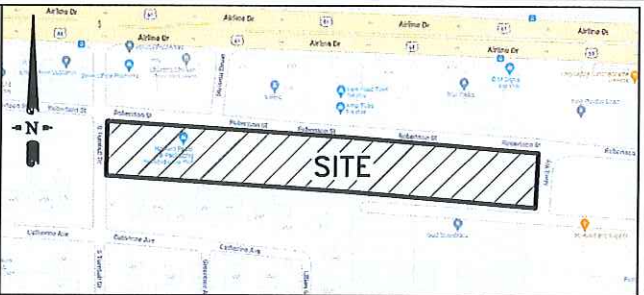


SURVEY REFERENCE

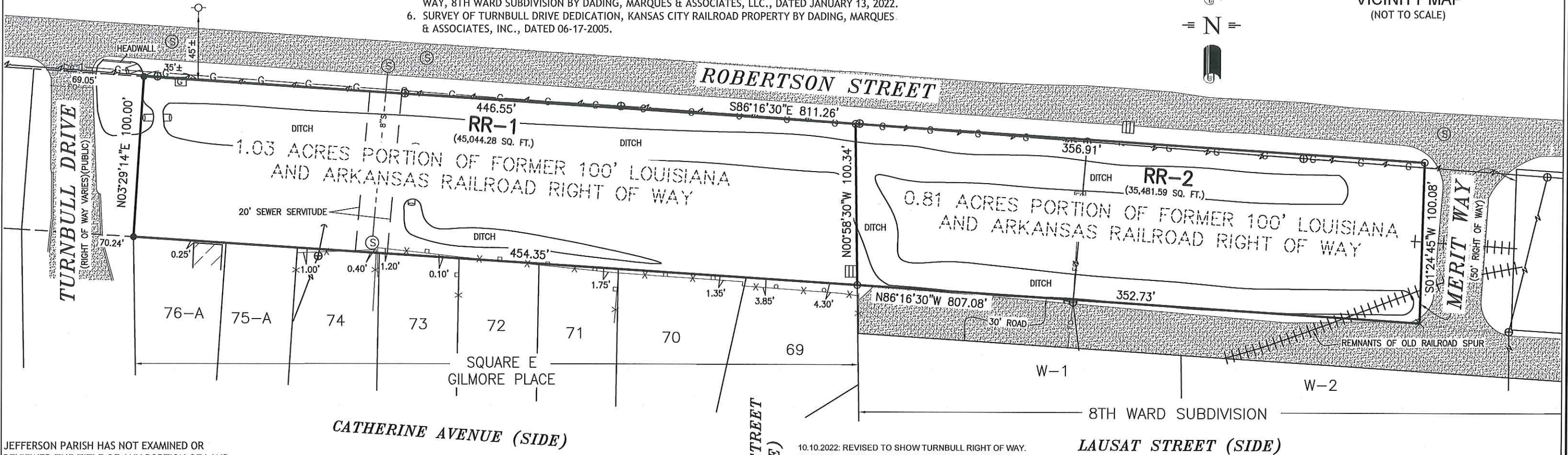
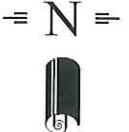
1. TOPOGRAPHIC SURVEY OF LOT W-1, 8TH WARD SUBDIVISION BY CODY A. DIMARCO, P.L.S. DATED DECEMBER 22, 2021.
2. SURVEY OF LOT W-2, 8TH WARD SUBDIVISION BY J.L. FONTCUBERTA, SURVEYOR, DATED DECEMBER 3, 1966.
3. RESUBDIVISION OF LOT XX INTO LOTS XX-1 & XX-2, 8TH WARD SUBDIVISION BY J.L. FONTCUBERTA, SURVEYOR, DATED AUGUST 18, 1969.
4. ALTA/NSPS SURVEY OF 100 KCS RAIL ROAD RIGHT OF WAY, PORTION OF PARCEL 12-A, AND DEDICATION AND SALE OF 30' ROAD RIGHT OF WAY BY J.F. RVELLO, P.L.S., DATED JANUARY 8, 2019.
5. SURVEY OF A 0.81 ACRE PORTION OF FORMER 100' LOUISIANA AND ARKANSAS RAILROAD RIGHT OF WAY, 8TH WARD SUBDIVISION BY DADING, MARQUES & ASSOCIATES, LLC., DATED JANUARY 13, 2022.
6. SURVEY OF TURNBULL DRIVE DEDICATION, KANSAS CITY RAILROAD PROPERTY BY DADING, MARQUES & ASSOCIATES, INC., DATED 06-17-2005.

BASIS OF BEARING

THE SOUTHERN RIGHT OF WAY LINE OF ROBERTSON STREET TAKEN FROM REFERENCED SURVEY PLAT NO. 5.



VICINITY MAP
(NOT TO SCALE)



JEFFERSON PARISH HAS NOT EXAMINED OR REVIEWED THE TITLE OF ANY PORTION OF LAND SHOWN, OR ANY RESTRICTIVE COVENANTS OR RESTRICTIONS PLACED ON SAID PROPERTY, AND THAT THE ACTION OF THE PARISH IN THIS MATTER DOES NOT IMPLY

- (1) THAT THE APPLICANT'S OR OWNER'S TITLE OR OWNERSHIP IS VALID.
- (2) THAT THERE ARE OR ARE NOT ANY RESTRICTIVE COVENANTS OR OTHER RESTRICTIONS ON SAID PROPERTY, OR
- (3) THAT ANY RESTRICTIVE COVENANTS OR RESTRICTIONS THAT MAY BE ON SAID PROPERTY ARE ENFORCEABLE OR ARE NOT ENFORCEABLE.

THE PARISH OF JEFFERSON ASSUMES NO RESPONSIBILITY FOR THE RELOCATION OF SEWER CONNECTIONS, FIRE HYDRANTS, UTILITY POLES OR CATCH BASINS AS A RESULT OF THIS SUBDIVISION.

GENERAL SURVEY NOTES

IMPROVEMENTS MAY NOT BE TO SCALE FOR CLARITY. THE DIMENSIONS SHOWN PREVAIL OVER SCALE.

MINOR RESUBDIVISION MINISTERIAL APPROVAL

Plan has been reviewed by the Land Use Review Technical Committee: Docket No. _____

This plan has been reviewed and approved by the Planning Director as authorized via Louisiana Revised Statutes 33:113.1 and Section 33-1.13 of the Unified Development Code of the Jefferson Parish Code of Ordinances.

PLANNING DIRECTOR

DATE

OWNER(S): ROBERTSON STREET VENTURES, LLC

LEGEND

- = 1/2" IRON ROD FOUND
- = 1/2" IRON ROD SET
- ✕ = CROSS FOUND
- with dot = FIRE HYDRANT
- with cross = OVERHEAD UTILITY LINE
- ⊕ = UTILITY POLE
- with cross = GUY WIRE
- ⊠ = GAS POST
- ⊠ with dot = FIBER OPTIC
- FO— = FIBER OPTIC LINE
- ⊙ = SEWER MANHOLE
- G— = GAS LINE
- D— = DRAIN LINE
- S— = SEWER LINE
- ⊠ with cross = DROP INLET
- ▨ = ASPHALT

10.10.2022: REVISED TO SHOW TURNBULL RIGHT OF WAY.
09.09.2022: REVISED TO SHOW 20' SEWER SERVITUDE.

RESUBDIVISION OF TWO PORTIONS OF FORMER 100' LOUISIANA AND ARKANSAS RAILROAD RIGHT OF WAY INTO LOT RR-1 & RR-2 JEFFERSON PARISH, LOUISIANA					
I CERTIFY THAT THIS SURVEY AND PLAT WAS PREPARED BY ME OR BY THOSE UNDER MY DIRECT SUPERVISION. MADE AT THE REQUEST OF:		ROBERTSON STREET VENTURES, LLC			
THE SERVITUDES AND RESTRICTIONS SHOWN ON THIS SURVEY ARE LIMITED TO THOSE SET FORTH IN THE DESCRIPTION FURNISHED US AND THERE IS NO REPRESENTATION THAT ALL APPLICABLE SERVITUDES AND RESTRICTIONS ARE SHOWN HEREON THE SURVEYOR HAS MADE NO TITLE SEARCH OR PUBLIC RECORD SEARCH IN COMPILING THE DATA FOR THIS SURVEY.		THIS PLAT IS CORRECT AND IN ACCORDANCE WITH A PHYSICAL SURVEY MADE ON THE GROUND UNDER THE DIRECTION OF THE UNDERSIGNED AND COMPLIES WITH THE REQUIREMENTS OF LOUISIANA'S "STANDARDS OF PRACTICE FOR BOUNDARY SURVEYS" FOR A CLASS "C" SURVEY			
DATE:	SCALE:		DRAWN BY:	CHECKED BY:	JOB NO.:
06-28-2022	1" = 60'		L.M.	C.A.D.	61749_A