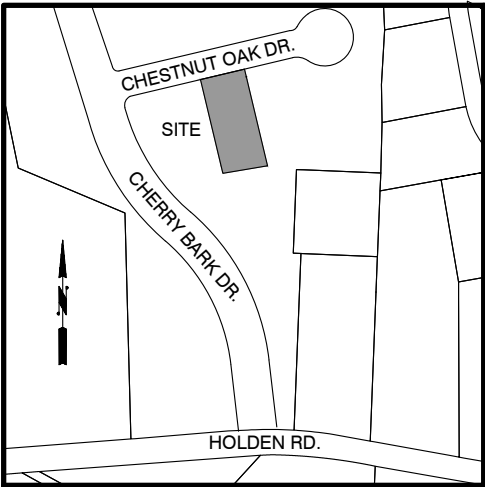




LOCATION MAP
1" = 500'

SURVEY NOTES:

1. ALL EASEMENTS, RIGHT-OF-WAY'S, BUFFERS, SETBACKS AND ADJOINERS, ETC., REFERENCED FROM BOOK OF MAPS 2024, PAGES 21-24 UNLESS OTHERWISE NOTED.
2. SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.

LEGEND:

- B.M.

D.B.

PG.

S.F.

AC.

X

W

SS

SD

OU
- Book of Maps

Deed Book

Page

Square Feet

Acres

Fence

Water pipe

Sanitary sewer pipe

Storm drain pipe

Overhead utility
- O

●

○

W

⊕

⊙

P

T

C

G

AC
- Ex. Property Corner

New 3/4" Iron Pipe

Calculated point

Water Meter

Sanitary Sewer Cleanout

Sanitary Sewer Manhole

Power Pedestal

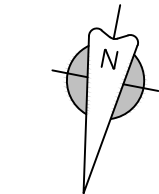
Power Pole

Telephone Pedestal

Cable Pedestal

Gas Meter

AC Condenser

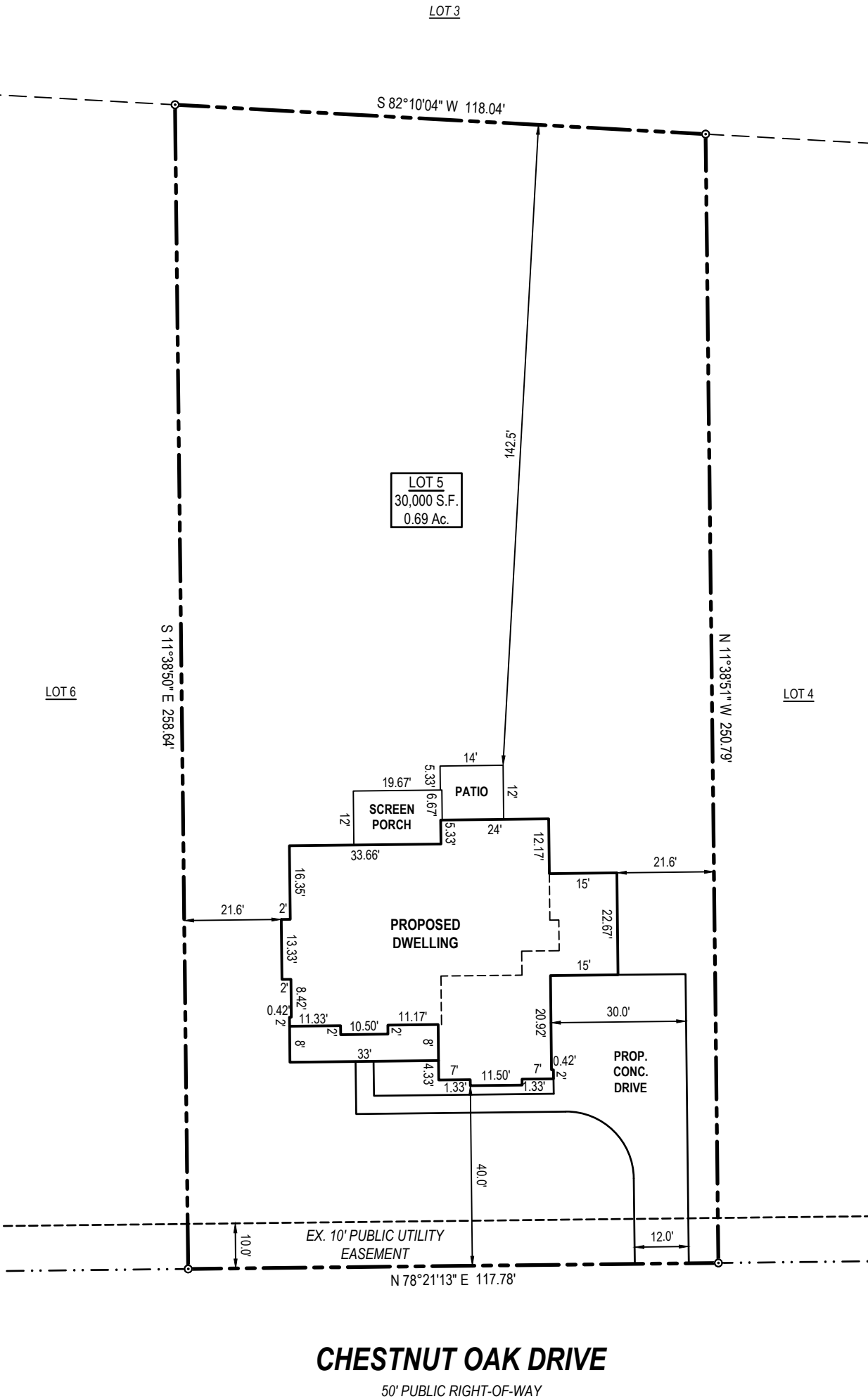


B.M. 2024, PGS. 21-24

SITE DATA	
CLIENT	ICG HOMES
SITE ADDRESS	30 CHESTNUT OAK DRIVE
PIN	1833-60-6143
SUBDIVISION	SORRELL OAKS SUB.
PLAT REFERENCE	B.M. 2024, PGS. 21-24, LOT 05
LOT SIZE	0.69 ACRES
ZONING	R-30
EXISTING USE	VACANT

IMPERVIOUS AREAS (S.F.)	
HOUSE	3631
CONC. DRIVE/WALK	1566
PATIO	166
TOTAL	5197
MAX	7000

BUILDING SETBACKS	
FRONT	30'
SIDE	10'
REAR	25'



CHESTNUT OAK DRIVE
50' PUBLIC RIGHT-OF-WAY

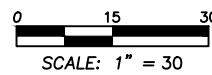
LOT DEVELOPMENT PLAN

LOT 5, SORRELL OAKS SUBDIVISION PHASE 1
YOUNGVILLE TOWNSHIP, FRANKLIN COUNTY, NC

PRELIMINARY
FOR BUILDING PERMIT
PURPOSES ONLY

REVISIONS		
1	02/02/24	MOVED HOUSE TO 40'

DATE: 01/24/2024
DRAWN BY: BR



SITE PLAN
C-1