

# GENERAL NOTES:

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- Property Restrictions, Servitudes, and/or Right of Way other than those shown on this drawing are not shown on this drawing. The user is responsible for obtaining the most current version of the drawing.
- Beings shown are based on Reference.
- Sewage District: Livingston Parish Sewer District 1
- Streets: Public
- Concrete Curb and Gutter, 27 Asphalt on 8 1/2" Soil Cement
- Number of Lanes: 108 and 4 Tracts
- Drainage Districts: 1 & 5
- Water Supply: Word II Water
- Telephone: District 5
- Fire District: 5
- Gas Supply: None
- General District: 3
- Rear Yard 20' Minimum (unless otherwise specified)
- Side Yard 5' Minimum (unless otherwise specified)
- Restrictions: Protective Covenants for the subdivision shall be filed in the Clerk of Courts Office.
- Restrictions: Protective Covenants for the subdivision shall not be maintained by the Livingston Parish Council or any other public body.
- All Temporary Servitudes for Temporary "T" & Temporary Drainage Servitudes will be revoked once the Future Filing is filed in the courthouse.
- All servitudes shown shall be "All Purpose Servitudes" unless noted otherwise.

# REFERENCE MAPS:

- Map Showing Survey of A certain 35.80 acre tract, formerly the Percy and Olive Watson Estate, A certain 26.45 acre tract, formerly the Rex D. Barnett Estate, A certain 31.72 acre tract, formerly the Zone Barnett Estate, located in Section 21 and 28, T6S-R3E, G.L.D., dated 9-21-06, by Alvin Fairburn & Associates, LLC.

# CURVE DATA TABLE

CURVE NO.	ARC LENGTH	CHORD BEARING	CHORD LENGTH
1	70.00	S 89.41° E 51.7'	67.28
2	70.00	S 107.14° W 40.35'	40.35
3	70.00	S 178.14° E 40.35'	40.35
4	70.00	S 89.41° E 51.7'	67.28
5	70.00	S 107.14° W 40.35'	40.35
6	70.00	S 178.14° E 40.35'	40.35
7	70.00	S 89.41° E 51.7'	67.28
8	70.00	S 107.14° W 40.35'	40.35
9	70.00	S 178.14° E 40.35'	40.35
10	70.00	S 89.41° E 51.7'	67.28
11	70.00	S 107.14° W 40.35'	40.35
12	70.00	S 178.14° E 40.35'	40.35
13	70.00	S 89.41° E 51.7'	67.28
14	70.00	S 107.14° W 40.35'	40.35
15	70.00	S 178.14° E 40.35'	40.35
16	70.00	S 89.41° E 51.7'	67.28
17	70.00	S 107.14° W 40.35'	40.35
18	70.00	S 178.14° E 40.35'	40.35
19	70.00	S 89.41° E 51.7'	67.28
20	70.00	S 107.14° W 40.35'	40.35
21	70.00	S 178.14° E 40.35'	40.35
22	70.00	S 89.41° E 51.7'	67.28
23	70.00	S 107.14° W 40.35'	40.35
24	70.00	S 178.14° E 40.35'	40.35
25	70.00	S 89.41° E 51.7'	67.28
26	70.00	S 107.14° W 40.35'	40.35
27	70.00	S 178.14° E 40.35'	40.35
28	70.00	S 89.41° E 51.7'	67.28
29	70.00	S 107.14° W 40.35'	40.35
30	70.00	S 178.14° E 40.35'	40.35
31	70.00	S 89.41° E 51.7'	67.28
32	70.00	S 107.14° W 40.35'	40.35
33	70.00	S 178.14° E 40.35'	40.35
34	70.00	S 89.41° E 51.7'	67.28
35	70.00	S 107.14° W 40.35'	40.35
36	70.00	S 178.14° E 40.35'	40.35
37	70.00	S 89.41° E 51.7'	67.28
38	70.00	S 107.14° W 40.35'	40.35
39	70.00	S 178.14° E 40.35'	40.35
40	70.00	S 89.41° E 51.7'	67.28
41	70.00	S 107.14° W 40.35'	40.35
42	70.00	S 178.14° E 40.35'	40.35
43	70.00	S 89.41° E 51.7'	67.28
44	70.00	S 107.14° W 40.35'	40.35
45	70.00	S 178.14° E 40.35'	40.35
46	70.00	S 89.41° E 51.7'	67.28
47	70.00	S 107.14° W 40.35'	40.35
48	70.00	S 178.14° E 40.35'	40.35
49	70.00	S 89.41° E 51.7'	67.28
50	70.00	S 107.14° W 40.35'	40.35
51	70.00	S 178.14° E 40.35'	40.35
52	70.00	S 89.41° E 51.7'	67.28
53	70.00	S 107.14° W 40.35'	40.35
54	70.00	S 178.14° E 40.35'	40.35
55	70.00	S 89.41° E 51.7'	67.28
56	70.00	S 107.14° W 40.35'	40.35
57	70.00	S 178.14° E 40.35'	40.35
58	70.00	S 89.41° E 51.7'	67.28
59	70.00	S 107.14° W 40.35'	40.35
60	70.00	S 178.14° E 40.35'	40.35
61	70.00	S 89.41° E 51.7'	67.28
62	70.00	S 107.14° W 40.35'	40.35
63	70.00	S 178.14° E 40.35'	40.35
64	70.00	S 89.41° E 51.7'	67.28
65	70.00	S 107.14° W 40.35'	40.35
66	70.00	S 178.14° E 40.35'	40.35
67	70.00	S 89.41° E 51.7'	67.28
68	70.00	S 107.14° W 40.35'	40.35
69	70.00	S 178.14° E 40.35'	40.35
70	70.00	S 89.41° E 51.7'	67.28
71	70.00	S 107.14° W 40.35'	40.35
72	70.00	S 178.14° E 40.35'	40.35
73	70.00	S 89.41° E 51.7'	67.28
74	70.00	S 107.14° W 40.35'	40.35
75	70.00	S 178.14° E 40.35'	40.35
76	70.00	S 89.41° E 51.7'	67.28
77	70.00	S 107.14° W 40.35'	40.35
78	70.00	S 178.14° E 40.35'	40.35
79	70.00	S 89.41° E 51.7'	67.28
80	70.00	S 107.14° W 40.35'	40.35
81	70.00	S 178.14° E 40.35'	40.35
82	70.00	S 89.41° E 51.7'	67.28
83	70.00	S 107.14° W 40.35'	40.35
84	70.00	S 178.14° E 40.35'	40.35
85	70.00	S 89.41° E 51.7'	67.28
86	70.00	S 107.14° W 40.35'	40.35
87	70.00	S 178.14° E 40.35'	40.35
88	70.00	S 89.41° E 51.7'	67.28
89	70.00	S 107.14° W 40.35'	40.35
90	70.00	S 178.14° E 40.35'	40.35
91	70.00	S 89.41° E 51.7'	67.28
92	70.00	S 107.14° W 40.35'	40.35
93	70.00	S 178.14° E 40.35'	40.35
94	70.00	S 89.41° E 51.7'	67.28
95	70.00	S 107.14° W 40.35'	40.35
96	70.00	S 178.14° E 40.35'	40.35
97	70.00	S 89.41° E 51.7'	67.28
98	70.00	S 107.14° W 40.35'	40.35
99	70.00	S 178.14° E 40.35'	40.35
100	70.00	S 89.41° E 51.7'	67.28
101	70.00	S 107.14° W 40.35'	40.35
102	70.00	S 178.14° E 40.35'	40.35
103	70.00	S 89.41° E 51.7'	67.28
104	70.00	S 107.14° W 40.35'	40.35
105	70.00	S 178.14° E 40.35'	40.35
106	70.00	S 89.41° E 51.7'	67.28
107	70.00	S 107.14° W 40.35'	40.35
108	70.00	S 178.14° E 40.35'	40.35
109	70.00	S 89.41° E 51.7'	67.28
110	70.00	S 107.14° W 40.35'	40.35
111	70.00	S 178.14° E 40.35'	40.35
112	70.00	S 89.41° E 51.7'	67.28
113	70.00	S 107.14° W 40.35'	40.35
114	70.00	S 178.14° E 40.35'	40.35
115	70.00	S 89.41° E 51.7'	67.28
116	70.00	S 107.14° W 40.35'	40.35
117	70.00	S 178.14° E 40.35'	40.35
118	70.00	S 89.41° E 51.7'	67.28
119	70.00	S 107.14° W 40.35'	40.35
120	70.00	S 178.14° E 40.35'	40.35
121	70.00	S 89.41° E 51.7'	67.28
122	70.00	S 107.14° W 40.35'	40.35
123	70.00	S 178.14° E 40.35'	40.35
124	70.00	S 89.41° E 51.7'	67.28
125	70.00	S 107.14° W 40.35'	40.35
126	70.00	S 178.14° E 40.35'	40.35
127	70.00	S 89.41° E 51.7'	67.28
128	70.00	S 107.14° W 40.35'	40.35
129	70.00	S 178.14° E 40.35'	40.35
130	70.00	S 89.41° E 51.7'	67.28
131	70.00	S 107.14° W 40.35'	40.35
132	70.00	S 178.14° E 40.35'	40.35
133	70.00	S 89.41° E 51.7'	67.28
134	70.00	S 107.14° W 40.35'	40.35
135	70.00	S 178.14° E 40.35'	40.35
136	70.00	S 89.41° E 51.7'	67.28
137	70.00	S 107.14° W 40.35'	40.35
138	70.00	S 178.14° E 40.35'	40.35
139	70.00	S 89.41° E 51.7'	67.28
140	70.00	S 107.14° W 40.35'	40.35
141	70.00	S 178.14° E 40.35'	40.35
142	70.00	S 89.41° E 51.7'	67.28
143	70.00	S 107.14° W 40.35'	40.35
144	70.00	S 178.14° E 40.35'	40.35
145	70.00	S 89.41° E 51.7'	67.28
146	70.00	S 107.14° W 40.35'	40.35
147	70.00	S 178.14° E 40.35'	40.35
148	70.00	S 89.41° E 51.7'	67.28
149	70.00	S 107.14° W 40.35'	40.35
150	70.00	S 178.14° E 40.35'	40.35

# LEGEND

- FLOOD ZONE "AE"
- AREA MOVED TO FLOOD ZONE "X" BY LOMA DATED 07.23.2009 FEMA CASE NO. 09-06-321A
- UNINTERRUPTED WETLANDS
- 15' SERVITUDE
- 25' BUILDING LINE
- PROPERTY LINE

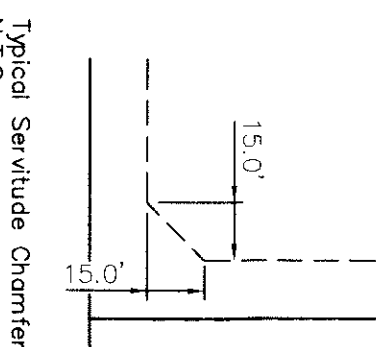
BENCHMARK:  
TOP OF THE LETTER "W" ON SSMH  
AT NORTH WEST CORNER LOT 81  
ELEVATION: 47.52

BENCHMARK:  
TOP OF THE LETTER "W" ON SSMH  
AT NORTH WEST CORNER LOT 19  
ELEVATION: 47.78

# RECOMMEND TO APPROVE:

REVIEW ENGINEER: *Chris A. Bice* DATE: 7/11/11

APPROVED: *Mike Grimmer* DATE: 7/11/11  
LIVINGSTON PARISH COUNCIL  
PLANNING DIRECTOR



**GRADING INSTRUCTIONS:**  
As part of the house construction, it shall be the responsibility of the owner, his contractor or his representative to grade each lot so that the storm drainage runoff from the lot is directed to the street or to the detention lake, unless otherwise approved by the Livingston Parish Public Works Director.

**NOTE:**  
Base flood elevations are subject to change and the current base flood elevation should be verified with the Flood Plain Administrator for this area.

**FLOOD CERTIFICATION:**  
According to FIRM Community Panel No. 220113 and Map No. 220632010 D, effective date 8-23-01, this property falls in flood zones "X" & "AE". Base flood 48.0 to 50.0.

# WETLANDS IMPACT NOTE:

The wetland impacts associated with this project have been permitted with the U.S. Army Corps of Engineers. See permit number MN-2006-4876-CZ for details.

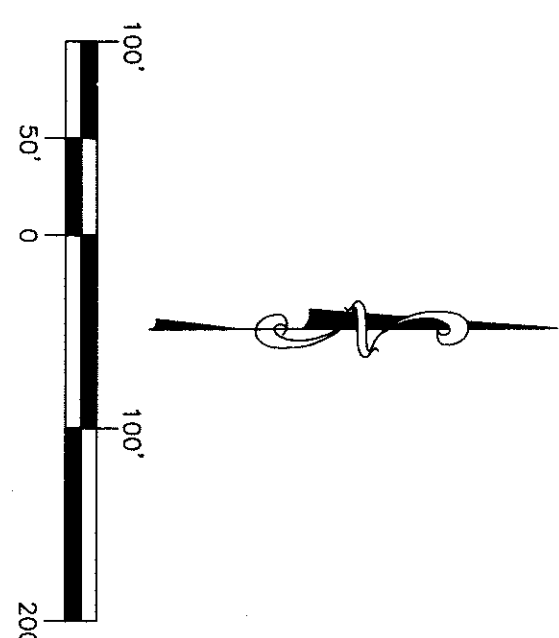
# SEWAGE NOTE:

No person shall provide or install a method of sewage disposal or accept connection to an approved sanitary system, until the method of sewage treatment or disposal has been approved by the State Board of Health for this subdivision.

# DEDICATION:

This is to certify that the undersigned is the legal land owner, or officer, of the property being subdivided and that the servitudes and rights of way shown on the plat are hereby dedicated to the perpetual use of the public for proper purposes including drainage, removal of sewage, and utilities. No trees, shrubs, or plants may be constructed or installed within or over any servitude or right-of-way so as to prevent or unreasonably interfere with any purpose for which the servitude or right-of-way is granted.

SPATZ HOMES, LLC  
14 NORTH PEORIA, UNIT 3F  
CHICAGO, IL 60607  
312.733.4033



# VICINITY MAP

SCALE: 1"=2,000'



**FINAL PLAT OF CRYSTAL LAKES SECOND FILING**  
A RESIDENTIAL DEVELOPMENT  
LOCATED IN SECTIONS 21 & 28, T6S-R3E, G.L.D.,  
LIVINGSTON PARISH, LOUISIANA  
FOR SPATZ HOMES, LLC  
14 NORTH PEORIA, UNIT 3F  
CHICAGO, IL 60607  
312.733.4033

ALVIN FAIRBURN & ASSOCIATES, LLC  
CONSULTING ENGINEERS - ARCHITECTS  
LAND SURVEYORS - DESIGNERS  
LAND DEVELOPMENT CONSULTANTS  
1280 DEL ESTE AVENUE  
DENHAM SPRINGS, LOUISIANA 70727-1173 (225) 665-1515  
Project No. A060790

Revised: 06.16.2011