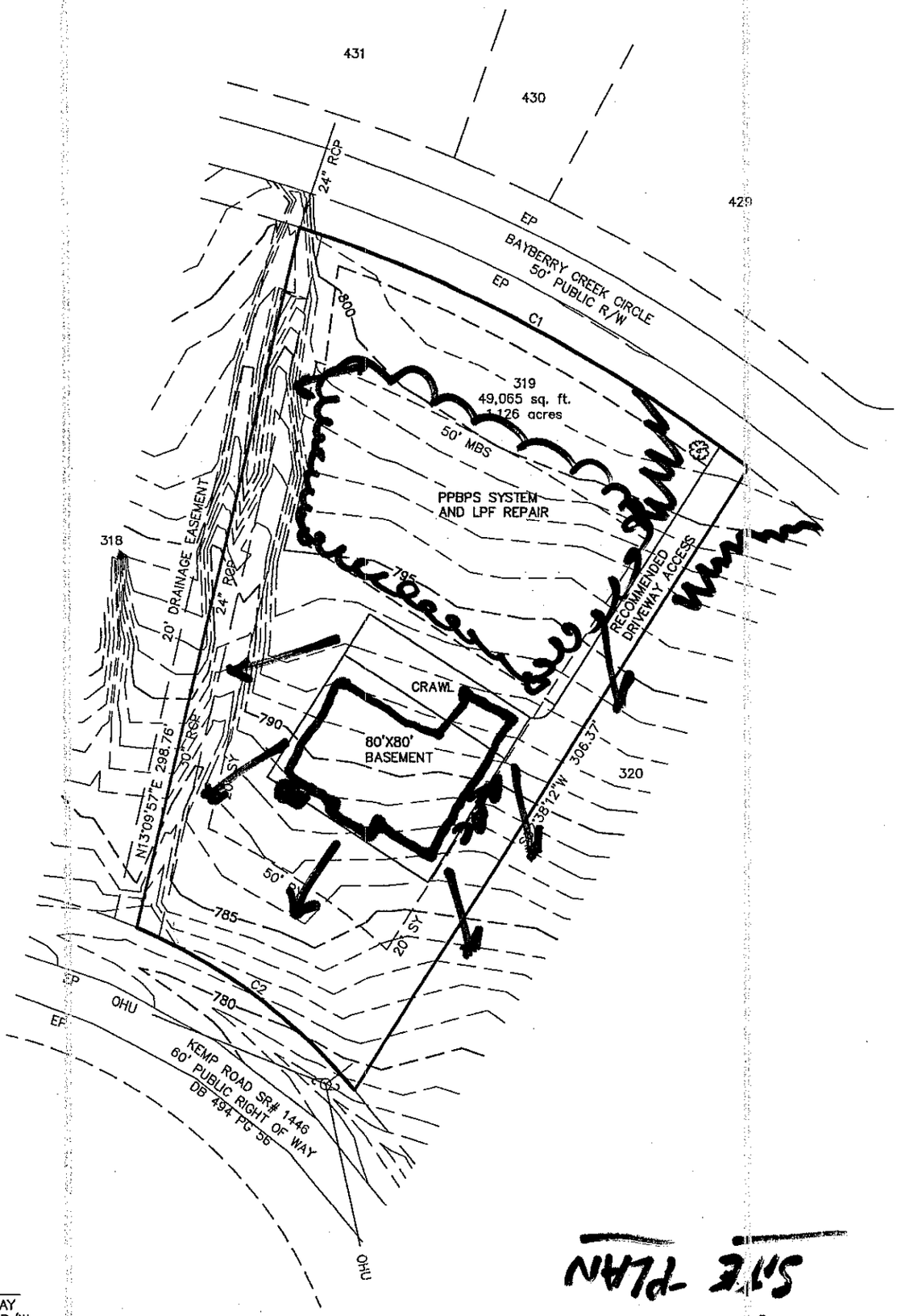
DRIVEWAY PIPES LOCATION, GRADE, AND SIZE (MINIMUM 18") ARE TO BE APPROVED BY THE FARMS ARCHITECTURAL CONTROL COMMITTEE PRIOR TO CONSTRUCTION.

PRELIMINARY PLAT NOT FOR CONSTRUCTION RECORDATION SALES OR CONVEYANCES

CURVE TABLE					
CURVE	RADIUS	LENGTH	BEARING	CHORD	DELTA
C1	650.00'	214.84'	S62°11'07"E	213.87'	18°56'17"
C2	249.21'	114.73'	N53°58'41"W	113.72'	26°22'42"

NORTH ORIENTED TO GRID(NAD 83)



SITE PLAN

LEGEND
R/W=RIGHT-OF-WAY
SSRW = SEWER R/W
MBS = MINIMUM BUILDING SETBACK
S.Y. = SIDE YARD
R.Y. = REAR YARD
PDE = PUBLIC DRAINAGE EASEMENT
FPE = FLOOD PROTECTION ELEVATION
PSDE =PERMANENT STORM DRAINAGE EASEMENT
= RED MAPLE "AUTUMN FLAME"

STREET TREES TO BE PLANTED OUTSIDE OF R/W

THE FARMS PHASE 3 LOT #319

BAYBERRY CREEK CIRCLE

1.126 acres 49,065 sq. ft.

WOODED

1"=60'

9/10/04

FM3NR319

BAR SCALE 1"=60'

0 30 60 120

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