Georgia Public Service Commission
Request for Transfer of Retail Electric Service

Pursuant to Section 9 (C)(2) of the Georgia Territorial Electric Service Act [Acts 1973, page 200; O.C.G.A. Section 46-3-8 (c)(2)], the undersigned hereby files this joint (3-party) application for transfer of retail electric service. Commission approval of this request affects only the subject premise; no territorial assignments or unassignments are to change.

This application is not complete without a clear description of the premise's location (city/county map, plat, landmark location, etc.) and a copy of the applicable territorial map "B" indicating the location of premises.

Consumer and/or Owner Address

Consumer Three Oaks Construction Development Inc.
Premise Owner Three Oaks Construction Development Inc.
Owner's mailing address 2940 Riverside Drive
City Macon State GA Zip 31204

Location of Premises to be Transferred

Address Manor at Montpelier Subdv.Parcel#054 022A, LL 180 of the 6th district,
City Forsyth COUNTY Monroe Zip 31029

Reason or cause for request: To avoid the duplication of electric services. Central Georgia EMC will transfer lots 1-4, and 28-48 over to The City of Forsyth (23 lots in total) The City of Forsyth will serve the entire Subdivision.

Does the transfer include a transfer of utility assets? ☐ Yes ☒ No If yes, list assets on a separate page.

The signatures hereon by the applicants indicate their agreement to this transfer of service.

Supplier Transferring Customer

Central Georgia EMC — Transferor: Print Utility Name
By (George L. Weaver) Title (President/ CEO) Date 10/19/23

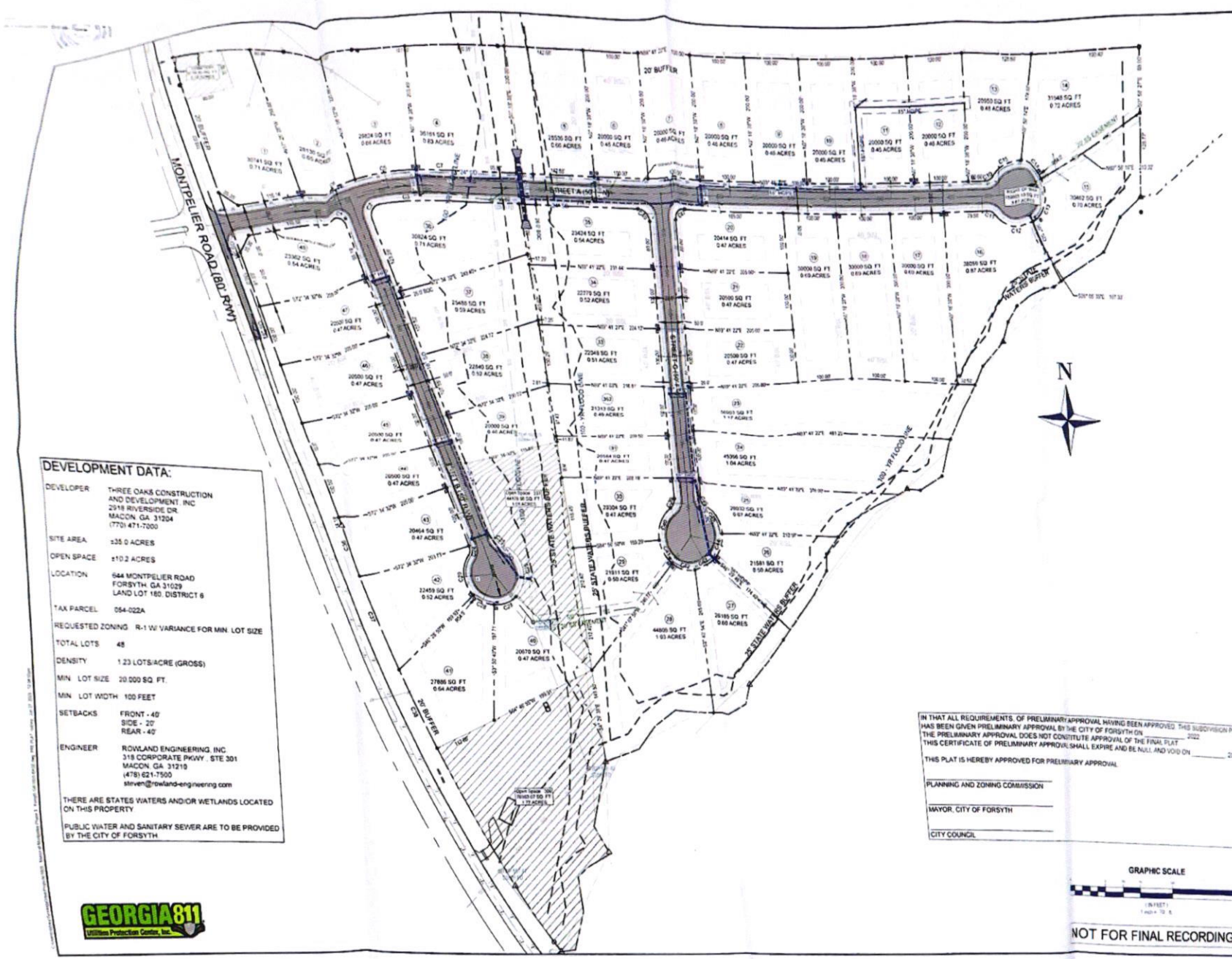
Supplier Receiving Customer

The City of Forsyth — Transferee: Print Utility Name
By (Eric S. Wilson) Title (Mayor) Date 10/3/23

Consumer and/or Owner

THREE OAKS Construction & Dev. Inc — Consumer ( ) Date 10/17/23
Owner (MATT S. Gilbert) Date

GPSC Form TSI (10/18)



DEVELOPMENT DATA:

DEVELOPER	THREE OAKS CONSTRUCTION AND DEVELOPMENT, INC 2918 RIVERSIDE DR. MACON, GA. 31204 (770) 471-7000
SITE AREA	±35.0 ACRES
OPEN SPACE	±10.2 ACRES
LOCATION	644 MONTPELIER ROAD FORSYTH, GA 31029 LAND LOT 160, DISTRICT 6
TAX PARCEL	054-022A
REQUESTED ZONING	R-1 W/ VARIANCE FOR MIN. LOT SIZE
TOTAL LOTS	48
DENSITY	1.23 LOTS/ACRE (GROSS)
MIN. LOT SIZE	20,000 SQ. FT.
MIN. LOT WIDTH	100 FEET
SETBACKS	FRONT - 40' SIDE - 20' REAR - 40'
ENGINEER	ROWLAND ENGINEERING, INC. 318 CORPORATE PKWY., STE 301 MACON, GA. 31210 (478) 621-7500 steven@rowland-engineering.com

THERE ARE STATES WATERS AND/OR WETLANDS LOCATED ON THIS PROPERTY

PUBLIC WATER AND SANITARY SEWER ARE TO BE PROVIDED BY THE CITY OF FORSYTH

IN THAT ALL REQUIREMENTS OF PRELIMINARY APPROVAL HAVING BEEN APPROVED, THIS SUBDIVISION PLAT HAS BEEN GIVEN PRELIMINARY APPROVAL BY THE CITY OF FORSYTH ON _____ 2022.
THE PRELIMINARY APPROVAL DOES NOT CONSTITUTE APPROVAL OF THE FINAL PLAT.
THIS CERTIFICATE OF PRELIMINARY APPROVAL SHALL EXPIRE AND BE NULL AND VOID ON _____ 20__.

THIS PLAT IS HEREBY APPROVED FOR PRELIMINARY APPROVAL

PLANNING AND ZONING COMMISSION

MAYOR, CITY OF FORSYTH

CITY COUNCIL

GRAPHIC SCALE

NOT FOR FINAL RECORDING

GEORGIA811 Utilities Protection Center, Inc.

MANOR AT MONTPELIER, PHASE 3
644 MONTPELIER RD., FORSYTH, GA 31029
LAND LOT 160 6TH DISTRICT, MONROE COUNTY
FOR
THREE OAKS CONSTRUCTION AND DEVELOPMENT, INC.

ROWLAND ENGINEERING

06-26-2023

PRELIMINARY PLAT

C-0.1