

POWDER SPRINGS

LCI UPDATE

OCTOBER 12, 2020

TSW

PLANNERS
ARCHITECTS
LANDSCAPE ARCHITECTS

KEY

- A** OFFICE
(3 STORIES - 3,000 FT²/FLOOR)

B PARKING DECK WITH BRIDGE
(3 LEVELS)

C RETAIL WITH CITY HALL ABOVE
(3 STORIES - 9,800 FT²/FLOOR)

D PARK

E RETAIL WITH OFFICE ABOVE
(2 STORIES - 3,600 FT²/FLOOR)

F TOWNHOMES (4 UNITS)

G COMMERCIAL (700 FT²)
- H** TOWNHOMES (10 UNITS)

I LIVE/WORK UNITS (5 UNITS)

J OFFICE (2,000 FT²)

K RETAIL (14,700 FT²)
WITH RESIDENTIAL ABOVE
(3 STORIES, 12 UNITS PER FLOOR)

L RESIDENTIAL
(3 STORIES, 12 UNITS PER FLOOR)

M TOWNHOMES (6 UNITS)

PARKING TOTALS: (294) TOTAL SPACES



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KEY

- | | |
|--|--|
| A OFFICE
(3 STORIES - 3,000 FT ² /FLOOR) | I COMMERCIAL (700 FT ²) |
| B PARKING DECK WITH BRIDGE
(3 LEVELS) | J TOWNHOMES (10 UNITS) |
| C COMMERCIAL
(2 STORIES - 3,600 FT ² /FLOOR) | K LIVE/WORK UNITS (5 UNITS) |
| D CITY HALL
(3 STORIES - 5,600 FT ² /FLOOR) | L OFFICE (2,000 FT ²) |
| E PARK | M RETAIL (14,700 FT ²)
WITH RESIDENTIAL ABOVE
(3 STORIES, 12 UNITS PER FLOOR) |
| F RETAIL (4,500 FT ²)
WITH TOWNHOMES ABOVE
(1 STORY, 4 UNITS PER FLOOR) | N RESIDENTIAL
(3 STORIES, 12 UNITS PER FLOOR) |
| G COMMERCIAL
(2 STORIES - 2,700 FT ² /FLOOR) | O TOWNHOMES (6 UNITS) |
| H LIVE/WORK UNIT | # PARKING TOTALS: (319) TOTAL SPACES |

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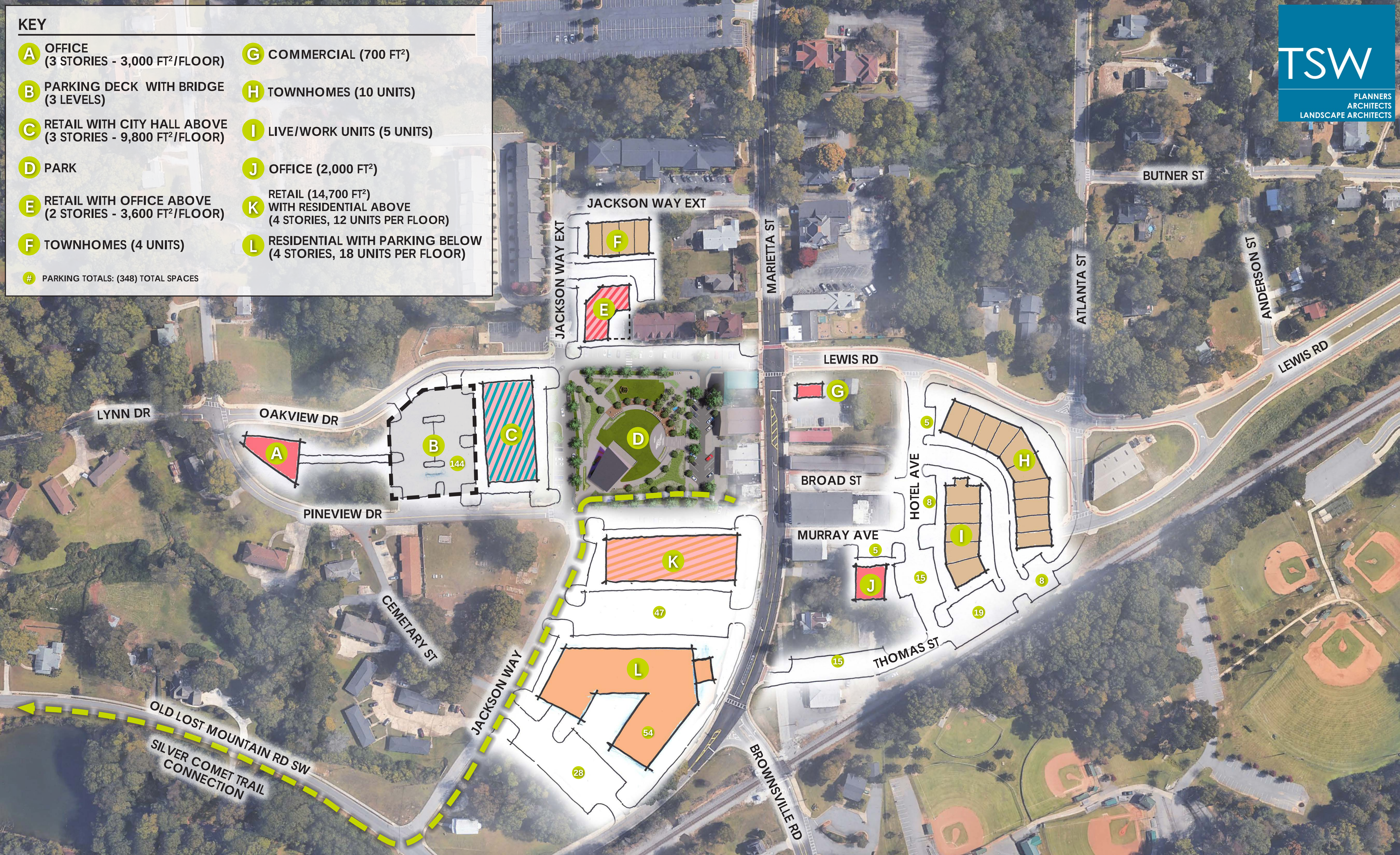
POWDER SPRINGS LCI UPDATE - ALTERNATE A



KEY

- A** OFFICE (3 STORIES - 3,000 FT²/FLOOR)
- B** PARKING DECK WITH BRIDGE (3 LEVELS)
- C** RETAIL WITH CITY HALL ABOVE (3 STORIES - 9,800 FT²/FLOOR)
- D** PARK
- E** RETAIL WITH OFFICE ABOVE (2 STORIES - 3,600 FT²/FLOOR)
- F** TOWNHOMES (4 UNITS)
- G** COMMERCIAL (700 FT²)
- H** TOWNHOMES (10 UNITS)
- I** LIVE/WORK UNITS (5 UNITS)
- J** OFFICE (2,000 FT²)
- K** RETAIL (14,700 FT²) WITH RESIDENTIAL ABOVE (4 STORIES, 12 UNITS PER FLOOR)
- L** RESIDENTIAL WITH PARKING BELOW (4 STORIES, 18 UNITS PER FLOOR)

PARKING TOTALS: (348) TOTAL SPACES

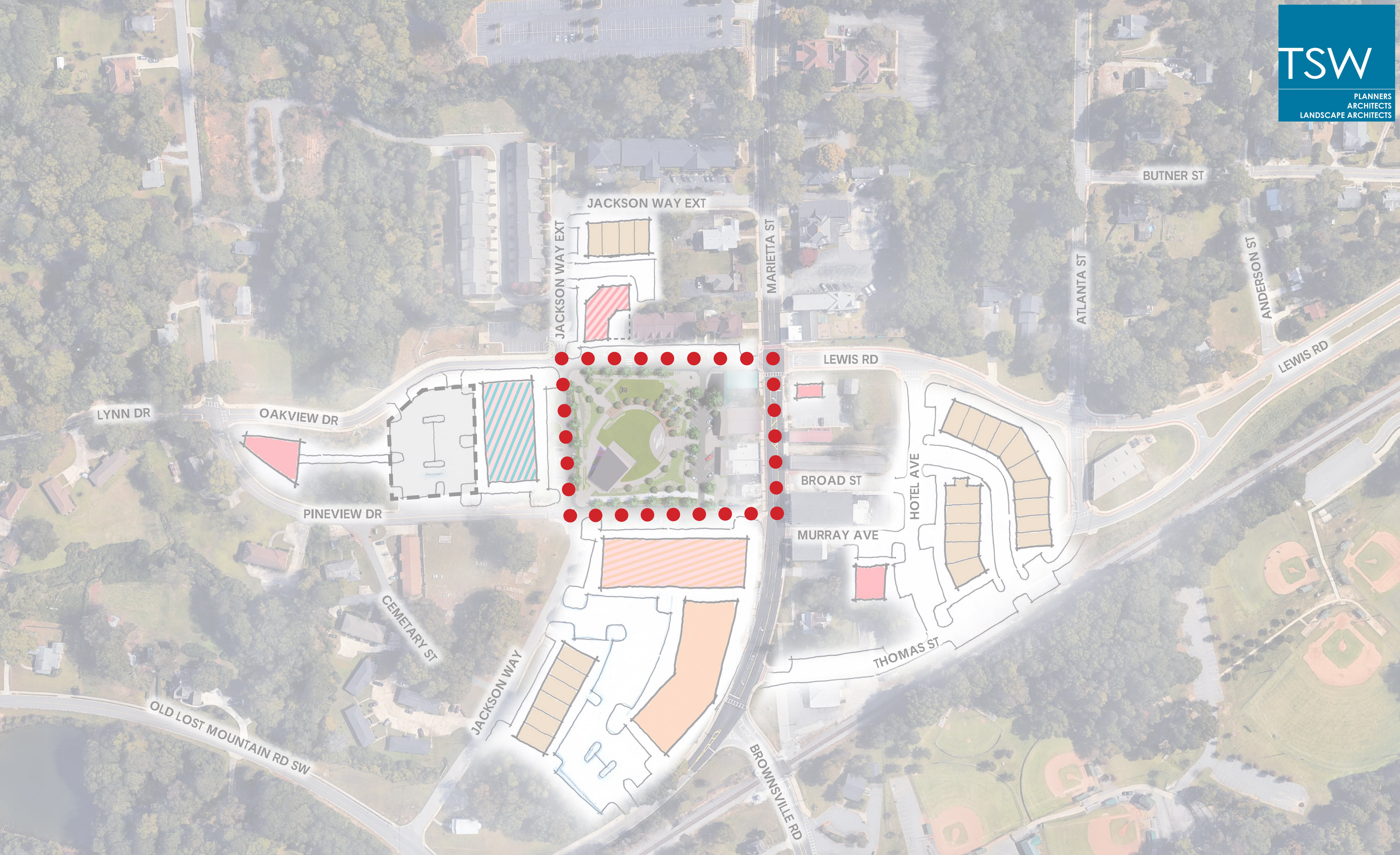


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POWDER SPRINGS LCI UPDATE - ALTERNATE B





POWDER SPRINGS LCI UPDATE - RETAIL DISTRICT

