



LEGEND OF SYMBOLS & ABBREVIATIONS

CP	COMPUTED POINT
EA	EXISTING AXLE
ECM	EXISTING CONCRETE MONUMENT
EIP	EXISTING IRON PIPE
EIR	EXISTING IRON ROD
NIR	NEW IRON ROD
NIP	NEW IRON PIPE
C/O	CLEAN OUT
CB	COMMUNICATION BOX
FH	FIRE HYDRANT
GV	GAS VALVE
PHV	PROPOSED HVAC
ICV	IRRIGATION CONTROL VALVE
LP	LIGHT POLE
PS	POWER POLE
SS	SANITARY SEWER
SM	STORM MANHOLE
TP	TELEPHONE PEDESTAL
CP	CABLE PEDESTAL
TR	TRANSFORMER
WM	WATER METER
WV	WATER VALVE
W	WELL
#AG	(#) INCHES ABOVE GRADE
#BG	(#) INCHES BELOW GRADE
CB	CATCH BASIN
CL	CENTERLINE
CO	CLEAN OUT
CMP	CORRUGATED METAL PIPE
CPP	CORRUGATED PLASTIC PIPE
DI	DROP INLET
EJB	ELECTRIC JUNCTION BOX
EM	ELECTRIC METER
EMN	EXISTING MAG NAIL
EN	EXISTING NAIL
EOP	EDGE OF PAVEMENT
EPK	EXISTING PK NAIL
ERRS	EXISTING RAILROAD SPIKE
FO	FIBER OPTIC
FL	FLUSH WITH GRADE
ICV	IRRIGATION CONTROL VALVE
MBS	MINIMUM BUILDING SETBACKS
N/F	NOW OR FORMERLY
NMN	NEW MAG NAIL
RCP	REINFORCED CONCRETE PIPE
RPZ	REDUCED PRESSURE ZONE
R/W	RIGHT-OF-WAY
YI	YARD INLET
---	EXISTING CONTOUR LINES
---	SURVEYED PROPERTY BOUNDARY
---	COMPUTED / ADJOINER PROPERTY LINE
---	RIGHT-OF-WAY
---	TIE LINE
---	SETBACK LINES
---	SANITARY SEWER LINES
---	STORM DRAIN LINES
---	WATER LINES
---	FENCE
---	OVERHEAD ELECTRIC LINES
---	EASEMENTS

LINE	BEARING	DISTANCE
L1	S 43°42'22" W	49.32'
L2	S 28°24'36" E	80.00'
L3	S 50°00'13" W	32.05'
L4	S 43°50'23" W	6.09'

LINE	BEARING	DISTANCE
E1	S 58°14'35" W	50.09'
E2	N 28°24'36" W	14.25'
E3	S 43°42'22" W	1318.14'
E4	N 42°37'58" W	50.12'

EXISTING IMPERVIOUS AREA:
0 SF (0.00%)

PROPOSED IMPERVIOUS AREA:
GRAVEL DRIVE 3,686 SF
HOUSE 2,186 SF
TOTAL 5,872 SF (1.07%)

BUILDING SETBACKS PER HARNETT COUNTY UDO :
RA-20M
FRONT = 35'
SIDE = 10'
REAR = 25'
MAX BUILDING HEIGHT = 35'

I, DAVID R. ESSICK, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL GPS/GNSS SURVEY MADE UNDER MY SUPERVISION AND THE FOLLOWING INFORMATION WAS USED TO PERFORM THE SURVEY:
(1) CLASS OF SURVEY: CLASS A
(2) POSITIONAL ACCURACY: <0.10'
(3) TYPE OF GPS FIELD PROCEDURE: RTK NETWORKS
(4) DATES OF SURVEY: 03-28-23 TO 04-15-23
(5) DATUM/EPOCH: NAD83(2011)
(6) PUBLISHED/FIXED-CONTROL USE: NC CORS
(7) GEOID MODEL: ContinentalUS_NG320128
(8) COMBINED GRID FACTOR(S): 0.99986788
(9) GPS / GNSS SCALE POINT:
N: 540895.4344 E: 1955194.4164 Z: 311.46
(10) UNITS: US SURVEY FEET

I, DAVID R. ESSICK, CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN (SEE REFERENCE TABLE); THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION IN (SEE REFERENCE TABLE); AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1600).

THIS 24TH DAY OF JUNE, A.D., 2025.

David R. Essick

PROFESSIONAL LAND SURVEYOR, L-5423



SITE PLAN FOR:
**HOMES BY
DICKERSON, INC.**

12.566 ACRES
JUNE 24TH, 2025
JOHNSONVILLE TOWNSHIP
HARNETT COUNTY, NORTH CAROLINA

0 120 240 360
SCALE 1"=120'

REFERENCE TABLE:
DEED BOOK 4291, PAGE 277
PLAT CABINET 2025, SLIDE 385
HARNETT COUNTY REGISTRY

PROPERTY ADDRESS:
CYPRESS CHURCH ROAD
CAMERON, NC 28326

OWNER'S ADDRESS:
CHASE IAN FEENER &
ERIN MARIE FEENER
370 MOSS PINK DRIVE
VASS, NC 28394

DZT
LAND SURVEYING, PLLC NC FRM P-2686
SUITE 5 7500 NC HWY 15501 WEST END, NC 27376
JOB#: 2724