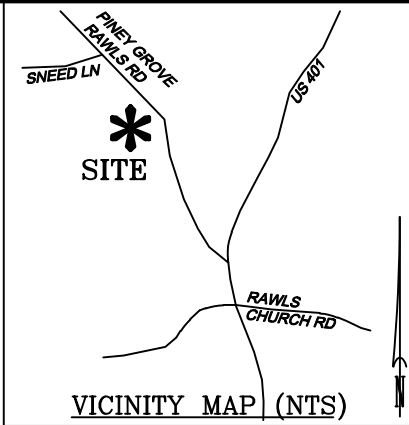
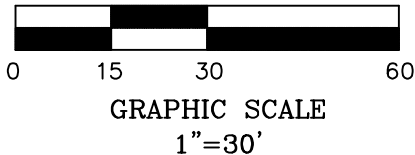
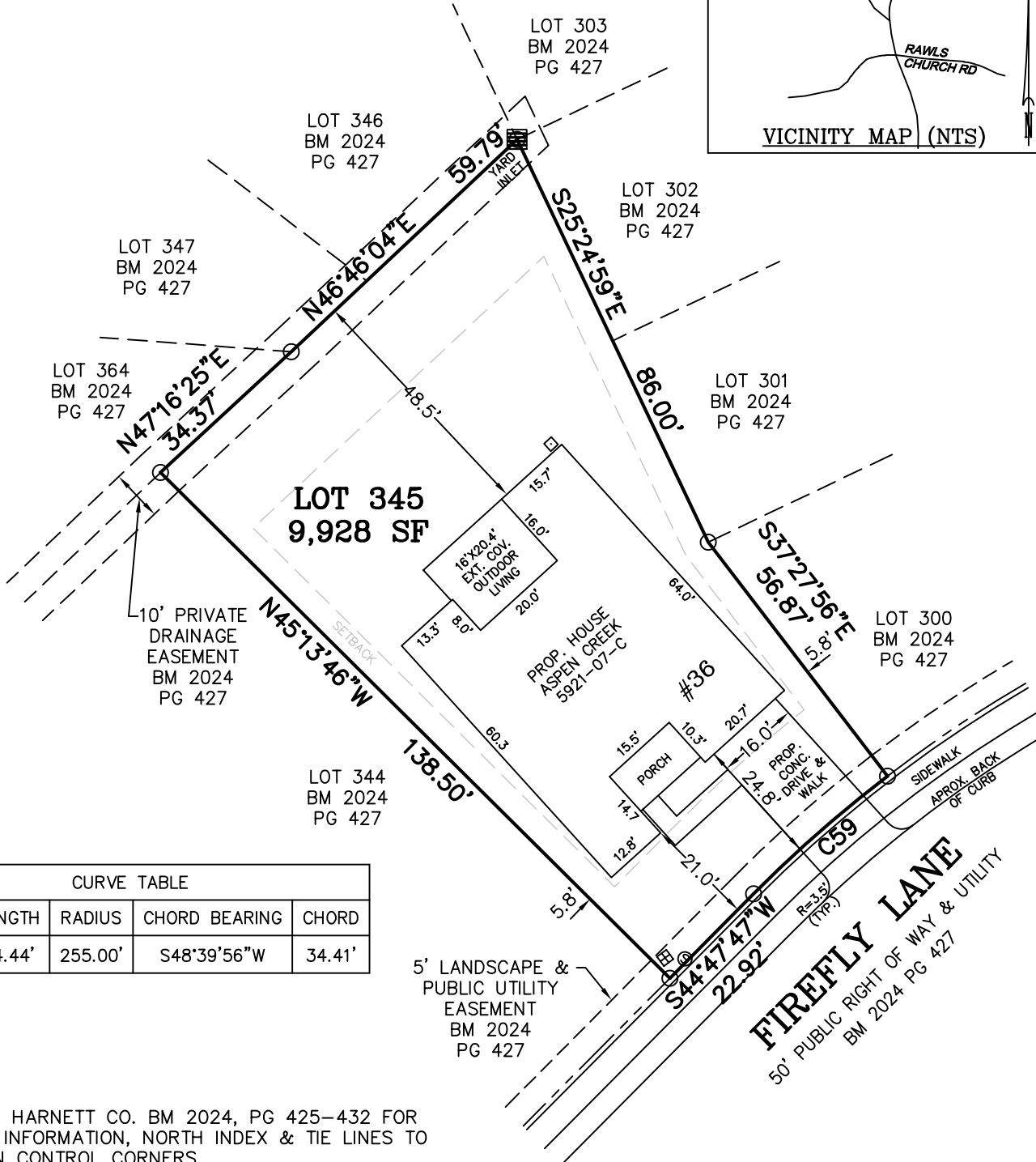


LEGEND

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



SEE NOTES



CURVE TABLE				
CURVE	LENGTH	RADIUS	CHORD BEARING	CHORD
C59	34.44'	255.00'	S48°39'56"W	34.41'

NOTES:

- REFERENCE HARNETT CO. BM 2024, PG 425-432 FOR BOUNDARY INFORMATION, NORTH INDEX & TIE LINES TO SUBDIVISION CONTROL CORNERS.
- ZONED: RA-30, RA-40, & CONSERVATION.
- SETBACKS, PER BM 2024 PG 425:
 - >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).

MAXIMUM ALLOWABLE IMPERVIOUS-4,550 SF

TOTAL ESTIMATED IMPERVIOUS-3,568 SF	
SITE	SQ. FT.
HOUSE	2,744
DRIVEWAY	398
LEAD WALK	91
COV. PORCH	326
PAD	0
A/C PAD	9

PERMIT PLAN LOT: 345

SERENITY SUBDIVISION, PHASE 6B
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"
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EST. 1998

6118 St. Giles St Phone (919) 510-4464
(Suite E) Fax (919) 510-9102
Raleigh, NC 27612 Email: hayesm@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: 03/20/2025 SCALE: 1"=30' DRAWN:CKC CHECK: FILE: TPH-24-03

REV: 03/28/2025 ADDED HVAC