

ADDRESS: 141 ALDEN WAY

AREA: 26,631 S.F. ~ 0.611 ACRES
PLAT BOOK 2024, PG'S 506-510
PIN#: 0693-00-4352

SITE DATA TABLE:

ZONING : RA-30
ZONING CONDITIONS: -
OVERLAY DISTRICT: 0
CURRENT USE: VACANT
BUILDING SF: 2,322

FRONT YARD: 5,389 SF
DRIVE: 934 SF
DRIVE %: 17.3 %

IMPERVIOUS AREAS


IMPERVIOUS 3,341 SF
IMPERVIOUS 12.5 %
MAX IMP 10,000 SF

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


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: _____

LEGEND

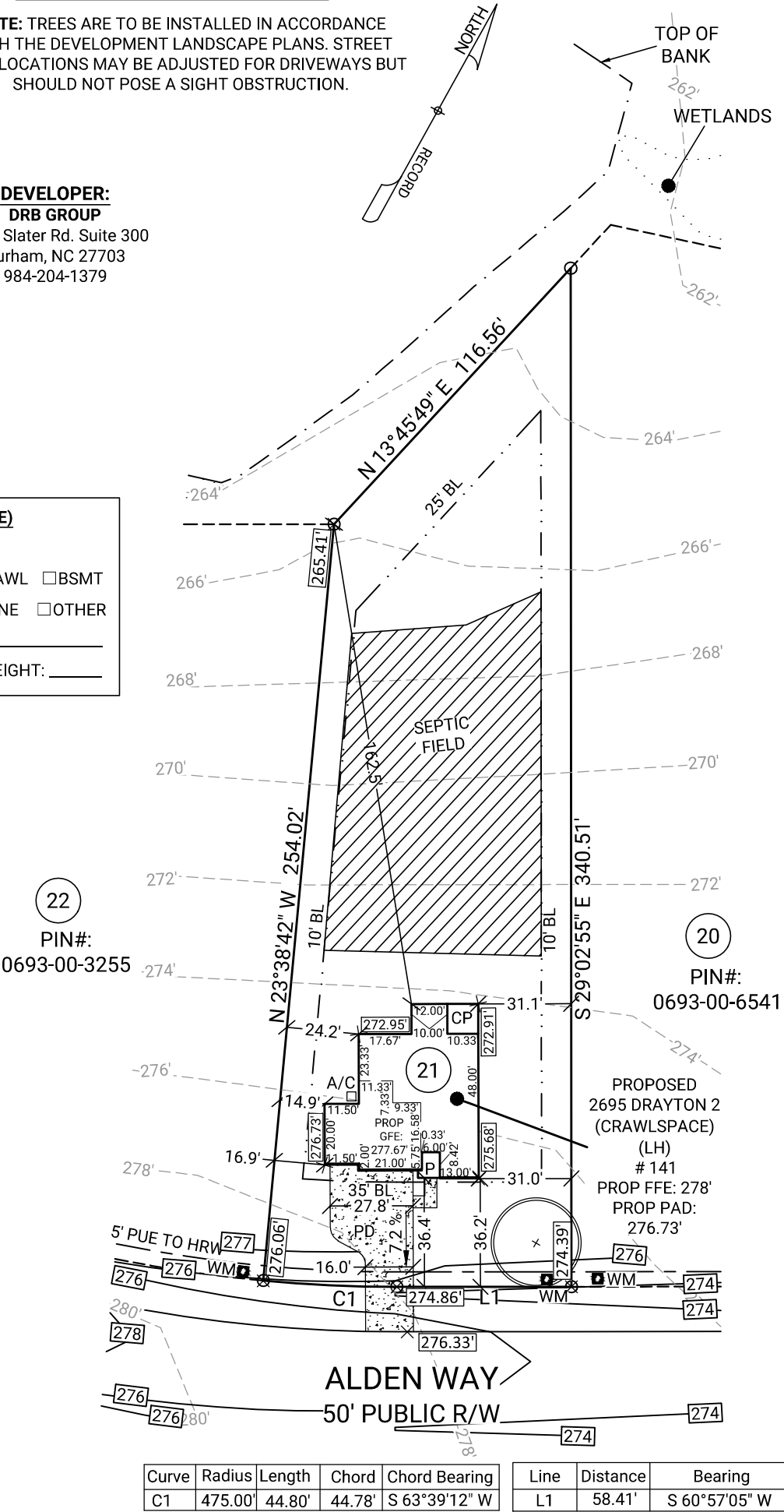
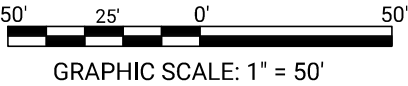
- BL Building Line
PD Proposed Dr
PUE Public Utility Easement
HOAM Homeowner Association Maintained
HRW Harnett Regional Water
CB Catch Basin
R/W Right of Way
CP Covered Patio
CO Clean Out
PD Proposed Drive
WM Water Meter
DK Deck
A/C Air Conditioning
GBL Garage Building Line
BOC Back of Curb
CP Covered Patio
PROP Proposed
N/F Now or Formerly
TBOX Telephone Box
CATV Cable TV
DI Drainage Inlet
PBX Power Box
HGT Height
AVG Average
FY Front Yard
IMP Impervious
NTS Not to Scale
P.999 Proposed Grade
999 Existing Grade
 Front Grassed Area

TREE LEGEND

 TULIP POPLAR
Liriodendron tulipifera 2" CALIPER / 8' HEIGHT

NOTE: TREES ARE TO BE INSTALLED IN ACCORDANCE WITH THE DEVELOPMENT LANDSCAPE PLANS. STREET TREE LOCATIONS MAY BE ADJUSTED FOR DRIVEWAYS BUT SHOULD NOT POSE A SIGHT OBSTRUCTION.

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



Curve	Radius	Length	Chord	Chord Bearing	Line	Distance	Bearing
C1	475.00'	44.80'	44.78'	S 63°39'12" W	L1	58.41'	S 60°57'05" W

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: 21
Angier, Harnett County, North Carolina

SITE PLAN FOR:

DRB
DRB GROUP OF NORTH CAROLINA, LLC.

PLAT DATE: 03/18/2025
20250305832 FC: N/A



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

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