



**NOTE:**

1. THIS IS AN EXHIBIT INTENDED TO SHOW LOT SETBACKS AND STREET FEATURES AND IS NOT A PLAT OF LEGAL REPRESENTATION OF LOT BOUNDARIES. REFER TO THE FINAL PLAT FOR LEGAL BOUNDARIES.
2. PLAT RECORDING #1907
3. SITE DRAINAGE TO CONFORM TO PROPOSED CONTOURS SHOWN AND TO BE DIRECTED AWAY FROM RESIDENTIAL STRUCTURES TOWARD APPROVED DRAINAGE INFRASTRUCTURE SUCH AS STREET CURBS, SWALES & PONDS.

0 25' 50'  
SCALE IN FEET



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**1009 44th Ave NE**  
**Lot Layout**

**Eagles Crossing**  
**Phase 2**  
**Oakland Companies**

DESIGNED: MB  
DRAWN: MB  
CHECKED: AK  
DATE: 10/20/2025

SHEET  
**17**