SITE PLAN FOR SETBACK VARIANCE

This Site Plan was ordered by Mr. William E. Tower, Jr. , on 07/09/2025.
The Legal Description, shown hereon, was created by this office on 07/13/2025.

These documents, and all of the data and/or information depicted hereon, shall remain the sole professional intellectual property of Mr. M. Stewart McDonald, PLS, until the professional fees have been paid in full.
The background aerial was downloaded from the Land Boundary Information System website. Dated: 2020.
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NOT A BOUNDARY SURVEY

Project No.: 25-8296H
File ID/Ref.: WINDEE
Drafting by: JAA III
Checked by: MSM
Section(s): 03
Township: 29 South
Range: 23 East

FILLED IN ARROW ABOVE DENOTES ASSUMED NORTH
Scale: 1" = 20'

M. Stewart McDonald - Florida Professional Land Surveyor # 5919
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ABBREVIATIONS:

(C) = CALCULATED DATA		LB = LICENSED BUSINESS	
(F) = FIELD MEASUREMENT		LS = LICENSED SURVEYOR	
(P) = PLAT DATA		MAG = MAGNETIC (SURVEY NAIL)	
= APROXIMATE DRAINAGE		N = NORTH	
± = APPROXIMATE		N.T.S. = NOT TO SCALE	
# = NUMBER		PCP = PERMANENT CONTROL POINT	
& = AND		P.F.F. = PROPOSED FINISHED FLOOR	
C/L = CENTER LINE		P.L.S. = PROFESIONAL LAND SURVEYOR	
E = EAST		PRM = PERMANENT REFERENCE MONUMENT	
FPLS = FLORIDA PROFESSIONAL LAND SURVEYOR		R/W = RIGHT-OF-WAY	
		S = SOUTH	
		W = WEST	
= PROPOSED DRAINAGE FLOW DIRECTION			

VARIANCE DIMENSIONS:

ADMINISTRATIVE: 3'-6" (3.50')
ADDITIONALLY: +1'-10" (1.83')
TOTAL VARIANCE OF 5'-4" (5.33')

DIMENSION TIES NOTE:

THE BUILDING TIES HEREON HAVE BEEN ADJUSTED FOR FINISHED CONSTRUCTION USING STANDARD STUCCO WIDTH OF 3/4".

ACREAGE CALCULATIONS:

LOT 1 - SUBJECT PARCEL:
10,864 square feet or 0.249 acre, more or less.

LEGAL DESCRIPTION:

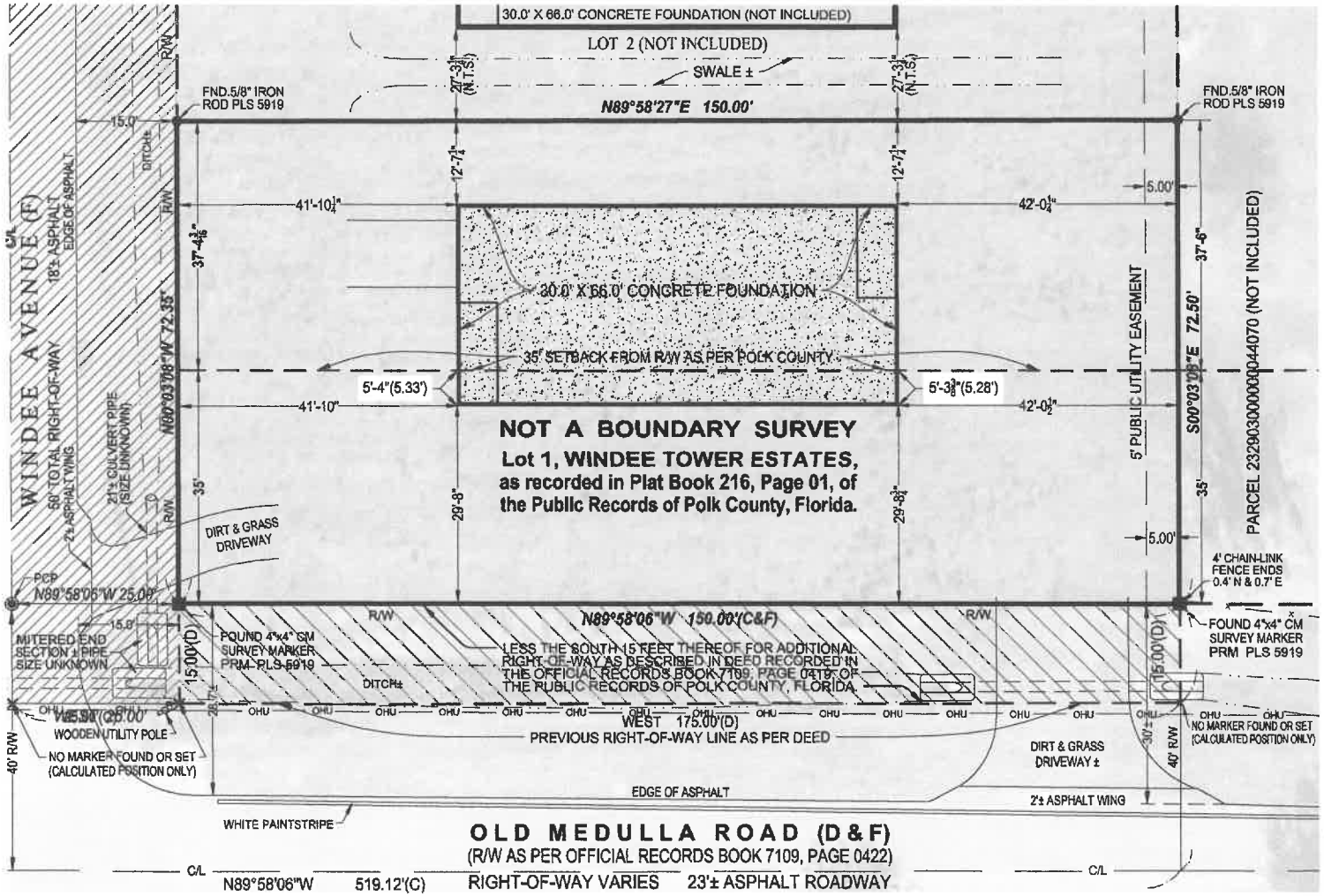
(Created by this office on 07/13/2025)
Lot 1, WINDEE TOWER ESTATES, as recorded in Plat Book 216, Page 01, of the Public Records of Polk County, Florida.

CERTIFICATION:

I certify that this document substantially meets Standards of Practice for Land Surveying in the State of Florida.

NOT A BOUNDARY SURVEY

M. Stewart McDonald, F.P.L.S. 5919 — 07/15/25 Fieldwork



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Rev. 8, 09/14/25