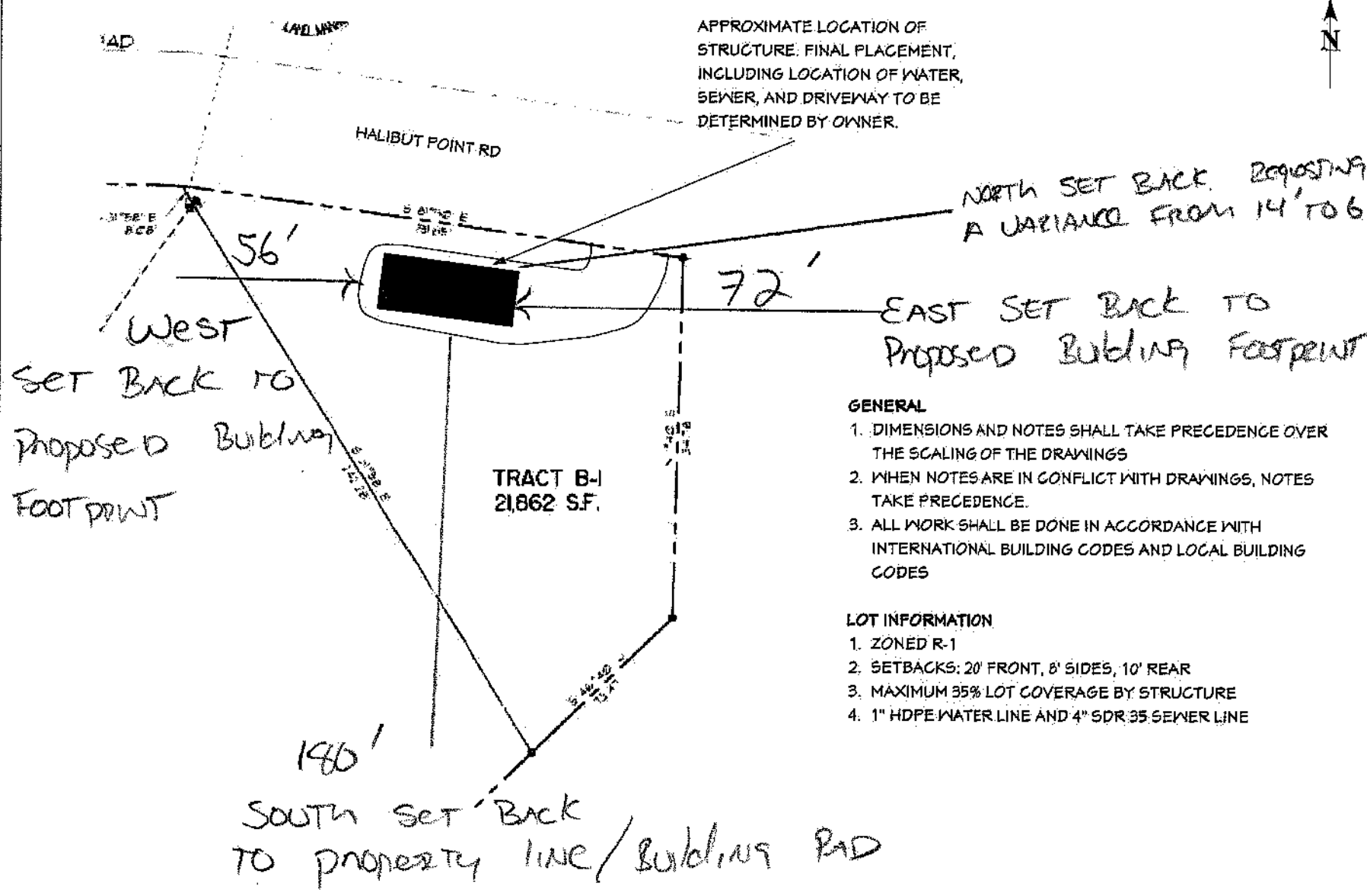




APPROXIMATE LOCATION OF
STRUCTURE. FINAL PLACEMENT,
INCLUDING LOCATION OF WATER,
SEWER, AND DRIVEWAY TO BE
DETERMINED BY OWNER.

NORTH SET BACK. REQUESTING,
A VARIANCE FROM 14' TO 6'

EAST SET BACK TO
PROPOSED BUILDING FOOTPRINT

West
Set Back to
Proposed Building
Footprint

TRACT B-1
21,862 S.F.

South Set Back
to property line / Building Pad

GENERAL

1. DIMENSIONS AND NOTES SHALL TAKE PRECEDENCE OVER THE SCALING OF THE DRAWINGS
2. WHEN NOTES ARE IN CONFLICT WITH DRAWINGS, NOTES TAKE PRECEDENCE.
3. ALL WORK SHALL BE DONE IN ACCORDANCE WITH INTERNATIONAL BUILDING CODES AND LOCAL BUILDING CODES

LOT INFORMATION

1. ZONED R-1
2. SETBACKS: 20' FRONT, 8' SIDES, 10' REAR
3. MAXIMUM 35% LOT COVERAGE BY STRUCTURE
4. 1" HDPE WATER LINE AND 4" SDR 35 SEWER LINE

SHEET NUMBER

A2

NO SCALE

2/24/2021

DRAWN BY: S.H.

TITLE

PLOT PLAN

CLIENT

RAYMOND WAMPLER
5318 HALIBUT PT RD
(907) 738-1629

PLANS BY

TITAN CONSTRUCTION
210 KRAMER AVE
SITKA, AK 99835
(907) 752-0415

