

LAND DESIGN & DEVELOPMENT, INC.
ENGINEERING • SURVEYING • LANDSCAPE ARCHITECTURE
503 Washburn Avenue, Suite 101
Louisville, Kentucky 40222
(502) 426-9374 FAX (502)426-9375

**R-5A to PRD Rezoning Description
The Woods of Farnsley Moorman
16ZONE1053**

(November 14, 2016 Page 1 Of 2)

Being Lot 17A containing 13.18 acres as shown on Minor Plat 14MINROPLAT1092 and described as follows: **Beginning** at a point on the southerly right-of-way line of Moorman Road and being the northwest corner of Lot 17 of the Woods of Farnsley Moorman as recorded in Plat and Subdivision Book 49, Page 38 in the Jefferson County Clerk's Office, Louisville, Kentucky; thence continuing with the Moorman Road right-of-way **S 62°05'42" E 241.99 feet** to a point on the Moorman Road right-of-way; thence continuing with the Moorman Road right-of-way **S 56°41'41" E 469.29 feet** to a point on the Moorman Road right-of-way; thence continuing with the Moorman Road right-of-way **S 55°48'47" E 58.75 feet** to a point to a point on the Moorman Road right-of-way; thence leaving the Moorman Road right-of-way **S 29°46'40" W 125.61 feet** to a point; thence **S 14°25'14" W 144.36 feet** to a point; thence **S 03°39'40" W 61.64 feet** to a point; thence **S 87°03'02" E 120.00 feet** to a point on the westerly right-of-way of Tierney Avenue; thence with the Tierney Avenue right-of-way **S 02°56'58" W 53.16 feet** to a point on the Tierney Avenue right-of-way; thence continuing with the Tierney Avenue right-of-way with a curve to the left with a **radius of 490 feet** and a chord with a bearing and distance of **S 03°28'10" E 110.18 feet** to a point on the Tierney Avenue right-of-way; thence continuing with the Tierney Avenue right-of-way with a curve to the left with a **radius of 490 feet** and a chord with a bearing and distance of **S 13°29'34" E 59.24 feet** to a point on the Tierney Avenue right-of-way; thence leaving said right-of-way **S 73°06'32" W 80.31 feet** to a point; thence **N 64°00'10" W 216.43 feet** to a point; thence **N 49°15'50" W 56.38 feet** to a point; thence **N 65°57'52" W 246.14 feet** to a point; thence **S 24°02'08" W 109.59 feet** to a point; thence with a curve to the left with a **radius of 1035 feet** and a chord with a bearing and distance of **N 75°34'22" W 80.82 feet**; thence with a curve to the right with a **radius of 195 feet** and a chord with a bearing and distance of **N 73°11'07" W 31.45 feet**; thence **S 19°07'10" W 143.74 feet** to a point; thence **N 64°47'40" W 100.31 feet** to a point; thence **N 62°33'11" W 242.70 feet** to a point; thence **N 08°16'56" E 107.54 feet** to a point; thence **N 24°17'49" E 228.95 feet** to a point; thence **N 28°19'42" E 391.67 feet** to a point; thence **N 25°31'25" E 138.28 feet** to the Point of Beginning, containing 13.60 acres (excluding Lot 17B as shown on Minor Plat 14MINROPLAT1092. Lot 17B is described as follows: **Beginning** at a point in the southerly right of way of Moorman Road and being the northwesterly property corner of a tract belonging to Keith A. and Tara S. Gallai by Deed Book 10614, Page 599 of record in the aforementioned County Clerk's Office; thence **S 69°57'42" W 230.06 feet** to the **True Point of Beginning** of Lot 17B at a point on the westerly line of a 30 ft Private Access Easement known as Eagle Wood Drive to be granted by 14MINROPLAT1092; thence with said Access Easement with an arc to the right with a **radius of 85 feet** and a chord with a bearing and distance of **S 02°28'47" W 25.87 feet** to a point on said Access Easement; thence with said Access Easement **S 11°14'04" W**

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JEFFERSON COUNTY CLERK'S OFFICE ZONE 1053

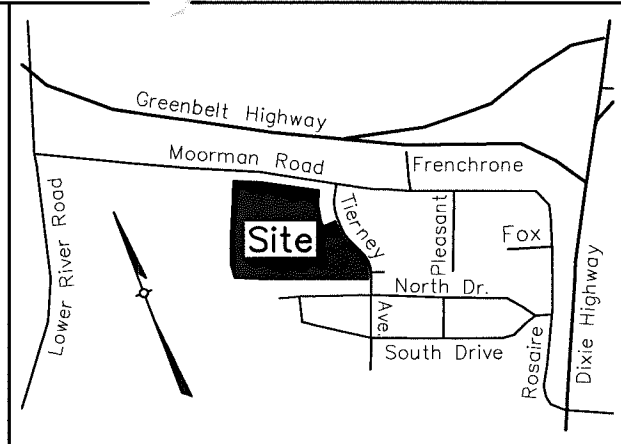
The Woods of Farnsley Moorman 16ZONE1053 Rezoning Description continued.
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56.48 feet to a point; thence with an arc to the left with a **radius of 190 feet** and a chord with a bearing and distance of **S 01°11'05" W 66.31 feet** to a point at the intersection of Eagle Wood Drive and River Falls Drive; thence continuing with River Falls Drive with an arc to the right with a **radius of 17 feet** and chord with a bearing and distance of **S 35°38'25" W 23.83 feet**; thence with River Falls Drive with an arc to the right with a **radius of 160 feet** and a chord with a bearing and distance of **N 80°57'20" W 103.65 feet** to a point; thence leaving River Falls Drive **N 11°15'28" E 154.69 feet** to a point; thence **N 58°20'12" E 26.97 feet** to a point; thence **S 78°44'32" E 78.09 feet** to the **True Point of Beginning** of Lot 17B containing 18,276.15 s.f. more or less and being a portion of the property deeded to Corcoran Home Building and Remodeling, LLC. by Deed Book 10247, Page 180 of record in the aforementioned County Clerk's Office.

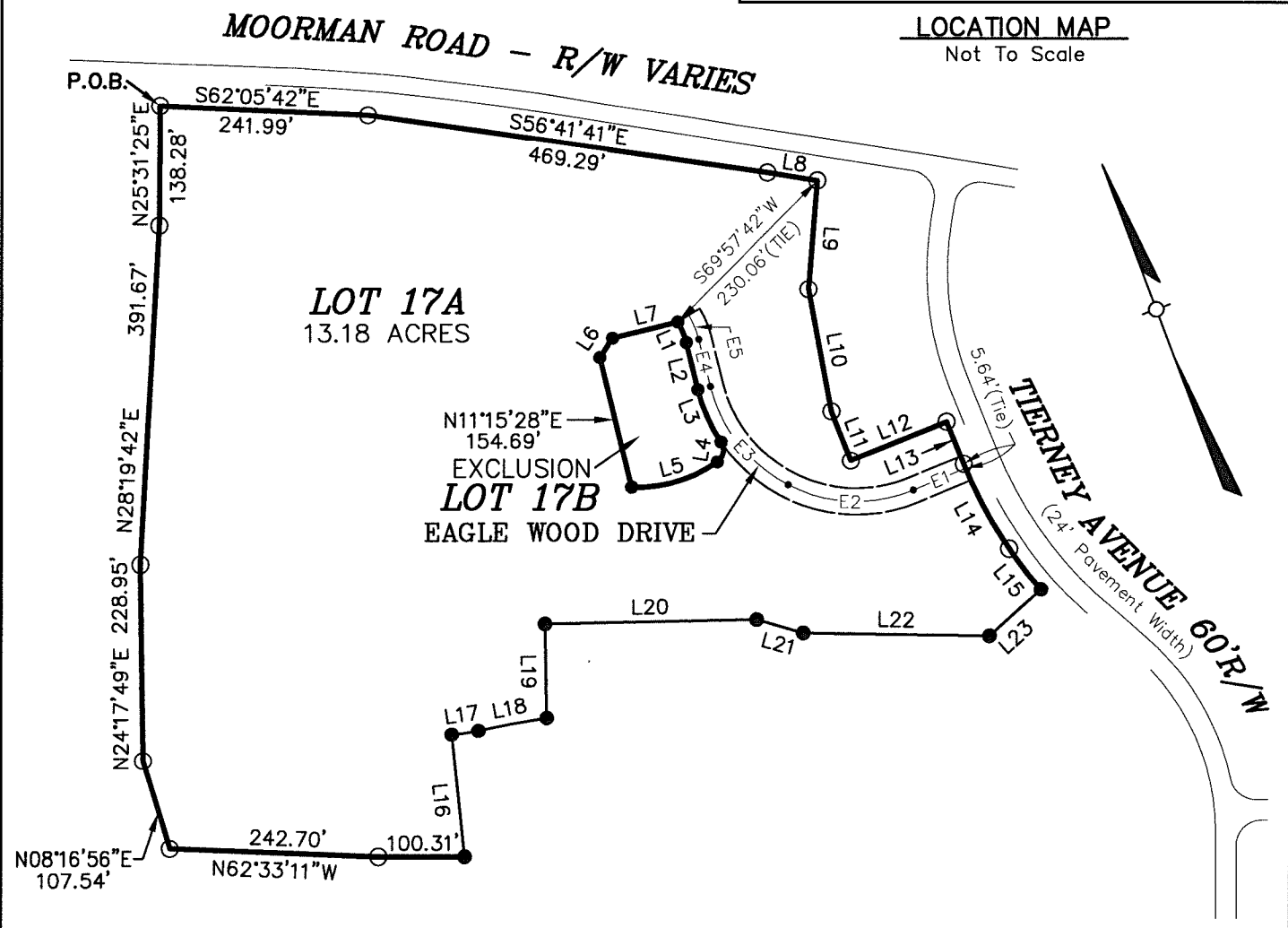
APPROVED

NOV 14 2016

PLANNING DEPT



LOCATION MAP
Not To Scale



PROPERTY LINE TABLE	
L1	S02°28'47"W 25.87' R=85'
L2	S11°14'04"W 56.48'
L3	S01°11'05"W 66.31' R=190'
L4	S35°38'25"W 23.83' R=17'
L5	N80°57'20"W 103.65' R=160'
L6	N58°20'12"E 26.97'
L7	S78°44'32"E 78.09'
L8	S55°48'47"E 58.75'
L9	S29°46'40"W 125.61'
L10	S14°25'14"W 144.36'
L11	S03°39'40"W 61.64'
L12	S87°03'02"E 120.00'
L13	S02°56'58"W 53.16'
L14	S03°28'10"E 110.18' R=490'
L15	S13°29'34"E 59.24' R=490'
L16	S19°07'10"W 143.74'
L17	N73°11'07"W 31.45' R=195'
L18	N75°34'22"W 80.82' R=1035'
L19	S24°02'08"W 109.59'
L20	N65°57'52"W 246.14'
L21	N49°15'50"W 56.38'
L22	N64°00'10"W 216.43'
L23	S73°06'32"W 80.31'

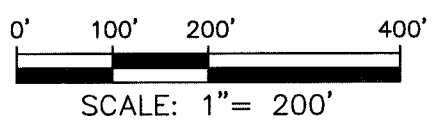
NOV 14 2016
LAND DESIGN & DEVELOPMENT, INC.

REZONING EXHIBIT
16ZONE1053

Owner/Declarant/Developer:
CORCORAN HOME BUILDING & REMODELING, LLC
14103 LAKE FOREST LANE, LOUISVILLE, KY 40245

WOODS OF FARNSLEY MOORMAN CONDOMINIUM
ASSOCIATION, INC.
4506 BARDSTOWN ROAD, LOUISVILLE, KY 40218
D.B. 10247, PG. 180 – TAX BLOCK 3579, LOT 17
ZONING: R-5A / FORM DISTRICT: NEIGHBORHOOD

Site Address:
6600 – 6730 WOODS MILL DRIVE
6700 – 6736 EAGLE WOOD DRIVE
11402 – 11422 RIVER FALLS DRIVE



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PLAT DATE: NOVEMBER 14, 2016