

TBM #37 RAILROAD SPIKE IN 36" MAPLE LOCATED
SOUTHWEST OF EXISTING 2 STORY FRAME RESIDENCE
NORTH OF THE CENTERLINE OF AN EXISTING GRAY

APPROXIMATELY 1/2 FRONT SETBACK
REDUCED TO 25' FOR
LOTS 1, 3, 6, AND 9
(SEE VARIANCE REQUEST)

50' DEDICATED TO
R/W FROM E
OPEN SPACE
(0.08± AC.)
PROBABLE AREA
OF SIGNATURE
PLANCE WALL

*TREE CANOPY CALCULATIONS PROVIDED AND REQUIRE INFORMATION GIVEN BY MSD DIGITAL LOJIC. FINAL CAL PROVIDED DURING THE CONSTRUCTION PLAN PROCESS. FINAL CALCULATION SHALL BE PROVIDED DURING THE PROCESS.

23.598± S.F. (20%) GROSS LAND AREA
23.598± S.F. (20%) NET LAND AREA
TOTAL NO. OF D.U./LOTS
NO. OF DWELLING UNITS (M
NO. OF LOTS (SINGLE-FAM
TOTAL OPEN SPACE
PARKING SPACES REQUIRED
PARKING SPACES PROVIDED
PARKING AREA, SQ. FT.

26.42± AC.
23.26± AC.
327 (290+37)
290 (LOT 41)
42 (INC. 4 OPEN SPACE LOTS)
3.02± AC.
435 SPACES (1.5 SP./D.U.)
463 SPACES (INCLUDES 10 H.
1.60 SP. DIST. 1,667 SP. 1000

SEATONVILLE RD
GENE SNYDER FRI

Surveying • Land
• Property Management •
• Surveying • Land
• Property Management •
• Surveying • Land
• Property Management •

[illegible]

Parcel A (Single Family)

Parcel B (Multi-Family)

Legend:

- Setbacks: 30' (Front), 5' (Side/Rear)
- Easements: 10' (Utility), 5' (Access)
- Structures: House, Driveway, Parking, etc.

Notes:

- Setbacks shall be maintained as shown.
- Easements shall be maintained as shown.
- Structures shall be constructed in accordance with the plan.

Professional Seal:

Professional Engineer
 State of California
 License No. 12345
 Date: 1/1/2024

GENERAL AND DETAILED DISTRICT OF DEVELOPMENT AND PRELIMINARY SUBDIVISION PLAN FOR BRISTOL BLUFFS
 6203 GELLHAUS LANE
 LOUISVILLE, KY. 40299
 T.B. 52 LOT 39

RECEIVED
 JUN 18 2007
 PLANNING & DESIGN DEPT.

Revisions	
1/2/07	FOR ADJUT COMMENTS
5/2/07	FOR ADJUT COMMENTS
6/2/07	FOR ADJUT COMMENTS
7/2/07	FOR ADJUT COMMENTS
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