

58

56

57

11,482 SF

81.28'

99.01'

116.74'

134.48'

105.98'

L:172.69'
R:120.00'

ALLISON WAY

L:72.06'
R:180.00'

L:57.55'
R:180.00'

15' UTILITY EASEMENT

DRAINAGE EASEMENT

SETBACKS:


- FRONT 15 FEET
- GARAGE FACE 25 FEET
- SIDE 6 FEET
- REAR 20 FEET

LEGEND:

- - - - - EASEMENT
- - - - - SETBACK
- BUILDABLE WIDTH (AT 10' INTERVALS)

DISCLAIMER:
THIS DOCUMENT AND THE INFORMATION CONTAINED WITHIN, INCLUDING BUT NOT LIMITED TO THE LOT DIMENSIONS, IS FOR REFERENCE ONLY. THE FINAL PLAT, AS RECORDED WITH THE JOHNSON COUNTY RECORDER, SHALL GOVERN IN THE EVENT OF A DISCREPANCY.

PLOTTED: 4/11/2023 9:41 PM
 PATH: F:\20 Projects\1026\30.dwg\1026 Monument Hills Lot Layout.dwg © 2022 - WELCH DESIGN AND DEVELOPMENT, LLC

ENGINEER: 	CLIENT: MONUMENT HILLS, LLC	SHEET NAME: LOT 57 LAYOUT	
	PROJECT NAME: MONUMENT HILLS RESIDENTIAL SUBDIVISION IOWA CITY	PROJECT NO: 1026	PROJECT MANAGER: WELCH
REVISION: --		ISSUED DATE: 04-10-2023	