

NOTES:

-REFERENCE HARNETT CO. BM 2024, PG 417-424 & 425-432 FOR BOUNDARY INFORMATION, NORTH INDEX & TIE LINES TO SUBDIVISION CONTROL CORNERS.

ZONED: RA-30, RA-40, & CO4NSERVATION. SETBACKS, PER BM 2024 PG 417 & 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).

SERENITY SUBDIVISION, PHASE 6A, B, & C 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" 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: 09/05/2025 SCALE: 1"=30' DRAWN:CKC CHECK: FILE: TPH-24-03 MAXIMUM ALLOWABLE IMPERVIOUS-3,300 SF

PERVIOUS-2,647 SF
SQ. FT.
1,995
364
45
234
0
9

PERMIT PLAN LOT: 330

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