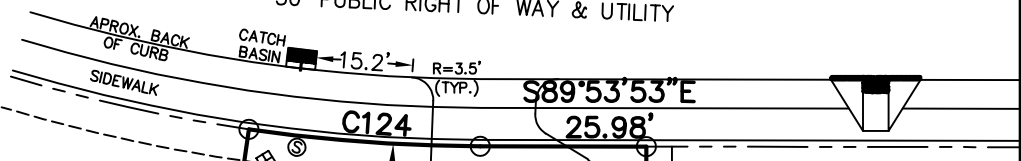


LEGEND

- MATHEMATICAL POINT
- CONTROL CORNER
- ⊞ WATER METER
- ⊙ SEWER CLEAN OUT
- ⊗ FIRE HYDRANT

RETREAT DRIVE
50' PUBLIC RIGHT OF WAY & UTILITY



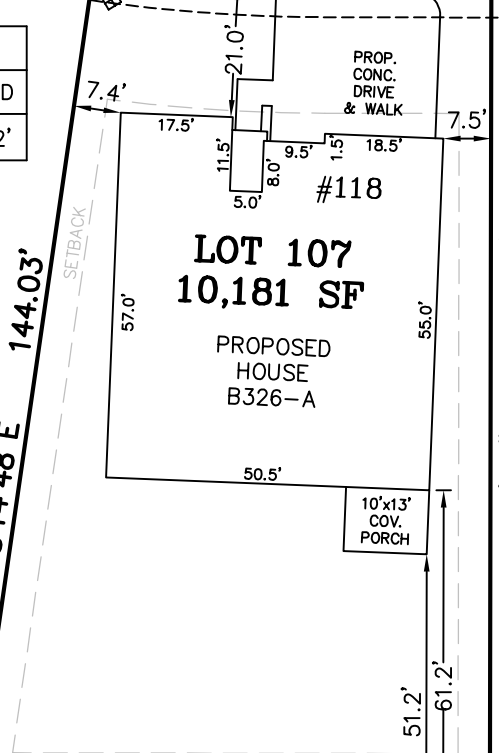
CURVE TABLE

CURVE	LENGTH	RADIUS	CHORD BEARING	CHORD
C124	36.25'	255.00'	S85°49'33"E	36.22'



LOT 108
BM 2022
PG 436

N08°14'48"E
144.03'



5' PUBLIC UTILITY EASEMENT
BM 2022
PG 442

PROPOSED LOT 106
BM 2022
PG 436

PROPOSED 4' MAINTENANCE EASEMENT
BM 2022
PG 436

15' PERIMETER BUFFER
BM 2022
PG 442

OPEN SPACE 4
BM 2022
PG 442

N89°53'53"W 82.51'

S00°06'07"W 140.00'

PABLO MARTINEZ & MARGARITA LOPEZ MARTINEZ
D.B. 1845, PG. 909
P.I.N. 0655-12-9981.000
P.I.D. 080655 0030 22

MARTIN T IVEY
D.B. 3384, PG. 570
P.I.N. 0655-22-0981.000
P.I.D. 080655 0030 21

NOTES:

- REFERENCE HARNETT CO. BM 2022, PG 434-448 FOR BOUNDARY INFORMATION, NORTH INDEX & TIE LINES TO SUBDIVISION CONTROL CORNERS.
- ZONED: RA-30, RA-40, & CONSERVATION.
- SETBACKS:
43' LOT WIDTH:
FRONT YARD-20', SIDE YARD-4' & 4' OR 0' & 8', REAR YARD-20', CORNER YARD-12'.
>43' LOT WIDTH:
FRONT YARD-20', SIDE YARD-5', REAR YARD-20', CORNER YARD-12'.
- PROPERTY IS NOT LOCATED WITHIN A SPECIAL FLOOD HAZARD AREA AS SCALED FROM THE NFIP FIRM No. 3720065500L (EFFECTIVE DATE: JULY 19, 2022).

MAXIMUM ALLOWABLE IMPERVIOUS-3,600 SF

TOTAL ESTIMATED IMPERVIOUS-3,584 SF	
	SQ. FT.
SITE	
HOUSE	2,799
DRIVEWAY	608
LEAD WALK	38
COV. PORCH	130
A/C PAD	9

PERMIT PLAN LOT: 107

SERENITY SUBDIVISION, PHASE 1
HECTORS CREEK TOWNSHIP, HARNETT COUNTY, NC

SURVEYED FOR
DAVID WEEKLEY HOMES
1901 N. HARRISON AVENUE, SUITE 200
CARY, NC 27513

I HEREBY CERTIFY THAT THE BUILDING WILL LIE WHOLLY ON THE LOT. THIS PLAT IS OF AN EXISTING PARCEL OF LAND. THIS IS NOT A SURVEY AND NOT FOR RECORDATION PURPOSES.



MSS LAND CONSULTANTS, PC
"Committed to Total Quality Service"
Firm License: C-2070
EST. 1998

6118 St. Giles St Phone (919) 510-4464
(Suite E) Fax (919) 510-9102
Raleigh, NC 27612 Email: gowersw@mssland.com

PRELIMINARY PLAN

WADE A. GOWERS, PLS L-4639

O:_DWHOMES\IDWH-22-02.dwg (107.dwg - Layout1, 8/1/2023 10:58:17 AM, crwforde, 1:1)