

Page 59 L.M.
 Census Tr: 26.02-3
 Inside City Limit
 Flood Zone AA elev. 27'
 Zoning A2.5
 Wye Record: 11/1/81

ADDRESSES ARE AS FOLLOWS

| Lot # | ADDRESS |
|-------|----------------------|
| 1A | 1415 Charlestowne Ln |
| 2A | 1411 " " |
| 2B | 1409 " " |
| 3A | 1401 " " |
| 4A | 1403 Ashley Hall Ln |
| 4B | 1405 " " |
| 5 | 1407 " " |

BENCHMARK
 TOP OF CONCRETE MONUMENT
 OF SOUTHWEST CORNER OF
 LOT 3-A ELEVATION 27.253

PRIVATE SERVITUDE OF ACCESS DEDICATION NOTE
 THE AREA DESIGNATED AS PRIVATE ACCESS SERVITUDE IS HEREBY DEDICATED AS A MEANS OF ACCESS TO LOTS 1 THRU 7, AND NO BUILDING SHALL BE CONSTRUCTED ON NOR SHALL ANY TREES, SHRUBS, OR OTHER PLANTS BE PLACED WITHIN OR OVER THIS SERVITUDE IN A MANNER SO AS TO INTERFERE WITH THE USE FOR WHICH IT IS GRANTED.
 THE CITY-PARISH HAS NO RESPONSIBILITY FOR MAINTENANCE OF THIS SERVITUDE OF PASSAGE

RICHARD K. McDOWELL OWNER

3819025

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

RICHARD K. McDOWELL OWNER

DEDICATION & NOTES
DEDICATION
 THIS IS TO CERTIFY THAT THE SERVITUDES AND RIGHT-OF-WAYS SHOWN ON THIS PLAT ARE HEREBY DEDICATED TO THE PERPETUAL USE OF THE PUBLIC FOR PROPER PURPOSES INCLUDING DRAINAGE, REMOVAL OF SEWAGE AND ALL UTILITIES. NO TREES, SHRUBS, OR PLANTS MAY BE PLANTED NOR SHALL ANY BUILDING, FENCE, STRUCTURE, OR OTHER IMPROVEMENTS 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.

RESTRICTIONS
 ALL LOTS ARE SUBJECT TO DECLARATION OF PROTECTIVE COVENANTS FILED AS AN ADDUCT TO THIS PLAT.

INDICATES CONCRETE MONUMENT

WATER: BATON ROUGE WATER WORKS
GAS: GULF STATES UTILITIES
ELECTRICITY: GULF STATES UTILITIES
ZONING: A-1
ACREAGE: 0.96 ACRES

FINAL PLAT OF CHARLESTOWNE LANDING

BEING THE RESUBDIVISION OF LOTS 1 THRU 4, STARING ACRES, INTO LOTS 1-A, 2-A, 2-B, 3-A, 4-A, & 4-B, AND LOT 5 & TRACT A, STARING ACRES, LOCATED IN SEC 54, T-7-S, R-1-E & SEC 66, T-8-S, R-1-E, GREENSBURG LAND DISTRICT, BATON ROUGE, LA

Richard K. McDowell
 2121 Woodale Blvd.
 Baton Rouge, LA.

SCHOOL DISTRICTS:
 HIGH SCHOOL - LEE HIGH SCHOOL
 ELEMENTARY - MAGNOLIA WOOD

SHADED AREA SUBJECT TO INUNDATION

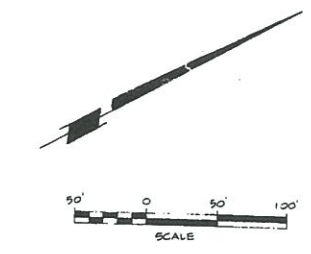
CITY SEWERAGE
 A-1 ZONING

★ FORMALLY KNOWN AS STARING ACRE

RECEIVED
 INSPECTION DIVISION
 JUL 7 1982

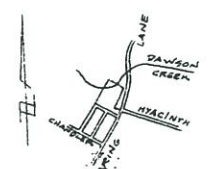
CERTIFICATION
 THIS IS TO CERTIFY THAT THIS PLAT CONFORMS TO LA REVISED STATUTES 33:5081 et seq AND CONFORMS TO ALL PARISH ORDINANCES GOVERNING THE SUBDIVISION OF LAND

James R. Clary, C.E., R.L.S.



ELEVATIONS
 100 YR FLOOD - 26.7 M.S.L.
 INUNDATION - 23.25 M.S.L.
 FINISHED FLOOR ELEVATION OF ALL HOUSES BUILT IN THIS SUBDIVISION SHALL BE MINIMUM ELEVATION OF 26.7 M.S.L.

REFERENCE BEARING:
 S 24° 44' W BEING THE WEST BOUNDARY LINE OF THREE WAY PLACE SUBDIVISION AS RECORDED ON THE FINAL PLAT OF THAT SUBDIVISION



THE RESUBDIVISION OF LOTS 2 & 4 INTO LOTS 2-A, 2-B, 4-A, & 4-B WAS APPROVED BY THE PLANNING COMMISSION ON JAN. 12, 1981, AND BY THE COUNCIL ON JAN. 28, 1981. PLANNING COMMISSION WAIVED PUBLIC STREET FRONTAGE 5/7/79 & COUNCIL APPROVED 5/8/79

RECOMMENDED FOR APPROVAL
 DEPARTMENT OF PUBLIC WORKS
 CITY OF BATON ROUGE
 PARISH OF EAST BATON ROUGE

APPROVED
 PLANNING COMMISSION
 CITY OF BATON ROUGE
 PARISH OF EAST BATON ROUGE

ROBERT GRAVES
 DIRECTOR
 DATE 3-1-82

Robert Dolese
 DIRECTOR
 DATE 3-16-82

John Clary
 CLARY & ASSOCIATES, INC.
 PLANNING COMMISSION

| DESIGNED | DRAWN | CHECKED | APPROVED | DATE | REVISIONS | BY |
|----------|-------|---------|----------|------|-----------|----|
| | | | | | | |

CLARY & ASSOCIATES, INC.
 CONSULTING ENGINEERS
 BATON ROUGE, LOUISIANA

JOB NO. _____ SHEET _____
 DATE 12-17-81 OF _____

C-16496
 Charlestowne Landing
 Plans of Lots 1-A, 2-A, 2-B, 3-A, 4-A, 4-B and Lot 5 & Tr. A.