

Homewood Village

Athens, GA
Athens-Clarke County

spg

Master Planned Development

08/01/25



Location: SVM Projects LLC - Homewood Village 2025-3522103 - Concepts No. 2 Entitlements Master PD Creation date: Thursday, July 31, 2025 4:37:08 PM
Copyright: SPG Planners + Engineers, LLC. All rights reserved. No part of this document may be reproduced in any form or by any means without prior agreement and written permission of SPG Planners + Engineers, LLC.

Seals:



Project Info:

Homewood Village
Athens-Clarke County

Sheet Issue: 08/01/2025 Project No. 25-3522

Firm Info:



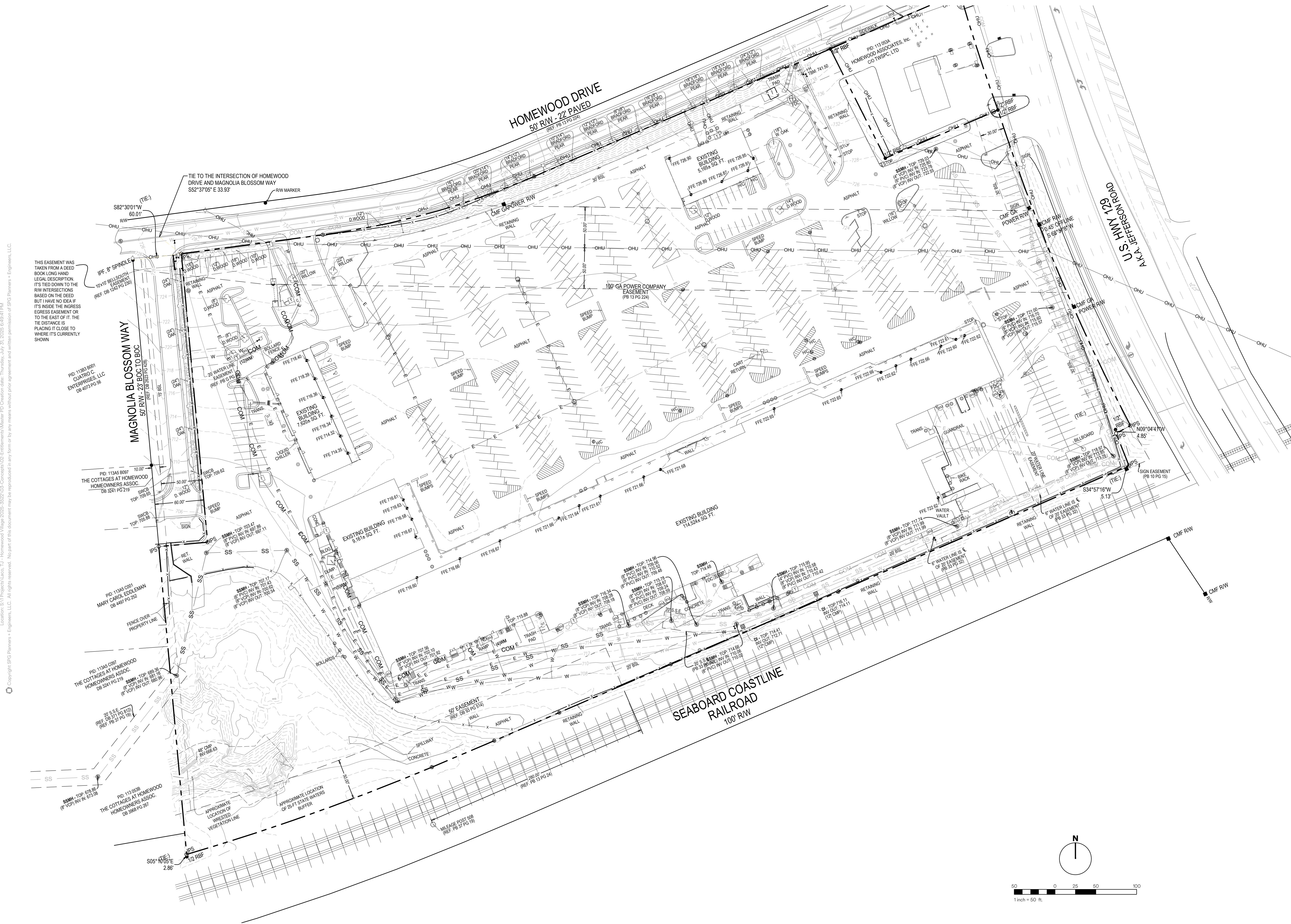
SPG Planners + Engineers
1725 Electric Avenue, STE 320
Watkinsville, GA 30677

706.769.9515
www.onespg.com

Sheet Title:

Cover Sheet

PD-0



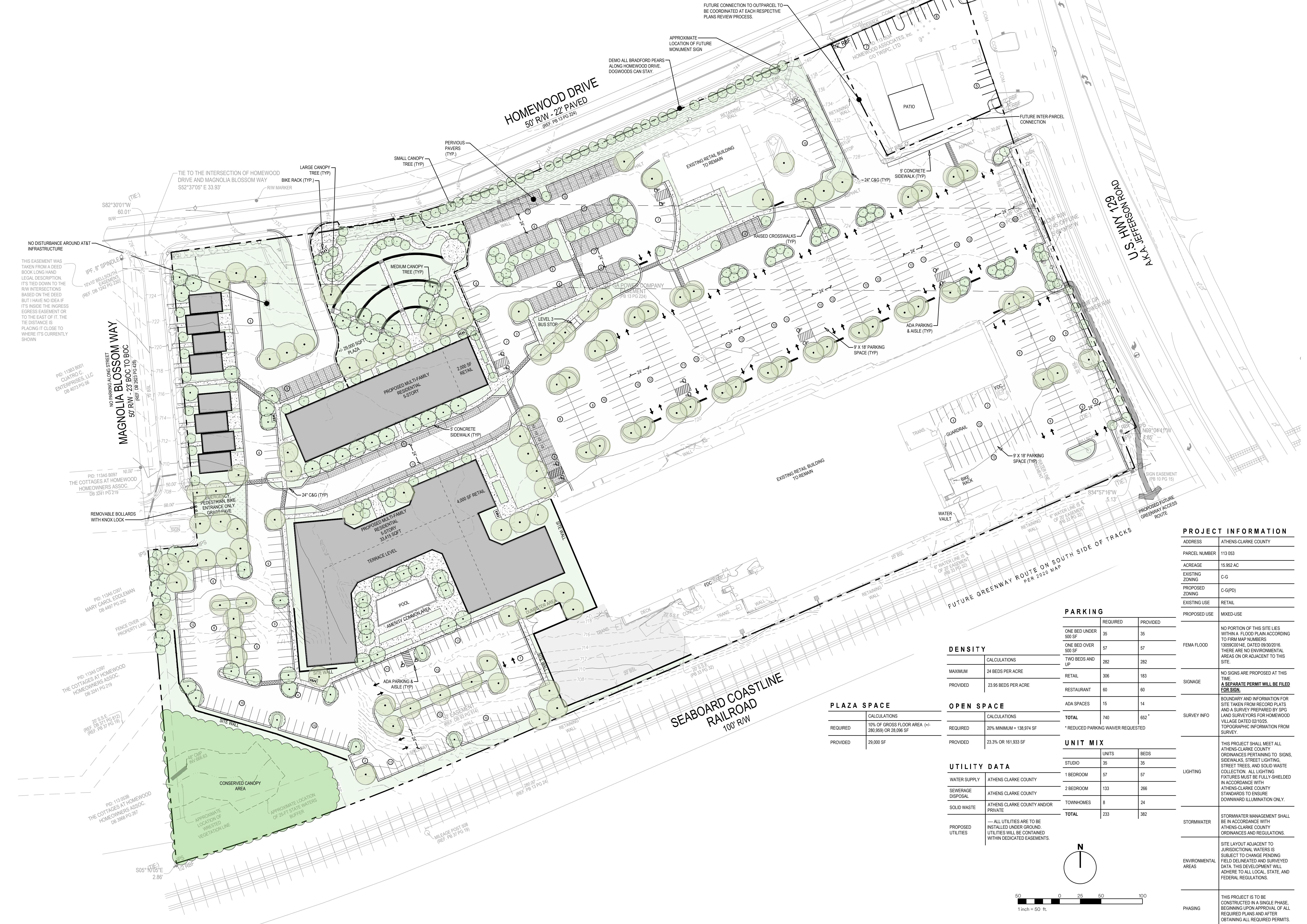


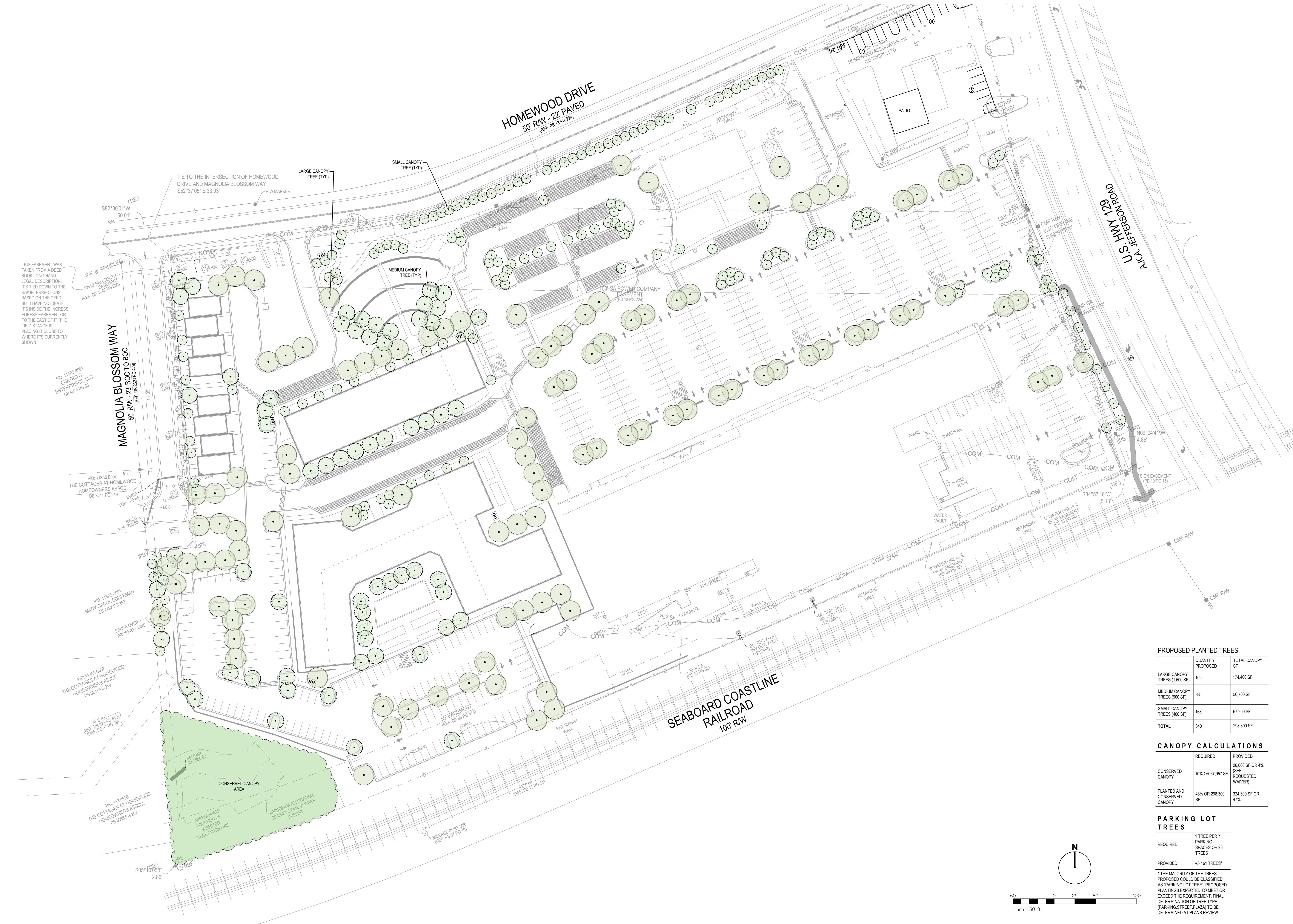
Project Info:
Homewood Village
Athens-Clarke County

Sheet Issue: 08/01/2025 Project No. 25-3522

Copyright SPG Planners + Engineers, LLC. All rights reserved. No part of this document may be reproduced in any form or by any means without prior agreement and written permission of SPG Planners + Engineers, LLC.

Location: S1 Project Laco, TU - Homewood Village 2025-352203-Corneray 02-ElevationsMaster PD Creation date: Friday, August 01 2025 7:43:09 AM







1 VIEW ALONG HOMEWOOD DR.



2 VIEW HOMewood DR. & MAGNOLIA

PRESTON

ARCHITECT

The Preston Partnership, LLC
115 Perimeter Center Place, Suite 1000
Atlanta, Georgia 30346
Contact: Andrew Butler
Tel. 478.542.4599

CLIENT

Carter USA
39 Georgia Avenue, SE, Suite 200
Atlanta, GA 30312
Contact: TJ Laco
Tel. 678.232.3509

SEAL

PROJECT

Carter/Austin Sumner Properties

FOR Carter USA

ISSUE

ZONING SUBMISSION

DATE

08/01/2025

JOB NUMBER

2443804

ARCHITECTURE

RENDERINGS

AR-01



1 VIEW BETWEEN BLDG 100 & 200



VIEW BETWEEN BLDG 100 & 200

PRESTON

ARCHITECT

The Preston Partnership, LLC
115 Perimeter Center Place, Suite 1000
Atlanta, Georgia 30346
Contact: Andrew Butler
Tel. 478.542.4599

CLIENT

Carter USA
39 Georgia Avenue, SE, Suite 200
Atlanta, GA 30312
Contact: TJ Laco
Tel. 678.232.3509

SEAL

PROJECT

Carter/Austin Sumner Properties

FOR Carter USA

ISSUE

ZONING SUBMISSION

08/01/2025

08/01/2023

1000 J. Neurosci., November 1, 2006 • 26(44):9993–10003

SHEET TITLE
ARCHITECTURAL RENDERINGS

SHEET NUMBER

AR-02



VIEW FROM MAGNOLIA DR.



VIEW AT RETAIL TOWARDS BLDG 100

PRESTON

ARCHITECT

The Preston Partnership, LLC
115 Perimeter Center Place, Suite 1000
Atlanta, Georgia 30346
Contact: Andrew Butler
Tel. 478.542.4599

CLIENT

Carter USA
39 Georgia Avenue, SE, Suite 200
Atlanta, GA 30312
Contact: TJ Laco
Tel. 678.232.3509

SEAL

PROJECT

Carter/Austin Sumner Properties

FOR Carter USA

ISSUE

ZONING SUBMISSION

08/01/2025

06/01/2023

2442804

SHEET TITLE

SHEET NUMBER

AR-03



1 EXISTING RETAIL WITH PROPOSED MIXED-USE



VIEW FROM PROPOSED RESTARUANT

PRESTON

ARCHITECT

The Preston Partnership, LLC
115 Perimeter Center Place, Suite 1000
Atlanta, Georgia 30346
Contact: Andrew Butler
Tel. 478.542.4599

CLIENT

Carter USA
39 Georgia Avenue, SE, Suite 200
Atlanta, GA 30312
Contact: TJ Laco
Tel. 678.232.3509

SEAL

PROJECT

Carter/Austin Sumner Properties

FOR Carter USA

ISSUE

ZONING SUBMISSION

08/01/2025

06/01/2023

2442804

STRUCTURAL RENDERINGS

AP-04

ARCHITECT
 The Preston Partnership, LLC
 115 Perimeter Center Place, Suite 1000
 Atlanta, Georgia 30346
 Contact: Andrew Butler
 Tel. 478.542.4599

CLIENT
 Carter USA
 39 Georgia Avenue, SE, Suite 200
 Atlanta, GA 30312
 Contact: TJ Laco
 Tel. 678.232.3509

SEAL

PROJECT
Carter/Austin Sumner Properties

FOR Carter USA

SHEET HISTORY
 ISSUE DATE

ISSUE
ZONING SUBMISSION

DATE 08/01/2025

JOB NUMBER 2443804

SHEET TITLE OVERALL ELEVATIONS
BUILDING 100

SHEET NUMBER A4-01

COMMENTS



2 BUILDING 100 - WEST ELEVATION

SCALE: 1/16" = 1'-0"



3 BUILDING 100 - EAST ELEVATION

SCALE: 1/16" = 1'-0"



1 BUILDING 100 - NORTH ELEVATION

SCALE: 1/16" = 1'-0"

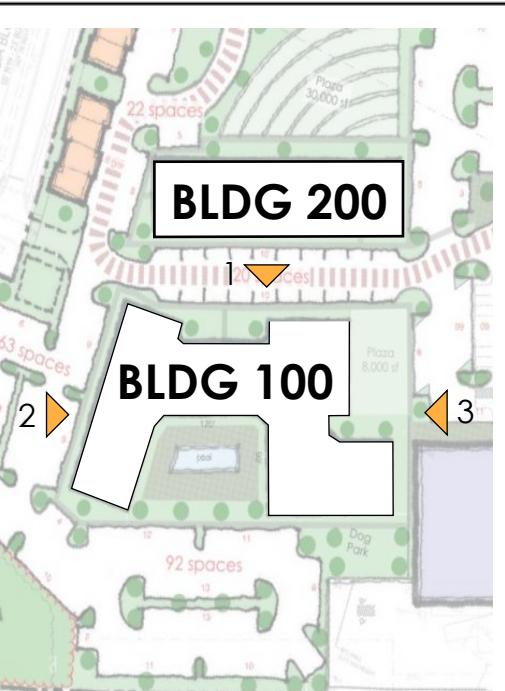
KEYED NOTES

EXTERIOR FINISHES		
TAG	DESCRIPTION	COLOR/FINISH
CP-1	CEMENTITIOUS SIDING - VARIED WIDTHS	WHITE
CP-2	CEMENTITIOUS SIDING - VARIED WIDTHS	GRAY
CP-3	CEMENTITIOUS SIDING - VARIED WIDTHS	BLACK
CP-4	CEMENTITIOUS PANEL	BLACK
TR-1	CEMENTITIOUS TRIM	BLACK
BR-1	BRICK VENEER	LIGHT BUFF
WD-1	WOOD LOOK SIDING	TEXAS HONEY
MR-1	ALUMINUM RAILING W/ PICKETS	BLACK
SF-1	ALUMINUM STOREFRONT	BLACK

NOTES

1. REFER TO SITE PLAN FOR BUILDING ORIENTATION.
2. ALL TOILET AND DRYER EXHAUST VENT CAPS SHALL BE PAINTED TO MATCH ADJACENT SURFACE.
3. ALL EXPOSED SLAB EDGES SHALL BE PAINTED TO MATCH ADJACENT SURFACES.
4. EXPOSED SPACING OF ALTERNATIVE LAP SIDING 4", 4", 6", 8", 8"

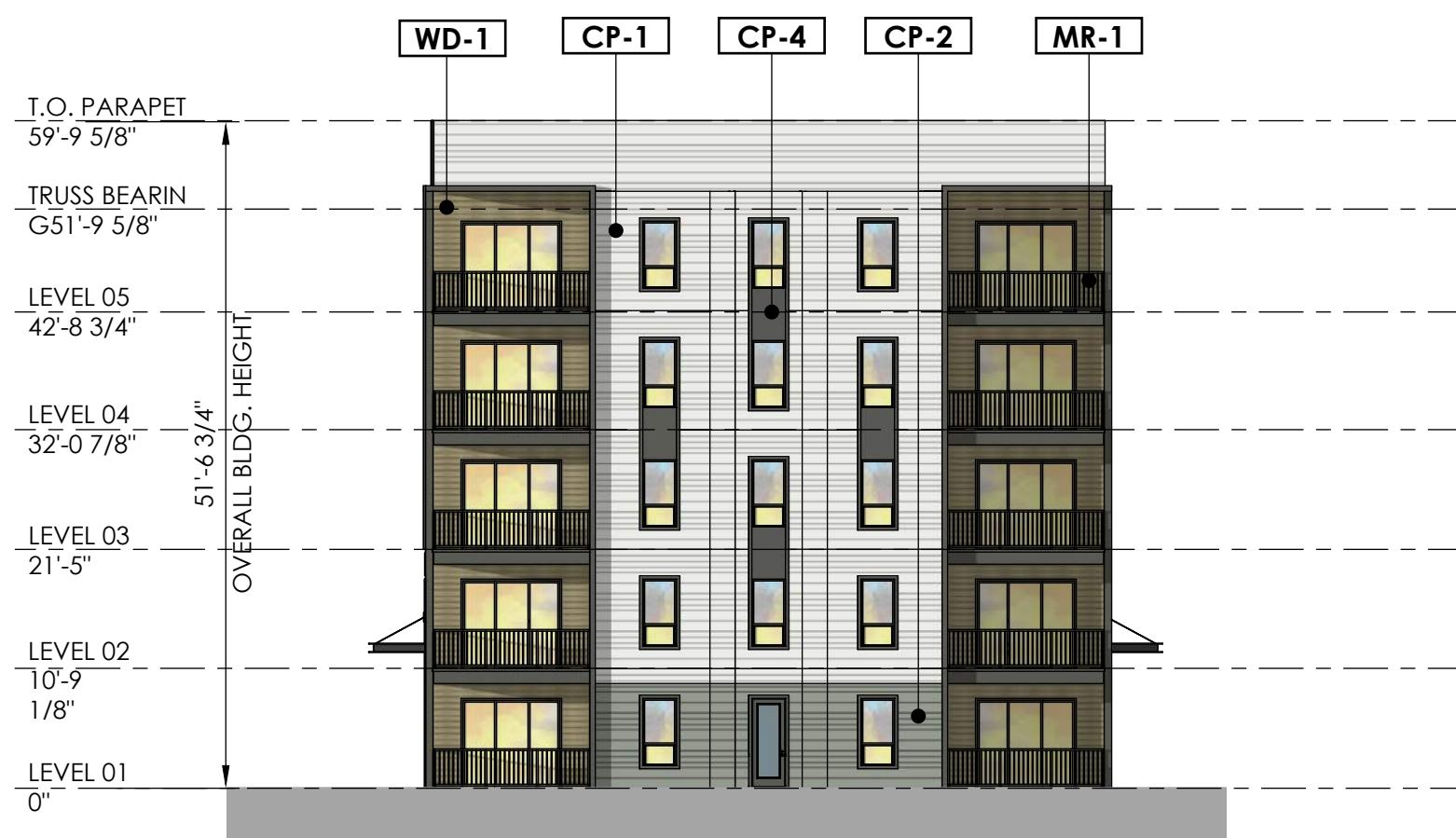
KEY PLAN



ARCHITECT
 The Preston Partnership, LLC
 115 Perimeter Center Place, Suite 1000
 Atlanta, Georgia 30346
 Contact: Andrew Butler
 Tel. 478.542.4599

CLIENT
 Carter USA
 39 Georgia Avenue, SE, Suite 200
 Atlanta, GA 30312
 Contact: TJ Laco
 Tel. 678.232.3509

SEAL



4 BUILDING 200 - EAST ELEVATION

SCALE: 1/16" = 1'-0"



3 BUILDING 200 - SOUTH ELEVATION

SCALE: 1/16" = 1'-0"



2 BUILDING 200 - EAST ELEVATION

SCALE: 1/16" = 1'-0"



1 BUILDING 200 - NORTH ELEVATION

SCALE: 1/16" = 1'-0"

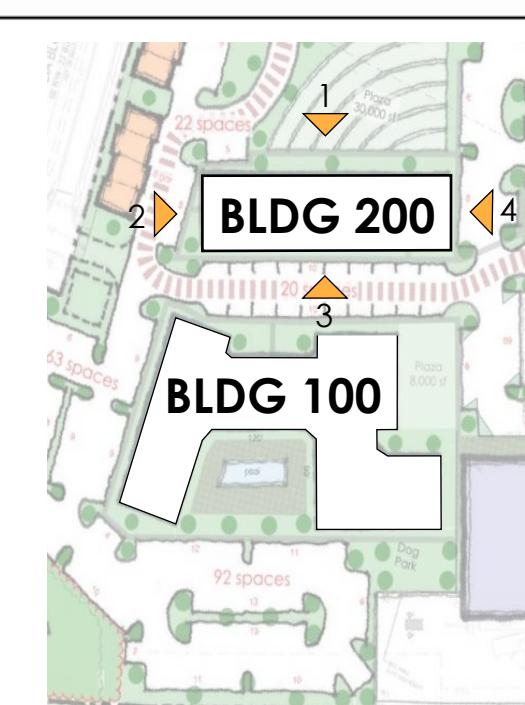
KEYED NOTES

EXTERIOR FINISHES		
TAG	DESCRIPTION	COLOR/FINISH
CP-1	CEMENTITIOUS SIDING - VARIED WIDTHS	WHITE
CP-2	CEMENTITIOUS SIDING - VARIED WIDTHS	GRAY
CP-3	CEMENTITIOUS SIDING - VARIED WIDTHS	BLACK
CP-4	CEMENTITIOUS PANEL	BLACK
TR-1	CEMENTITIOUS TRIM	BLACK
BR-1	BRICK VENEER	LIGHT BUFF
WD-1	WOOD LOOK SIDING	TEXAS HONEY
MR-1	ALUMINUM RAILING W/ PICKETS	BLACK
SF-1	ALUMINUM STOREFRONT	BLACK

NOTES

1. REFER TO SITE PLAN FOR BUILDING ORIENTATION.
2. ALL TOILET AND DRYER EXHAUST VENT CAPS SHALL BE PAINTED TO MATCH ADJACENT SURFACE.
3. ALL EXPOSED SLAB EDGES SHALL BE PAINTED TO MATCH ADJACENT SURFACES.
4. EXPOSED SPACING OF ALTERNATIVE LAP SIDING 4", 4", 6", 8", 8"

KEY PLAN



ZONING SUBMISSION

DATE 08/01/2025

JOB NUMBER 2443804

SHEET TITLE OVERALL ELEVATIONS
BUILDING 200

SHEET NUMBER A4-02

COMMENTS

2 TOWNHOMES - BACK ELEVATION

SCALE: 3/16" = 1'-0"



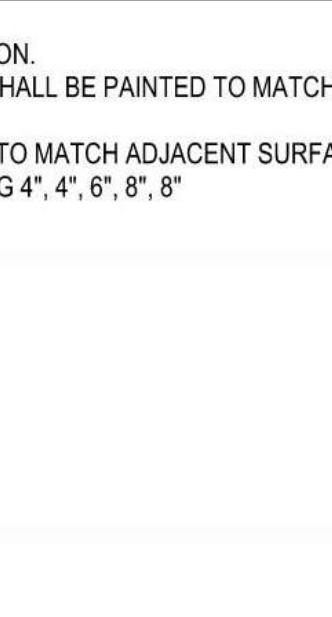
2 TOWNHOMES - BACK ELEVATION

SCALE: 3/16" = 1'-0"



1 TOWNHOMES - FRONT ELEVATION

SCALE: 3/16" = 1'-0"

KEYED NOTES		KEYPLAN	NOTES	ZONING SUBMISSION																																	
<table border="1"> <thead> <tr> <th colspan="3">EXTERIOR FINISHES</th> </tr> <tr> <th>TAG</th> <th>DESCRIPTION</th> <th>COLOR/FINISH</th> </tr> </thead> <tbody> <tr> <td>CP-1</td> <td>CEMENTITIOUS SIDING - VARIED WIDTHS</td> <td>WHITE</td> </tr> <tr> <td>CP-2</td> <td>CEMENTITIOUS SIDING - VARIED WIDTHS</td> <td>GRAY</td> </tr> <tr> <td>CP-3</td> <td>CEMENTITIOUS SIDING - VARIED WIDTHS</td> <td>BLACK</td> </tr> <tr> <td>CP-4</td> <td>CEMENTITIOUS PANEL</td> <td>BLACK</td> </tr> <tr> <td>TR-1</td> <td>CEMENTITIOUS TRIM</td> <td>BLACK</td> </tr> <tr> <td>BR-1</td> <td>BRICK VENEER</td> <td>LIGHT BUFF</td> </tr> <tr> <td>WD-1</td> <td>WOOD LOOK SIDING</td> <td>TEXAS HONEY</td> </tr> <tr> <td>MR-1</td> <td>ALUMINUM RAILING W/ PICKETS</td> <td>BLACK</td> </tr> <tr> <td>SF-1</td> <td>ALUMINUM STOREFRONT</td> <td>BLACK</td> </tr> </tbody> </table>		EXTERIOR FINISHES			TAG	DESCRIPTION	COLOR/FINISH	CP-1	CEMENTITIOUS SIDING - VARIED WIDTHS	WHITE	CP-2	CEMENTITIOUS SIDING - VARIED WIDTHS	GRAY	CP-3	CEMENTITIOUS SIDING - VARIED WIDTHS	BLACK	CP-4	CEMENTITIOUS PANEL	BLACK	TR-1	CEMENTITIOUS TRIM	BLACK	BR-1	BRICK VENEER	LIGHT BUFF	WD-1	WOOD LOOK SIDING	TEXAS HONEY	MR-1	ALUMINUM RAILING W/ PICKETS	BLACK	SF-1	ALUMINUM STOREFRONT	BLACK		<p>1. REFER TO SITE PLAN FOR BUILDING ORIENTATION. 2. ALL TOILET AND DRYER EXHAUST VENT CAPS SHALL BE PAINTED TO MATCH ADJACENT SURFACE. 3. ALL EXPOSED SAB EDGE SHALL BE PAINTED TO MATCH ADJACENT SURFACES. 4. EXPOSED SPACING OF ALTERNATIVE LAR SIDING 4", 4 1/2", 5", 8"</p>	<p>DATE: 08/01/2025 JOB NUMBER: 2443804 SHEET TITLE: OVERALL ELEVATIONS - TOWNHOMES SHEET NUMBER: A4-03 COMMENTS: © The Preston Partnership, LLC</p>
EXTERIOR FINISHES																																					
TAG	DESCRIPTION	COLOR/FINISH																																			
CP-1	CEMENTITIOUS SIDING - VARIED WIDTHS	WHITE																																			
CP-2	CEMENTITIOUS SIDING - VARIED WIDTHS	GRAY																																			
CP-3	CEMENTITIOUS SIDING - VARIED WIDTHS	BLACK																																			
CP-4	CEMENTITIOUS PANEL	BLACK																																			
TR-1	CEMENTITIOUS TRIM	BLACK																																			
BR-1	BRICK VENEER	LIGHT BUFF																																			
WD-1	WOOD LOOK SIDING	TEXAS HONEY																																			
MR-1	ALUMINUM RAILING W/ PICKETS	BLACK																																			
SF-1	ALUMINUM STOREFRONT	BLACK																																			