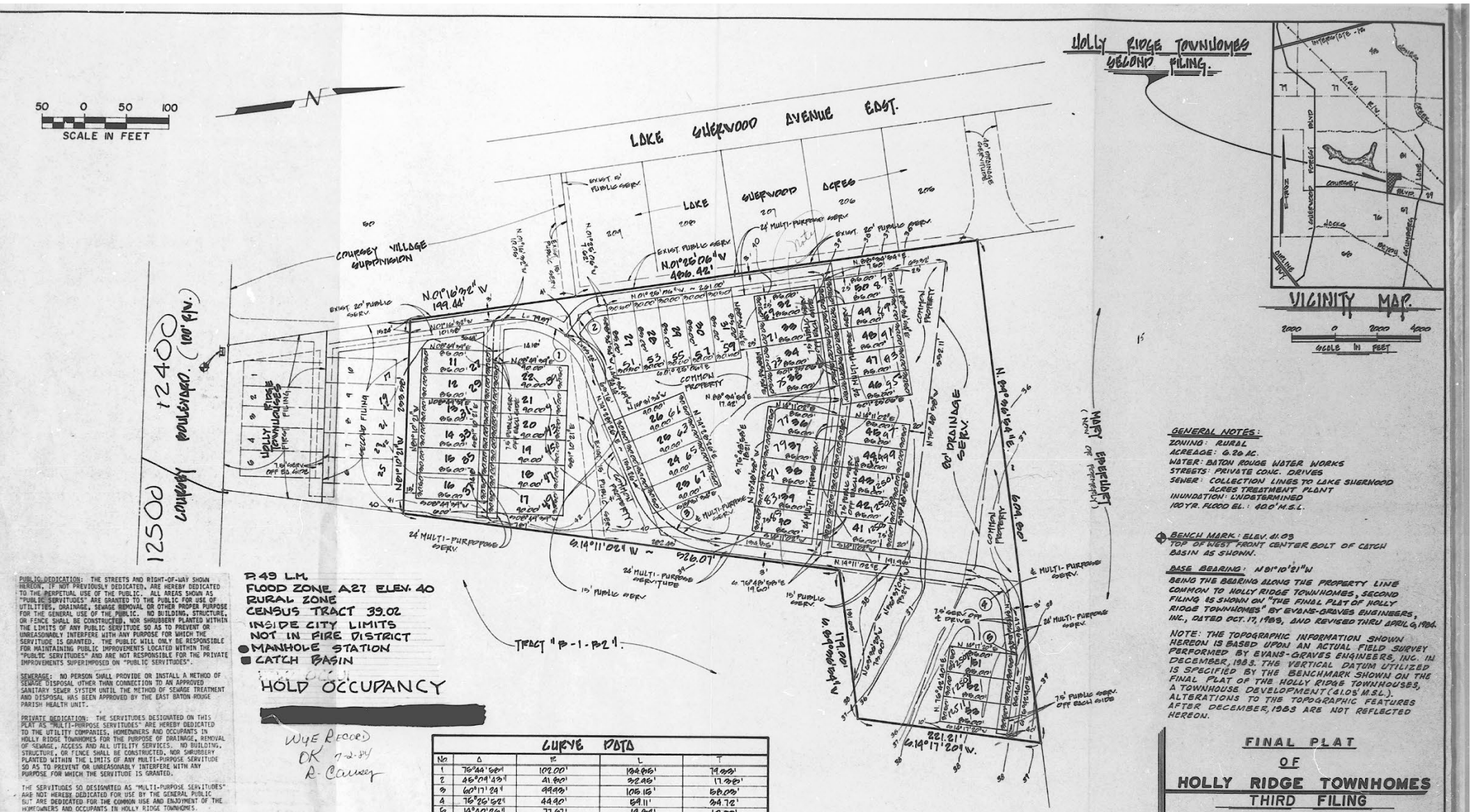

CURVE DATA				
No	Δ	R	L	T
1	76°44'58"	102.00'	136.65'	79.33'
2	46°09'43"	41.80'	33.65'	17.88'
3	60°17'29"	99.99'	105.15'	58.03'
4	76°26'52"	44.90'	59.11'	34.72'
5	14°40'26"	77.67'	19.84'	10.00'

GENERAL NOTES:
ZONING: RURAL
ACREAGE: 6.26 AC.
WATER: BATON ROUGE WATER WORKS
STREETS: PRIVATE CONC. DRIVES
SEWER: COLLECTION LINES TO LAKE SHERWOOD ACRES TREATMENT PLANT
INUNDATION: UNDETERMINED
100 YR. FLOOD EL.: 40.0' M.S.L.

BENCH MARK: ELEV. 41.03
TOP OF WEST FRONT CENTER BOLT OF CATCH BASIN AS SHOWN.

BASE BEARING: N 01°10'21"W
BEING THE BEARING ALONG THE PROPERTY LINE COMMON TO HOLLY RIDGE TOWNHOMES, SECOND FILING AS SHOWN ON "THE FINAL PLAT OF HOLLY RIDGE TOWNHOMES" BY EVANS-GRAVES ENGINEERS, INC., DATED OCT. 17, 1983, AND REVISED THRU APRIL 6, 1984.

NOTE: THE TOPOGRAPHIC INFORMATION SHOWN HEREON IS BASED UPON AN ACTUAL FIELD SURVEY PERFORMED BY EVANS-GRAVES ENGINEERS, INC. IN DECEMBER, 1983. THE VERTICAL DATUM UTILIZED IS SPECIFIED BY THE BENCHMARK SHOWN ON THE FINAL PLAT OF THE HOLLY RIDGE TOWNHOUSES, A TOWNHOUSE DEVELOPMENT (41.03' M.S.L.). ALTERATIONS TO THE TOPOGRAPHIC FEATURES AFTER DECEMBER, 1983 ARE NOT REFLECTED HEREON.

PUBLIC DEDICATION: THE STREETS AND RIGHT-OF-WAY SHOWN HEREON, IF NOT PREVIOUSLY DEDICATED, ARE HEREBY DEDICATED TO THE PERPETUAL USE OF THE PUBLIC. ALL AREAS SHOWN AS "PUBLIC SERVITUDES" ARE GRANTED TO THE PUBLIC FOR USE OF UTILITIES, DRAINAGE, SEWAGE REMOVAL OR OTHER PROPER PURPOSE FOR THE GENERAL USE OF THE PUBLIC. NO BUILDING, STRUCTURE, OR FENCE SHALL BE CONSTRUCTED, NOR SHRUBBERY PLANTED WITHIN THE LIMITS OF ANY PUBLIC SERVITUDE SO AS TO PREVENT OR UNREASONABLY INTERFERE WITH ANY PURPOSE FOR WHICH THE SERVITUDE IS GRANTED. THE PUBLIC WILL ONLY BE RESPONSIBLE FOR MAINTAINING PUBLIC IMPROVEMENTS LOCATED WITHIN THE "PUBLIC SERVITUDES" AND ARE NOT RESPONSIBLE FOR THE PRIVATE IMPROVEMENTS SUPERIMPOSED ON "PUBLIC SERVITUDES".

SEWERAGE: NO PERSON SHALL PROVIDE OR INSTALL A METHOD OF SEWAGE DISPOSAL OTHER THAN CONNECTION TO AN APPROVED SANITARY SEWER SYSTEM UNTIL THE METHOD OF SEWAGE TREATMENT AND DISPOSAL HAS BEEN APPROVED BY THE EAST BATON ROUGE PARISH HEALTH UNIT.

PRIVATE DEDICATION: THE SERVITUDES DESIGNATED ON THIS PLAT AS "MULTI-PURPOSE SERVITUDES" ARE HEREBY DEDICATED TO THE UTILITY COMPANIES, HOMEOWNERS AND OCCUPANTS IN HOLLY RIDGE TOWNHOMES FOR THE PURPOSE OF DRAINAGE, REMOVAL OF SEWAGE, ACCESS AND ALL UTILITY SERVICES. NO BUILDING, STRUCTURE, OR FENCE SHALL BE CONSTRUCTED, NOR SHRUBBERY PLANTED WITHIN THE LIMITS OF ANY MULTI-PURPOSE SERVITUDE SO AS TO PREVENT OR UNREASONABLY INTERFERE WITH ANY PURPOSE FOR WHICH THE SERVITUDE IS GRANTED.

THE SERVITUDES SO DESIGNATED AS "MULTI-PURPOSE SERVITUDES" ARE NOT HEREBY DEDICATED FOR USE BY THE GENERAL PUBLIC BUT ARE DEDICATED FOR THE COMMON USE AND ENJOYMENT OF THE HOMEOWNERS AND OCCUPANTS IN HOLLY RIDGE TOWNHOMES.

THOSE AREAS OF LAND, WITHIN EACH FILING THAT ARE NOT SPECIFICALLY DESIGNATED, AS LOTS, OR RESERVED OR RESTRICTED FOR OTHER USES, ARE HEREBY DESIGNATED BY G.R.Q.L. CORPORATION AS "COMMON PROPERTIES" AND ARE INTENDED FOR USE BY THE HOMEOWNERS AND OCCUPANTS IN HOLLY RIDGE TOWNHOMES FOR RECREATION, SERVITUDES AND OTHER RELATED ACTIVITIES.

THE "COMMON PROPERTIES" ARE NOT HEREBY DEDICATED FOR USE BY THE GENERAL PUBLIC, BUT ARE DEDICATED FOR THE COMMON USE AND ENJOYMENT OF THE HOMEOWNERS AND OCCUPANTS IN HOLLY RIDGE TOWNHOMES.

RESTRICTIONS: ALL LOTS ARE SUBJECT TO DECLARATION OF PROTECTIVE COVENANTS FILED AS AN ADJUNCT HERETO.

Darlene Milliken 5-31-84
DARLENE MILLIKAN, SECRETARY DATE
G.R.Q.L. CORPORATION

CERTIFICATION:
THIS IS TO CERTIFY THAT THIS PLAT CONFORMS TO L.A. REVISED STATUTES 33:5051 ET. SEQ. AND CONFORMS TO ALL PARISH ORDINANCES CONCERNING THE SUBDIVISION OF LAND.
EVANS-GRAVES ENGINEERS, INC.
ENGINEERING CONSULTANTS

RECOMMENDED FOR APPROVAL:
DEPARTMENT OF PUBLIC WORKS
CITY OF BATON ROUGE AND
PARISH OF EAST BATON ROUGE
WILLIAM W. ADDISON
DIRECTOR
DATE 4 June 1984

APPROVED:
PLANNING COMMISSION
CITY OF BATON ROUGE AND
PARISH OF EAST BATON ROUGE
Robert S. Dolese
ROBERT S. DOLESE
PLANNING DIRECTOR
DATE 6-18-84-C19491

FINAL PLAT
OF
HOLLY RIDGE TOWNHOMES
THIRD FILING

A TOWNHOUSE DEVELOPMENT

BEING A SUBDIVISION OF THE REMAINING PORTION OF TRACT B-1-B1 OF THE SAVELL TRACT

LOCATED IN SECTIONS 29&81, T7S-R2E, GREENSBURG LAND DISTRICT, EAST BATON ROUGE PARISH, LOUISIANA.

FOR

G.R.Q.L. CORPORATION
P.O. BOX 45078
BATON ROUGE, LA. 70895

DATE: May 25, 1984

EVANS-GRAVES ENGINEERS, INC.
ENGINEERING CONSULTANTS BATON ROUGE, LA.