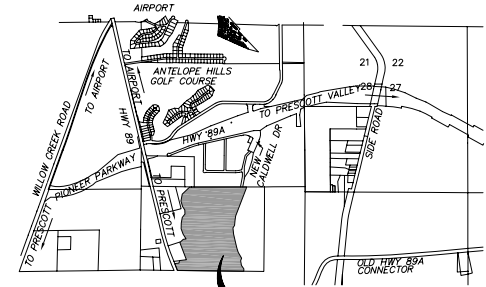
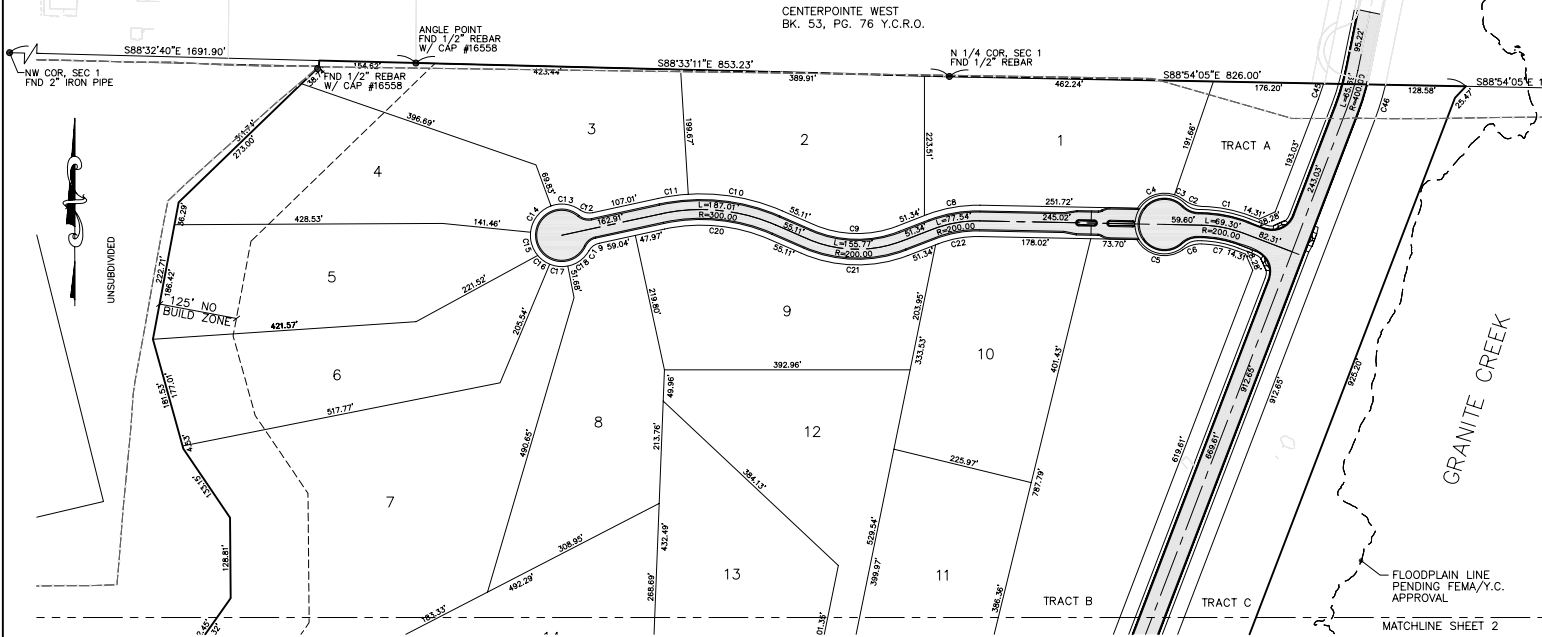


PRELIMINARY PLAT OF CENTERPOINTE SOUTH UNITS 1 & 2

LOCATED IN A PORTION OF THE NW QUARTER AND
THE NE QUARTER OF SECTION 1, TOWNSHIP 15 NORTH,
RANGE 2 WEST, GILA AND SALT RIVER BASE AND MERIDIAN,
YAVAPAI COUNTY, ARIZONA.
ON 109.91 ACRES, +/-.



**SITE
VICINITY MAP**
N.T.S.

SUBDIVIDERS AND LANDOWNERS

CHAMBERLIN & MYERS DEVELOPMENT
P.O. BOX 12127
PRESCOTT, AZ 86304
CONTACT: TY MYERS 928-776-1076

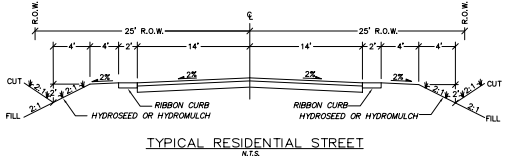
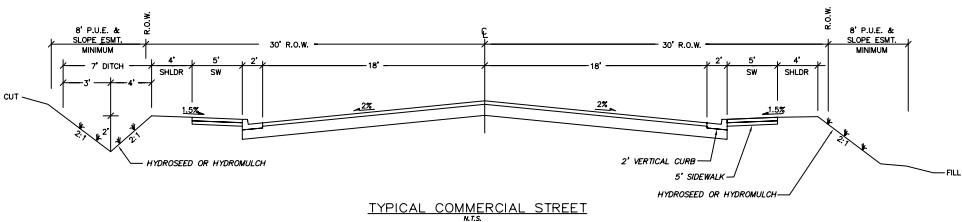
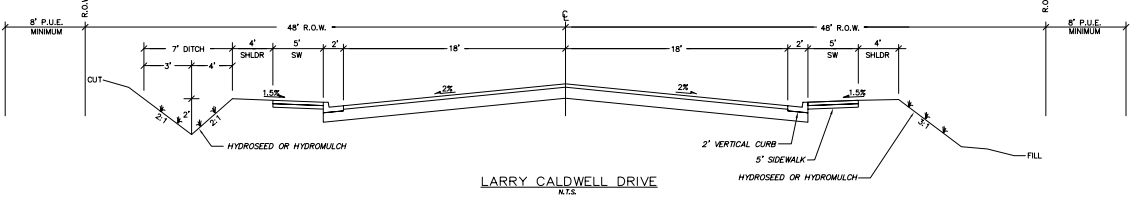
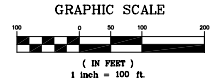
ENGINEER
LYON ENGINEERING & DEVELOPMENT INC.
3623 CROSSINGS DRIVE
PRESCOTT, AZ 86305
CONTACT: DEAN LYON 928-776-1750

SITE DATA:
DESCRIPTION OF PROJECT:
ASSESSOR'S PARCEL NUMBER: 106-01-0035
EXISTING ZONING: SF-18
PROPOSED ZONING: BR
CONTOUR INTERVAL: 1 FOOT
TOTAL AREA OF R.O.W.: 14.56 ACRES
TOTAL AREA OF LOTS: 56.20 ACRES
TOTAL AREA OF TRACTS: 39.15 ACRES

RESIDENTIAL
NUMBER OF LOTS-UNIT 1: 19
NUMBER OF LOTS-UNIT 2: 8
TOTAL NUMBER OF LOTS: 27
MINIMUM LOT SIZE: 87,120.00
MAXIMUM LOT SIZE: 187,379.58
AVERAGE LOT SIZE: 87,120.00
OPEN SPACE: NA
FRONT/REAR SETBACK: 35
SIDE SETBACK: 35
ON-STREET PARKING: NONE
REFUSE LOCATION: INDIVIDUAL HOUSE WASTE DISPOSAL, CITY OF PRESCOTT

COMMERCIAL
NUMBER OF TRACTS-UNIT 1: 3
NUMBER OF TRACTS-UNIT 2: 5
TOTAL NUMBER OF TRACTS: 8
ON-STREET PARKING: NONE
REFUSE LOCATION: INDIVIDUAL BUSINESS WASTE DISPOSAL, CITY OF PRESCOTT

- NOTES**
- 1.) THIS SUBDIVISION IS LOCATED WITHIN THE WATER SERVICE AREA OF THE CITY OF PRESCOTT, ARIZONA, WHICH IS AN AREA DESIGNATED AS HAVING AN ASSURED WATER SUPPLY PURSUANT TO SECTION E OF ARS 45-576.
 - 2.) LOTS 1 THRU 27, RESIDENTIAL LOTS.
 - 3.) TRACTS A THRU H TO BE RESERVED BY OWNER/DEVELOPER FOR FUTURE COMMERCIAL DEVELOPMENT.



UTILITY INFORMATION	
COMPANY	CONTACT
ARIZONA PUBLIC SERVICE CO. P.O. BOX 381 PRESCOTT, ARIZONA 86301	LARRY WATSON 776-3621
QWEST TELEPHONE CO.	LEE OWEN 776-2509
UNISOURCE GAS 501 N. 4TH ST., P.O. BOX 1831 PRESCOTT, ARIZONA 86301	STEVE REESER & M. FORSMAN 445-2210
CABLE ONE TV 525 GROVE AVE. PRESCOTT, ARIZONA 86301	DAVE JENKINS 445-4511
CITY OF PRESCOTT WATER & SEWER DEPT. P.O. BOX 2009 PRESCOTT, ARIZONA 86301	CRAG DOTSETH SUPERINTENDENT OF UTILITIES 771-5831

SCOTT A. LYON, L.S.

LYON ENGINEERING
Civil Engineers & Land Surveyors
3623 CROSSINGS DRIVE
PRESCOTT, AZ 86305 - (928) 776-1750

**PRELIMINARY PLAT OF
CENTERPOINTE SOUTH
UNITS 1 & 2**

DRAWN R.J.W.	Revised
DATE 02-14-07	
JOB NO. 293-07	
SHEET 1 OF 2	