

Department of Engineering
Tim Bryan, P.E., PTOE, County Engineer

3137 South Liberty Street, Canton, MS 39046
Office (601) 855-5582 FAX (601) 859-5857

MEMORANDUM

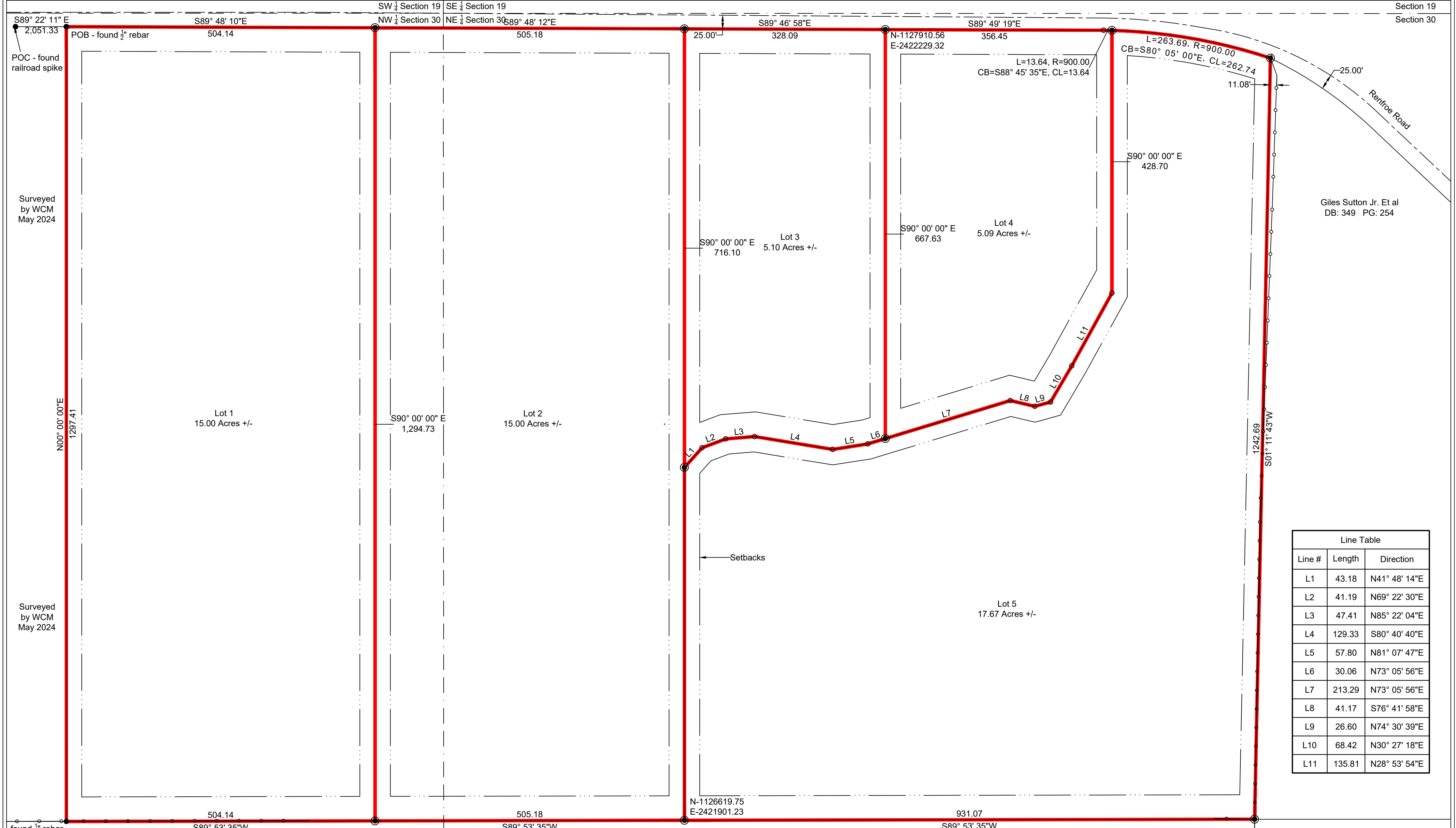
July 12, 2024

To: Casey Brannon, Supervisor, District I
Trey Baxter, Supervisor, District II
Gerald Steen, Supervisor, District III
Karl Banks, Supervisor, District IV
Paul Griffin, Supervisor, District V

From: Tim Bryan, P.E., PTOE
County Engineer

Re: Preliminary Plat
Walnut Ridge

The Engineering Department recommends approval of the preliminary plat of Walnut Ridge. The development is 5 lots on approximately 57.86 acres. There is no public infrastructure associated with this development.



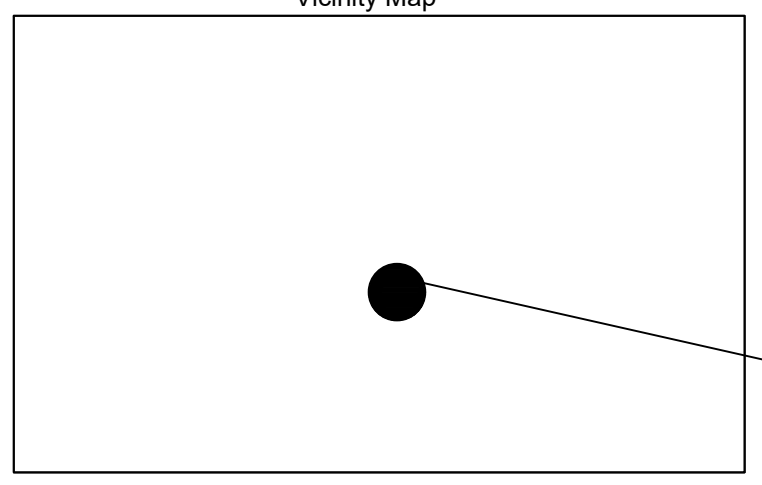
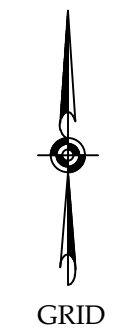
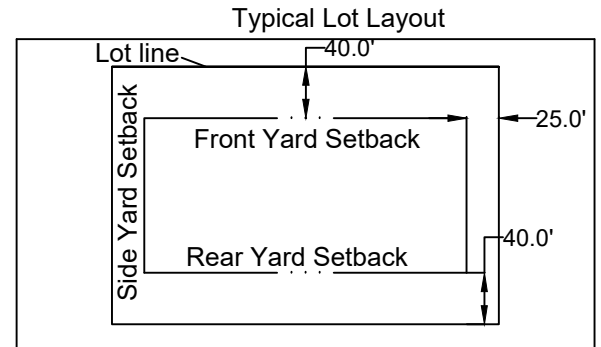
| Line Table | | |
|------------|--------|---------------|
| Line # | Length | Direction |
| L1 | 43.18 | N41° 48' 14"E |
| L2 | 41.19 | N69° 22' 30"E |
| L3 | 47.41 | N85° 22' 04"E |
| L4 | 129.33 | S80° 40' 40"E |
| L5 | 57.80 | N81° 07' 47"E |
| L6 | 30.06 | N73° 05' 56"E |
| L7 | 213.29 | N73° 05' 56"E |
| L8 | 41.17 | S76° 41' 58"E |
| L9 | 26.60 | N74° 30' 39"E |
| L10 | 68.42 | N30° 27' 18"E |
| L11 | 135.81 | N28° 53' 54"E |

- LEGEND**
- POC POINT OF COMMENCEMENT
 - POB POINT OF BEGINNING
 - ROWM RIGHT OF WAY MARKER
 - SIP SET IRON PIN 1/2" X 18" REBAR
 - SET IRON PIN 1/2" X 18"
 - FOUND IRON PIN
 - PROPERTY CORNER - NO PIN SET
 - FENCE
 - FOC- FIBER OPTIC CABLE
 - OHP- OVER HEAD POWER LINE

BEARINGS BASED OFF OF RTK-GPS OBSERVATIONS
TOPCON HIPER VR'S USING EARL DUDLEY INET.
I certify that the information shown on this plat
is thorough and accurate to the best of my knowledge.

J. Wayne Morrison, P.E., P.L.S.
June 17, 2024

Minimum Building Setback Lines
Front Yard: 40 Feet
Side Yard: 25 Feet
Rear Yard: 40 Feet



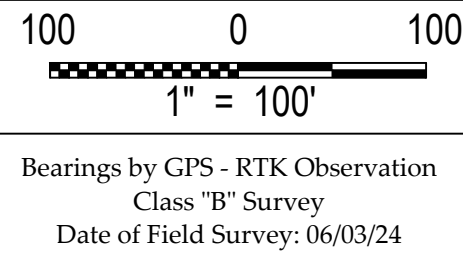
Walnut Ridge
Developer: PAUL HOPPER
P.O. Box 2446
Madison MS, 39130

PRELIMINARY PLAT

WILLIAMS, CLARK & MORRISON, INC.
CONSULTING ENGINEERS
(662) 746-1863 FAX (662) 716-7393
P.O. BOX 567 213 SOUTH MAIN STREET
YAZOO CITY, MISSISSIPPI



- Notes:**
- This subdivision lies within the limits established for zone "X" (no shading) according to firm map number 28089C0435F, effective March 17, 2010.
 - Area = 57.86 acres +/-
 - 1/2" x 18" rebar placed at all corners of the subdivision.
 - Date of field survey: 06-03-24
 - Date of plat preparation 06-17-24



JBAC LLC
DB: 3509
PG: 909

Nelson R. Cauthen Et al
DB: 394 PG: 226

WALNUT RIDGE
MADISON COUNTY, MISSISSIPPI

Section 30, T-9-N, R-4-E
Madison Co., MS

DRAWN: JFR
CHECKED: JWM

DATE: 06-17-24

SHEET NO.
1/2