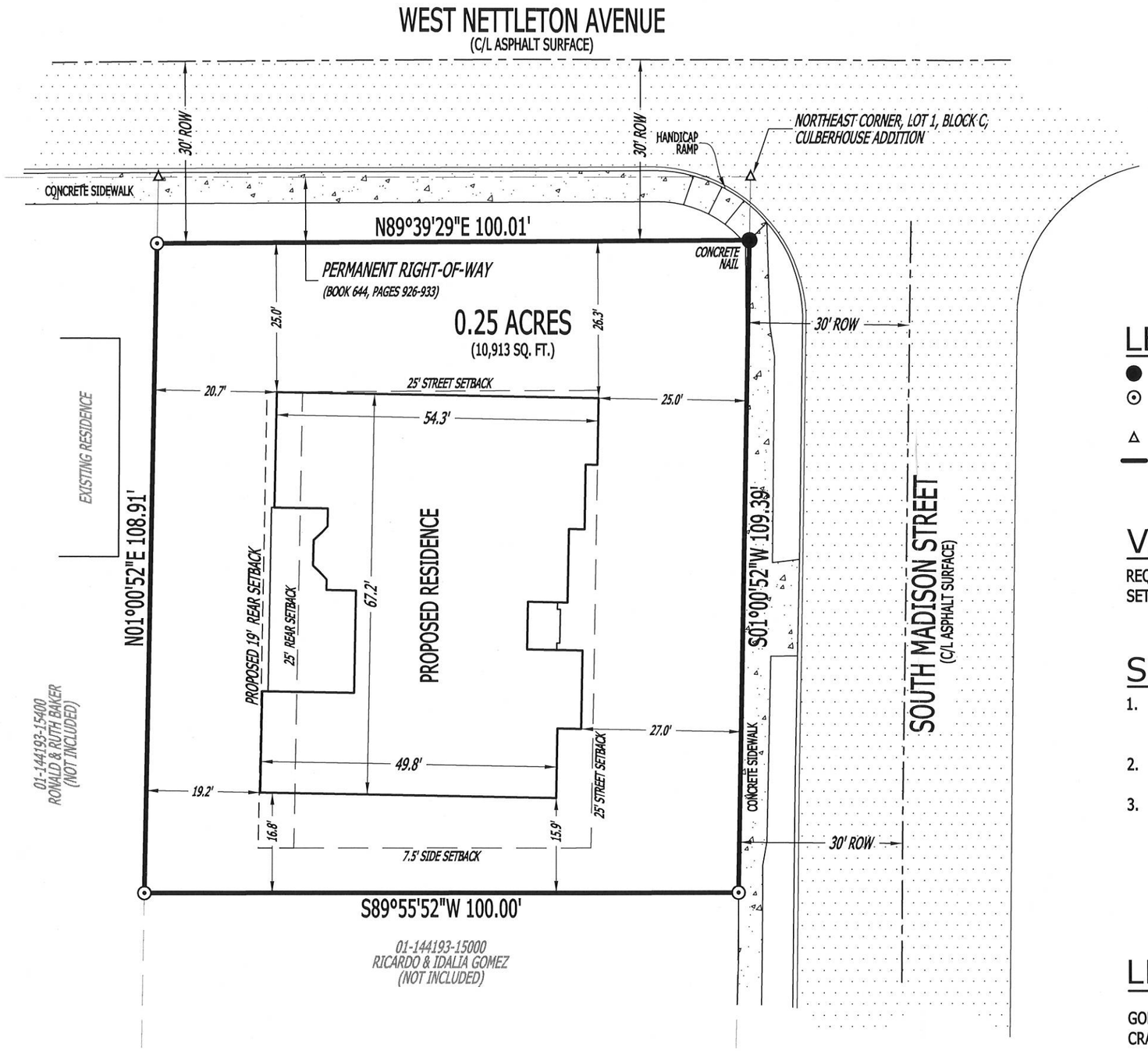

BEARINGS BASED ON ARKANSAS STATE PLANE GRID NORTH ZONE (0301)

LEGEND:

- ● FOUND MONUMENT (AS NOTED)
- ⊙ SET 5/8" REBAR WITH PLASTIC CAP STAMPED "M. MCNEESE, P.S. 1709" (OR AS NOTED)
- △ COMPUTED POINT (NOT MONUMENTED)
- — BOUNDARY LINE

VARIANCE NOTE:

REQUESTING A VARIANCE OF THE REAR BUILDING SETBACK FROM A 25' SETBACK TO A 19' REAR SETBACK.

SURVEYOR'S NOTES:

1. SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD OR ANY OTHER FACTS WHICH AN ACCURATE TITLE SEARCH MAY DISCLOSE.
2. SUBJECT PROPERTY IS ZONED R-1, SINGLE-FAMILY MEDIUM DENSITY DISTRICT.
3. R-1 ZONING RESTRICTIONS:
   - STREET SETBACK - 25'
   - SIDE SETBACK - 7.5'
   - REAR SETBACK - 25'
   - MAXIMUM HEIGHT LIMITATION - 35'
   - MAXIMUM LOT COVERAGE - 35%

LEGAL DESCRIPTION:

GOMEZ'S MADISON STREET ADDITION TO THE THE CITY OF JONESBORO, CRAIGHEAD COUNTY, ARKANSAS.

20 0 20 40

GRAPHIC SCALE 1" = 20'

RIDGE SURVEYING & CONSULTING, PLLC.

311 South Church St., Suite H
Jonesboro, AR 72401

870-203-9940
www.ridgesurveying.net

PLOT PLAN

CLIENT: GOMEZ

GOMEZ'S MADISON STREET ADDITION TO THE CITY OF JONESBORO, CRAIGHEAD COUNTY, ARKANSAS

NOT A BOUNDARY SURVEY

DRAWING INFO	
DRAWN BY: JJN	SCALE: 1" = 20'
DATE: 02 / 02 / 2018	JOB NO: 18109-01

REVISIONS