



NOTES:

- REFERENCE HARNETT CO. BM 2025, PG 83-88 FOR BOUNDARY INFORMATION, NORTH INDEX & TIE LINES TO SUBDIVISION CONTROL CORNERS.
- ZONED: RA-30, RA-40, & CONSERVATION.
- SETBACKS, PER BM 2025 PG 83:  
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).

MAXIMUM ALLOWABLE IMPERVIOUS-2,600 SF

TOTAL ESTIMATED IMPERVIOUS-2,485 SF	
SITE	SQ. FT.
HOUSE	1,866
DRIVEWAY	398
LEAD WALK	52
COV. PORCH	160
A/C PAD	9

PERMIT PLAN LOT: 996

SERENITY SUBDIVISION, PHASE 3A  
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  
EST. 1998

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**MSS**  
SURVEYORS & PLANNERS  
LAND CONSULTANTS, PC

DATE: 05/03/2025 SCALE: 1"=30' DRAWN:CKC CHECK: FILE: DWH-22-02

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