

AVENUE 50' R/W

AVERAGE FRONT YARD SETBACK STUDY

- 1. 239 AVENUE 28.8'
- 2. 243 AVENUE 28.6'
- 3. 249 AVENUE 27.0'
- 4. 255 AVENUE 38.1'
- 5. 263 AVENUE 28.4'
- 6. 265 AVENUE 40.6'
- 7. 271 AVENUE 19.7'
- 8. 275 AVENUE 37.8'

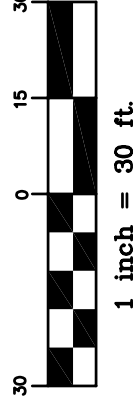
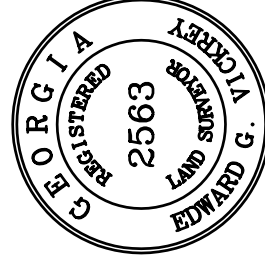
TOTAL = 249.0/8
 AVERAGE SETBACK = 31.1'

NOTES:

DIMENSIONS PROVIDED WERE FIELD MEASURED FROM THE APPROXIMATE LOCATION OF THE FRONT BOUNDARY LINE OF THE PROPERTY TO THE HEATED SPACE AREA OF THE HOUSE ON THE PROPERTY.

THIS IS NOT A BOUNDARY SURVEY. A BOUNDARY SURVEY WAS PERFORMED FOR EACH INDIVIDUAL LOT BY LAND SYSTEMS LLC.

ACCORDING TO ALL CONDITIONS OF 16-28.007 (5)(C) OF 1982 ZONING ORDINANCE FOR AVERAGE SETBACK.



ZONING SETBACK AVERAGE SURVEY FOR:

LOCATED IN
 LAND LOT(S):
 DISTRICT:
 SECTION:
 COUNTY: DEKALB
 CITY: ATLANTA
 STATE: GEORGIA

IN MY OPINION THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND HAS BEEN PREPARED IN CONFORMITY WITH THE MINIMUM STANDARDS AND REQUIREMENTS OF THE LAW.

LAND SYSTEMS LAND SURVEYORS 1337 Canton Road Suite H1 Marietta Georgia 30066 (404) 285-2563 Fax (770) 445-7405		JOB NO.	2013-5	SUBDIVISION:	
		DRAWN BY	EV	REVISIONS	
		CHECKED BY		DATE	
		DATE	03/25/13	SCALE	1"=30'
		FIELD DATE	03/25/13		