

VULNERABILITY CATEGORY	A	B	C	D	E	F	TOTAL
TOTAL LOT AREA (SQ. FT.)					2,371	43,671	46,042
LAND DISTURBANCE ALLOWED (SQ. FT.)					0	14,130	14,130
EXISTING LAND DISTURBANCE (SQ. FT.)					455	15,032	19,294 (A)
PROPOSED LAND DISTURBANCE (SQ. FT.)					4	14,126	14,130 (C)
TOTAL LAND DISTURBANCE (SQ. FT.)					4	14,126	14,130 (B)
IMPERVIOUS SURFACE ALLOWED (SQ. FT.)					0	7,000	7,000
EXISTING IMPERVIOUS SURFACE (SQ. FT.)					0	0	0
PROPOSED IMPERVIOUS SURFACE (SQ. FT.)					0	7,000	7,000
TOTAL IMPERVIOUS SURFACE (SQ. FT.)					0	7,000	7,000

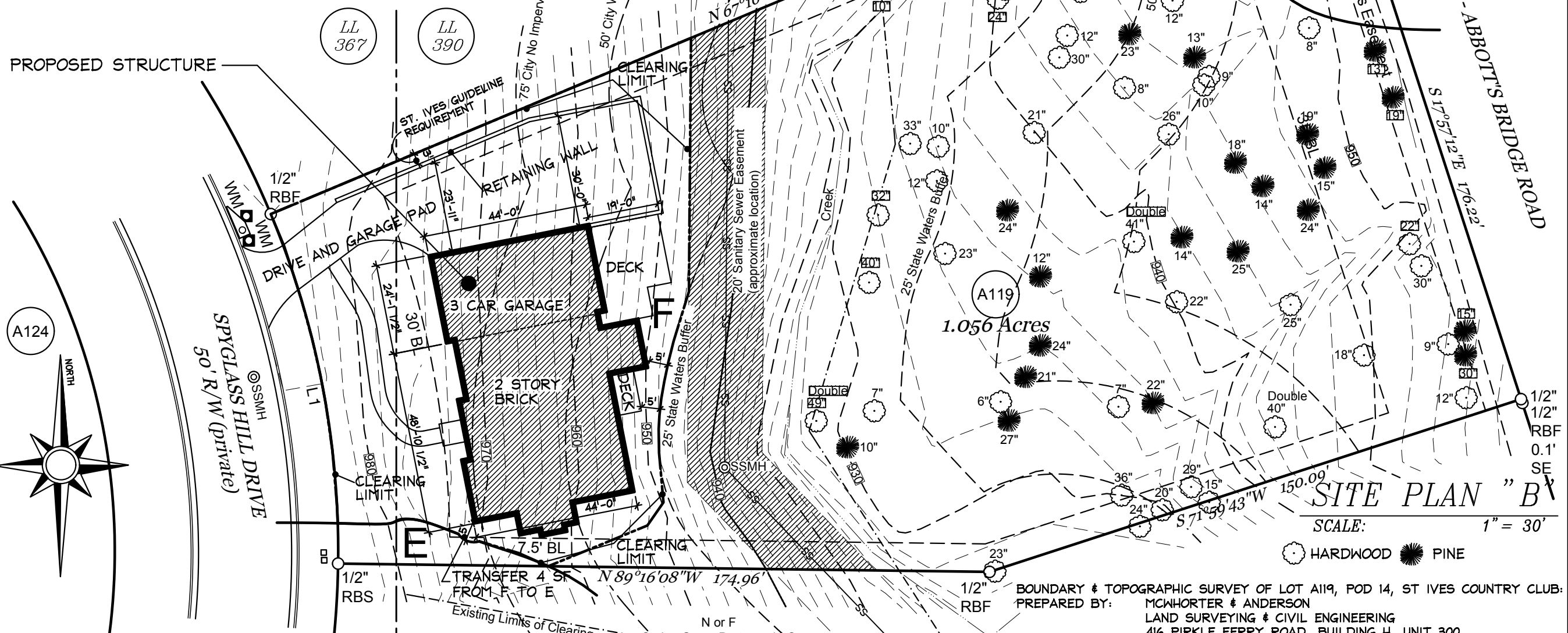
- A. AREA CALCULATED FROM FRONT PROPERTY LINE TO SIDE PROPERTY LINES AND INCLUDES 3,153 SQ. FT. IN THE SANITARY SEWER EASEMENT
- B. 455 SQ. FT. OF CATEGORY E AND 4,610 SQ. FT. OF CATEGORY F OVER-CLEARED BY PREVIOUS OWNER. THESE AREAS ARE TO BE RE-VEGETATED PER CITY OF JOHNS CREEK REQUIREMENTS.
- C. TRANSFER 4 SQ. FT. OF CLEARING FROM CATEGORY F TO CATEGORY E AT RIGHT FRONT OF PROPERTY.

SITE PLAN 'B' ANALYSIS:
 REDUCING THE STREAM BUFFER TO THE 25' STATE BUFFER ALLOWS THE HOMEOWNER TO MAXIMIZE THE USAGE OF THE LOT. KEEPING THE FRONT SETBACK AT 30' AND REDUCING THE STREAM BUFFER MAKES SITE PLAN B WORK THE BEST.

50' TO 75' NO IMPERVIOUS: 3,287 SQ. FT TOTAL
 PROPOSED CLEARING: 3,287 SQ. FT.
 PROPOSED IMPERVIOUS: 2,875 SQ. FT.

25' TO 50' CITY WATERS BUFFER: 3,659 SQ. FT. *
 PROPOSED CLEARING: 2,955 SQ. FT. **
 PROPOSED IMPERVIOUS: 1,563 SQ. FT.

* INCLUDES 389 IN S.S.E.
 ** NO CLEARING IN S.S.E.



COURSE	BEARING	DISTANCE
LI	RAD: 235.00' TAN 48.82' CHD: N 10° 54' 10" W	ARC: 96.27' CA: 23° 28' 18" 95.60'

BOUNDARY & TOPOGRAPHIC SURVEY OF LOT A119, POD 14, ST IVES COUNTRY CLUB:
 PREPARED BY: MCWHORTER & ANDERSON
 LAND SURVEYING & CIVIL ENGINEERING
 416 PIRKLE FERRY ROAD, BUILDING H, UNIT 300
 CUMMING, GA B30040
 770-889-9430

LANDLOT 367 & 390, 1ST DISTRICT, 1ST SECTION CITY OF JOHNS CREEK, FULTON COUNTY, GA DATED 5-26-2017

N 1466973.43
 E 2295593.41
 NAD 83, GA WEST ZONE

SHEET NO. **A-2**

PROJECT NO.: 2017112.00

DATE: 30 NOV. 2017

PROJECT: RESIDENCE FOR PEGGY & MAHMOUD GHONIM

WEST & ASSOCIATES, ARCHITECTS
 4389 SHELBORNE DRIVE, DUNWOODY, GA 30338-6615 (770) 457-4495