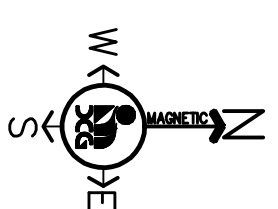


LAKE LUCERNE

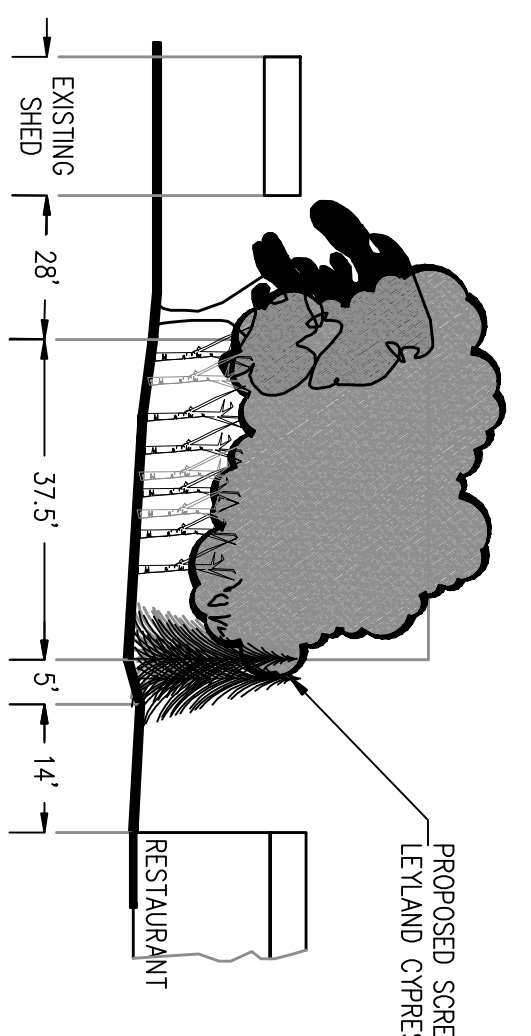
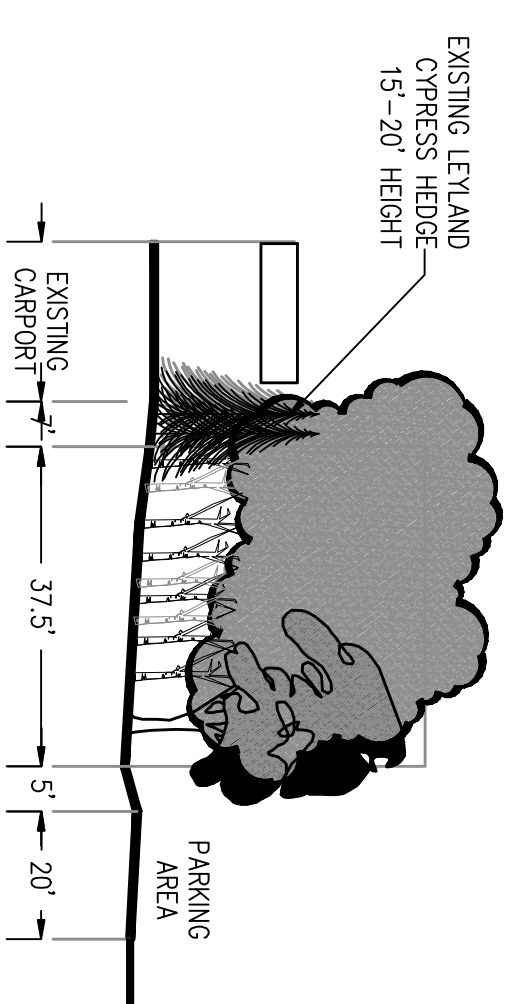
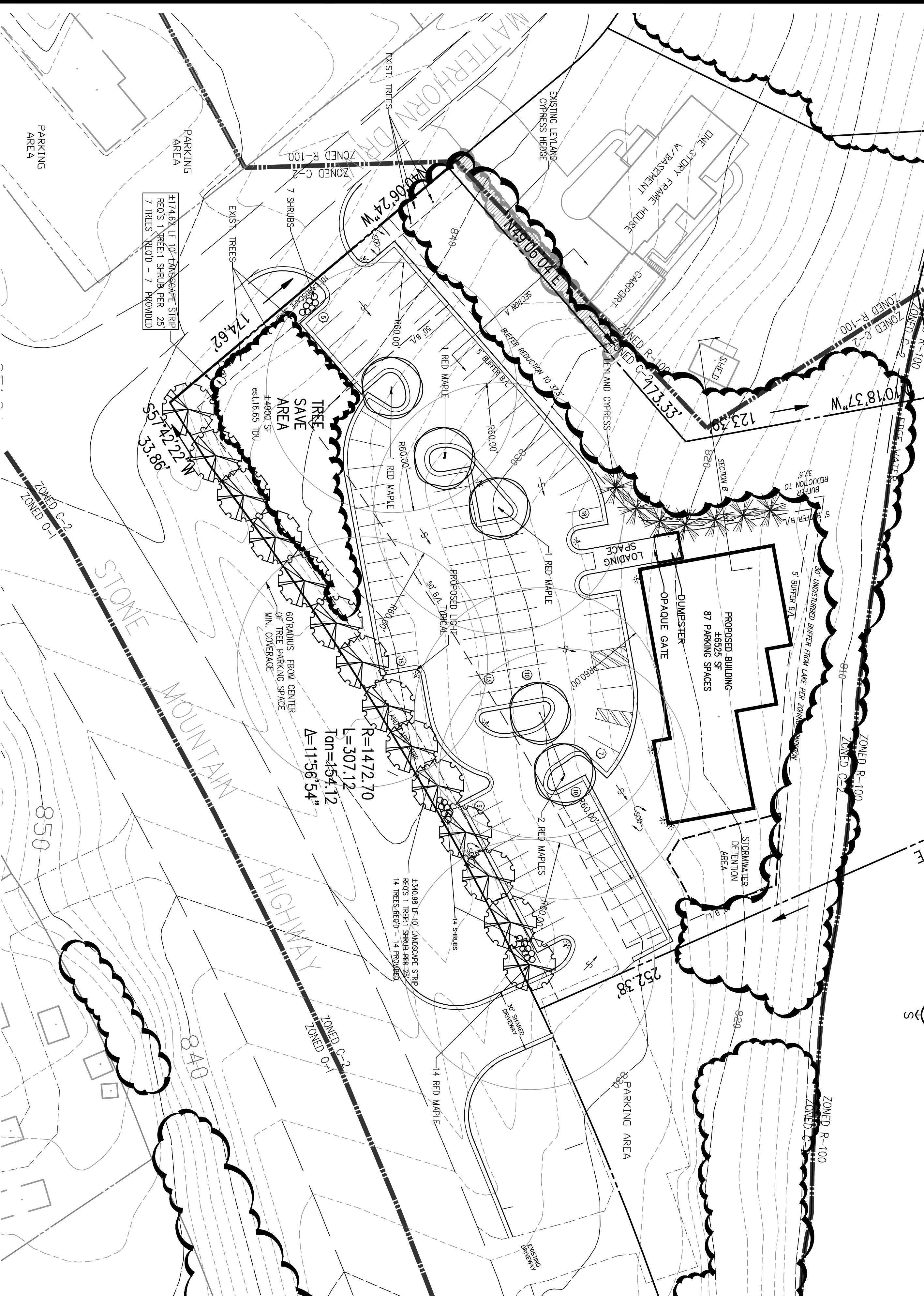
N78°17'E 196.50'

S23°46'03"E



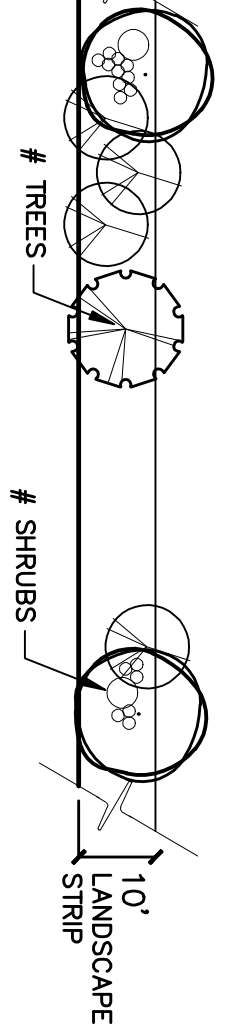
LEGEND

- IRON PIN FOUND - 1/2" REBAR
- IRON PIN SET - 1" FOUND
- RIGHT OF WAY
- CENTER LINE
- B/L BUILDING LINE
- STATION
- LL LAND LOT LINE
- BM BENCH MARK
- PP POWER POLE
- LP LIGHT POLE
- TS TRANSFORMER
- UCM UNDERGROUND TELEPHONE MARKER
- BSUM BELLSOUTH MANHOLE
- CB CATCH BASIN
- JB JUNCTION BOX
- DI DROP INLET
- DI MANHOLE
- OMP CORRUGATED METAL PIPE
- OSP CORRUGATED STEEL PIPE
- PVC POLYVINYL CHLORIDE PIPE
- PVC DRAINAGE EXHASTMENT
- SE SEWER
- ELEV FINISHED FLOOR ELEVATION
- ELEV PROPOSED SPOT ELEVATION
- EX EXISTING SPOT ELEVATION
- BC BACK OF CURB
- PC PROPERTY CORNER
- MAH MANHOLE
- PPF PLYMOUTH POLE
- PLD LAND LOT LINE
- FE FENCE LINE
- TEL TELEPHONE LINE
- WATER LINE
- SEWER LINE
- EXISTING STORM LINE
- PLODGED PIPE/STUB
- BRANCH/GREEN



PLANT MATERIAL

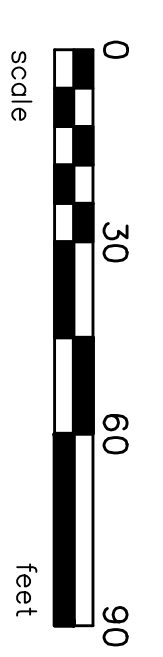
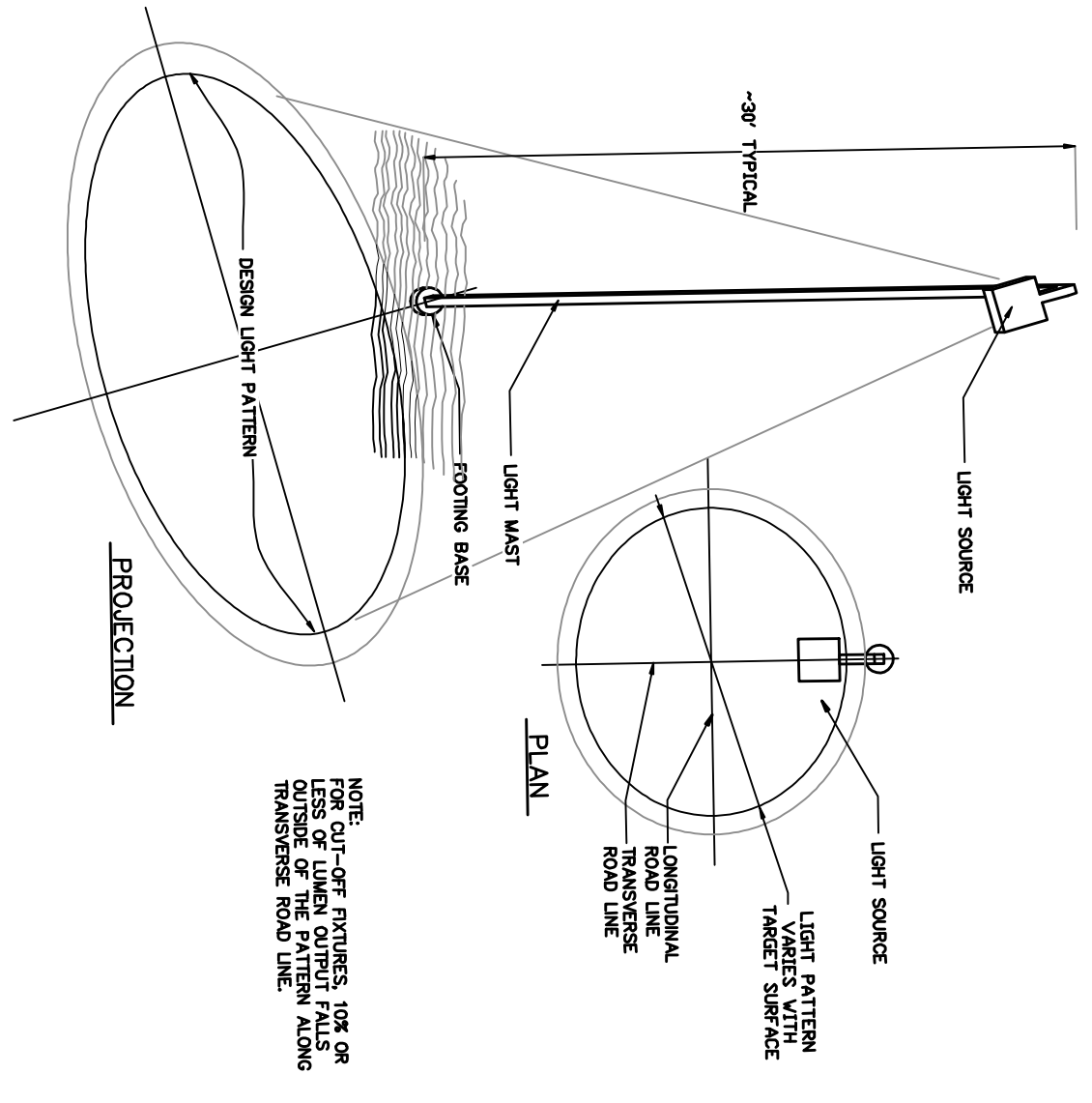
1. Planted with 1 tree per 25 linear feet of landscape strip length. Deciduous trees shall be 2 inches in diameter and Evergreen trees shall be 6 feet in height at the time of planting, and;
2. Planted with 1 shrub per 25 linear feet of landscape strip length, with;
3. The remaining ground area shall be revegetated with grass seed, grass seed, combination thereof;
4. All plant material shall be native or suitable to this region. The total number of trees and shrubs required to comply with the ordinance shall be within or adjacent to the landscape strip as authorized by the director.



10' LANDSCAPE STRIP

nts

OVERHEAD CUT-OFF TYPE SITE LIGHTING



PREPARED BY :

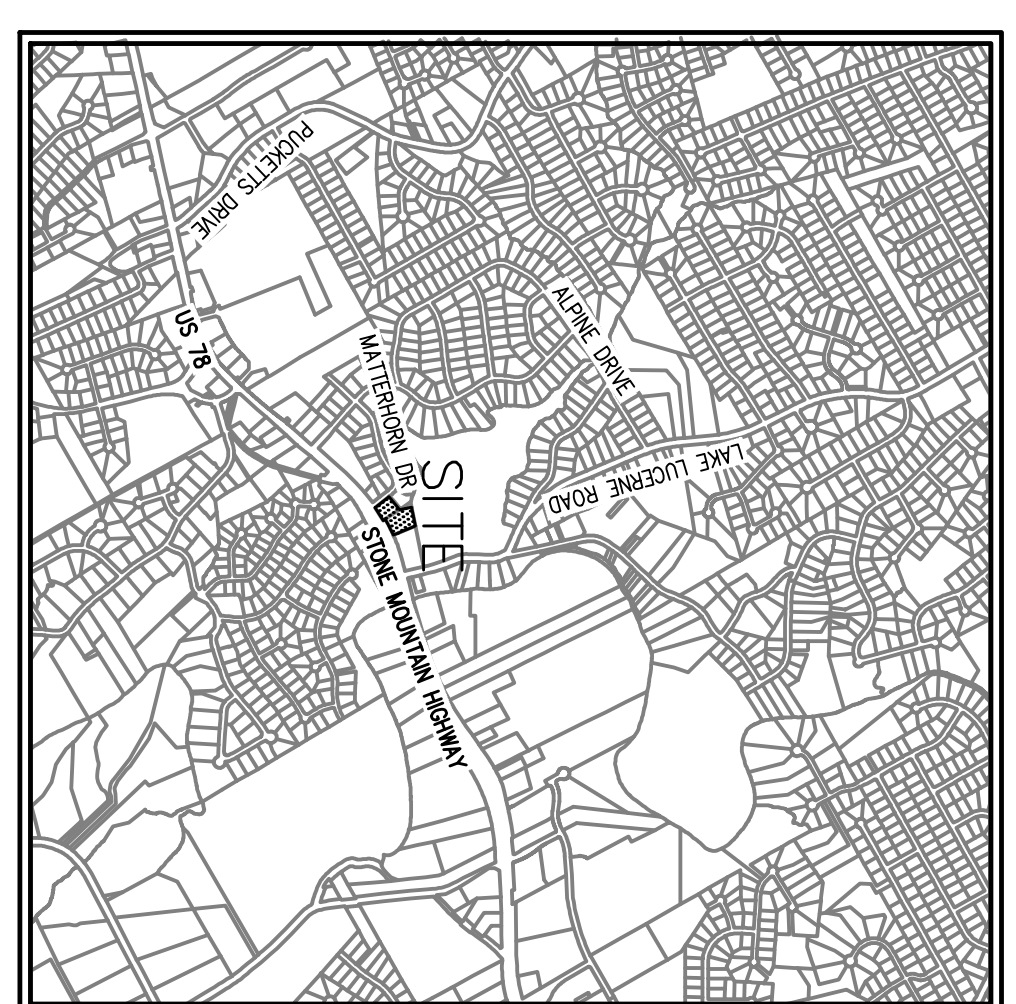
DEVELOPMENT CONSULTANTS GROUP

3305 Breckridge Boulevard, Suite 102

Duluth, Georgia 30096

Telephone: (770) 279-1710

Fax: (770) 921-9426



EXISTING TREES IN BUFFER

THE PROPOSED REDUCTION TO 37.5' UNDISTURBED BUFFER AREA CONTAINS MOSTLY LOW UNDERGROWTH WITH A HEIGHT OF 12 TO 24 INCHES. THE TREES HAVE A CANOPY ABOVE 15- FEET TO 18- FEET IN HEIGHT AND ARE MOSTLY OPEN BELOW. THE PLANTS ARE SPACED FROM ~3- FEET TO ~25- FEET.

- NOTED TREES:
- (1) 3" EASTERN POPLAR
 - (~9) 12" PINE
 - (1) 3" RED MAPLE
 - (1) 8" SWEETGUM
 - (3) 3" DOGWOOD
 - (5) 6" PINE
 - (2) 3" SWEETGUM

TREE DENSITY REQUIREMENT

16.2012 AC TOTAL SITE, Less Approx.: 0.38 Ac. WITHIN BUFFER REQUIRES 16 UNITS/AC; 1.63 X 16 = 26.08 UNITS

26.08 UNITS REQUIRED AND WILL BE PROVIDED AT TIME OF DEVELOPMENT THIS PLAN IS SCHEMATIC AND WILL CHANGE AT TIME OF DEVELOPMENT

TREE DENSITY UNITS SHOWN

14 Landscape Strip Trees @ 2" cal - .5 un = 7.0 un

5 Parking Lot Plantings @ 2" cal - .5 un = 2.5 un

16.65 units estimated within Trees Save Area in front building setback

26.15 units total

BUFFER REDUCTION PLAN For RESTAURANT SITE

DESIGNED: DY	1
DRAWN: JG	OF
CHECKED: DY	1
APPROVED: DY	1
DATE: 4/22/03	ISSUE #
SCALE: 1"=30'	6th LAND DISTRICT
JOB #	GINNETT COUNTY, GA.
02037	