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GC PLANNING CO.

PROPOSED AMENDMENT TO DEVELOPMENT STANDARDS TEXT REVISED MARCH 15, 2004 APPROVED BY RESOLUTION NO. CR-24-04 FOR SUBAREA A / LOT 477

Proposal to amend Section II, B, 2:

Amend to: Rear Yard. The minimum required rear yard shall be reduced to 20 feet.

Proposal to amend Section II, D:

Amend to: Pinnacle Club Drive. The front elevation of home will not be required to face Pinnacle Club Drive.

FOR: ERIC GIRARD HOUSE STYLE: CUSTOM PARCEL NO. 040-013795
LOT No.: 477 ADDRESS: HIRTH HILL ROAD SUBDIVISION: PINNACLE SECTION 5
CITY OF GROVE CITY COUNTY OF FRANKLIN P.B. 109, PGS. 32-34
MIN. SETBACKS: REAR - 30% FLOOD ZONE: X COMMUNITY PANEL: 39049C PAGE: 0401K DATE: 6/17/08
SIDE - 5'

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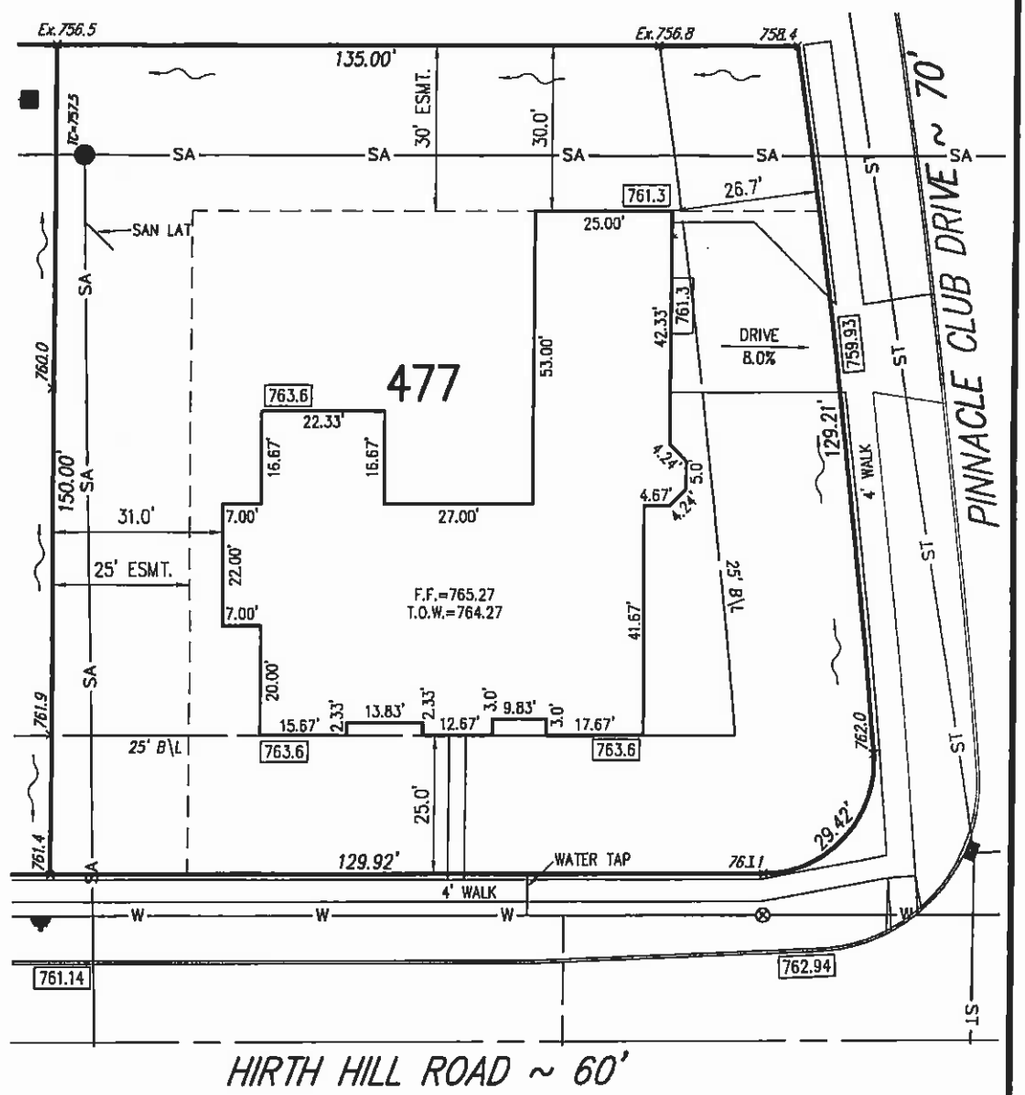
OCT 29 2010
GC PLANNING COMMISSION

NOTE:
THIS HOUSE WILL NOT EXCEED 35' IN HEIGHT.



We hereby certify that the forgoing PLOT PLAN was prepared from information provided by the client and data obtained from an engineered subdivision plan. This plot plan is to be used by the CLIENT for the sole purpose of obtaining a BUILDING PERMIT. The use of the plot plan for any other purpose is strictly prohibited.

NOTE TO CONTRACTOR
FOUNDATION CORNERS SHOULD BE PK SINCE LESS THAN 1 FOOT FROM MIN. SETBACKS.

LOT CALCULATION INFO.

SOD:	2,143 SQ. YDS.
DRIVEWAY:	93 SQ. YDS.
APPROACH/WALK:	316 SQ. FT.
SIDEWALK:	1,291 SQ. FT.
LOT:	21,532 SQ. FT.
HOUSE:	4,741 SQ. FT.
COVERAGE:	22.0 %

THIS SPACE PROVIDED FOR ZONING OFFICER ONLY
APPROVED _____
DATE _____

STATE OF OHIO
EDWARD J. MILLER
8250
REGISTERED
PROFESSIONAL SURVEYOR

PROFESSIONAL SURVEYOR DATE

REVISIONS	DATE

PREPARED BY:
EMH&T
5500 New Albany Road, Columbus, OH 43054
Phone: 614.775.4108 Fax: 614.775.4817
M C M X X V I

LOT NO.	477
JOB NO.	2010-0655
DRAWN BY	MJR
CHECKED BY	
SCALE	1" = 30'
DATE	05/28/10