

CERTIFICATE OF OWNERSHIP AND EDUCATION

COOPER FARMS SECTION 4B

OWNER: COOPER FARMS PARTNERSHIP

DEED REFERENCE: N/A

DATE OF RECORDATION: 8-2-2000

CERTIFICATE OF ACKNOWLEDGEMENT

STATE OF KENTUCKY

COUNTY OF JEFFERSON

COOPER FARMS PARTNERSHIP

BY: Donna G. Cates Secretary

BY: Charles E. Cates Secretary

NOTARY PUBLIC: Nancy Public

CERTIFICATE OF APPROVAL

PLANNING COMMISSION

LOUISVILLE AND JEFFERSON COUNTY

APPROVED: 5th day of August 2014

BY: Christine Olschag Mayor

CERTIFICATE OF RESERVATION OF ELECTRIC & TELECOMMUNICATIONS EASEMENTS

OWNER: COOPER FARMS PARTNERSHIP

RESERVATION NO.: 10-2-95

RESERVATION OF ELECTRIC AND TELECOMMUNICATIONS EASEMENTS

CERTIFICATE OF RESERVATION OF SANITARY SEWER AND DRAINAGE EASEMENTS

OWNER: COOPER FARMS PARTNERSHIP

RESERVATION NO.: 10-2-95

RESERVATION OF SANITARY SEWER AND DRAINAGE EASEMENTS

CERTIFICATE OF RESERVATION OF GAS EASEMENTS

OWNER: COOPER FARMS PARTNERSHIP

RESERVATION NO.: 10-2-95

RESERVATION OF GAS EASEMENTS

CERTIFICATE OF RESERVATION OF PUBLIC UTILITY, SEWER, DRAINAGE AND PRIVATE ACCESS EASEMENT

OWNER: COOPER FARMS PARTNERSHIP

RESERVATION NO.: 10-2-95

RESERVATION OF PUBLIC UTILITY, SEWER, DRAINAGE AND PRIVATE ACCESS EASEMENT

CERTIFICATE OF RESERVATION OF WATER LINE EASEMENT

OWNER: COOPER FARMS PARTNERSHIP

RESERVATION NO.: 10-2-95

RESERVATION OF WATER LINE EASEMENT

CERTIFICATE OF RESERVATION OF DRIVEWAY EASEMENT

OWNER: COOPER FARMS PARTNERSHIP

RESERVATION NO.: 10-2-95

RESERVATION OF DRIVEWAY EASEMENT

CERTIFICATE OF RESERVATION OF LAND SCAPING EASEMENT

OWNER: COOPER FARMS PARTNERSHIP

RESERVATION NO.: 10-2-95

RESERVATION OF LAND SCAPING EASEMENT

CERTIFICATE OF RESERVATION OF BARRIER EASEMENT

OWNER: COOPER FARMS PARTNERSHIP

RESERVATION NO.: 10-2-95

RESERVATION OF BARRIER EASEMENT

CERTIFICATE OF RESERVATION OF EASEMENT OF COOPER FARMS PARTNERSHIP

OWNER: COOPER FARMS PARTNERSHIP

RESERVATION NO.: 10-2-95

RESERVATION OF EASEMENT OF COOPER FARMS PARTNERSHIP

CERTIFICATE OF RESERVATION OF EASEMENT OF COOPER FARMS PARTNERSHIP

OWNER: COOPER FARMS PARTNERSHIP

RESERVATION NO.: 10-2-95

RESERVATION OF EASEMENT OF COOPER FARMS PARTNERSHIP

CERTIFICATE OF RESERVATION OF EASEMENT OF COOPER FARMS PARTNERSHIP

OWNER: COOPER FARMS PARTNERSHIP

RESERVATION NO.: 10-2-95

RESERVATION OF EASEMENT OF COOPER FARMS PARTNERSHIP

CERTIFICATE OF RESERVATION OF EASEMENT OF COOPER FARMS PARTNERSHIP

OWNER: COOPER FARMS PARTNERSHIP

RESERVATION NO.: 10-2-95

RESERVATION OF EASEMENT OF COOPER FARMS PARTNERSHIP

CERTIFICATE OF RESERVATION OF EASEMENT OF COOPER FARMS PARTNERSHIP

OWNER: COOPER FARMS PARTNERSHIP

RESERVATION NO.: 10-2-95

RESERVATION OF EASEMENT OF COOPER FARMS PARTNERSHIP

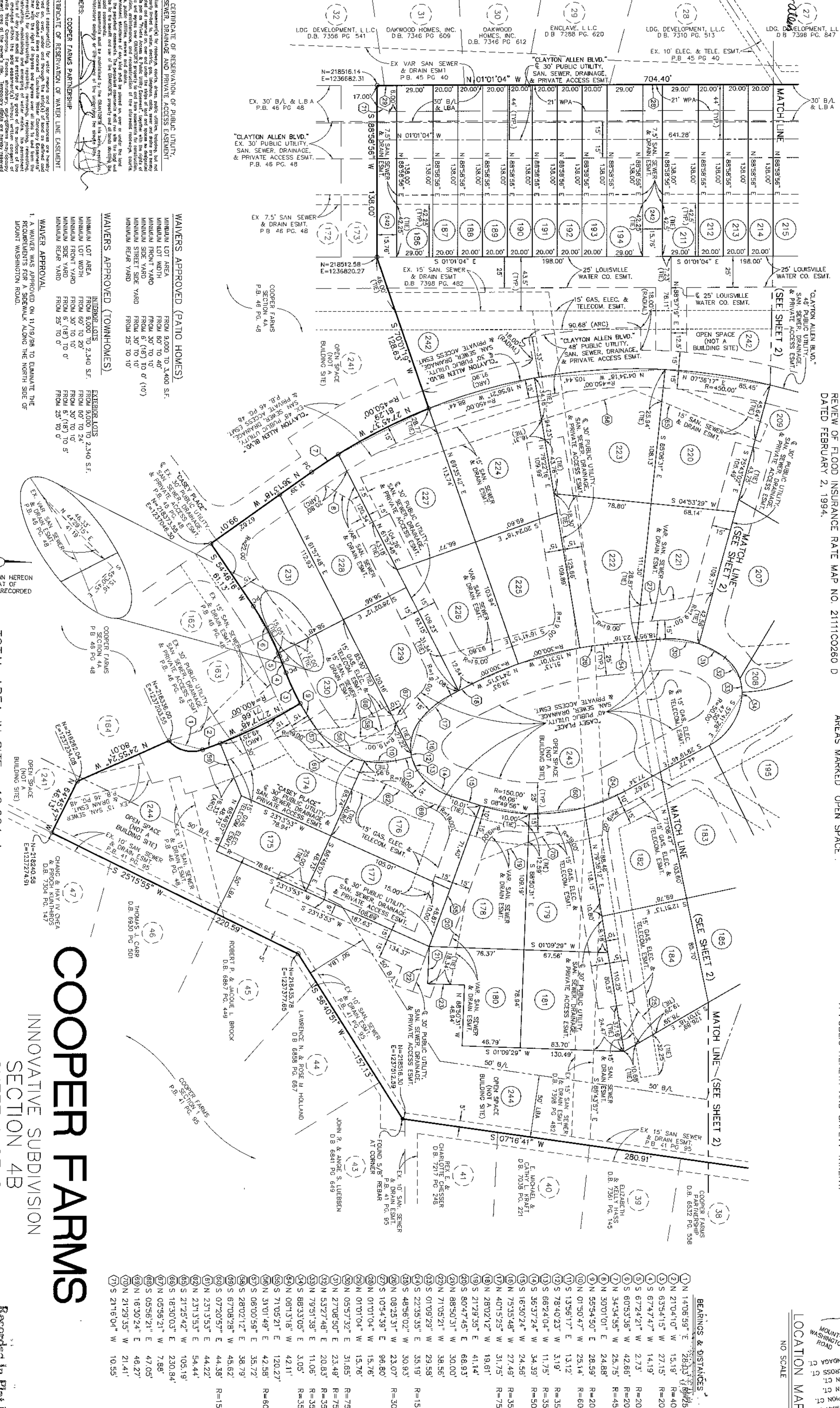
CERTIFICATE OF RESERVATION OF EASEMENT OF COOPER FARMS PARTNERSHIP

OWNER: COOPER FARMS PARTNERSHIP

RESERVATION NO.: 10-2-95

RESERVATION OF EASEMENT OF COOPER FARMS PARTNERSHIP

- NOTES:
- 1) THERE SHALL BE NO FURTHER SUBDIVISION OR RESUBDIVISION OF THE LAND INTO A GREATER NUMBER OF LOTS THAN SHOWN ON THIS PLAN, UNLESS APPROVED BY THE PLANNING COMMISSION.
  - 2) THE LOTS SHOWN ON THIS PLAN SHALL BE LIMITED TO SINGLE FAMILY RESIDENTIAL USE AND SHALL OBSERVE THE YARD REQUIREMENTS OF THE ZONING DISTRICT IN WHICH EACH IS LOCATED.
  - 3) THIS SITE IS CURRENTLY ZONED R-4 INNOVATIVE.
  - 4) THIS PLAN IS SUBJECT TO THE CONDITIONS OF APPROVAL IN DOCKET #10-2-95 ON FILE IN THE OFFICE OF THE JEFFERSON COUNTY PLANNING COMMISSION.
  - 5) THE DEPTH OF ALL ROADSIDE SWALES, INCLUDING DRIVEWAY ENTRANCES AND CURBS UNDER DRIVEWAYS, SHALL BE \*\* INCHES BELOW FINISHED STREET CENTERLINE ELEVATION UNLESS OTHERWISE NOTED. \*\* NOT APPLICABLE SINCE ALL STREETS ARE CURB AND GUTTER.
  - 6) THIS PLAT IS SUBJECT TO DEED OF RESTRICTION AS RECORDED IN DEED BOOK 7524, PG. 217.
  - 7) THIS PROPERTY IS NOT LOCATED IN A 100 YEAR FLOOD HAZARD AREA. THIS DETERMINATION WAS MADE AFTER A REVIEW OF FLOOD INSURANCE RATE MAP NO. 21111C0260 D DATED FEBRUARY 2, 1994.
  - 8) CONSTRUCTION FENCING SHALL BE ERECTED PRIOR TO ANY GRADING OR CONSTRUCTION ACTIVITIES. PREVENTING COMPACTON OF ROOT SYSTEMS OF TREES TO BE PRESERVED THE FENCING SHALL ENCLOSE THE AREA BENEATH THE DRIP LINE OF THE TREE CANOPY AND SHALL REMAIN IN PLACE UNTIL ALL CONSTRUCTION AND SHALLOUT ACTIVITIES SHALL BE PERMITTED WITHIN THE FENCED AREA.
  - 9) ALL NECESSARY RIGHTS FOR SANITARY SEWERS AND DRAINAGE PURPOSES ARE HEREBY RESERVED THROUGH AREAS MARKED "OPEN SPACE".
  - 10) WOODLAND PROTECTION AREAS (WPA's) IDENTIFIED ON THIS PLAN REPRESENT PORTIONS OF THE SITE THE DEVELOPER HAS AGREED TO PRESERVE. THESE ARE PERMANENT PRESERVATION AREAS. ALL CLEARING, GRADING AND FILL ACTIVITIES IN THESE AREAS MUST BE IN KEEPING WITH RESTRICTIONS ESTABLISHED AT THE TIME OF PLAN APPROVAL. NO FURTHER CLEARING, GRADING, CONSTRUCTION OR OTHER LAND disturbing ACTIVITY SHALL TAKE PLACE BEYOND UNDISTURBED TO IMPROVE THE GENERAL HEALTH OF THE TREE OR TO REMOVE DEAD OR DECLINING TREES THAT MAY POSE A PUBLIC HEALTH AND SAFETY THREAT.

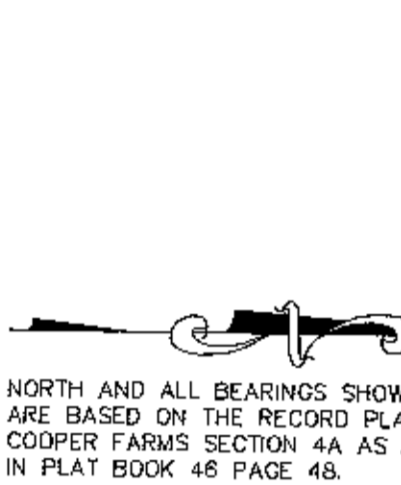


### WALLERS APPROVED (RATIO HOMES)

MINIMUM LOT AREA	FROM 3,000 TO 3,400 S.F.
MINIMUM FRONT YARD	FROM 30' TO 10'
MINIMUM SIDE YARD	FROM 5' (10' TO 0' (10')
MINIMUM REAR YARD	FROM 25' TO 10'

### WALLERS APPROVED (TOWNHOMES)

MINIMUM LOT AREA	MINIMUM FRONT YARD	MINIMUM SIDE YARD	MINIMUM REAR YARD
FROM 3,000 TO 3,400 S.F.	FROM 30' TO 10'	FROM 5' (10' TO 0'	FROM 25' TO 10'



TOTAL AREA IN SITE : 12,604 AC.  
TOTAL NO. BUILDING SITES : 67  
TOTAL NO. NON-BUILDING SITES : 3

LEGEND:  
--- DENOTES SET 1/2" REBAR WITH CAP  
--- NO. 3259 OR MAGNAIL UNLESS NOTED  
--- ALL INTERIOR CORNERS ARE 1/2" REBAR  
--- W/CAP NO. 3259 OR MAGNAILS UNLESS NOTED.  
--- COMPUTED UNMARKED POINT

# COOPER FARMS

## INNOVATIVE SUBDIVISION SECTION 4B SHEET 1 OF 2 RECORD PLAT

OWNER & DEVELOPER  
COOPER FARMS PARTNERSHIP  
A GENERAL PARTNERSHIP  
101 NORTH SEVENTH STREET  
LOUISVILLE, KENTUCKY 40202

TAX BLOCK 85 LOTS 414 DB 6532 PG 558  
AUGUST, 2000

SCALE: 1"=40'

PLANNING \* SCOTT & ASSOCIATES, INC.  
LANDSCAPE ARCHITECTURE \* SURVEYING

LOUISVILLE, KY. 40257-0246 (502) 485-1508

46 x 93

46 x 93

46 x 93

1963/60

46 x 93

Recorded in Plat Book 7524 Page 0217