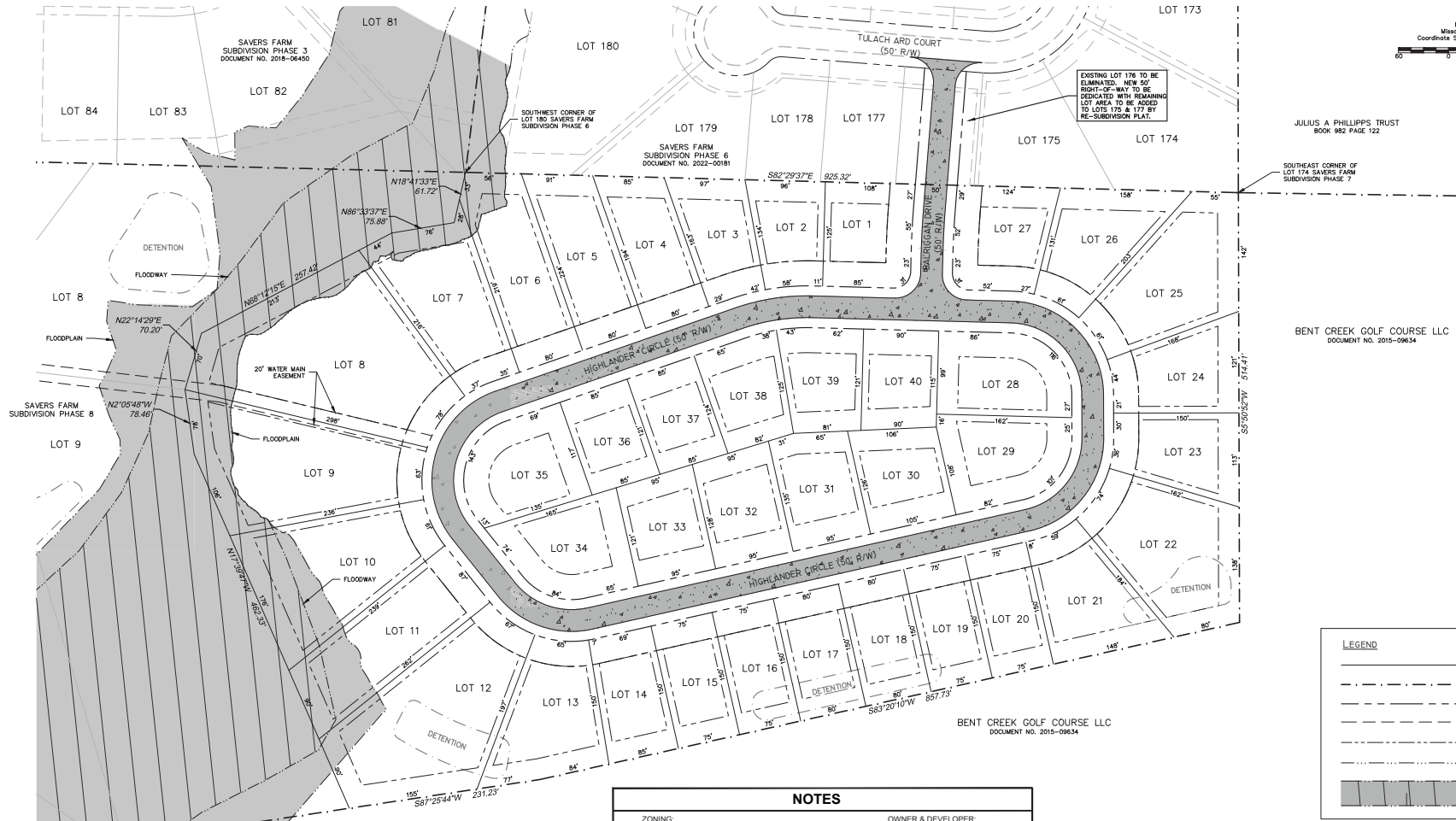
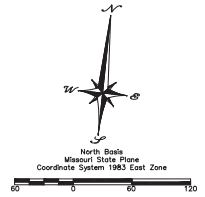


# SAVERS FARM SUBDIVISION - PHASE 9

Part of U.S.P. SURVEY 318, Township 31 North Range 13 East of the Fifth Principal Meridian  
in the City of Jackson and County of Cape Girardeau, Missouri.



LEGEND	
	LOT LINE
	PROPERTY BOUNDARY LINE
	RIGHT-OF-WAY LINE
	EASEMENT LINE
	BUILDING SETBACK LINE
	100-YEAR FLOODPLAIN LINE
	100-YEAR FLOODWAY

## NOTES

**ZONING:**  
R-2 SINGLE FAMILY RESIDENTIAL

**EASEMENT NOTES:**  
10' FRONT (MINIMUM)  
10' REAR (MINIMUM)  
10' PERIMETER OF SUBDIVISION (MINIMUM)  
ALL DETENTION BASINS WILL HAVE EASEMENT PROVIDING ACCESS TO BASIN AND AROUND PERIMETER  
20' WATER MAIN (AS SHOWN)

**BUILDING SETBACKS:**  
FRONT YARD SETBACK = 30'  
REAR YARD SETBACK = 25'  
SIDE YARD SETBACK = 5'

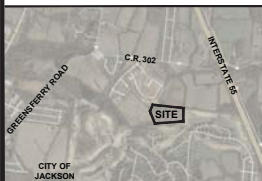
**DESIGN STANDARDS**  
50' RIGHT-OF-WAY WIDTH  
28" WIDE CONCRETE STREETS WITH CURB  
4" WIDE CONCRETE SIDEWALKS ON EACH SIDE

**OWNER & DEVELOPER:**  
CAPE LAND & DEVELOPMENT, LLC  
c/o BRANDON WILLIAMS  
2985 BOUTIN DRIVE  
CAPE GIRARDEAU, MO 63701

**PREPARED BY:**  
STRICKLAND ENGINEERING  
113 W. MAIN STREET SUITE 1  
JACKSON, MO 63755  
(573) 243-4080

ACCURACY STANDARD: TYPE URBAN

## LOCATION MAP



**FLOODPLAIN NOTE:**  
A PORTION OF THE DESCRIBED TRACT IS LOCATED WITHIN A FLOOD HAZARD ZONE AS SHOWN ON THE FLOOD INSURANCE RATE MAP, COMMUNITY PANEL 29031G144E.

<b>STRICKLAND ENGINEERING</b> CIVIL - MECHANICAL - ELECTRICAL ENGINEERING - LAND SURVEYING	113 WEST MAIN STREET P.O. BOX 159 JACKSON, MISSOURI 63755 TEL: 573-243-4080 FAX: 573-243-2191
	<b>PRELIMINARY PLAT FOR SAVERS FARM SUBDIVISION PH. 9</b>
	<b>JACKSON, MISSOURI</b>
	SCALE 1" = 60' DATE 9-28-2022 DRAWN BY MTM CHECKED BY RA/BS PROJECT # 22-074