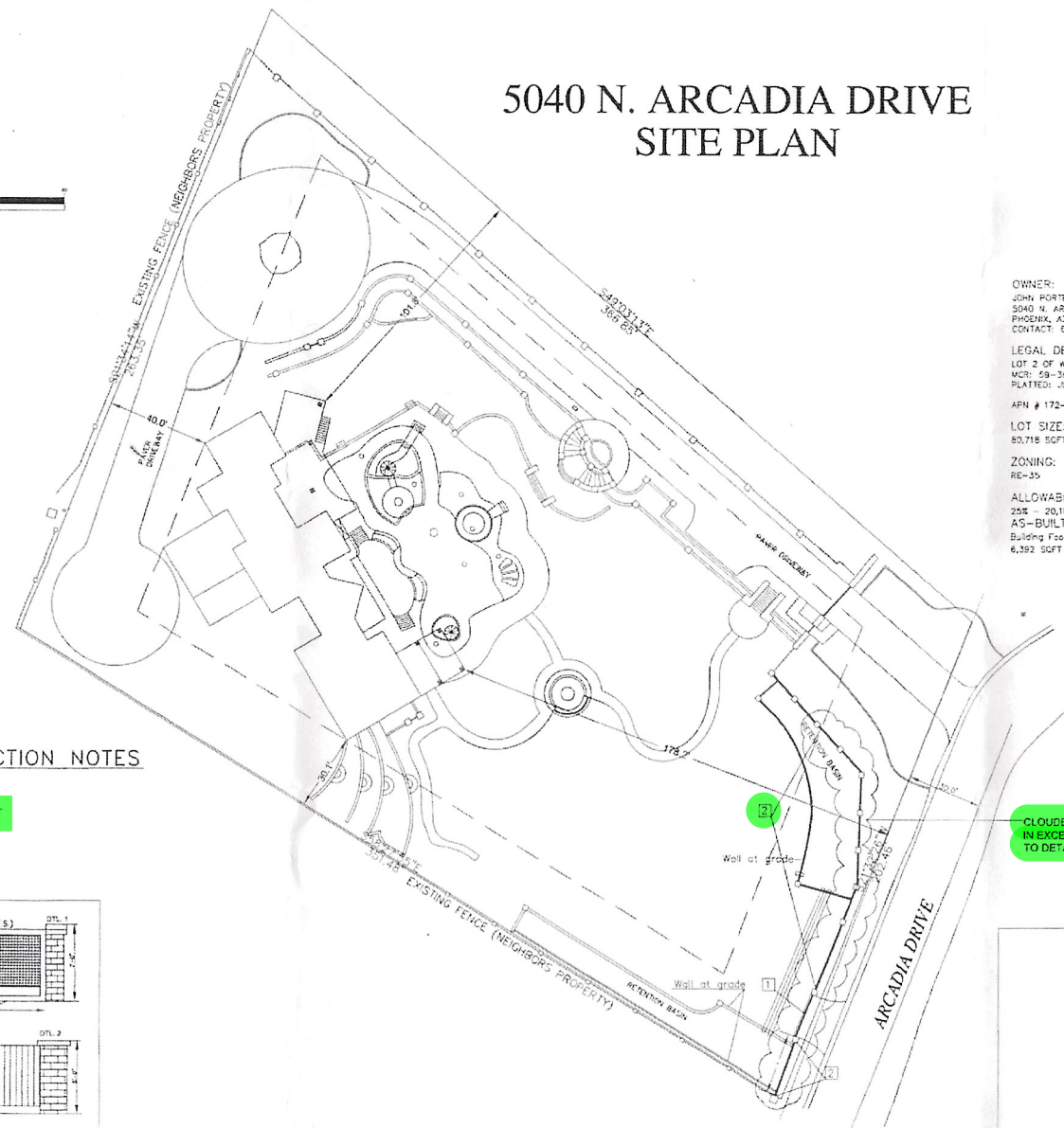
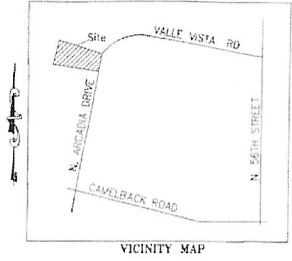
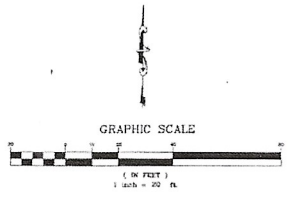


# 5040 N. ARCADIA DRIVE SITE PLAN



**OWNER:**  
JOHN PORTER  
5040 N. ARCADIA DRIVE  
PHOENIX, AZ 85018  
CONTACT: 602-803-1786

**LEGAL DESCRIPTION:**  
LOT 2 OF WHITE GATES  
MCR: 59-38  
PLATTED: JUNE 1954

APN # 172-18-024A

**LOT SIZE:**  
80,718 SQFT (1.85 AC)

**ZONING:**  
RE-35

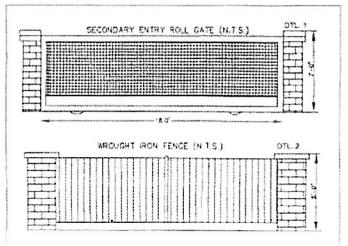
**ALLOWABLE LOT COVERAGE:**  
25% = 20,180 SQFT  
**AS-BUILT COVERAGE:**  
Building Footprint 5,392 SQFT  
6,392 SQFT / 80,718 SQFT = 7.9%

**CIVIL ENGINEER:**  
RICHARD M. ANDERSON, P.E.  
ANDERSON DEVELOPMENT ENGINEERING  
16521 N. 165TH STREET  
SCOTTSDALE, AZ 85256  
PH: 602-999-1563  
RMA@ANDERSONENR.COM

**DEVELOPMENT CONSULTANT:**  
JEFF GELLEN  
JNS DEVELOPMENT CONSULTING  
1326 E. LEMON STREET  
TEMPE, AZ 85281  
PH: 602-306-4963

## ASBUILT CONSTRUCTION NOTES

- 1 7' GATE - 18 LF
- 2 6" WALL / W/ FENCE - 139 LF



CLOUDED AREA - WALLS  
IN EXCESS OF 40" - REFER  
TO DETAILS



NO.	DATE	REVISION(S)

**ASBUILT SITE PLAN**  
**5040 N. ARCADIA DRIVE**  
**PHOENIX, AZ 85018**

**JNS**  
**DEVELOPMENT**  
**CONSULTING**

1326 E. LEMON STREET  
TEMPE, AZ 85281  
(602) 306-4963

CR# 072115

KIVA# 94-0015055  
Q.S. 19-39

SHEET 1 OF 1