

**STAFF REPORT**  
**(ONE-STEP FINAL PLAT)**

**CASE NUMBER:** SUB 2002-109 -- IRONHORSE AT OXFORD ADDITION

**OWNER/APPLICANT:** Leewood Homes, Inc., 3500 N. Rock Rd., Bldg 2200, Suite 204,  
Wichita, KS 67226

**SURVEYOR/ENGINEER:** MKEC Engineering Consultants, Inc., 411 N. Webb Rd., Wichita, KS  
67206

**LOCATION:** West side of Woodlawn, South of 29th St. North

**SITE SIZE:** 20.25 acres

**NUMBER OF LOTS**

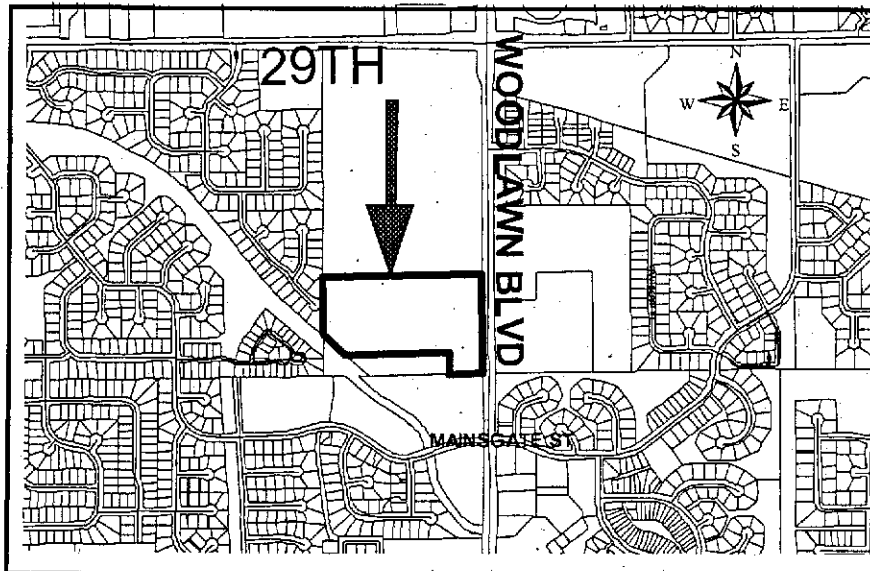
Residential:	46
Office:	
Commercial:	
Industrial:	
Total:	46

**MINIMUM LOT AREA:** 10,199 sq. ft.

**CURRENT ZONING:** SF-5, Single-Family Residential

**PROPOSED ZONING:** TF-3, Two-Family Residential

**VICINITY MAP**



NOTE: The site has been approved for a zone change (ZON 2002-52) from SF-5, Single-Family Residential to TF-3, Two-Family Residential subject to platting.

Planning Staff recommends approval of the plat.

STAFF COMMENTS:

- A. The applicant shall guarantee the extension of sanitary sewer and City water to serve the lots being platted. City Engineering needs to comment on the need for other guarantees or easements.
- B. If improvements are guaranteed by petition, a notarized certificate listing the petitions shall be submitted to the Planning Department for recording.
- C. City Engineering needs to comment on the status of the applicant's drainage plan.
- D. The Applicant shall guarantee the paving of the proposed streets.
- E. The use of Reserve A for utilities located within platted easements should be referenced in the plat's text.
- F. Traffic Engineering has requested that the street opening for Ironhorse be relocated southward to be in alignment with the opening across Woodlawn.
- G. MAPD recommends a pedestrian access connection extending to the school property to the north.
- H. Traffic Engineering needs to comment on the need for any improvements to perimeter streets. A guarantee for a left turn lane is needed.
- I. Traffic Engineering has requested the dedication of additional right-of-way along Woodlawn to conform with the 60-ft half-street right-of-way required by the Access Management Policy.
- J. Provisions shall be made for ownership and maintenance of the proposed reserves. The applicant shall either form a lot owners' association prior to recording the plat or shall submit a covenant stating when the association will be formed, when the reserves will be deeded to the association and who is to own and maintain the reserves prior to the association taking over those responsibilities.
- K. For those reserves being platted for drainage purposes, the required covenant which provides for ownership and maintenance of the reserves shall grant, to the City, the authority to maintain the drainage reserves in the event the owner(s) fail to do so. The covenant shall provide for the cost of such maintenance to be charged back to the owner(s) by the governing body.
- L. The wall and landscape easement shall be referenced in the plat's text.
- M. The Applicant has platted 20-ft building setbacks which represents an adjustment of the Zoning Code standard of 25 feet for the TF-3, Two-Family District. The Subdivision Regulations permit the setback provisions to be modified by the plat upon the approval of the Planning Commission.
- N. The City Fire Department/GIS needs to comment on the plat's street names. The street names are approved.

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- O. The sewer easements (Film 145, Page 104) and (Film 45, Page 116) need to be located.
- P. The centerline of Ironhorse needs to be located along Woodlawn.
- Q. The Applicant is reminded that a platting binder is required with the final plat. Approval of this plat will be subject to submittal of this binder and any relevant conditions found by such a review.
- R. The platting text shall include language that a drainage plan has been developed for the plat and that all drainage easements, rights-of-way, or reserves shall remain at established grades or as modified with the approval of the applicable City or County Engineer, and unobstructed to allow for the conveyance of stormwater.
- S. The applicant shall install or guarantee the installation of all utilities and facilities which are applicable and described in Article 8 of the MAPC Subdivision Regulations. (Water service and fire hydrants required by Article 8 for fire protection shall be as per the direction and approval of the Chief of the Fire Department.)
- T. The applicant's engineer is advised that the Register of Deeds is requiring the name(s) of the notary public, who acknowledges the signatures on this plat, to be printed beneath the notary's signature.
- U. To receive mail delivery without delay, and to avoid unnecessary expense, the applicant is advised of the necessity to meet with the U.S. Postal Service Growth Management Coordinator (Phone 316-946-4556) prior to development of the plat so that the type of delivery, and the tentative mailbox locations can be determined.
- V. The applicant is advised that various State and Federal requirements (specifically but not limited to the Army Corps of Engineers, Kanopolis Project Office, Rt. 1, Box 317, Valley Center, KS 67147) for the control of soil and wind erosion and the protection of wetlands may impact how this site can be developed. It is the applicant's responsibility to contact all appropriate agencies to determine any such requirements.
- W. The owner of the subdivision should be aware of the fact that the development of any subdivision greater than five (5) acres in size may require an NPDES Storm Water Discharge Permit from the Kansas Department of Health and Environment in Topeka. Further, on all construction sites, the City of Wichita requires that best management practices be used to reduce pollutant loadings in storm water runoffs.
- X. Perimeter closure computations shall be submitted with the final plat tracing.
- Y. Recording of the plat within thirty (30) days after approval by the City Council and/or County Commission.
- Z. The representatives from the utility companies should be prepared to comment on the need for any additional utility easements to be platted on this property.
- AA. The applicant is reminded that a disk shall be submitted with the final plat tracing to the Planning Department detailing this plat in digital format in AutoCAD. This will be used by the City and County GIS Department.

## Ironhorse at Oxford Addition

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### Parcel Closures

Project: 02173  
 COGO Revisions: ADD2.TXT  
 Date: Thursday, December 05, 2002  
 COGO Project: H:\CIVIL\02173\COGO

Parcel name: NE 1/4, SEC 1, T27S, R1E

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Line Course: N 89-11-45.6 E Length: 2648.9308	North: 1704834.3600 East: 1667776.9600
Line Course: S 00-43-23.9 E Length: 2659.2619	North: 1704871.5297 East: 1670425.6300
Line Course: S 88-51-49.0 W Length: 2651.5750	North: 1702212.4797 East: 1670459.1998
Line Course: N 00-40-05.1 W Length: 2674.6493	North: 1702159.8926 East: 1667808.1463
	North: 1704834.3600 East: 1667776.9599

Perimeter: 10634.4169 Area: 7,067,994. sq.ft. 162.25 acres

#### *Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0001 Course: N 43-04-48.8 W  
 Error North: 0.00007 East: -0.00006  
 Precision 1: 106,344,170.0000

Parcel name: FINAL PLAT BOUNDARY - PRE ST. DED

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Line Course: S 88-51-49.0 W Length: 269.9987	North: 1702211.4884 East: 1670409.2086
Line Course: N 00-43-23.9 W Length: 170.0044	North: 1702206.1336 East: 1670139.2630
Line Course: S 88-51-49.0 W Length: 826.4491	North: 1702376.1245 East: 1670137.1169
Line Course: S 49-32-55.6 E Length: 256.1149	North: 1702359.7340 East: 1669310.8303
Line Course: S 88-51-49.0 W Length: 372.1975	North: 1702193.5665 East: 1669505.7232
Line Course: N 00-41-40.3 W Length: 788.5832	North: 1702186.1850 East: 1669133.5989
Line Course: N 88-51-25.5 E Length: 1275.4656	North: 1702974.7102 East: 1669124.0401
Line Course: S 00-43-23.9 E Length: 788.7251	North: 1703000.1511 East: 1670399.2519
	North: 1702211.4888 East: 1670409.2086

Perimeter: 4747.5384 Area: 881,918. sq.ft. 20.24 acres

#### *Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0005 Course: N 01-28-53.4 W  
 Error North: 0.00047 East: -0.00001  
 Precision 1: 9,495,077.0000

Parcel name: FINAL PLAT BOUNDARY - POST ST. DED

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Line Course: S 88-51-49.0 W Length: 259.9984	North: 1702211.2900	East: 1670399.2103
Line Course: N 00-43-23.9 W Length: 170.0044	North: 1702206.1336	East: 1670139.2630
Line Course: S 88-51-49.0 W Length: 826.4491	North: 1702376.1245	East: 1670137.1169
Line Course: S 49-32-55.6 E Length: 256.1149	North: 1702359.7340	East: 1669310.8304
Line Course: S 88-51-49.0 W Length: 372.1975	North: 1702193.5665	East: 1669505.7232
Line Course: N 00-41-40.3 W Length: 788.5832	North: 1702186.1850	East: 1669133.5989
Line Course: N 88-51-25.5 E Length: 1265.4653	North: 1702974.7102	East: 1669124.0401
Line Course: S 00-43-23.9 E Length: 788.7240	North: 1702999.9516	East: 1670389.2536
	North: 1702211.2905	East: 1670399.2103

Perimeter: 4727.5367 Area: 874,031. sq.ft. 20.06 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0004 Course: N 00-26-25.5 W  
 Error North: 0.00043 East: -0.00000  
 Precision 1: 11,818,842.0000

Parcel name: -HILLCREST ST. AND CIR.

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Line Course: S 00-43-23.9 E Length: 281.6379	North: 1702822.5062	East: 1670239.4860
Line Course: S 00-43-23.9 E Length: 162.6373	North: 1702540.8907	East: 1670243.0413
	North: 1702378.2664	East: 1670245.0944

Parcel name: -IRONHORSE ST. AND CIR.

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Line Course: S 88-51-25.5 W Length: 60.0016	North: 1702779.1665	East: 1670452.0457
	North: 1702777.9697	East: 1670392.0560
Curve Length: 133.8798	Radius: 250.0000	
Delta: 30-40-58.8	Tangent: 68.5869	
Chord: 132.2858	Course: N 75-48-05.1 W	
Course In: N 01-08-34.5 W	Course Out: S 29-32-24.3 W	
RP North: 1703027.9200	East: 1670387.0695	
End North: 1702810.4172	East: 1670263.8114	
Curve Length: 27.1771	Radius: 250.0000	
Delta: 6-13-42.7	Tangent: 13.6020	
Chord: 27.1637	Course: N 63-34-27.0 W	
Course In: S 29-32-24.3 W	Course Out: N 23-18-41.6 E	
RP North: 1702592.9145	East: 1670140.5533	
End North: 1702822.5061	East: 1670239.4860	

Curve Length: 106.7028                      Radius: 250.0000  
 Delta: 24-27-16.1                      Tangent: 54.1763  
 Chord: 105.8946                      Course: N 78-54-56.4 W  
 Course In: S 23-18-41.6 W    Course Out: N 01-08-34.5 W  
 RP North: 1702592.9145 East: 1670140.5533  
 End North: 1702842.8647 East: 1670135.5668

Line Course: S 88-51-25.5 W Length: 500.3433

North: 1702832.8847 East: 1669635.3231

Line Course: S 88-51-25.5 W Length: 152.2343

North: 1702829.8482 East: 1669483.1191

Curve Length: 250.1556                      Radius: 160.0000  
 Delta: 89-34-49.4                      Tangent: 158.8325  
 Chord: 225.4441                      Course: S 44-04-00.8 W  
 Course In: S 01-08-34.5 E    Course Out: S 89-16-36.1 W  
 RP North: 1702669.8800 East: 1669486.3105  
 End North: 1702667.8602 East: 1669326.3232

Line Course: S 00-43-23.9 E Length: 74.7127

North: 1702593.1535 East: 1669327.2664

Line Course: S 89-16-36.1 W Length: 18.0000

North: 1702592.9263 East: 1669309.2678

**Parcel name: -OXFORD ST.**

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Line Course: S 00-43-23.9 E Length: 213.3460

North: 1702832.8848 East: 1669635.3230

North: 1702619.5558 East: 1669638.0163

Curve Length: 142.0205                      Radius: 90.0000  
 Delta: 90-24-47.1                      Tangent: 90.6512  
 Chord: 127.7372                      Course: S 45-55-47.5 E  
 Course In: N 89-16-36.1 E    Course Out: S 01-08-11.0 E  
 RP North: 1702620.6920 East: 1669728.0091  
 End North: 1702530.7097 East: 1669729.7940

Line Course: N 88-51-49.0 E Length: 513.3483

North: 1702540.8907 East: 1670243.0414

**Parcel name: DRAINAGE DED.**

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Line Course: S 49-37-51.5 E Length: 237.8337

North: 1702513.7807                      East : 1669129.6276

Line Course: S 49-32-55.6 E Length: 256.1149

North: 1702359.7339                      East : 1669310.8304

Line Course: S 88-51-49.0 W Length: 372.1975

North: 1702193.5664                      East : 1669505.7232

Line Course: N 00-41-40.3 W Length: 327.6200

North: 1702186.1848                      East : 1669133.5989

North: 1702513.7808                      East : 1669129.6276

Perimeter: 1193.7661    Area: 61,011. sq.ft. 1.40 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0001                      Course: N 45-26-02.4 E

Error North: 0.00006    East : 0.00006

Precision 1: 11,937,661.0000

Parcel name: -RESERVE A

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Line Course: N 88-51-49.0 E Length: 132.5224 North: 1702603.4797 East : 1669128.5402  
 North: 1702606.1079 East : 1669261.0366  
 Curve Length: 92.5103 Radius: 50.0000  
 Delta: 106-00-32.3 Tangent: 66.3630  
 Chord: 79.8683 Course: S 37-43-07.8 E  
 Course In: S 74-42-51.6 E Course Out: S 00-43-23.9 E  
 RP North: 1702592.9263 East : 1669309.2677  
 End North: 1702542.9303 East : 1669309.8989  
 Line Course: S 00-43-23.9 E Length: 25.0000 North: 1702517.9323 East : 1669310.2145  
 Line Course: S 33-40-35.0 E Length: 187.6352 North: 1702361.7855 East : 1669414.2585  
 Line Course: S 88-51-49.0 W Length: 103.4485 North: 1702359.7339 East : 1669310.8304  
 Line Course: N 49-37-51.5 W Length: 237.8337 North: 1702513.7807 East : 1669129.6276  
 Line Course: N 00-41-40.3 W Length: 89.7056 North: 1702603.4797 East : 1669128.5403

Perimeter: 868.6557 Area: 35,964. sq.ft. 0.82 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0001 Course: N 40-22-45.4 E  
 Error North: 0.00004 East : 0.00004  
 Precision 1: 8,560,137.0000

Parcel name: -RESERVE B

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Curve Length: 123.7602 Radius: 282.0000 North: 1702770.4001 East: 1670272.1455  
 Delta: 25-08-42.6 Tangent: 62.8928  
 Chord: 122.7694 Course: S 78-31-21.7 E  
 Course In: N 24-02-59.6 E Course Out: S 01-05-43.0 E  
 RP North: 1703027.9200 East: 1670387.0695  
 End North: 1702745.9715 East: 1670392.4600  
 Line Course: S 00-43-23.9 E Length: 35.0001 North: 1702710.9742 East: 1670392.9018  
 Line Course: S 88-51-25.5 W Length: 119.9997 North: 1702708.5806 East: 1670272.9260  
 Line Course: N 00-43-23.9 W Length: 61.8244 North: 1702770.4001 East: 1670272.1455

Perimeter: 340.5845 Area: 5,254. sq.ft. 0.12 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: S 12-51-55.9 E

Error North: -0.00002 East: 0.00000  
 Precision 1: 339,593,600.0000

**Parcel name: BLOCK 1, LOT 1**

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Line Course: N 88-51-25.5 E Length: 119.9997	North: 1702708.5807 East: 1670272.9260
Line Course: S 00-43-23.9 E Length: 85.0000	North: 1702710.9742 East: 1670392.9018
Line Course: S 88-51-25.5 W Length: 119.9997	North: 1702625.9810 East: 1670393.9748
Line Course: N 00-43-23.9 W Length: 85.0000	North: 1702623.5874 East: 1670273.9990
	North: 1702708.5807 East: 1670272.9260

Perimeter: 409.9995 Area: 10,199. sq.ft. 0.23 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: S 90-00-00.0 E  
 Error North: 0.00000 East: 0.00000  
 Precision 1: 409,999,400.0000

**Parcel name: BLOCK 1, LOT 2**

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Line Course: N 88-51-25.5 E Length: 119.9997	North: 1702623.5874 East: 1670273.9990
Line Course: S 00-43-23.9 E Length: 85.0000	North: 1702625.9810 East: 1670393.9748
Line Course: S 88-51-25.5 W Length: 119.9997	North: 1702540.9878 East: 1670395.0479
Line Course: N 00-43-23.9 W Length: 85.0000	North: 1702538.5942 East: 1670275.0720
	North: 1702623.5874 East: 1670273.9990

Perimeter: 409.9995 Area: 10,199. sq.ft. 0.23 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: S 90-00-00.0 E  
 Error North: 0.00000 East: 0.00000  
 Precision 1: 409,999,400.0000

**Parcel name: BLOCK 1, LOT 3**

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Line Course: N 88-51-25.5 E Length: 119.9997	North: 1702538.5942 East: 1670275.0720
Line Course: S 00-43-23.9 E Length: 85.0000	North: 1702540.9878 East: 1670395.0479
Line Course: S 88-51-25.5 W Length: 119.9997	North: 1702455.9945 East: 1670396.1209
Line Course: N 00-43-23.9 W Length: 85.0000	North: 1702453.6010 East: 1670276.1451
	North: 1702538.5942 East: 1670275.0720

Perimeter: 409.9994 Area: 10,199. sq.ft. 0.23 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: S 90-00-00.0 E  
 Error North: 0.00000 East: 0.00000  
 Precision 1: 409,999,400.0000

Parcel name: BLOCK 1, LOT 4

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Line Course: N 88-51-25.5 E Length: 119.9997	North: 1702453.6010 East: 1670276.1451
Line Course: S 00-43-23.9 E Length: 103.1297	North: 1702455.9945 East: 1670396.1209
Line Course: N 80-32-08.7 W Length: 104.4304	North: 1702352.8731 East: 1670397.4228
Curve Length: 52.7063 Radius: 50.0000	North: 1702370.0448 East: 1670294.4138
Delta: 60-23-49.3 Tangent: 29.0990	
Chord: 50.2998 Course: N 20-44-03.3 W	
Course In: N 80-32-08.7 W Course Out: N 39-04-02.0 E	
RP North: 1702378.2664 East: 1670245.0944	
End North: 1702417.0868 East: 1670276.6060	
Line Course: N 00-43-23.9 W Length: 36.5172	North: 1702453.6011 East: 1670276.1450

Perimeter: 416.7834 Area: 10,417. sq.ft. 0.23 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0001 Course: N 27-35-53.7 W  
 Error North: 0.00009 East: -0.00005  
 Precision 1: 4,143,768.0000

Parcel name: BLOCK 1, LOT 5

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Line Course: S 80-32-08.7 E Length: 104.4304	North: 1702370.0448	East : 1670294.4139
Line Course: S 00-43-23.9 E Length: 141.5943	North: 1702352.8730	East : 1670397.4228
Line Course: S 88-51-49.0 W Length: 124.9984	North: 1702211.2900	East : 1670399.2103
Line Course: N 09-45-28.6 W Length: 121.9429	North: 1702208.8110	East : 1670274.2365
Curve Length: 61.7653 Radius: 50.0000	North: 1702328.9897	East : 1670253.5688
Delta: 70-46-40.1 Tangent: 35.5186		
Chord: 57.9123 Course: N 44-51-11.4 E		
Course In: N 09-45-28.6 W Course Out: S 80-32-08.7 E		
RP North: 1702378.2663 East : 1670245.0945		
End North: 1702370.0447 East : 1670294.4139		

Perimeter: 554.7313 Area: 19,841. sq.ft. 0.45 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0001      Course: S 27-29-35.4 E  
 Error North: -0.00007      East : 0.00004  
 Precision 1: 5,508,783.0000

**Parcel name: BLOCK 1, LOT 6**

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Line Course: N 88-51-49.0 E Length: 57.9988      North: 1702376.1245 East: 1670137.1169  
 North: 1702377.2747 East: 1670195.1043  
 Curve Length: 86.0635      Radius: 50.0000  
     Delta: 98-37-17.6      Tangent: 58.1525  
     Chord: 75.8257      Course: S 50-26-49.8 E  
     Course In: N 88-51-49.0 E      Course Out: S 09-45-28.6 E  
     RP North: 1702378.2664 East: 1670245.0944  
     End North: 1702328.9897 East: 1670253.5687  
 Line Course: S 09-45-28.6 E Length: 121.9429  
 North: 1702208.8110 East: 1670274.2364  
 Line Course: S 88-51-49.0 W Length: 135.0000  
 North: 1702206.1336 East: 1670139.2629  
 Line Course: N 00-43-23.9 W Length: 170.0044  
 North: 1702376.1245 East: 1670137.1168

Perimeter: 571.0097      Area: 18,503. sq.ft. 0.42 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000      Course: N 54-51-58.2 W  
 Error North: 0.00003      East: -0.00004  
 Precision 1: 560,771,800.0000

**Parcel name: BLOCK 1, LOT 7**

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Line Course: N 88-51-49.0 E Length: 100.0000      North: 1702506.2745 East: 1670111.4713  
 North: 1702508.2578 East: 1670211.4517  
 Line Course: S 00-43-23.9 E Length: 91.9863  
 North: 1702416.2788 East: 1670212.6129  
 Curve Length: 44.1765      Radius: 50.0000  
     Delta: 50-37-21.1      Tangent: 23.6469  
     Chord: 42.7536      Course: S 24-10-29.6 W  
     Course In: S 40-30-49.9 E      Course Out: S 88-51-49.0 W  
     RP North: 1702378.2664 East: 1670245.0945  
     End North: 1702377.2747 East: 1670195.1043  
 Line Course: S 88-51-49.0 W Length: 82.0000  
 North: 1702375.6485 East: 1670113.1204  
 Line Course: N 00-43-23.9 W Length: 130.6365  
 North: 1702506.2745 East: 1670111.4713

Perimeter: 448.7993      Area: 12,577. sq.ft. 0.28 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000      Course: N 79-15-07.7 W  
 Error North: 0.00001      East: -0.00004

Precision 1: 447,376,400.0000

**Parcel name: BLOCK 1, LOT 8**

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Line Course: N 88-51-49.0 E Length: 85.0000	North: 1702504.5888 East: 1670026.4880
Line Course: S 00-43-23.9 E Length: 130.6365	North: 1702506.2745 East: 1670111.4713
Line Course: S 88-51-49.0 W Length: 85.0000	North: 1702375.6484 East: 1670113.1204
Line Course: N 00-43-23.9 W Length: 130.6365	North: 1702373.9627 East: 1670028.1372
	North: 1702504.5888 East: 1670026.4880

Perimeter: 431.2730 Area: 11,103. sq.ft. 0.25 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: S 90-00-00.0 E  
 Error North: 0.00000 East: 0.00000  
 Precision 1: 431,273,000.0000

**Parcel name: BLOCK 1, LOT 9**

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Line Course: N 88-51-49.0 E Length: 85.0000	North: 1702502.9030 East: 1669941.5048
Line Course: S 00-43-23.9 E Length: 130.6365	North: 1702504.5888 East: 1670026.4880
Line Course: S 88-51-49.0 W Length: 85.0000	North: 1702373.9627 East: 1670028.1372
Line Course: N 00-43-23.9 W Length: 130.6365	North: 1702372.2769 East: 1669943.1539
	North: 1702502.9030 East: 1669941.5048

Perimeter: 431.2730 Area: 11,103. sq.ft. 0.25 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: S 90-00-00.0 E  
 Error North: 0.00000 East: 0.00000  
 Precision 1: 431,273,000.0000

**Parcel name: BLOCK 1, LOT 10**

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Line Course: N 88-51-49.0 E Length: 85.0000	North: 1702501.2172 East: 1669856.5215
Line Course: S 00-43-23.9 E Length: 130.6365	North: 1702502.9030 East: 1669941.5048
Line Course: S 88-51-49.0 W Length: 85.0000	North: 1702372.2769 East: 1669943.1539
Line Course: N 00-43-23.9 W Length: 130.6365	North: 1702370.5911 East: 1669858.1706
	North: 1702501.2172 East: 1669856.5215

Perimeter: 431.2730 Area: 11,103. sq.ft. 0.25 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: S 90-00-00.0 E  
 Error North: 0.00000 East: 0.00000  
 Precision 1: 431,273,000.0000

Parcel name: BLOCK 1, LOT 11

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Line Course: N 88-51-49.0 E Length: 85.0000	North: 1702499.5315 East: 1669771.5382
Line Course: S 00-43-23.9 E Length: 130.6365	North: 1702501.2172 East: 1669856.5215
Line Course: S 88-51-49.0 W Length: 85.0000	North: 1702370.5911 East: 1669858.1706
Line Course: N 00-43-23.9 W Length: 130.6365	North: 1702368.9054 East: 1669773.1873
	North: 1702499.5315 East: 1669771.5382

Perimeter: 431.2730 Area: 11,103. sq.ft. 0.25 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: S 90-00-00.0 E  
 Error North: 0.00000 East: 0.00000  
 Precision 1: 431,273,000.0000

Parcel name: BLOCK 1, LOT 12

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Curve Length: 41.6767 Radius: 122.0000	North: 1702504.9537 East: 1669689.4261
Delta: 19-34-22.6 Tangent: 21.0434	
Chord: 41.4744 Course: S 81-20-59.7 E	
Course In: N 18-26-11.6 E Course Out: S 01-08-11.0 E	
RP North: 1702620.6920 East: 1669728.0091	
End North: 1702498.7160 East: 1669730.4287	
Line Course: N 88-51-49.0 E Length: 41.1176	
	North: 1702499.5315 East: 1669771.5382
Line Course: S 00-43-23.9 E Length: 130.6365	
	North: 1702368.9054 East: 1669773.1874
Line Course: S 88-51-49.0 W Length: 130.0000	
	North: 1702366.3271 East: 1669643.2129
Line Course: N 18-26-11.6 E Length: 146.1266	
	North: 1702504.9537 East: 1669689.4261

Perimeter: 489.5574 Area: 14,113. sq.ft. 0.32 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: S 66-52-20.7 E  
 Error North: -0.00001 East: 0.00002  
 Precision 1: 489,355,100.0000

Parcel name: BLOCK 1, LOT 13

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North: 1702544.2964 East: 1669632.8896

Curve Length: 69.8276                      Radius: 122.0000  
 Delta: 32-47-37.1                      Tangent: 35.8992  
 Chord: 68.8783                      Course: S 55-09-59.9 E  
 Course In: N 51-13-48.7 E    Course Out: S 18-26-11.6 W  
 RP North: 1702620.6920 East: 1669728.0091  
 End North: 1702504.9537 East: 1669689.4261

Line Course: S 18-26-11.6 W Length: 146.1266

North: 1702366.3272 East: 1669643.2129

Line Course: S 88-51-49.0 W Length: 153.9994

North: 1702363.2730 East: 1669489.2438

Line Course: N 00-43-23.9 W Length: 65.0000

North: 1702428.2678 East: 1669488.4233

Line Course: N 51-13-48.7 E Length: 185.2922

North: 1702544.2965 East: 1669632.8897

Perimeter: 620.2457 Area: 23,058. sq.ft. 0.52 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0001                      Course: N 45-23-56.4 E

Error North: 0.00005                      East: 0.00005

Precision 1: 6,192,965.0000

**Parcel name: BLOCK 1, LOT 14**

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Line Course: N 88-51-49.0 E Length: 121.4707

North: 1702597.8707 East: 1669486.2820

North: 1702600.2797 East: 1669607.7288

Curve Length: 62.0439                      Radius: 122.0000  
 Delta: 29-08-17.3                      Tangent: 31.7083  
 Chord: 61.3775                      Course: S 24-12-02.6 E  
 Course In: N 80-22-06.0 E    Course Out: S 51-13-48.7 W  
 RP North: 1702620.6920 East: 1669728.0091  
 End North: 1702544.2964 East: 1669632.8896

Line Course: S 51-13-48.7 W Length: 185.2922

North: 1702428.2677 East: 1669488.4232

Line Course: N 00-43-23.9 W Length: 169.6164

North: 1702597.8706 East: 1669486.2820

Perimeter: 538.4232 Area: 15,643. sq.ft. 0.35 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0001                      Course: S 27-13-29.6 W

Error North: -0.00007                      East: -0.00004

Precision 1: 5,377,568.0000

**Parcel name: BLOCK 1, LOT 15**

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Line Course: N 88-51-49.0 E Length: 119.9990

North: 1702687.8635 East: 1669485.1459

North: 1702690.2434 East: 1669605.1213

Line Course: S 00-43-23.9 E Length: 71.0972

North: 1702619.1518 East: 1669606.0188

Curve Length: 18.9686                      Radius: 122.0000

Delta: 8-54-30.1           Tangent: 9.5034  
 Chord: 18.9495            Course: S 05-10-39.0 E  
 Course In: N 89-16-36.1 E   Course Out: S 80-22-06.0 W  
 RP North: 1702620.6919 East: 1669728.0091  
 End North: 1702600.2796 East: 1669607.7288  
 Line Course: S 88-51-49.0 W Length: 121.4707  
 North: 1702597.8706 East: 1669486.2820  
 Line Course: N 00-43-23.9 W Length: 90.0000  
 North: 1702687.8634 East: 1669485.1459

Perimeter: 421.5355 Area: 10,808. sq.ft. 0.24 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0001           Course: S 02-22-18.1 W  
 Error North: -0.00008   East: -0.00000  
 Precision 1: 4,215,164.0000

**Parcel name: BLOCK 1, LOT 16**

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Line Course: N 88-51-25.5 E Length: 119.9991  
 North: 1702797.8547 East: 1669483.7573  
 North: 1702800.2483 East: 1669603.7325  
 Line Course: S 00-43-23.9 E Length: 110.0136  
 North: 1702690.2434 East: 1669605.1213  
 Line Course: S 88-51-49.0 W Length: 119.9990  
 North: 1702687.8636 East: 1669485.1459  
 Line Course: N 00-43-23.9 W Length: 110.0000  
 North: 1702797.8548 East: 1669483.7573

Perimeter: 460.0118 Area: 13,200. sq.ft. 0.30 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0001           Course: N 00-12-17.7 W  
 Error North: 0.00007   East: -0.00000  
 Precision 1: 4,600,117.0000

**Parcel name: BLOCK 1, LOT 17**

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Curve Length: 200.1245           Radius: 128.0000  
 Delta: 89-34-49.4           Tangent: 127.0660  
 Chord: 180.3553           Course: N 44-04-00.8 E  
 Course In: N 89-16-36.1 E   Course Out: N 01-08-34.5 W  
 RP North: 1702669.8802 East: 1669486.3104  
 End North: 1702797.8547 East: 1669483.7573  
 Line Course: S 00-43-23.9 E Length: 150.0000  
 North: 1702647.8667 East: 1669485.6508  
 Line Course: S 88-51-49.0 W Length: 127.0659  
 North: 1702645.3467 East: 1669358.6099  
 Line Course: N 00-43-23.9 W Length: 22.9195  
 North: 1702668.2643 East: 1669358.3206

Perimeter: 500.1100 Area: 15,601. sq.ft. 0.35 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: S 73-12-00.2 E  
 Error North: -0.00000 East: 0.00001  
 Precision 1: 480,340,700.0000

**Parcel name: BLOCK 1, LOT 18**

Line Course: N 88-51-49.0 E Length: 127.0659 North: 1702645.3466 East: 1669358.6099  
 Line Course: S 00-43-23.9 E Length: 148.4448 North: 1702647.8667 East: 1669485.6508  
 Line Course: N 62-19-25.6 W Length: 151.2870 North: 1702499.4337 East: 1669487.5248  
 Curve Length: 24.7833 Radius: 50.0000 North: 1702569.7027 East: 1669353.5470  
 Delta: 28-23-58.3 Tangent: 12.6517  
 Chord: 24.5303 Course: N 13-28-35.2 E  
 Course In: N 62-19-25.6 W Course Out: N 89-16-36.1 E  
 RP North: 1702592.9264 East: 1669309.2677  
 End North: 1702593.5575 East: 1669359.2637  
 Line Course: N 00-43-23.9 W Length: 51.7932  
 North: 1702645.3466 East: 1669358.6099

Perimeter: 503.3742 Area: 14,495. sq.ft. 0.33 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: S 42-23-33.1 W  
 Error North: -0.00003 East: -0.00003  
 Precision 1: 503,121,200.0000

**Parcel name: BLOCK 1, LOT 19**

Curve Length: 53.7566 Radius: 50.0000 North: 1702542.9303 East: 1669309.8989  
 Delta: 61-36-01.7 Tangent: 29.8063  
 Chord: 51.2046 Course: N 58-28-35.2 E  
 Course In: N 00-43-23.9 W Course Out: S 62-19-25.6 E  
 RP North: 1702592.9264 East: 1669309.2678  
 End North: 1702569.7026 East: 1669353.5470  
 Line Course: S 62-19-25.6 E Length: 151.2870  
 North: 1702499.4337 East: 1669487.5248  
 Line Course: S 00-43-23.9 E Length: 136.1716 North: 1702363.2729 East: 1669489.2437  
 Line Course: S 88-51-49.0 W Length: 75.0000 North: 1702361.7855 East: 1669414.2585  
 Line Course: N 33-40-35.0 W Length: 187.6352 North: 1702517.9322 East: 1669310.2145  
 Line Course: N 00-43-23.9 W Length: 25.0000 North: 1702542.9302 East: 1669309.8989

Perimeter: 628.8504 Area: 23,283. sq.ft. 0.53 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0001 Course: S 24-04-14.7 W  
 Error North: -0.00009 East: -0.00004  
 Precision 1: 6,262,984.0000

Parcel name: BLOCK 1, LOT 20

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Line Course: S 70-40-02.9 E Length: 177.9358 North: 1702741.9723 East: 1669126.8613  
 North: 1702683.0667 East: 1669294.7639  
 Curve Length: 15.6207 Radius: 192.0000  
 Delta: 4-39-41.2 Tangent: 7.8146  
 Chord: 15.6163 Course: S 01-36-28.6 W  
 Course In: S 86-03-40.8 E Course Out: S 89-16-38.0 W  
 RP North: 1702669.8785 East: 1669486.3104  
 End North: 1702667.4565 East: 1669294.3257  
 Line Course: S 00-43-23.9 E Length: 26.7128  
 North: 1702640.7458 East: 1669294.6629  
 Curve Length: 50.3796 Radius: 50.0000  
 Delta: 57-43-50.9 Tangent: 27.5621  
 Chord: 48.2754 Course: S 44-09-03.8 W  
 Course In: S 16-59-00.7 E Course Out: N 74-42-51.6 W  
 RP North: 1702592.9264 East: 1669309.2678  
 End North: 1702606.1079 East: 1669261.0366  
 Line Course: S 88-51-49.0 W Length: 132.5224  
 North: 1702603.4797 East: 1669128.5402  
 Line Course: N 00-41-40.3 W Length: 138.5028  
 North: 1702741.9723 East: 1669126.8614  
 Perimeter: 541.6741 Area: 17,128. sq.ft. 0.39 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: N 84-01-08.8 E  
 Error North: 0.00000 East: 0.00004  
 Precision 1: 539,565,500.0000

Parcel name: BLOCK 1, LOT 21

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Line Course: S 61-01-19.7 E Length: 220.6610 North: 1702869.8027 East: 1669125.3117  
 North: 1702762.8987 East: 1669318.3475  
 Curve Length: 83.9088 Radius: 192.0000  
 Delta: 25-02-22.9 Tangent: 42.6352  
 Chord: 83.2427 Course: S 16-27-28.8 W  
 Course In: S 61-01-19.7 E Course Out: N 86-03-42.6 W  
 RP North: 1702669.8802 East: 1669486.3105  
 End North: 1702683.0667 East: 1669294.7638  
 Line Course: N 70-40-02.9 W Length: 177.9356  
 North: 1702741.9723 East: 1669126.8614  
 Line Course: N 00-41-40.3 W Length: 127.8398  
 North: 1702869.8027 East: 1669125.3118  
 Perimeter: 610.3453 Area: 19,397. sq.ft. 0.44 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0001 Course: S 72-49-54.8 E  
 Error North: -0.00003 East: 0.00011  
 Precision 1: 6,096,791.0000

*Parcel name: BLOCK 1, LOT 22*

Line Course: N 88-51-25.5 E Length: 119.4947 North: 1702974.7100 East: 1669124.0400  
 Line Course: S 38-19-13.2 E Length: 199.5758 North: 1702977.0935 East: 1669243.5109  
 Curve Length: 76.0745 Radius: 192.0000 North: 1702820.5150 East: 1669367.2594  
 Delta: 22-42-06.5 Tangent: 38.5428  
 Chord: 75.5778 Course: S 40-19-43.6 W  
 Course In: S 38-19-13.2 E Course Out: N 61-01-19.7 W  
 RP North: 1702669.8802 East: 1669486.3104  
 End North: 1702762.8988 East: 1669318.3475  
 Line Course: N 61-01-19.7 W Length: 220.6610  
 Line Course: N 00-41-40.3 W Length: 104.9150 North: 1702869.8028 East: 1669125.3117  
 North: 1702974.7101 East: 1669124.0400  
 Perimeter: 720.7208 Area: 30,146. sq.ft. 0.69 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0001 Course: N 03-09-45.1 W  
 Error North: 0.00007 East: -0.00000  
 Precision 1: 7,202,243.0000

*Parcel name: BLOCK 1, LOT 23*

Line Course: N 88-51-25.5 E Length: 158.0529 North: 1702977.0935 East: 1669243.5109  
 Line Course: S 15-16-40.6 E Length: 129.7363 North: 1702980.2460 East: 1669401.5323  
 Curve Length: 77.2158 Radius: 192.0000 North: 1702855.0948 East: 1669435.7181  
 Delta: 23-02-32.6 Tangent: 39.1368  
 Chord: 76.6965 Course: S 63-12-03.1 W  
 Course In: S 15-16-40.6 E Course Out: N 38-19-13.2 W  
 RP North: 1702669.8802 East: 1669486.3104  
 End North: 1702820.5151 East: 1669367.2594  
 Line Course: N 38-19-13.2 W Length: 199.5758  
 North: 1702977.0935 East: 1669243.5109  
 Perimeter: 564.5808 Area: 17,243. sq.ft. 0.39 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0001 Course: N 03-16-19.6 W  
 Error North: 0.00006 East: -0.00000  
 Precision 1: 5,640,615.0000

Parcel name: BLOCK 1, LOT 24

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Line Course: N 88-51-25.5 E Length: 117.9180 North: 1702980.2460 East: 1669401.5324  
 Line Course: S 00-43-23.9 E Length: 119.9983 North: 1702982.5980 East: 1669519.4269  
 Line Course: S 88-51-25.5 W Length: 38.4687 North: 1702862.6093 East: 1669520.9417  
 North: 1702861.8420 East: 1669482.4807  
 Curve Length: 47.3669 Radius: 192.0000  
 Delta: 14-08-06.1 Tangent: 23.8043  
 Chord: 47.2469 Course: S 81-47-22.5 W  
 Course In: S 01-08-34.5 E Course Out: N 15-16-40.6 W  
 RP North: 1702669.8802 East: 1669486.3104  
 End North: 1702855.0947 East: 1669435.7180  
 Line Course: N 15-16-40.6 W Length: 129.7363  
 North: 1702980.2460 East: 1669401.5323

Perimeter: 453.4882 Area: 12,378. sq.ft. 0.28 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0001 Course: S 75-59-27.4 W  
 Error North: -0.00001 East: -0.00005  
 Precision 1: 4,533,682.0000

Parcel name: BLOCK 1, LOT 25

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Line Course: N 88-51-25.5 E Length: 85.0000 North: 1702982.5980 East: 1669519.4269  
 Line Course: S 00-43-23.9 E Length: 119.9983 North: 1702984.2935 East: 1669604.4100  
 Line Course: S 88-51-25.5 W Length: 85.0000 North: 1702864.3047 East: 1669605.9248  
 Line Course: N 00-43-23.9 W Length: 119.9983 North: 1702862.6093 East: 1669520.9417  
 North: 1702982.5980 East: 1669519.4269

Perimeter: 409.9966 Area: 10,199. sq.ft. 0.23 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: S 90-00-00.0 E  
 Error North: 0.00000 East: 0.00000  
 Precision 1: 409,996,600.0000

Parcel name: BLOCK 1, LOT 26

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Line Course: N 88-51-25.5 E Length: 85.0000 North: 1702984.2934 East: 1669604.4100  
 Line Course: S 00-43-23.9 E Length: 119.9983 North: 1702985.9889 East: 1669689.3931  
 Line Course: S 88-51-25.5 W Length: 85.0000 North: 1702866.0001 East: 1669690.9079

Line Course: N 00-43-23.9 W Length: 119.9983

North: 1702864.3047 East: 1669605.9248

North: 1702984.2934 East: 1669604.4100

Perimeter: 409.9966 Area: 10,199. sq.ft. 0.23 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: S 90-00-00.0 E

Error North: 0.00000 East: 0.00000

Precision 1: 409,996,600.0000

**Parcel name: BLOCK 1, LOT 27**

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Line Course: N 88-51-25.5 E Length: 85.0000

North: 1702985.9889 East: 1669689.3931

North: 1702987.6843 East: 1669774.3762

Line Course: S 00-43-23.9 E Length: 119.9983

North: 1702867.6956 East: 1669775.8910

Line Course: S 88-51-25.5 W Length: 85.0000

North: 1702866.0001 East: 1669690.9079

Line Course: N 00-43-23.9 W Length: 119.9983

North: 1702985.9889 East: 1669689.3931

Perimeter: 409.9966 Area: 10,199. sq.ft. 0.23 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: S 90-00-00.0 E

Error North: 0.00000 East: 0.00000

Precision 1: 409,996,600.0000

**Parcel name: BLOCK 1, LOT 28**

---

Line Course: N 88-51-25.5 E Length: 85.0000

North: 1702987.6843 East: 1669774.3762

North: 1702989.3797 East: 1669859.3593

Line Course: S 00-43-23.9 E Length: 119.9983

North: 1702869.3910 East: 1669860.8741

Line Course: S 88-51-25.5 W Length: 85.0000

North: 1702867.6955 East: 1669775.8910

Line Course: N 00-43-23.9 W Length: 119.9983

North: 1702987.6843 East: 1669774.3762

Perimeter: 409.9966 Area: 10,199. sq.ft. 0.23 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: S 90-00-00.0 E

Error North: 0.00000 East: 0.00000

Precision 1: 409,996,600.0000

**Parcel name: BLOCK 1, LOT 29**

---

Line Course: N 88-51-25.5 E Length: 85.0000

North: 1702989.3797 East: 1669859.3593

Line Course: S 00-43-23.9 E Length: 119.9983	North: 1702991.0751 East: 1669944.3424
Line Course: S 88-51-25.5 W Length: 85.0000	North: 1702871.0864 East: 1669945.8572
Line Course: N 00-43-23.9 W Length: 119.9983	North: 1702869.3910 East: 1669860.8741
	North: 1702989.3797 East: 1669859.3593

Perimeter: 409.9966 Area: 10,199. sq.ft. 0.23 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: S 90-00-00.0 E  
 Error North: 0.00000 East: 0.00000  
 Precision 1: 409,996,600.0000

**Parcel name: BLOCK 1, LOT 30**

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Line Course: N 88-51-25.5 E Length: 85.0000	North: 1702991.0751 East: 1669944.3424
Line Course: S 00-43-23.9 E Length: 119.9983	North: 1702992.7706 East: 1670029.3254
Line Course: S 88-51-25.5 W Length: 85.0000	North: 1702872.7818 East: 1670030.8403
Line Course: N 00-43-23.9 W Length: 119.9983	North: 1702871.0864 East: 1669945.8572
	North: 1702991.0751 East: 1669944.3424

Perimeter: 409.9966 Area: 10,199. sq.ft. 0.23 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: S 90-00-00.0 E  
 Error North: 0.00000 East: 0.00000  
 Precision 1: 409,996,600.0000

**Parcel name: BLOCK 1, LOT 31**

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Line Course: N 88-51-25.5 E Length: 85.0000	North: 1702992.7706 East: 1670029.3254
Line Course: S 00-43-23.9 E Length: 119.9983	North: 1702994.4660 East: 1670114.3085
Line Course: S 88-51-25.5 W Length: 85.0000	North: 1702874.4773 East: 1670115.8234
Line Course: N 00-43-23.9 W Length: 119.9983	North: 1702872.7818 East: 1670030.8403
	North: 1702992.7706 East: 1670029.3254

Perimeter: 409.9966 Area: 10,199. sq.ft. 0.23 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: S 90-00-00.0 E  
 Error North: 0.00000 East: 0.00000  
 Precision 1: 409,996,600.0000

Parcel name: BLOCK 1, LOT 32

---

Line Course: N 88-51-25.5 E Length: 85.0000 North: 1702994.4660 East: 1670114.3085  
 Line Course: S 00-43-23.9 E Length: 127.7907 North: 1702996.1614 East: 1670199.2916  
 Curve Length: 66.4471 Radius: 282.0000 North: 1702868.3809 East: 1670200.9048  
 Delta: 13-30-01.8 Tangent: 33.3781  
 Chord: 66.2935 Course: N 84-23-33.6 W  
 Course In: S 12-21-27.3 W Course Out: N 01-08-34.5 W  
 RP North: 1702592.9146 East: 1670140.5534  
 End North: 1702874.8585 East: 1670134.9285  
 Line Course: S 88-51-25.5 W Length: 19.1090  
 Line Course: N 00-43-23.9 W Length: 119.9983 North: 1702874.4773 East: 1670115.8233  
 North: 1702994.4660 East: 1670114.3085  
 Perimeter: 418.3451 Area: 10,369. sq.ft. 0.23 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0001 Course: N 17-05-26.3 W  
 Error North: 0.00006 East: -0.00002  
 Precision 1: 4,181,915.0000

Parcel name: BLOCK 1, LOT 33

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Line Course: N 88-51-25.5 E Length: 85.0000 North: 1702996.1614 East: 1670199.2916  
 Line Course: S 00-43-23.9 E Length: 163.2805 North: 1702997.8568 East: 1670284.2747  
 Curve Length: 7.6804 Radius: 218.0000 North: 1702834.5894 East: 1670286.3359  
 Delta: 2-01-07.0 Tangent: 3.8407  
 Chord: 7.6801 Course: N 61-28-09.2 W  
 Course In: N 27-31-17.3 E Course Out: S 29-32-24.3 W  
 RP North: 1703027.9200 East: 1670387.0696  
 End North: 1702838.2576 East: 1670279.5885  
 Curve Length: 84.5693 Radius: 282.0000  
 Delta: 17-10-57.0 Tangent: 42.6044  
 Chord: 84.2528 Course: N 69-03-04.2 W  
 Course In: S 29-32-24.3 W Course Out: N 12-21-27.3 E  
 RP North: 1702592.9145 East: 1670140.5534  
 End North: 1702868.3809 East: 1670200.9048  
 Line Course: N 00-43-23.9 W Length: 127.7907  
 North: 1702996.1614 East: 1670199.2916  
 Perimeter: 468.3211 Area: 12,149. sq.ft. 0.27 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: S 40-22-24.1 W  
 Error North: -0.00003 East: -0.00003  
 Precision 1: 468,004,100.0000

**Parcel name: BLOCK 1, LOT 34**


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Line Course: N 88-51-25.5 E Length: 104.9997	North: 1702997.8568 East: 1670284.2747
Line Course: S 00-43-23.9 E Length: 189.9982	North: 1702999.9512 East: 1670389.2535
Curve Length: 109.2970                      Radius: 218.0000	North: 1702809.9681 East: 1670391.6520
Delta: 28-43-33.4                      Tangent: 55.8227	
Chord: 108.1559                      Course: N 76-50-29.4 W	
Course In: N 01-12-16.1 W    Course Out: S 27-31-17.3 W	
RP North: 1703027.9200 East: 1670387.0695	
End North: 1702834.5893 East: 1670286.3358	
Line Course: N 00-43-23.9 W Length: 163.2805	North: 1702997.8568 East: 1670284.2746

Perimeter: 567.5754 Area: 19,039. sq.ft. 0.43 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0001                      Course: N 84-51-11.8 W  
 Error North: 0.00001                      East: -0.00008  
 Precision 1: 5,664,343.0000

**Parcel name: BLOCK 2, LOT 1**


---

Line Course: N 88-51-48.5 E Length: 99.9999	North: 1702690.2618 East: 1670109.1486
Line Course: S 00-43-23.9 E Length: 120.0005	North: 1702692.2453 East: 1670209.1288
Line Course: S 88-51-49.0 W Length: 99.9999	North: 1702572.2543 East: 1670210.6437
Line Course: N 00-43-23.9 W Length: 120.0003	North: 1702570.2711 East: 1670110.6634
	North: 1702690.2618 East: 1670109.1486

Perimeter: 440.0006 Area: 11,999. sq.ft. 0.27 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000                      Course: N 03-05-01.6 W  
 Error North: 0.00004                      East: -0.00000  
 Precision 1: 440,000,600.0000

**Parcel name: BLOCK 2, LOT 2**


---

Line Course: N 88-51-48.5 E Length: 84.9999	North: 1702688.5758 East: 1670024.1654
Line Course: S 00-43-23.9 E Length: 120.0003	North: 1702690.2618 East: 1670109.1486
Line Course: S 88-51-49.0 W Length: 84.9999	North: 1702570.2710 East: 1670110.6634
Line Course: N 00-43-23.9 W Length: 120.0001	North: 1702568.5853 East: 1670025.6802
	North: 1702688.5758 East: 1670024.1654

Perimeter: 410.0002 Area: 10,199. sq.ft. 0.23 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: N 14-32-30.6 W  
 Error North: 0.00001 East: -0.00000  
 Precision 1: 410,000,200.0000

**Parcel name: BLOCK 2, LOT 3**

---

Line Course: N 88-51-48.5 E Length: 84.9999	North: 1702686.8898 East: 1669939.1822
	North: 1702688.5758 East: 1670024.1654
Line Course: S 00-43-23.9 E Length: 120.0001	North: 1702568.5853 East: 1670025.6802
Line Course: S 88-51-49.0 W Length: 84.9999	North: 1702566.8995 East: 1669940.6970
Line Course: N 00-43-23.9 W Length: 119.9998	North: 1702686.8898 East: 1669939.1822

Perimeter: 409.9998 Area: 10,199. sq.ft. 0.23 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0001 Course: S 00-10-57.7 W  
 Error North: -0.00009 East: -0.00000  
 Precision 1: 4,099,997.0000

**Parcel name: BLOCK 2, LOT 4**

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Line Course: N 88-51-48.5 E Length: 84.9999	North: 1702685.2039 East: 1669854.1990
	North: 1702686.8898 East: 1669939.1821
Line Course: S 00-43-23.9 E Length: 119.9998	North: 1702566.8996 East: 1669940.6970
Line Course: S 88-51-49.0 W Length: 84.9999	North: 1702565.2138 East: 1669855.7138
Line Course: N 00-43-23.9 W Length: 119.9996	North: 1702685.2039 East: 1669854.1990

Perimeter: 409.9993 Area: 10,199. sq.ft. 0.23 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: N 14-32-30.6 W  
 Error North: 0.00001 East: -0.00000  
 Precision 1: 409,999,200.0000

**Parcel name: BLOCK 2, LOT 5**

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Line Course: N 88-51-48.5 E Length: 84.9999	North: 1702683.5179 East: 1669769.2158
	North: 1702685.2038 East: 1669854.1989
Line Course: S 00-43-23.9 E Length: 119.9996	North: 1702565.2138 East: 1669855.7138

Line Course: S 88-51-49.0 W Length: 84.9999

North: 1702563.5281 East: 1669770.7306

Line Course: N 00-43-23.9 W Length: 119.9994

North: 1702683.5179 East: 1669769.2158

Perimeter: 409.9989 Area: 10,199. sq.ft. 0.23 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: N 14-32-30.6 W

Error North: 0.00001 East: -0.00000

Precision 1: 409,998,800.0000

**Parcel name: BLOCK 2, LOT 6**

---

Line Course: N 88-51-48.5 E Length: 99.9991

North: 1702681.5344 East: 1669669.2364

North: 1702683.5179 East: 1669769.2158

Line Course: S 00-43-23.9 E Length: 119.9994

North: 1702563.5280 East: 1669770.7306

Line Course: S 88-51-49.0 W Length: 41.5794

North: 1702562.7034 East: 1669729.1594

Curve Length: 91.5243 Radius: 58.0000  
 Delta: 90-24-47.1 Tangent: 58.4197  
 Chord: 82.3195 Course: N 45-55-47.5 W  
 Course In: N 01-08-11.0 W Course Out: S 89-16-36.1 W  
 RP North: 1702620.6920 East: 1669728.0091  
 End North: 1702619.9598 East: 1669670.0138

Line Course: N 00-43-23.9 W Length: 61.5795

North: 1702681.5344 East: 1669669.2364

Perimeter: 414.6817 Area: 11,265. sq.ft. 0.25 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: S 58-10-39.6 E

Error North: -0.00002 East: 0.00004

Precision 1: 405,476,900.0000

**Parcel name: BLOCK 2, LOT 7**

---

Line Course: N 88-51-25.5 E Length: 99.9991

North: 1702801.5248 East: 1669667.7215

North: 1702803.5195 East: 1669767.7007

Line Course: S 00-43-23.9 E Length: 120.0111

North: 1702683.5179 East: 1669769.2157

Line Course: S 88-51-48.5 W Length: 99.9991

North: 1702681.5344 East: 1669669.2363

Line Course: N 00-43-23.9 W Length: 120.0000

North: 1702801.5249 East: 1669667.7214

Perimeter: 440.0093 Area: 12,000. sq.ft. 0.27 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0001 Course: N 58-53-10.0 W

Error North: 0.00005 East: -0.00008  
 Precision 1: 4,400,093.0000

**Parcel name: BLOCK 2, LOT 8**

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Line Course: N 88-51-25.5 E Length: 85.0000

North: 1702803.5194 East: 1669767.7008

Line Course: S 00-43-23.9 E Length: 120.0206

North: 1702805.2149 East: 1669852.6838

Line Course: S 88-51-48.5 W Length: 84.9999

North: 1702685.2038 East: 1669854.1990

Line Course: N 00-43-23.9 W Length: 120.0111

North: 1702683.5179 East: 1669769.2158

North: 1702803.5194 East: 1669767.7008

Perimeter: 410.0316 Area: 10,201. sq.ft. 0.23 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: S 56-10-30.2 E

Error North: -0.00002 East: 0.00003

Precision 1: 410,031,600.0000

**Parcel name: BLOCK 2, LOT 9**

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Line Course: N 88-51-25.5 E Length: 85.0000

North: 1702805.2149 East: 1669852.6838

Line Course: S 00-43-23.9 E Length: 120.0300

North: 1702806.9103 East: 1669937.6669

Line Course: S 88-51-48.5 W Length: 84.9999

North: 1702686.8899 East: 1669939.1822

Line Course: N 00-43-23.9 W Length: 120.0206

North: 1702685.2039 East: 1669854.1990

North: 1702805.2149 East: 1669852.6839

Perimeter: 410.0505 Area: 10,201. sq.ft. 0.23 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0001 Course: N 20-52-39.2 E

Error North: 0.00008 East: 0.00003

Precision 1: 4,100,505.0000

**Parcel name: BLOCK 2, LOT 10**

---

Line Course: N 88-51-25.5 E Length: 85.0000

North: 1702806.9103 East: 1669937.6669

Line Course: S 00-43-23.9 E Length: 120.0394

North: 1702808.6057 East: 1670022.6500

Line Course: S 88-51-48.5 W Length: 84.9999

North: 1702688.5759 East: 1670024.1654

Line Course: N 00-43-23.9 W Length: 120.0300

North: 1702686.8899 East: 1669939.1822

North: 1702806.9104 East: 1669937.6670

Perimeter: 410.0694 Area: 10,202. sq.ft. 0.23 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0001 Course: N 20-52-39.0 E  
 Error North: 0.00008 East: 0.00003  
 Precision 1: 4,100,693.0000

Parcel name: BLOCK 2, LOT 11

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Line Course: N 88-51-25.5 E Length: 85.0000	North: 1702808.6057 East: 1670022.6500
Line Course: S 00-43-23.9 E Length: 120.0489	North: 1702810.3011 East: 1670107.6331
Line Course: S 88-51-48.5 W Length: 84.9999	North: 1702690.2618 East: 1670109.1486
Line Course: N 00-43-23.9 W Length: 120.0394	North: 1702688.5758 East: 1670024.1654
	North: 1702808.6057 East: 1670022.6501

Perimeter: 410.0883 Area: 10,203. sq.ft. 0.23 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0000 Course: S 56-10-29.9 E  
 Error North: -0.00002 East: 0.00003  
 Precision 1: 410,088,200.0000

Parcel name: BLOCK 2, LOT 12

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Line Course: N 88-51-25.5 E Length: 28.5777	North: 1702810.3011 East: 1670107.6331
Curve Length: 72.6731 Radius: 218.0000	North: 1702810.8711 East: 1670136.2051
Delta: 19-06-01.0 Tangent: 36.6768	
Chord: 72.3370 Course: S 81-35-34.0 E	
Course In: S 01-08-34.5 E Course Out: N 17-57-26.5 E	
RP North: 1702592.9145 East: 1670140.5534	
End North: 1702800.2949 East: 1670207.7648	
Line Course: S 00-43-23.9 E Length: 108.0582	North: 1702692.2453 East: 1670209.1289
Line Course: S 88-51-48.5 W Length: 99.9999	North: 1702690.2618 East: 1670109.1487
Line Course: N 00-43-23.9 W Length: 120.0489	North: 1702810.3012 East: 1670107.6332

Perimeter: 429.3577 Area: 11,722. sq.ft. 0.26 acres

*Mapcheck Closure - (Uses listed courses and chords)*

Error Closure: 0.0001 Course: N 56-19-44.5 E  
 Error North: 0.00005 East: 0.00008  
 Precision 1: 4,290,217.0000