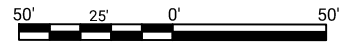


ADDRESS: 329 ALDEN WAY

PLAT BOOK 2024, PG'S 506-510

PIN#: TBD

AREA: 47,117 S.F. ~ 1.082 ACRES



GRAPHIC SCALE: 1" = 50'

SITE DATA TABLE:

ZONING : RA-30
 ZONING CONDITIONS: -
 OVERLAY DISTRICT: 0
 CURRENT USE: VACANT
 BUILDING SF: 2,869

FRONT YARD: 7,148 SF
 DRIVE: 1,423 SF
 DRIVE %: 19.9 %

HOUSE PLAN INFO (FOR CLIENT USE)

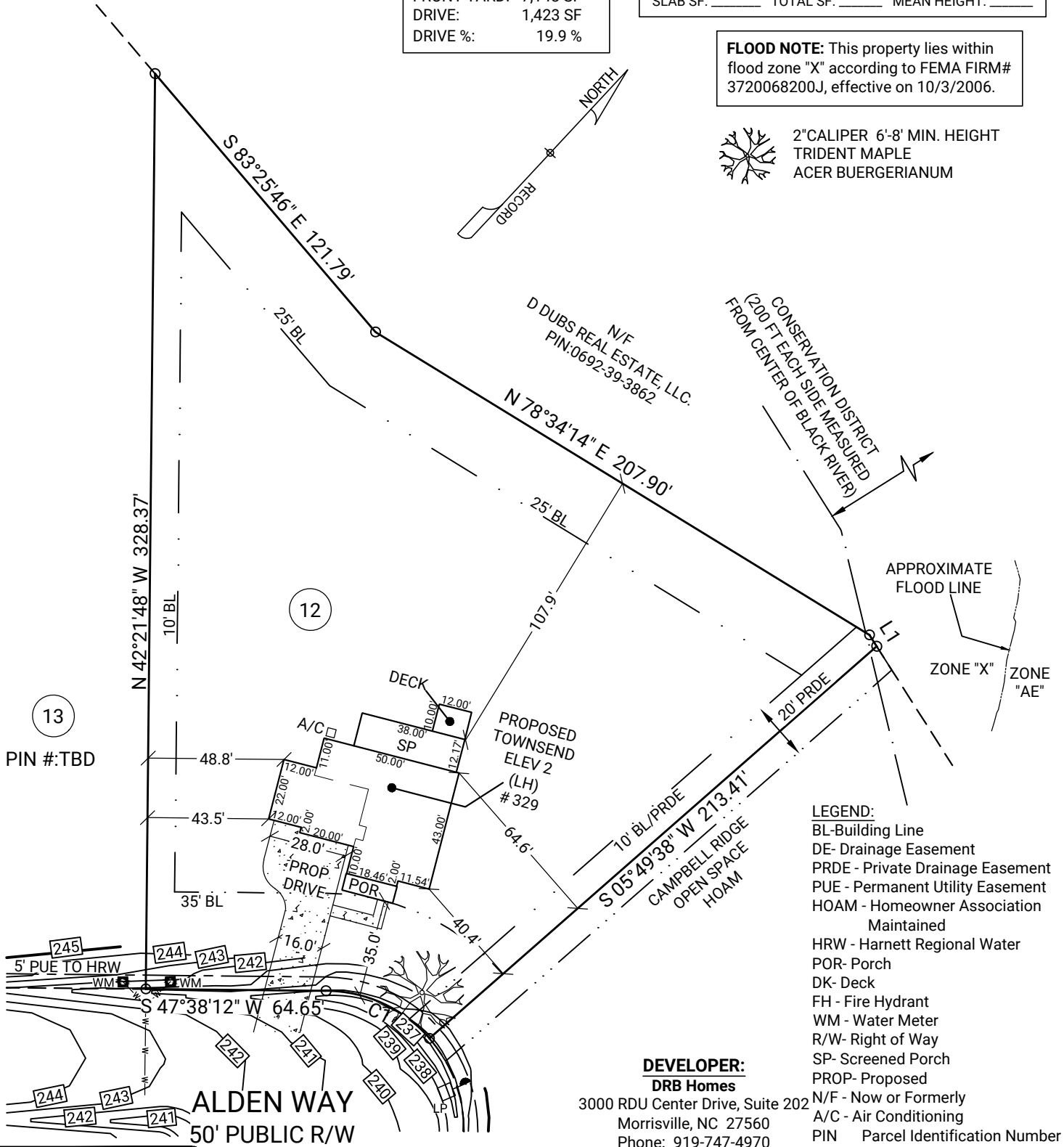
PLAN NAME: _____
 STORIES: _____ FOUNDATION: SLAB CRAWL BSMT
 FACADE: VINYL HARDY BRICK STONE OTHER
 PLAN OPTIONS: _____
 SLAB SF: _____ TOTAL SF: _____ MEAN HEIGHT: _____

FLOOD NOTE: This property lies within flood zone "X" according to FEMA FIRM# 3720068200J, effective on 10/3/2006.



2" CALIPER 6'-8' MIN. HEIGHT
 TRIDENT MAPLE
 ACER BUERGERIANUM

REVISION CHART	
11/27/24	HOUSE PLAN CHANGED
12/05/24	HOUSE, TREE AND DRIVE ADJUSTED



LEGEND:

- BL- Building Line
- DE- Drainage Easement
- PRDE - Private Drainage Easement
- PUE - Permanent Utility Easement
- HOAM - Homeowner Association Maintained
- HRW - Harnett Regional Water
- POR- Porch
- DK- Deck
- FH - Fire Hydrant
- WM - Water Meter
- R/W- Right of Way
- SP- Screened Porch
- PROP- Proposed
- N/F - Now or Formerly
- A/C - Air Conditioning
- PIN Parcel Identification Number
- TBD To Be Determined
- (P) Platted
- (M) Measured
- NTS Not to Scale
- P.999 Proposed Grade
- 999 Existing Grade
- Front Grassed Area

DEVELOPER:
DRB Homes

3000 RDU Center Drive, Suite 202
 Morrisville, NC 27560
 Phone: 919-747-4970

IMPERVIOUS AREAS

IMPERVIOUS 4,272 SF
 IMPERVIOUS 9.0 %
 MAX IMP 10,000 SF

Line	Distance	Bearing		
L1	4.85'	S 75°25'46" E		
Curve	Radius	Length	Chord	Chord Bearing
C1	50.00'	42.05'	40.83'	S 71°43'55" W

REVISION CHART	
11/14/24	INITIAL SUBMITTAL
11/27/24	HOUSE PLAN CHANGE
12/05/24	HOUSE, TREE AND DRIVE ADJUSTED

GENERAL NOTES: No field work has been performed. This Map or Plat is subject to any additional easements or restrictions of record. Contact utility contractor for location prior to construction (if applicable). This plat is for exclusive use by client. Use by third parties is at their own risk. Dimensions from house to property lines should not be used to establish fences. City sidewalks, driveway approaches, and other improvements inside the city's right of way are provided for demonstration purposes only. consult the development plans for actual construction. This plat has been calculated for closure and is found to be accurate within one foot in 10,000+ feet.

BUILDING SETBACKS:

Front: 35'
 Rear: 25'
 Side: 10'
 Corner: 20'

SUB: Campbell Ridge

LOT: 12
 Angier, Harnett County, North Carolina

SITE PLAN FOR:



PLAT DATE: 12/05/2024
 20241200409 FC: N/A



C+C BUILDING SOLUTIONS
 A NORTH CAROLINA SUBSIDIARY OF CARTER + CLARK

Corporate Headquarters:
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 Lawrenceville, GA 30043
 866.637.1048
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