8.0° PROPOSED 150.1910 - L SLAR 2 CAR - LEFT

LOT 9 INFORMATION:

REFERENCE: BK 4232 PG 2770 42 CASPIAN COURT TOTAL LOT AREA = 0.57 AC = 25.000 SF HOUSE = 2,330 SF PORCH = 114 SF SIDEWALK = 341 SF PATIO = 18 SF AC PAD = 9 SE PROPOSED IMPERVIOUS = 2,812 SF PERCENT IMPERVIOUS = 1125 %

MAXIMUM IMPERVIOUS = 9 000 SE

LOT 8 INFORMATION:

PIN-0549-07-8546 REFERENCE: BK 4232 PG 2770 68 CASPIAN COURT TOTAL LOT AREA = 0.59 AC = 25,618 SF PARKING LOT/SIDEWALK = 3,652 SF PROPOSED IMPERVIOUS = 3,652 SF PERCENT IMPERVIOUS = 14 26% MAXIMUM IMPERVIOUS = 9.000 SF

BUILDING SETBACKS FRONT - 35'

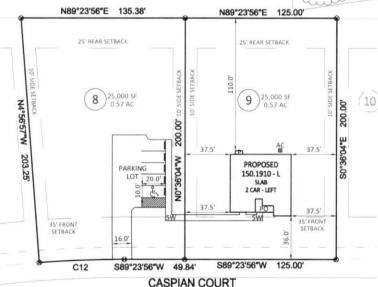
REAR - 25' SIDE - 10 CORNER SIDE - 20'

CEMETERY

INSET SCALE: 1"=20"

NOTES:

- 1. THIS SURVEY WAS PREPARED BY BATEMAN CIVIL SURVEY CO., UNDER THE SUPERVISION OF SONYA A. WARD, PLS.
- 2. THIS PLAN HAS BEEN PREPARED FOR LAYOUT AND PERMITTING PURPOSES ONLY.
- 3. PROPERTY LINES SHOWN WERE TAKEN FROM EXISTING FIELD EVIDENCE. EXISTING DEEDS. AND PLATS OF PUBLIC RECORD, AND INFORMATION SUPPLIED TO THE SURVEYOR BY THE
- 4. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES AND ALL BEARINGS ARE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM UNLESS OTHERWISE SHOWN.
- 5. THIS MAP IS NOT FOR RECORDATION AND SHOULD BE REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT
- 6. THE BASIS OF NORTH AND ALL EASEMENTS, RIGHTS-OF-WAYS, BUFFERS, SETBACKS AND ADJOINERS, ETC. REFERENCED IN TITLE BLOCK.
- 7. NO INVESTIGATION INTO THE EXISTENCE OF JURISDICTIONAL WETLANDS, FLOOD ZONES OR RIPARIAN BUFFERS PERFORMED BY THIS FIRM. ALL LINES SHOWN, IF ANY, ARE SCALED
- 8. SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
- 9. THIS PROPERTY LIES WITHIN FLOOD ZONE "X" ACCORDING TO MAP #3720052800J & #3720054800J OF THE FLOOD INSURANCE RATE, BOTH DATED OCTOBER 3, 2006.
- 10. ZONING: RA-30
- 11. BUILDER/DEVELOPER: KB HOME RALEIGH DURHAM INC 4506 S MIAMI BLVD DURHAM, NC 27703



PUBLIC 50' PUBLIC & UTILITY ACCESS

CURVE TABLE CURVE RADIUS LENGTH CHORD DIRECTION CHORD C12 925.00' 70.20' \$87°13'30"W 70,18'





Bateman Civil Survey Company

Engineers • Surveyors • Planners

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LEGEND

PO = COV. FRONT PORCH/PATIO

CP = COV. REAR PORCH/PATIO WD = WOOD DECK SW = SIDEWALK

DW = CONCRETE DRIVEWAY SP = SCREENED PORCH/PATIO

P = CONCRETE PATIO 8 = COMPUTED POINT

= IRON PIPE FOUND (IPE) = IRON PIPE SET (IPS)

= SCRIBE FOUND/SET (SS) WID = WATER METER

CO = CLEAN OUT AC = AIR CONDITIONER

= CABLE PEDESTAL = SEWER MANHOLE

= TELEPHONE PEDESTAL CB = CATCH BASIN/CURB INLET

= LIGHT POLE

= ELECTRIC BOX/TRNSFRMR = FIRE HYDRANT

= DRAIN INLET/YARD INLET = GAS METER = ELECTRIC METER

I, SONYA A, WARD, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY DIRECT SUPERVISION FROM A SURVEY MADE UNDER MY SUPERVISION IPLAT BOOK REFERENCED IN TITLE BLOCK); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION LISTED UNDER REFERENCES: THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000+; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARD OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA. L-4017 DATED:



This map is of an existing parcel of land and is only intended for the parties and purposes shown. This map not for recordation. No title report provided.

BUILDER TO VERIFY HOUSE LOCATION DIMENSIONS AND REVIEW TOTAL IMPERVIOUS NOTED ON THIS PLOT PLAN

PRELIMINARY PLOT PLAN FOR

NAME

ELYSE MEADOWS - PHASE 1 - LOT 8-9

68 42 CASPIAN COURT, LILLINGTON, NC UPPER LITTLE RIVER TOWNSHIP, HARNETT COUNTY

DATE: 3/8/25 DRAWN BY: AHB CHECKED BY: SAW

REFERENCE BM 2025 PG.133

BCS# 250242