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City of Johns Creek
Planning & Zoning

REVISION

LOCATION MAP

SITE

ABBOTTS BRIDGE

MEDLOCK BRIDGE

BELL

MADDOX FERRY

STATE BRIDGE

TRAIL (FKA BELL RD ~ CLOSED)

80,370 sf
3 STORY
(26,790 ea)
[1.77 Ac]

7 AUTO SPACES
1 H/CAP SPACE
2 TRUCK SPACES

LOADING AREA

DUMPSTER

UNDERGROUND DETENTION/WQ FACILITY

LANDSCAPING w/ BERM

FUTURE 40' L/S STRIP

EX. 40' L/S STRIP

FIRE LANE

FUTURE R/W

EX.R/W

ENHANCE LANDSCAPING AS NEEDED

EX. 20' L/S STRIP

EX. 10' L/S FIRE LANE

MEDLOCK BRIDGE ROAD

ABBOTTS BRIDGE ROAD

POSTED SPEED LIMIT: 45 MPH

SITE DISTANCE IN EXCESS OF 500 FT, BOTH WAYS.

24-HR CONTACT
STAN BULLINGTON
(404) 697-2490

GEORGIA 811

N

30' 0 30' 60'

FIRE LANES

FIRE APPARATUS ACCESS ROADS SHALL MEET THE AMERICAN ASSOCIATION OF STATE AND HIGHWAY TRANSPORTATION OFFICIALS (AASHTO) DESIGN VANDA LIVE LOAD STANDARD HS20 (72,000 lbs). THE PAVEMENT SHALL BE A MINIMUM 6 INCHES OF CONCRETE OVER 6 INCHES OF COMPACTED GRAVEL BASE. A SIDEWALK OR CURB WILL BE REQUIRED TO BE PAINTED FOR APPROPRIATE FIRE LANE MARKING. ALL ROAD SIGNS OF THE ACCESS ROAD IN REFERENCE TO THE APPARATUS IS NFA PRIVATE

FIRE FLOW TEST

A CURRENT FIRE FLOW TEST IS TO BE PERFORMED ON THE FIRE HYDRANT NEAREST TO THE SITE DURING THE LDP APPROVAL PROCESS. THERE FLOWS ARE TO BE BASED ON 20 PSI AT THAT HYDRANT, AND BE CONDUCTED BY A LICENSED PROFESSIONAL

DEVELOPMENT STATISTICS CHART

PARCEL SIZE = 1.77 ACRES
DISTURBED = 1.5 Ac (65%)
SUBDIV AREA = 0.55 Ac

EXISTING ZONING: O-I
PROPOSED ZONING: C-1

CURRENT USE: UNDEVELOPED
PROPOSED USE: SELF STORAGE

PARKING: 10 REQUIRED
SHOWN: 7 AUTO + 1 H/CAP (+ 2 TRUCK SPACES)
10 TOTAL AUTO SPACES (i.e., VARIANCE)

BOUNDARY AND TOPOGRAPHIC INFO PROVIDED BY A SURVEY BY RICHARD WEBB & ASSOC., DATED 4/7/2007.

NO PORTION OF THIS SITE LIES WITHIN A DESIGNATED 100 YR FLOOD PLAIN, PER 13121C0084J, DATED 8/18/2013.

NO WETLANDS EXIST ON THIS SITE PER CITY OF JOHNS CREEK GIS, OR THE NWI MAPS.

NO LAKES, STREAMS OR WATERS OF THE STATE EXISTS ON OR WITHIN 200 FT OF THIS SITE.

WATER & SEWER SERVICE PROVIDED BY CITY OF JOHNS CREEK

POSTED SPEED LIMIT ON ABBOTTS BRIDGE RD = 45 MPH

PREPARED BY:
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PREPARED FOR:
CHAMPION SELF STORAGE
P.O.Box 1324
Duluth, GA 30
404-697-2490

Champion ~ Self Storage

ABBOTTS & MEDLOCK BRIDGES
PROJECT NUMBER
369 / 1st / 1st
LAND LOT / DISTRICT
CITY OF JOHNS CREEK, FULTON CO, GA
STATE, COUNTY, CITY

ZONING ~ SITE PLAN

SIGNED / SEALED

No.	REVISIONS	DATE
1.	CONCEPT PLAN	08/07/15
2.	PLAT FOR REZONING	07/07/15
3.	REVISED SITE FOR FIRE DEPT	08/20/15
4.	REVISED SITE PER ADOPT. ZONING COMMENTS	08/24/15
5.	REVISED SITE PER ADOPT. COMMENTS	09/01/15
6.	REVISED SITE PER ADOPT. COMMENTS	09/22/15

P.A. DRAWN
P.A. CHECKED
PRM CHECKED
TITLE
DATE

SCALE: AS SHOWN
SHEET: Z-01
PROJECT NO.