEET         |
| SIDE                                           | 10 FEET*        |
| SIDE MAJOR                                     | 25 FEET         |
| REAR                                           | 30 FEET         |
| PERIMETER                                      | N/A             |
| MAXIMUM BUILDING HEIGHT                        | 35 FEET         |
| MINIMUM FLOOR AREA                             | 1,200 SF*       |
| MAXIMUM IMPERVIOUS COVERAGE                    | 35%             |
| MAXIMUM IMPERVIOUS SURFACE                     | 50%             |



**RIDGE PLANNING AND ENGINEERING®**

6234 OLD HIGHWAY 5  
SUITE D9-250 - WOODSTOCK, GA 30188  
OFFICE 770.936.9000

LAND PLAN  
ROSELANE ROAD  
LAND LOT 1076  
16TH DISTRICT  
CITY OF MARIETTA, GEORGIA

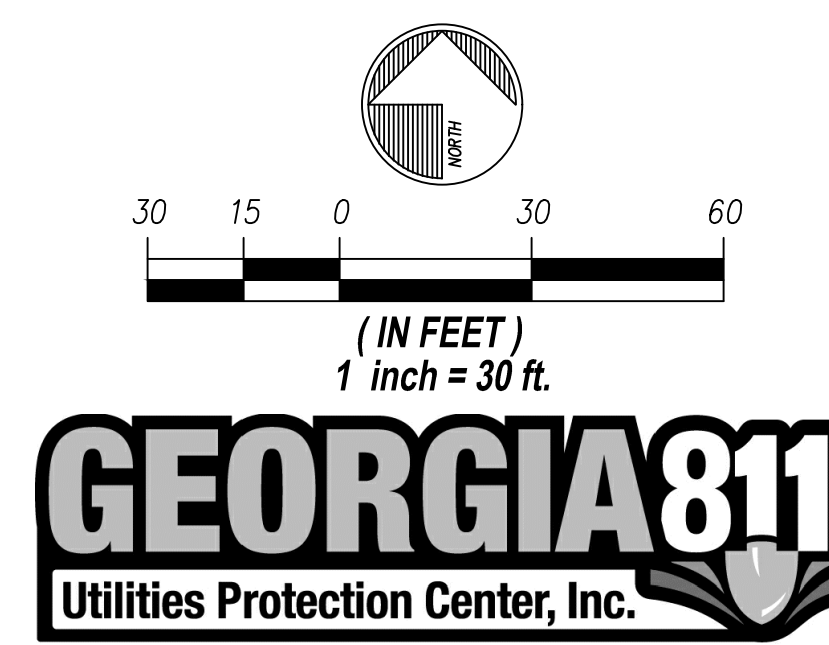
**OWNER/DEVELOPER**

 **TRATON  
HOMES**

**720 KENNESTONE AVENUE  
MARIETTA, GA 30060**

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**24 HOUR CONTACT:**  
**JOHN MORGAN**  
**770.375.7655**



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Call before you dig.**

THE UTILITIES SHOWN HEREON ARE FOR THE CONTRACTOR'S CONVENIENCE ONLY. THERE MAY BE OTHER UTILITIES NOT SHOWN ON THESE PLANS. THE ENGINEER ASSUMES NO RESPONSIBILITY FOR THE LOCATIONS SHOWN AND IT SHALL BE THE CONTRACTOR'S RESPONSIBILITY TO VERIFY ALL UTILITIES WITHIN THE LIMITS OF THE WORK. ALL DAMAGE MADE TO EXISTING UTILITIES BY THE CONTRACTOR SHALL BE THE SOLE RESPONSIBILITY OF THE CONTRACTOR.