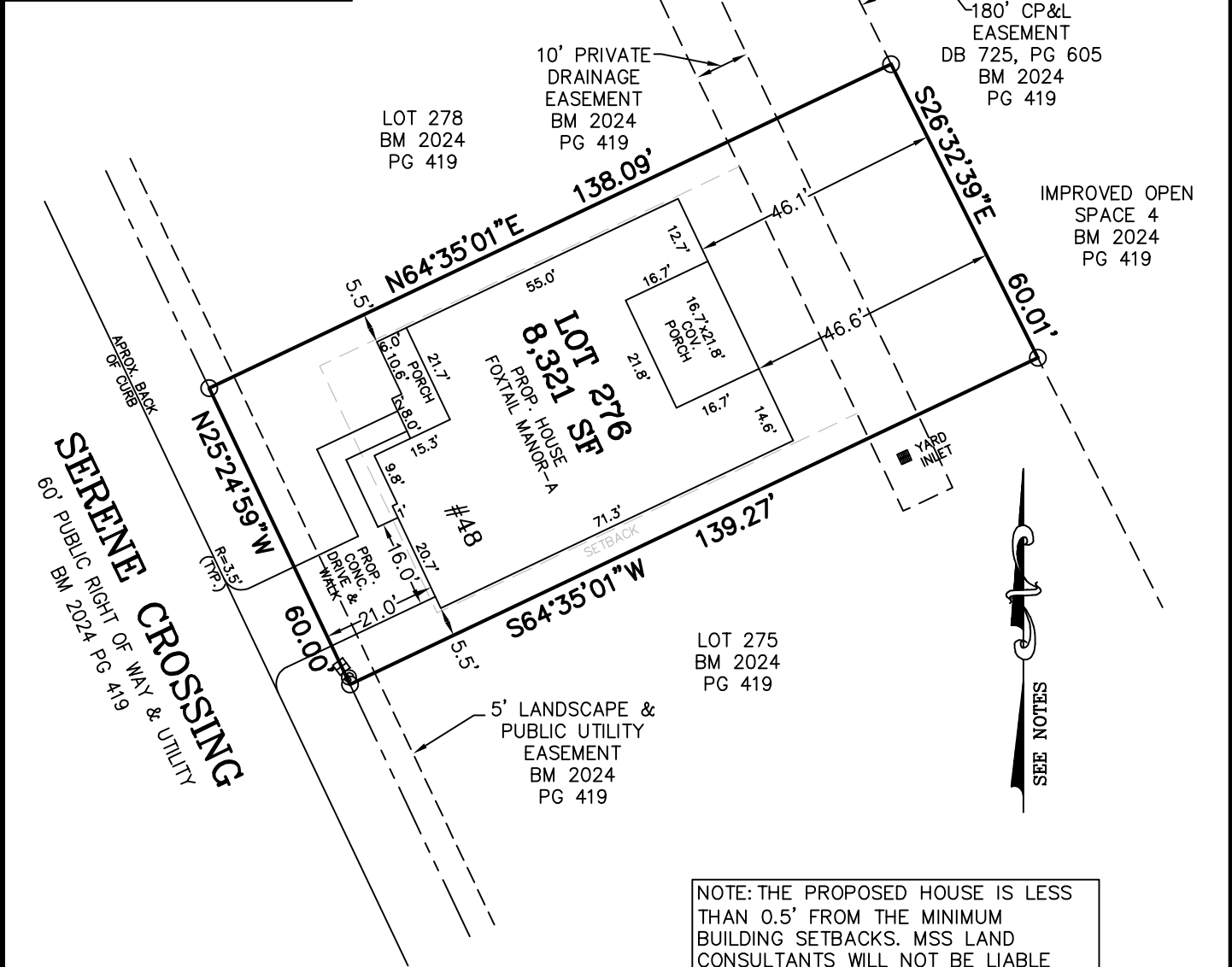


LEGEND

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



NOTES:
 -REFERENCE HARNETT CO. BM 2024, PG 417-424 FOR BOUNDARY INFORMATION, NORTH INDEX & TIE LINES TO SUBDIVISION CONTROL CORNERS.
 -ZONED: RA-30, RA-40, & CONSERVATION.
 -SETBACKS, PER BM 2024 PG 417:
 >43' LOT WIDTH:
 FRONT YARD-20', SIDE YARD-5', REAR YARD-20', CORNER YARD-12'.
 <=43' LOT WIDTH:
 FRONT YARD-20', SIDE YARD- 4' & 4' OR 0' & 8', 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) AND/OR 3720064500J (EFFECTIVE DATE: 10/3/2006), AND/OR 3720064400J (EFFECTIVE DATE: 10/3/2006).

NOTE: THE PROPOSED HOUSE IS LESS THAN 0.5' FROM THE MINIMUM BUILDING SETBACKS. MSS LAND CONSULTANTS WILL NOT BE LIABLE FOR ANY OVERHANGS OR ERRORS DUE TO THE CONSTRUCTION PROCESS.

MAXIMUM ALLOWABLE IMPERVIOUS-4,550 SF

TOTAL ESTIMATED IMPERVIOUS-3,776 SF	
SITE	SQ. FT.
HOUSE	2,947
DRIVEWAY	336
LEAD WALK	120
COV. PORCH	364
PAD	0
A/C PAD	9

PERMIT PLAN LOT: 276

SERENITY SUBDIVISION, PHASE 6A
 HECTORS CREEK TOWNSHIP, HARNETT COUNTY, NC

SURVEYED FOR
TRI POINTE HOMES HOLDINGS, INC.
 5440 WADE PARK BLVD #400
 RALEIGH, NC 27607



MSS LAND CONSULTANTS, PC
 "Committed to Total Quality Service"
 Firm License: C-2070
 E S T. 1 9 9 8

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

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.

PRELIMINARY PLAN

MATTHEW A. HAYES, PLS L-4516

DATE: 11/15/2024 SCALE: 1"=30' DRAWN:CKC CHECK: FILE: TPH-24-03

REV: 11/25/2024 CHG'D COV. PORCH
 REV: 12/12/2024 ADDED MAI