

MONUMENT LEGEND

- SET 1/2" x 18" REBAR W/CAP
STAMPED "J.G. BANKS-P.L.S. #3112"
(UNLESS OTHERWISE NOTED)
- FOUND MONUMENT AS NOTED
- △ COMPUTED UNMARKED POINT

CERTIFICATE OF APPROVAL

Approved this _____ day of _____, 20____

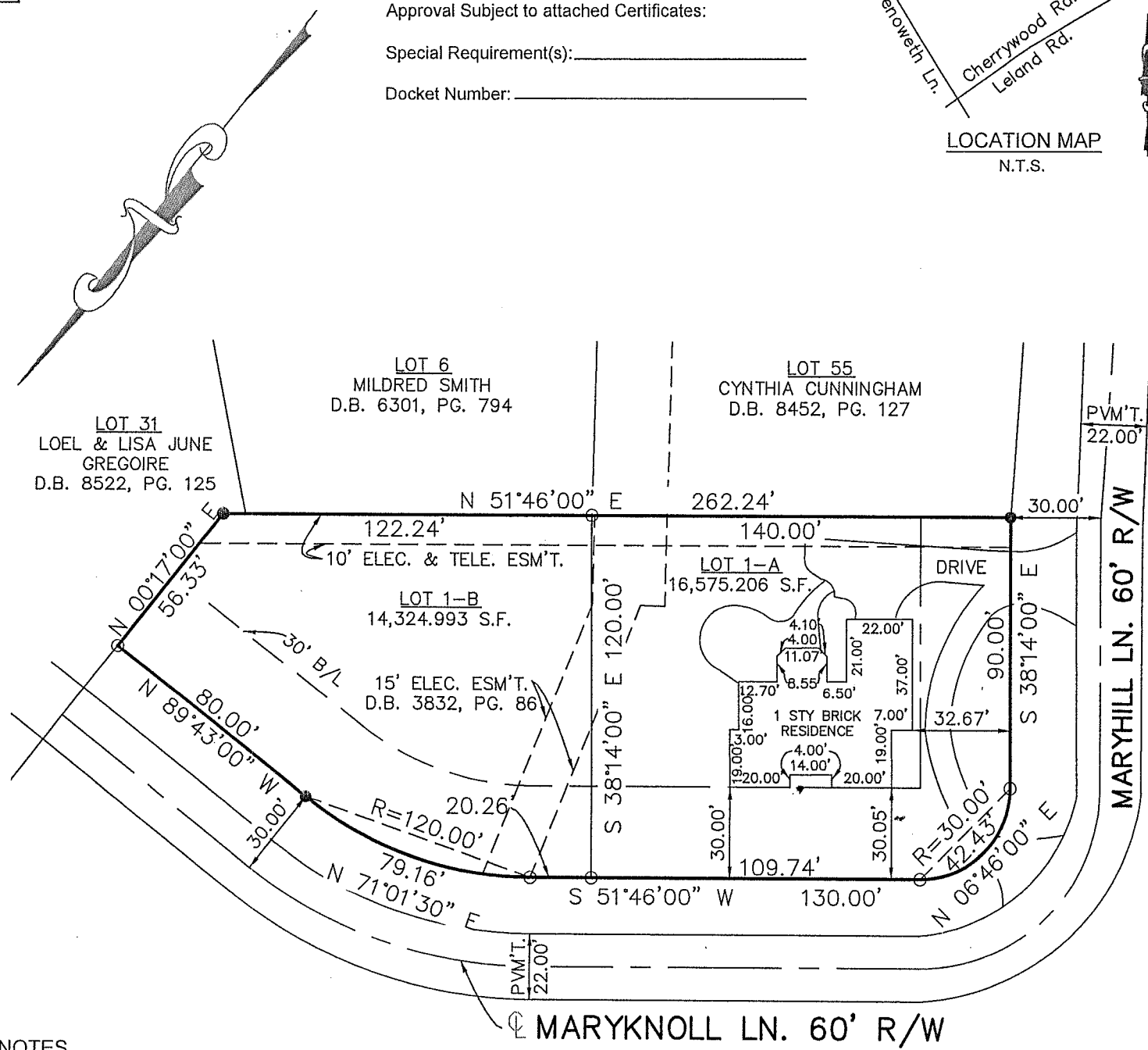
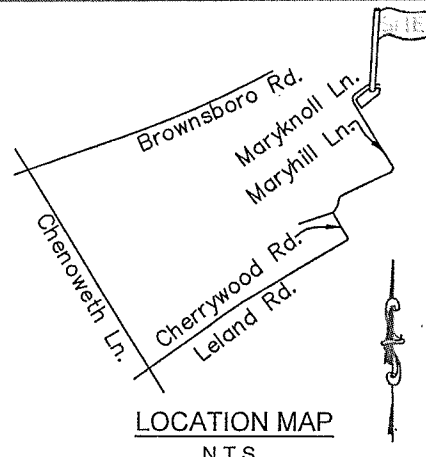
Invalid if not recorded before this date: _____

By: _____
Lou. Metro Planning Commission

Approval Subject to attached Certificates: _____

Special Requirement(s): _____

Docket Number: _____



NOTES

THE BASIS OF BEARINGS OF THIS PLAT, BEARING N 51°46'00" E, WAS TAKEN FROM THE SOUTH RIGHT-OF-WAY LINE OF MARYKNOLL LANE AS SHOWN ON THE PLAT OF MARYHILL ESTATES SUBDIVISION, SEC. 2, OF RECORD IN P.B. 19, PG. 29 IN THE OFFICE OF THE CLERK OF JEFFERSON COUNTY.

THE TRACT SHOWN ON THIS PLAT IS SUBJECT TO ALL LEGAL EASEMENTS, RIGHT-OF-WAYS AND RESTRICTIONS OF RECORD, APPARENT OR NOT.

FROM A PERSONAL REVIEW OF FIRM NO. 21111C0029E, THE PROPERTIES SHOWN ON THIS PLAT ARE NOT IN A FLOOD HAZARD ZONE.

THIS PLAT AMENDS PLAT BOOK 19, PAGE 29 WHICH IS THE MARYHILL ESTATES, SECTION 2 SUBDIVISION.

PER SECTION 5.4.2.C.4.A OF THE LDC, CONSTRUCTION OF A NEW SINGLE FAMILY OR DUPLEX PRINCIPAL STRUCTURE ON A RESIDENTIAL LOT SHALL PROVIDE AT LEAST ONE TYPE 'A' OR TWO TYPE 'B' TREES ON THE LOT. PRESERVATION OF EXISTING TREES THAT MEET THE REQUIRED TREE TYPE SHALL FULFILL THIS REQUIREMENT. STREET TREES DO NOT FULFILL THIS REQUIREMENT.

LOT 1-A HAS EXISTING SANITARY SEWER CONNECTION. LOT 1-B WILL NEED TO PURCHASE A NEW CONNECTION FROM MSD PRIOR TO ISSUANCE OF A BUILDING PERMIT.

LAND SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS PLAT AND SURVEY WERE MADE UNDER MY SUPERVISION AND THAT THE ANGULAR AND LINEAR MEASUREMENTS AS WITNESSED BY MONUMENTS SHOWN HEREON ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THIS SURVEY WAS MADE BY METHOD OF RANDOM TRAVERSE WITH SIDESHOTS. THE UNADJUSTED CLOSURE RATIO OF THE TRAVERSE EXCEEDS 1:10,000 AND WAS ADJUSTED. THIS SURVEY AND PLAT MEETS OR EXCEEDS THE MINIMUM STANDARDS OF GOVERNING AUTHORITIES FOR A CLASS A SURVEY.

J.G. Banks PLS#3112 6-31-15
J.G. BANKS, P.L.S. #3112 DATE



MINOR SUBDIVISION PLAT

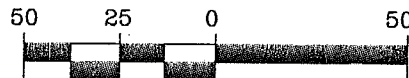
TO CREATE TWO LOTS FROM ONE & TO DECREASE THE BUILDING LIMIT

TAX BLOCK 1525, LOT 56
ZONING DISTRICT R-4
FORM DISTRICT N
4200 MARYKNOLL LANE
D.B. 8570, PG. 819
LOT #1 MARYHILL ESTATES SUB'D, SEC. 2
P.B. 19, PG. 29

JEFFERSON COUNTY

OWNER: CAROL KRAFT
4200 MARYKNOLL LANE
LOUISVILLE, KY 40207

Scale: 1" = 50' Date: June, 2015



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(502)423-8747

15 MINOR PLAT 1073