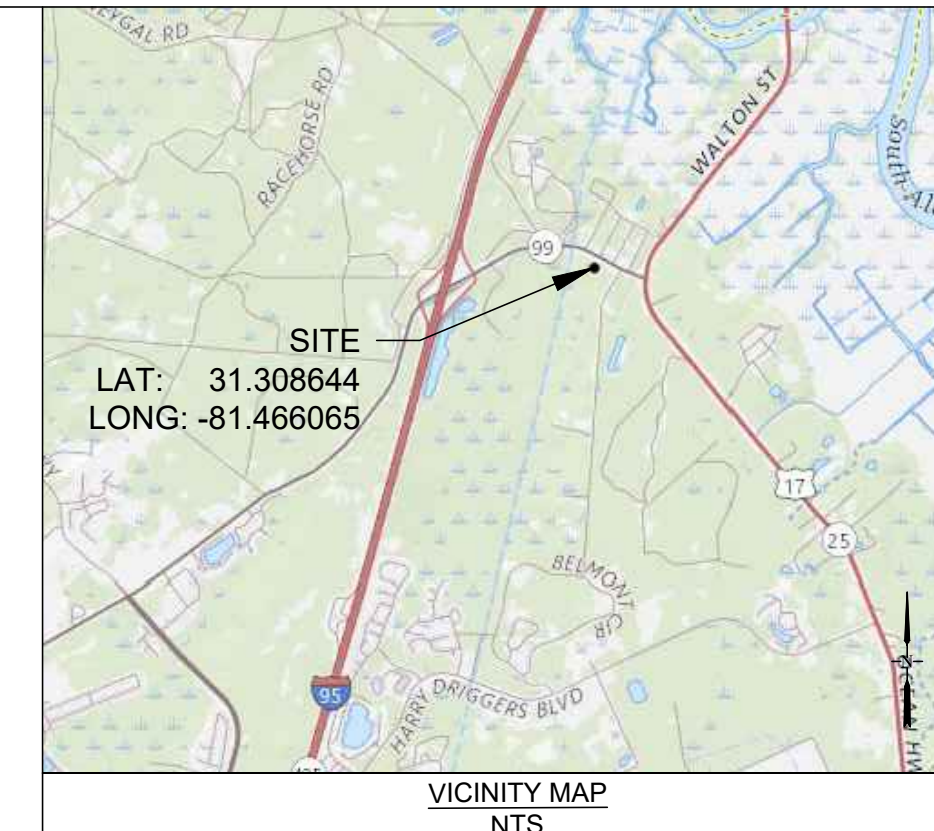
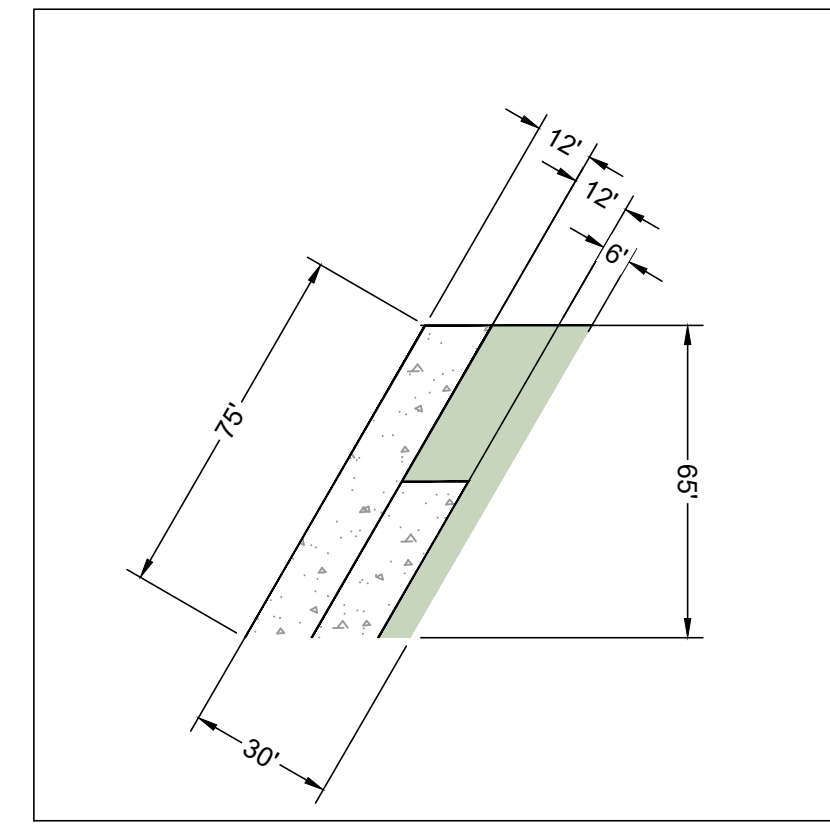


CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	1809.86'	526.37'	524.52'	S 71°05'06" E
C2	630.00'	323.03'	319.50'	S 12°33'28" W
C3	370.00'	152.86'	151.78'	S 09°42'14" W
C4	994.93'	317.66'	316.32'	S 22°12'53" W

- DISCLAIMER NOTES:
1. THE DRAWING DEPICTED ON THIS PLAN IS FOR CONCEPTUAL PURPOSES ONLY.
  2. THE PROPERTY BOUNDARY REPRESENTED IN THIS DRAWING WAS COMPLETED WITHOUT THE USE OF A FULL SURVEY AND CONSIDERED TO BE CONCEPTUAL IN NATURE.
  3. FRESHWATER WETLANDS ARE UNDER THE JURISDICTION OF THE ARMY CORPS OF ENGINEERS, ACEE, AND HAVE BEEN DELINEATED ACCORDING TO APPROVED JURISDICTIONAL DETERMINATION SAS-2019-00403, DATED OCTOBER 27, 2020. IMPACTS TO WETLANDS WILL REQUIRE APPROVAL FROM THE ACEE AND MAY REQUIRE MITIGATION.
  4. NO HYDROLOGY STUDIES WERE PERFORMED AS PART OF THIS CONCEPTUAL LAYOUT.
  5. WATER AND SEWER TO BE SERVED BY BRUNSWICK GLYNN COUNTY JOINT WATER AND SEWER SERVICE.
  6. CONCEPTUAL LAYOUT ACCORDING TO APPROVED ZONING, PAWS WILDLIFE DISTRICT EAST, SECTION P-2, ZM5171 APPROVED ON DECEMBER 15, 2022.
  7. A TRAFFIC STUDY AND GDOT COORDINATION WILL BE REQUIRED FOR INGRESS CONFIGURATION REGARDING DECELERATION LANES, LEFT HAND TURN LANES, ETC. HIGHWAY 99 HAS A PLANNED EXPANSION WHICH WILL BENEFIT THE PROPERTY.



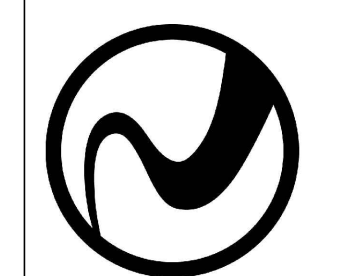
NOTE - THE WETLAND AREAS SHOWN ON THIS PLAN ARE APPROXIMATE AND CONSIDERED TO BE CONCEPTUAL IN NATURE.

LEGEND

- EXISTING WETLAND
- PROPOSED STORMWATER PONDS  
ACREAGE: +1.7.62 AC.
- BACK IN OR PULL THROUGH RV SPACES  
91 UNITS TOTAL
- BACK IN RV SPACES  
247 UNITS TOTAL
- PROPOSED ROAD
- PARKING PROVIDED: 100 SPACES  
RV SITE WITH SIDE YARD: 338 SPACES
- PROPERTY LINE BUFFERS

NOT RELEASED FOR CONSTRUCTION

REVISIONS



**ROBERTS**  
CIVIL ENGINEERING  
15 GARDEN SQUARE, LAWRENCEVILLE, GEORGIA 30046  
WWW.ROBERTSCIVILENGINEERING.COM

CONCEPTUAL PLAN

**NORTH GLYNN PARCEL #03-12109  
BRUNSWICK, GEORGIA**

PREPARED FOR:

**BIG JOHN CAPITAL PARTNERS LLC**

DATE: 2023-03-31

PROJECT NUMBER: 23027

DRAWN BY: IDV.

CHECKED BY: WJH

SCALE: 1"=200' (10K 24"X36" PLOT)

**1**

SHEET:



Know what's below.  
Call before you dig.

