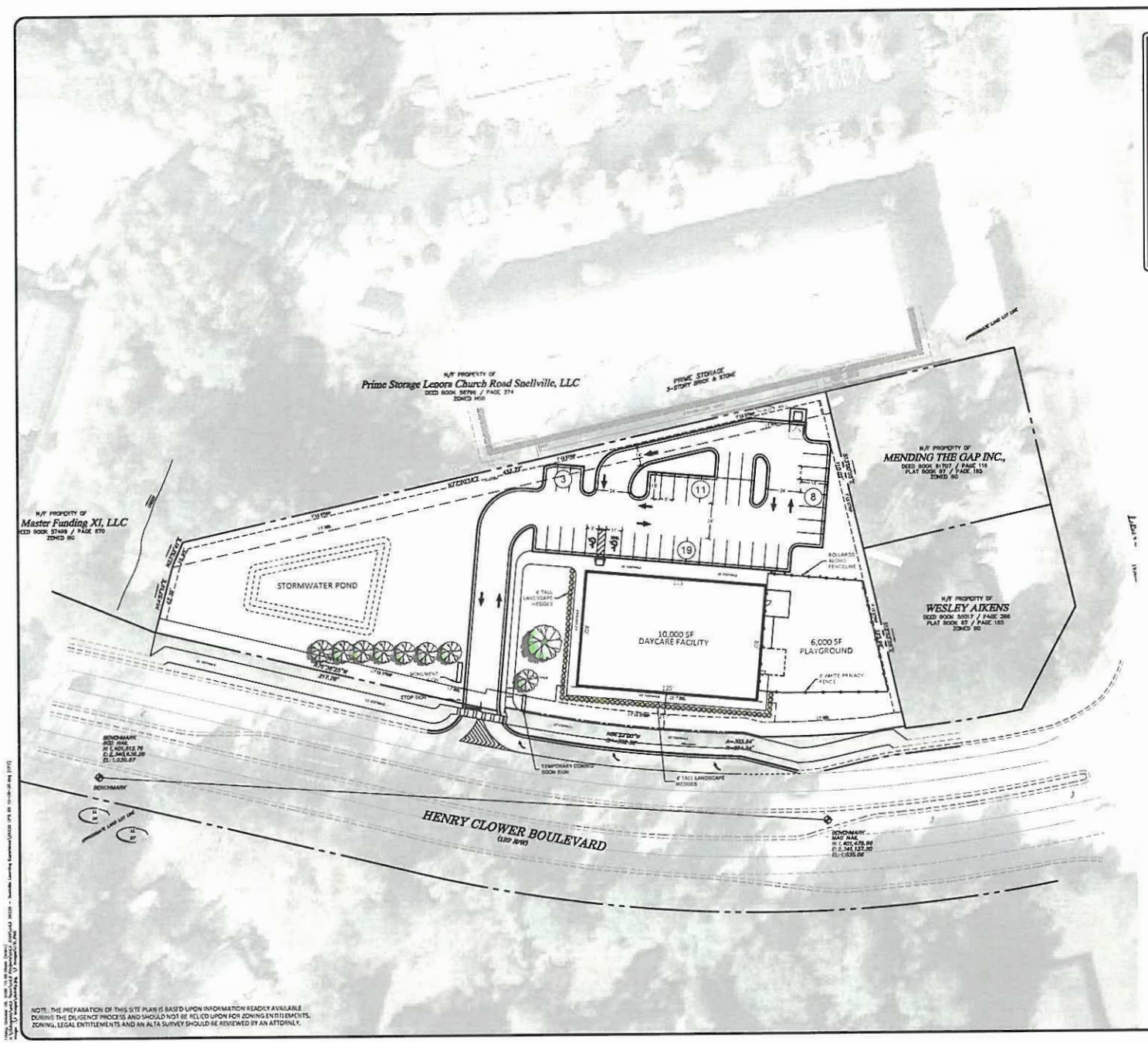
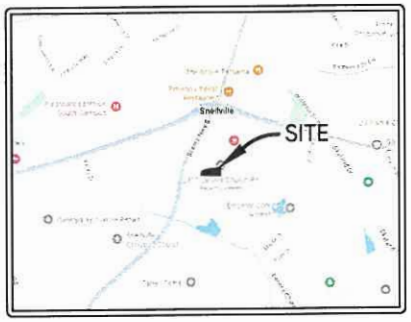




VICINITY MAP

N

Level 1	Existing/Req'	Proposed
Zoning	BG	-
Use Allowed	Yes	-
Use Specific Req'		-
Flood Zone	Zone X	-
National Wetlands Inventory		
Overlay District	TCO	-
The Learning Experience		10,000 SF
Total Site Area	-	1.79 AC
Building Setbacks	-	-
Major	0 FT min/10 FT max	24 FT
Minor		
Side	-	
Rear	15 FT	
Landscape Strips	-	-
Major	10FT	
Rear	5 FT	
Side		
Land Use Buffers		
Environmental Buffers		

Level 2	Existing/Req'	Proposed
Parking Ratio		
Parking Spaces		41
Parking Size		18' X 9'
Compact Parking %	25% allowed	5%
Loading Space		
LS - Open Space %		
Minimum Lot Size		
Minimum Frontage		
Adjacent Zoning North		-
Adjacent Zoning South		-
Adjacent Zoning East		-
Adjacent Zoning West		-
Water Sewer Proximity		-
Overlay Requirements		

SCALE: 1" = 30'

NOTE: THE PREPARATION OF THIS SITE PLAN IS BASED UPON INFORMATION READILY AVAILABLE DURING THE DILIGENCE PROCESS AND SHOULD NOT BE RELIED UPON FOR ZONING ENTITLEMENTS. ZONING, LEGAL ENTITLEMENTS AND AN ALTA SURVEY SHOULD BE REVIEWED BY AN ATTORNEY.

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PRELIMINARY

09-26

PRELIMINARY SITE PLAN

SNELLVILLE LEARNING EXPERIENCE
PARCEL: 5026 292 HENRY CLOWER BLVD
SNELLVILLE, GA, 30078

CP3

26229

OCTOBER 09, 2026

REVISIONS