

TOTAL SITE AREA: 69,083 SQ.FT (1.585 AC)  
EXISTING BUILDING AREA: 17,300 SQ.FT  
ADDITIONAL BUILT UP AREA: 5,254 SQ.FT

CAR PARKING SPACES (REQD.): 90 SPACES  
CAR PARKING SPACES (PROVIDED): 91 (83 FULL, 8 COMPACT)

TOTAL GREEN AREA (REQD.): 20% OF 69,083 = 13,816 SQ.FT  
TOTAL GREEN AREA (PROVIDED) = 14,048 SQ.FT

PROPOSED USE: COMMERCIAL

PARCEL I.D. NO.

CURRENT ZONING: C-2

SITE ACREAGE: 1.585 ACRES

BOUNDARY DATA TAKEN FROM SURVEY FOR HIGHLAND FINANCIAL GROUP LLC. DATED 09-29-04 PREPARED BY MANSUR ENGINEERING INC. 6065 ATLANTA BLVD. SUITE J. NORCROSS, GA 30071

SITE INFORMATION PROVIDED TO CEC BY THE OWNER.

THIS PROPERTY IS NOT IN A F.I.R.M. FLOOD HAZARD DISTRICT PER COMMUNITY PANEL NO. C-P No. 13089C0134 H, DATED MAY 7, 2001.

UTILITIES FOR THE PROPOSED SITE AS FOLLOWS:

SEWER: DEKALB COUNTY  
WATER: DEKALB COUNTY  
POWER: GEORGIA POWER  
GAS: DEKALB COUNTY

THERE ARE NO STATE WATERS ON THIS PROPERTY.

\*WATER SERVICE: TO BE PROVIDED BY DEKALB COUNTY  
\*SANITARY SEWER: PROVIDED BY DEKALB COUNTY  
\*STREET LIGHTS AND SITE LIGHTING TO BE DONE PER GEORGIA POWER PLANS.  
\*NO EXISTING OR PROPOSED BURY PITS ON SITE.  
\*MAX SLOPES TO BE 3:1 UNLESS OTHERWISE DICTATED BY SITE SPECIFIC PLAN

\*IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO MAKE SURE THAT THE GRADING OF PROPOSED SITE DOES NOT AFFECT THE ABUTTING SITES. THE GRADING SHOULD BE RESTRICTED UP TO THE SILTFENCE LINE WHICH IS MINIMUM 2'-0" AWAY FROM THE PROPERTY LINE.

\*THE BUILDER MUST BE AWARE THAT THE PROPOSED DEVELOPMENT WILL BE SUBJECT TO THE ARCHITECTURAL DESIGN AND LANDSCAPE REQUIREMENTS OF THE ZONING ORDINANCE.

CONSULTING ENTERPRISES, CORP.



CIVIL, STRUCTURAL & SOIL ENGINEERING AND INSPECTIONS  
PHONE: (770) 644-1633

PROPOSED SITE PLAN

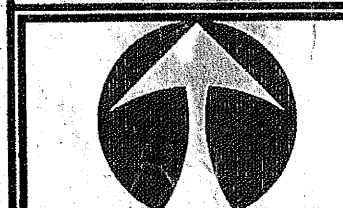
SOUTH DEKALB MEDICAL BUILDING EXTENSION

2855 CANDLER ROAD

LAND LOT# 120 & 121, DIST-15TH.

DEKALB COUNTY, GA

REVISIONS



DRAWN  
AMIT BALA

CHECKED  
TEI KAUL

DATE  
08-01-06

SCALE  
1" = 20'-0"

SHEET

C2