

The
RIOBO - COLON RESIDENCE

1156 Springdale Road • Atlanta • Georgia 30306

ARCHITECT

BRADLEY E HEPPNER ARCHITECTURE, LLC

574 Hascall Road

Atlanta, GA 30309

404-745-9339

brad@bradleyheppner.com

CONSTRUCTION SET

02 JUNE 2021

RELEASED FOR CONSTRUCTION

NOTES

These drawings are the property of Bradley E. Heppner Architecture, LLC and may not be used or reproduced in part or whole without written permission from Bradley E. Heppner

Bradley E. Heppner Architecture, LLC assumes no liability for any structure constructed from these drawings. It is the responsibility of the purchaser of these drawings to acquire the services of a qualified contractor licensed where applicable. The contractor shall be responsible for including, but not limited to, the following prior to the commencement of construction.

1. Contractor must verify all dimensions prior to proceeding with construction or ordering materials in order to identify any and all discrepancies between the drawings and the field conditions.
2. Contractor must verify compliance with all applicable codes and regulations for the jurisdiction in which the structure is to be constructed.
3. The contractor must address all site conditions, structural, mechanical, electrical, plumbing, and other engineering requirements.
4. Any discrepancies, inconsistencies, or ambiguities found within the drawings, or between the drawings, specifications, and site conditions shall be immediately reported to the Architect. The Architect will promptly correct the same in writing. Work done by the contractor after the discovery of such discrepancies, inconsistencies, or ambiguities shall be done at the contractor's risk.
5. The contractor is responsible for construction details and quality of fit and finish that meet or exceed industry standards.

These drawings should consist of the following sheets:

LIST OF DRAWINGS

COVER SHEET

	SURVEY
LA-1	SITE PERMIT PLAN
LA-2	SOIL EROSION AND SEDIMENT CONTROL PLAN
LA-3	TREE PROTECTION PLAN
LA-4	GRADING AND DRAINAGE PLAN
LA-5	LANDSCAPE PLAN
LA-6	UTILITY PLAN
AB1.1	ASBUILT MAIN FLOOR PLAN
AB1.2	ASBUILT UPPER FLOOR PLAN
AB1.3	ASBUILT ROOF PLAN
AB2.1	ASBUILT EXTERIOR ELEVATIONS
A1.1	MAIN LEVEL FLOOR PLAN
A1.2	MAIN LEVEL FLOOR PLAN AT GARAGE & PAVILION
A1.3	UPPER LEVEL FLOOR PLAN
A1.4	ROOF PLAN
A1.5	ROOF PLAN
A1.6	PLAN AT GALLERY
A2.1	EXTERIOR ELEVATIONS
A2.2	EXTERIOR ELEVATIONS
A2.3	EXTERIOR ELEVATIONS
A5.1	DOOR AND WINDOW SCHEDULE

RESIDENTIAL CODE COMPLIANCE

The Georgia State Minimum Standard Codes:

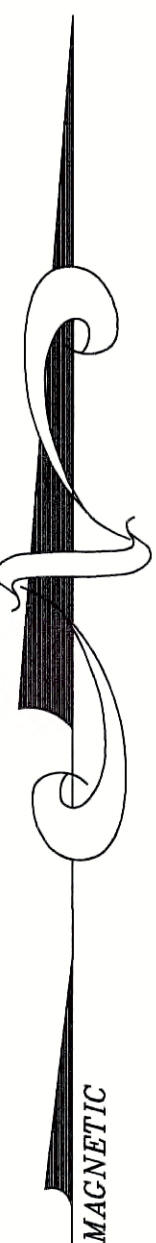
- International Building Code, 2018 Edition, with Georgia Amendments (2020)
- International Residential Code, 2018 Edition, with Georgia Amendments (2020)
- International Fire Code, 2018 Edition, with Georgia Amendments (2020)
- International Plumbing Code, 2018 Edition, with Georgia Amendments (2020)
- International Mechanical Code, 2018 Edition, with Georgia Amendments (2020)
- International Fuel Gas Code, 2018 Edition, with Georgia Amendments (2020)
- National Electrical Code, 2017 Edition, with no Georgia Amendments (Effective 1/1/2018)
- International Energy Code, 2015 Edition, with Georgia Supplements and Amendments (2020)
- 2018 NFPA 101 - Life Safety Code with State Amendments (2020)

FLOOD STATEMENT

BY GRAPHICALLY PLOTTING ONLY, THE SUBJECT PROPERTY DOES NOT FALL WITHIN A 100 YEAR FEDERALLY DESIGNATED FLOOD HAZARD AREA. THE SUBJECT PROPERTY FALLS IN ZONE "X" OF THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NO. 13089C0062K - EFFECTIVE DATE OF AUGUST 15, 2019.

GENERAL NOTES

1. INFORMATION REGARDING THE REPUTED PRESENCE, SIZE, CHARACTER, AND LOCATION OF EXISTING UNDERGROUND UTILITIES AND STRUCTURES IS SHOWN HEREON. THERE IS NO CERTAINTY OF THE ACCURACY OF THIS INFORMATION AND IT SHALL BE CONSIDERED IN THAT LIGHT BY THOSE USING THIS DRAWING. THE LOCATION AND ARRANGEMENT OF UNDERGROUND UTILITIES AND STRUCTURES SHOWN HEREON MAY BE INACCURATE AND UTILITIES AND STRUCTURES NOT SHOWN MAY BE ENCOUNTERED. THE OWNER, HIS EMPLOYEES, HIS CONSULTANTS, HIS CONTRACTORS, AND/OR HIS AGENTS SHALL HEREBY DISTINCTLY UNDERSTAND THAT THE SURVEYOR IS NOT RESPONSIBLE FOR THE CORRECTNESS OR SUFFICIENCY OF THIS INFORMATION SHOWN HEREON AS TO SUCH UNDERGROUND INFORMATION.
 2. RIGHT-OF-WAYS ARE BASED ON CENTERLINES OF EXISTING PATHS OF TRAVEL, UNLESS NOTED OTHERWISE.
 3. ALL MATTERS PERTAINING TO TITLE ARE EXCEPTED.
 4. NO VISIBLE EVIDENCE OF A CEMETERY FOUND
 5. BEARINGS BASED ON MAGNETIC NORTH OBSERVATIONS AS NOTED IN DEED BOOK 8189 - PAGE 535
 6. SUBJECT PROPERTY CURRENTLY ZONED "R-85"
- BUILDING SETBACKS:
 THOROUGHFARE FRONT : 50 FEET
 ARTERIALS FRONT : 40 FEET
 COLLECT FRONT : 35 FEET
 SIDE : 8.5 FEET
 REAR : 40 FEET
7. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT POLICY; THEREFORE EXCEPTION IS MADE HEREIN TO ANY EASEMENTS, RESERVATIONS, RIGHTS OF WAY AND RESTRICTIONS OF RECORD WHICH MAY EXIST.



AREA
45,257 sq. ft.
1.04 acres

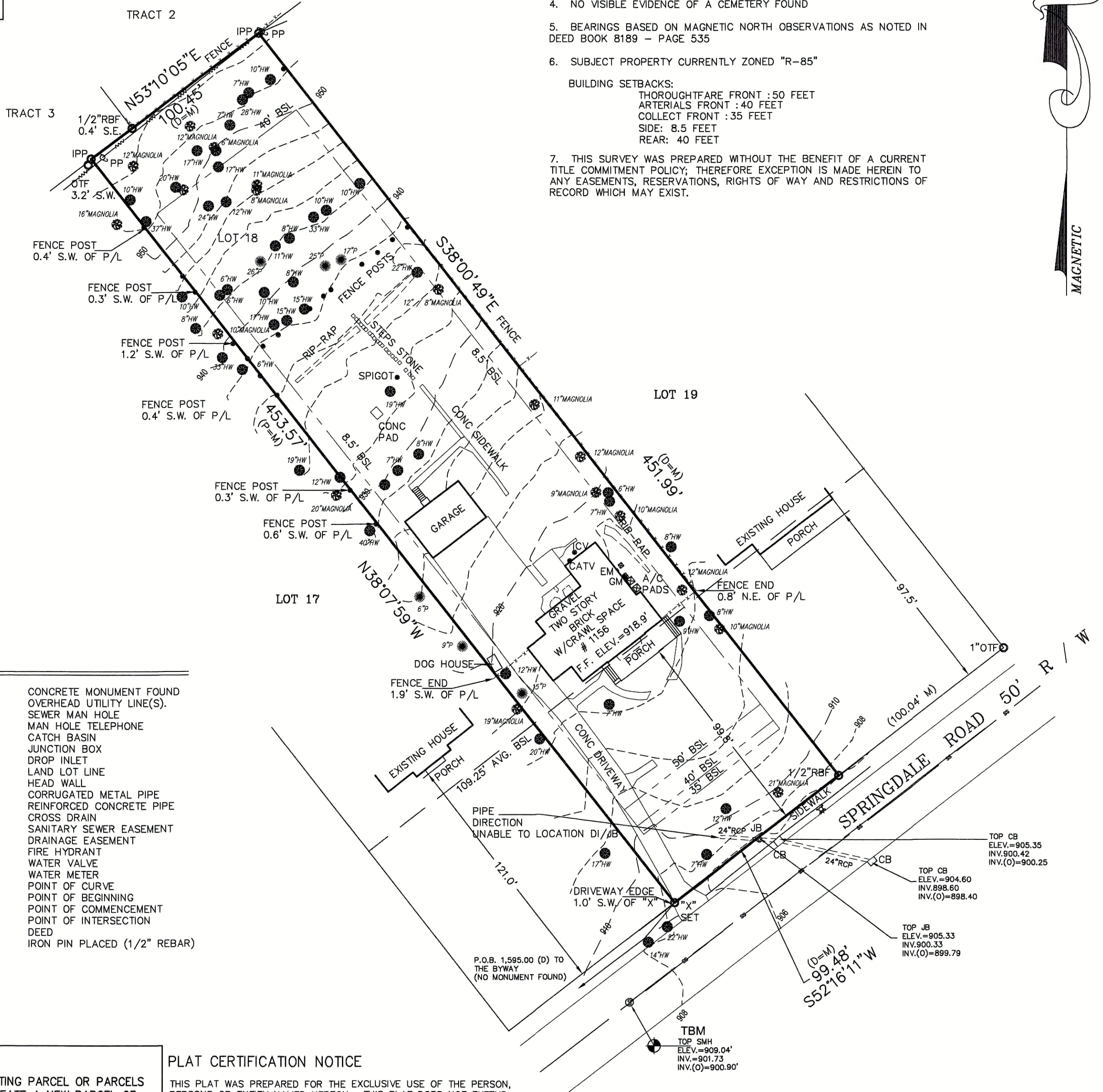
IMPERVIOUS AREA CALCULATIONS:

- HOUSE = 2,173 S.F.
- FRONT PORCH/STEPS = 400 S.F.
- WALLS = 11 S.F.
- FRONT SIDEWALKS = 312 S.F.
- A/C PADS = 22 S.F.
- ROCK WALK 29 S.F.
- DOG HOUSE = 31 S.F.
- DRIVEWAY/PATIO = 3,531 S.F.
- GARAGE = 709 S.F.
- REAR DECK/STEPS = 32 S.F.
- CONC SIDEWALK = 230 S.F.
- CONC PAD = 19 S.F.
- STEP STONES = 40 S.F.
- GRAVEL = 113 S.F.
- RIP-RAPS = 245 S.F.

TOTAL LOT COVERAGE = 7,897 S.F. (17.45%)

LEGEND

IPF	IRON PIN FOUND	CMF	CONCRETE MONUMENT FOUND
OT	OPEN TOP PIN	OHUL	OVERHEAD UTILITY LINE(S)
CT	CRIMP TOP PIN	SMH	SEWER MAN HOLE
RB	REINFORCING BAR	MHT	MAN HOLE TELEPHONE
CL	CENTERLINE	CB	CATCH BASIN
R/W	RIGHT-OF-WAY	JB	JUNCTION BOX
LL	LAND LOT	DI	DROP INLET
L	LINE	LLL	LAND LOT LINE
R	RADIUS	HW	HEAD WALL
CONC	CONCRETE	CMP	CORRUGATED METAL PIPE
C	CURVE	RCP	REINFORCED CONCRETE PIPE
CO	CLEAN OUT	CD	CROSS DRAIN
PP	POWER POLE	SSE	SANITARY SEWER EASEMENT
SP	SERVICE POLE	DE	DRAINAGE EASEMENT
GV	GAS VALVE	FH	FIRE HYDRANT
GM	GAS METER	WV	WATER VALVE
LP	LIGHT POLE	WM	WATER METER
SS	SANITARY SEWER	PC	POINT OF CURVE
N&C	NAIL & CAP	POB	POINT OF BEGINNING
FC	FENCE CORNER	POC	POINT OF COMMENCEMENT
-X-X-	FENCE	PI	POINT OF INTERSECTION
M	MEASURED	D	DEED
P	PLAT	IPP	IRON PIN PLACED (1/2" REBAR)



SURVEYOR CERTIFICATION

THIS PLAT IS A RETRACEMENT OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT SUBDIVIDE OR CREATE A NEW PARCEL OR MAKE ANY CHANGES TO ANY REAL PROPERTY BOUNDARIES. THE RECORDING INFORMATION OF THE DOCUMENTS, MAPS, PLATS, OR OTHER INSTRUMENTS WHICH CREATED THE PARCEL OR PARCELS ARE STATED HEREON. RECORDATION OF THIS PLAT DOES NOT IMPLY APPROVAL OF ANY LOCAL JURISDICTION, AVAILABILITY OF PERMITS, COMPLIANCE WITH LOCAL REGULATIONS OR REQUIREMENTS, OR SUITABILITY FOR ANY USE OR PURPOSE OF THE LAND. FURTHERMORE, THE UNDERSIGNED LAND SURVEYOR CERTIFIES THAT THIS PLAT COMPLIES WITH THE MINIMUM TECHNICAL STANDARDS FOR PROPERTY SURVEYS IN GEORGIA AS SET FORTH IN THE RULES AND REGULATIONS OF THE GEORGIA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AS SET FORTH IN O.C.G.A. SECTION 15-6-67.

JOHN W. STANZILIS, JR.

PLAT CERTIFICATION NOTICE

THIS PLAT WAS PREPARED FOR THE EXCLUSIVE USE OF THE PERSON, PERSONS OR ENTITY NAMED HEREON. THIS PLAT DOES NOT EXTEND TO ANY UNNAMED PERSON, PERSONS, OR ENTITY WITHOUT EXPRESS RECERTIFICATION BY THE SURVEYOR NAMING SAID PERSON, PERSONS,

IN MY OPINION, THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND HAS BEEN PREPARED IN CONFORMITY WITH THE MINIMUM STANDARDS AND REQUIREMENTS OF THE LAW OF THE STATE OF GEORGIA.

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

CERTIFICATE OF AUTHORIZATION NO. LSF000374

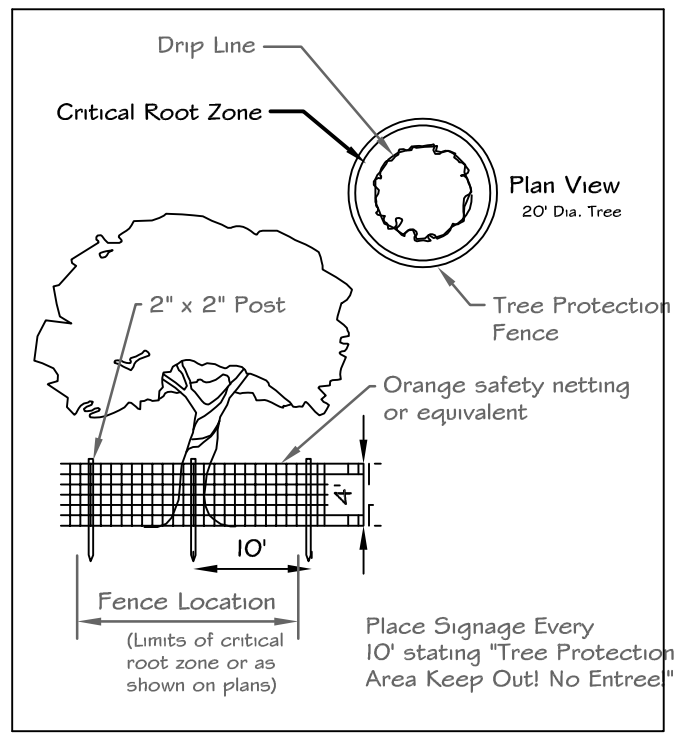
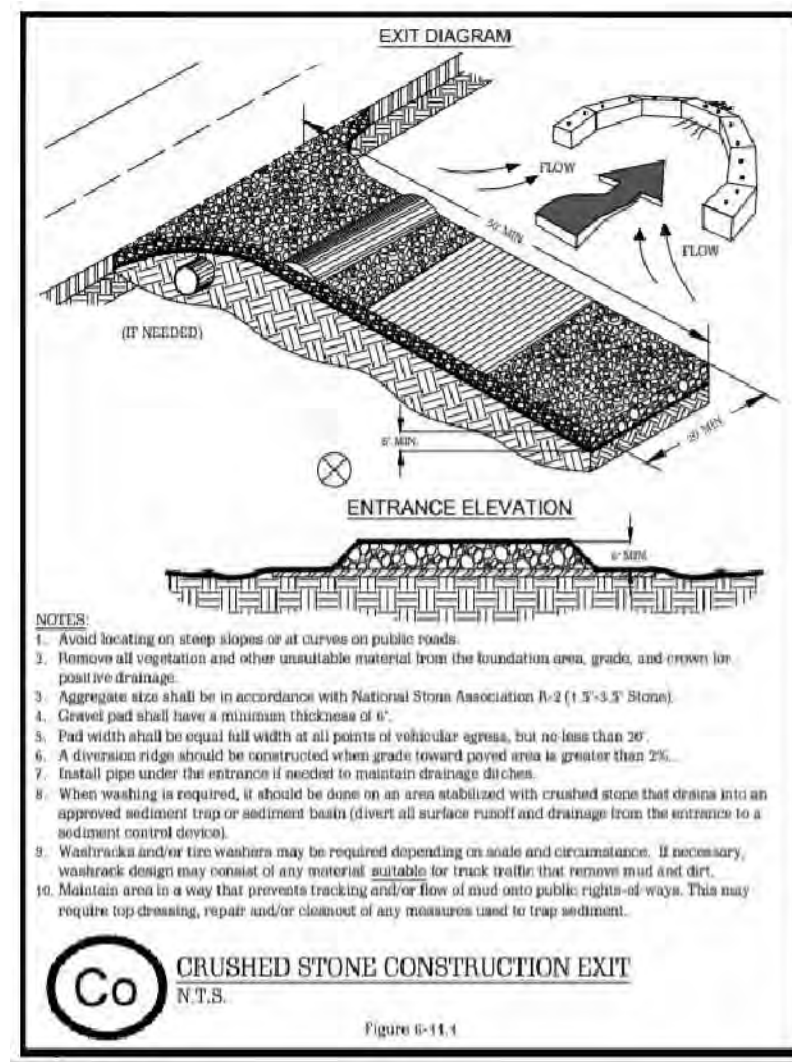
GRAPHIC SCALE



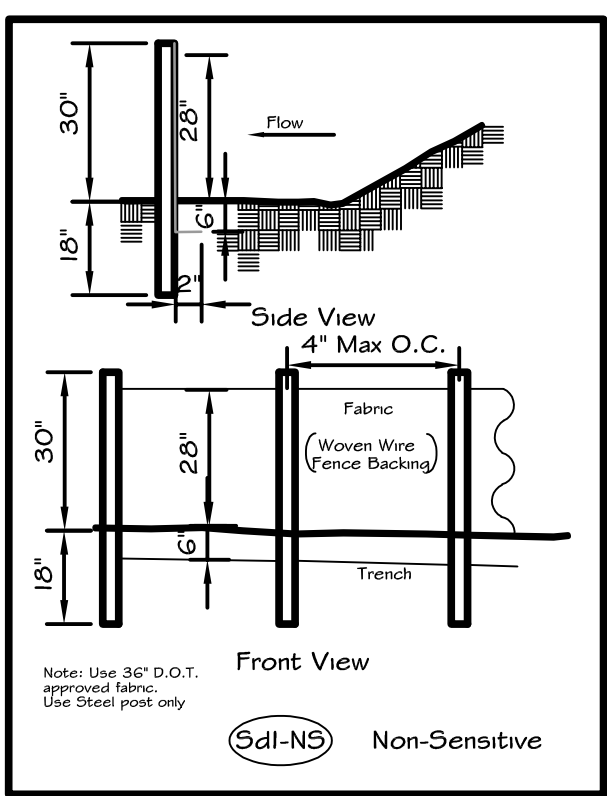
(IN FEET)
1 inch = 40 ft.

FIELD DATE 3/25/2020

JOB # 20-708		ABOVE THE GROUND AS BUILT SURVEY PREPARED FOR :		GRETCHEN COLON		DATE	3/26/2020	SOLAR LAND SURVEYING COMPANY P.O. BOX 723993 ATLANTA, GEORGIA 30339-0993 TELEPHONE (770) 794-9055 FAX (770) 794-9052
		OWNER / PURCHASER:		GRETCHEN COLON		SCALE	1" = 40'	
		LAND LOT 2	18th DISTRICT	SECTION	DEKALB COUNTY, GEORGIA			
		LOT 18	BLOCK 11	UNIT	REVISION	BY:	DATE:	
SUBDIVISION DRUID HILLS		SURVEYED:		DRAFTED:		PLATTED:		THIS PLAT WAS PREPARED FOR THE EXCLUSIVE USE OF THE PERSON, PERSONS OR ENTITY NAMED HEREON. THIS PLAT DOES NOT EXTEND TO ANY UNNAMED PERSON, PERSONS, OR ENTITY WITHOUT EXPRESS RECERTIFICATION BY THE SURVEYOR NAMING SAID PERSON, PERSONS, OR ENTITY. ALL MATTERS PERTAINING TO TITLE ARE EXCEPTED
DISC #:		APPROVED:		DISC #:		APPROVED:		
PLAT BOOK _____ PAGE _____		DEED BOOK 8189, PAGE 535		APPROVED:		APPROVED:		

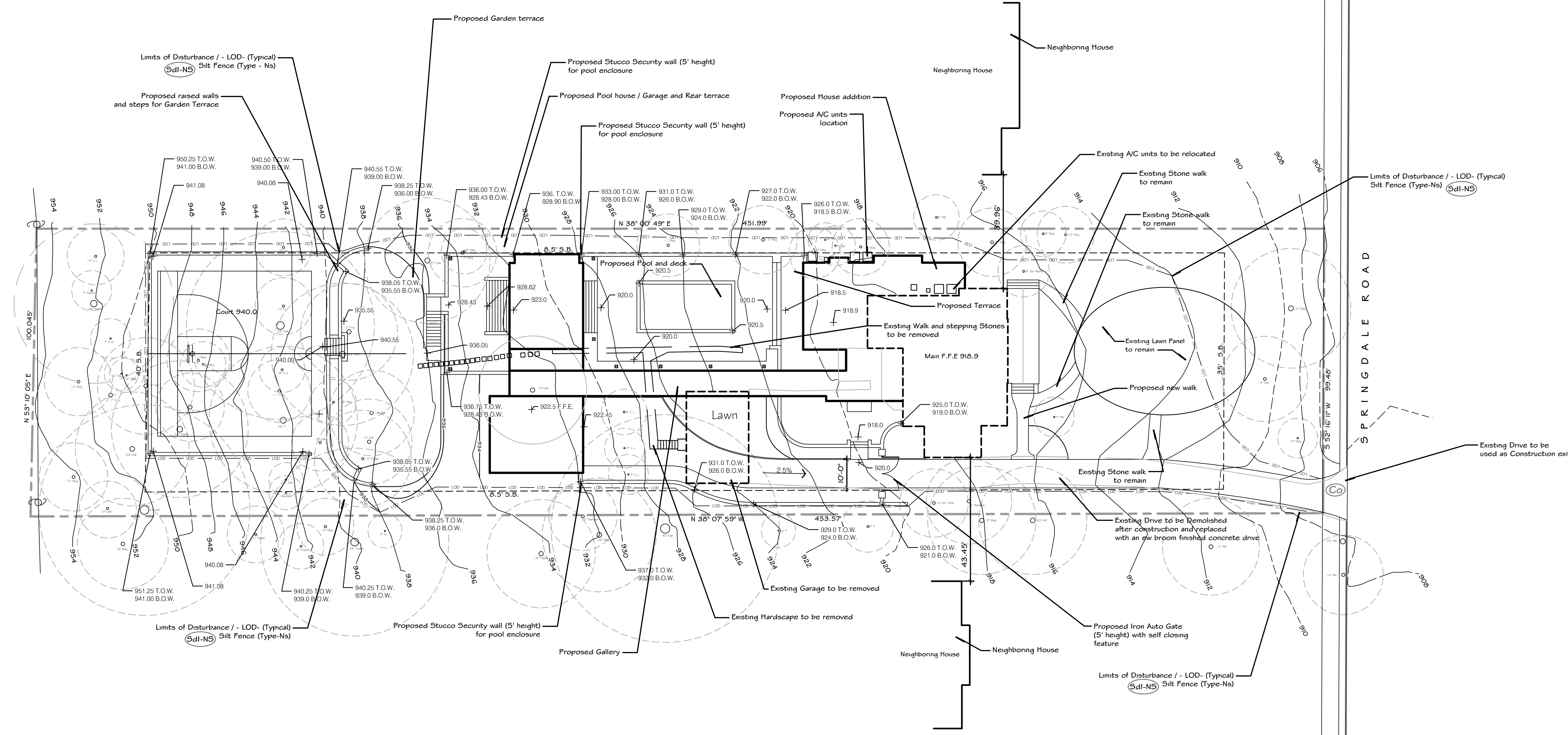


Tree Protection Fence Detail
Not To Scale



Silt Fence Detail
Not To Scale

Project Notes:
 Owner: Mr. Ivan Riobo and Mrs. Gretchen Colon
 1156 Springdale Road Atlanta, Georgia
 Property Zoned R-85
 Building setbacks
 Front-35 Feet
 Side-8.5 Feet
 Rear-40 Feet
 Total lot area= 45,257 square feet (1.05 acre)
 Lot coverage allowed=35% or 15,839.95 square feet
 Existing lot coverage: (square feet)
 Items with Stars after figures (***) to be removed
 House = 2,173 s.f.
 Garage = 709 s.f.***
 Drive = 3,531 s.f.***
 Front Porch / Steps = 400
 Front sidewalks = 312 s.f.
 Rear Steps and walk at garage = 262 s.f.***
 Walls = 11 s.f.***
 Rear patio = 573.75 ***
 Ac units and pad = 22 s.f.***
 Rock Walk = 29 s.f.***
 Dog House = 31 s.f.***
 Conc Pad = 19 s.f.***
 Stepping Stones = 40 s.f.***
 Gravel = 113 s.f.***
 Rip Rap = 245 s.f.***
 Total existing lot coverage=8,470.75 s.f. (18.7%)
 Existing coverage to be removed 5,585.75 s.f.
 Existing (8,470.75) - Existing to be removed (5,585.75)= 2,885.00
 Existing to remain = 2,885.00 s.f.
Proposed Lot Coverage:
 House Addition = 1,572.29
 Garage & Pool House = 2,170.86 s.f.
 Gallery = 382.24
 Rear Terrace at back addition = 1,163.30
 Pool Deck and Steps = 2,498.89 s.f.
 Rear Steps off Pool House = 163.98
 Rear Lawn Panel Walls and Steps = 262.74
 Upper Garden Wall and Steps = 259.54
 Retaining Wall by Driveway = 146.87
 Front Walk = 114.91
 Front Porch = 433.43
 Basketball court = 3,132.00
 Total Proposed Coverage = 11,721.69
 Total lot coverage existing (2,885.00) + Proposed 12,301.05 = 15,186.05 (33.5% Coverage)
 Total Cut = 2,369 Cubic Yards
 Total Fill= 18.03 Cubic Yards
 Area disturbed= 28,053.61 s.f. (0.644 Acres)



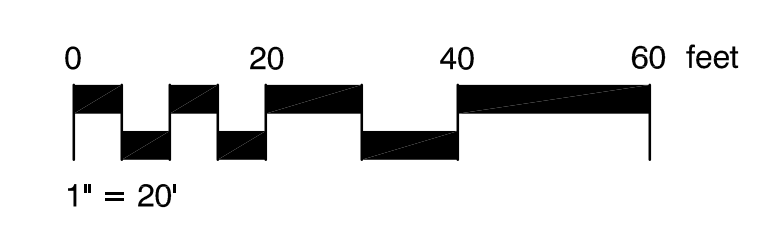
Note:
 Doors and windows in pool courtyard to have alarms placed so they will sound if opened.

Project Description: Proposed construction of:
 1) Demolition of existing Garage, Drive, Walks, Steps, Gravel areas
 2) Addition to House, New Garage / Pool House, Pool,
 3) New Drive and walls and walks as needed
 4) New Walls and steps behind Pool House / Garage as shown on plan

"This project will comply with the current applicable codes that apply to all the commercial and residential swimming pool projects during reviews and inspections:
 International building code, 2012 edition, with Georgia amendments.-International Residential Code, 2012 edition, with Georgia amendments-International Fire Code, 2012 edition, with Georgia amendments-International Plumbing Code, 2012 edition, with Georgia amendments.-International Mechanical Code, 2012 edition, with Georgia amendments.-International Fuel Gas code, 2012 edition, with Georgia amendments.-National Electrical Code, 2014 edition (NO Georgia amendments). -Georgia Accessibility Code-GA 120-3-20A (2010 ADA Standards for Accessible design)"

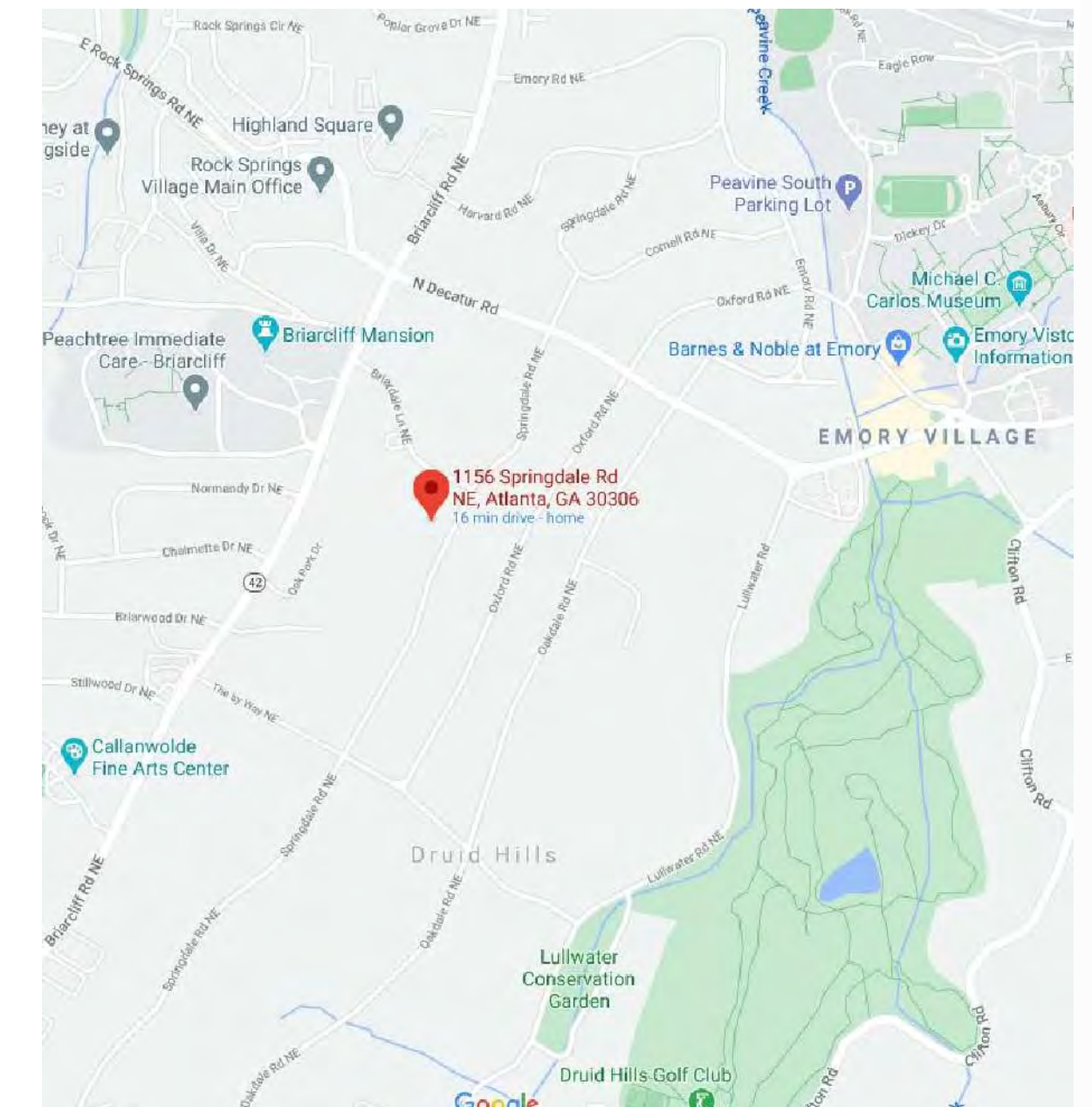
Flood Statement
 This property is not located in a flood hazard area according to F.I.R.M. panel #13089CO062 K last revised on August 15, 2019

Survey information taken from survey by Solar Land Surveying Company P.O. Box 723993 Atlanta, Georgia 30339-0993 Phone (770) 794-9055 Dated: 3-26-2020



Site Vicinity Map

Not To Scale



Released For Construction

The Riobo - Colon Residence Site Permit Plan

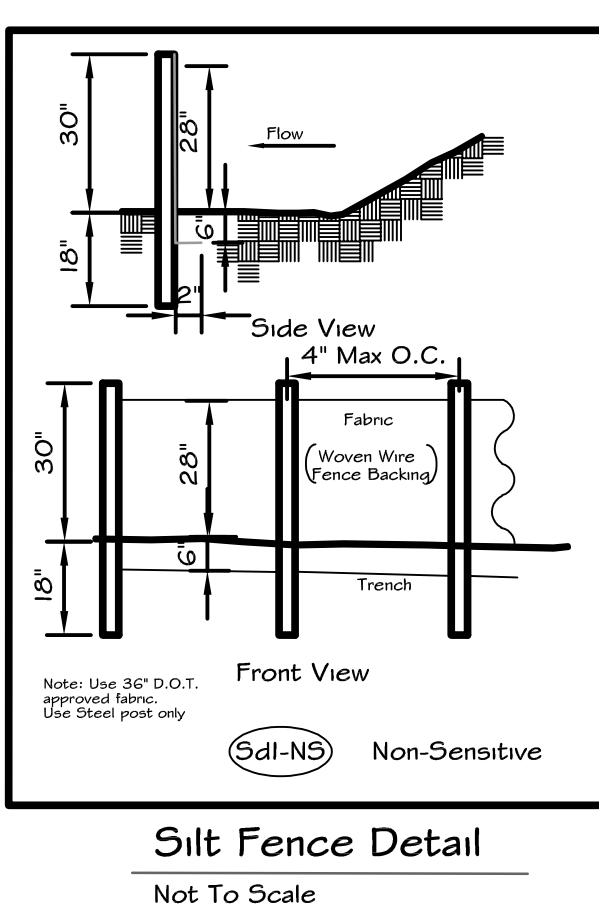
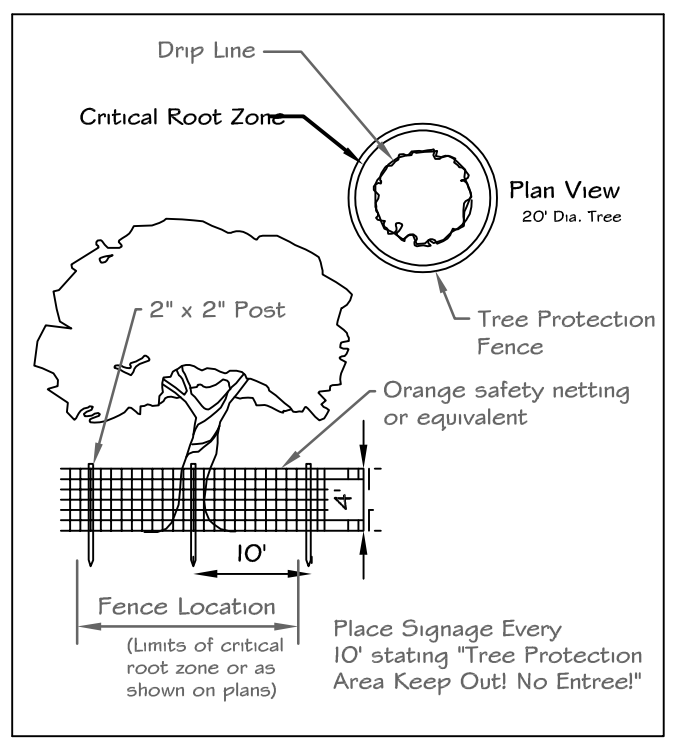
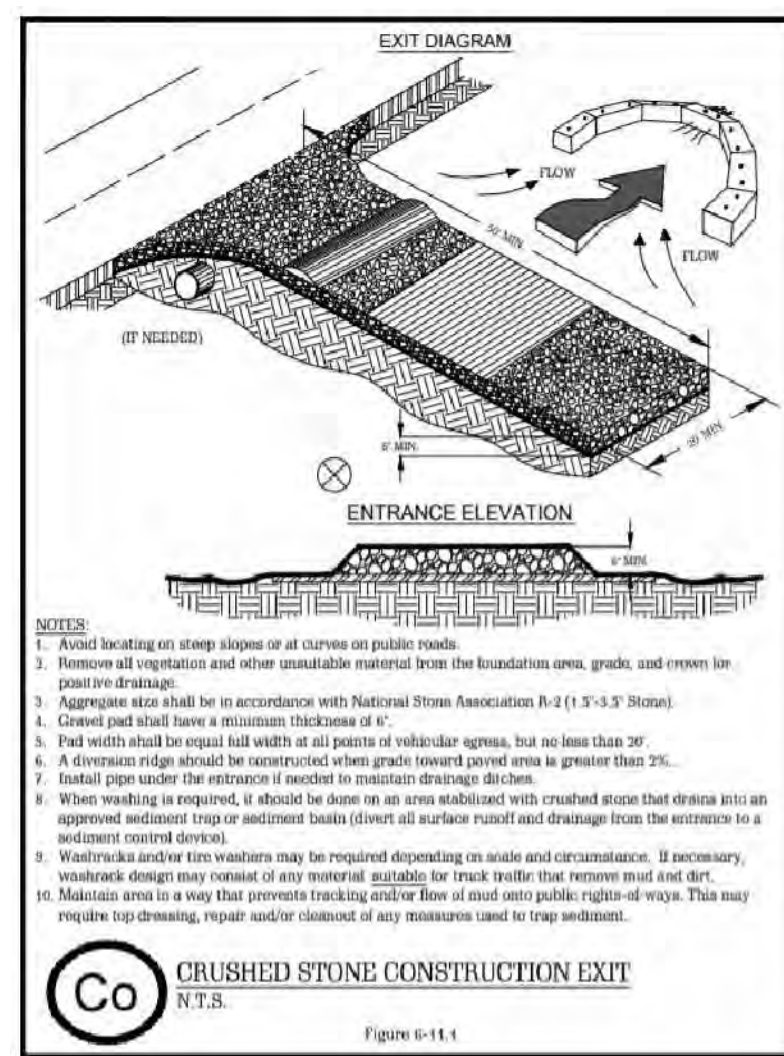
1156 Springdale Road
 Atlanta, Georgia
 Date : 5-27-21

SHEET
 LA-1



24 Hour Contact Mrs. Gretchen Colon
 (678) 907-3310

young studios
 landscape architecture • land planning
 scott young
 e. 978.923.3115
 t. 770.587.7059
 c. scott@youngstudios.com
 480 Peachtree Parkway, Suite 100, Atlanta, Georgia 30329

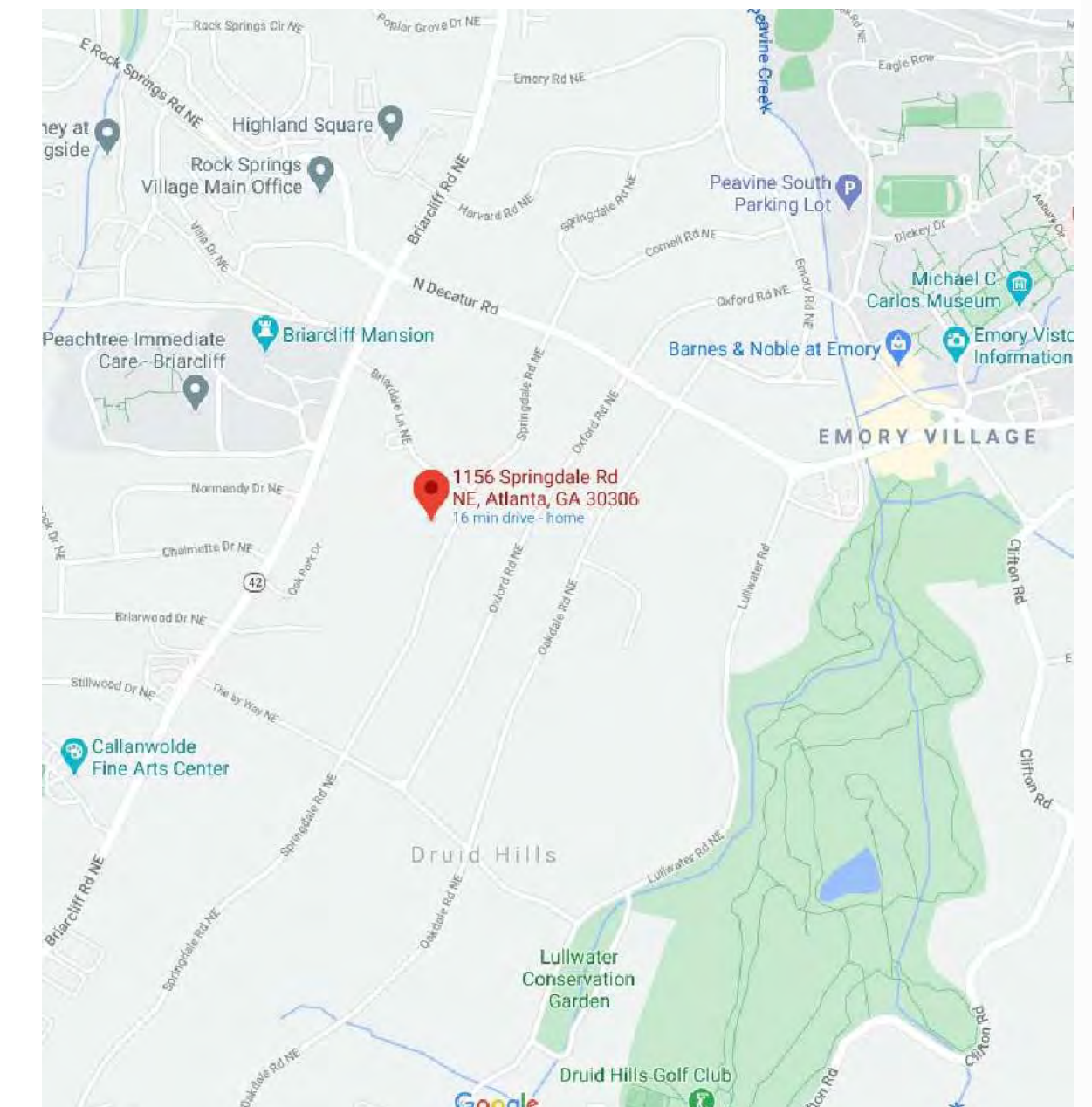


Land Disturbance Stabilization Key

- Ds1** Disturbed area stabilization (with mulching only)
- Ds2** Disturbed area stabilization (with temporary seeding)
- Ds3** Disturbed area stabilization (with permanent seeding)
- Ds4** Disturbed area stabilization (with sodding)

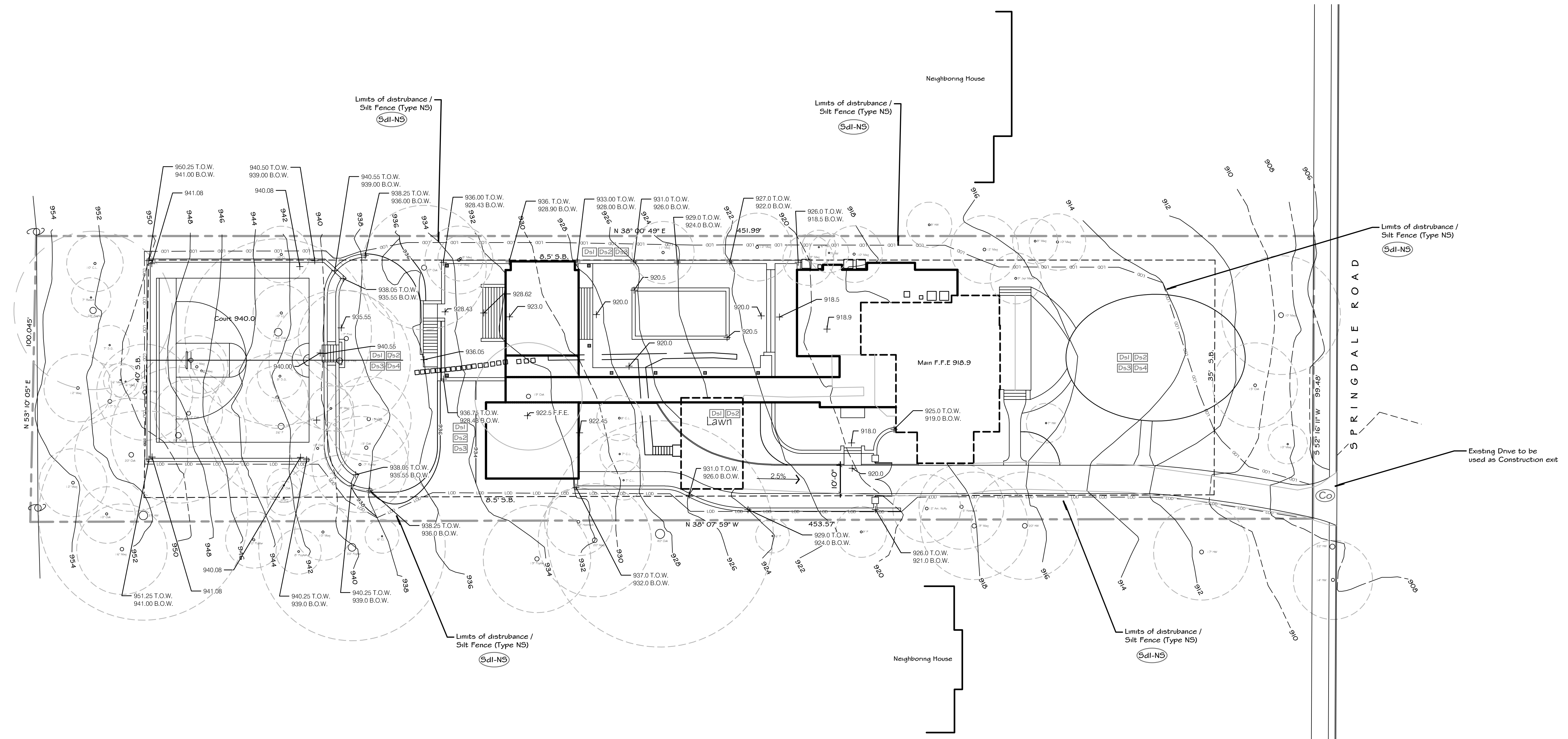


24 Hour Contact Mrs. Gretchen Colon
(678) 907-3310



Site Vicinity Map

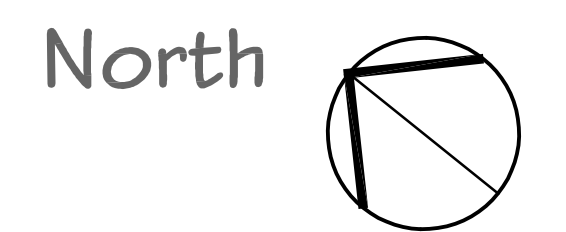
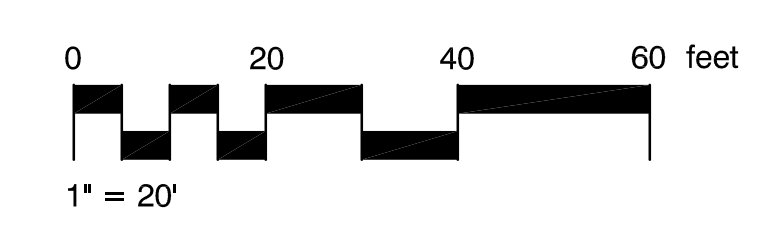
Not To Scale



Note:
Doors and windows adjacent to pool, to have alarms placed so they will sound if opened.

Project Description: Proposed construction of:
 1) Demolition of existing Garage, Drive, Walks, Steps, Gravel areas
 2) Addition to House, New Garage / Pool House, Pool,
 3) New Drive and walls and walks as needed
 4) New Walls and steps behind Pool House / Garage as shown on plan

"This project will comply with the current applicable codes that apply to all the commercial and residential swimming pool projects during reviews and inspections:
 International building code, 2012 edition, with Georgia amendments.-International Residential Code, 2012 edition, with Georgia amendments-International Fire Code, 2012 edition, with Georgia amendments-International Plumbing Code, 2012 edition, with Georgia amendments.-International Mechanical Code, 2012 edition, with Georgia amendments.-International Fuel Gas code, 2012 edition, with Georgia amendments.-National Electrical Code, 2014 edition (NO Georgia amendments). -Georgia Accessibility Code-GA 120-3-20A (2010 ADA Standards for Accessible design)"



Project Notes:
 Owner: Mr. Ivan Robo and Mrs. Gretchen Colon
 1156 Springdale Road Atlanta, Georgia
 Property Zoned R-85
 Building setbacks
 Front-35 Feet
 Side-8.5 Feet
 Rear-40 Feet

Flood Statement
 This property is not located in a flood hazard area according to F.I.R.M. panel #13089CO062 K
 last revised on August 15, 2019

Survey information taken from survey by Solar Land Surveying Company
 P.O. Box 723993
 Atlanta, Georgia 30339-0993
 Phone (770) 794-9055
 Dated: 3-26-2020

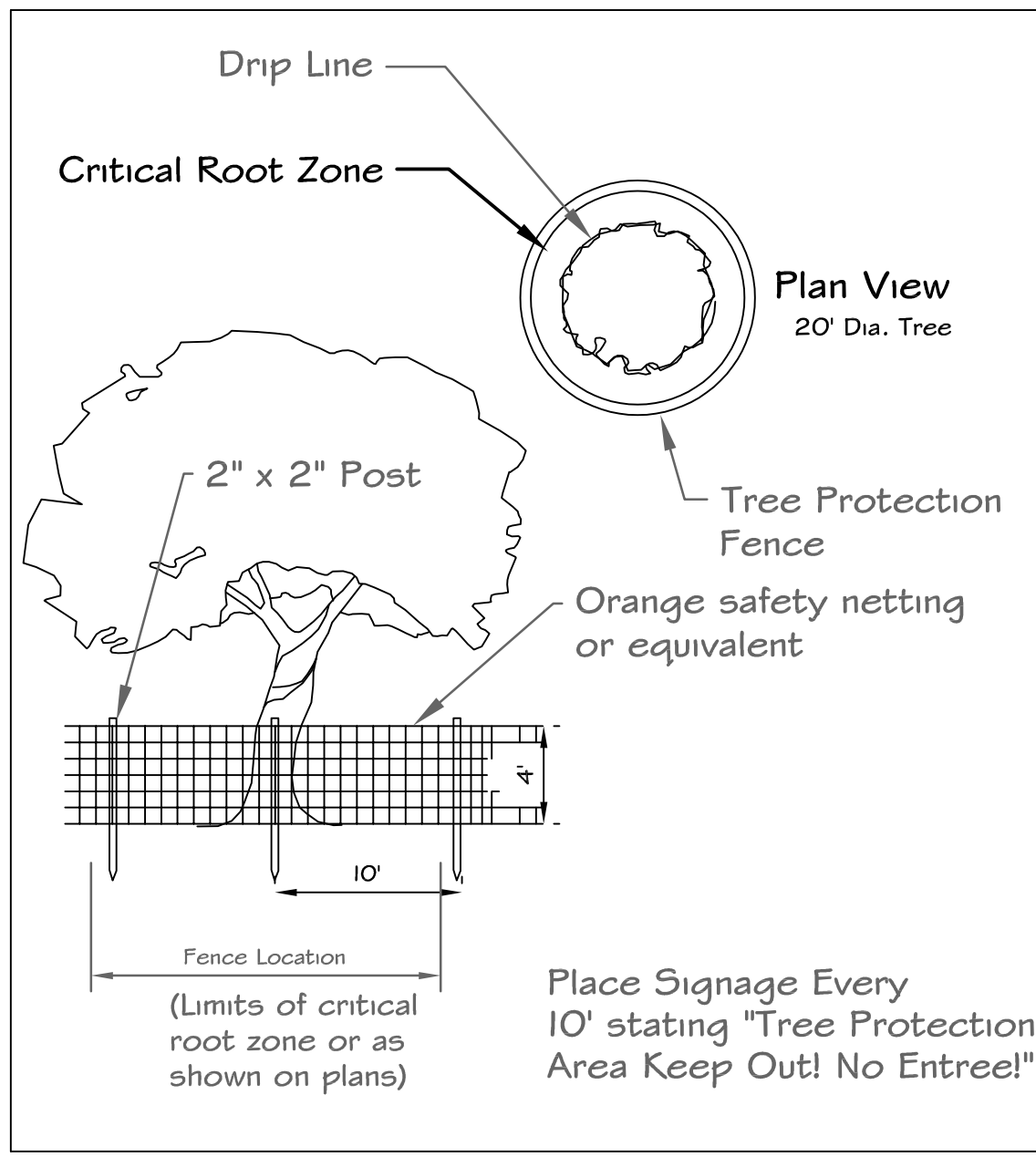
Released For Construction

The Riobo - Colon Residence Soil Erosion and Sedimentation Control Plan

1156 Springdale Road
 Atlanta, Georgia
 Date : 5-27-21

SHEET
 LA-2

young studios
 landscape architecture • civil planning
 1175 Peachtree Street, N.E., Atlanta, Georgia 30309
 P: 404.525.1115
 F: 404.525.1116
 www.youngstudios.com



Tree Protection Fence Detail

Not To Scale

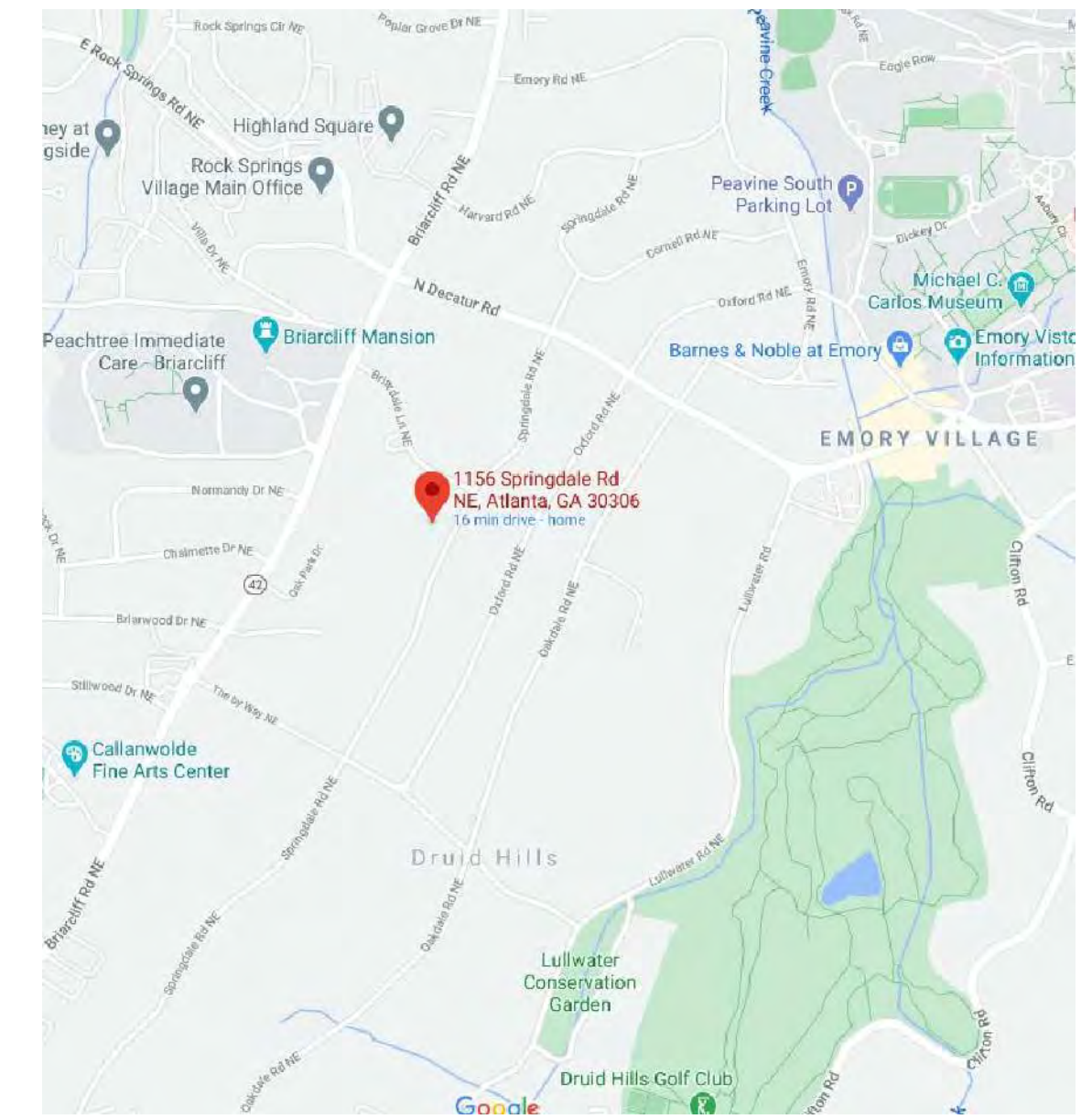
Tree Preservation Calculations
 120 inches / Acre X 1.05 Acres = 126 Inches required or
 25% of existing trees to remain 701 x .25 = 175.25 inches required to remain
 701" Caliper Inches exist on site
 32 Trees to be lost due to construction for 437" caliper inches removed
 701 - 437" = 264" caliper inches remain on property
 264" > 126" Therefore density is satisfied

Trees to remain (Trees 8" caliper or larger)
 10" Cherry Laurel
 25" Poplar
 12" Magnolia
 17" Sweetgum
 20" Oak
 12" Magnolia
 10" Oak
 37" Oak
 12" American Holly
 15" hemlock
 12" Magnolia
 8" Magnolia
 10" Magnolia
 9" Japanese Maple
 10" Magnolia
 15" Oak
 10" Magnolia
 Total trees saved = 17
 Total Caliper inches saved = 247 Caliper Inches

Trees lost (Trees 8" caliper or larger)
 10" Cherry Laurel
 10" Cherry Laurel
 33" Oak
 11" Magnolia
 8" Magnolia
 12" Oak
 24" Poplar
 8" Sweetgum
 11" Sweetgum
 26" Pine
 17" Pine
 25" Pine
 8" magnolia
 10" Oak
 15" Oak
 15" Oak
 17" Poplar
 27" Oak
 8" Magnolia
 12" Magnolia
 19" Oak
 11" magnolia
 8" Cherry Laurel
 12" Magnolia
 8" Magnolia
 10" Magnolia
 Trees Lost = 26
 Total Caliper Inches lost = 375

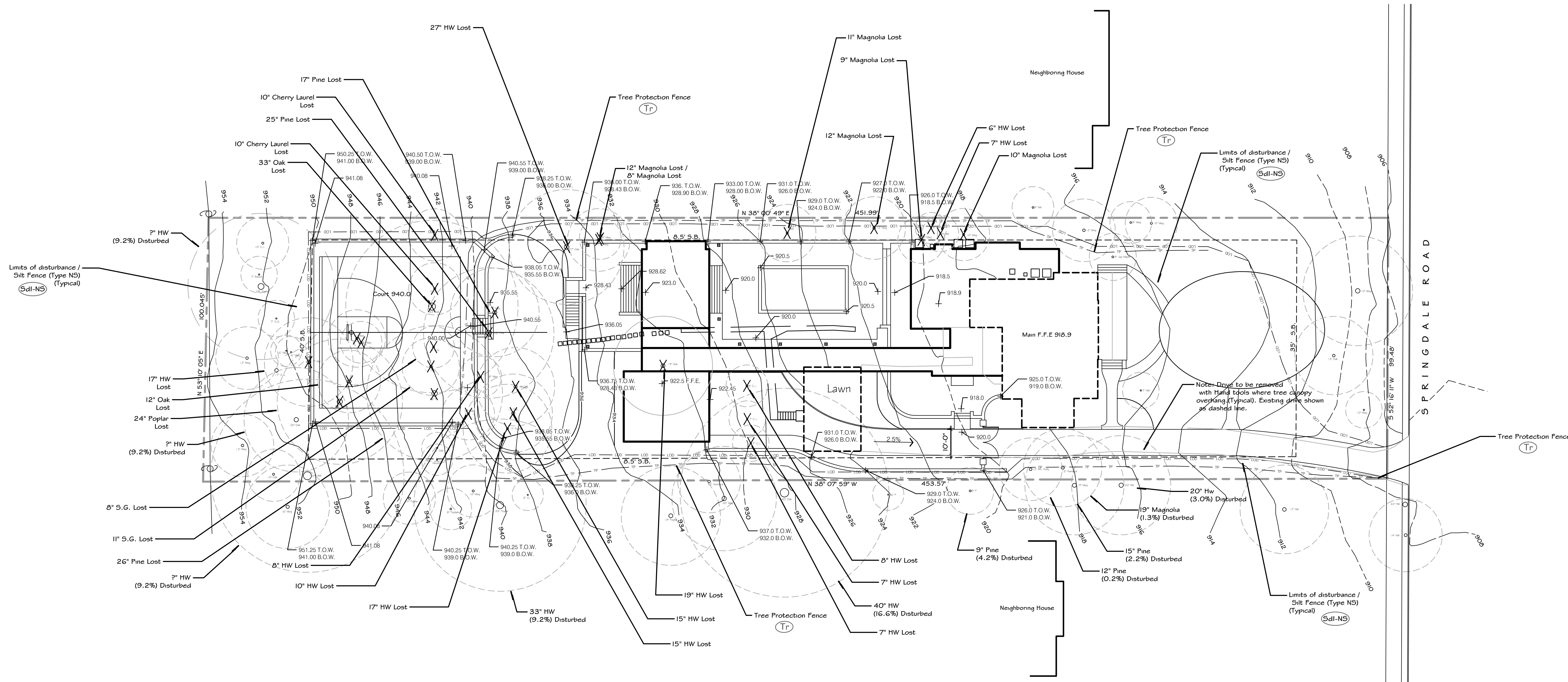


24 Hour Contact Mrs. Gretchen Colon
 (678) 907-3310



Site Vicinity Map

Not To Scale



Note:
 Doors and windows in rear yard to have alarms placed so they will sound if opened.

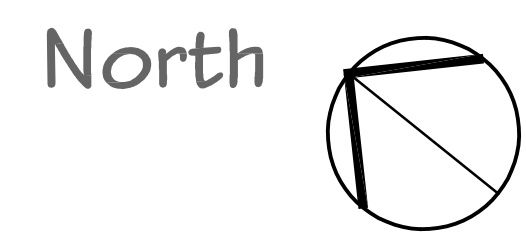
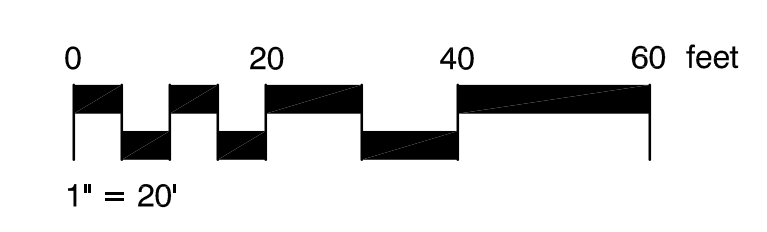
Project Notes:
 Owner: Mr. Ivan Riobo and Mrs. Gretchen Colon
 1156 Springdale Road Atlanta, Georgia
 Property Zoned R-85
 Building setbacks
 Front-35 Feet
 Side-8.5 Feet
 Rear-40 Feet

Flood Statement
 This property is not located in a flood hazard area according to F.I.R.M. panel #13089C0062 K
 last revised on August 15, 2019

Survey information taken from survey by Solar Land Surveying Company
 P.O. Box 723993
 Atlanta, Georgia 30339-0993
 Phone (770) 794-9055
 Dated: 3-26-2020

Project Description: Proposed construction of:
 1) Demolition of existing Garage, Drive, Walks, Steps, Gravel areas
 2) Addition to House, New Garage / Pool House, Pool,
 3) New Drive and walls and walks as needed
 4) New Walls and steps behind Pool House / Garage as shown on plan
 5) New Basketball half court

"This project will comply with the current applicable codes that apply to all the commercial and residential swimming pool projects during reviews and inspections:
 International building code, 2012 edition, with Georgia amendments.-International Residential Code, 2012 edition, with Georgia amendments-International Fire Code, 2012 edition, with Georgia amendments-International Plumbing Code, 2012 edition, with Georgia amendments.-International Mechanical Code, 2012 edition, with Georgia amendments.-International Fuel Gas code, 2012 edition, with Georgia amendments.-National Electrical Code, 2014 edition (NO Georgia amendments). -Georgia Accessibility Code-GA 120-3-20A (2010 ADA Standards for Accessible design)"

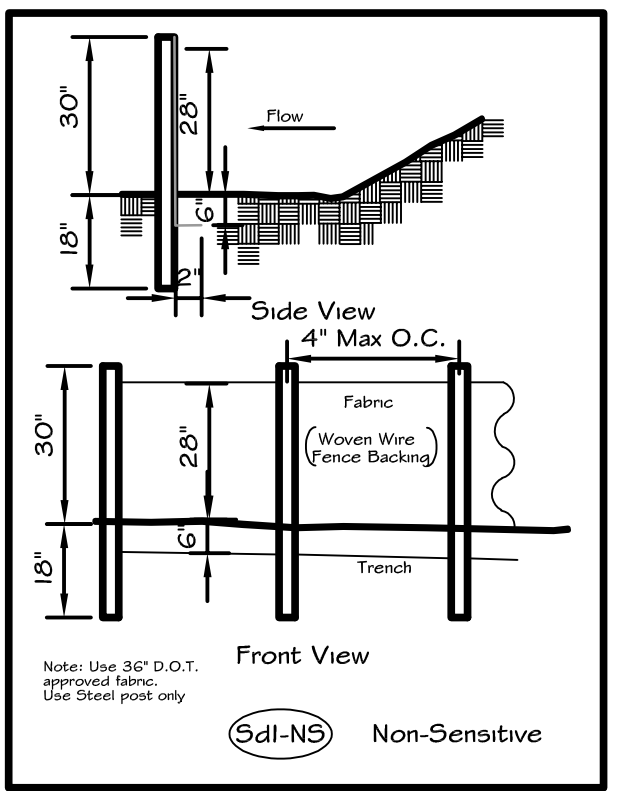
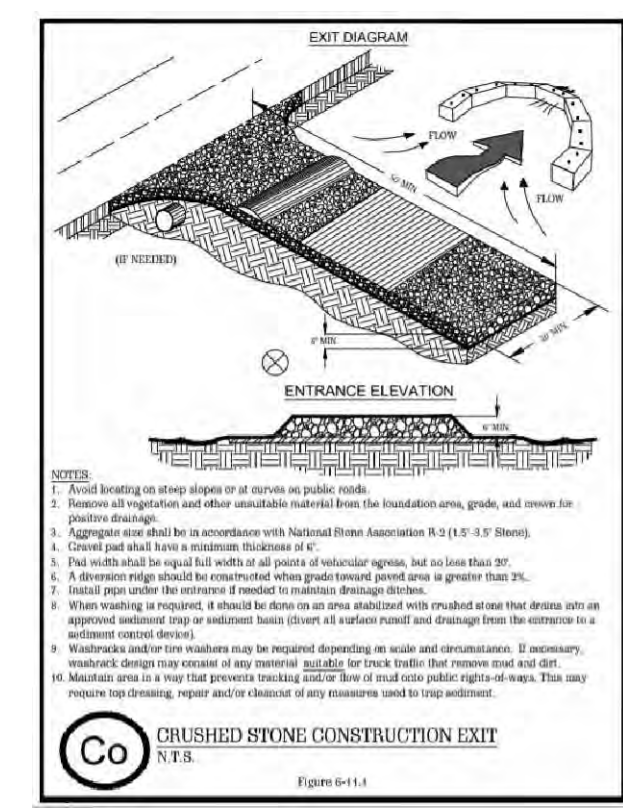


Released For Construction

The Riobo - Colon Residence
 1156 Springdale Road
 Atlanta, Georgia
 Date : 5-27-21

SHEET
 LA-3

young studios
 Landscape Architecture + Land Planning
 scott young
 principal
 c. 678.822.1315
 scott@youngstudios.com
 www.youngstudios.com



Silt Fence Detail
Not To Scale

Project Notes:
Owner: Mr. Ivan Robo and Mrs. Gretchen Colon
1156 Springdale Road Atlanta, Georgia
Property Zoned R-85
Building setbacks
Front-35 Feet
Side-8.5 Feet
Rear-40 Feet

NDS Flo-Well Calculator

Step 1: Enter the Square Feet of Drainage Area 1 (Sq. Foot)
Enter the Square Feet of Drainage Area 2 (Sq. Foot)

Step 2: Choose the Coefficient of Runoff for Area 1
Choose the Coefficient of Runoff for Area 2

Step 3: Choose the 25 Year Rainfall (inches)

Step 4: Choose the 25 Year Rainfall (inches)

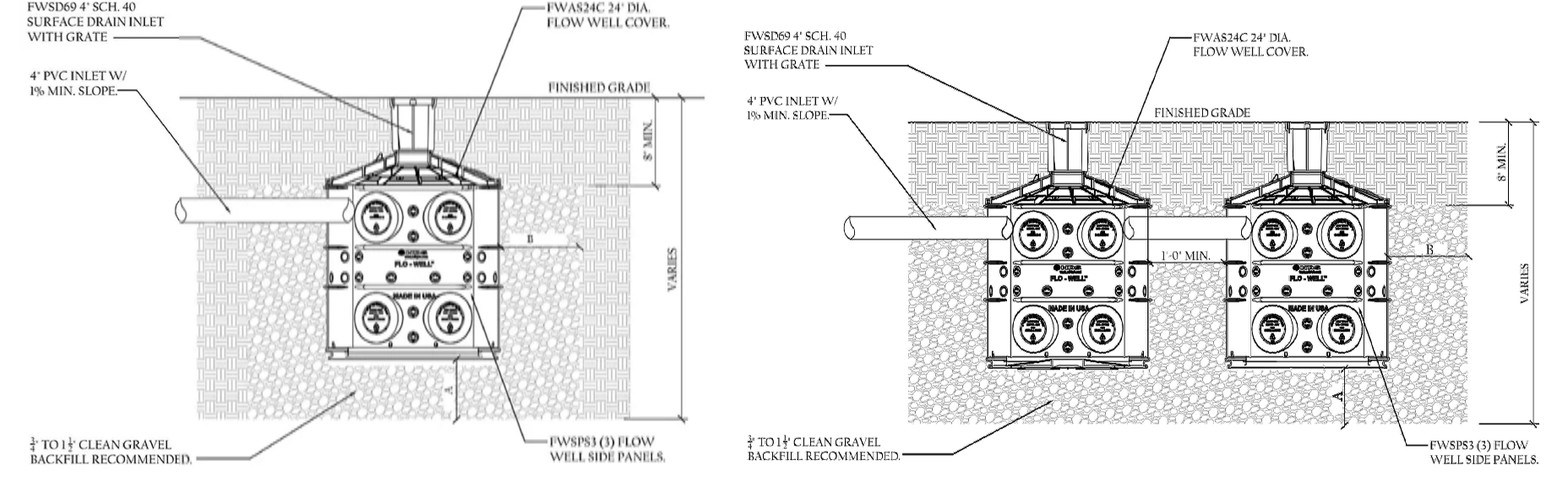
Step 5: Enter the depth of the gravel backfill beneath the Flo-Well (Dimension A) ft
(Dimension B) ft

Step 6: Enter the thickness of the gravel backfill around the Flo-Well (Dimension C) ft

Step 7: Runoff: **8.44 CFS**
Volume of water to be stored: **884.4 Gallons**
of Flo-Well: **1**

Amount of Gravel Needed: **41.09 Cubic Yards**
41Y4 CUBIC YARD

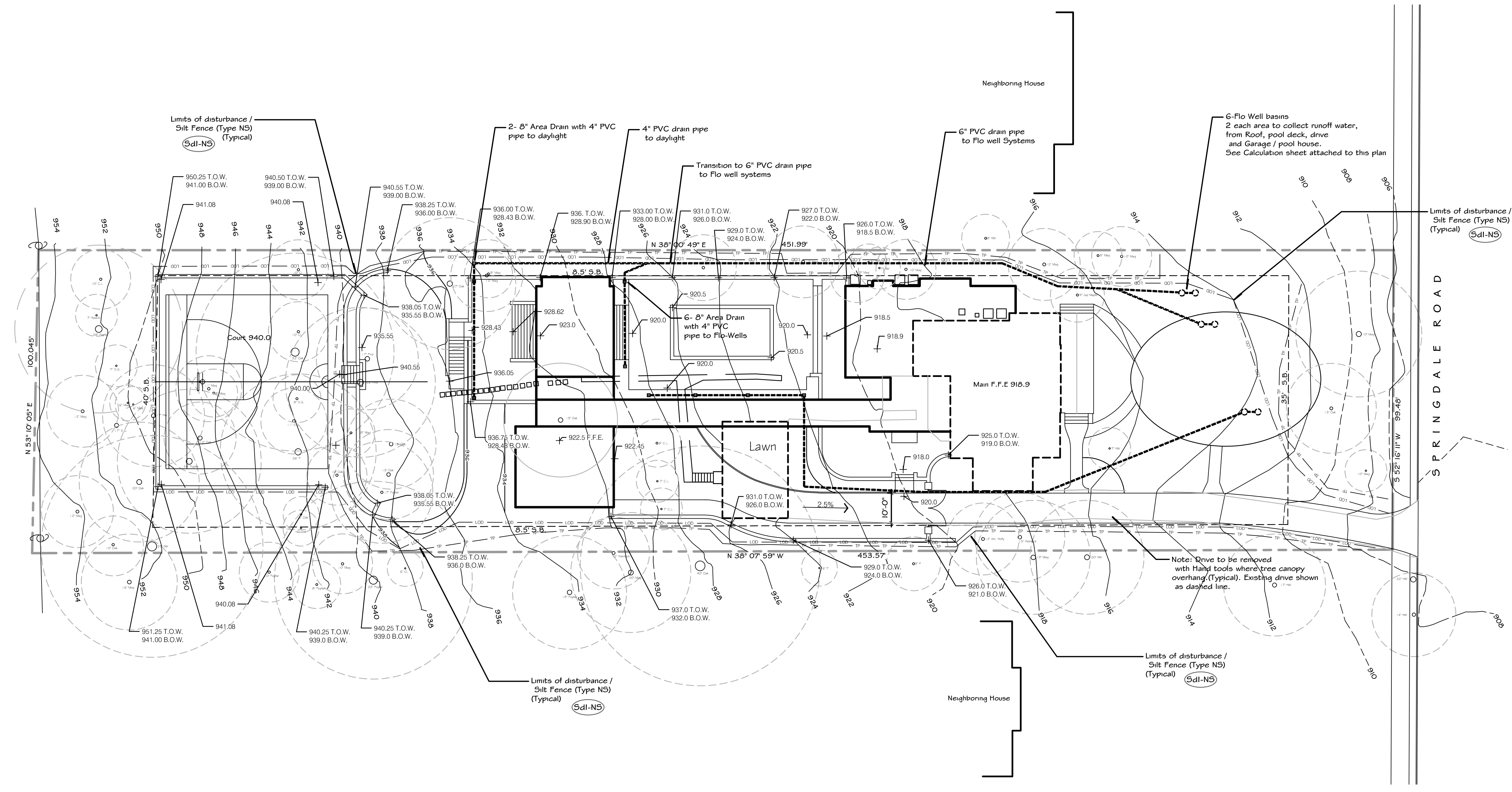
Download Installation Details
Stacked Flo-Well Installation Detail
Side-by-Side Flo-Well Installation Detail



Single Installation Detail Side by side Installation Detail

Flo-Well Installation Details

Not to scale



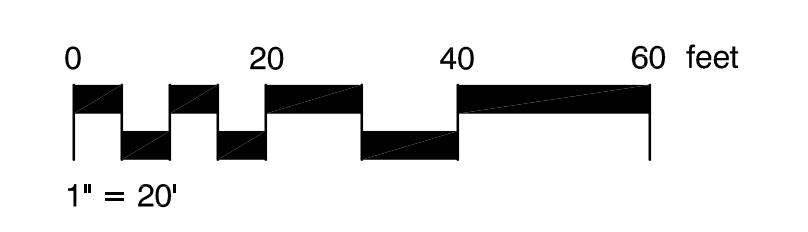
Note:
Doors and windows in rear yard to have alarms placed so they will sound if opened.

Project Description: Proposed construction of:
1) Demolition of existing Garage, Drive, Walks, Steps, Gravel areas
2) Addition to House, New Garage / Pool House, Pool,
3) New Drive and walls and walks as needed
4) New Walls and steps behind Pool House / Garage as shown on plan

"This project will comply with the current applicable codes that apply to all the commercial and residential swimming pool projects during reviews and inspections:
International building code, 2012 edition, with Georgia amendments.-International Residential Code, 2012 edition, with Georgia amendments-International Fire Code, 2012 edition, with Georgia amendments-International Plumbing Code, 2012 edition, with Georgia amendments.-International Mechanical Code, 2012 edition, with Georgia amendments.-International Fuel Gas code, 2012 edition, with Georgia amendments.-National Electrical Code, 2014 edition (NO Georgia amendments). -Georgia Accessibility Code-GA 120-3-20A (2010 ADA Standards for Accessible design)"

Flood Statement
This property is not located in a flood hazard area according to F.I.R.M. panel #13089C0062 K last revised on August 15, 2019

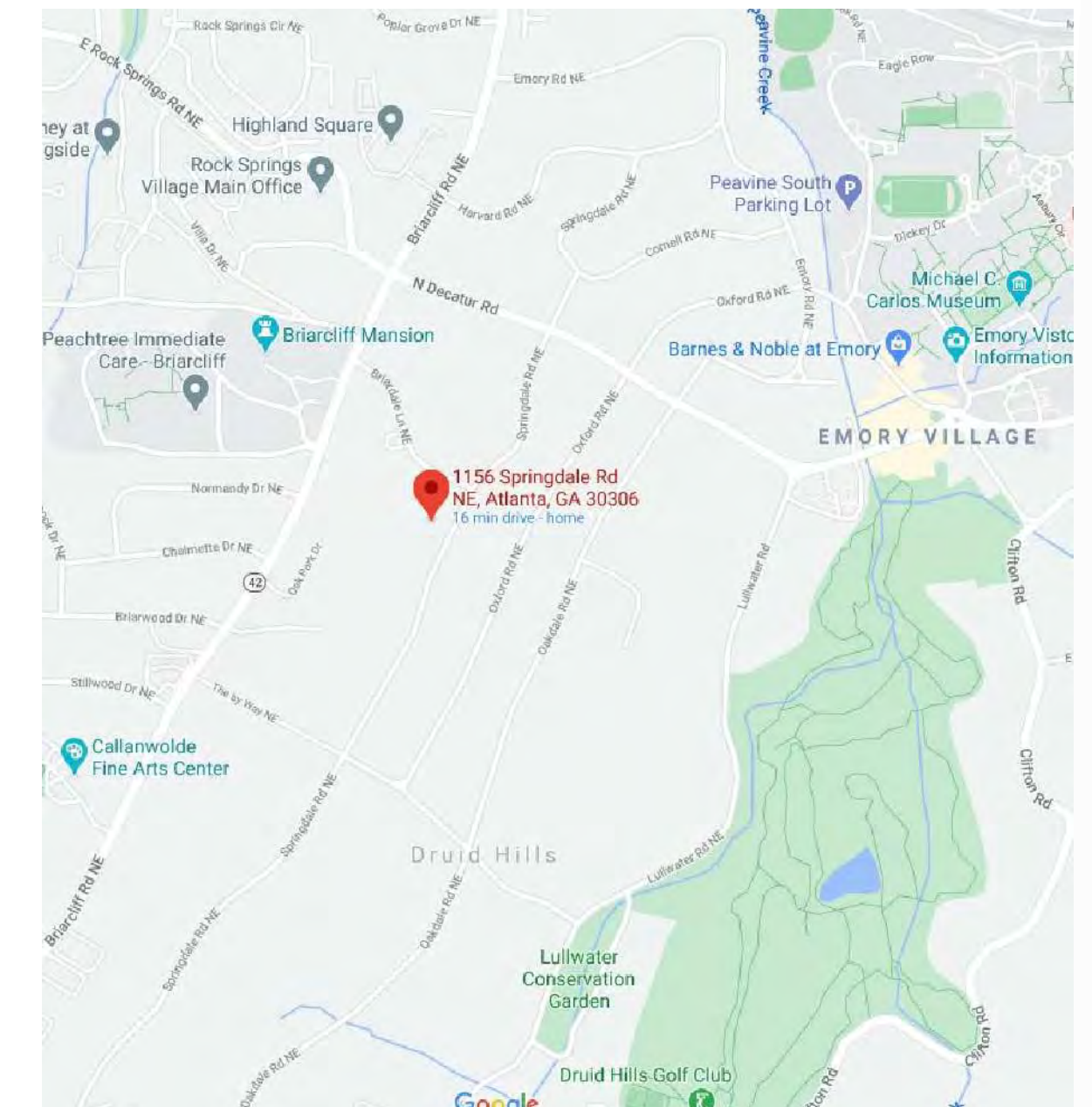
Survey information taken from survey by Solar Land Surveying Company P.O. Box 723993 Atlanta, Georgia 30339-0993 Phone (770) 794-9055 Dated: 3-26-2020



SHEET LA-4



24 Hour Contact Mrs. Gretchen Colon (678) 907-3310



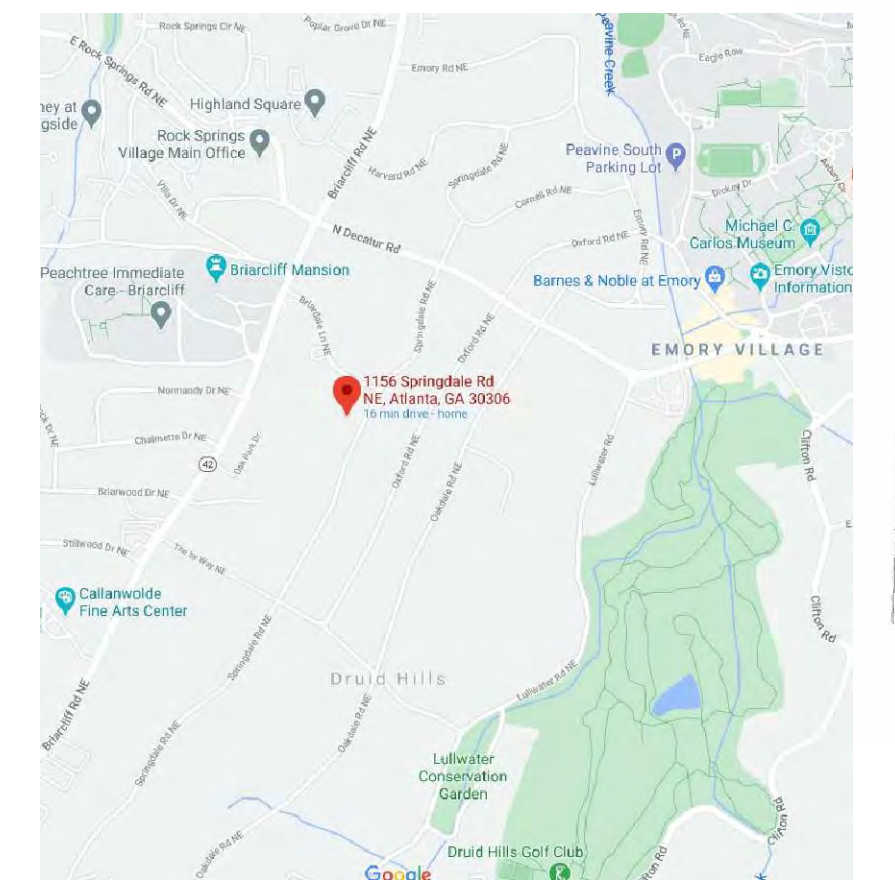
Site Vicinity Map

Not To Scale

Released For Construction

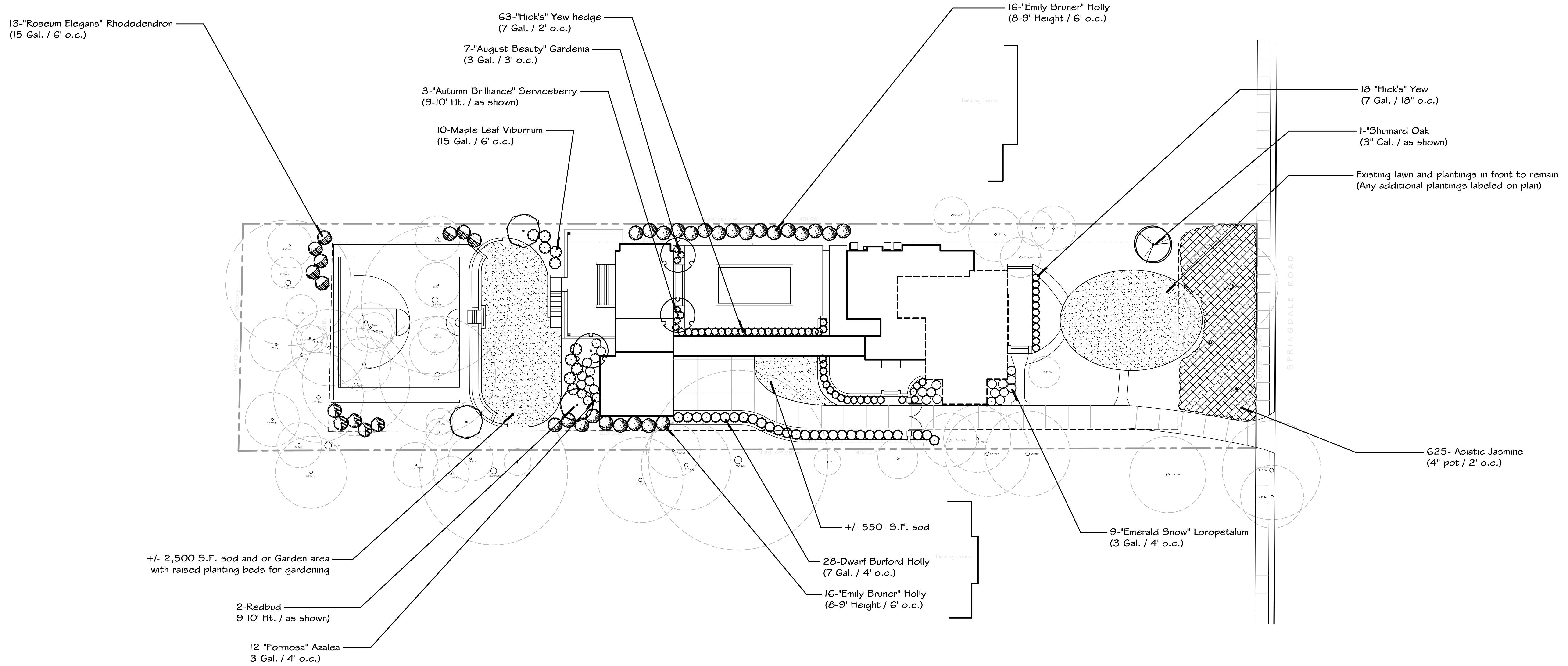
The Robo - Colon Residence
1156 Springdale Road
Atlanta, Georgia
Date : 5-27-21

young studios
landscape architecture • land planning
scott young
6. 978.923.3115
1.770.587.7659
scott@youngstudios.com
1475 Peachtree Lake Drive, Atlanta, Georgia 30329



Site Vicinity Map

Not To Scale

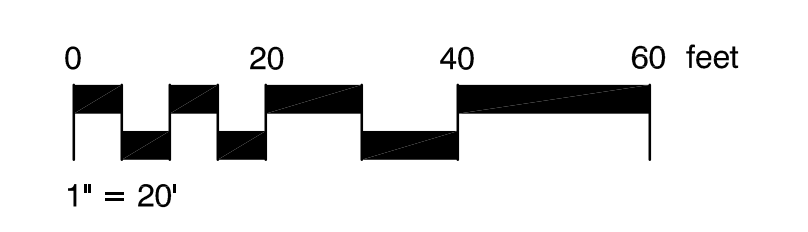


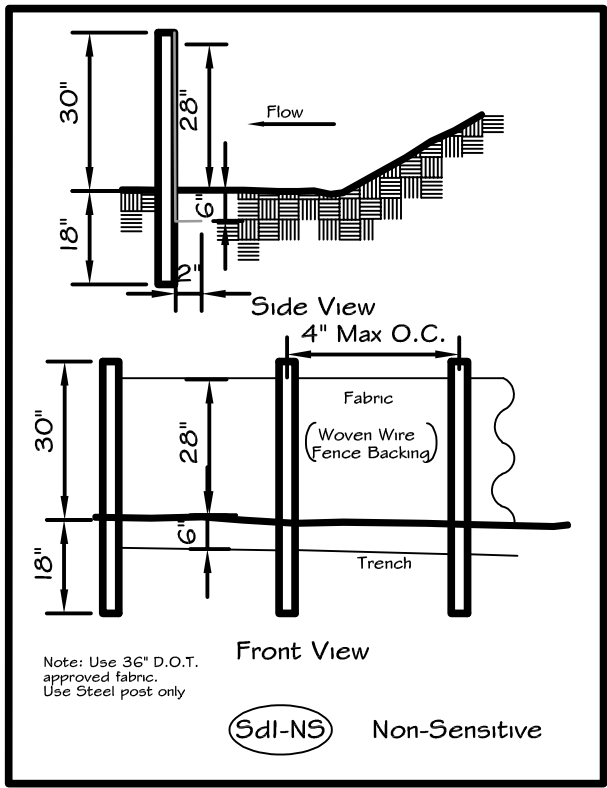
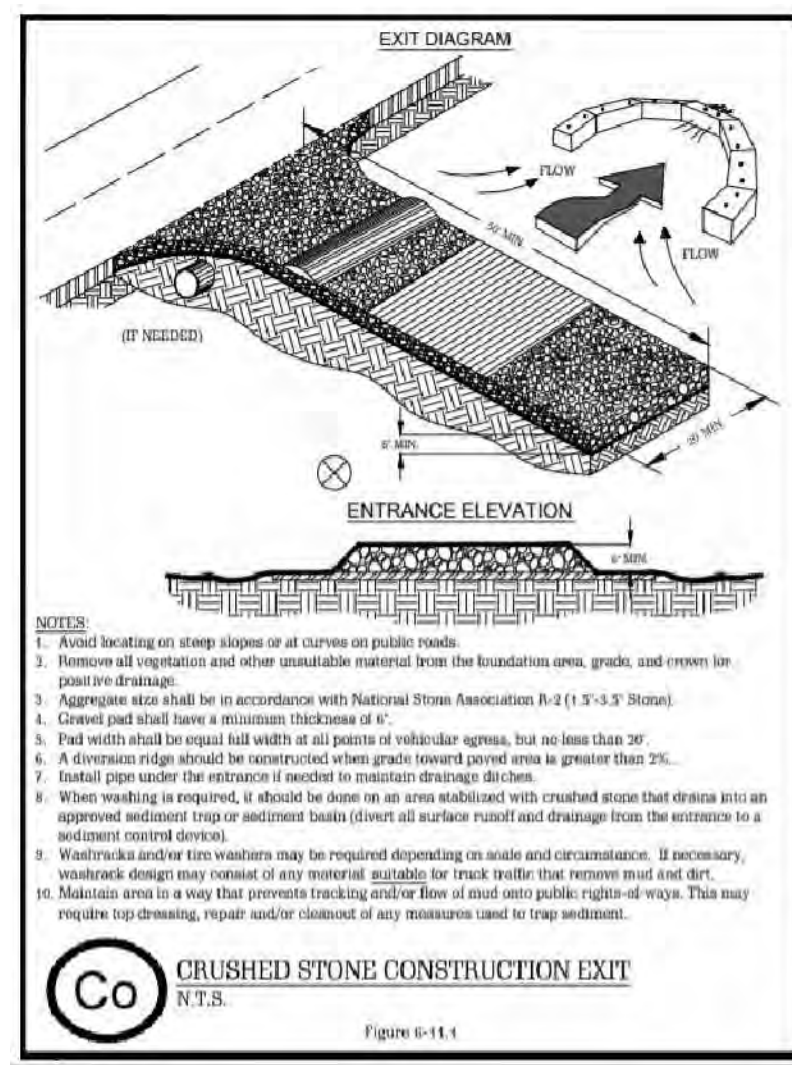
Released For Construction

Landscape Plan

The Riobo - Colon Residence
1156 Springdale Road
Atlanta, Georgia
Date : 5-27-21

SHEET
LA-5

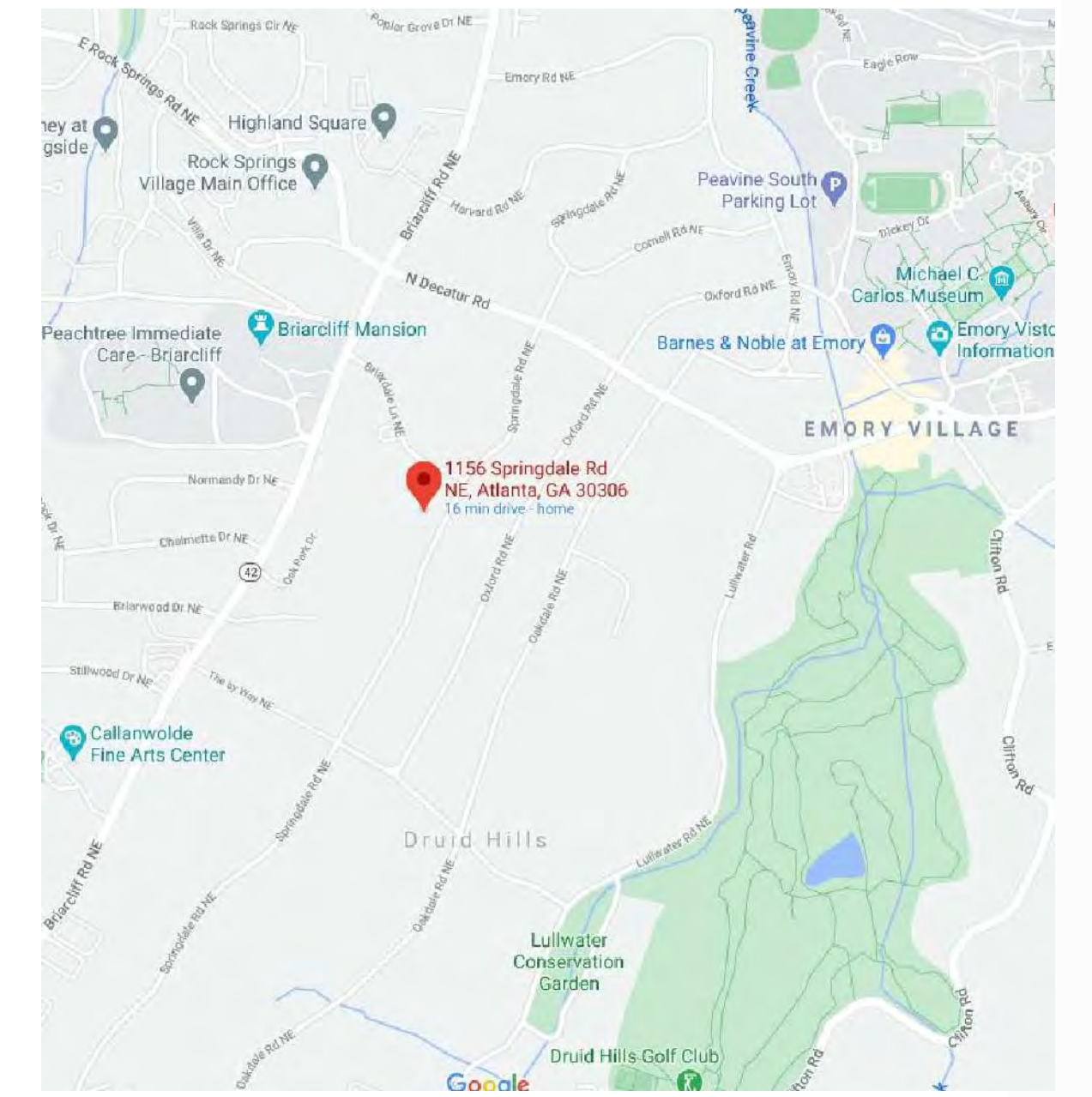




Silt Fence Detail
Not To Scale



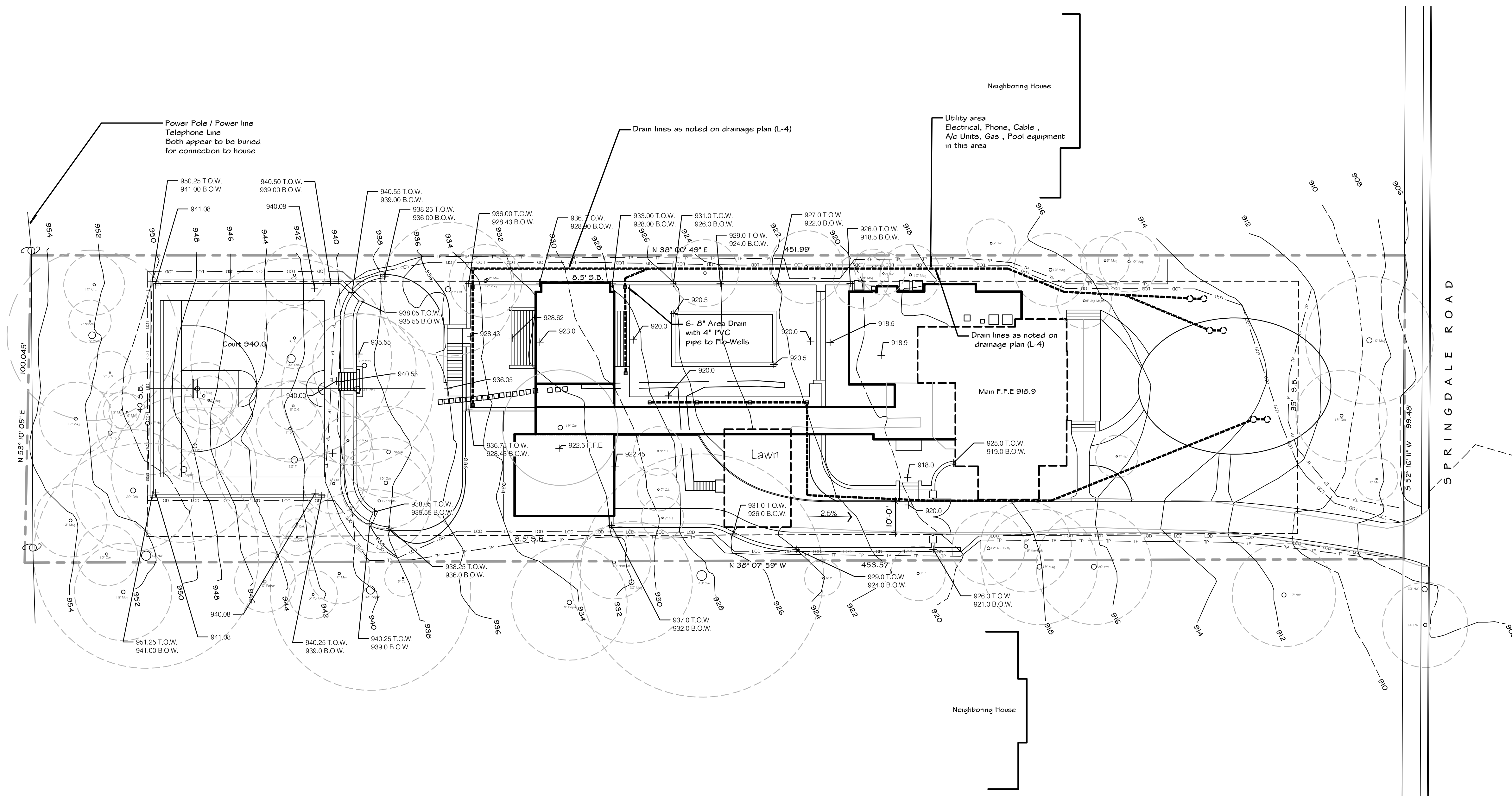
24 Hour Contact Mrs. Gretchen Colon
(678) 907-3310



Site Vicinity Map

Not To Scale

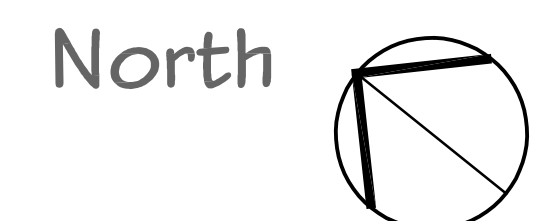
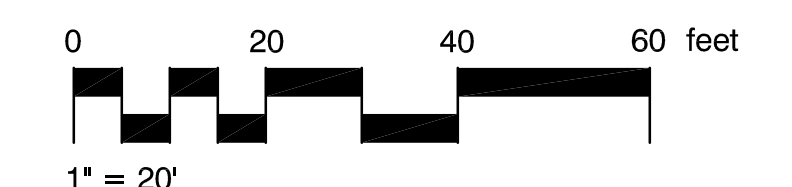
young studios
landscape architecture • land planning
scott young
e. 978.92.3115
l. 770.58.7959
contact@youngstudios.com
1000 Peachtree Lake Drive, Atlanta, Georgia 30323



Note:
Doors and windows in rear yard to have
alarms placed so they will sound if opened.

- Project Description: Proposed construction of:
- 1) Demolition of existing Garage, Drive, Walks, Steps, Gravel areas
 - 2) Addition to House, New Garage / Pool House, Pool,
 - 3) New Drive and walls and walks as needed
 - 4) New Walls and steps behind Pool House / Garage as shown on plan

"This project will comply with the current applicable codes that apply to all the commercial and residential swimming pool projects during reviews and inspections:
International building code, 2012 edition, with Georgia amendments.-International Residential Code, 2012 edition, with Georgia amendments-International Fire Code, 2012 edition, with Georgia amendments-International Plumbing Code, 2012 edition, with Georgia amendments.-International Mechanical Code, 2012 edition, with Georgia amendments.-International Fuel Gas code, 2012 edition, with Georgia amendments.-National Electrical Code, 2014 edition (NO Georgia amendments). -Georgia Accessibility Code-GA 120-3-20A (2010 ADA Standards for Accessible design)"



Released For Construction

Utility Plan

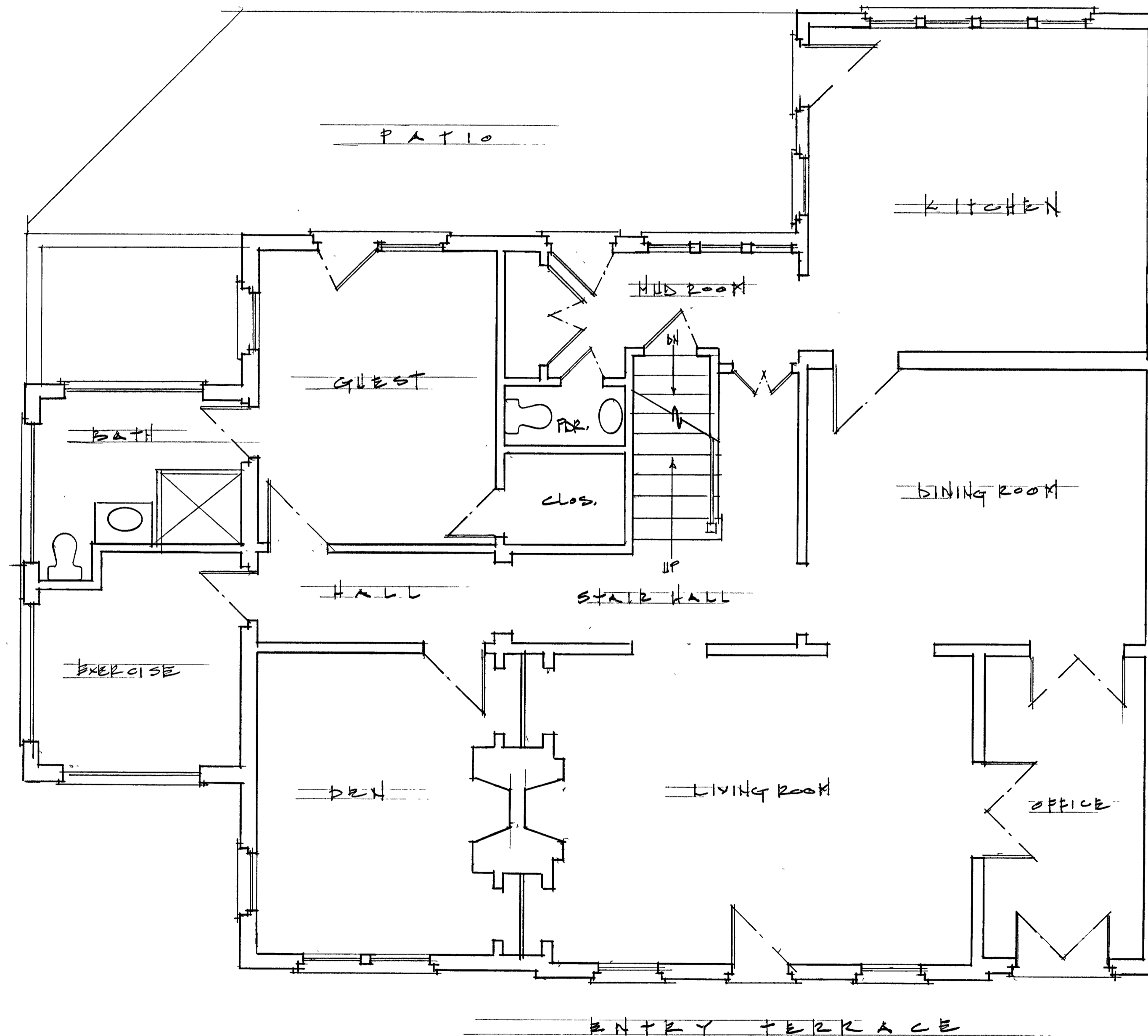
The Riobo - Colon Residence
1156 Springdale Road
Atlanta, Georgia
Date : 5-27-21

SHEET
LA-6

Project Notes:
Owner: Mr. Ivan Riobo and
Mrs. Gretchen Colon
1156 Springdale Road Atlanta, Georgia
Property Zoned R-85
Building setbacks
Front-35 Feet
Side-8.5 Feet
Rear-40 Feet

Flood Statement
This property is not located in a flood hazard area according to F.I.R.M. panel #13089C0062 K
last revised on August 15, 2019

Survey information taken from survey by
Solar Land Surveying Company
P.O. Box 723993
Atlanta, Georgia 30339-0993
Phone (770) 794-9055
Dated: 3-26-2020



AS BUILT MAIN LEVEL PLAN

Bradley E. Heppner
ARCHITECTURE
 Limited Liability Company

574 Hascall Road
 Atlanta, GA 30309
 (404) 745-9339
 (404) 734-6687
 brad@bradleyheppner.com

Alterations and Addition to the
RIOBO-COLON RESIDENCE

1156 Springdale Road NE • Atlanta • Georgia 30306

Note to Contractor:
 Any discrepancies, inconsistencies, or ambiguities found within the drawings, or between the drawing, specifications, and site conditions shall be immediately reported to the architect in writing. The architect will promptly correct the same in writing. Work done by the contractor after discovery of such discrepancies, inconsistencies or ambiguities shall be done at the contractor's risk.

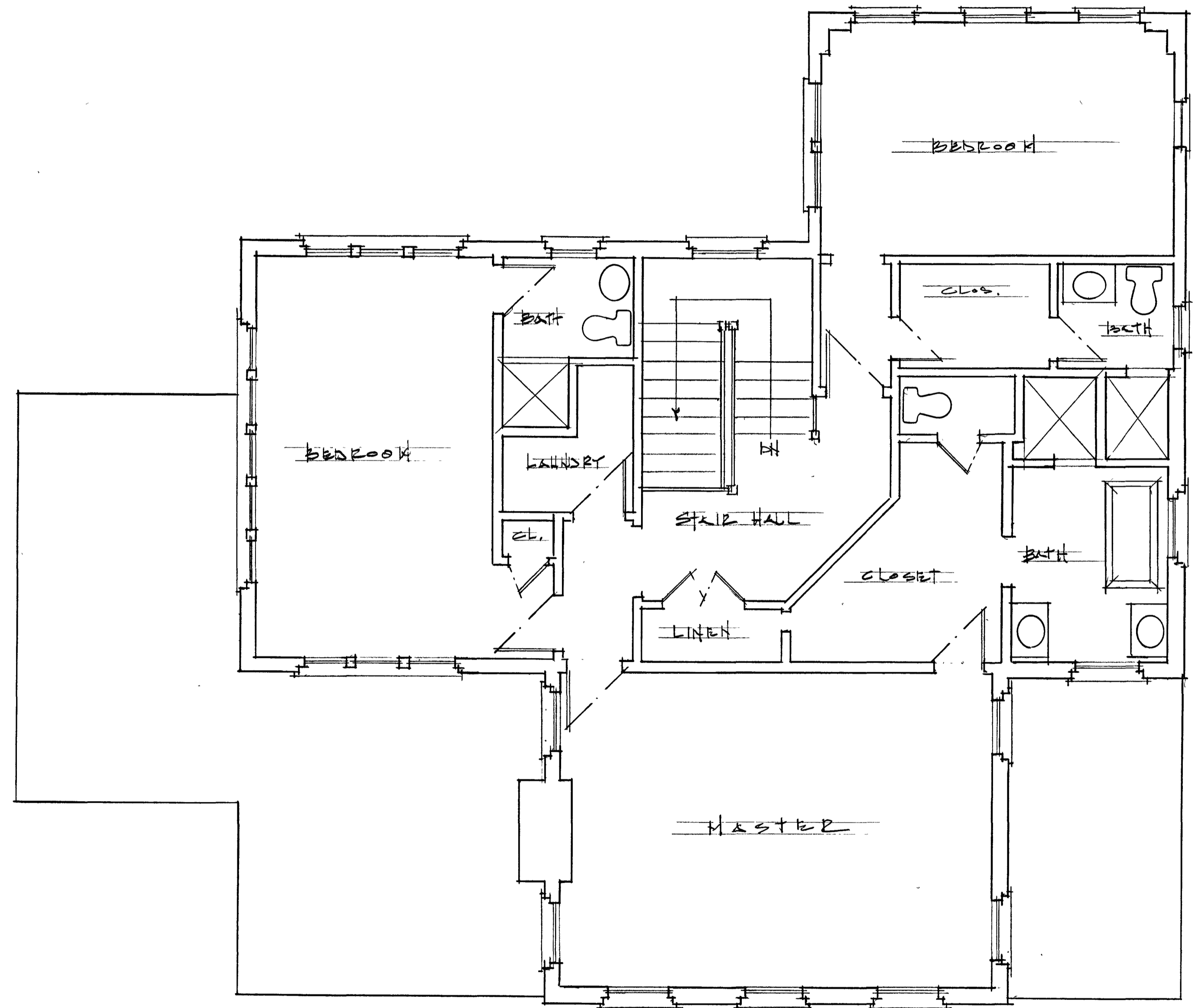
This drawing is the property of Bradley E. Heppner Architecture, LLC and is not to be reproduced or copied in whole or in part, the dimensions of which are 24" x 36". It is only to be used for the project and site specifically identified herein and is not to be used on any other project without written permission from the architect. The contractor is responsible for verifying all field measurements, quantities, dimensions, and related field construction criteria.

SCALE As Noted
 DATE 15 FEB 2021

APPROVED BY

DRAWN BY

AB1.1



1. AS BUILT UPPER FLOOR PLAN
 1/4" = 1'-0"

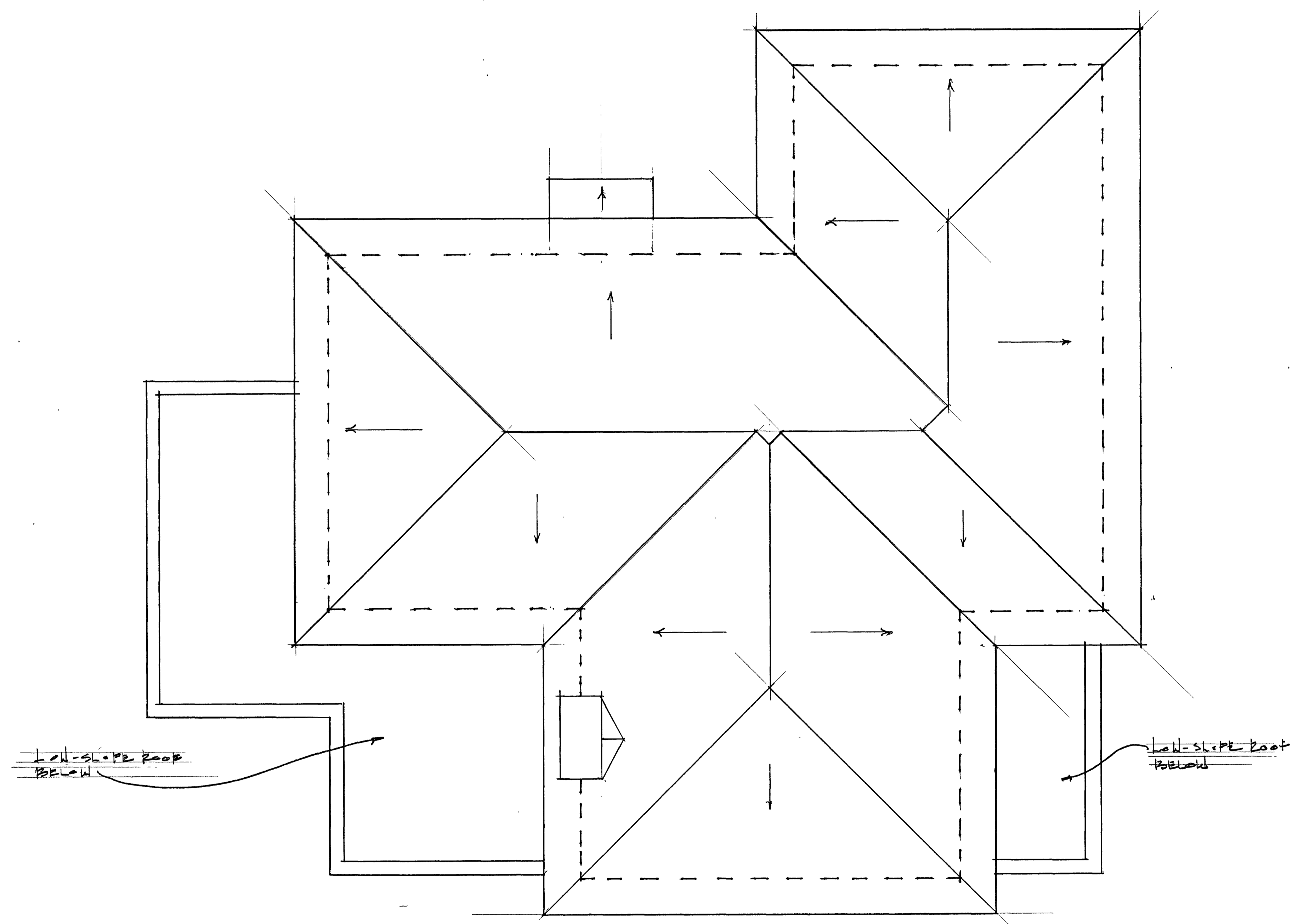
Note to Contractor:
 Any discrepancies, inconsistencies, or ambiguities found within the drawings, or between the drawing, specifications, and site conditions shall be immediately reported to the architect in writing. The architect will promptly correct the same in writing. Work done by the contractor after discovery of such discrepancies, inconsistencies or ambiguities shall be done at the contractor's risk.

This drawing is the property of Bradley E. Heppner Architecture, LLC and is not to be reproduced or copied in whole or in part, the dimensions of which are 24" x 36". It is only to be used for the project and site specifically identified herein and is not to be used on any other project without written permission from the architect. The contractor is responsible for verifying all field measurements, quantities, dimensions, and related field construction criteria.

Bradley E. Heppner
ARCHITECTURE
 Limited Liability Company
 574 Hecall Road (c) 404.745.9339
 Atlanta, GA 30309 (m) 404.734.8887
 brad@bradleyheppner.com

Alterations and Addition to the
RIOBO-COLON RESIDENCE
 1156 Springdale Road NE • Atlanta • Georgia 30306

<small>SCALE</small> 1/4" = 1'-0"	<small>APPROVED BY</small>	<small>DRAWN BY</small> B.E.H.
<small>DATE</small> 15 Feb 2021		AB1.2



LAUREL HILL ROOF PLAN
 1/4" = 1'-0"

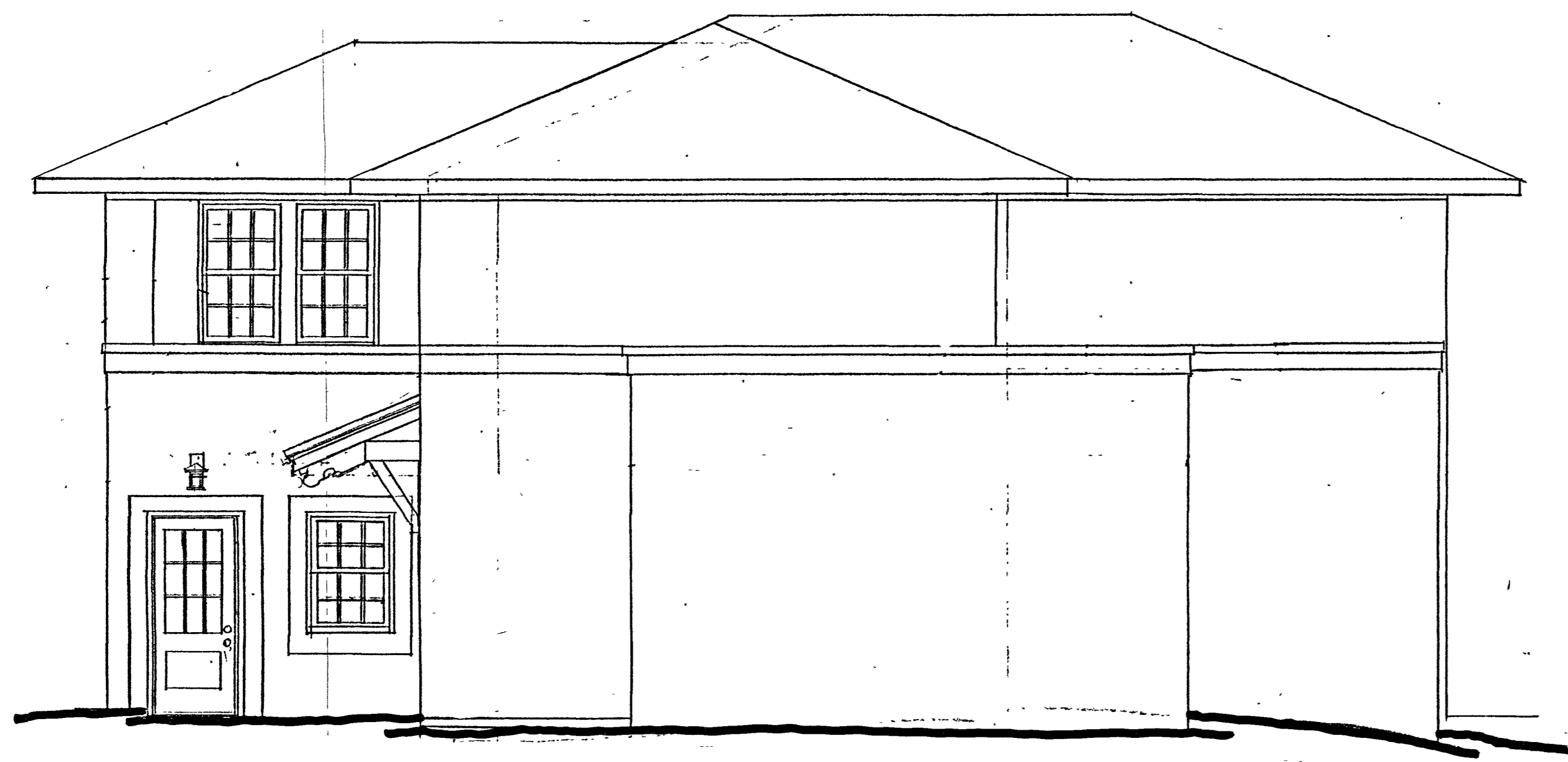
Note to Contractor
 Any discrepancies, inconsistencies, or ambiguities found within the drawings, or between the drawing, specifications, and site conditions shall be immediately reported to the architect in writing. The architect will promptly correct the same in writing. Work done by the contractor after discovery of such discrepancies, inconsistencies or ambiguities shall be done at the contractor's risk.

This drawing is the property of Bradley E. Heppner Architecture, LLC and is not to be reproduced or copied in whole or in part, the dimensions of which are 24" x 36". It is only to be used for the project and site specifically identified herein and is not to be used on any other project without written permission from the architect. The contractor is responsible for verifying all field measurements, quantities, dimensions, and related field construction criteria.

Bradley E. Heppner
ARCHITECTURE
 Limited Liability Company
 574 Hascall Road
 Atlanta, GA 30309
 (404) 745 9339
 (404) 734 6687
 brad@bradleyheppner.com

Alterations and Addition to the
RIOBO-COLON RESIDENCE
 1156 Springdale Road NE • Atlanta • Georgia 30306

SCALE	As Noted	APPROVED BY	DRAWN BY
DATE	15 FEB 2011		B.E.H.
			AB1.3



2. ASBUILT LEFT SIDE ELEVATION

1/4" = 1' = 0"



1. ASBUILT FRONT ELEVATION

1/4" = 1' = 0"



4. ASBUILT RIGHT SIDE ELEVATION

1/4" = 1' = 0"



3. ASBUILT REAR ELEVATION

1/4" = 1' = 0"

Note to Contractor
Any discrepancies, inconsistencies, or ambiguities found within the drawings, or between the drawing, specifications, and site conditions shall be immediately reported to the architect in writing. The architect will promptly correct the same in writing. Work done by the contractor after discovery of such discrepancies, inconsistencies or ambiguities shall be done at the contractor's risk.

This drawing is the property of Bradley E. Heppner Architecture, LLC and is not to be reproduced or copied in whole or in part, the dimensions of which are 24" x 36". It is only to be used for the project and site specifically identified herein and is not to be used on any other project without written permission from the architect. The contractor is responsible for verifying all field measurements, quantities, dimensions, and related field construction criteria.

Bradley E. Heppner
ARCHITECTURE
Limited Liability Company
574 Hascall Road
Atlanta, GA 30309
brad@bradleyheppner.com
(404) 745-9339
(404) 734-6667

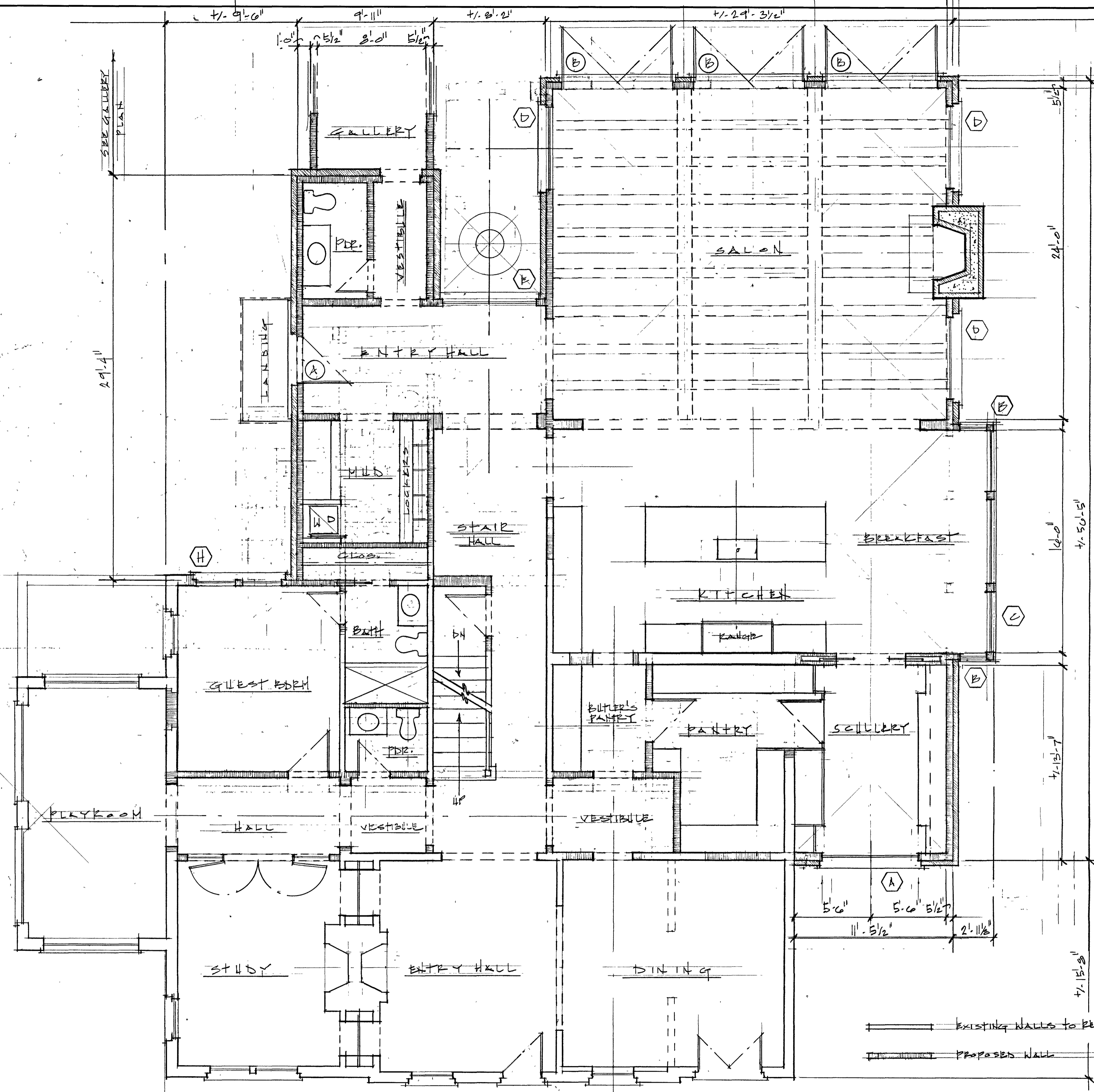
Alterations and Addition to the
RIOBO-COLON RESIDENCE
1156 Springdale Road NE • Atlanta • Georgia 30308

SCALE: AS NOTED
DATE: 15 FEB 2021

APPROVED BY: [Signature]

DRAWN BY: B.E.H.

AB2.1



PROPOSED MAIN LEVEL FLOOR PLAN
1/4" = 1'-0"

Note to Contractor
Any discrepancies, inconsistencies, or ambiguities found within the drawings, or between the drawing, specifications, and site conditions shall be immediately reported to the architect in writing. The architect will promptly correct the same in writing. Work done by the contractor after discovery of such discrepancies, inconsistencies or ambiguities shall be done at the contractor's risk.

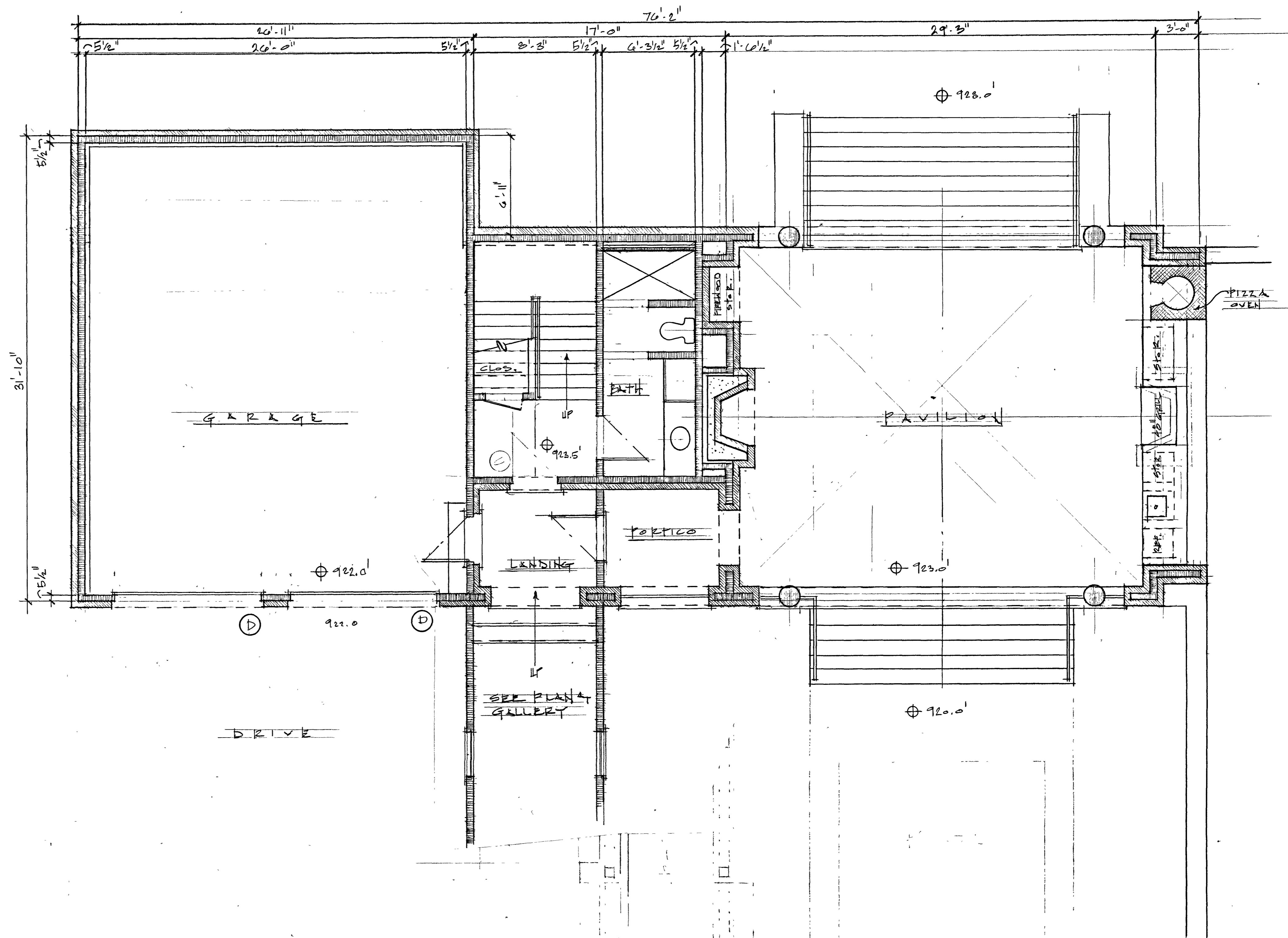
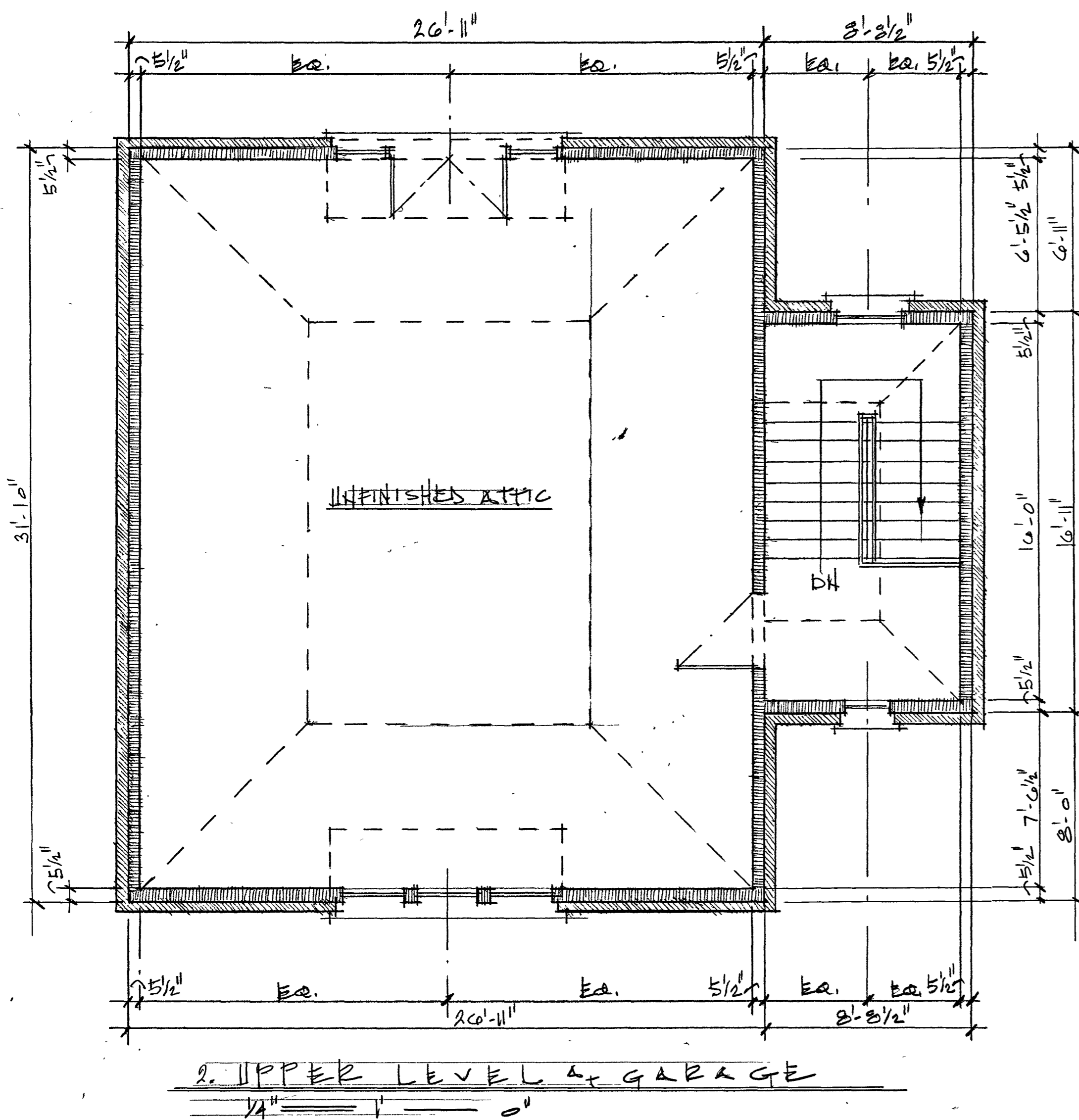
This drawing is the property of Bradley E. Heppner Architecture, LLC and is not to be reproduced or copied in whole or in part, the dimensions of which are 24" x 36". It is only to be used for the project and site specifically identified herein and is not to be used on any other project without written permission from the architect. The contractor is responsible for verifying all field measurements, quantities, dimensions, and related field construction criteria.

Bradley E. Heppner
ARCHITECTURE
Limited Liability Company
574 Hascall Road
Atlanta, GA 30309
(a) 404.745.9339
(m) 404.734.8887
brad@bradleyheppner.com

Alterations and Addition to the
RIOBO-COLON RESIDENCE
1156 Springdale Road NE • Atlanta • Georgia 30308

SCALE 1/4" = 1'-0"	APPROVED BY	DRAWN BY B.E.H.
DATE 20 MAR 2020		
21 DEC 2020		
15 FEB 2021		

A1.1



Note to Contractor:
Any discrepancies, inconsistencies, or ambiguities found within the drawings, or between the drawing, specifications, and site conditions shall be immediately reported to the architect in writing. The architect will promptly correct the same in writing. Work done by the contractor after discovery of such discrepancies, inconsistencies or ambiguities shall be done at the contractor's risk.

This drawing is the property of Bradley E. Heppner Architecture, LLC and is not to be reproduced or copied in whole or in part, the dimensions of which are 24" x 36". It is only to be used for the project and site specifically identified herein and is not to be used on any other project without written permission from the architect. The contractor is responsible for verifying all field measurements, quantities, dimensions, and related field construction criteria.

Bradley E. Heppner
ARCHITECTURE
Limited Liability Company

574 Hascall Road
Atlanta, GA 30309

(o) 404.745.9339
(m) 404.734.6687

brad@bradleyheppner.com

Alterations and Addition to the
RIOBO-COLON RESIDENCE

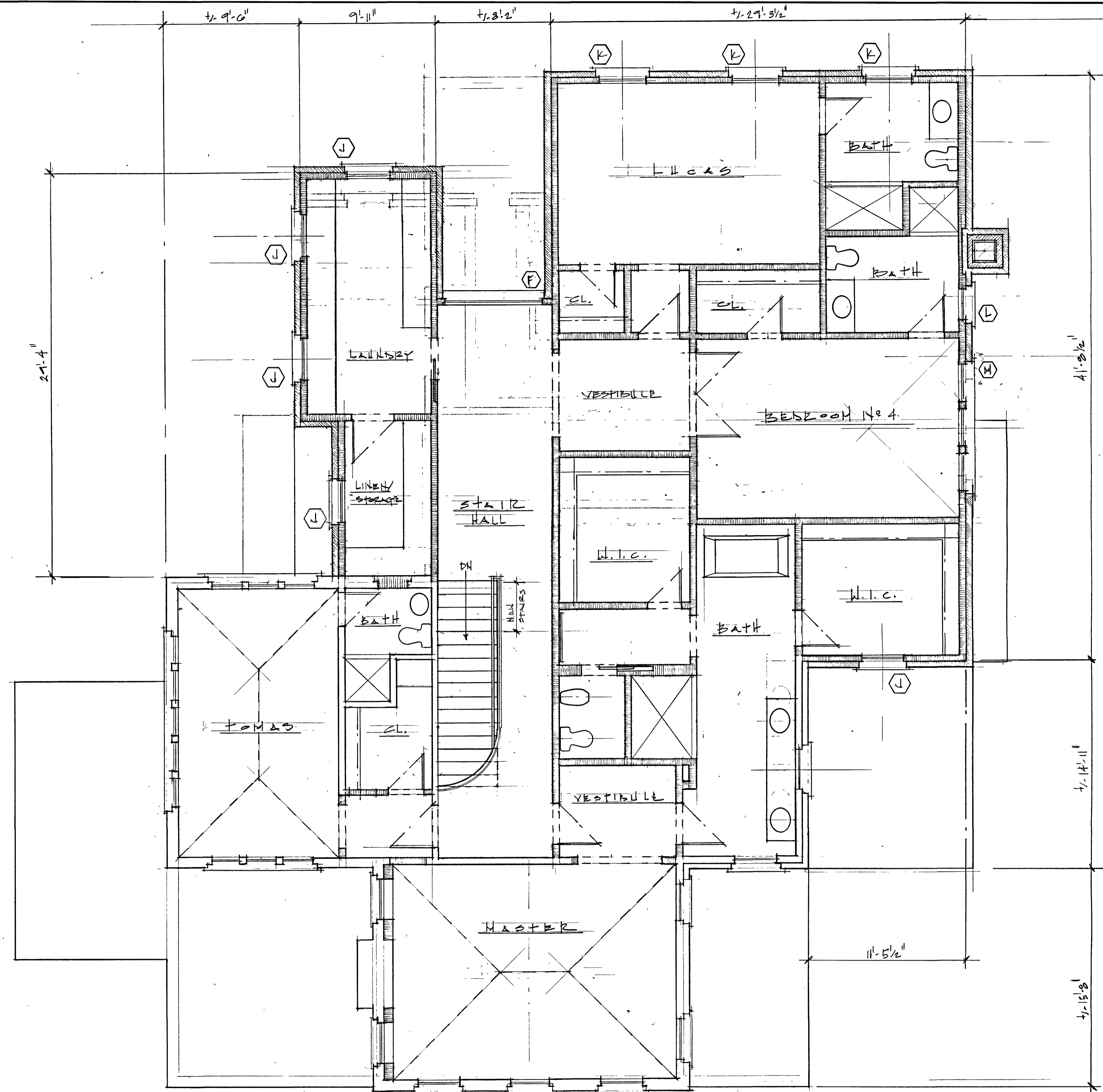
1156 Springdale Road NE • Atlanta • Georgia 30306

SCALE 1/4" = 1'-0"
DATE 21 DEC 2020
15 FEB 2021

APPROVED BY

DRAWN BY B.E.H.

A1.2



PROPOSED UPPER LEVEL FLOOR PLAN

EXISTING WALL TO REMAIN
 PROPOSED WALL

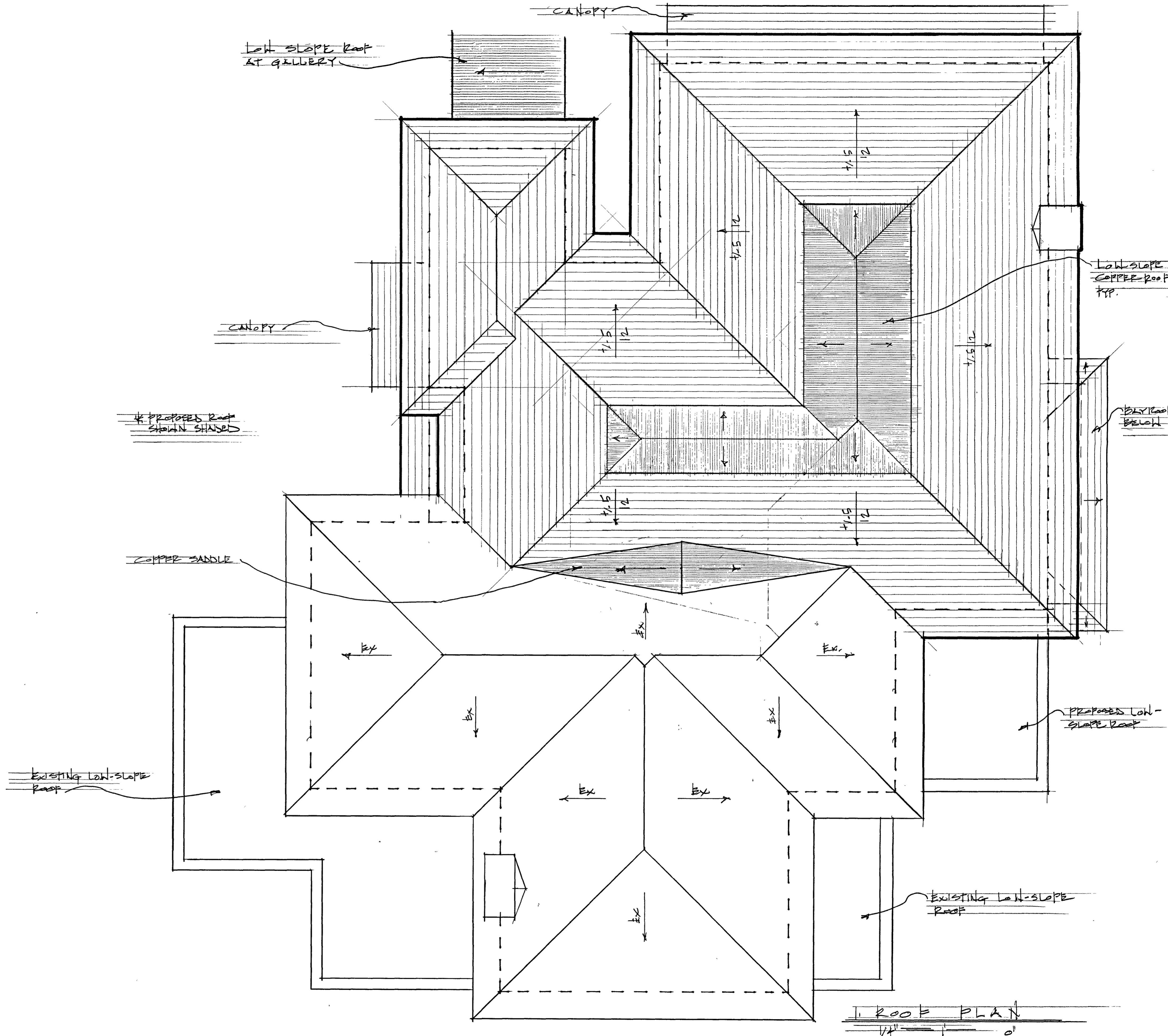
Note to Contractor:
 Any discrepancies, inconsistencies, or ambiguities found within the drawings, or between the drawing, specifications, and site conditions shall be immediately reported to the architect in writing. The architect will promptly correct the same in writing. Work done by the contractor after discovery of such discrepancies, inconsistencies or ambiguities shall be done at the contractor's risk.

This drawing is the property of Bradley E. Heppner Architecture, LLC and is not to be reproduced or copied in whole or in part, the dimensions of which are 24" x 36". It is only to be used for the project and site specifically identified herein and is not to be used on any other project without written permission from the architect. The contractor is responsible for verifying all field measurements, quantities, dimensions, and related field construction criteria.

Bradley E. Heppner
ARCHITECTURE
 Limited Liability Company
 574 Hascall Road
 Atlanta, GA 30309
 (404) 745-0339
 (404) 734-6667
 brad@bradleyheppner.com

Alterations and Addition to the
RIOBO-COLON RESIDENCE
 1156 Springdale Road NE • Atlanta • Georgia 30306

SCALE: 1/4" = 1'-0"	APPROVED BY:	DRAWN BY: B.E.H.
DATE: 21 DEC 2020		
15 FEB 2021		
		A1.3



Note to Contractor
 Any discrepancies, inconsistencies, or ambiguities found within the drawings, or between the drawing, specifications, and site conditions shall be immediately reported to the architect in writing. The architect will promptly correct the same in writing. Work done by the contractor after discovery of such discrepancies, inconsistencies or ambiguities shall be done at the contractor's risk.

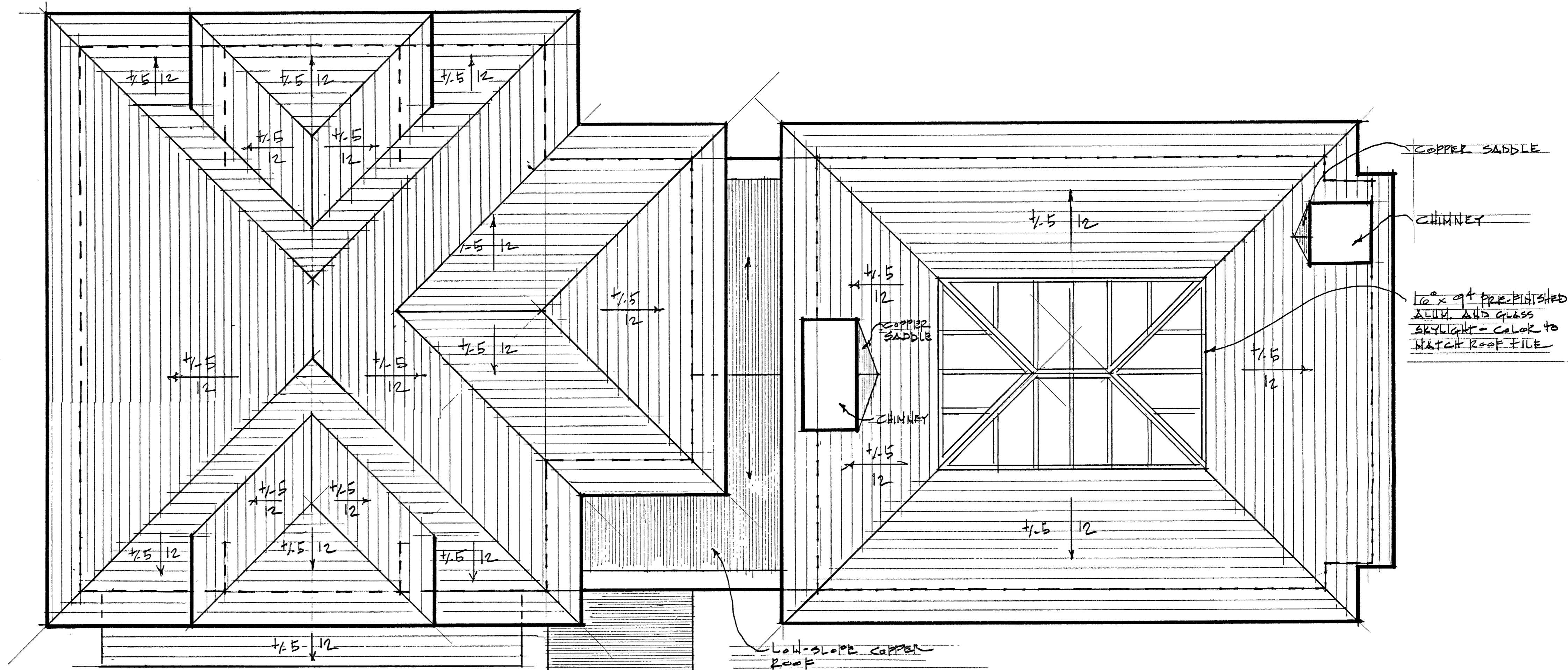
This drawing is the property of Bradley E. Heppner Architecture, LLC and is not to be reproduced or copied in whole or in part, the dimensions of which are 24" x 36". It is only to be used for the project and site specifically identified herein and is not to be used on any other project without written permission from the architect. The contractor is responsible for verifying all field measurements, quantities, dimensions, and related field construction criteria.

Bradley E. Heppner
ARCHITECTURE
 Limited Liability Company

574 Hascall Road
 Atlanta, GA 30309
 (404) 745-9339
 (404) 734-6887
 brad@bradleyheppner.com

Alterations and Addition to the
RIOBO-COLON RESIDENCE
 1156 Springdale Road NE • Atlanta • Georgia 30308

SCALE 1/4" = 1'-0"	APPROVED BY [Signature]	DRAWN BY B.E.H.
DATE 15 FEB 2021		
		A1.4



1. ROOF PLAN AT CARRIAGE HOUSE, PAVILION
 1/4" = 1'-0"

LOW-SLOPE ROOF AT GALLERY

Note to Contractor:
 Any discrepancies, inconsistencies, or ambiguities found within the drawings, or between the drawing, specifications, and site conditions shall be immediately reported to the architect in writing. The architect will promptly correct the same in writing. Work done by the contractor after discovery of such discrepancies, inconsistencies or ambiguities shall be done at the contractor's risk.

This drawing is the property of Bradley E. Heppner Architecture, LLC and is not to be reproduced or copied in whole or in part, the dimensions of which are 24" x 36". It is only to be used for the project and site specifically identified herein and is not to be used on any other project without written permission from the architect. The contractor is responsible for verifying all field measurements, quantities, dimensions, and related field construction criteria.

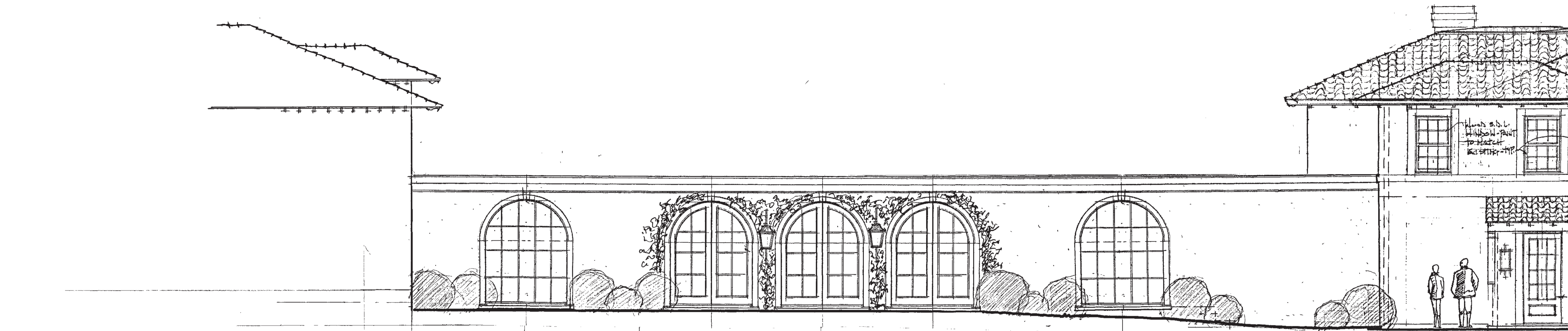
**Bradley E. Heppner
 ARCHITECTURE**
 Limited Liability Company

574 Hascall Road
 Atlanta, GA 30309
 (c) 404.745.0330
 (m) 404.734.6687
 brad@bradleyheppner.com

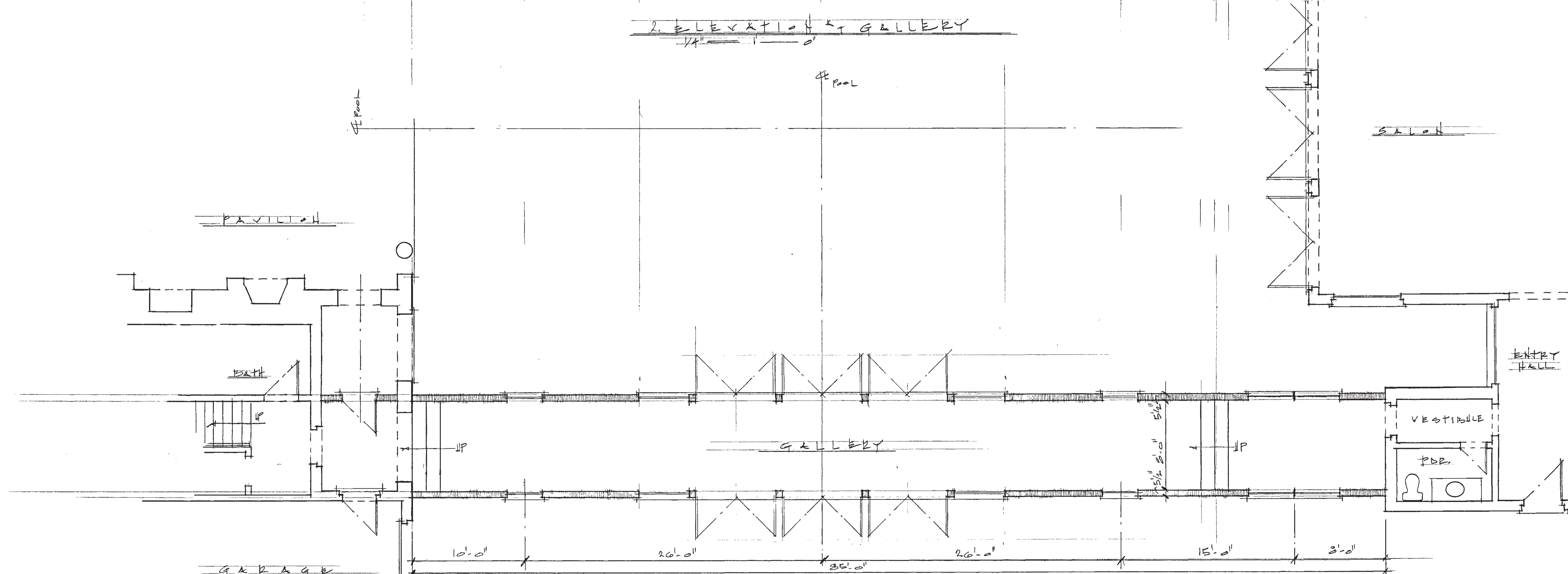
Alterations and Addition to the
RIOBO-COLON RESIDENCE

1156 Springdale Road NE • Atlanta • Georgia 30306

SCALE	As Noted	APPROVED BY	DRAWN BY
DATE	15 Feb 2021		B.E.H.
			A1.5



2. ELEVATION of GALLERY
1/4" = 1'-0"



1. PLAN of GALLERY
1/4" = 1'-0"

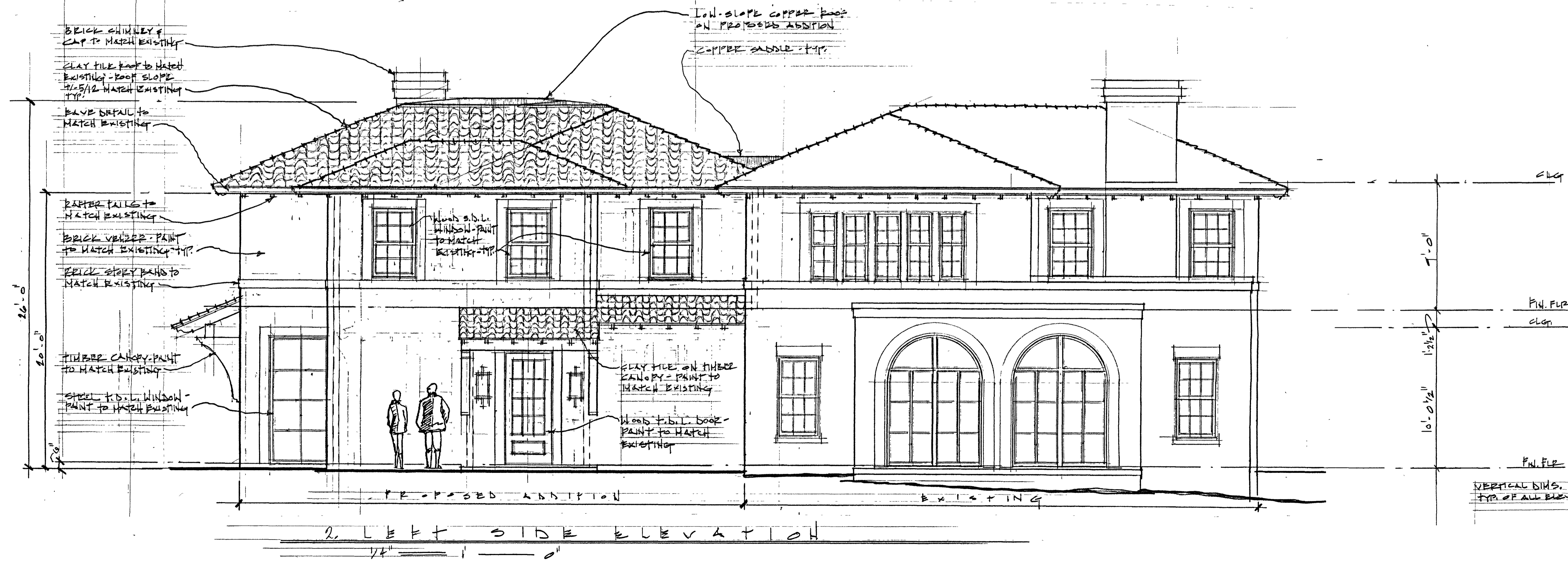
Note to Contractor.
Any discrepancies, inconsistencies, or ambiguities found within the drawings, or between the drawing, specifications, and site conditions shall be immediately reported to the architect in writing. The architect will promptly correct the same in writing. Work done by the contractor after discovery of such discrepancies, inconsistencies or ambiguities shall be done at the contractor's risk.

This drawing is the property of Bradley E. Heppner Architecture, LLC and is not to be reproduced or copied in whole or in part, the dimensions of which are 24" x 36". It is only to be used for the project and site specifically identified herein and is not to be used on any other project without written permission from the architect. The contractor is responsible for verifying all field measurements, quantities, dimensions, and related field construction criteria.

**Bradley E. Heppner
ARCHITECTURE**
Limited Liability Company
574 Hascall Road
Atlanta, GA 30309
brad@bradleyheppner.com
(404) 745-9339
(404) 745-6687

Alterations and Addition to the
RIOBO-COLON RESIDENCE
1168 Springdale Road NE • Atlanta • Georgia 30305

SCALE	APPROVED BY	DRAWN BY
DATE		
		A1.6



Note to Contractor:
Any discrepancies, inconsistencies, or ambiguities found within the drawings, or between the drawing, specifications, and site conditions shall be immediately reported to the architect in writing. The architect will promptly correct the same in writing. Work done by the contractor after discovery of such discrepancies, inconsistencies or ambiguities shall be done at the contractor's risk.

This drawing is the property of Bradley E. Heppner Architecture, LLC and is not to be reproduced or copied in whole or in part, the dimensions of which are 24" x 36". It is only to be used for the project and site specifically identified herein and is not to be used on any other project without written permission from the architect. The contractor is responsible for verifying all field measurements, quantities, dimensions, and related field construction criteria.

Bradley E. Heppner
ARCHITECTURE
Limited Liability Company

574 Hascall Road
Atlanta, GA 30309
brad@bradleyheppner.com

(404) 745-9339
(404) 734-6687

Alterations and Addition to the
RIOBO-COLON RESIDENCE

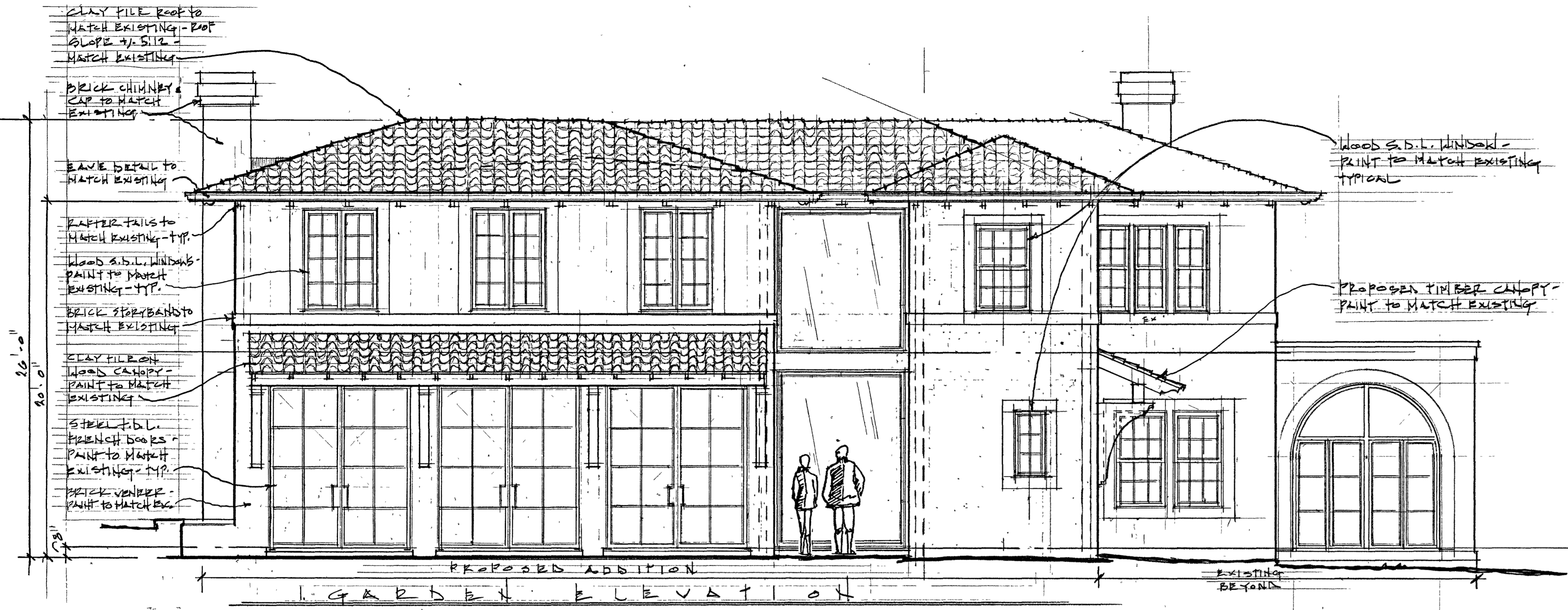
1156 Springdale Road NE • Atlanta • Georgia 30306

SCALE AS NOTED
DATE 15 FEB 2021

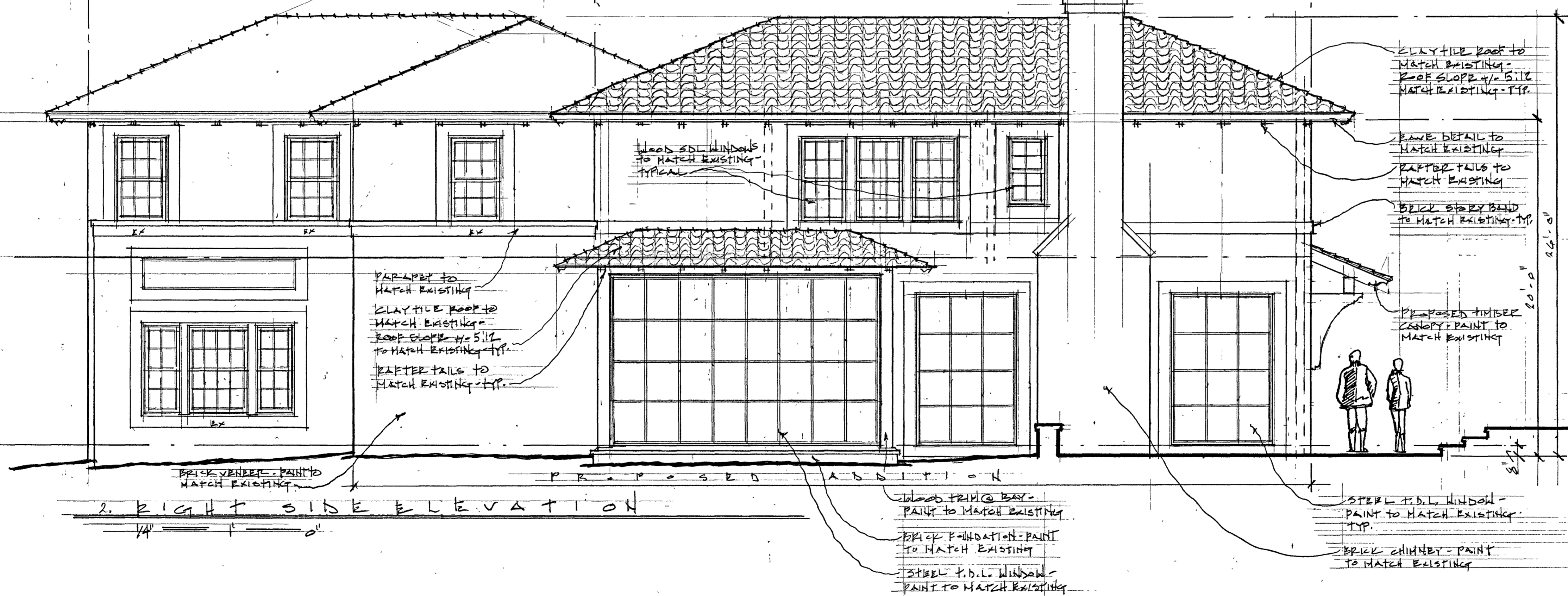
APPROVED BY

DRAWN BY B.E.H.

A2.1



1. GARDEN ELEVATION
 1/4" = 1'-0"
 1/2" = 1'-0"
 LIMITS OF PROPOSED TWO-STORY ADDITION



2. RIGHT SIDE ELEVATION
 1/4" = 1'-0"
 1/2" = 1'-0"
 PROPOSED ADDITION

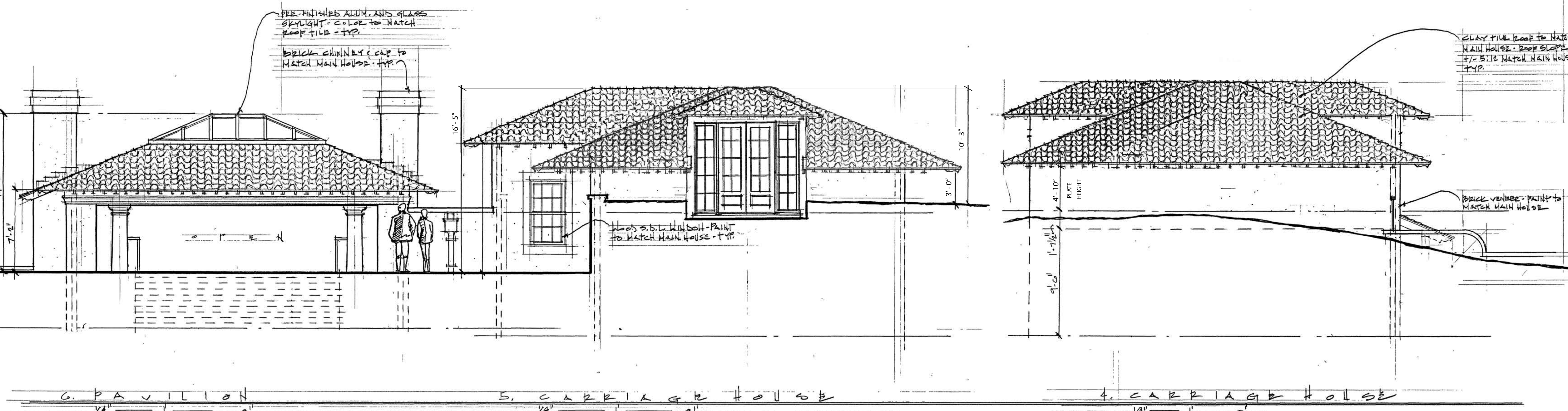
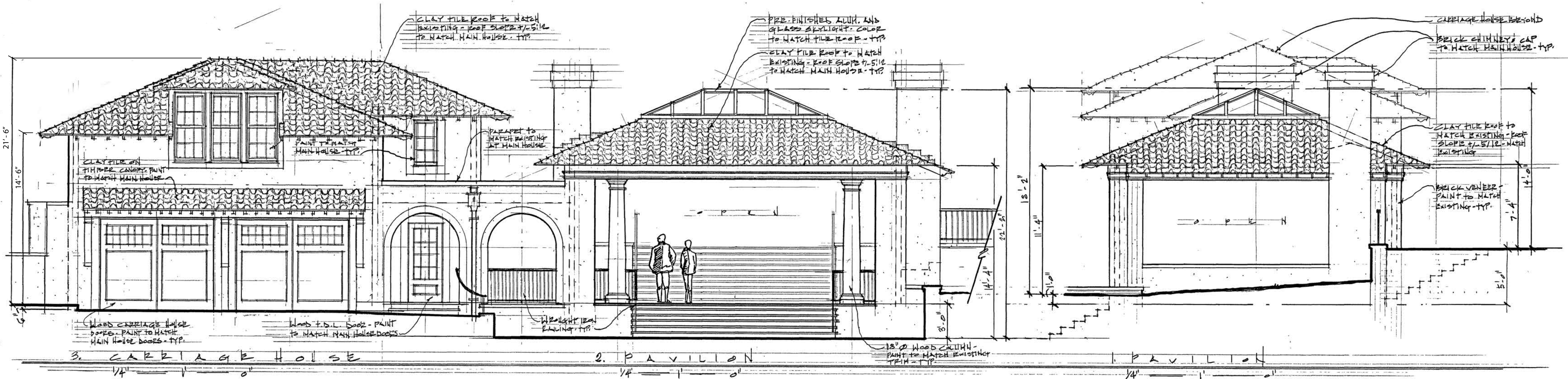
Note to Contractor:
 Any discrepancies, inconsistencies, or ambiguities found within the drawings, or between the drawing, specifications, and site conditions shall be immediately reported to the architect in writing. The architect will promptly correct the same in writing. Work done by the contractor after discovery of such discrepancies, inconsistencies or ambiguities shall be done at the contractor's risk.

This drawing is the property of Bradley E. Heppner Architecture, LLC and is not to be reproduced or copied in whole or in part, the dimensions of which are 24" x 36". It is only to be used for the project and site specifically identified herein and is not to be used on any other project without written permission from the architect. The contractor is responsible for verifying all field measurements, quantities, dimensions, and related field construction criteria.

Bradley E. Heppner ARCHITECTURE
 Limited Liability Company
 574 Hascall Road Atlanta, GA 30309 (404) 745-9339 (404) 734-6687
 brad@bradleyheppner.com

Alterations and Addition to the
RIOBO-COLON RESIDENCE
 1156 Springdale Road NE • Atlanta • Georgia 30306

SCALE: AS SHOWN	APPROVED BY:	DRAWN BY: B.E.H.
DATE: 15 FEB 2021		
		A2.2



Note to Contractor.
Any discrepancies, inconsistencies, or ambiguities found within the drawings, or between the drawing, specifications, and site conditions shall be immediately reported to the architect in writing. The architect will promptly correct the same in writing. Work done by the contractor after discovery of such discrepancies, inconsistencies or ambiguities shall be done at the contractor's risk.

This drawing is the property of Bradley E. Heppner Architecture, LLC and is not to be reproduced or copied in whole or in part, the dimensions of which are 24" x 36". It is only to be used for the project and site specifically identified herein and is not to be used on any other project without written permission from the architect. The contractor is responsible for verifying all field measurements, quantities, dimensions, and related field construction criteria.

Bradley E. Heppner
ARCHITECTURE
Limited Liability Company

574 Hascall Road
Atlanta, GA 30309
brad@bradleyheppner.com
(404) 474-8339
(m) 404-734-6867

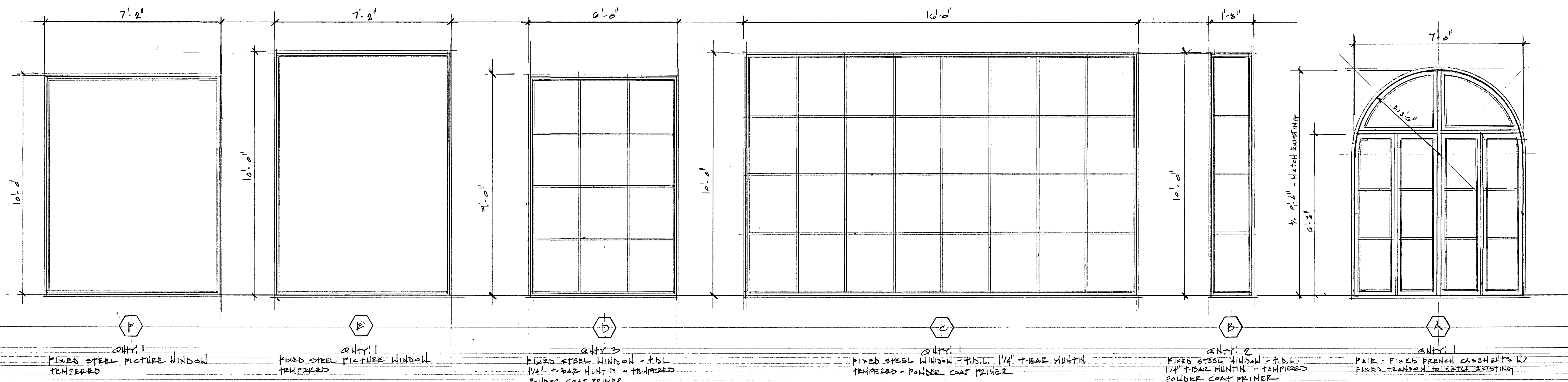
Alterations and Addition to the
RIOBO-COLON RESIDENCE

1156 Springdale Road NE • Atlanta • Georgia 30306

SCALE: AS NOTED
DATE: 15 FEB 2021

APPROVED BY:

DRAWN BY: B.B.H.



ENTY: 1
FIXED STEEL PICTURE WINDOW
TEMPERED

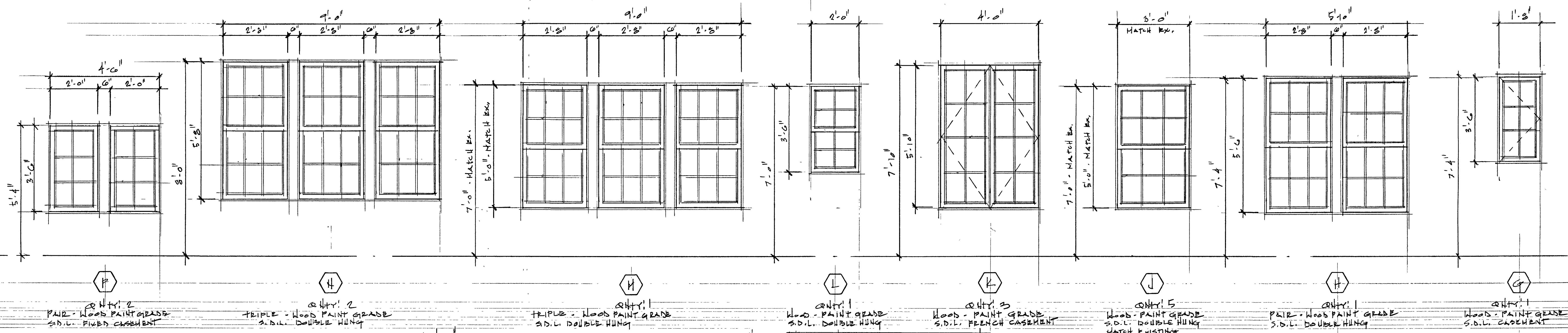
ENTY: 1
FIXED STEEL PICTURE WINDOW
TEMPERED

ENTY: 3
FIXED STEEL WINDOW - T.D.L.
1/4" T-BAR MUNTIN - TEMPERED
POWDER COAT PRIMER

ENTY: 1
FIXED STEEL WINDOW - T.D.L. 1/4" T-BAR MUNTIN
TEMPERED - POWDER COAT PRIMER

ENTY: 2
FIXED STEEL WINDOW - T.D.L.
1/4" T-BAR MUNTIN - TEMPERED
POWDER COAT PRIMER

ENTY: 1
PAIR - FIXED FRENCH CASHEMETS W/
FIXED TRANSOM TO MATCH EXISTING



ENTY: 2
PAIR - WOOD PAINT GRADE
S.D.L. FIXED CASHEMENT

ENTY: 2
TRIPLE - WOOD PAINT GRADE
S.D.L. DOUBLE HUNG

ENTY: 1
TRIPLE - WOOD PAINT GRADE
S.D.L. DOUBLE HUNG

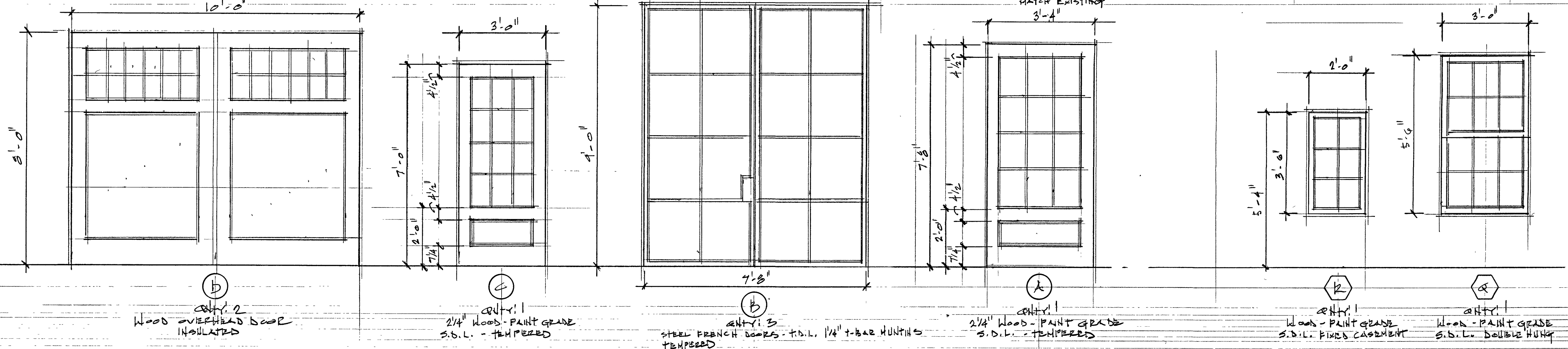
ENTY: 1
WOOD - PAINT GRADE
S.D.L. DOUBLE HUNG

ENTY: 3
WOOD - PAINT GRADE
S.D.L. FRENCH CASHEMENT

ENTY: 5
WOOD - PAINT GRADE
S.D.L. DOUBLE HUNG
MATCH EXISTING

ENTY: 1
PAIR - WOOD PAINT GRADE
S.D.L. DOUBLE HUNG

ENTY: 1
WOOD - PAINT GRADE
S.D.L. CASHEMENT



ENTY: 2
WOOD OVERHEAD DOOR
INSULATED

ENTY: 1
2 1/4" WOOD - PAINT GRADE
S.D.L. - TEMPERED

ENTY: 3
STEEL FRENCH DOORS - T.D.L. 1/4" T-BAR MUNTINS
TEMPERED

ENTY: 1
2 1/2" WOOD - PAINT GRADE
S.D.L. - TEMPERED

ENTY: 1
WOOD - PAINT GRADE
S.D.L. FIXED CASHEMENT

ENTY: 1
WOOD - PAINT GRADE
S.D.L. DOUBLE HUNG

Note to Contractor:
Any discrepancies, inconsistencies, or ambiguities found within the drawings, or between the drawing, specifications, and site conditions shall be immediately reported to the architect in writing. The architect will promptly correct the same in writing. Work done by the contractor after discovery of such discrepancies, inconsistencies or ambiguities shall be done at the contractor's risk.

This drawing is the property of Bradley E. Heppner Architecture, LLC and is not to be reproduced or copied in whole or in part, the dimensions of which are 24" x 36". It is only to be used for the project and site specifically identified herein and is not to be used on any other project without written permission from the architect. The contractor is responsible for verifying all field measurements, quantities, dimensions, and related field construction criteria.

Bradley E. Heppner
ARCHITECTURE
Limited Liability Company
574 Hecall Road
Atlanta, GA 30309
brad@bradleyheppner.com
(404) 745-9339
(m) 404-734-8887

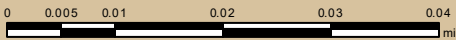
Alterations and Addition to the
RIOBO-COLON RESIDENCE
1156 Springdale Road NE • Atlanta • Georgia 30306

WINDOW & DOOR SCHEDULE		APPROVED BY	DRAWN BY
SCALE	1/8" = 1'-0"		B.E.H.
DATE	15 FEB 2021		

A5.1



1156 Springdale Road Aerial Close



Date Printed: 6/16/2021

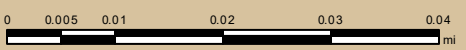


DeKalb County GIS Disclaimer

The maps and data, contained on DeKalb County's Geographic Information System (GIS) are subject to constant change. While DeKalb County strives to provide accurate and up-to-date information, the information is provided "as is" without warranty, representation or guarantee of any kind as to the content, sequence, accuracy, timeliness or completeness of any of the database information provided herein. DeKalb County explicitly disclaims all representations and warranties, including, without limitation, the implied warranties of merchantability and fitness for a particular purpose. In no event shall DeKalb County be liable for any special, indirect, or consequential damages whatsoever resulting from loss of use, data, or profits, whether in an action of contract, negligence, or other actions, arising out of or in connection with the use of the maps and/or data herein provided. The maps and data are for illustration purposes only and should not be relied upon for any reason. The maps and data are not suitable for site-specific decision-making nor should it be construed or used as a legal description. The areas depicted by maps and data are approximate, and are not necessarily accurate to surveying or engineering standards.



1156 Springdale Road Aerial

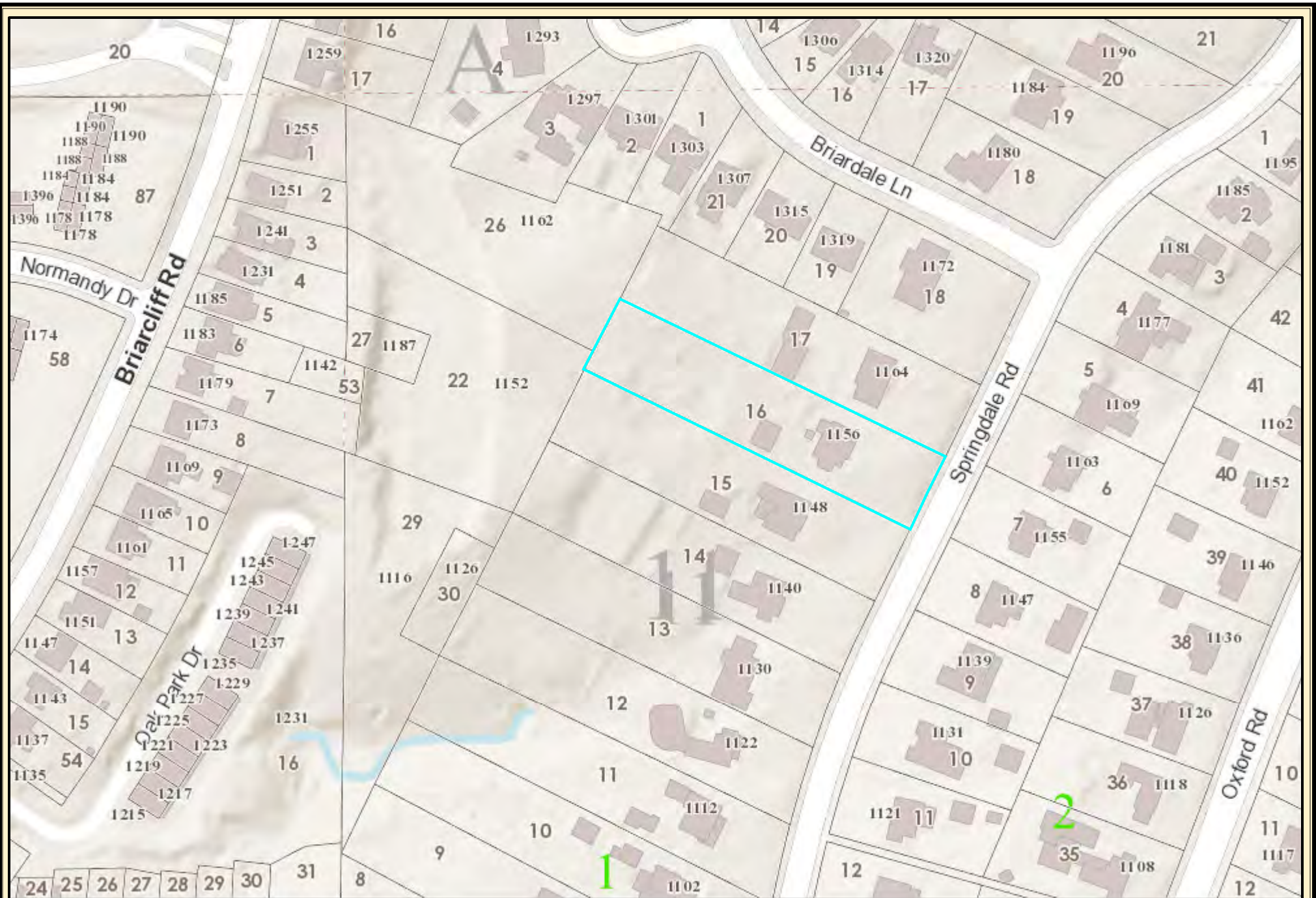


Date Printed: 6/16/2021

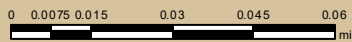


DeKalb County GIS Disclaimer

The maps and data, contained on DeKalb County's Geographic Information System (GIS) are subject to constant change. While DeKalb County strives to provide accurate and up-to-date information, the information is provided "as is" without warranty, representation or guarantee of any kind as to the content, sequence, accuracy, timeliness or completeness of any of the database information provided herein. DeKalb County explicitly disclaims all representations and warranties, including, without limitation, the implied warranties of merchantability and fitness for a particular purpose. In no event shall DeKalb County be liable for any special, indirect, or consequential damages whatsoever resulting from loss of use, data, or profits, whether in an action of contract, negligence, or other actions, arising out of or in connection with the use of the maps and/or data herein provided. The maps and data are for illustration purposes only and should not be relied upon for any reason. The maps and data are not suitable for site-specific decision-making nor should it be construed or used as a legal description. The areas depicted by maps and data are approximate, and are not necessarily accurate to surveying or engineering standards.



1156 Springdale Road



Date Printed: 6/16/2021



DeKalb County GIS Disclaimer

The maps and data, contained on DeKalb County's Geographic Information System (GIS) are subject to constant change. While DeKalb County strives to provide accurate and up-to-date information, the information is provided "as is" without warranty, representation or guarantee of any kind as to the content, sequence, accuracy, timeliness or completeness of any of the database information provided herein. DeKalb County explicitly disclaims all representations and warranties, including, without limitation, the implied warranties of merchantability and fitness for a particular purpose. In no event shall DeKalb County be liable for any special, indirect, or consequential damages whatsoever resulting from loss of use, data, or profits, whether in an action of contract, negligence, or other actions, arising out of or in connection with the use of the maps and/or data herein provided. The maps and data are for illustration purposes only and should not be relied upon for any reason. The maps and data are not suitable for site-specific decision-making nor should it be construed or used as a legal description. The areas depicted by maps and data are approximate, and are not necessarily accurate to surveying or engineering standards.