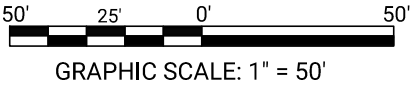


ADDRESS: 102 ALDEN WAY

AREA: 35,618 S.F. ~ 0.818 ACRES
PLAT BOOK 2024, PG'S 506-510
PIN#: 0692-09-3941.000

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



TREE LEGEND

ZELKOVA SERRATA
Japanese Zelkova
2" CALIPER / 6 - 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.

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: _____

IMPERVIOUS AREAS

IMPERVIOUS 4,287 SF
IMPERVIOUS 12.0 %
MAX IMP 10,000 SF

FRONT YARD: 6,524 SF
DRIVE: 1,568 SF
DRIVE %: 24 %

SITE DATA TABLE:

ZONING : RA-30
ZONING CONDITIONS: -
OVERLAY DISTRICT: 0
CURRENT USE: VACANT
BUILDING SF: 2,738

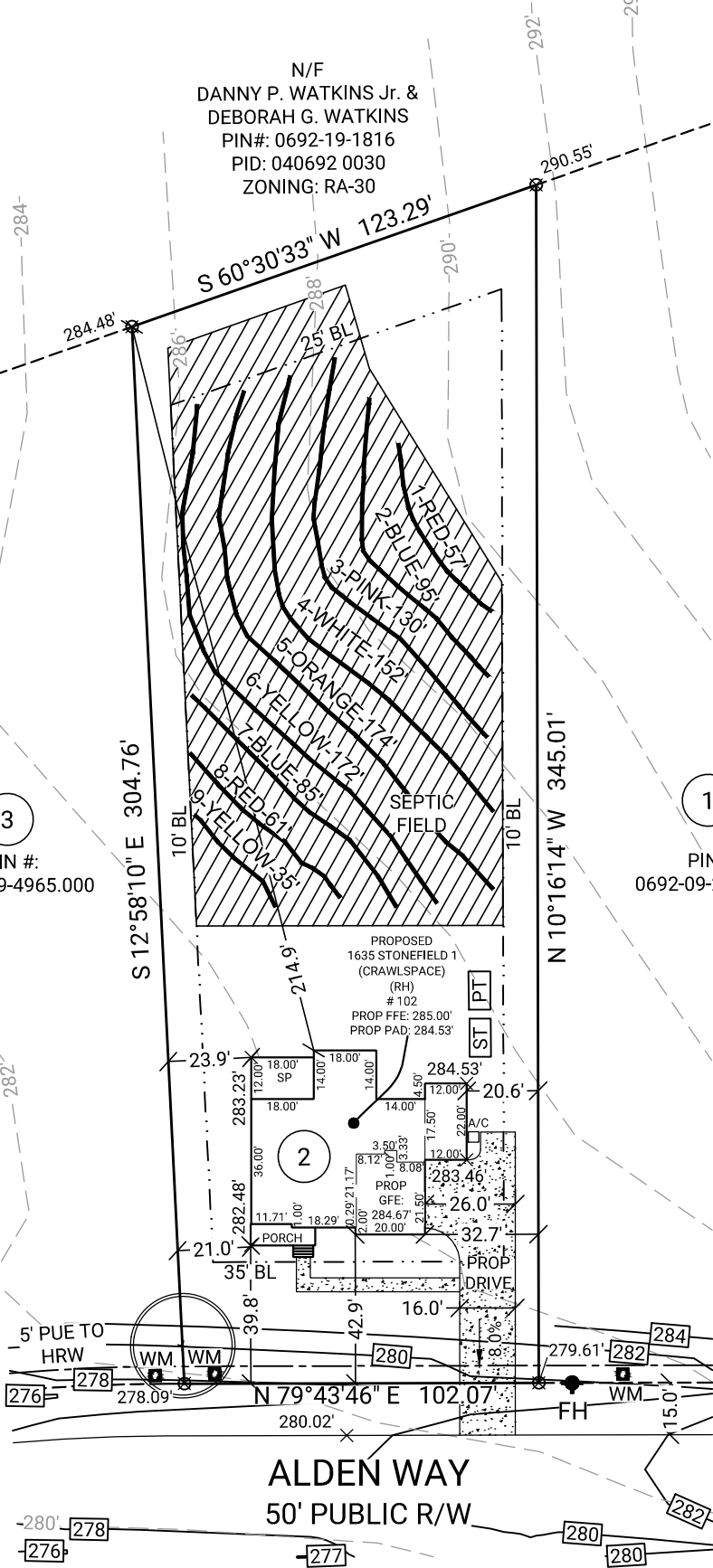
FLOOD NOTE: This property lies within flood zone "X" according to FEMA FIRM# 3720068200J, effective on 10/3/2006.

LEGEND:

BL Building Line
GFE Garage Floor Elevation
FH Fire Hydrant
FFE Finished Floor Elevation
DE Drainage Easement
PRDE Private Drainage Easement
PUE Permanent Utility Easement
SP Screened Porch
PAE Public Access Easement
HOAM Homeowner Association Maintained
HRW Harnett Regional Water
CB Catch Basin
POR Porch
DK Deck
PAT Patio
FH Fire Hydrant
LP Light Pole
WM Water Meter
P Porch
SP Screened Porch
PROP Proposed
PD Proposed Drive
N/F Now or Formerly
A/C Air Conditioning
R/W Right of Way
PIN Parcel Identification Number
TBD To Be Determined
(P) Platted
(M) Measured
NTS Not to Scale
 P.999 Proposed Grade
999 Existing Grade
 Front Grassed Area

3
PIN #: 0692-09-4965.000

1
PIN #: 0692-09-2826.000



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: 2
Angier, Harnett County, North Carolina

SITE PLAN FOR:

DRB GROUP OF NORTH CAROLINA, LLC.

PLAT DATE: 04/19/2025
20250408059 DRB_RAL 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

A