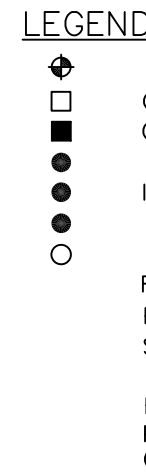


THIS BLOCK IS RESERVED FOR THE CLERK OF SUPERIOR COURT

VICINITY MAP NOT TO SCALE

- NOTES:**
- THIS SUBDIVISION CREATES 40 LOTS.
 - TOTAL AREA: 13.527 ACRES; 589,238 SQUARE FEET.
 - PARENT PARCEL IDENTIFICATION NUMBER: 2-1016-02-061
 - THIS PROPERTY IS CURRENTLY ZONED PUD.
 - LOTS TO BE SERVED BY CITY OF SAVANNAH WATER AND SANITARY SEWER SYSTEMS.
 - THE HORIZONTAL DATUM OF THIS PLAN IS BASED ON GRID NORTH, GEORGIA STATE PLANE, EAST ZONE, NAD 83(12).
 - BASED ON MY OBSERVATION THIS PROPERTY IS LOCATED IN ZONE X, NOT A SPECIAL FLOOD HAZARD AREA AS DETERMINED BY FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FLOOD INSURANCE RATE MAP NUMBER 1305100017G, EFFECTIVE DATE: JULY 7, 2015.
 - ALL STRUCTURES SHALL BE ORIENTED TOWARD THE MOST RESTRICTIVE BUILDING SETBACK LINE.
 - ALL DRAINAGE AND ACCESS EASEMENTS ARE PRIVATE AND SHALL BE MAINTAINED BY THE SAVANNAH HIGHLANDS HOME OWNERS ASSOCIATION UNLESS OTHERWISE NOTED HEREON.
 - ALL BUILDING SETBACKS ARE TO CONFORM TO LOCAL ZONING ORDINANCES.
 - THIS PROPERTY IS SUBJECT TO ANY AND ALL EASEMENTS, COVENANTS, OR RESTRICTIONS EITHER RECORDED OR UNRECORDED.
 - THE BUILDING PERMIT APPLICANT FOR ALL LOTS SHALL BE REQUIRED TO INSTALL A SIDEWALK ALONG THE ENTIRE WIDTH OF THEIR LOT ON THE ADJUTING STREET PRIOR TO ISSUANCE OF A CERTIFICATE OF OCCUPANCY PERMIT.
 - THE DEVELOPER SHALL INSTALL SIDEWALKS ON THE PORTIONS OF ALL STREETS ADJUTING ALL PROPERTIES OTHER THAN SINGLE FAMILY LOTS IN ACCORDANCE WITH THE SAVANNAH SUBDIVISION REGULATIONS.
 - ALL DRAINAGE EASEMENTS ARE TO BE MAINTAINED BY THE SAVANNAH HIGHLANDS HOME OWNERS ASSOCIATION AND SHALL NOT BECOME THE RESPONSIBILITY OF THE CITY OF SAVANNAH.
 - ALL STREETS, RIGHTS-OF-WAY, EASEMENTS, AND ANY SITES FOR PUBLIC USE AS NOTED ON THIS PLAN ARE HEREBY DEDICATED FOR THE USE INTENDED.



BENCH MARK
4"x4" CONCRETE SET CONCRETE MONUMENT FOUND
1" IRON PIPE FOUND WITH CAP
1" IRON PIPE FOUND WITH CAP LEANING
1/2" IRON ROD FOUND
1" IRON PIPE SET
RIGHT-OF-WAY
PLAT RECORD BOOK
SUBDIVISION MAP BOOK
PARCEL IDENTIFICATION NUMBER
BUILDING SETBACK LINE
POINT OF REFERENCE
CITY OF SAVANNAH

OWNER: SHDC, LLC
MIKE JONES

DATE

LOT #	ACRE	SF	ADDRESS	FFE	OFE
21	0.182	7,943	83 TELFORD STREET	26.1'	25.6'
22	0.194	8,455	85 TELFORD STREET	25.8'	25.3'
23	0.165	7,196	87 TELFORD STREET	26.0'	25.5'
24	0.200	8,695	89 TELFORD STREET	26.4'	25.9'
25	0.210	9,145	91 TELFORD STREET	26.6'	26.1'
26	0.223	9,711	93 TELFORD STREET	26.6'	26.1'
97	0.188	8,211	10 BUXTON AVENUE	25.4'	24.9'
98	0.152	6,600	8 BUXTON AVENUE	25.4'	24.9'
99	0.177	7,700	6 BUXTON AVENUE	25.1'	24.6'
100	0.152	6,600	4 BUXTON AVENUE	25.4'	24.9'
101	0.204	8,884	2 BUXTON AVENUE	25.4'	24.9'
102	0.193	8,396	1 BUXTON AVENUE	26.5'	26.0'
103	0.152	6,600	3 BUXTON AVENUE	26.5'	26.0'
104	0.189	8,250	5 BUXTON AVENUE	26.0'	25.5'
105	0.164	7,150	7 BUXTON AVENUE	26.2'	25.7'
106	0.186	8,093	9 BUXTON AVENUE	26.2'	25.7'
107	0.191	8,301	82 GRIMSBY ROAD	26.4'	25.9'
108	0.192	8,353	80 TELFORD STREET	26.7'	26.2'
220	0.187	8,160	119 GRIMSBY ROAD	22.6'	22.1'
221	0.186	8,094	121 GRIMSBY ROAD	22.8'	22.3'
222	0.156	6,777	123 GRIMSBY ROAD	23.4'	22.9'
223	0.186	8,107	125 GRIMSBY ROAD	23.8'	22.3'
224	0.171	7,436	127 GRIMSBY ROAD	24.0'	23.5'
225	0.163	7,108	129 GRIMSBY ROAD	25.0'	25.5'
226	0.177	7,700	131 GRIMSBY ROAD	25.1'	24.6'
227	0.152	6,600	133 GRIMSBY ROAD	25.4'	24.9'
228	0.152	6,600	135 GRIMSBY ROAD	25.4'	24.9'
229	0.177	7,700	137 GRIMSBY ROAD	25.5'	25.0'
230	0.188	8,170	139 GRIMSBY ROAD	26.0'	25.5'
231	0.166	7,216	141 GRIMSBY ROAD	26.0'	25.5'
232	0.212	9,218	143 GRIMSBY ROAD	26.0'	25.5'
235	0.197	8,597	118 GRIMSBY ROAD	22.8'	22.3'
236	0.152	6,600	120 GRIMSBY ROAD	23.1'	22.6'
237	0.187	8,167	122 GRIMSBY ROAD	23.5'	23.0'
238	0.176	7,647	124 GRIMSBY ROAD	23.7'	23.2'
239	0.205	8,909	126 GRIMSBY ROAD	24.4'	23.9'
240	0.177	7,700	128 GRIMSBY ROAD	25.4'	24.9'
241	0.152	6,600	130 GRIMSBY ROAD	25.8'	25.3'
242	0.189	8,250	132 GRIMSBY ROAD	25.9'	25.4'
243	0.202	8,800	134 GRIMSBY ROAD	26.3'	25.8'

LINE #	LENGTH	DIRECTION
L1	69.51'	S64°24'34"W
L2	41.15'	N7°37'36"E
L3	41.15'	N11°46'42"E
L4	40.27'	N15°51'23"E
L5	40.27'	N19°54'41"E
L6	32.33'	N23°30'25"E
L7	65.93'	N24°34'39"E
L8	33.56'	N21°20'19"E
L9	26.98'	N12°18'10"E
L10	26.98'	N4°31'49"E
L11	56.28'	N4°09'08"W
L12	33.30'	N8°47'14"W
L13	27.74'	N16°35'21"W
L14	27.77'	N22°36'57"W
L15	76.31'	N22°47'32"W
L16	22.48'	N22°47'32"W
L17	60.00'	N67°06'37"E
L18	60.00'	N80°42'56"E
L19	60.15'	S76°19'33"W
L20	65.00'	S9°37'28"E
L21	38.65'	S10°55'29"E
L22	38.65'	S13°19'56"E
L23	33.06'	S15°33'55"E
L24	33.06'	S17°37'27"E
L25	37.92'	S19°50'05"E
L26	35.77'	S21°08'00"E
L27	60.00'	S21°08'12"E
L28	73.91'	S20°31'43"E
L29	63.10'	S16°28'02"E
L30	46.06'	S12°41'56"E
L31	78.55'	N24°34'39"E
L32	65.51'	S23°06'36"E
L33	56.49'	S9°37'24"E
L34	60.73'	N9°37'24"W
L35	48.73'	N23°06'36"W
L36	78.55'	S24°34'39"W
L37	44.88'	N21°53'31"E
L38	60.00'	N24°34'39"E
L39	41.25'	N23°00'00"E
L40	41.25'	N18°04'02"E
L41	39.13'	N13°11'21"E
L42	39.13'	N8°21'27"E
L43	44.99'	N31°35'56"E
L44	46.36'	N2°25'48"W
L45	75.14'	S14°04'31"E
L46	75.00'	S9°43'52"E

CURVE #	LENGTH	RADIUS	DELTA	TANGENT	CHORD BEARING	CHORD LENGTH
C1	23.83'	460.00'	2°58'05"	11.92'	N3°57'36"E	23.83'
C2	18.19'	820.00'	1°16'16"	9.10'	N10°31'26"W	18.19'
C3	61.14'	760.00'	4°36'34"	30.59'	S12°14'27"E	61.13'
C4	66.43'	460.00'	8°16'27"	33.27'	N9°34'52"E	66.37'
C5	66.94'	460.00'	8°20'18"	33.53'	N17°53'14"E	66.88'
C6	20.24'	460.00'	2°31'16"	10.12'	N23°19'01"E	20.24'
C7	153.61'	460.00'	19°08'00"	77.53'	N15°00'39"E	152.90'
C8	39.79'	300.00'	7°35'58"	19.92'	N20°46'40"E	39.76'
C9	80.94'	300.00'	15°27'28"	40.72'	N9°14'56"E	80.69'
C10	32.50'	300.00'	6°12'27"	16.27'	N1°35'01"W	32.49'
C11	153.23'	300.00'	29°15'53"	78.33'	N9°56'42"E	151.57'
C12	44.99'	300.00'	8°11'02"	22.53'	N8°46'46"W	44.95'
C13	54.54'	315.00'	9°55'16"	27.34'	N17°49'54"W	54.48'
C14	99.54'	315.00'	18°06'17"	50.19'	N13°44'23"W	99.12'
C15	28.75'	200.00'	8°22'08"	17.50'	S6°35'36"E	28.34'

CURVE #	LENGTH	RADIUS	DELTA	TANGENT	CHORD BEARING	CHORD LENGTH
C16	32.20'	200.00'	9°21'40"	20.80'	N28°43'15"E	28.83'
C17	89.27'	820.00'	6°14'16"	44.68'	N14°16'42"W	89.23'
C18	80.00'	760.00'	6°01'53"	40.04'	S17°33'38"E	79.97'
C19	33.61'	760.00'	2°32'01"	16.81'	S21°50'35"E	33.61'
C20	113.60'	760.00'	8°33'52"	56.91'	S18°49'40"E	113.50'
C21	42.31'	750.00'	3°13'56"	21.16'	S21°29'38"E	42.30'
C22	58.07'	750.00'	4°26'11"	29.05'	S17°39'34"E	58.06'
C23	67.76'	750.00'	5°10'34"	33.90'	S12°51'12"E	67.73'
C24	8.40'	750.00'	0°38'30"	4.20'	S9°56'39"E	8.40'
C25	176.54'	750.00'	13°29'12"	88.68'	S16°22'00"E	176.13'
C26	16.02'	690.00'	1°19'50"	8.01'	N10°17'19"W	16.02'
C27	75.18'	690.00'	6°14'34"	37.63'	N14°04'31"W	75.14'
C28	26.45'	690.00'	2°11'48"	13.23'	N18°17'42"W	26.45'
C29	44.76'	690.00'	3°43'01"	22.39'	N21°15'06"W	44.75'
C30	162.42'	690.00'	13°29'12"	81.59'	N16°22'00"W	162.04'
C31	28.64'	200.00'	8°20'30"	17.40'	N6°40'08"W	28.26'

SURVEY DATE: 1/26/2016
EQUIPMENT USED: ELECTRONIC TOTAL STATION
ANGULAR ERROR PER "A" = 02"
ADJUSTED BY COMPASS RULE:
PLAT ERROR OF CLOSURE: 1/306,683
FIELD ERROR OF CLOSURE: 1/78,843

REFERENCE:
1. SUBDIVISION MAP BOOK 385, PAGES 46A-C.
2. PLAT BOOK 50, PAGES 99-101.
3. PLAT RECORD BOOK 329, PAGE 14.
4. SUBDIVISION MAP BOOK 345, PAGES 56A-C.
5. PLAT BOOK 50, PAGE 726.

CURVE #	LENGTH	RADIUS	DELTA	TANGENT	CHORD BEARING	CHORD LENGTH
C32	31.08'	200.00'	8°02'17"	19.67'	S30°19'11"W	28.05'
C33	62.26'	375.00'	9°30'43"	31.20'	S9°28'36"E	62.18'
C34	64.93'	360.00'	10°20'02"	32.55'	S0°28'46"W	64.84'
C35	61.14'	360.00'	9°43'50"	30.64'	S10°30'42"W	61.07'
C36	57.81'	360.00'	9°12'01"	28.97'	S19°58'38"W	57.75'
C37	183.88'	360.00'	29°15'53"	93.99'	S9°56'42"W	181.88'
C38	100.63'	400.00'	14°24'50"	50.58'	S17°22'14"W	100.36'
C39	20.93'	400.00'	2°59'52"	10.47'	S8°39'52"W	20.93'
C40	121.56'	400.00'	17°24'43"	61.25'	S15°52'17"W	121.09'
C41	40.78'	25.00'	93°28'17"	26.56'	N51°43'19"W	36.41'
C42	84.82'	400.00'	12°08'58"	42.57'	N1°05'04"E	84.66'

SURVEYORS CERTIFICATION

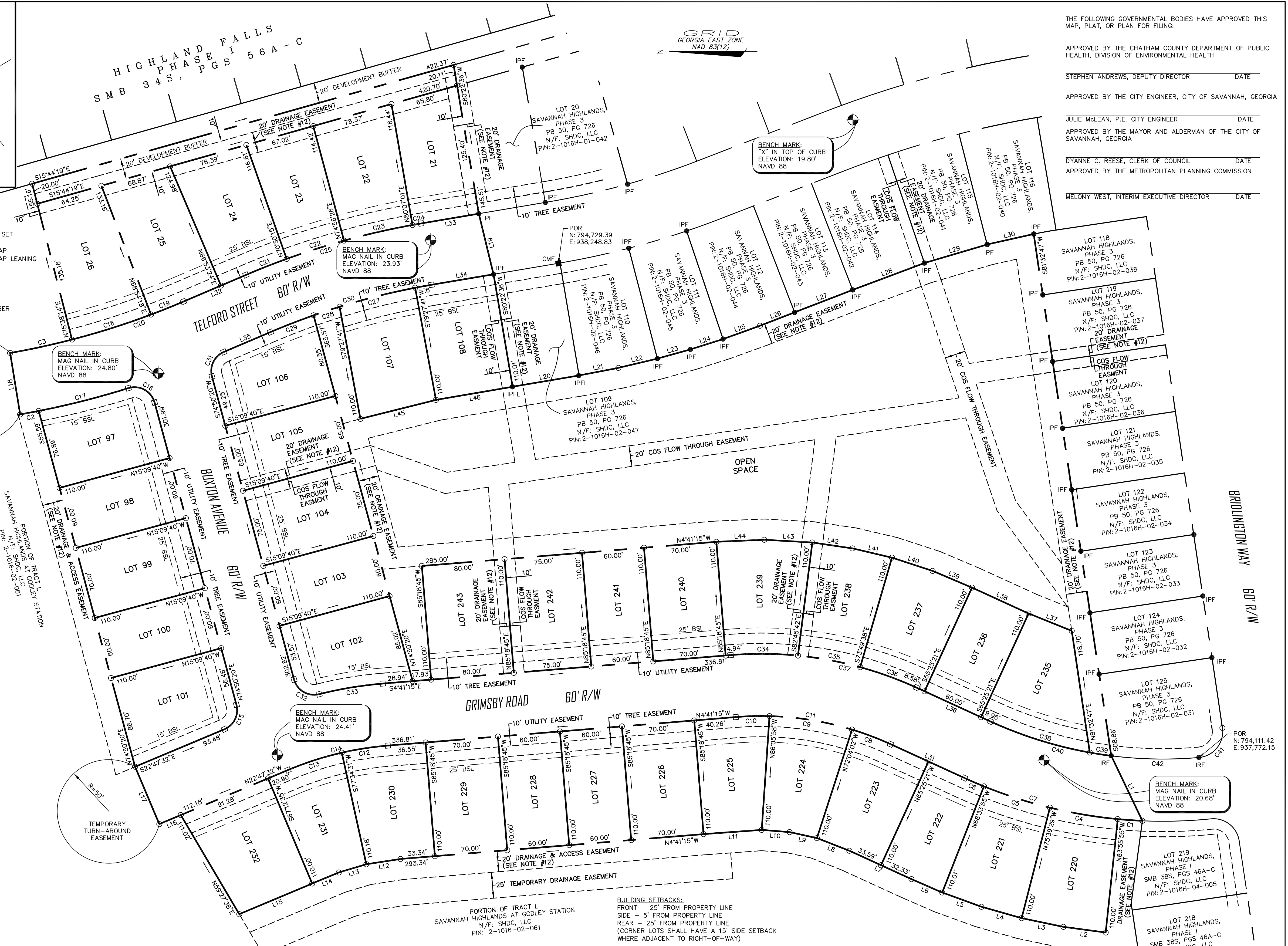
AS REQUIRED BY SUBSECTION (D) OF O.C.G.A. SECTION 15-6-67, THIS PLAN HAS BEEN PREPARED BY A LAND SURVEYOR AND APPROVED BY ALL APPLICABLE LOCAL JURISDICTIONS FOR RECORDING AS EVIDENCED BY APPROVAL CERTIFICATES, SIGNATURES, STAMPS, OR STATEMENTS HEREON. SUCH APPROVALS OR AFFIRMATIONS SHOULD BE CONFIRMED WITH THE APPROPRIATE GOVERNMENTAL BODIES BY ANY PURCHASER OR USER OF THIS PLAN AS TO INTENDED USE OF ANY PARCEL. FURTHERMORE, THE UNDERSIGNED LAND SURVEYOR CERTIFIES THAT THIS PLAN COMPLES WITH THE MINIMUM TECHNICAL STANDARDS FOR PROFESSIONALS IN GEORGIA AS SET FORTH IN THE RULES AND REGULATIONS OF THE GEORGIA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND AS SET FORTH IN O.C.G.A. SECTION 15-6-67.

TERRY MACK COLEMAN
GA REG. LAND SURVEYOR NO. 2486
COLEMAN COMPANY, INC.
CERTIFICATE OF AUTHORIZATION: LSF 1167

DRAFT

DATE: 1/25/2018
SCALE: 1"=50'
JOB #: 16-362
DRAWN BY: JPA
CHECKED BY:

SHEET 1/1
GRAPHIC SCALE: 1"=50'



SAVANNAH HIGHLANDS, PHASE 5
A MAJOR SUBDIVISION OF A PORTION OF THE REMAINING PORTION OF TRACT L & RECOMBINATION WITH COMMON AREA, PHASE 2A, THE HIGHLANDS AT GODLEY STATION, 8TH G.M. DISTRICT, CITY OF SAVANNAH, CHATHAM COUNTY, GEORGIA
PREPARED FOR: SHDC, LLC

MAJOR SUBDIVISION

DATE: 1/25/2018
SCALE: 1"=50'
JOB #: 16-362
DRAWN BY: JPA
CHECKED BY:

THE FOLLOWING GOVERNMENTAL BODIES HAVE APPROVED THIS MAP, PLAN, OR PLAN FOR FILING:

APPROVED BY THE CHATHAM COUNTY DEPARTMENT OF PUBLIC HEALTH, DIVISION OF ENVIRONMENTAL HEALTH

STEPHEN ANDREWS, DEPUTY DIRECTOR DATE _____

APPROVED BY THE CITY ENGINEER, CITY OF SAVANNAH, GEORGIA

JULIE McLEAN, P.E. CITY ENGINEER DATE _____

APPROVED BY THE MAYOR AND ALDERMAN OF THE CITY OF SAVANNAH, GEORGIA

DYANNE C. REESE, CLERK OF COUNCIL DATE _____

APPROVED BY THE METROPOLITAN PLANNING COMMISSION

MELONY WEST, INTERIM EXECUTIVE DIRECTOR DATE _____

COLEMAN COMPANY, INC.
17 PARK OF COMMERCE SUITE 201
SAVANNAH, GA 31405
(912) 200-3041 (F) 912-200-3056