

BOUNDARY INFORMATION, NORTH INDEX & TIE LINES TO

SUBDIVISION CONTROL CORNERS.
-ZONED: RA-30, RA-40, & CONSERVATION.
-SETBACKS, PER BM 2025 PG 94:

43' LOT WIDTH:

FRONT YARD-20', SIDE YARD-4' & 4' OR 0' & 8', REAR YARD-20', CORNER YARD-12'.

>43' LOT WIDTH:

FRONT YARD-20', SIDE YARD-5', 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).

SERENITY SUBDIVISION, PHASE 3B HECTOR'S CREEK TOWNSHIP, HARNETT COUNTY, NC

SURVEYED FOR DAVID WEEKLEY HOMES 1901 N. HARRISON AVENUE, SUITE 200 CARY, NC 27513



MSS LAND CONSULTANTS, PC

"Committed to Total Quality Service" Firm License: C-2070 E S T. 1 9 9 8

6118 St. Giles St (Suite E) Raleigh, NC 27612

Phone (919) 510-4464 Fax (919) 510-9102 Email: hayesm⊕mssland.com

DATE: 04/10/2025 SCALE: 1"=30' DRAWN:CKC CHECK: FILE: DWH-22-02 MAXIMUM BUILT-UPON AREA-2,300 SF

TOTAL ESTIMATED IMPERVIOUS-2,033 SF	
SITE	SQ. FT.
HOUSE	1,464
DRIVEWAY	368
LEAD WALK	32
COV. PORCH	160
A/C PAD	9

PERMIT PLAN LOT: 1033

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