

STATE OF GEORGIA,
COUNTY OF COWETA

**FIRST AMENDMENT TO THE
DEVELOPMENT AGREEMENT
BETWEEN
KEG CREEK LANDING, LLC.
AND THE
CITY OF SENOIA, GEORGIA**

THIS AMENDMENT, made and entered this 4 day of ~~MARCH~~ MARCH 20 19,
by and between KEG CREEK LANDING, LLC, a Georgia Limited Liability Company
(hereafter referred to as “DEVELOPER”), and the CITY OF SENOIA, a Georgia
municipal corporation (hereafter referred to as the “CITY”), provides as follows:

IN CONSIDERATION OF THE SUM OF ONE (\$1.00) DOLLAR, THE
RECEIPT AND SUFFICIENCY OF WHICH IS HEREBY ACKNOWLEDGED, AND
THE MUTUAL PROMISES HEREIN MADE, THE PARTIES AGREE:

P R E A M B L E

WHEREAS, on February 5, 2018 the City approved the Preliminary Plat for Keg
Creek Landing, consisting of 356 single-family lots. Plat was divided so that Pod A
contained 106 age-targetted single-family lots, Pod B contained 79 single-family lots,
Pod C contained 135 single-family lots, and Pod D contained 36 single-family lots; and

WHEREAS, the Developer and City have entered into a Development Agreement
dated February 5, 2018 outlining the promises and conditions associated with the Keg
Creek Landing single-family residential subdivision; and

WHEREAS, Section II, Part 3 of said Agreement establishes 106 age-targeted
homes; and

WHEREAS, due to the topography of the property west of the entrance, consisting
of 185 lots that make up Pods A & B, the Developer desires to amend the Preliminary
Plat as shown in Attachment A and amend Section II, Part 3 establishing the number of
age-targeted homes.

NOW THEREFORE, in consideration of mutual promises and covenants contained
herein, the City and Developer agree as follows:

I. PREAMBLE. The statements set forth in the Preamble are hereby incorporated herein by this reference.

II. PRELIMINARY PLAT:

1. The City approves the amendment of the Preliminary Plat shown in Attachment A. Pod A has 94 age-targeted single-family lots, Pod B has 92 age-targeted single-family lots (together 186 age-targeted single-family lots), Pod C has 134 single-family lots, and Pod D has 36 single-family lots. Total lots shall not exceed 356 lots.

III. ZONING:

2. Section II, Part 3 shall be amended deleting "one-hundred and six (106) single-family age-targeted lots for seniors" to one-hundred eighty six (186) single-family age-targeted lots for seniors".

IV. All other elements of the Development Agreement shall remain intact and enforceable unless agreed upon by Developer and City.

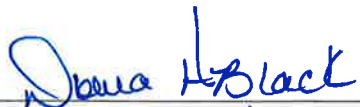
V. This agreement shall be construed and interpreted in accordance with the laws of the State of Georgia. No amendment or modification hereof shall be deemed effective, unless contained in a subsequent written instrument, executed by all parties.

SO AGREED AND EXECUTED, under hand and seal of the parties by their duly authorized representatives, the day and year first above written.

KEG CREEK LANDING, LLC.

By: 
MANAGER

By: _____
MEMBER

Notary: 
3.14.21

CITY OF SENOIA, GA. (Seal)

By: 
Mayor

Attest: 
City Clerk

