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Chattahoochee River Corridor
House Location Plan (CRC-HLP) for New Homes
(Revised September 2004)

If a lot is located in a residential subdivision that is within the 2000-foot Chattahoochee River Corridor, a Chattahoochee River Corridor House Location Plan (CRC-HLP) must be submitted and approved prior to obtaining a Building Permit. This plan must contain the same information as required for a HLP stated in this Chapter but must also include the vulnerability categories on the lot. These categories relate to the maximum amount of land clearing disturbance and impervious surface that is allowed and the actual amount of land disturbance and impervious surface being proposed. It is not required that the CRC-HLP be prepared by a registered Land Surveyor or Professional Engineer. However, it must be legible, drawn to scale, and it must show the limits of clearing, any proposed improvements, vulnerability category lines, and the location of erosion control devices. The plan must also include a table to indicate the amounts of allowed and actual clearing and impervious surface. These amounts must correspond with those shown on the Final Plat as approved by the Atlanta Regional Commission. A CRC-HLP should show the following (as applicable) on the plan:

- a. The location of each area by vulnerability category and calculations of impervious surface and clearance by category.
- b. Boundary lines of the lot with distances & bearings.
- c. Location & names of all abutting streets or other street rights-of-way.
- d. Minimum required front, side & rear building setback lines with dimensions.
- e. The approximate outline of all buildings, driveways, parking areas, swimming pools, recreational courts, patios, accessory structures and other improvements existing or proposed on the property, and dimensions of buildings and distances between all structures and the nearest property lines.
- f. Location & dimensions of any water, sewer, drainage or other easements, storm water management facilities, septic tank, and septic tank drain field located on the lot.
- g. Subdivision name, lot & block designation.
- h. North arrow & scale.
- i. 100-year floodplain limits, any applicable stream buffers or other special building setback lines.
- j. Any other applicable requirements of the Zoning Resolution or conditions of zoning approval.

Two sample CRC HLP drawings, one on public sewer and the other on private septic tank, are included on the next two pages.

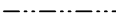
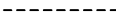
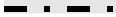


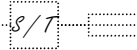
WDJ: A: Chattahoochee River Corridor HLP

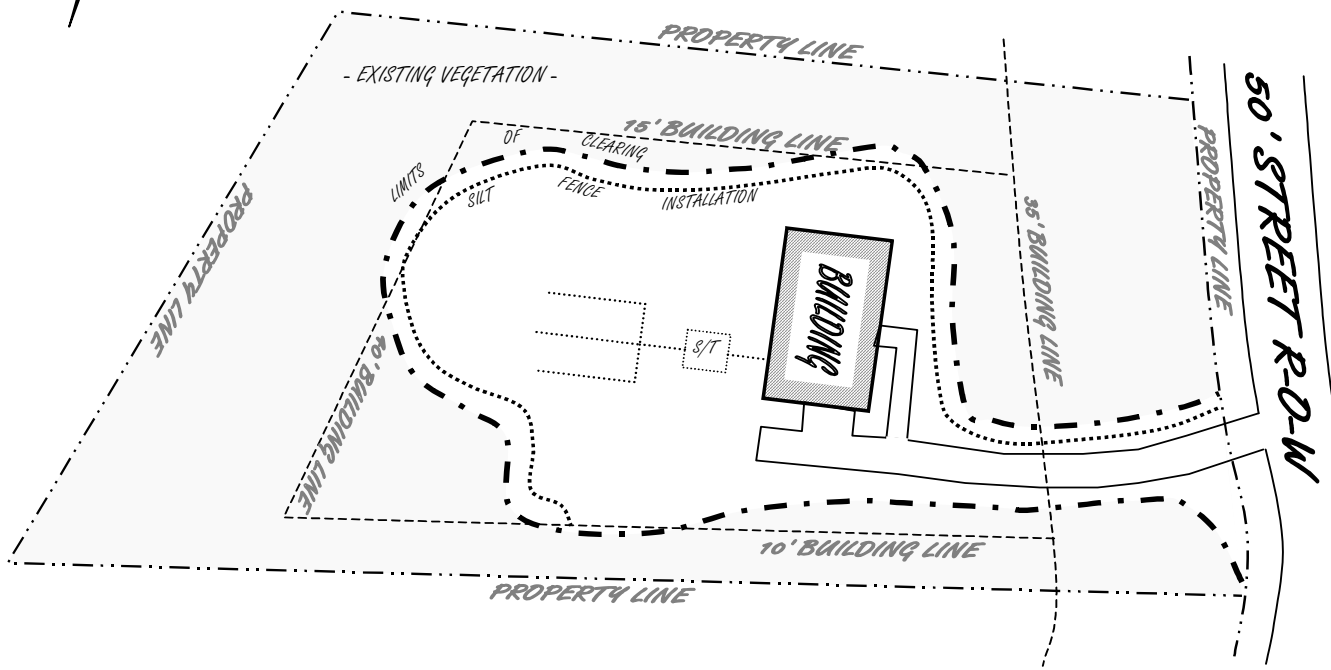


NOTES:

- HOUSE LOCATION PLAN (HLP) MUST BE DRAWN TO EITHER AN ARCHITECTS OR ENGINEERS SCALE.
- NORTH ARROW TO INDICATE NORTHERLY DIRECTION SHOULD APPEAR ON PLAN.

LEGEND

- PROPERTY LINE 
- BUILDING SET BACK LINE 
- LIMITS OF CLEARING 
- SILT FENCE LINE 
- BUILDING FOOT PRINT 
- SEPTIC TANK & DRAIN FIELD 



Vulnerability Category	A	B	C	D	E	F	TOTAL
Total Lot Area (Sq. Ft.)							
Cleared Proposed (Sq. Ft.)							
Maximum Cleared Allowed (Sq. Ft.)							
Impervious Surface Proposed (Sq. Ft.)							
Maximum Impervious Surface Allowed (Sq. Ft.)							

SAMPLE CHATTAHOOCHEE RIVER CORRIDOR
HOUSE LOCATION PLAN ON SEPTIC TANK

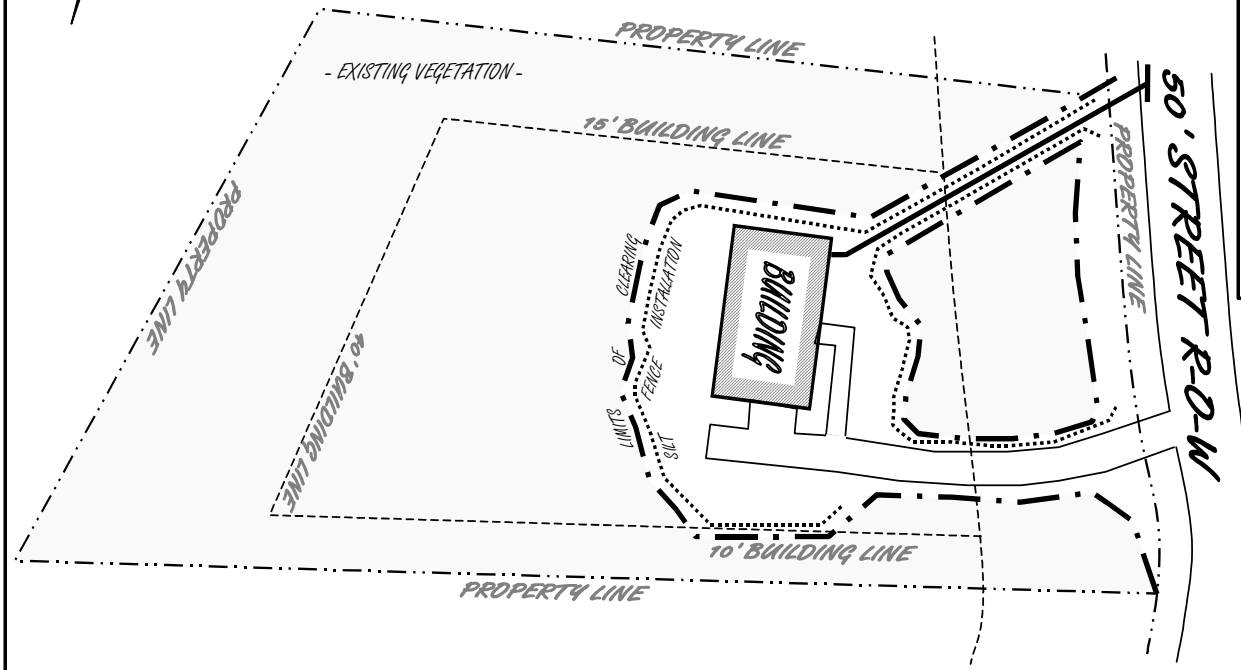
SUBDIVISION NAME _____
LOT NUMBER & BLOCK _____
STREET ADDRESS _____

SCALE: (ARCHITECT OR ENGINEER) _____ DATE _____



NOTES:

- HOUSE LOCATION PLAN (HLP) MUST BE DRAWN TO EITHER AN ARCHITECTS OR ENGINEERS SCALE.
- NORTH ARROW TO INDICATE NORTHERLY DIRECTION SHOULD APPEAR ON PLAN.



LEGEND

- PROPERTY LINE
- BUILDING SET BACK LINE
- LIMITS OF CLEARING
- SILT FENCE LINE
- BUILDING FOOT PRINT
- SEWER LINE

Vulnerability Category	A	B	C	D	E	F	TOTAL
Total Lot Area (Sq. Ft.)							
Cleared Proposed (Sq. Ft.)							
Maximum Cleared Allowed (Sq. Ft.)							
Impervious Surface Proposed (Sq. Ft.)							
Maximum Impervious Surface Allowed (Sq. Ft.)							

SAMPLE CHATTAHOOCHEE RIVER CORRIDOR
HOUSE LOCATION PLAN ON SEWER

SUBDIVISION NAME _____
 LOT NUMBER & BLOCK _____
 STREET ADDRESS _____

SCALE: (ARCHITECT OR ENGINEER) _____ DATE _____