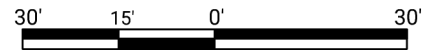


ADDRESS: 1060 GREAT BARRACUDA LANE

PLAT NO. 2023027029

AREA: 15,208 S.F. ~ 0.35 ACRES



GRAPHIC SCALE: 1" = 30'

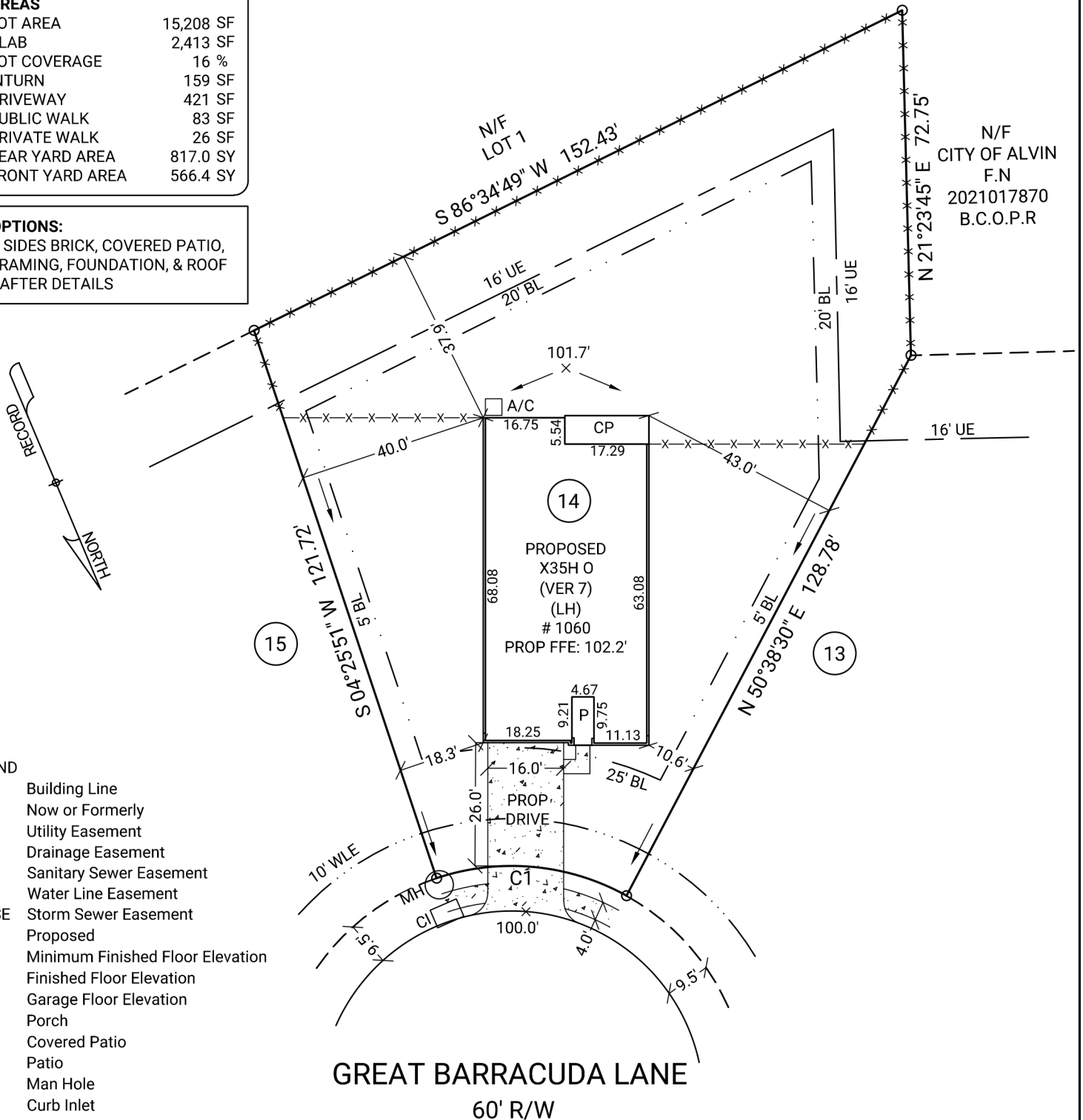
DRAINAGE TYPE: "A"

TOTAL FENCE	
TOTAL FENCE	353 LF
FRONT	88 LF
LEFT	19 LF
RIGHT	94 LF
REAR	152 LF

AREAS	
LOT AREA	15,208 SF
SLAB	2,413 SF
LOT COVERAGE	16 %
INTURN	159 SF
DRIVEWAY	421 SF
PUBLIC WALK	83 SF
PRIVATE WALK	26 SF
REAR YARD AREA	817.0 SY
FRONT YARD AREA	566.4 SY

OPTIONS:	
3 SIDES BRICK, COVERED PATIO, FRAMING, FOUNDATION, & ROOF RAFTER DETAILS	

Curve	Radius	Length	Chord	Chord Bearing
C1	50.00'	41.38	40.20'	S 61°52'01" E



LEGEND

- BL Building Line
- N/F Now or Formerly
- UE Utility Easement
- DE Drainage Easement
- SSE Sanitary Sewer Easement
- WLE Water Line Easement
- STMSE Storm Sewer Easement
- PROP Proposed
- MFE Minimum Finished Floor Elevation
- FFE Finished Floor Elevation
- GFE Garage Floor Elevation
- P Porch
- CP Covered Patio
- PAT Patio
- MH Man Hole
- CI Curb Inlet
- CONC Concrete
- X- Fence
- TOF Top of Forms
- RBF Rebar Found
- RBS Rebar Set

NOTE: BASE ELEVATION IS ASSUMED.
(FOR REFERENCE ONLY)
NOTE: PLOT PLAN PREPARED WITHOUT BENEFIT OF TITLE.

GENERAL NOTES: No field work has been performed. This Map or Plat is subject to any additional easements or restrictions of record. Contact utility contractor for location prior to construction (if applicable). This plat is for exclusive use by client. Use by third parties is at their own risk. City sidewalks, driveway approaches, and other improvements inside the city's right of way are provided for demonstration purposes only. consult the development plans for actual construction. This plat has been calculated for closure and is found to be accurate within one foot in 10,000+ feet.