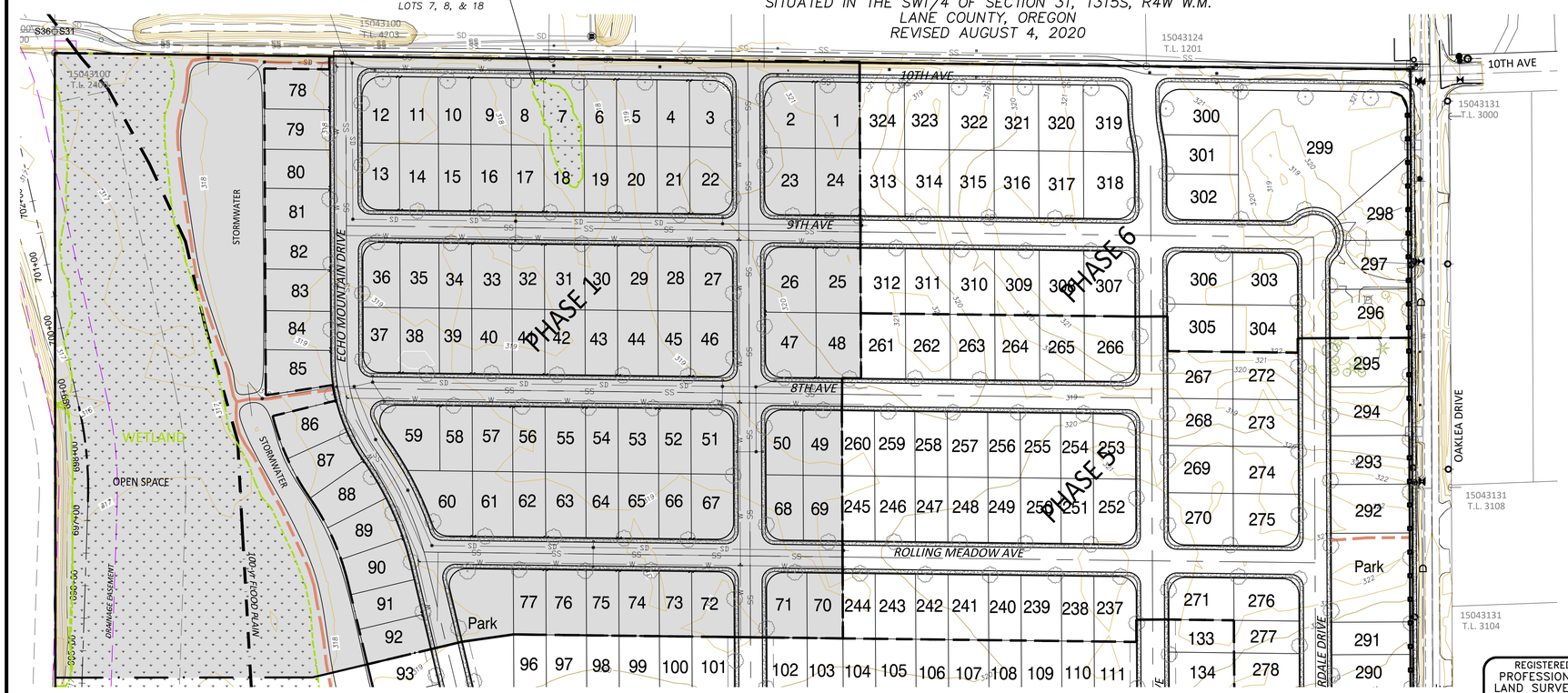
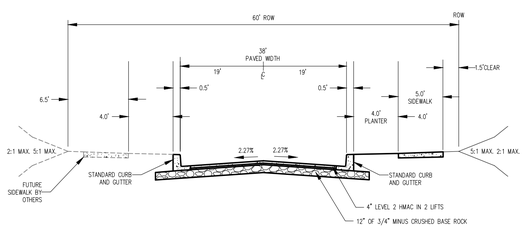
TENTATIVE PLAT– ROLLING MEADOWS PHASE 1

SITUATED IN THE SW1/4 OF SECTION 31, T315S, R4W W.M.
LANE COUNTY, OREGON
REVISED AUGUST 4, 2020

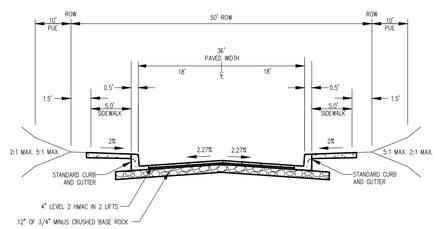
NOTE:
WETLAND PERMIT REQUIRED PRIOR TO DEVELOPMENT OF LOTS 7, 8, & 18





STREET CROSS SECTION: 10th AVE

NOT TO SCALE



STREET CROSS SECTION: 8th AVE, 9th AVE
DARLINGTON DR, ECHO MOUNTAIN DR

NOT TO SCALE

ENGINEER & SURVEYOR:
RHINE CROSS GROUP, LLC
112 N 5th ST – SUITE 200
KLAMATH FALLS,, OR 97601
(541) 851–9405
CONTACT: MARC CROSS, PE, PLS

PROPERTY INFORMATION:
TAX LOTS:
2400 & 2500 OF MAP NO. 15–4W–31

ZONE: R1 – PHASE 1 LOW DENSITY
ACREAGE: ±14.52 ACRES
MINIMUM LOT SIZE PER PUD = 5,000 sq.ft.
FRONT YARD PUD SETBACK = 20ft
SIDE YARD PUD SETBACK = 5ft
EXTERIOR SIDE YARD PUD SETBACK = 10ft

TERRAIN: ROLLING, RELATIVELY FLAT

UTILITIES:
WATER, SEWER, POWER, TELEPHONE, CABLE TV, AND GAS ARE ALL AVAILABLE ADJACENT TO THE PROPERTY.

JURISDICTION:
JUNCTION CITY, OREGON
680 GREENWOOD
JUNCTION CITY, OR 97448
(541) 998–2153

OWNER:
OAKLEA ENTERPRISES, INC
1210 ROSE ST
JUNCTION CITY, OR 97448

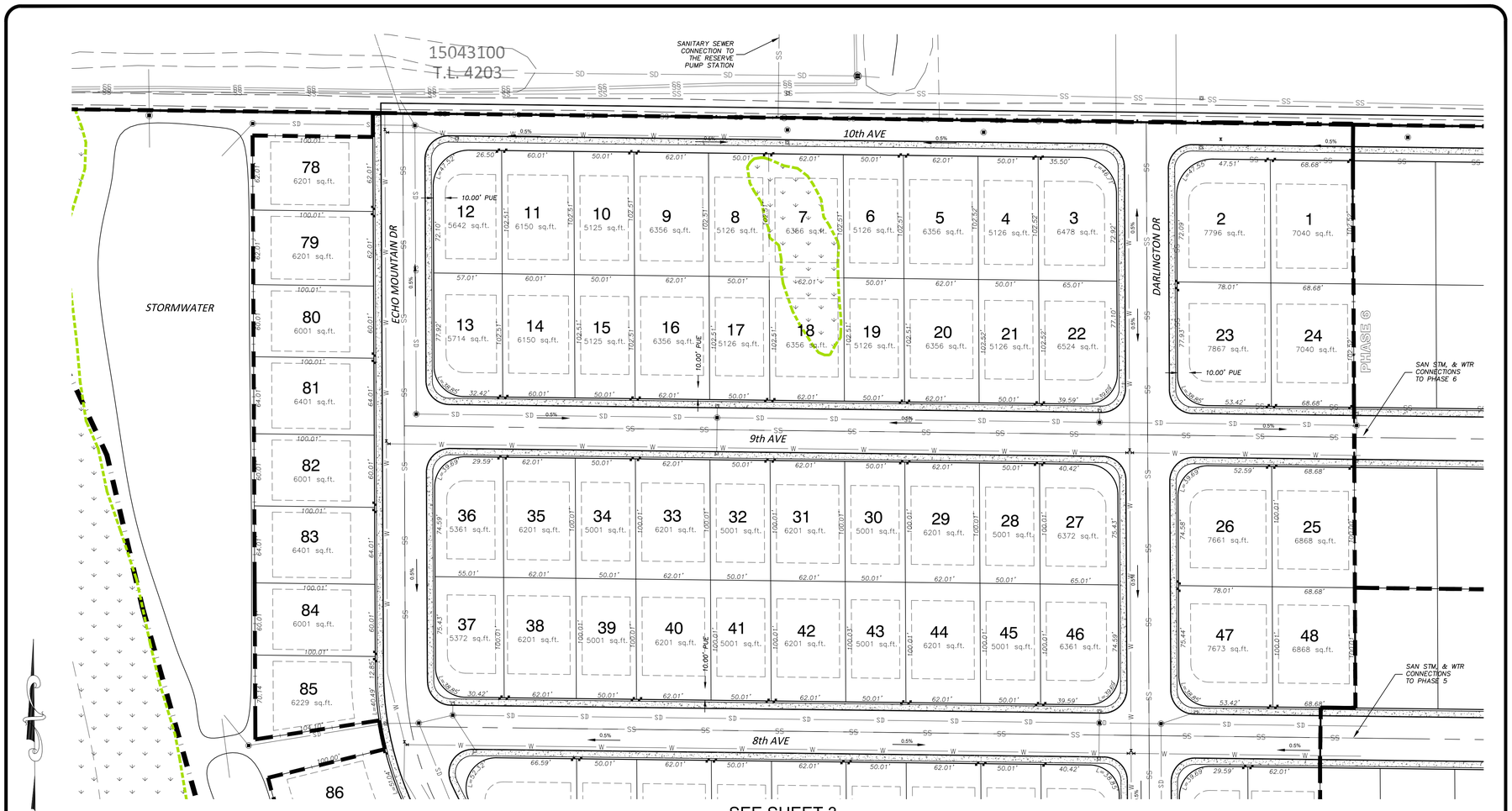
APPLICANT:
PACIFIC NATIONAL DEVELOPMENT, INC
P.O. BOX 3550
SALEM, OR 97302
(503) 990–7003
CONTACT: DALE DRAKE

REGISTERED PROFESSIONAL LAND SURVEYOR
Marcus D. Cross
OREGON
JULY 6, 2010
MARCUS D. CROSS
55506PLS
RENEWS: 12-31-2021

GRAPHIC SCALE
100 0 50 100 150
(IN FEET)
1 inch = 100 ft.

SHEET 1 of 3

R-C GROUP
RHINE-CROSS GROUP LLC
ENGINEERING - SURVEYING - PLANNING
112 N 5th ST - SUITE 200 - P.O. BOX 909
KLAMATH FALLS, OREGON 97601
Phone: (541) 851-9405 Fax: (541) 273-9200 admin@rc-grp.com



SEE SHEET 3

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OREGON
JULY 6, 2010
MARCUS D. CROSS
55506PLS
RENEWS: 12-31-2021

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SHEET 2 of 3

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