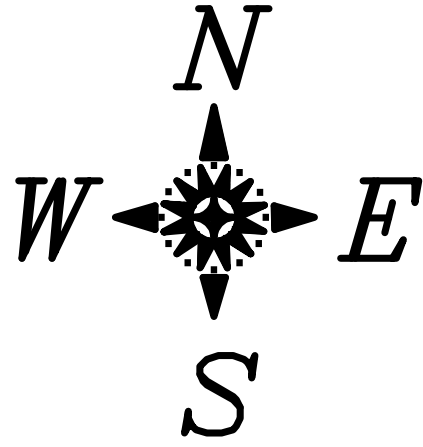


**GRID NORTH**  
(GA. WEST ZONE)



AS PER F.I.R.M. FLOOD MAPS FOR COWETA COUNTY, GEORGIA; MAP NUMBER 13077C0291D, EFFECTIVE DATE FEB. 06, 2013 THIS PROPERTY IS NOT LOCATED IN A FEDERALLY DESIGNATED FLOOD HAZARD AREA.

**CURVE TABLE**

Course	Bearing	Distance
L1	N 81°58'01" W	60.00'
L2	N 81°58'01" W	40.00'
L3	N 07°34'18" E	30.00'
L4	N 31°41'09" E	48.95'
L5	S 82°25'42" E	20.00'
L6	S 07°34'18" W	75.00'

**CERTIFICATE OF PRELIMINARY PLAT APPROVAL**

ALL REQUIREMENTS OF THE SENOIA LAND DEVELOPMENT ORDINANCE RELATIVE TO THE PREPARATION AND SUBMISSION OF THIS PRELIMINARY PLAT HAVE BEEN FULFILLED, APPROVAL OF THIS PLAT IS HEREBY GRANTED BY THE MAYOR AND COUNCIL.

THIS: \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_

BY: \_\_\_\_\_  
MAYOR

REVIEWED AND APPROVED BY: \_\_\_\_\_

CITY ADMINISTRATOR

CITY PLANNER

CITY ENGINEER

**CERTIFICATE OF DESIGN**

I HEREBY CERTIFY THAT THE DESIGN AND LAYOUT OF THE PROPOSED LOTS, BLOCKS, STREETS AND OTHER PLANNED FEATURES SHOWN ON THIS PRELIMINARY PLAT HAVE BEEN PREPARED BY ME OR UNDER MY DIRECT SUPERVISION IN COMPLIANCE WITH GEORGIA LAW AND ALL REQUIREMENTS OF THE CITY OF SENOIA, GEORGIA.

DATE: 01 / 21 / 2014 BY: \_\_\_\_\_

NAME: JASON D. TURNER

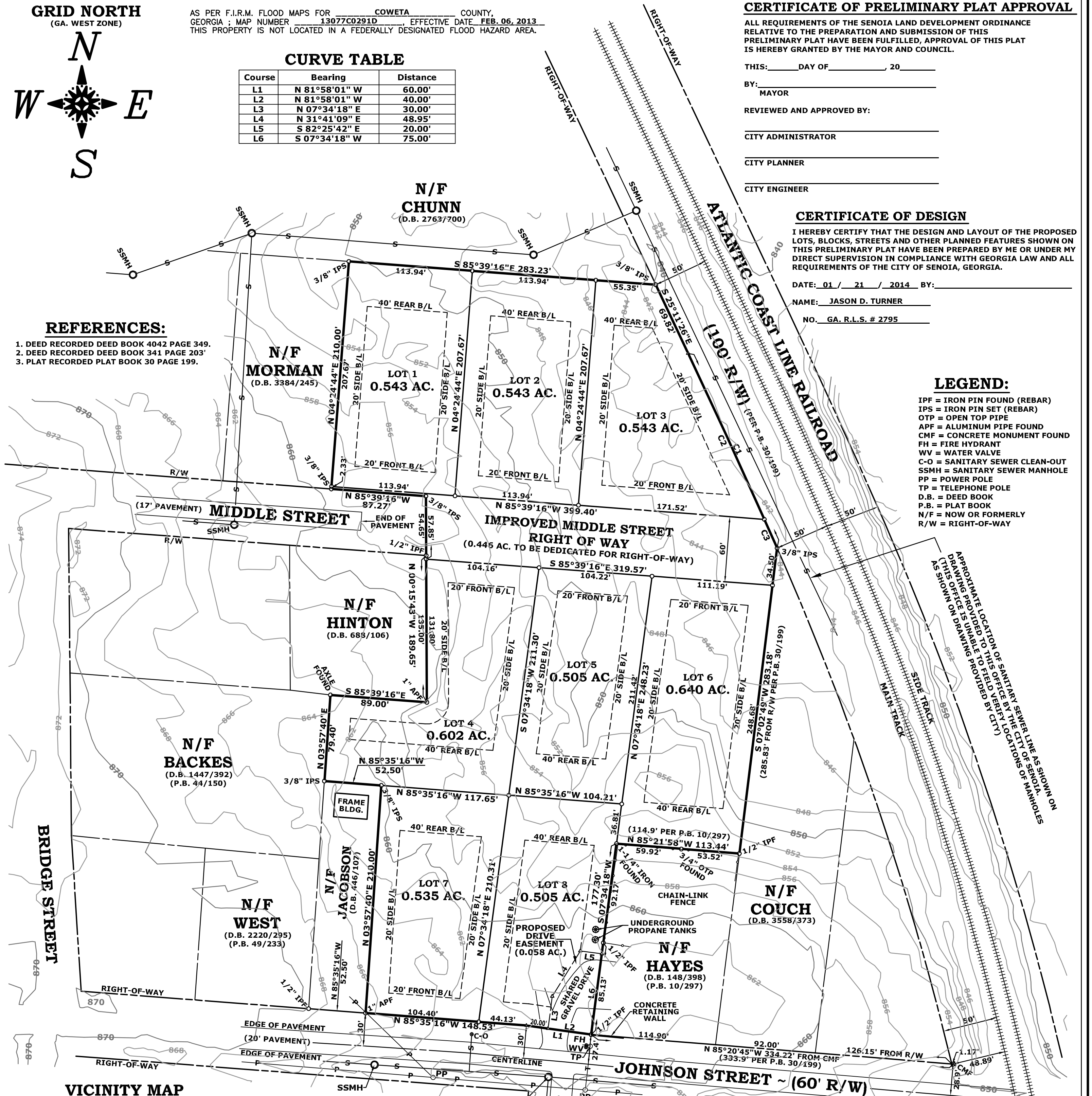
NO. GA. R.L.S. # 2795

**LEGEND:**

- IPF = IRON PIN FOUND (REBAR)
- IPS = IRON PIN SET (REBAR)
- OTP = OPEN TOP PIPE
- APF = ALUMINUM PIPE FOUND
- CMF = CONCRETE MONUMENT FOUND
- FH = FIRE HYDRANT
- WV = WATER VALVE
- C-O = SANITARY SEWER CLEAN-OUT
- SSMH = SANITARY SEWER MANHOLE
- PP = POWER POLE
- TP = TELEPHONE POLE
- D.B. = DEED BOOK
- P.B. = PLAT BOOK
- N/F = NOW OR FORMERLY
- R/W = RIGHT-OF-WAY

**REFERENCES:**

1. DEED RECORDED DEED BOOK 4042 PAGE 349.
2. DEED RECORDED DEED BOOK 341 PAGE 203'
3. PLAT RECORDED PLAT BOOK 30 PAGE 199.



APPROXIMATE LOCATION OF SANITARY SEWER LINE AS SHOWN ON DRAWING PROVIDED TO THIS OFFICE BY THE CITY OF SENOIA. (THESE OFFICE IS NOT GUARANTEEING THE LOCATION OF MANHOLES AS SHOWN ON DRAWING PROVIDED BY CITY.)

**VICINITY MAP**  
(NOT TO SCALE)



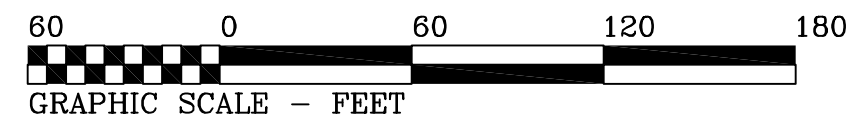
**OWNER:**  
JOSHUA G. CAREY & ZACHARIAH CAREY  
FOUR POINTS CONSTRUCTION, INC.  
37 CALUMET PARKWAY  
BUILDING H, SUITE 201  
NEWNAN, GA. 30263  
FAX: 770-683-4003  
MOBILE: 678-451-8124

**DEVELOPER:**  
PAUL SNELLINGS  
FOUR POINTS CONSTRUCTION, INC.  
37 CALUMET PARKWAY  
BUILDING H, SUITE 201  
NEWNAN, GA. 30263  
FAX: 770-683-4003  
MOBILE: 678-451-8124

**TOTAL AREA**  
**4.863 ACRES**  
TAX I.D. # E02 0014 004  
E02 0020 001  
E02 0020 008  
CURRENT ZONING - R40  
PROPOSED ZONING - RH

**CURVE TABLE**

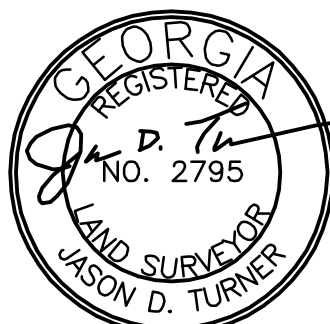
Curve	Radius	Length	Chord	Chord Bear.
C1	7146.90'	197.01'	197.00'	S 24°33'29" E
C2	7146.90'	168.02'	168.01'	S 24°40'27" E
C3	7146.90'	28.99'	28.99'	S 23°53'04" E



SOURCE OF TOPOGRAPHY: COWETA COUNTY GIS  
DATUM: MEAN SEA LEVEL

BOUNDARY SURVEY PERFORMED BY THIS OFFICE FOR JOSHUA G. CAREY & ZACHARIAH CAREY; DATED 12-31-13.

IN MY OPINION, THIS SURVEY WAS PREPARED IN CONFORMITY WITH THE TECHNICAL STANDARDS FOR PROPERTY SURVEYS IN GEORGIA AS SET FORTH IN CHAPTER 180-7 OF THE RULES OF THE GEORGIA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND AS SET FORTH IN THE GEORGIA PLAT ACT O.C.G.A. 15-6-67.



JASON D. TURNER  
GEORGIA R.L.S. #2795

**TURNER & ASSOCIATES LAND SURVEYORS, P.C.**  
10 SHACK HUNTER RD. SHARPSBURG, GEORGIA 30277  
TELE: (770) 683-5300  
JASON D. TURNER GEORGIA REGISTERED LAND SURVEYOR NO. 2795

**PRELIMINARY PLAT FOR:**  
**SENOIA HOLLOWS**

LOCATED IN LAND LOT 279 1st LAND DISTRICT  
COWETA COUNTY, GEORGIA CITY OF SENOIA

REVISION #:	DATE:	COMMENTS

THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 21,535 FEET OR BETTER AN ANGULAR ERROR OF .03" PER ANGLE POINT, AND HAS BEEN ADJUSTED USING THE LEAST SQUARES RULE.

THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND HAS BEEN FOUND TO BE ACCURATE TO WITHIN ONE FOOT IN 141,635 FEET OR BETTER.

ANGULAR AND LINEAR MEASUREMENTS WERE OBTAINED BY USING A TOPCON GTS-313 TOTAL STATION.

**NOT TO BE RECORDED**

SCALE: 1" = 60'	PLAT DATE: 01-21-14	REVISED:
DATES OF FIELD WORK:	12-26-13; 12-27-13	DISK #: 2013
DRAWING #: 13066-PRELM		