#### $\boxtimes$ $\gtrsim$ INSET SCALE: 1"=20' D۷ 10.0 2-CAR LEFT HICKORY II PROPOSED CRAWL СР 40.0 WS 10.0 В 40.0'

#### NOTES:

- THIS SURVEY WAS PREPARED BY BATEMAN CIVIL SURVEY CO., UNDER THE SUPERVISION OF STEVEN P. CARSON, PLS.
- 2 THIS PLAN HAS BEEN PREPARED FOR LAYOUT AND PERMITTING PURPOSES ONLY.
- PROPERTY LINES SHOWN WERE TAKEN FROM EXISTING FIELD EVIDENCE, EXISTING DEEDS AND PLATS OF PUBLIC RECORD, AND INFORMATION SUPPLIED TO THE SURVEYOR BY THE CLIENT
- ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES AND ALL BEARINGS ARE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM UNLESS OTHERWISE SHOWN.
- THIS MAP IS NOT FOR RECORDATION AND SHOULD BE REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS.

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6 THE BASIS OF NORTH AND ALL EASEMENTS, RIGHTS-OF-WAYS, BUFFERS, SETBACKS AND ADJOINERS, ETC. REFERENCED IN TITLE BLOCK.

(8)

G

80

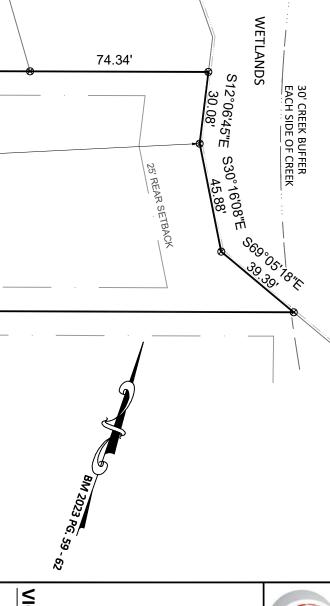
254.31'

N71°12'23"E

- 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 FROM THE RECORDED PLAT.
- <u>∞</u> 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.
- ZONING: RA-30

9

10. DEVELOPER/BUILDER: DAVIDSON HOMES 1903 NORTH HARRISON AVENUE CARY, NC 27513



US 421 N

US 421

656)

1258

91/5

SITE

## LOT INFORMATION:

CINITY MAP

NC 210 S

(Not to Scale)

REFERENCE: DB. 4262, PG. 2538-2541 TOTAL LOT AREA = 0.766 AC = 33,383 SF PIN: 0529-98-2413.000 HOUSE = 1,798 SF PORCH = 164 SF SIDEWALK = 45 SF DRIVEWAY = 595 SF COVERED PORCH = 120 SF

328.65' (TOTAL)

81

364.58

33,383 SF 0.766 AC

S71°12'23"W

MAXIMUM IMPERVIOUS = 7,000 SF

'2.952

PROPOSED IMPERVIOUS = 2,740 SF PERCENT IMPERVIOUS = 8.21%  $^{A}CPAD = 9SF$ 

SIDE CORNER - 20'

REAR - 25'

BUILDING SETBACKS FRONT - 35' FROM R/W

DEGEND

PO = FRONT COVERED PORCH/PATIO
SP = SCREENED PORCH/PATIO
CP = COVERED PORCH/PATIO
WD = WOOD DECK
SW = SIDEWALK
DW = CONC DRIVEWAY
S = STOOP
S = STOOP
S = RON PIPE FOUND
O = IRON PIPE FOUND
O = IRON PIPE SET (IPS)
O = DRILL HOLE FOUND
MMD = WATER METER
CO = CLEAN OUT
AC = AIR CONDITIONER
S = SELECTRIC BOX
S = CABLE BOX
IC = IRRIGATION CONTROLLER
CO = CABLE BOX
IC = IRRIGATION CONTROLLER
CO = UTILITY POLE
CO = UTILITY POLE
STREET SIGN
YI = YARD INLET
W = WATER VALVE
S = GAS METER
E = ELECTRIC METER

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 I, STEVEN P. CARSON, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY DIRECT SUPERVISION FROM A SURVEY MADE UNDER MY SUPERVISION (PLAT BOOK AND SURVEYING IN NORTH CAROLINA. L-4752.



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

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

### PRELIMINARY PLOT PLAN FOR

# DAVIDSON HOMES

UPPER LITTLE RIVER TOWNSHIP, HARNETT COUNTY 215 OLD FASHIONED WAY, LILLINGTON, NC **WELLERS KNOLL - LOT 81** 

ATE: 2/4/25 REFERENCE: BM 2023 PG. 59-62 DRAWN BY: SLA BCS# 230051 CHECKED BY: SPC SCALE: 1" = 40'

 $\Box$ 

(WM) 10, SIDE SETBACK 30.0 30.0 50' PUBLIC R/W UTILITY EASEMENT OLD FASHIONED WAY 36.0 47'37"E 16.3 **PROPOSED** 2-CAR LEFI HICKORY II D۷ CRAWL 8 35' FRONT SETBACK 100.00 30.0 30.0 15.0' 10' SIDE SETBACK **☼** PROPOSED LP 15' CONSTRUCTION EASEMENT 1'' = 40 ft.



# Bateman Civil Survey Company

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NCBELS Firm No. C-2378