

278.13'

Ex. Edge of Pav't

MONUMENT TO BE SET.

MONUMENT TO BE SET.

MON. TO BE SET BY OTHERS.

0.00' OSED 1.05 12 S.F.

50.00' PROPOSED LOT 1.06 9,131.29 S.F.

50.00' PROPOSED LOT 1.07 10,239.97 S.F.

538.00' TO BROADWAY

*ofcom*

MAX. = 25% / 100 SF (TYP. PRINT)

2,282.82 SF MAX. = 25% / 2,280.00 SF (TYPICAL FOOTPRINT)

2,560.00 SF MAX. = 25% / 2,560.00 SF (TYPICAL FOOTPRINT)

BLOCK 25 LOT 1.01 36,859.30 SF

194.76'

145.17' 5' SIDE YARD SETBACK LINE

LOT 1.02

213.87'

S 30° 00' 54" E

169.38' S 30° 00' 54" E

5' SIDE YARD SETBACK LINE

S 30° 00' 54" E

5' SIDE YARD SETBACK LINE

N 30° 00' 54" W 20.00'

N 59° 59' 06" E 25.58'  
S 59° 59' 06" W 25.58'  
20' WIDE DRAINAGE EASEMENT

N 59° 59' 06" E 35.06'

12.78'

R=523.69' L=56.10'

R=523.69' L=53.55'  
R=523.69' L=37.32'

VACATED PORTION OF FERRIS STREET.

