

DB 3249 PG 733

LINE	BEARING	DISTANCE
L1	N85°34'14"W	32.63'
L2	S86°56'03"E	33.64'
L3	S29°29'05"W	25.15'
L4	N28°45'45"W	23.36'

MINIMUM BUILDING SETBACKS
ZONING: AR

FRONT.....	50'
SIDE.....	5'
REAR.....	5'

NOTES:

- 1) ALL DISTANCES SHOWN ARE HORIZONTAL GROUND DISTANCES
- 2) AREAS COMPUTED BY COORDINATE METHOD
- 3) PROPERTY SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD
- 4) NO HORIZONTAL CONTROL FOUND WITHIN 2000 FEET OF SURVEY
- 5) BOUNDARY PREDICATED ON EXISTING MONUMENTATION FOUND IN THE F
- 6) NO DETERMINATION HAS BEEN MADE AS TO THE EXISTENCE OF FEMA F HAZARD AREAS ON THIS PARCEL

NOTE: IPS IS A 1/2" REBAR SET FLUSH WITH CAP

N/F
BESSIE DIXON
DB 953 PG 303
PN 02L17016B

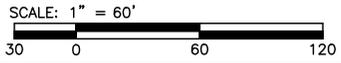
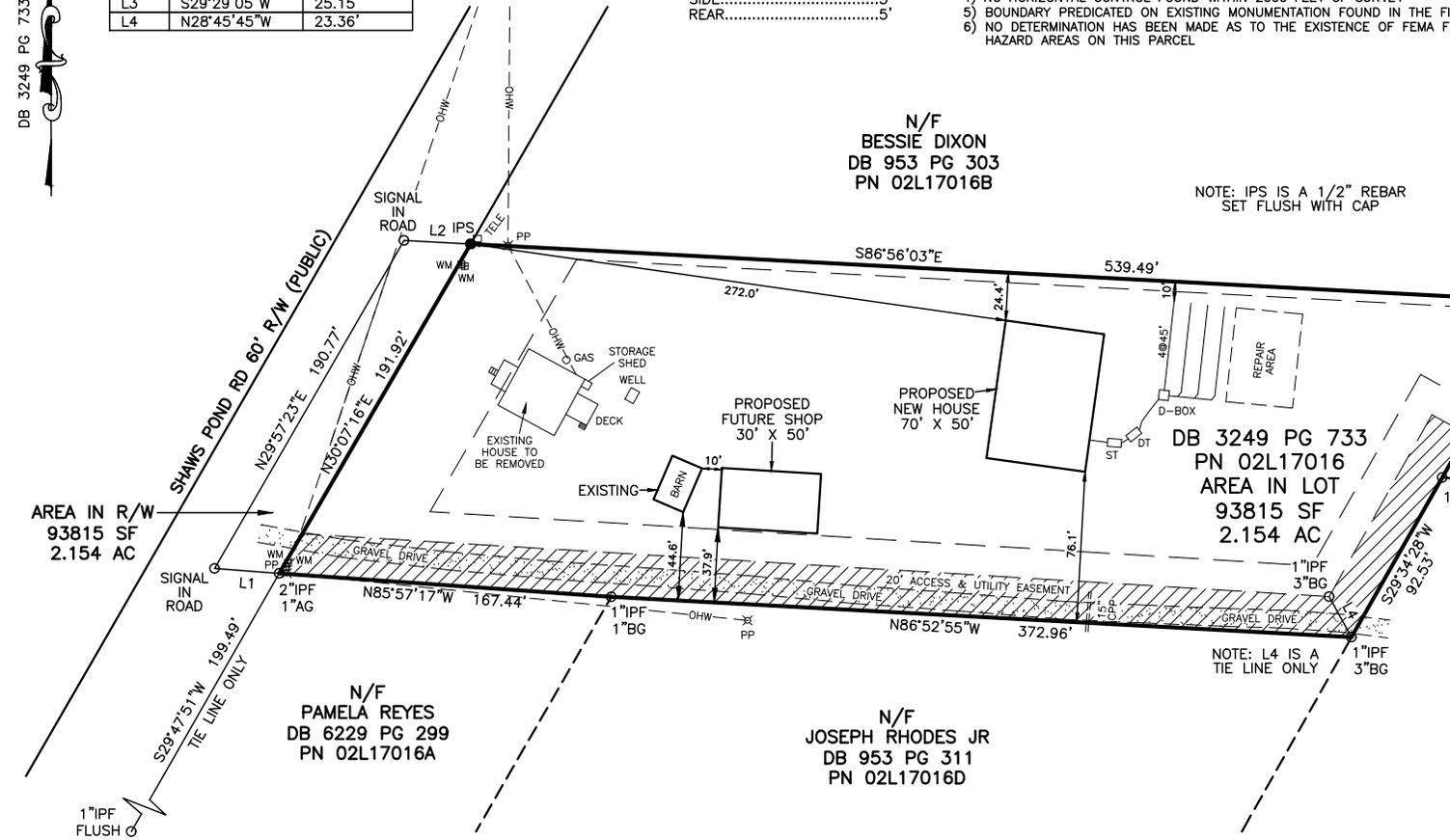
DB 3249 PG 733
PN 02L17016
AREA IN LOT
93815 SF
2.154 AC

N/F
PAMELA REYES
DB 6229 PG 299
PN 02L17016A

N/F
JOSEPH RHODES JR
DB 953 PG 311
PN 02L17016D

NOTE: L4 IS A TIE LINE ONLY

AREA IN R/W
93815 SF
2.154 AC



PLOT PLAN IS FOR PRECONSTRUCTION ONLY
* ID: 02L17016
* SITE: 829 SHAWS POND RD
FOUR OAKS, NC 27524
OVERALL HOUSE DIMENSIONS: 70' x 50'

PROPOSED DRIVEWAY CULVERT SIZE

STORMWATER ADMINISTRATOR SIGNATURE

IMPERVIOUS SURFACE TABLE

PROPOSED HOUSE.....	3500 SF
GRAVEL DRIVE.....	4816 SF
EXISTING BARN.....	389 SF
PROPOSED SHOP.....	1500 SF
TOTAL IMPERVIOUS AREA.....	10205 SF
MAXIMUM ALLOWED IMPERVIOUS AREA	14072 SF
% OF IMPERVIOUS AREA USED.....	72.5%
REMAINING IMPERVIOUS AREA.....	3867 SF

PLOT PLAN
OF
**829 SHAWS
POND ROAD**
JOHNSTON COUNTY
FOR
AMANDA LEE DE LEONARDIS

SCALE: 1" = 60'

TRUE L

JOB NO: 5232.001 DR