

55600 9-14-98 A5465

101 34

08-97-0082.0A

11	S88°57'48"W	33.87'
10	S84°41'08"W	36.83'
9	S83°21'04"E	12.96'
8	S85°53'08"E	10.34'
7	S85°28'30"E	9.51'
6	S83°29'30"E	21.02'
5	S19°30'42"W	41.98'
4	S88°46'58"E	58.57'
3	S83°48'39"E	46.48'
2	S27°10'48"E	46.38'
1	S82°08'48"W	52.03'

LINE TABLE

109-01-05

2

1

**Longano & Clarke, Inc.**  
Consulting Engineers

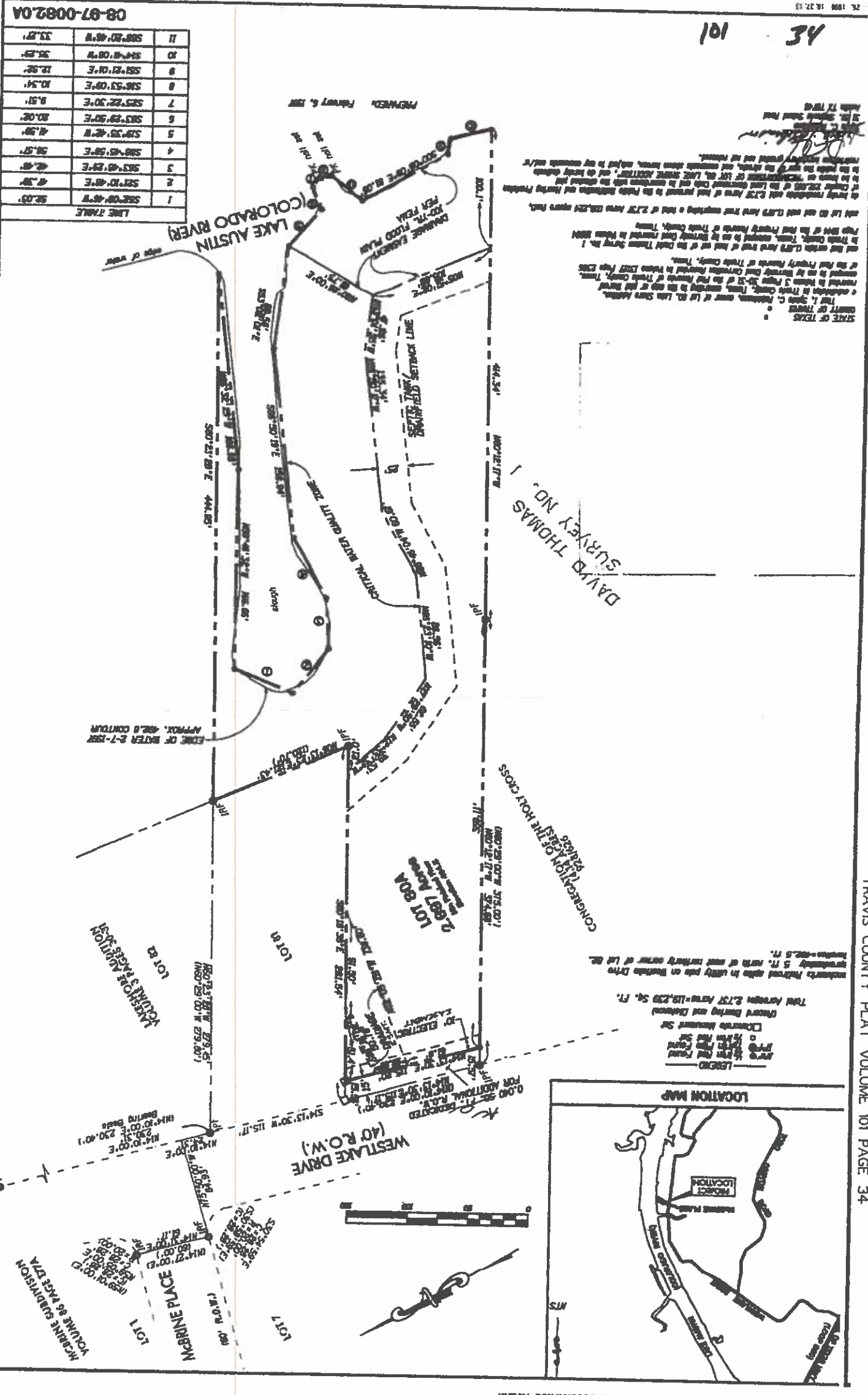
2001 BOULEVARD, SUITE 200  
ALBUQUERQUE, NEW MEXICO 87102

**BOULEVARD SURVEYING, INC.**  
201 BOULEVARD, SUITE 200  
ALBUQUERQUE, NEW MEXICO 87102

OWNER:  
OTISVA O. ROSENBERG  
501 N. STEVEN G. ROSENBERG ROAD  
ALBUQUERQUE, NEW MEXICO 87102

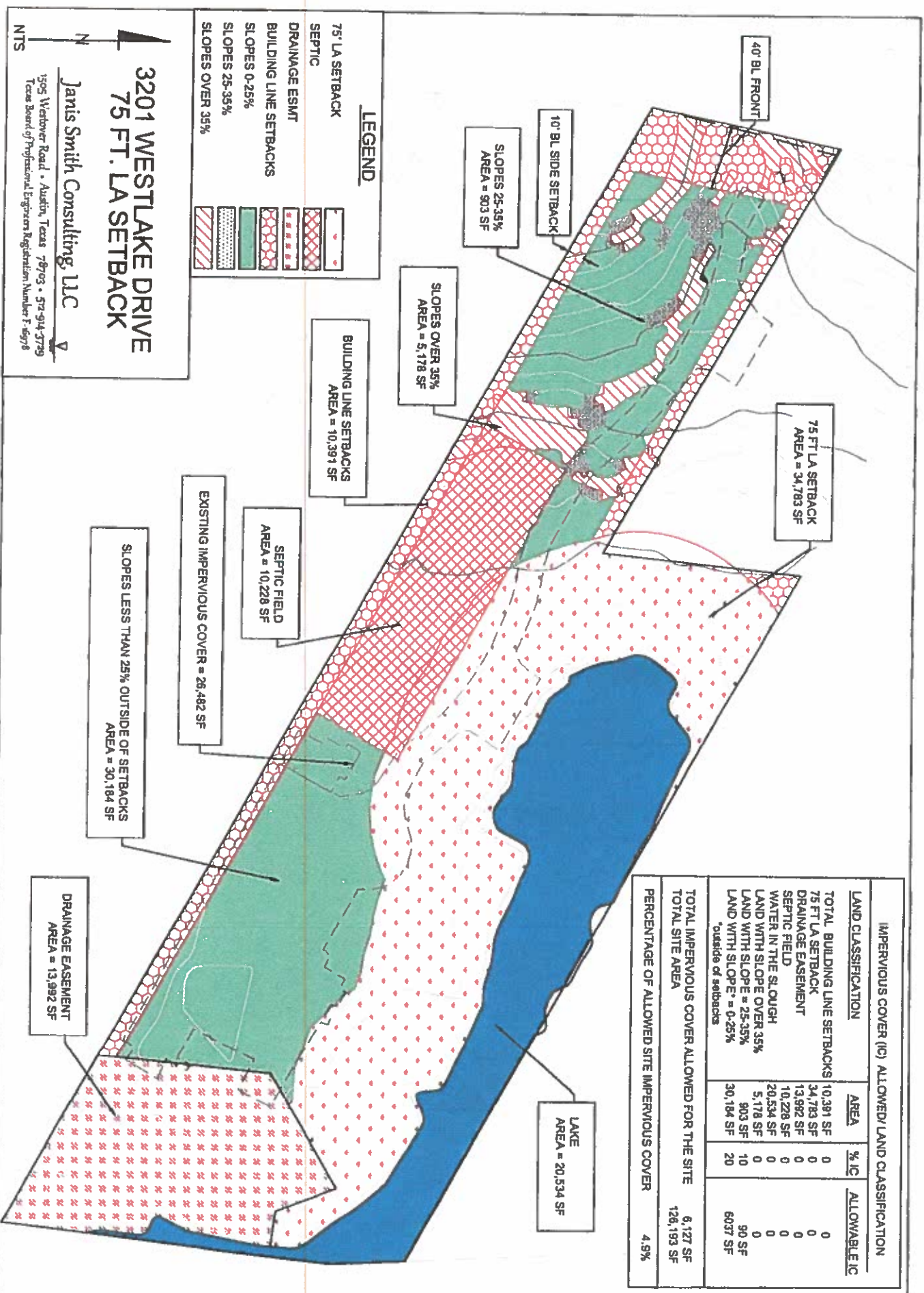
**RESUBDIVISION OF LOT 80**  
LAKE SHORE ADDITION  
FINAL PLAT

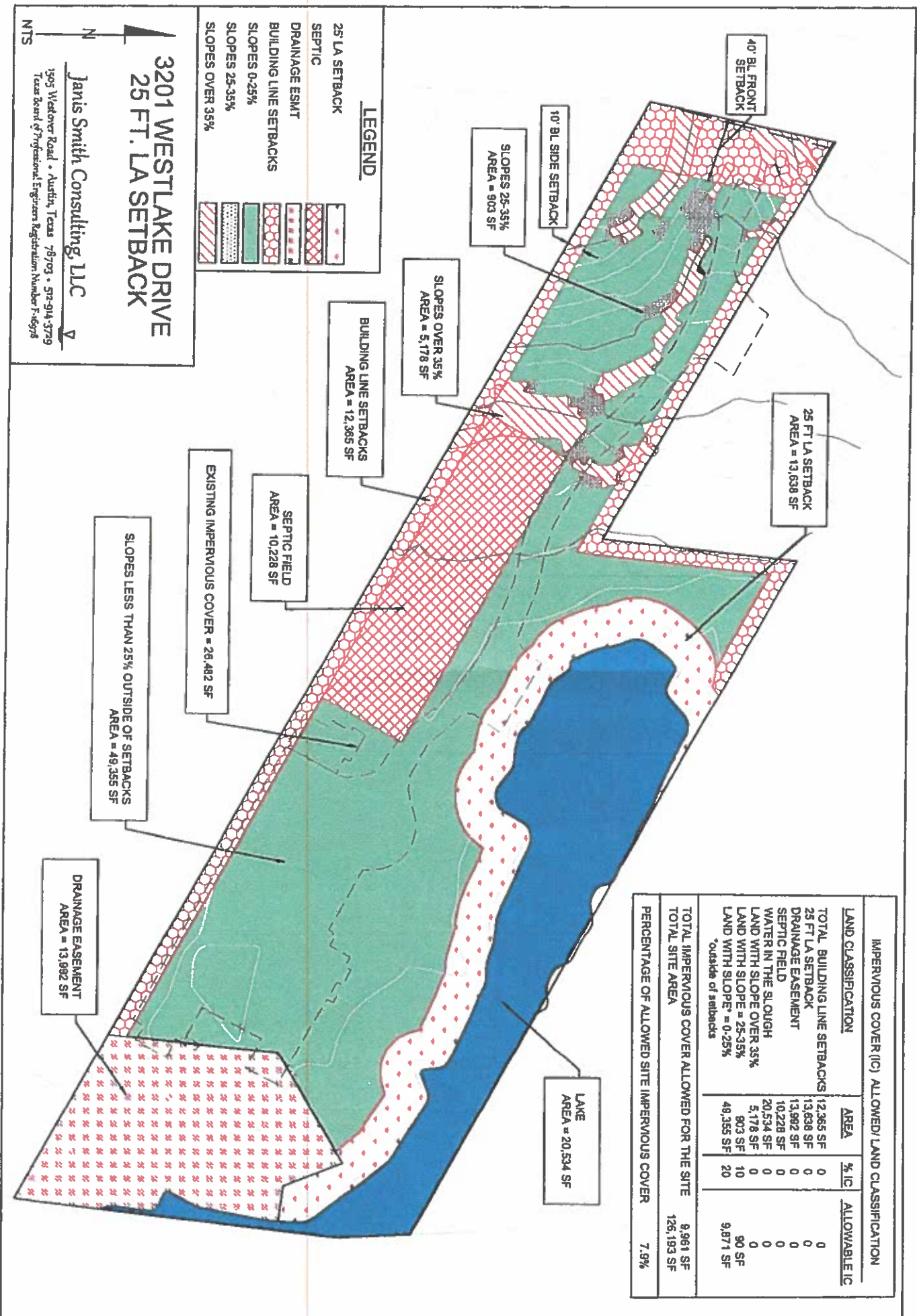
DATE	DATE	DATE
OCT 97	OCT 97	OCT 97
DATE	DATE	DATE



C15-20187347







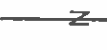
IMPERVIOUS COVER (IC) ALLOWED/ LAND CLASSIFICATION			
LAND CLASSIFICATION	AREA	% IC	ALLOWABLE IC
TOTAL BUILDING LINE SETBACKS	12,365 SF	0	0
25 FT LA SETBACK	13,638 SF	0	0
DRAINAGE EASEMENT	13,982 SF	0	0
SEPTIC FIELD	10,228 SF	0	0
WATER IN THE SLOUGH	20,534 SF	0	0
LAND WITH SLOPE OVER 35%	5,178 SF	0	0
LAND WITH SLOPE = 25-35%	803 SF	10	90 SF
LAND WITH SLOPE = 0-25% <small>Outside of setbacks</small>	49,355 SF	20	9,871 SF
<b>TOTAL IMPERVIOUS COVER ALLOWED FOR THE SITE</b>			<b>9,961 SF</b>
<b>TOTAL SITE AREA</b>			<b>126,193 SF</b>
<b>PERCENTAGE OF ALLOWED SITE IMPERVIOUS COVER</b>			<b>7.9%</b>

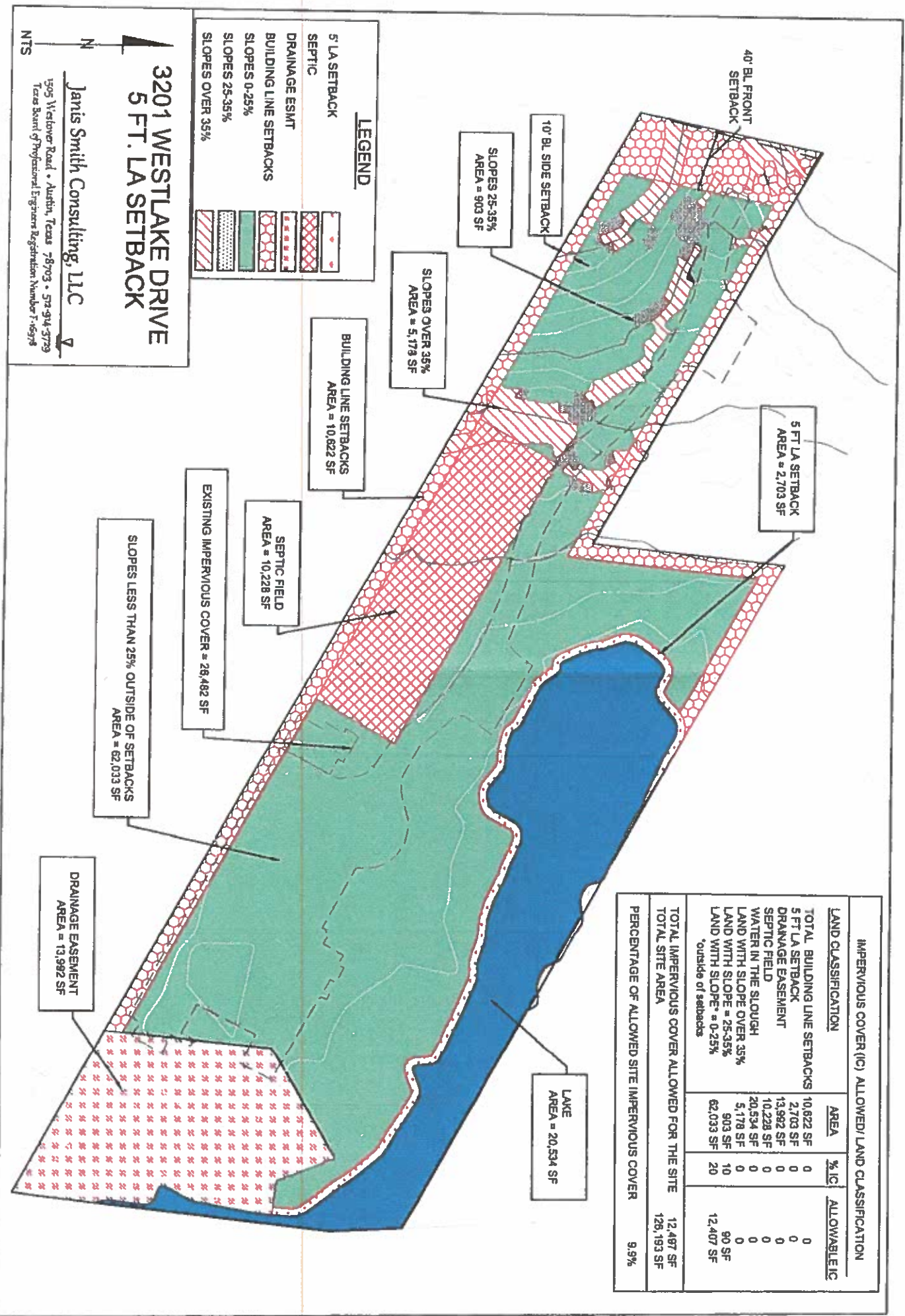
**LEGEND**

	25' LA SETBACK
	SEPTIC
	DRAINAGE EASMT
	BUILDING LINE SETBACKS
	SLOPES 0-25%
	SLOPES 25-35%
	SLOPES OVER 35%

**3201 WESTLAKE DRIVE**  
**25 FT. LA SETBACK**

**Janis Smith Consulting, LLC**  
 1905 Westover Road • Austin, Texas 78703 • 512-914-3729  
 Texas Board of Professional Engineers Registration Number F-16978  
 NTS





IMPERVIOUS COVER (IC) ALLOWED/ LAND CLASSIFICATION	AREA	% IC	ALLOWABLE IC
TOTAL BUILDING LINE SETBACKS	10,622 SF	0	0
5 FT LA SETBACK	2,703 SF	0	0
DRAINAGE EASEMENT	13,992 SF	0	0
SEPTIC FIELD	10,228 SF	0	0
WATER IN THE SLOUGH	20,534 SF	0	0
LAND WITH SLOPE OVER 35%	5,178 SF	0	0
LAND WITH SLOPE = 25-35%	903 SF	10	90 SF
LAND WITH SLOPE = 0-25% Outside of setbacks	62,033 SF	20	12,407 SF
<b>TOTAL IMPERVIOUS COVER ALLOWED FOR THE SITE</b>			<b>12,487 SF</b>
<b>TOTAL SITE AREA</b>			<b>128,193 SF</b>
<b>PERCENTAGE OF ALLOWED SITE IMPERVIOUS COVER</b>			<b>9.9%</b>

**LEGEND**

- 5' LA SETBACK
- SEPTIC
- DRAINAGE ESMT
- BUILDING LINE SETBACKS
- SLOPES 0-25%
- SLOPES 25-35%
- SLOPES OVER 35%

**3201 WESTLAKE DRIVE**  
**5 FT. LA SETBACK**

Javis Smith Consulting, LLC

1505 Vidower Road • Austin, Texas 78703 • 512-914-3729  
Texas Board of Professional Engineers Registration Number F-16978

NTS