ADDRESS: 426 ADAMS POINTE COURT

MAP BOOK 2023, PG'S 248-249

AREA: 31,982 S.F. ~ 0.734 ACRES

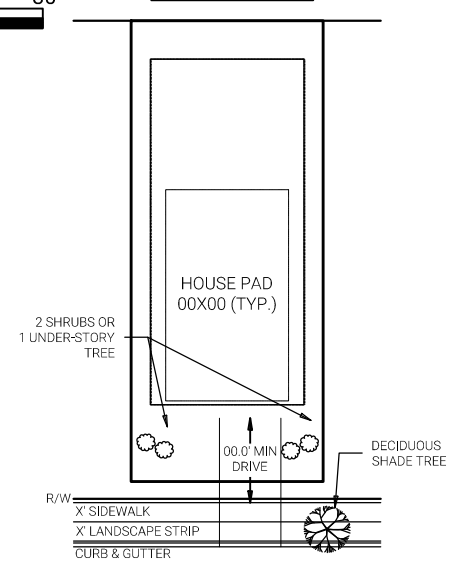
30' 20' 10' 0' 30'

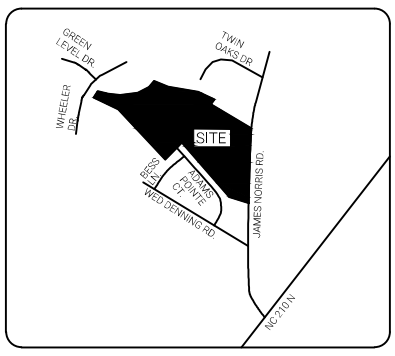
GRAPHIC SCALE: 1" = 30'

Line	Bearing	Distance
L1	S 74°09'51" E	2.42'
L2	S 47°46'53" E	19.30'
L3	S 18°18'10" E	22.95'
L4	S 11°07'29" W	24.40'
L5	S 19°30'23" E	28.29'
L6	S 08°55'46" E	7.57'
L7	S 10°43'40" E	29.41'

Curve	Radius	Length	Chord	Chord Bearing
C1	30.00'	51.31'	45.29'	S 59°44'18" E
C2	255.00'	14.05'	14.05'	N 45°08'30" W

TYP. LOT (NTS)

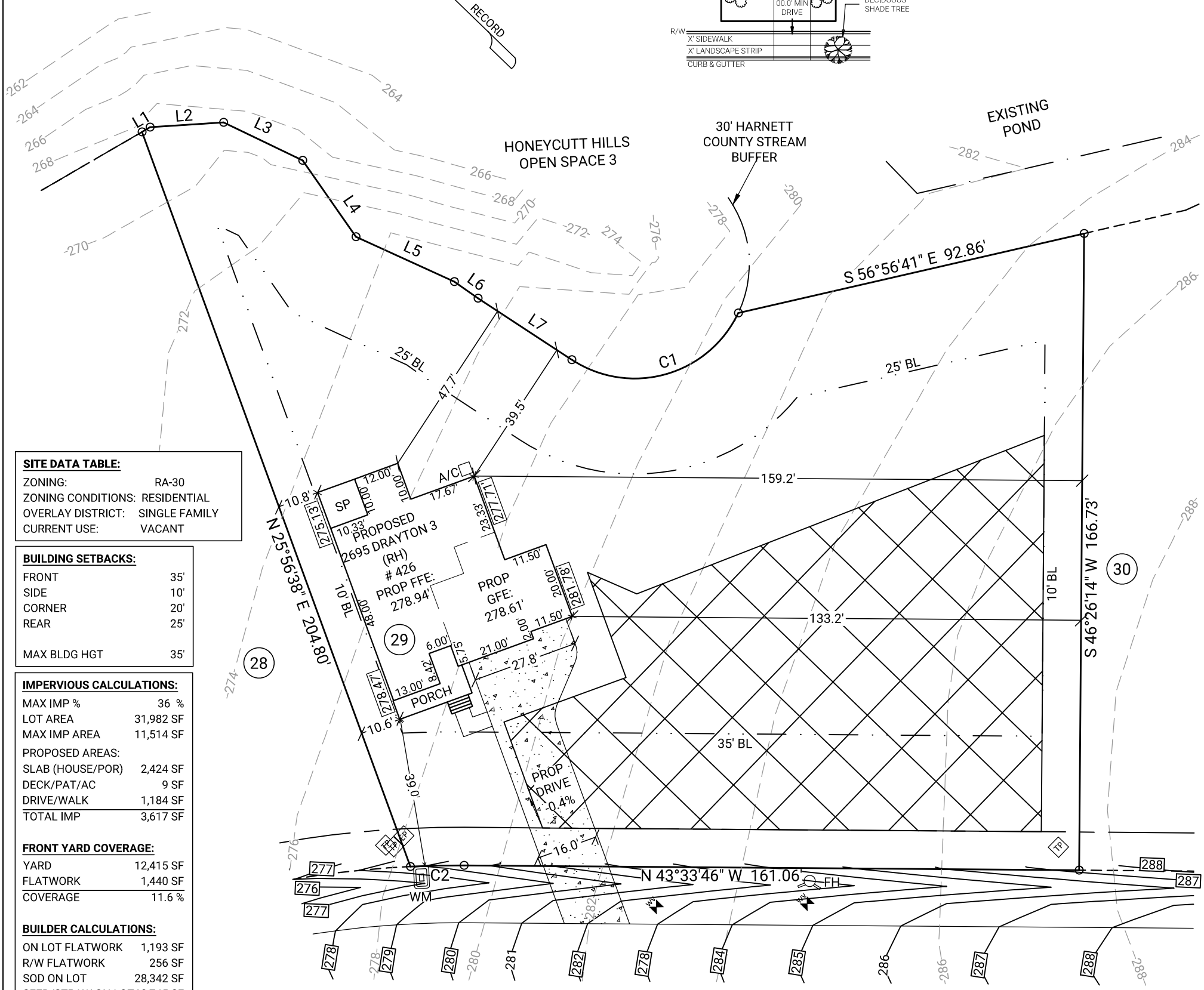




VICINITY MAP - NOT TO SCALE

NORTH

RECORD



SITE DATA TABLE:

ZONING:	RA-30
ZONING CONDITIONS:	RESIDENTIAL
OVERLAY DISTRICT:	SINGLE FAMILY
CURRENT USE:	VACANT

BUILDING SETBACKS:

FRONT	35'
SIDE	10'
CORNER	20'
REAR	25'
MAX BLDG HGT	35'

IMPERVIOUS CALCULATIONS:

MAX IMP %	36 %
LOT AREA	31,982 SF
MAX IMP AREA	11,514 SF
PROPOSED AREAS:	
SLAB (HOUSE/POR)	2,424 SF
DECK/PAT/AC	9 SF
DRIVE/WALK	1,184 SF
TOTAL IMP	3,617 SF

FRONT YARD COVERAGE:

YARD	12,415 SF
FLATWORK	1,440 SF
COVERAGE	11.6 %

BUILDER CALCULATIONS:

ON LOT FLATWORK	1,193 SF
R/W FLATWORK	256 SF
SOD ON LOT	28,342 SF
SEED/STRAW ON LOT	18,745 SF
SOD OFF LOT	2,329 SF

FLOOD NOTE: This property lies within flood zone "X" according to FEMA FIRM# 3720066200J, effective on 10/3/2006.

ADAMS POINTE COURT

50' PUBLIC R/W & UTILITY

LEGEND

BL	Building Line	WM	Water Meter	DE	Drainage Easement
PDE	Private Drainage Easement	WV	Water Valve	MH	Manhole
FFE	Finished Floor Elevation	PAT	Patio	PIN	Parcel Identification Number
A/C	Air Conditioning	PUE	Public Utility Easement	HGT	Height
CI	Curb Inlet	GBL	Garage Building Line	AVG	Average
R/W	Right of Way	SSMH	Sanitary Sewer Manhole	FY	Front Yard
P	Porch	SP	Screened Porch	IMP	Impervious
EP	Electic Pedestal	PROP	Proposed	NTS	Not to Scale
TP	Telephone Pedestal	N/F	Now or Formerly	P.999	Proposed Grade
CO	Clean Out	TBOX	Telephone Box	999	Existing Grade
PD	Proposed Drive	CATV	Cable TV		Front Grassed Area
		GFE	Garage Floor Elevation		

DEVELOPER:
DRB GROUP
1101 Slater Rd. Suite 300
Durham, NC 27703
984- 204-1379

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: _____

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.

SUB: Honeycutt Hills
LOT: 29
Angier, Harnett County, North Carolina

SITE PLAN FOR:

DRB GROUP OF NORTH CAROLINA, LLC.

PLAT DATE: 02/01/2025
20250112279 FC: N/A

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

Corporate Headquarters:
1735 North Brown Road, Suite 400
Lawrenceville, GA 30043
866.637.1048
FIRM LICENSE: F-1461

NORTH CAROLINA PROFESSIONAL L-4759 LAND SURVEYOR DAVID J. BAGGETT
020/25

REVISION CHART

1	01/17/25	SITE PLAN
2	01/28/25	LOT NUMBERS UPDATED
3	02/01/25	HOUSE MOVE