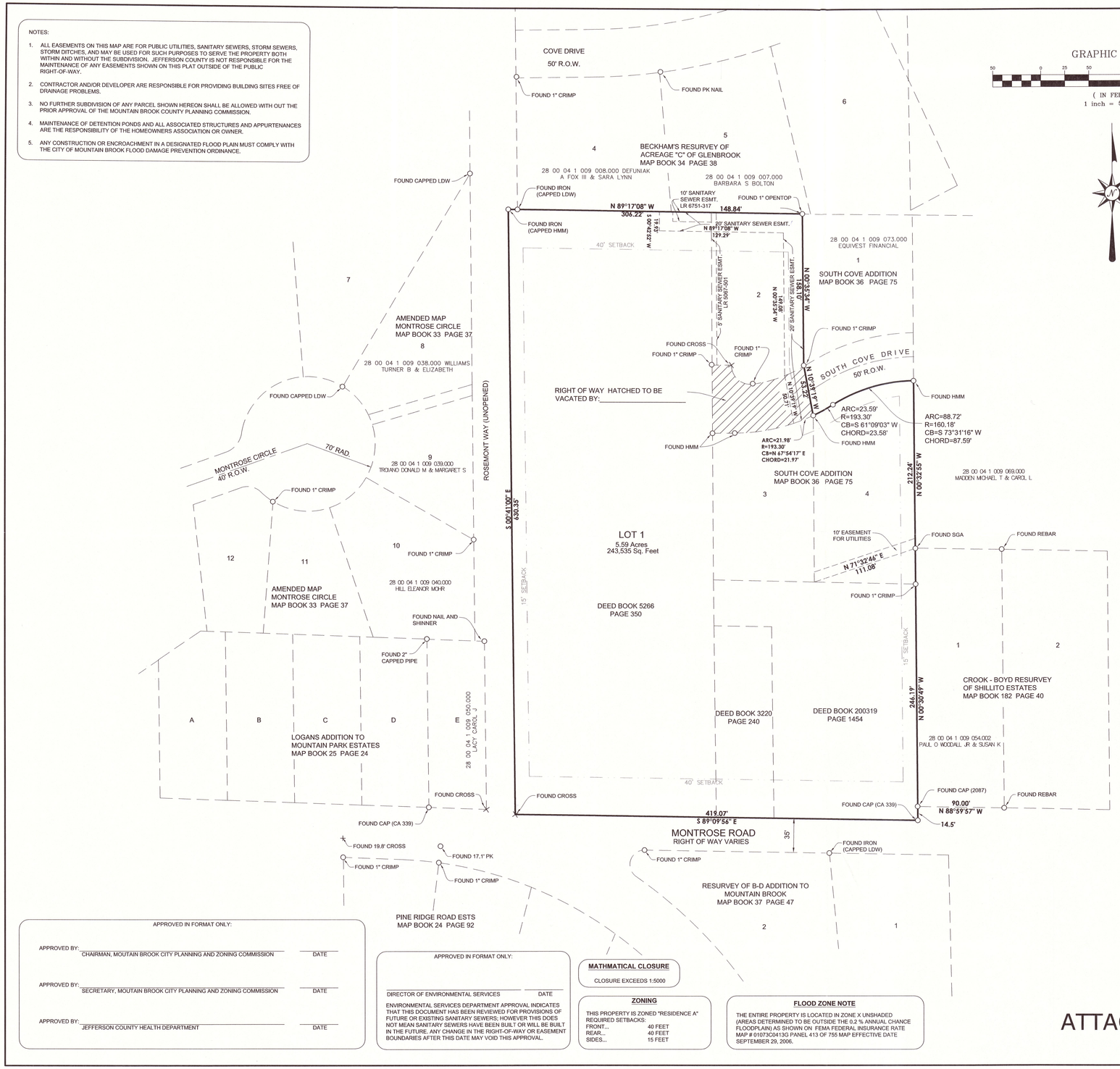
P-16-23

NOTES:

1. ALL EASEMENTS ON THIS MAP ARE FOR PUBLIC UTILITIES, SANITARY SEWERS, STORM SEWERS, STORM DITCHES, AND MAY BE USED FOR SUCH PURPOSES TO SERVE THE PROPERTY BOTH WITHIN AND WITHOUT THE SUBDIVISION. JEFFERSON COUNTY IS NOT RESPONSIBLE FOR THE MAINTENANCE OF ANY EASEMENTS SHOWN ON THIS PLAT OUTSIDE OF THE PUBLIC RIGHT-OF-WAY.
2. CONTRACTOR AND/OR DEVELOPER ARE RESPONSIBLE FOR PROVIDING BUILDING SITES FREE OF DRAINAGE PROBLEMS.
3. NO FURTHER SUBDIVISION OF ANY PARCEL SHOWN HEREON SHALL BE ALLOWED WITH OUT THE PRIOR APPROVAL OF THE MOUNTAIN BROOK COUNTY PLANNING COMMISSION.
4. MAINTENANCE OF DETENTION PONDS AND ALL ASSOCIATED STRUCTURES AND APPURTENANCES ARE THE RESPONSIBILITY OF THE HOMEOWNERS ASSOCIATION OR OWNER.
5. ANY CONSTRUCTION OR ENCROACHMENT IN A DESIGNATED FLOOD PLAIN MUST COMPLY WITH THE CITY OF MOUNTAIN BROOK FLOOD DAMAGE PREVENTION ORDINANCE.



GRAPHIC SCALE

50 0 25 50 100 200

(IN FEET)
1 inch = 50 ft.

SAINT LUKES EPISCOPAL CHURCH SURVEY

BEING A RESURVEY OF LOTS 2,3 AND 4, ACCORDING TO THE SURVEY OF SOUTH COVE ADDITION, AS RECORDED IN MAP BOOK 36, PAGE 75, AND ALSO A TRACT OF LAND ALL SITUATED IN THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 18 SOUTH RANGE 2 WEST, JEFFERSON COUNTY ALABAMA.

STATE OF ALABAMA
COUNTY OF JEFFERSON

THE UNDERSIGNED, JEFF D. ARRINGTON, A REGISTERED LAND SURVEYOR, STATE OF ALABAMA, AND THE EPISCOPAL CHURCH IN THE DIOCESE OF ALABAMA, OWNER, HEREBY CERTIFY THAT THIS PLAT OR MAP WAS MADE PURSUANT TO A SURVEY MADE BY SAID SURVEYOR AND THAT SAID SURVEY AND THIS PLAT OR MAP WERE MADE AT THE INSTANCE OF SAID OWNER; THAT THIS PLAT OR MAP IS A TRUE AND CORRECT MAP OF LANDS SHOWN THEREIN AND KNOWN AS "SAINT LUKES EPISCOPAL CHURCH SURVEY" SHOWING THE SUBDIVISIONS INTO WHICH IT IS PROPOSED TO DIVIDE SAID LANDS, GIVING THE LENGTH, AND ANGLES OF THE BOUNDARIES OF EACH LOT AND ITS NUMBER, SHOWING THE STREETS, ALLEYS AND PUBLIC GROUNDS, GIVING THE LENGTH, WIDTH AND NAME OF EACH STREET, AS WELL AS THE NUMBER OF EACH LOT AND BLOCK AND SHOWING THE RELATION OF THE LANDS TO SOUTH COVE ADDITION AS RECORDED IN MAP BOOK 36, PAGE 75 ; AND THAT IRON PINS HAVE BEEN INSTALLED AT ALL LOT CORNERS AND CURVE POINTS AS SHOWN AND DESIGNATED BY SMALL OPEN CIRCLES ON SAID PLAT OR MAP. SAID OWNER ALSO CERTIFIES THAT IT IS THE OWNER OF SAID LANDS AND THAT THE SAME IS NOT SUBJECT TO A MORTGAGE.

I HEREBY STATE THAT ALL PARTS OF THIS SURVEY AND DRAWING HAVE BEEN COMPLETED IN ACCORDANCE WITH THE CURRENT REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR SURVEYING IN THE STATE OF ALABAMA TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

SURVEYOR:

_____
JEFF D. ARRINGTON
ALABAMA LIC. NO:18664

OWNER: THE EPISCOPAL CHURCH IN THE DIOCESE OF ALABAMA

BY:_____

ITS:_____

STATE OF ALABAMA
COUNTY OF SHELBY

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY, IN SAID STATE, HEREBY CERTIFY THAT JEFF D. ARRINGTON, WHOSE NAME IS SIGNED TO THE FOREGOING CERTIFICATE AS SURVEYOR, AND WHO IS KNOWN TO ME, ACKNOWLEDGE BEFORE ME ON THIS DATE THAT BEING DULY INFORMED OF THE CONTENTS OF SAID CERTIFICATE, HE EXECUTED THE SAME VOLUNTARILY, FOR AND AS THE ACT OF SAID CORPORATION.

GIVEN UNDER MY HAND AND SEAL THIS _____ DAY OF _____, 20__.

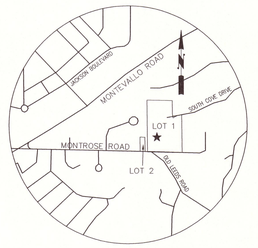
_____ _____
NOTARY PUBLIC MY COMMISSION EXPIRES

STATE OF ALABAMA
COUNTY OF _____

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY, IN SAID STATE, HEREBY CERTIFY THAT THE EPISCOPAL CHURCH IN THE DIOCESE OF ALABAMA, BY _____ ITS_____, WHOSE NAME AS SIGNED TO THE FOREGOING CERTIFICATE AS OWNER, AND WHO IS KNOWN TO ME, ACKNOWLEDGE BEFORE ME ON THIS DATE THAT BEING DULY INFORMED OF THE CONTENTS OF SAID CERTIFICATE, HE EXECUTED THE SAME VOLUNTARILY, FOR AND AS THE ACT OF SAID CORPORATION.

GIVEN UNDER MY HAND AND SEAL THIS _____ DAY OF _____, 20__.

_____ _____
NOTARY PUBLIC MY COMMISSION EXPIRES



VICINITY MAP
N.T.S.

811
Know what's below.
Call before you dig.
Call 2 working days before digging.
It's the Law!

APPROVED IN FORMAT ONLY:

APPROVED BY: _____ DATE
CHAIRMAN, MOUTAIN BROOK CITY PLANNING AND ZONING COMMISSION

APPROVED BY: _____ DATE
SECRETARY, MOUTAIN BROOK CITY PLANNING AND ZONING COMMISSION

APPROVED BY: _____ DATE
JEFFERSON COUNTY HEALTH DEPARTMENT

APPROVED IN FORMAT ONLY:

_____ _____
DIRECTOR OF ENVIRONMENTAL SERVICES DATE

ENVIRONMENTAL SERVICES DEPARTMENT APPROVAL INDICATES THAT THIS DOCUMENT HAS BEEN REVIEWED FOR PROVISIONS OF FUTURE OR EXISTING SANITARY SEWERS; HOWEVER THIS DOES NOT MEAN SANITARY SEWERS HAVE BEEN BUILT OR WILL BE BUILT IN THE FUTURE, ANY CHANGE IN THE RIGHT-OF-WAY OR EASEMENT BOUNDARIES AFTER THIS DATE MAY VOID THIS APPROVAL.

MATHMATICAL CLOSURE

CLOSURE EXCEEDS 1:5000

ZONING

THIS PROPERTY IS ZONED "RESIDENCE A"
REQUIRED SETBACKS:
FRONT... 40 FEET
REAR... 40 FEET
SIDES... 15 FEET

FLOOD ZONE NOTE

THE ENTIRE PROPERTY IS LOCATED IN ZONE X UNSHADED (AREAS DETERMINED TO BE OUTSIDE THE 0.2 % ANNUAL CHANCE FLOODPLAIN) AS SHOWN ON FEMA FEDERAL INSURANCE RATE MAP # 01073C0413G PANEL 413 OF 755 MAP EFFECTIVE DATE SEPTEMBER 29, 2006.

ATTACHMENT A

ARRINGTON ENGINEERING
Civil Engineers - Surveyors - Land Planners
Office: (205) 985-9315
Fax: (205) 985-9385
2032 Valleydale Road
Birmingham AL 35244

DRAWING TITLE	SAINT LUKES EPISCOPAL CHURCH SURVEY
LOCATION & DESCRIPTION	SITUATED IN THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 18 SOUTH RANGE 2 WEST, JEFFERSON COUNTY ALABAMA.

STATE OF ALABAMA
REGISTERED
#18664
PROFESSIONAL LAND SURVEYOR
JEFF D. ARRINGTON

DRAWN BY	JDA, SAE
CHECKED BY:	JDA
DATE:	6-8-2016
SCALE:	1" = 50'
PARTY CHIEF	KS
PROJECT NO.:	61408
SHEET	1 OF 1

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