

Z-60
(2008)

OFFICIAL
INEL. NO.

THE FIELD DATA UPON WHICH THIS PLAT IS BASED
HAS AN ANGULAR ERROR OF 37 SECONDS PER ANGLE
POINT AND A PRECISION RATIO OF 1 IN 15,038. IT
HAS BEEN ADJUSTED USING THE COMPASS RULE.

THIS SURVEY WAS PREPARED WITHOUT THE
BENEFIT OF A TITLE SEARCH. THERE MAY BE
EASEMENTS OR OTHER ENCUMBRANCES NOT
SHOWN.

THIS PROPERTY IS NOT IN AN AREA HAVING
SPECIAL FLOOD HAZARDS.

EQUIPMENT USED TO OBTAIN THESE MEASUREMENTS
WAS A TOPCON GTS-235.

ALL MATTERS OF TITLE ARE RECORDED.

AREA = 21,067 SQ. FT.
0.484 ACRE

THE DATA SHOWN ON THIS PLAT HAS A CLOSURE
PRECISION RATIO OF 1 IN 124,183.

* = PER DEED AND PLAT RECORDS
NO MONUMENT FOUND.

NOW OR FORMERLY
ATLANTA REAL ESTATE ACQUISITIONS LLC
-44-

ALL I.P.'s ARE 1/2" REBARs.

GRID NORTH (GA. WEST ZONE)

BENCHMARK
TOP OF AXLE
ELEV. = 1042.22

MANER STREET

LOT 1A
50.62'

LOT 2A
50.62' x 138.50'

LOT 3A
50.62'

BRICK W/B.S.M.T.
#4243
1 STY.

Withdrawn Without Prejudice

ABBREVIATIONS ~
DW = DOGWOOD
RO = RED OAK
WAO = WATER OAK
P = PINE
UNK = UNKNOWN

ABBREVIATIONS

IPF = IRON PIN FOUND
IPS = IRON PIN SET
R.W. = RIGHT OF WAY
SSE = SANITARY SEWER EASEMENT
DE = DRAINAGE EASEMENT
LLL = LAND LOT LINE
C.L. = CENTERLINE
#4RB = 1/2" REBAR
CT = CRIMP TOP PIN
OT = OPEN TOP PIN
CMP = CORRUGATED METAL PIPE
DI = DROP INLET
JB = JUNCTION BOX
MH = MANHOLE
CB = CATCH BASIN
BM = BENCHMARK
PP = POWER POLE
FH = FIRE HYDRANT
B.C. = BACK OF CURB
E.P. = EDGE OF PAVEMENT

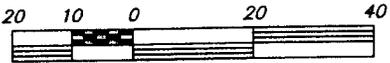
RECEIVED
OCT - 2 2008
COBB CO. COMM. DEV. AGENCY

BOUNDARY & TOPOGRAPHIC SURVEY DIVISION

ATLANTA REAL ESTATE
ACQUISITIONS, L.L.C.

(BEING LOTS 45, 46, 47, 48, 49, & 50
BLOCK "D", GILMORE HEIGHTS SUBDIVISION)

LOCATED IN LAND LOT 694
17th DISTRICT, 2nd SECTION
COBB COUNTY, GEORGIA
APRIL 24, 2006 1"=20'



SCALE IN FEET
VERTICAL DATUM IS MEAN SEA LEVEL



MAY 11, 2006: ADDED NOTE REGARDING POINT OF BEGINNING.



BARTON SURVEYING
INC.

1500 PALM STREET
CANTON, GEORGIA 30115
(770) 345-2810

APPLICANT: Atlanta Real Estate Acquisitions, LLC
404-231-3602

REPRESENTATIVE: Bryan L. Starr
404-231-3602

TITLEHOLDER: William B. C. Vinson

PROPERTY LOCATION: Located on the east side of Maner Street,
north of Cooper Lake Road

ACCESS TO PROPERTY: Maner Street

PHYSICAL CHARACTERISTICS TO SITE: Existing house

PETITION NO: Z-60

HEARING DATE (PC): 12-02-08

HEARING DATE (BOC): 12-16-08

PRESENT ZONING: R-20

PROPOSED ZONING: RA-5

PROPOSED USE: Addition of Property to
a Previously Approved Residential Project

SIZE OF TRACT: 0.484 acre

DISTRICT: 17

LAND LOT(S): 694

PARCEL(S): 51

TAXES: PAID X **DUE** _____

COMMISSION DISTRICT: 2

CONTIGUOUS ZONING/DEVELOPMENT

- NORTH:** RA-5/ vacant lot
- SOUTH:** R-20/ single-family house
- EAST:** RA-5/ vacant lot
- WEST:** R-20/ single-family houses

Withdrawn Without Prejudice

OPPOSITION: NO. OPPOSED **PETITION NO:** _____ **SPOKESMAN** _____

PLANNING COMMISSION RECOMMENDATION

APPROVED _____ **MOTION BY** _____

REJECTED _____ **SECONDED** _____

HELD _____ **CARRIED** _____

BOARD OF COMMISSIONERS DECISION

APPROVED _____ **MOTION BY** _____

REJECTED _____ **SECONDED** _____

HELD _____ **CARRIED** _____

STIPULATIONS:

