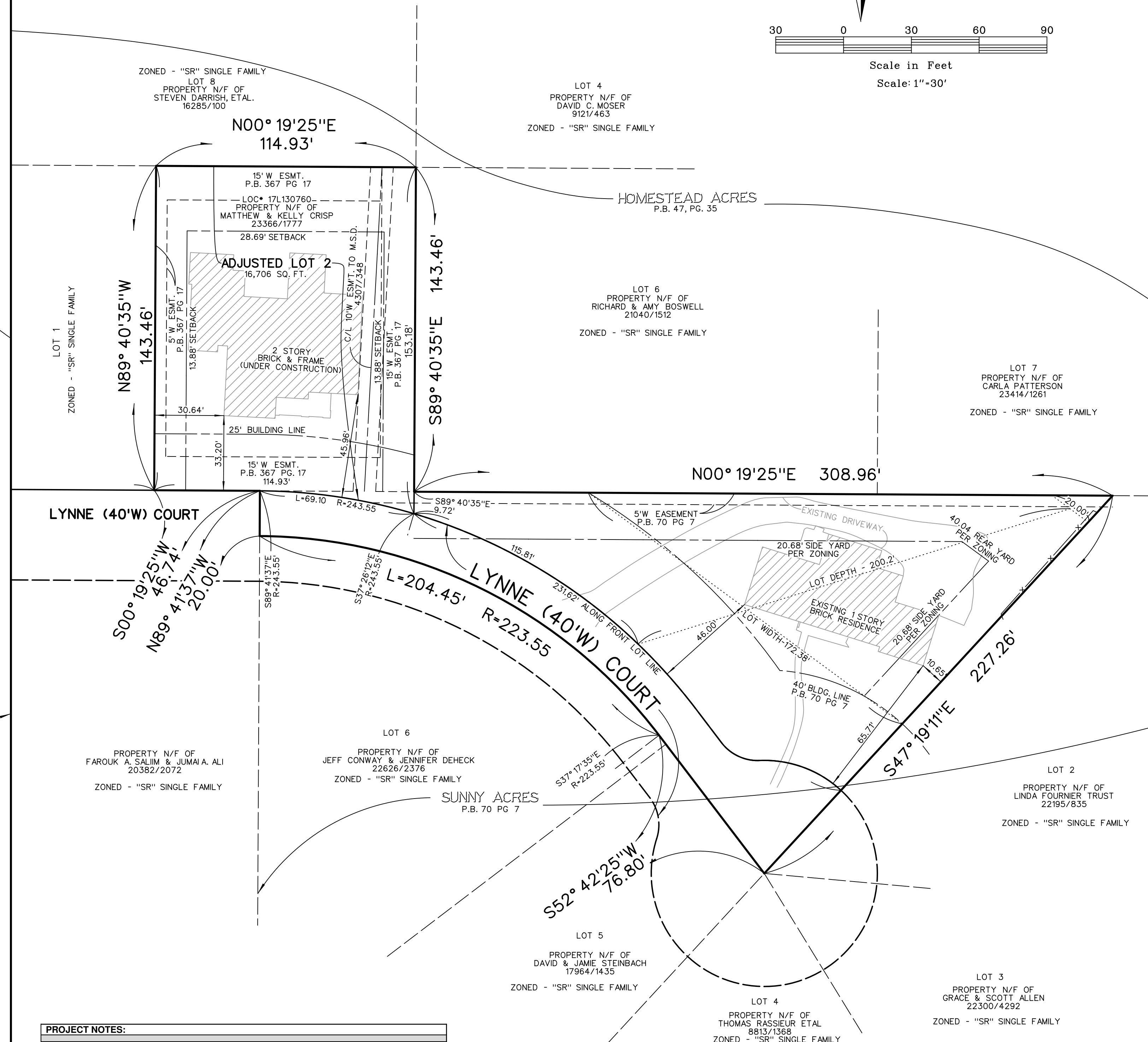
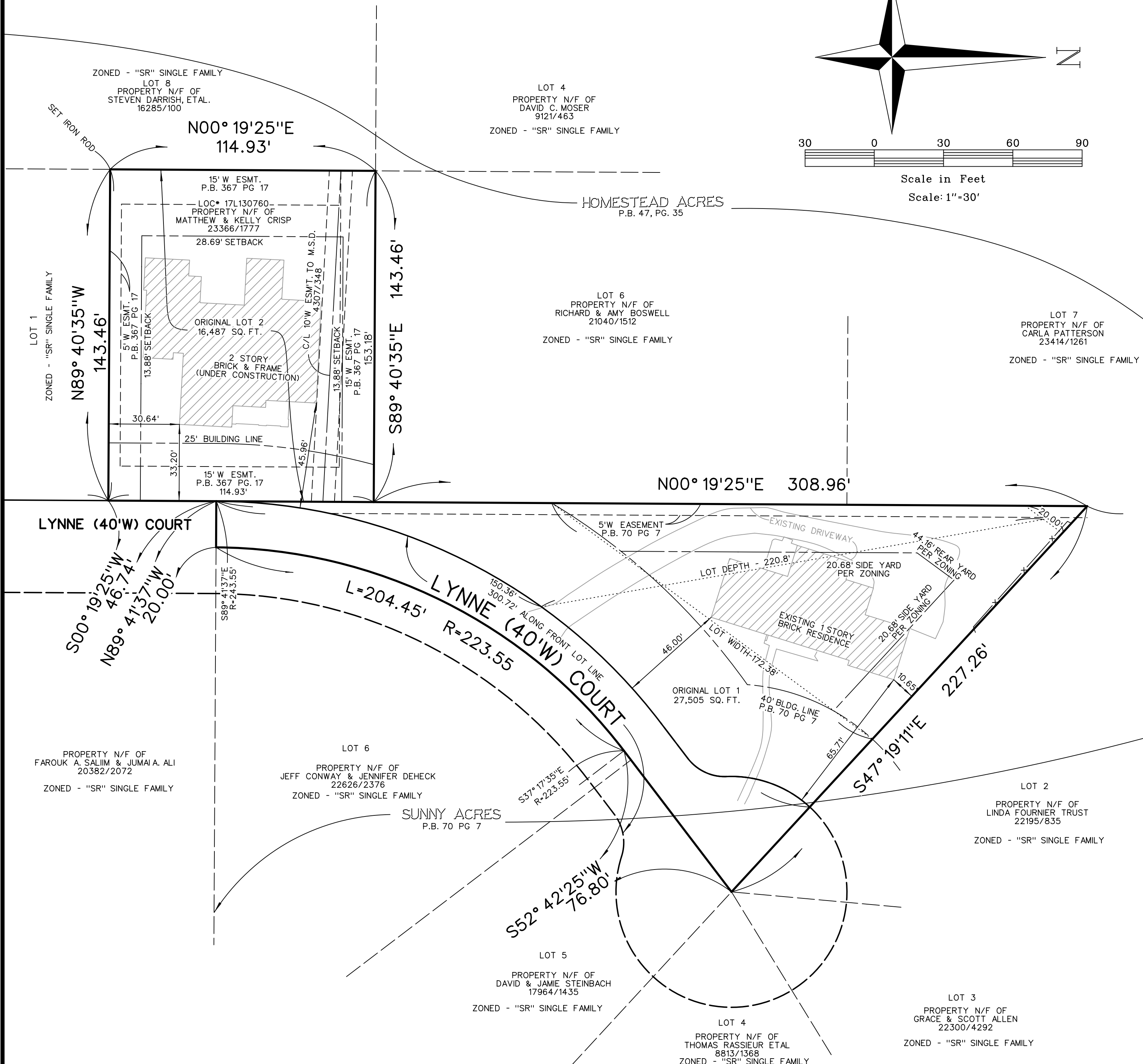
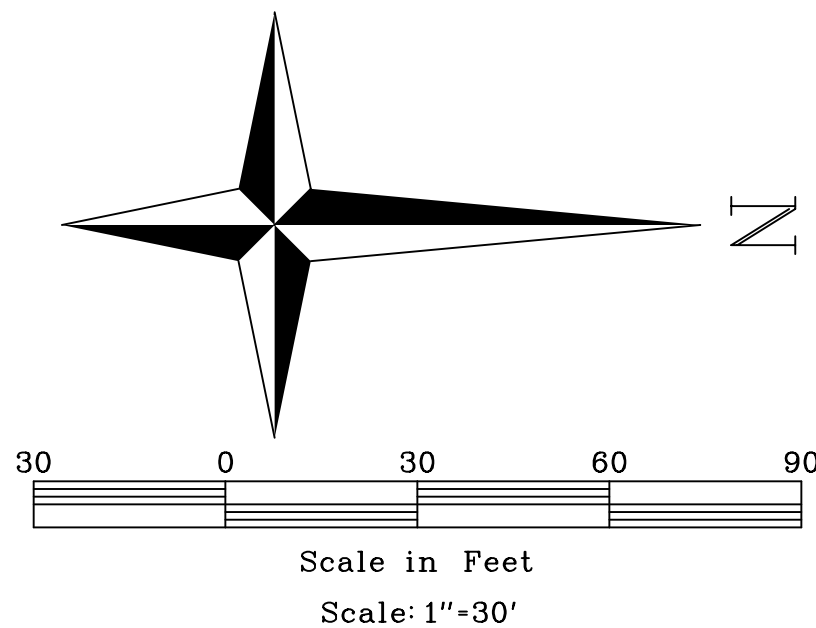
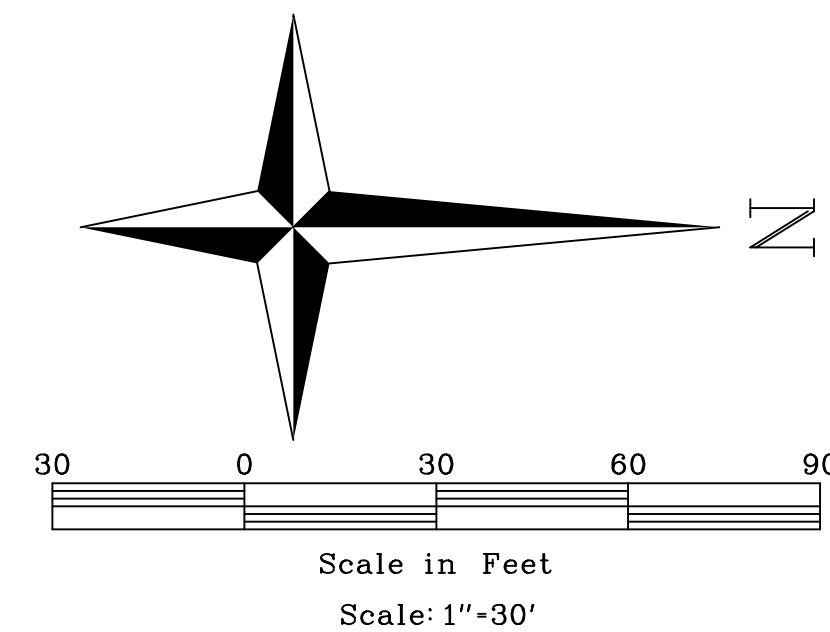
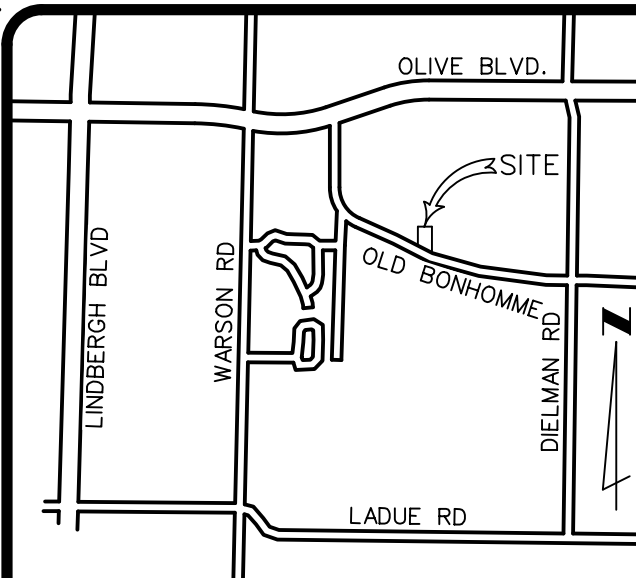


DOUGLAS LYNNE - SUNNY ACRES BOUNDARY ADJUSTMENT PLAT EXISTING AND PROPOSED ZONING SETBACK EXHIBIT

A TRACT OF LAND BEING
LOT 2 OF "DOUGLAS LYNNE" AND LOT 1 OF "SUNNY ACRES"
IN SECTION 6, TOWNSHIP 45 NORTH - RANGE 6 EAST
CITY OF OLIVETTE, ST. LOUIS COUNTY, MISSOURI



PROJECT NOTES:	
AREA OF SITE:	1.010 Acres or 43,993 Sq. Ft.
LOCATOR NO:	17L130760 & 17L130311
SITE ADDRESS:	8 Lynne Ct. & 1 Lynne Ct., St. Louis MO 63132
OWNER OF RECORD:	Jerome & Hedy Gershman, Trustees Matthew & Kelly Crisp
EXISTING ZONING:	"SR" SINGLE FAMILY RESIDENTIAL DISTRICT
FRONT YARD SETBACK	25 FT (LYNNE CT)
SIDE YARD SETBACK	12% OF LOT WIDTH
REAR YARD SETBACK	20% OF LOT DEPTH, BUT NO LESS THAN 20 FT
MAXIMUM HEIGHT	35'
UTILITY SERVICE AREAS	MISSOURI AMERICAN WATER COMPANY, AMEREN MISSOURI, AT&T, SPIRE ENERGY, CHARTER COMMUNICATIONS, THE METROPOLITAN ST. LOUIS SEWER DISTRICT.
DISTRICTS	METROPOLITAN ST. LOUIS SEWER DISTRICT OLIVETTE FIRE DEPARTMENT LADUE SCHOOL DISTRICT

PROPOSED ZONING SETBACKS

EXISTING ZONING SETBACKS

VOLZ
Incorporated

10849 Indian Head Ind'l. Blvd.
St. Louis, Missouri 63132
314.426.6212 main - 314.890.1250 fax
WWW.VOLZINC.COM

MISSOURI CORPORATE CERTIFICATES OF AUTHORITY:
NO. 19 EXPIRES: DECEMBER 31, 2019 - LAND SURVEYING
No. 203 EXPIRES: DECEMBER 31, 2019 - ENGINEERING