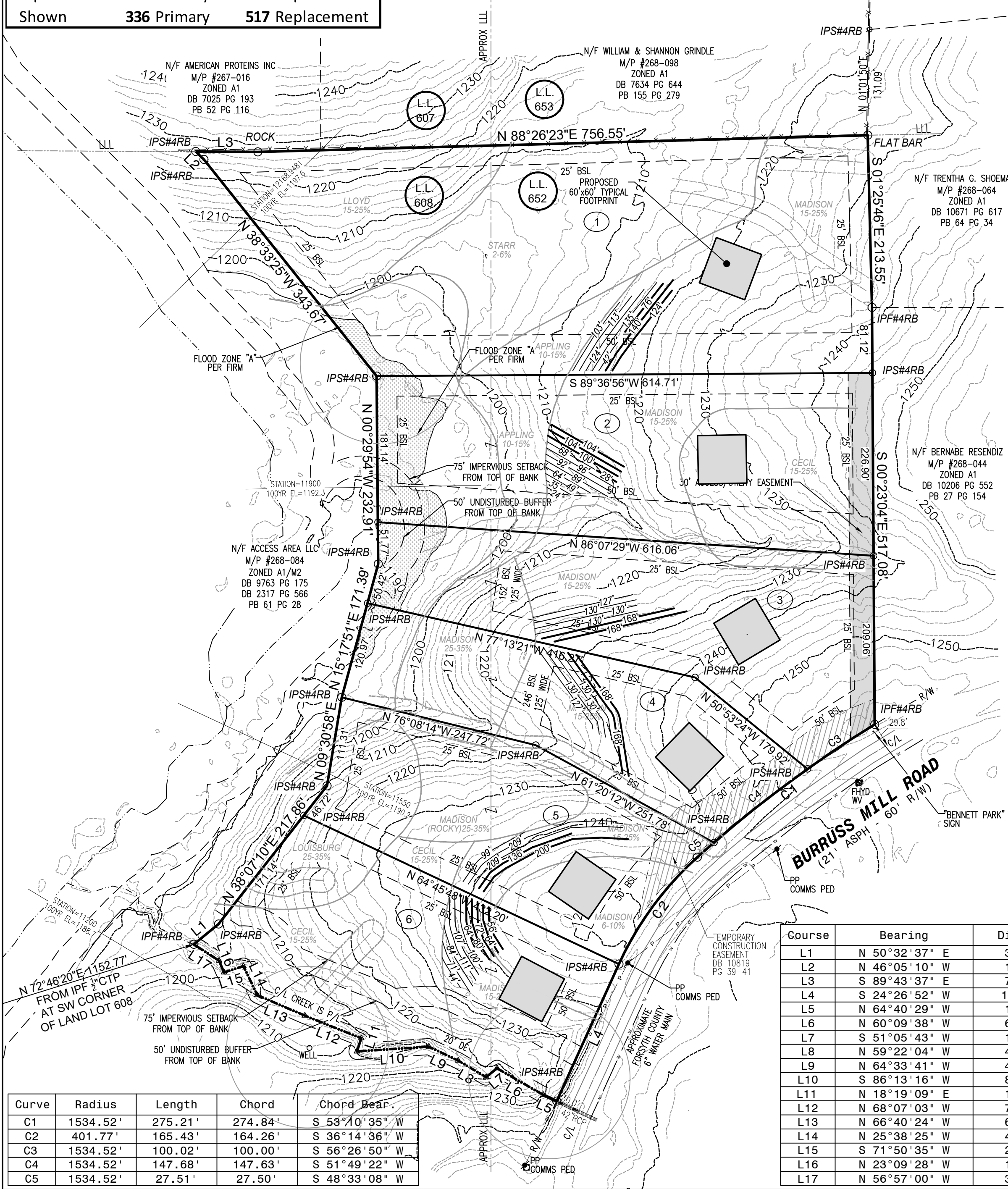


Septic Calculations - LOTS 1-6			
Perc rate	Absorption area per bedroom	# of Bedrooms	
50	310	5	
Replacement system requirements			
(Absorption area X # of bedrooms)		Linear feet	
310	x	5	= 516.7
		3	
Primary Infiltrator system requirements			
516.7	x	0.65	= 335.8
Totals			
Required	336 Primary	517 Replacement	
Shown	336 Primary	517 Replacement	



- LEGEND**
- BOC = BACK OF CURB
  - BSL = BUILDING SETBACK LINE
  - P/L = PROPERTY LINE
  - R/W = RIGHT OF WAY
  - LL = LAND LOT
  - LLL = LAND LOT LINE
  - N/F = NOW OR FORMERLY
  - M/P# = TAX MAP / PARCEL NO.
  - POB = POINT OF BEGINNING
  - NTS = NOT TO SCALE
  - IPF = IRON PIN FOUND
  - IPS = IRON PIN SET
  - COR MON = USCOE MONUMENT
  - RB = REBAR
  - CTP = CRIMP TOP PIPE
  - OTP = OPEN TOP PIPE
  - SQ. ROD = SQUARE ROD
  - AIF = ANGLE IRON FOUND
  - CMP = CORRUGATED METAL PIPE
  - RCP = REINFORCED CONC. PIPE
  - WM = WATER METER
  - WV = WATER VALVE
  - PP = POWER POLE
  - LP = LIGHT POLE
  - SP = SERVICE POLE
  - PH.BOX = PHONE BOX
  - U/G = UNDERGROUND
  - C.O. = SEWER CLEAN-OUT
  - MB = MAILBOX
  - SS = SANITARY SEWER
  - MH = MAN HOLE
  - FFE = FINISHED FLOOR ELEV.
  - FH = FIRE HYDRANT
  - G-- = GAS LINE
  - P-- = POWER LINE
  - SS-- = SANITARY SEWER LINE
  - FM-- = SANITARY FORCE MAIN
  - T-- = TELEPHONE LINE
  - W-- = WATER LINE
  - X-- = FENCE LINE

THIS SURVEY AND ITS FINDINGS DOES NOT CONSTITUTE A TITLE SEARCH OR TITLE OPINION BY MCCLURE SURVEYING, INC. AS LAND SURVEYORS. ALL DATA USED FOR THE LOCATION OF PROPERTY LINES, EASEMENTS, ADJOINING OWNERS, ETC. WAS GAINED FROM PUBLIC RECORDS, THE CLIENT, OR OTHER SOURCES AS REFERENCED. NO ABSTRACT OF TITLE OR TITLE COMMITMENT, NOR RESULTS OF TITLE SEARCHES WERE PROVIDED TO THE SURVEYOR, UNLESS OTHERWISE NOTED. OTHER DOCUMENTS OR SITUATIONS MAY EXIST THAT WOULD AFFECT THIS PROPERTY, AS WITH ANY LAND TRANSACTION, A TITLE SEARCH AND CERTIFICATE IS RECOMMENDED IN CONJUNCTION WITH THIS SURVEY, OR YOU MUST CONSULT A COMPETENT TITLE ATTORNEY.

THIS SURVEY WAS PREPARED IN CONFORMITY WITH THE TECHNICAL STANDARDS OF PROPERTY SURVEYS IN GEORGIA AS SET FORTH IN CHAPTER 180-7 OF THE RULES OF GEORGIA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND AS SET FORTH IN GEORGIA PLAT ACT O.C.G.A. 15-6-67. AUTHORITY O.C.G.A. SECS 15-6-67, 43-15-4, 43-15-6, 43-15-19, 43-15-22.

PROPERTY OWNER ACKNOWLEDGES THAT ANY SEPTIC SYSTEMS CONFORM TO ALL SETBACK REQUIREMENTS. APPROVAL OF PLAT DOES NOT GUARANTEE THAT THE FORSYTH COUNTY HEALTH DEPARTMENT WILL ISSUE A SEPTIC SYSTEM PERMIT.

STATE WATERS ARE LOCATED ON THIS PROPERTY. IRRIGATION SYSTEMS ARE PROHIBITED ON ALL EXISTING AND PROPOSED COUNTY RIGHT OF WAY AND CONSIDERED TO BE A VIOLATION OF THE COUNTY'S ORDINANCE PROHIBITING UNPERMITTED RIGHT OF WAY ENCROACHMENTS.

\*FORSYTH COUNTY SHALL NOT BE RESPONSIBLE FOR MAINTENANCE OF ANY PIPES, DITCHES, DETENTION PONDS OR OTHER STRUCTURES WITHIN ANY DRAINAGE EASEMENT BEYOND THE COUNTY RIGHT-OF-WAY.

\*NO STRUCTURES, FENCES OR OTHER OBSTRUCTIONS MAY BE LOCATED WITHIN A DRAINAGE OR ACCESS EASEMENT WITHOUT PRIOR APPROVAL BY THE FORSYTH COUNTY DEPARTMENT OF ENGINEERING.

ANY DEVELOPMENT ON SEPTIC MAY BE REQUIRED TO CONNECT IF AND WHEN GRAVITY SEWER IS ESTABLISHED WITHIN 200 LINEAR FEET OF THE PROPERTY PER THE FORSYTH COUNTY HEALTH DEPARTMENT'S RULING. ALL COSTS, INCLUDING TAP FEES, TO MAKE THE CONNECTION OR OTHER, WILL BE AT THE PROPERTY OWNER'S EXPENSE.

DATE OF SURVEY: AUGUST 29, 2023  
THIS PLAT HAS BEEN CALCULATED FOR CLOSURE AND IS FOUND TO BE ACCURATE TO WITHIN ONE FOOT IN 240,558 FEET.

BEARINGS SHOWN ARE BASED ON ANGLES TURNED FROM A SINGLE MAGNETIC OBSERVATION AND ARE SUBJECT TO FIELD CONDITIONS.

THE EQUIPMENT USED FOR THIS SURVEY WAS CARLSON BRX7 BASE/ROVER PAIRED WITH LEICA SMARTNET NETWORK FOR CORRECTIONS.

THIS PROPERTY IS PARTIALLY LOCATED WITHIN THE 100-YEAR FLOOD HAZARD AREA AS PER FLOOD INSURANCE RATE MAP NO. 131170C0070G, DATED 6/7/2019.

- NOTES & REFERENCES**
- TAX MAP/PARCEL #268-008
  - PARCEL IS ZONED A1  
CHARACTER AREA:  
CHESTATEE/JOT EM DOWN  
MAX BUILDING HEIGHT: 30'
  - PARCEL IS SERVICED BY FORSYTH COUNTY WATER AND PRIVATE SEPTIC SYSTEMS
  - DEED BOOK 628 PAGE 547

- WATER NOTES**
- APPROVAL OF MINOR PLAT DOES NOT GUARANTEE WATER OR SEWER SERVICE CAN BE ESTABLISHED
  - WATER METERS WILL NOT BE SOLD, OR WATER SERVICE ESTABLISHED, TO MORE THAN 3 PARCELS WHEN THE ACCESS PUBLIC RIGHT-OF-WAY BY WAY OF EASEMENT OR COMMON DRIVE
  - IF THERE IS NO ROAD FRONTAGE FOR THE PROPERTY OR ITS SUBDIVIDED LOTS, A 10' UTILITY EASEMENT TO BE PROVIDED FOR EACH FUTURE WATER CONNECTION.
  - IF MULTIPLE EASEMENTS ABUT ONE ANOTHER, NO MORE THAN 3 METERS WILL BE INSTALLED ON EACH SIDE OF THE EASEMENT OR COMMON DRIVE.
  - WATER METERS WILL BE SOLD FOR PARCELS OF RECORD, LOCATED ON A ROAD NOT MAINTAINED BY FORSYTH COUNTY, ONLY IF SUFFICIENT RIGHT-OF-WAY IS AVAILABLE ON THE PUBLIC RIGHT-OF-WAY. PROPERTY OWNERS WILL BE REQUIRED TO PROVIDE EVIDENCE THAT PROPER EASEMENTS WERE OBTAINED TO ALLOW FOR THE WATER SERVICE TO EXTEND FROM THE METER LOCATION TO PROPERTY TO BE SERVED.

Curve	Radius	Length	Chord	Chord Bear.
C1	1534.52'	275.21'	274.84'	S 53°10'35" W
C2	401.77'	165.43'	164.26'	S 36°14'36" W
C3	1534.52'	100.02'	100.00'	S 56°26'50" W
C4	1534.52'	147.68'	147.63'	S 51°49'22" W
C5	1534.52'	27.51'	27.50'	S 48°33'08" W

Course	Bearing	Distance
L1	N 50°32'37" E	39.55'
L2	N 46°05'10" W	14.05'
L3	S 89°43'37" E	76.89'
L4	S 24°26'52" W	186.77'
L5	N 64°40'29" W	18.21'
L6	N 60°09'38" W	66.28'
L7	S 51°05'43" W	17.38'
L8	N 59°22'04" W	40.15'
L9	N 64°33'41" W	40.31'
L10	S 86°13'16" W	89.31'
L11	N 18°19'09" E	17.07'
L12	N 68°07'03" W	75.54'
L13	N 66°40'24" W	64.07'
L14	N 25°38'25" W	40.02'
L15	S 71°50'35" W	25.16'
L16	N 23°09'28" W	15.70'
L17	N 56°57'00" W	37.36'

SUBDIVISION REVIEW SURVEY FOR:  
**WEST ALLIS INVESTMENT, LLC**  
LAND LOT 608 & 652  
14TH DISTRICT  
1ST SECTION  
FORSYTH COUNTY, GEORGIA  
PLAT DATE: FEBRUARY 13, 2024  
REVISION DATE:

**TOTAL = 15.845 ACRES**  
690,211.575 SQUARE FEET  
MP240046

OWNER INFO:  
LAURA WARBINGTON  
8145 LITTLE MILL ROAD  
CUMMING, GA 30041

100 0 100 200 300  
GRAPHIC SCALE - FEET

**MCCLURE SURVEYING, INC.**  
2505 JOHNSON DRIVE - SUITE D  
CUMMING, GA 30040  
O: (470) 297-5592 O: (770) 889-0281  
CERTIFICATE OF AUTHORIZATION: LSF001203  
NATHAN@MCCLURESURVEYING.COM  
WWW.MCCLURESURVEYING.COM

**GEORGIA REGISTERED LAND SURVEYOR**  
NATHAN M. MCCLURE  
NO. 3086 PROFESSIONAL

Surveyor's Certificate  
"It is hereby certified that all monuments and improvements shown hereon actually exist except as otherwise indicated and that their locations, size, type, and material are correctly shown."  
By: *Nathan M. McClure*  
Registered Georgia Land Surveyor No. 3086  
**JOB NO. 24038**