

LOT 5 FREDERICA TOWNSHIP (PHASE I)

TOTAL AREA = 2.136 ACRES



ST. ANNIE'S LANE
(100' PRIVATE R/W)

MARSH

LOT 6

S 73°27'58" E
629.88'

35' BUILDING SETBACK

357'

**BUILDING
ENVELOPE**

100' BUILDING
SETBACK

131'

314'

35' BUILDING SETBACK

480.21'

N 73°27'58" W

SOMERSET TRACE (50' PRIVATE R/W)
C1
S 76°08'47" W
110.88'

N 32°47'16" E
40.26'

WETLAND

50' BUILDING
SETBACK

111'

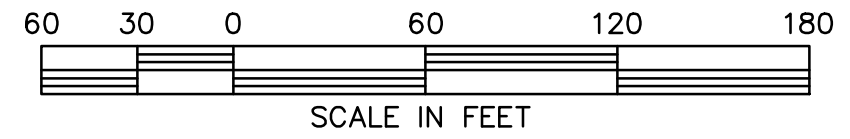
N 06°14'16" E
10.02'

N 38°29'10" E
63.03'

N 38°25'59" E
70.48'

N 75°08'17" E
5.05'

LOT 4



CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	325.00'	169.20'	167.29'	S 61°13'56" W



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