

TOTAL LAND AREA:
9.7+/- ACRES

RESIDENTIAL UNITS:
100 MAXIMUM

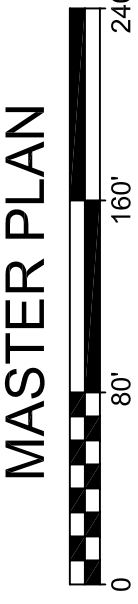
KEY NOTES: *

- ① 15' MINIMUM BUILDING SETBACK
- ② 30' MINIMUM BUILDING SETBACK
- ③ 30' MINIMUM BUILDING AND PAVING SETBACK
- ④ 25' STRIP DEDICATED TO GLYNN COUNTY FOR DEMERE ROAD RIGHT-OF-WAY IMPROVEMENTS
- ⑤ EMERGENCY ACCESS
- ⑥ 5' MINIMUM PAVING SETBACK
- ⑦ MINIMUM 8" HIGH CONCRETE BLOCK WALL WITH STUCCO FINISH FINISHED BOTH SIDES
- ⑧ 15' MINIMUM BUILDING AND PAVING SETBACK
- ⑨ BUFFER AS NEGOTIATED WITH ADJACENT PROPERTY OWNER
- ⑩ DRIVEWAY TO ADJACENT PROPERTY
- ⑪ ENTRANCE ALIGNS WITH MAIN STREET ON THE OTHER SIDE OF DEMERE ROAD

* SEE DEVELOPMENT TEXT FOR ADDITIONAL REQUIREMENTS AND RESTRICTIONS

SURVEY:
SURVEY DATA TAKEN FROM A PLAT BY EMC ENGINEERING SERVICES, INC. DATED 8-22-05 PROJECT NO. 05-510-5.02

FOCUS BY THE SEA
N30°17'51"E 523.56'



MASTER PLAN

USSERY/RULE ARCHITECTS, P.C.
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THE PALMETTOS AT DEMERE
ST. SIMONS ISLAND, GEORGIA

0516
5-29-07
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