

**LEGEND**

- OPEN SPACE
- SIDEWALK
- WETLANDS
- BUFFER
- PONDS
- LOTS
- ROADS

LOCATION: LITTLE NECK ROAD CITY OF SAVANNAH, GA		
EXISTING PARCEL ACREAGE	± 757 AC	*ACREAGES INCLUDE PHASE 1*
PIN # (2-1024-01-001, 2-1024-01-009)		
DISTURBED ACREAGE - ANTICIPATED TOTAL LIMITS	484 AC EST	
ZONING DISTRICT - PUD - (PLANNED UNIT DEVELOPMENT)		
PROPOSED LAND USE - SINGLE FAMILY RESIDENTIAL		
TOTAL LAND ACREAGE	757 AC	
LOTS (1450)	186.2 AC (24.6%)	
UNIT DENSITY	1.92 LOTS PER AC	
STREETS, PARKING LOTS, DRIVES, SIDEWALKS	41.0 AC (5.4%)	
OPEN SPACE	352.14 AC (46.5%)	
GREENSPACE - 207.21 AC, PRESERVED WETLAND - 135.15 AC, (270.3 AC, TOTAL) POND/LAGOON - 3.78 AC, (46.0 AC, TOTAL) BUFFER - 6.0 AC,		
MINIMUM OPEN SPACE REQUIRED - 10% (75.60 AC)		
PROPOSED OPEN SPACE PROVIDED - 46.5% (352.14 AC)		
BUFFERS: LITTLE NECK ROAD FRONTAGE - 50' LANDSCAPE BUFFER EXTERIOR PERIMETER - 40' BUFFER		
PRODUCT MIX 40' X 120' LENNAR GEORGIA, LLC RESERVES THE RIGHT TO USE ALTERNATIVE LAYOUTS NOT STATED 50' X 120' THAT ARE APPROVED BY THE NEW HAMPSHIRE PUD.		
TOTAL	1450 UNITS	
FEMA FLOOD ZONE - X, X (shaded), AE, BFE 14-16 FT FEMA PANEL: 13051C0104G, 13051C0108G (EFF. 8/16/2018)		
WATER & SEWER - CITY OF SAVANNAH IT IS ANTICIPATED THAT WATER AND SEWER SERVICE WILL BE PROVIDED FROM THE CITY SYSTEMS.		
STORM DRAINAGE - ENTIRE DEVELOPMENT TO MEET STORMWATER MANAGEMENT CRITERIA REQUIRED BY CITY OF SAVANNAH STORMWATER MANAGEMENT ORDINANCE. GREEN INFRASTRUCTURE/LOW IMPACT DEVELOPMENT PRACTICES WILL BE USED TO THE MAXIMUM EXTENT PRACTICAL DURING THE CREATION OF THE STORMWATER MANAGEMENT PLAN.		
REFERENCE VERTICAL DATUM - NAVD88		
TREE QUALITY POINTS REQUIRED (1600 TOP/AC - 484.0 AC PARCEL AREA)	774,400 T.Q.P.	
LANDSCAPE QUALITY POINTS REQUIRED (400 LQP/AC - 484.0 AC PARCEL AREA)	193,600 L.Q.P.	
TREE AND LANDSCAPE QUALITY POINTS AND TREE MITIGATION REQUIREMENTS TO BE SATISFIED WITH THE SUBMITAL OF THE SPECIFIC DEVELOPMENT PLAN. PROJECT TREE AND LANDSCAPE QUALITY POINTS TO BE FULLY ADDRESSED THROUGH PRESERVATION OF EXISTING TREES AND NEW ONSITE PLANTINGS.		

N/F  
SOUTHWEST QUARTER HOLDINGS, INC.  
PIN: 51009 01027  
PB 21-P PAGE 49

N/F  
SOUTHWEST QUARTER HOLDINGS, INC.  
PIN: 51009 01003  
PB 20-P PAGE 41

N/F  
RADHE KRISHNA PROPERTIES, INC.  
PIN: 21039 02001  
PB 32-P PAGE 32

N/F  
NEW HAMPSHIRE HOLDINGS, LLC.  
PIN: 21024 01003  
PB 36-S PAGE 84-A

N/F  
MEDIA GENERAL OPERATIONS, INC.  
PIN: 1025 01014  
PB 14-P PAGE 19

OWNER/DEVELOPER  
LENNAR GEORGIA, LLC  
1505 KING STREET EXTENSION, SUITE 100  
CHARLESTON, SC 29405

ENGINEER  
THOMAS & HUTTON  
50 PARK OF COMMERCE WAY  
SAVANNAH, GA. 31405  
CONTACT: MR. NATHAN LONG  
912-234-5300

NOTE:

1. PLAN IS CONCEPTUAL ONLY AND MUST BE REVIEWED AND APPROVED BY VARIOUS GOVERNMENT AGENCIES PRIOR TO CONSTRUCTION.

PROPOSED SITE AND STRUCTURES SHALL MEET ALL OF THE CURRENTLY ADOPTED INTERNATIONAL FIRE CODES (IFC) AND GEORGIA MINIMUM FIRE SAFETY STANDARDS (120-3-3), AND CITY OF SAVANNAH ORDINANCE REQUIREMENTS.

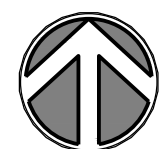
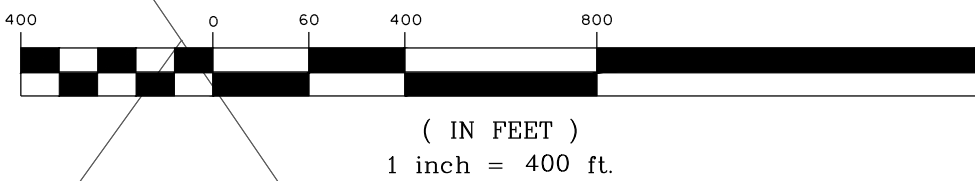
N/F  
CYPRESS CREEK HOMEOWNERS  
ASSOCIATION, INC.  
PIN: 10258 01029  
PB 27-S PAGE 89-A

CYPRESS CREEK SUBDIVISION  
PB 27-S PAGE 89-A

CYPRESS CREEK SUBDIVISION  
PB 18-S PAGE 92

N/F  
MAYOR AND ALDERMEN OF SAVANNAH  
PIN: 21024 01004  
PB 36-P PAGE 78

GRAPHIC SCALE



CONCEPTUAL PLAN  
NEW HAMPSHIRE MASTER  
SAVANNAH, GEORGIA

OCTOBER 29, 2025



50 Park of Commerce Way  
Savannah, GA 31405 • 912.234.5300

www.thomasandhutton.com

This map illustrates a general plan of the development which is for discussion purposes only, does not limit or bind the owner/developer, and is subject to change and revision without prior written notice to the holder. Dimensions, boundaries and position locations are for illustrative purposes only and are subject to an accurate survey and property description.

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