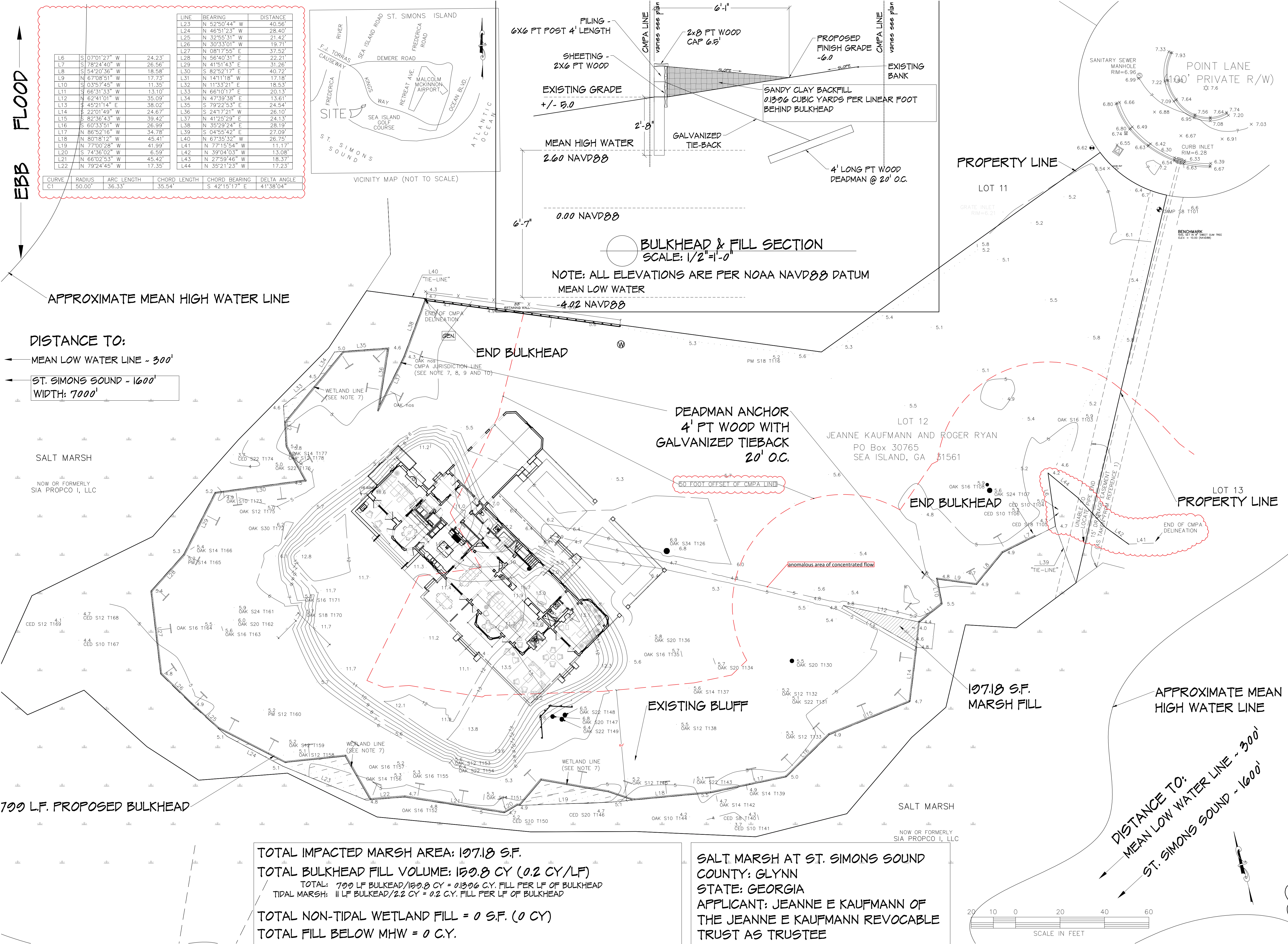


BANK STABILIZATION PLAN  
**Jeanne E Kaufmann of the Jeanne E Kaufmann Revocable Trust as Trustee**  
Lot 12, King's Point, 144 Point Lane St. Simons Island, Georgia

Rev: 4/3/23  
updated cmpa line and line table  
Date: 11/3/22  
Scale: 1"=20'-0"  
Sheet: L.7



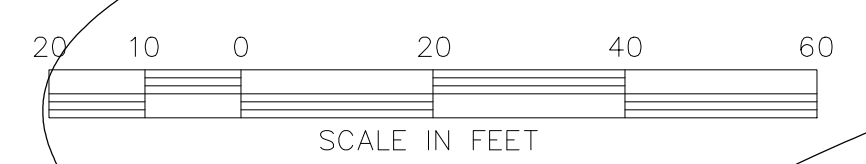
LINE	BEARING	DISTANCE
L23	N 52°50'44" W	40.56'
L24	N 46°51'23" W	28.40'
L25	N 32°55'31" W	21.42'
L26	N 30°33'01" W	19.71'
L27	N 08°17'55" E	37.52'
L28	N 56°40'51" E	22.21'
L29	N 41°51'43" E	31.26'
L30	S 82°52'17" E	40.72'
L31	N 14°11'18" W	17.18'
L32	N 11°33'21" E	18.53'
L33	N 66°10'17" E	20.13'
L34	N 47°39'38" E	13.61'
L35	S 79°22'53" E	24.54'
L36	S 24°17'21" W	26.10'
L37	N 41°25'29" E	24.13'
L38	N 35°29'24" E	28.19'
L39	S 04°55'42" E	27.09'
L40	N 67°35'32" W	26.75'
L41	N 77°15'54" W	11.17'
L42	N 39°04'03" W	13.08'
L43	N 27°59'48" W	18.37'
L44	N 35°21'23" W	17.23'

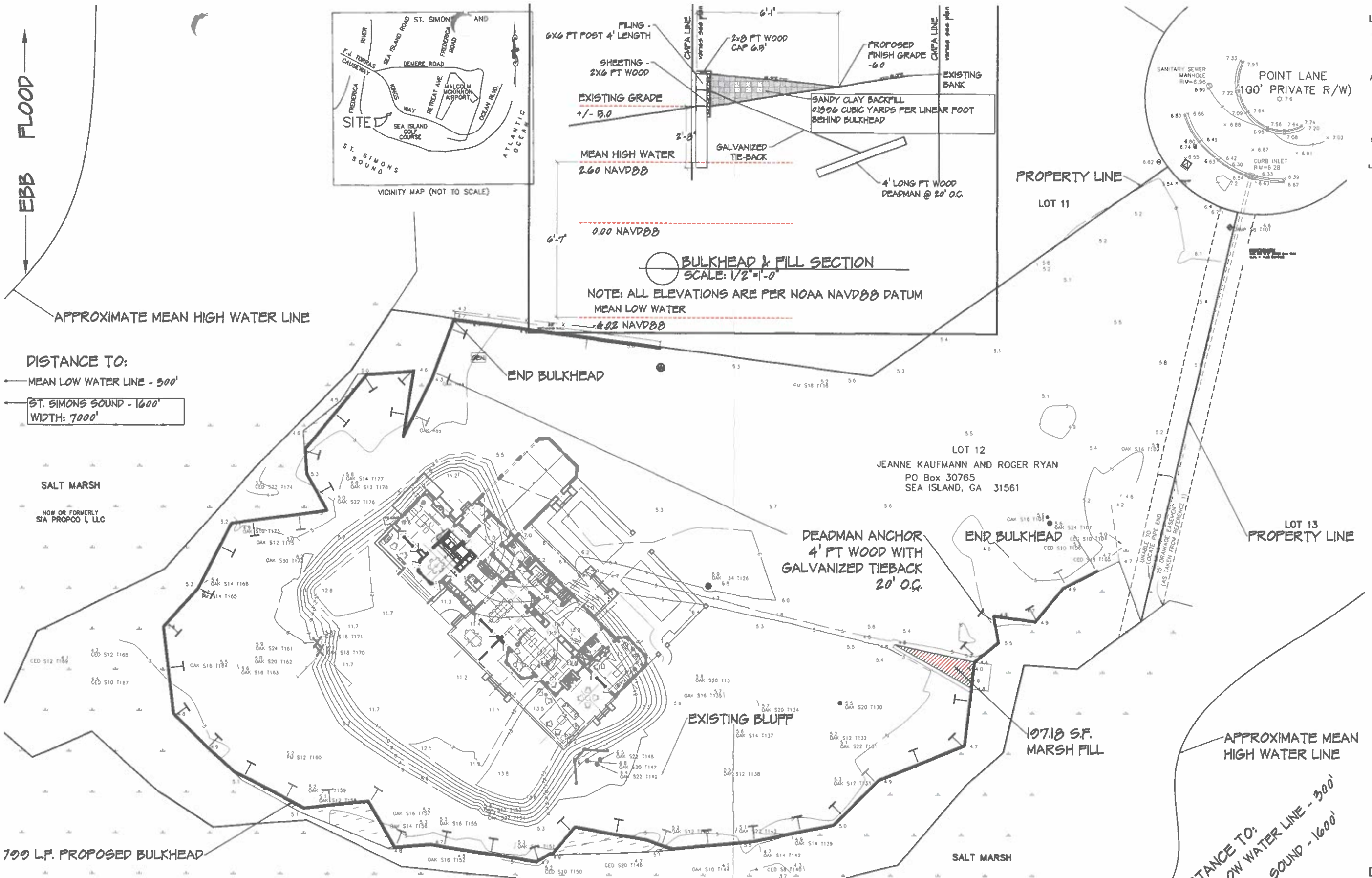
CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	50.00'	36.33'	35.54'	S 42°15'17" E	41°38'04"

DISTANCE TO:  
MEAN LOW WATER LINE - 300'  
ST. SIMONS SOUND - 1600'  
WIDTH: 7000'

TOTAL IMPACTED MARSH AREA: 107.18 S.F.  
TOTAL BULKHEAD FILL VOLUME: 150.8 CY (0.2 CY/LF)  
TOTAL: 700 LF BULKHEAD/150.8 CY = 0.1306 C.Y. FILL PER LF OF BULKHEAD  
TIDAL MARSH: 11 LF BULKHEAD/2.2 CY = 0.2 C.Y. FILL PER LF OF BULKHEAD  
TOTAL NON-TIDAL WETLAND FILL = 0 S.F. (0 CY)  
TOTAL FILL BELOW MHW = 0 C.Y.

SALT MARSH AT ST. SIMONS SOUND  
COUNTY: GLYNN  
STATE: GEORGIA  
APPLICANT: JEANNE E KAUFMANN OF THE JEANNE E KAUFMANN REVOCABLE TRUST AS TRUSTEE



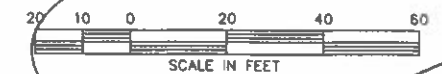


DISTANCE TO:  
 MEAN LOW WATER LINE - 500'  
 ST. SIMONS SOUND - 1600'  
 WIDTH: 7000'

DISTANCE TO:  
 MEAN LOW WATER LINE - 300'  
 ST. SIMONS SOUND - 1600'

TOTAL IMPACTED MARSH AREA: 107.18 SF.  
 TOTAL BULKHEAD FILL VOLUME: 150.8 CY (0.2 CY/LF)  
 TOTAL: 700 LF BULKHEAD/150.8 CY = 0.1906 CY. FILL PER LF OF BULKHEAD  
 TIDAL MARSH: 11 LF BULKHEAD/2.2 CY = 0.2 CY. FILL PER LF OF BULKHEAD  
 TOTAL NON-TIDAL WETLAND FILL = 0 SF. (0 CY)  
 TOTAL FILL BELOW MHW = 0 C.Y.

SALT MARSH AT ST. SIMONS SOUND  
 COUNTY: GLYNN  
 STATE: GEORGIA  
 APPLICANT: JEANNE E KAUFMANN OF THE JEANNE E KAUFMANN REVOCABLE TRUST AS TRUSTEE



1/2 SCALE PRINT

Date: 11/3/22  
 Scale: 1"=20'-0"  
 Sheet: L.7



BANK STABILIZATION PLAN  
**Jeanne E Kaufmann of the  
 Jeanne E Kaufmann Revocable Trust as Trustee**  
 Lot 12, King's Point, 144 Point Lane St. Simons Island, Georgia

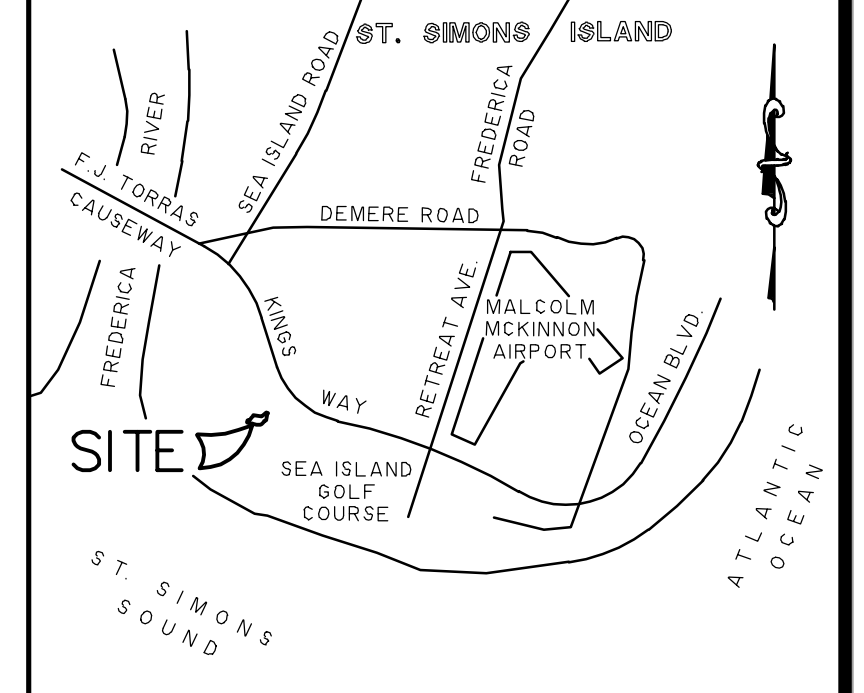
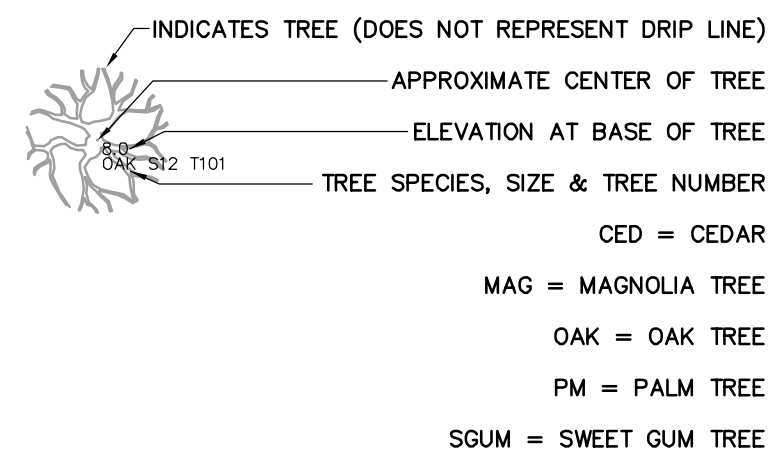
**NOTES:**

- BOUNDARY INFORMATION SHOWN ON THIS SURVEY WAS TAKEN FROM REFERENCE SURVEY (SEE REFERENCE 1). THIS IS NOT A BOUNDARY SURVEY.
- FIELD EQUIPMENT USED FOR THIS SURVEY: GEOMAX ZOOM 90
- THE VERTICAL DATUM IS BASED ON NAVD88 AND WAS ESTABLISHED UTILIZING RTK GPS WITH A VRS NETWORK (GPS SOLUTIONS)
- THIS SURVEY AND ALL SUBSEQUENT REVISIONS ARE BASED SOLELY ON FIELD WORK THAT WAS COMPLETED ON 08/02/2021 (UNLESS OTHERWISE NOTED). SHUPE SURVEYING COMPANY, P.C. IS NOT RESPONSIBLE FOR ANY CHANGES TO SITE CONDITIONS AFTER THIS DATE.
- ACCORDING TO F.I.R.M. MAP NO. 13127C, PANEL 0243H, EFFECTIVE DATE 01/05/2018, IT IS MY OPINION THAT A PORTION OF THE PROPERTY SHOWN ON THIS PLAT LIES WITHIN ZONE VE AND A PORTION LIES WITHIN ZONE AE WHICH ARE SPECIAL FLOOD HAZARD AREAS.  
 ZONE AE (EL 10) - 1% ANNUAL CHANCE FLOODPLAINS. BASE FLOOD ELEVATIONS DETERMINED.  
 ZONE VE (EL 11) - 1% ANNUAL CHANCE COASTAL FLOODPLAINS THAT HAVE ADDITIONAL HAZARDS ASSOCIATED WITH STORM WAVES. BASE FLOOD ELEVATIONS DETERMINED.
- THE ADJOINING PROPERTY INFORMATION SHOWN ON THIS SURVEY WAS TAKEN FROM THE GLYNN COUNTY GIS WEBSITE (WWW.GPUBLIC.NET/GA/GLYNN) AND COURTHOUSE RESEARCH.
- FRESHWATER WETLANDS AND SALT MARSHES ARE UNDER THE JURISDICTION OF THE CORPS OF ENGINEERS AND/OR THE DEPARTMENT OF NATURAL RESOURCES. LOT OWNERS AND THE DEVELOPER MAY BE SUBJECT TO PENALTY BY LAW FOR DISTURBANCE TO THESE PROTECTED AREAS WITHOUT PROPER PERMIT APPLICATIONS AND APPROVAL. FRESHWATER WETLANDS LINE SHOWN ON THIS SURVEY WERE TAKEN FROM REFERENCE 1 AND WERE NOT VERIFIED AS PART OF THIS PROJECT.
- COASTAL MARSHLANDS PROTECTION ACT (CMPA) JURISDICTION LINE WAS DELINEATED BY THE GEORGIA DEPARTMENT OF NATURAL RESOURCES. THE CMPA LINE IS MARKED WITH PVC PIPE.
- THIS PROPERTY MAY BE SUBJECT TO THE 15' GLYNN COUNTY DEVELOPMENT SETBACK MEASURED FROM THE CMPA LINE.
- THIS PROPERTY MAY BE SUBJECT TO THE 25' CMPA BUFFER.
- BUILDING SETBACKS: AS TAKEN FROM THE RECORDED SUBDIVISION PLAT (SEE REFERENCE 1)  
 AS PER GLYNN COUNTY FOREST AGRICULTURAL ZONING ORDINANCE:  
 FRONT.....20'  
 SIDE.....7'  
 REAR.....7'  
 MARSH.....15'  
 AS PER RESTRICTIVE COVENANTS:  
 FRONT.....30'  
 SIDE.....20'  
 LAGOON.....40'  
 MARSH.....25'

**REFERENCES:**

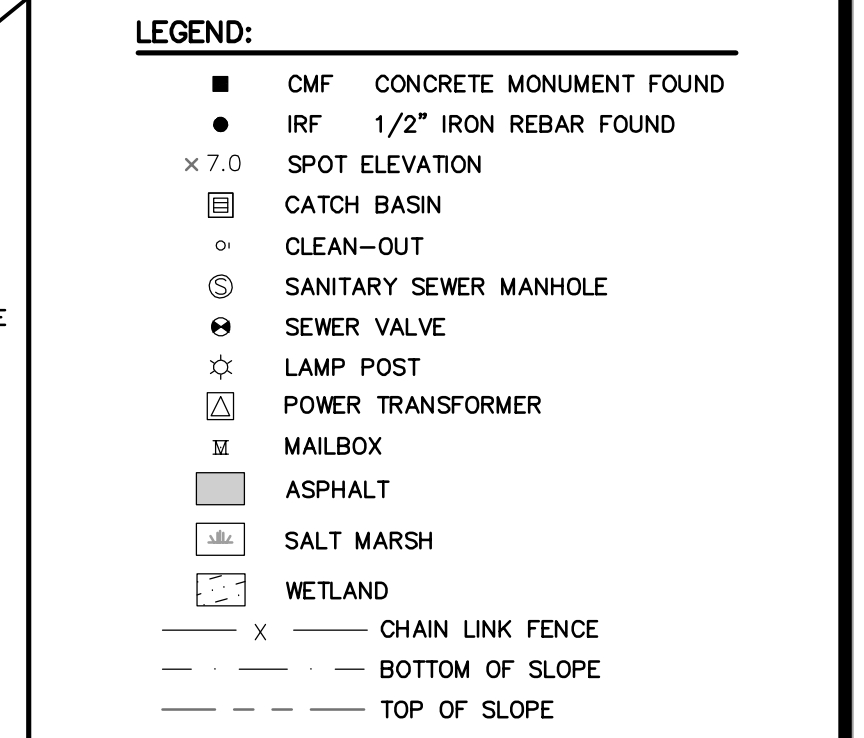
- PLAT DRAWER 25, PAGE 170

**TREE LEGEND:**



VICINITY MAP (NOT TO SCALE)

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NO.	REVISION	DATE
1	REVISED CMPA LINE (ADDED L41-L44)	4/19/22

A CMPA JURISDICTION LINE, TREE AND TOPOGRAPHIC DEVELOPMENT SURVEY OF:

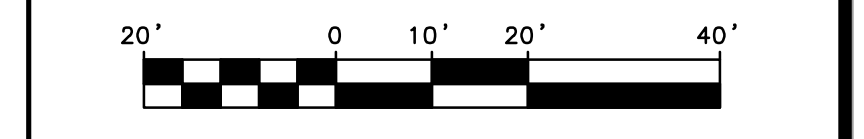
**LOT 12 KING'S POINT**

25TH G.M.D.  
ST. SIMONS ISLAND,  
GLYNN COUNTY, GEORGIA

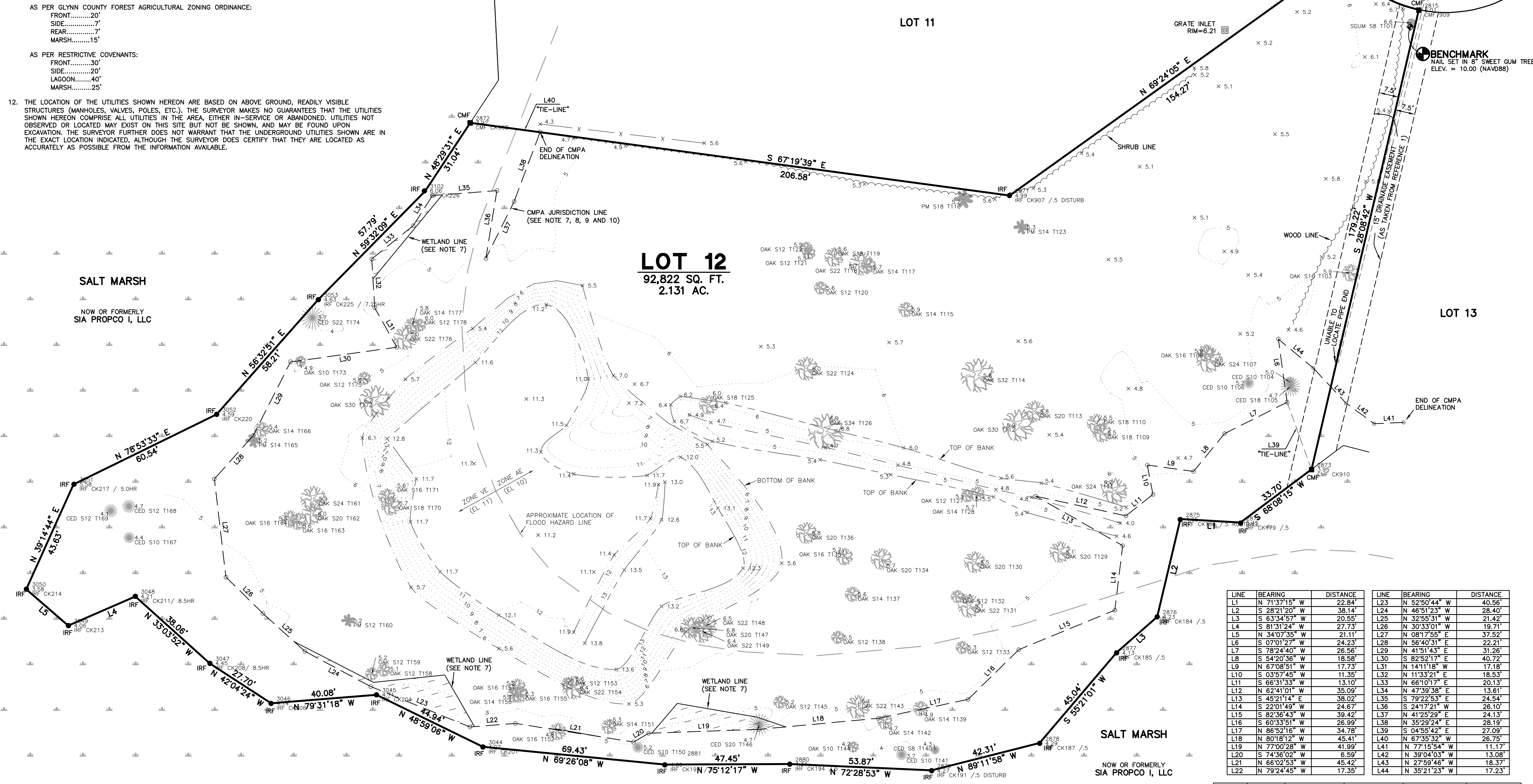
PREPARED FOR:  
**ROBERT HAULBROOK AND DELAINE HAULBROOK**



**SHUPE SURVEYING COMPANY, P.C.**  
3837 DARIEN HIGHWAY  
BRUNSWICK, GA 31525  
912-265-0662



SCALE: 1" = 20'  
FILE: 03034-TT-CMPA  
DRAWING: 03034-TT-CMPA  
DRAWING DATE: 08/11/2021  
DRAWN BY: KLP  
CREW CHIEF: KB



LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE
L1	N 71°37'15" W	22.84'	L23	N 52°50'44" W	40.56'
L2	S 28°21'20" W	38.14'	L24	N 46°51'23" W	28.40'
L3	S 63°34'57" W	20.55'	L25	N 32°55'31" W	21.42'
L4	S 81°31'24" W	27.73'	L26	N 30°33'01" W	18.71'
L5	N 34°07'35" W	21.11'	L27	N 08°17'55" E	37.52'
L6	S 07°01'27" W	24.23'	L28	N 56°40'31" E	22.21'
L7	S 78°24'40" W	26.56'	L29	N 41°51'43" E	31.26'
L8	S 54°20'36" W	18.58'	L30	S 82°52'17" E	40.72'
L9	N 67°08'51" W	17.73'	L31	N 14°11'18" W	17.18'
L10	S 03°57'45" W	11.35'	L32	N 11°33'21" E	18.53'
L11	S 66°31'33" W	13.10'	L33	N 66°10'17" E	20.13'
L12	N 62°41'01" W	35.09'	L34	N 47°39'38" E	13.61'
L13	S 45°21'14" E	38.02'	L35	S 79°22'53" E	24.54'
L14	S 22°01'49" W	24.87'	L36	S 24°17'21" W	26.10'
L15	S 82°38'43" W	39.42'	L37	N 41°25'29" E	24.13'
L16	S 60°33'51" W	26.99'	L38	N 35°29'24" E	28.19'
L17	N 86°52'16" W	34.78'	L39	S 04°55'42" E	27.09'
L18	N 80°18'12" W	45.41'	L40	N 67°35'32" W	26.75'
L19	N 77°00'28" W	41.99'	L41	N 77°15'54" W	11.17'
L20	S 74°38'02" W	6.59'	L42	N 39°04'03" W	13.08'
L21	N 68°02'53" W	45.42'	L43	N 27°59'46" W	18.37'
L22	N 79°24'45" W	17.35'	L44	N 35°21'23" W	17.23'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	50.00'	36.33'	35.54'	S 42°15'17" E	41°38'04"