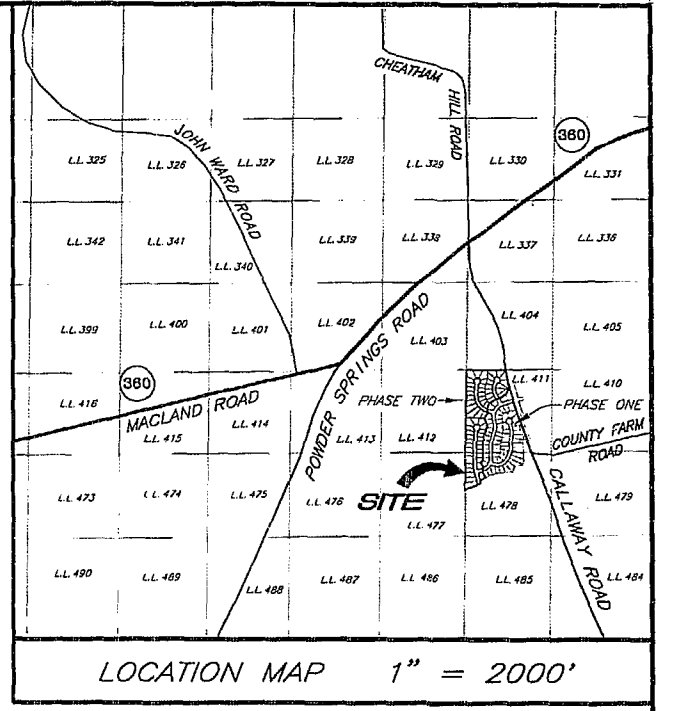
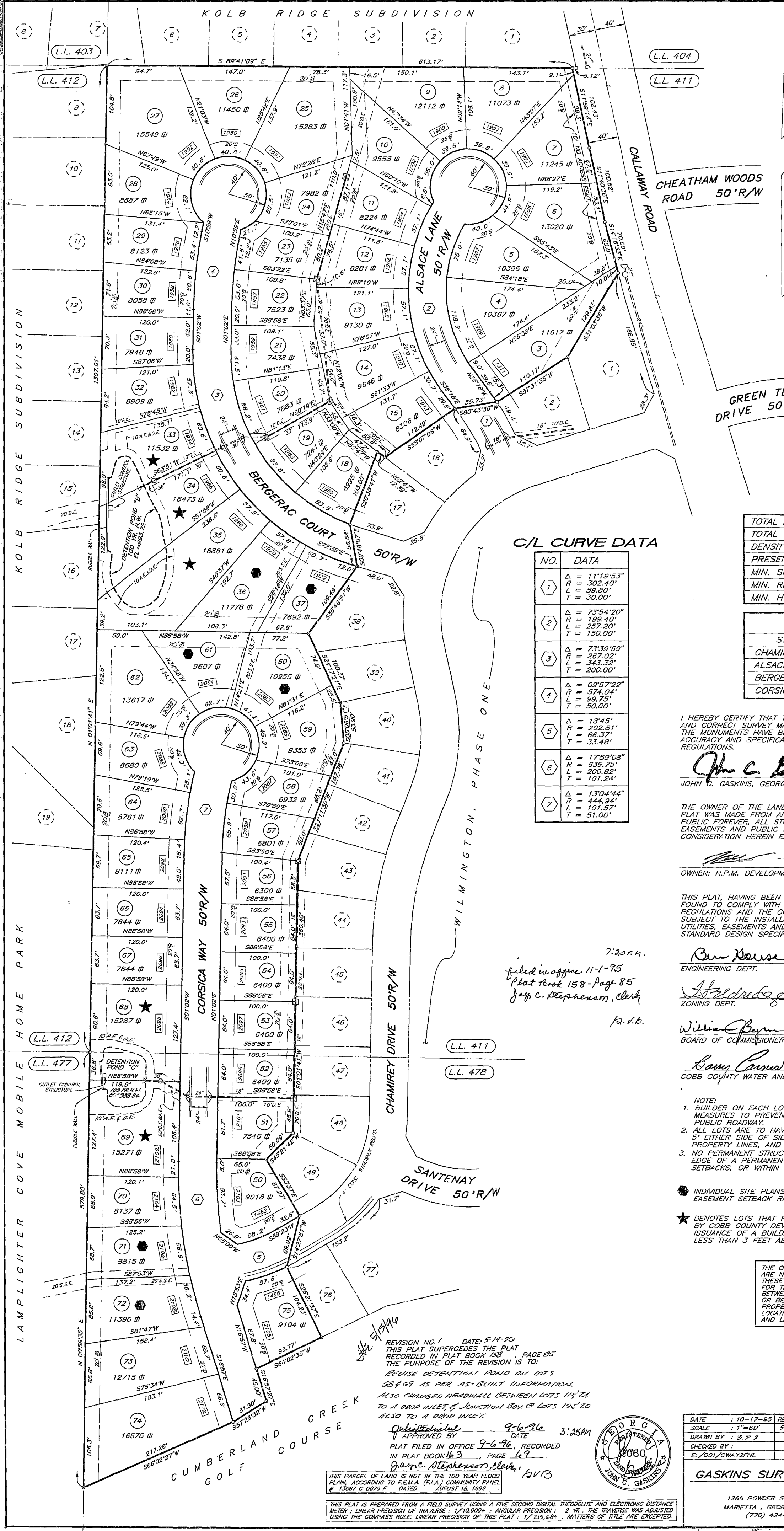




ABBREVIATIONS LEGEND	
ABBR.	DEFINITION
D.E.	DRAINAGE EASEMENT
S.S.E.	SANITARY SEWER EASEMENT
A.E.	ACCESS EASEMENT
W.L.E.	WATER LINE EASEMENT
F.M.E.	FORCE MAIN EASEMENT

STRUCTURES LEGEND	
	HEADWALL
	SINGLE-WING CATCH BASIN
	DOUBLE-WING CATCH BASIN
	WEIR INLET
	JUNCTION BOX
	FIRE HYDRANT

NOTE: ALL STORM DRAINS ARE BITUMINUS COATED CORRUGATED METAL PIPE UNLESS OTHERWISE NOTED.

TOTAL AREA = 15.82 ACRES
TOTAL NO. OF LOTS = 59
DENSITY / YIELD = 3.73 LOTS PER ACRE
PRESENT ZONING - RA-6 (DETACHED CLUSTER RES.)
MIN. SIDE YARD = 5'
MIN. REAR YARD = 20'
MIN. HOUSE SIZE = 1400 sq ft

TABLE OF DEDICATION	
STREET NAME	LENGTH IN L.F.
CHAMIREY DRIVE	119
ALSACE LANE	320
BERGERAC COURT	551
CORSICA WAY	896

C/L CURVE DATA	
NO.	DATA
1	$\Delta = 11^{\circ}19'53''$ $R = 302.40'$ $L = 59.80'$ $T = 30.00'$
2	$\Delta = 73^{\circ}54'20''$ $R = 199.40'$ $L = 257.20'$ $T = 150.00'$
3	$\Delta = 73^{\circ}39'59''$ $R = 267.02'$ $L = 343.32'$ $T = 200.00'$
4	$\Delta = 09^{\circ}57'22''$ $R = 574.04'$ $L = 99.75'$ $T = 50.00'$
5	$\Delta = 18^{\circ}45'$ $R = 202.81'$ $L = 66.37'$ $T = 33.48'$
6	$\Delta = 17^{\circ}59'08''$ $R = 639.75'$ $L = 200.82'$ $T = 101.24'$
7	$\Delta = 13^{\circ}04'44''$ $R = 444.94'$ $L = 101.57'$ $T = 51.00'$

I HEREBY CERTIFY THAT THE PLAN SHOWN AND DESCRIBED HEREON IS A TRUE AND CORRECT SURVEY MADE ON THE GROUND UNDER MY SUPERVISION, THAT THE MONUMENTS HAVE BEEN PLACED AS SHOWN HEREON AND IS TO THE ACCURACY AND SPECIFICATIONS REQUIRED BY THE COBB COUNTY SUBDIVISION REGULATIONS.

John C. Gaskins 10-17-95
JOHN C. GASKINS, GEORGIA R.L.S.# 2060 DATE

THE OWNER OF THE LAND SHOWN ON THIS PLAT ACKNOWLEDGES THAT THIS PLAT WAS MADE FROM AN ACTUAL SURVEY AND DEDICATES TO THE USE OF THE PUBLIC FOREVER, ALL STREETS, ALLEYS, PARKS, WATER COURSES, DRAINS, EASEMENTS AND PUBLIC PLACES HEREON SHOWN FOR THE PURPOSE AND CONSIDERATION HEREIN EXPRESSED.

William C. Gaskins 10-17-95
OWNER: R.P.M. DEVELOPMENT, INC. DATE

THIS PLAT, HAVING BEEN SUBMITTED TO COBB COUNTY AND HAVING BEEN FOUND TO COMPLY WITH THE MASTER PLAN, THE COBB COUNTY SUBDIVISION REGULATIONS AND THE COBB COUNTY ZONING REGULATIONS, IS APPROVED SUBJECT TO THE INSTALLATION AND DEDICATION OF ALL STREETS, UTILITIES, EASEMENTS AND OTHER IMPROVEMENTS IN ACCORDANCE WITH THE STANDARD DESIGN SPECIFICATIONS.

Ben House 10/30/95
ENGINEERING DEPT. DATE

Alfred G. 10-30-95
ZONING DEPT. DATE

William C. Gaskins 10/31/95
BOARD OF COMMISSIONERS DATE

Samuel C. Gaskins 10-19-95
COBB COUNTY WATER AND SEWER SYSTEMS DATE

- NOTE:
- BUILDER ON EACH LOT SHALL PROVIDE EROSION AND SEDIMENT CONTROL MEASURES TO PREVENT SEDIMENT FROM ENTERING ANY ADJACENT LOT OR PUBLIC ROADWAY.
 - ALL LOTS ARE TO HAVE A RESERVE STRIP FOR DRAINAGE CONTROL, 5' EITHER SIDE OF SIDE PROPERTY LINES, 10' EITHER SIDE OF REAR PROPERTY LINES, AND 20' ALONG EXTERIOR (REAR) PROPERTY LINES.
 - NO PERMANENT STRUCTURES SHALL BE CONSTRUCTED WITHIN TEN FEET OF THE EDGE OF A PERMANENT WATER OR SEWER EASEMENT ON FRONT OR REAR SETBACKS, OR WITHIN TWO FEET ON SIDE SETBACKS.

INDIVIDUAL SITE PLANS REQUIRED BY COBB COUNTY WATER SYSTEM TO ASSURE EASEMENT SETBACK REQUIREMENTS.

★ DENOTES LOTS THAT REQUIRE A SITE PLAN TO BE SUBMITTED TO AND APPROVED BY COBB COUNTY DEVELOPMENT AND INSPECTION DEPARTMENT PRIOR TO THE ISSUANCE OF A BUILDING PERMIT. LOWEST FLOOR ELEVATIONS SHALL BE NO LESS THAN 3 FEET ABOVE THE 100 YEAR FLOOD PLAIN.

THE OPEN CHANNEL DRAINAGE EASEMENTS (D.E.) SHOWN ARE NOT TO BE CONSTRUED AS EXACTING IN LOCATION. THESE EASEMENTS ARE INTENDED TO PROVIDE AN AREA FOR THE FREE CONVEYANCE OF STORMWATER RUNOFF BETWEEN DRAINAGE STRUCTURES ON THE PROPERTY OR BETWEEN DRAINAGE STRUCTURES AND THE EXTERIOR PROPERTY LINE. THE LOCATIONS SHOWN ARE INTENDED LOCATIONS BUT ARE CONTINGENT UPON FINAL GRADING AND LANDSCAPING OF THE INDIVIDUAL LOTS.

REVISION NO. 1 DATE: 5-14-96
THIS PLAT SUPERCEDES THE PLAT RECORDED IN PLAT BOOK 158, PAGE 85. THE PURPOSE OF THE REVISION IS TO:
REVISE DETENTION POND ON LOTS 58 & 59 AS PER AS-BUILT INFORMATION.
ALSO CHANGED HEADWALL BETWEEN LOTS 11 & 24 TO A DROP INLET & JUNCTION BOX @ LOTS 19 & 20 ALSO TO A DROP INLET.

John C. Gaskins 9-6-96 3:25PM
APPROVED BY DATE
PLAT FILED IN OFFICE 9-6-96, RECORDED IN PLAT BOOK 163, PAGE 69.
John C. Gaskins 9/6/96

THIS PARCEL OF LAND IS NOT IN THE 100 YEAR FLOOD PLAIN, ACCORDING TO F.E.M.A. (F.I.A.) COMMUNITY PANEL # 13067 C 0020 F DATED AUGUST 18, 1992.

THIS PLAT IS PREPARED FROM A FIELD SURVEY USING A FIVE SECOND DIGITAL THEODOLITE AND ELECTRONIC DISTANCE METER. LINEAR PRECISION OF TRAVERSE: 1/10,000+; ANGULAR PRECISION: 2". THE TRAVERSE WAS ADJUSTED USING THE COMPASS RULE. LINEAR PRECISION OF THIS PLAT: 1/215,684. MATTERS OF TITLE ARE EXCEPTED.

DATE: 10-17-95 REVISIONS:
SCALE: 1"=60' 5/16" X 20"
DRAWN BY: J.C.G.
CHECKED BY:
E: /001/CWAY2FNL

GASKINS SURVEYING CO.
1266 POWDER SPRINGS RD.
MARIETTA, GEORGIA 30064
(770) 424-7168

FINAL PLAT OF
WILMINGTON
PHASE TWO
LOCATED IN L.L. 411 & 478
19th DIST., 2nd SECT.,
COBB COUNTY, GA.