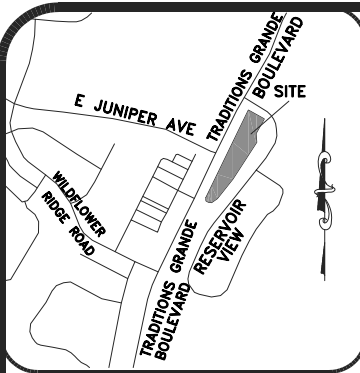




VICINITY MAP (NTS)

LOT 11 IMPERVIOUS AREA		LOT 12 IMPERVIOUS AREA	
HOUSE	1,317 SQ.FT.	HOUSE	1,184 SQ.FT.
DRIVE TO R/W	180 SQ.FT.	DRIVE TO R/W	194 SQ.FT.
WALK	87 SQ.FT.	WALK	93 SQ.FT.
TOTAL	1,584 SQ.FT.	TOTAL	1,471 SQ.FT.

LOT 13 IMPERVIOUS AREA		LOT 14 IMPERVIOUS AREA	
HOUSE	1,183 SQ.FT.	HOUSE	1,185 SQ.FT.
DRIVE TO R/W	176 SQ.FT.	DRIVE TO R/W	191 SQ.FT.
WALK	101 SQ.FT.	WALK	93 SQ.FT.
TOTAL	1,460 SQ.FT.	TOTAL	1,469 SQ.FT.

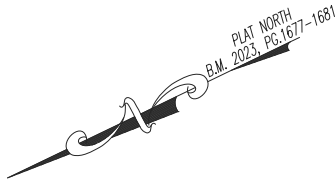
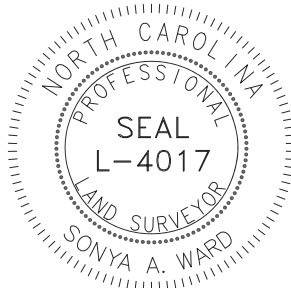
LOT 15 IMPERVIOUS AREA		SETBACKS PER PLAT	
HOUSE	1,319 SQ.FT.	B.M. 2023, PG. 1677-1681	
DRIVE TO R/W	172 SQ.FT.	NMX ZONING	
WALK	87 SQ.FT.	FRONT	12' (MAX)
TOTAL	1,578 SQ.FT.	REAR	0'
		SIDE STREET	12' (MAX)

LOT	PIN
11	1851129329
12	1851129317
13	1851129305
14	1851128393
15	1851128381

REVISION: UPDATED HOUSE PLAN AND LOCATION PER REQUEST. 12-13-2023 TKR
REVISION: UPDATED HOUSE PLAN AND LOCATION PER REQUEST. 12-14-2023 TKR
REVISION: CHANGED SIDEWALKS AND ADDED EASEMENT PER REQUEST. 12-14-2023 TKR
REVISION: CHANGED HOUSE ELEVATIONS PER REQUEST. 12-02-2024 SEER

LEGEND

- AC=AIR CONDITIONING UNIT
- BOC=BACK OF CURB
- CATV=CABLE TV
- CB=CATCH BASIN
- DW=CONC DRIVEWAY
- EM=ELECTRIC METER
- EOP=EDGE OF PAVEMENT
- FH=FIRE HYDRANT
- LP=LIGHT POLE
- MTR=METER
- N/F=NOW OR FORMERLY
- PO=PORCH
- R/W=RIGHT OF WAY
- SCO=CLEANOUT
- SW=SIDEWALK
- TP=TELEPHONE PEDESTAL
- WM=WATER METER
- EIP=EXISTING IRON PIPE
- IRON PIPE SET
- EIR=EXISTING IRON ROD



THIS EXHIBIT MAP IS OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET.

PRELIMINARY

SONYA A. WARD, PLS L-4017

DATE

THIS MAP IS ONLY INTENDED FOR THE PARTIES AND PURPOSES SHOWN. THIS MAP IS NOT FOR RECORDATION. NO TITLE REPORT PROVIDED.

THIS MAP MAY NOT BE A CERTIFIED SURVEY AND HAS NOT BEEN REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS AND HAS NOT BEEN REVIEWED FOR COMPLIANCE WITH RECORDING REQUIREMENTS FOR PLATS.

GENERAL NOTES:

1.ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES IN U.S. SURVEY FEET UNLESS OTHERWISE NOTED.

2.AREAS SHOWN HEREON WERE COMPUTED USING THE COORDINATE METHOD.

3.LINES NOT SURVEYED ARE SHOWN AS DASHED LINES FROM INFORMATION REFERENCED ON THE FACE OF THIS SURVEY.

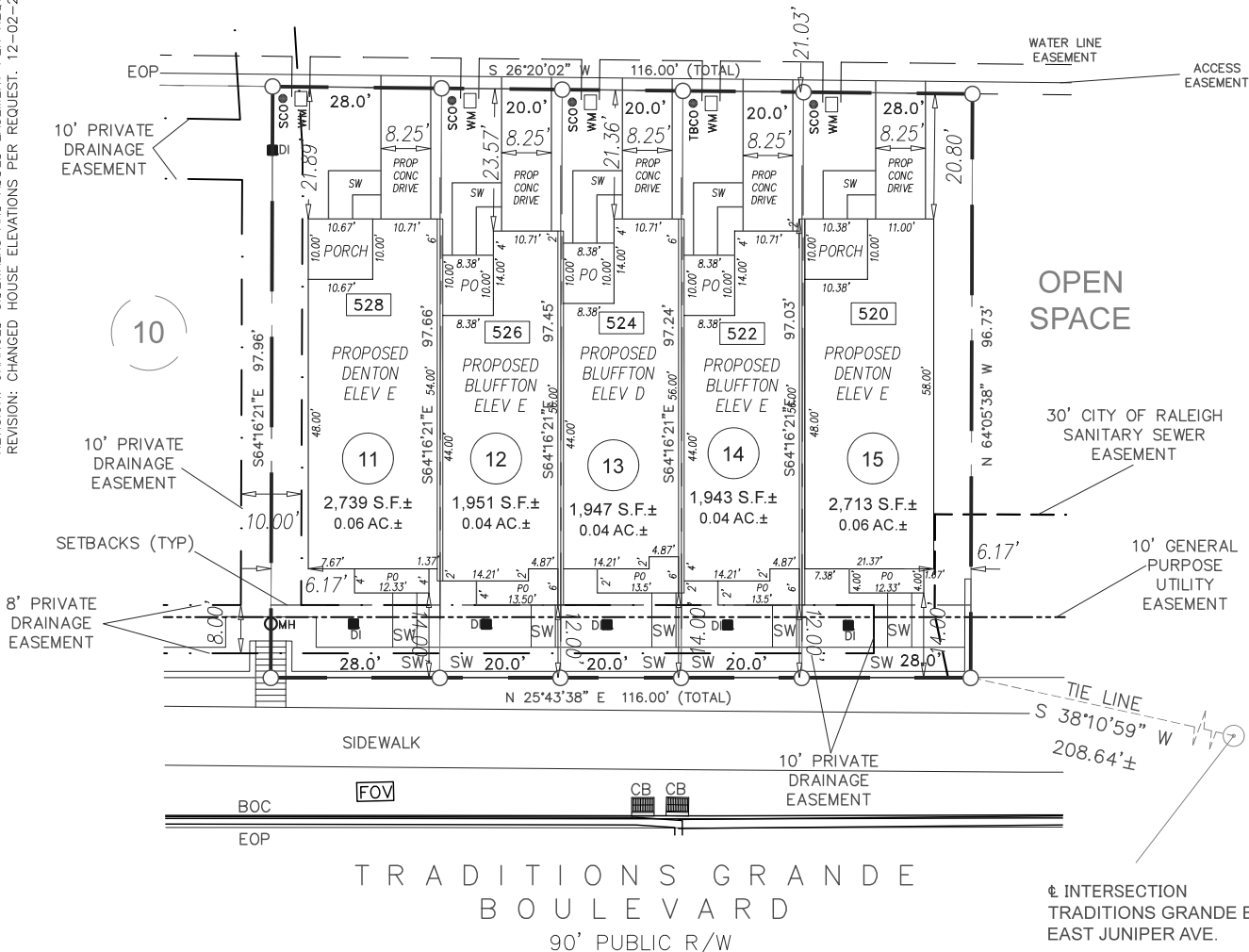
4.PROPERTY MAY BE SUBJECT TO ANY/ALL EASEMENTS AND RESTRICTIONS OF RECORD. THIS SURVEY IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND OR DEEDED AND HAS BEEN PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT. A NORTH CAROLINA LICENSED ATTORNEY-AT-LAW SHOULD BE CONSULTED REGARDING CORRECT OWNERSHIP, WIDTH AND LOCATION OF EASEMENTS, AND OTHER TITLE QUESTIONS REVEALED BY TITLE EXAMINATION.

5.DRIVEWAY IMPERVIOUS CALCULATION SHOWN HEREON CALCULATED TO THE FRONT PROPERTY LINE/RIGHT-OF-WAY.

6.THIS PARCEL IS NOT LOCATED WITHIN A FLOOD HAZARD ZONE AS INDICATED ON CID NO. 370244 PANEL 1851, SUFFIX K TOWN OF WAKE FOREST WITH AN EFFECTIVE DATE OF 07/19/2022.

7.WM, SCO, MANHOLE, BOC, EOP, SIDEWALK & OTHER UTILITIES LOCATIONS PROVIDED BY BUILDER AND HAVE NOT BEEN FIELD LOCATED BY ECLS GLOBAL, INC.

24' ACCESS & UTILITY EASEMENT



GRAPHIC SCALE



1 inch = 30 ft.

TRADITIONS GRANDE BOULEVARD
90' PUBLIC R/W

PRELIMINARY
PLOT PLAN

INTERSECTION
TRADITIONS GRANDE BLVD. &
EAST JUNIPER AVE.

PROJECT:	RES. PROJ. TRADITIONS TOWNHOMES
DRAWN BY:	MTH
SURVEYED BY:	N/A
SCALE:	1"=30'
FIELD WORK:	N/A
DWG DATE:	11-16-2023

FOR
EASTWOOD HOMES
TRADITIONS GRANDE BLVD
LOT 11-15 TRADITIONS TOWNHOMES SUBDIVISION
WAKE FOREST TWP., WAKE CO., NC
B.M. 2023, PG. 1677-1681

