

CERTIFICATE OF OWNERSHIP AND DEDICATION
This is to certify that the above described plat has been prepared and submitted to the Board of Commissioners of Jefferson County, Kentucky, for their consideration, and that the same has been approved by them this 15th day of May, 2003.

CERTIFICATE OF ACKNOWLEDGMENT
I, the undersigned, the Clerk of the Board of Commissioners of Jefferson County, Kentucky, do hereby certify that the above described plat has been approved by the Board of Commissioners of Jefferson County, Kentucky, on this 15th day of May, 2003.

STATE OF KENTUCKY
COUNTY OF JEFFERSON
WILLIAM O. TRINER, JR.
Clerk of the Board of Commissioners

CERTIFICATE OF RESERVATION OF SANITARY SEWER AND DRAINAGE EASEMENTS
The undersigned, Cooper Farms, LLC, do hereby reserve the right to install, construct, maintain, repair and replace sanitary sewer and drainage easements, and to install, construct, maintain, repair and replace any other easements necessary for the proper operation of the sanitary sewer and drainage system, and to exercise all other powers and authority necessary to carry out the purposes of this reservation.

CERTIFICATE OF RESERVATION OF GAS EASEMENT
The undersigned, Cooper Farms, LLC, do hereby reserve the right to install, construct, maintain, repair and replace gas easements, and to exercise all other powers and authority necessary to carry out the purposes of this reservation.

CERTIFICATE OF RESERVATION OF WATER LINE EASEMENT
The undersigned, Cooper Farms, LLC, do hereby reserve the right to install, construct, maintain, repair and replace water line easements, and to exercise all other powers and authority necessary to carry out the purposes of this reservation.

CERTIFICATE OF RESERVATION OF DRAINAGE RETENTION BASIN EASEMENT
The undersigned, Cooper Farms, LLC, do hereby reserve the right to install, construct, maintain, repair and replace drainage retention basin easements, and to exercise all other powers and authority necessary to carry out the purposes of this reservation.

PROPERTY OWNER'S OBLIGATION
The property owner, Cooper Farms, LLC, is hereby notified that the above described plat is subject to the following conditions and obligations: (a) The property owner shall be responsible for obtaining all necessary permits from the appropriate governmental agencies for the construction and use of the easements and structures shown on this plat. (b) The property owner shall be responsible for maintaining and repairing the easements and structures shown on this plat in accordance with the applicable codes and regulations. (c) The property owner shall be responsible for indemnifying and holding harmless Cooper Farms, LLC, its officers, directors, employees, agents, representatives, successors, assigns and assigns from and against all claims, damages, losses, expenses, costs, fees and charges, including reasonable attorneys' fees, that may be asserted against or incurred by Cooper Farms, LLC, its officers, directors, employees, agents, representatives, successors, assigns and assigns, in connection with the construction, use or maintenance of the easements and structures shown on this plat.

NOTICE OF BOND REQUIREMENT
If the above described plat is to be used for the construction of a building or structure, the property owner shall be required to obtain and maintain a bond in the amount of \$10,000 to secure the property owner's obligation to maintain and repair the easements and structures shown on this plat in accordance with the applicable codes and regulations.

NOTICE OF ENGINEERING * SURVEYING * LANDSCAPE ARCHITECTURE
This plat was prepared by Mindel & Scott & Associates, Inc., a Professional Engineering Firm, License No. 11147, a Professional Surveying Firm, License No. 11147, and a Professional Landscape Architect, License No. 11147, under the supervision of David A. Mindel, a Licensed Professional Engineer, License No. 11147, a Licensed Professional Surveyor, License No. 11147, and a Licensed Professional Landscape Architect, License No. 11147.

6) CONSTRUCTION FENCING SHALL BE ERECTED PRIOR TO ANY GRADING OR CONSTRUCTION ACTIVITIES...
7) THE ABOVE LOT WILL REQUIRE INDIVIDUAL APPROVAL FROM THE BOARD OF COMMISSIONERS OF JEFFERSON COUNTY, KENTUCKY, PRIOR TO THE ISSUANCE OF A BUILDING PERMIT...
8) THIS PROJECT IS ZONED R-S WITH THE FOLLOWING RESTRICTIONS:
A) STREET SIDE YARD REDUCED FROM 30' TO 15'
B) SIDE YARD REDUCED FROM 6' MINIMUM (18' TOTAL) TO 3'-3" MINIMUM (10' TOTAL)...
9) MINIMUM OPENING ELEVATION AS FOLLOWS:
A) LOADING - 8'0"B) UNLOADING - 5'0"C) GARAGE - 5'0"10) ALL NECESSARY RIGHTS FOR SANITARY SEWERS, WATER, GAS, AND TELEPHONE SHALL BE RESERVED THROUGH AREAS MARKED 'OPEN SPACE' FROM ANY LOTS IN THIS SECTION.

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