

LOT 131 INFORMATION:

PIN: 1733940490
REFERENCE: DB. 18283 PGS. 2180-2184
ADDRESS: 833 BASSWOOD GLEN TRAIL
TOTAL LOT AREA = 0.13 AC = 5,585 SF
HOUSE = 894 SF
PORCH = 133 SF
SIDEWALK = 110 SF
DRIVEWAY = 1089 SF
AC PAD = 9 SF
PROPOSED IMPERVIOUS = 2,235 SF
PERCENT IMPERVIOUS = 40.02%

LOT 130 INFORMATION:

PIN: 1733940369
REFERENCE: DB. 18283 PGS. 2180-2184
ADDRESS: 835 BASSWOOD GLEN TRAIL
TOTAL LOT AREA = 0.07 AC = 3,080 SF
HOUSE = 902 SF
PORCH = 43 SF
SIDEWALK = 102 SF
DRIVEWAY = 1163 SF
AC PAD = 9 SF
PROPOSED IMPERVIOUS = 2,219 SF
PERCENT IMPERVIOUS = 72.05%

LOT 129 INFORMATION:

PIN: 1733940348
REFERENCE: DB. 18283 PGS. 2180-2184
ADDRESS: 837 BASSWOOD GLEN TRAIL
TOTAL LOT AREA = 0.07 AC = 3,080 SF
HOUSE = 900 SF
PORCH = 42 SF
SIDEWALK = 108 SF
DRIVEWAY = 1139 SF
AC PAD = 9 SF
PROPOSED IMPERVIOUS = 2,198 SF
PERCENT IMPERVIOUS = 73.36%

LOT 128 INFORMATION:

PIN: 1733940327
REFERENCE: DB. 18283 PGS. 2180-2184
ADDRESS: 839 BASSWOOD GLEN TRAIL
TOTAL LOT AREA = 0.07 AC = 3,056 SF
HOUSE = 901 SF
PORCH = 42 SF
SIDEWALK = 126 SF
DRIVEWAY = 1124 SF
AC PAD = 9 SF
PROPOSED IMPERVIOUS = 2,202 SF
PERCENT IMPERVIOUS = 74.05%

LOT 127 INFORMATION:

PIN: 1733940306
REFERENCE: DB. 18283 PGS. 2180-2184
ADDRESS: 841 BASSWOOD GLEN TRAIL
TOTAL LOT AREA = 0.07 AC = 2,926 SF
HOUSE = 905 SF
PORCH = 43 SF
SIDEWALK = 91 SF
DRIVEWAY = 1073 SF
AC PAD = 9 SF
PROPOSED IMPERVIOUS = 2,121 SF
PERCENT IMPERVIOUS = 72.49%

LOT 126 INFORMATION:

PIN: 1733849376
REFERENCE: DB. 18283 PGS. 2180-2184
ADDRESS: 845 BASSWOOD GLEN TRAIL
TOTAL LOT AREA = 0.11 AC = 4,974 SF
HOUSE = 897 SF
PORCH = 132 SF
SIDEWALK = 128 SF
DRIVEWAY = 709 SF
AC PAD = 9 SF
PROPOSED IMPERVIOUS = 1,875 SF
PERCENT IMPERVIOUS = 37.70%



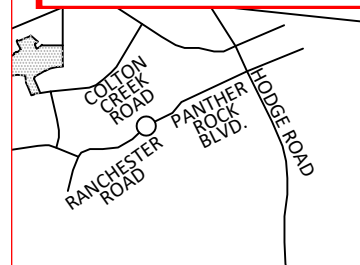
Bateman Civil Survey Company

Engineers • Surveyors • Planners

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www.batemancivilsurvey.com info@batemancivilsurvey.com
NCBELS Firm No. C-2378

- Per the Stoneriver UAA:
1. All foundations must be enclosed with brick or stone on all sides.
 2. Front load single family home garage doors to have hardware, windows, and lights.
 4. Front facade 2 material minimum.
 5. All roofs must have at least 12" eaves.
 6. No vinyl siding is permitted.

-Provide a minimum 3 lot trees (canopy)
-Install street trees per the approved CDs

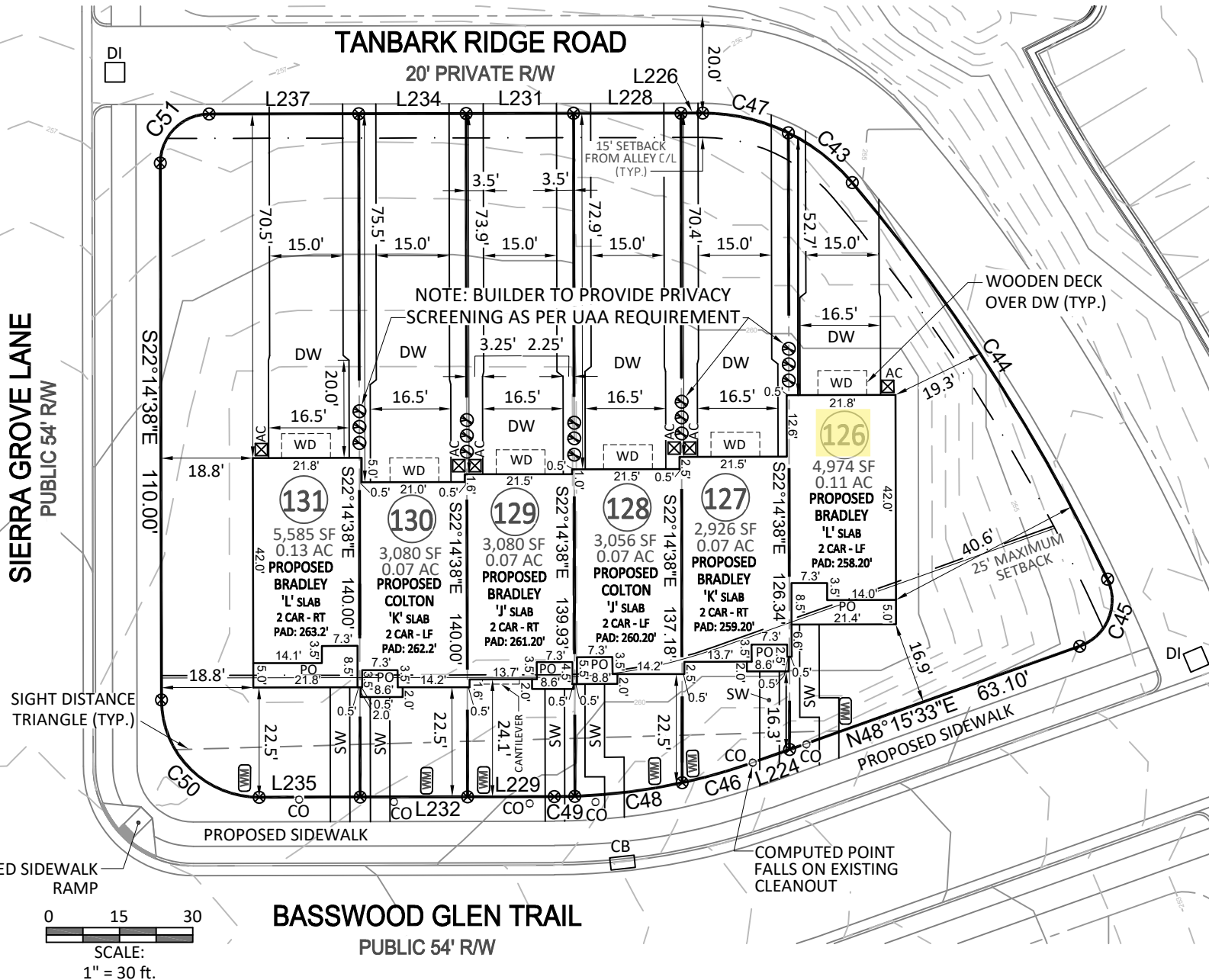


VICINITY MAP

(Not to Scale)

NOTES:

1. THIS SURVEY WAS PREPARED BY BATEMAN CIVIL SURVEY CO., UNDER THE SUPERVISION OF STEVEN P. CARSON, PLS.
2. THIS PLAN HAS BEEN PREPARED FOR LAYOUT AND PERMITTING PURPOSES ONLY.
3. PROPERTY LINES SHOWN WERE TAKEN FROM EXISTING FIELD EVIDENCE, EXISTING DEEDS AND PLATS OF PUBLIC RECORD, AND INFORMATION SUPPLIED TO THE SURVEYOR BY THE CLIENT.
4. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES AND ALL BEARINGS ARE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM UNLESS OTHERWISE SHOWN.
5. THIS MAP IS NOT FOR RECORDATION AND SHOULD BE REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS.
6. THE BASIS OF NORTH AND ALL EASEMENTS, RIGHTS-OF-WAYS, BUFFERS, SETBACKS AND ADJOINERS, ETC. REFERENCED IN TITLE BLOCK.
7. NO INVESTIGATION INTO THE EXISTENCE OF JURISDICTIONAL WETLANDS OR RIPARIAN BUFFERS PERFORMED BY THIS FIRM.
8. 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.
9. ZONING: GR8 PRD
10. PROPERTY OWNER: LENNAR CORPORATION
1100 PERIMETER PARK DRIVE #112
MORRISVILLE, NC 27560



LEGEND

PO = PORCH
CP = COVERED PORCH
WD = WOODEN DECK
SW = SIDEWALK
DW = CONC DRIVEWAY
SP = SCREENED PORCH
P = CONCRETE PATIO
⊗ = COMPUTED POINT
○ = IRON PIPE FOUND (IPF)
● = IRON PIPE SET (IPS)
● = DRILL HOLE FOUND
WM = WATER METER
CO = CLEAN OUT
AC = AIR CONDITIONER PAD
⊙ = CABLE BOX
⊙ = SEWER MANOLE
⊙ = TELEPHONE PEDESTAL
CB = CATCH BASIN
⊙ = LIGHT POLE
⊙ = HAND HOLE
⊙ = ELECTRIC BOX
⊙ = FIRE HYDRANT
DI = DRAIN INLET
G = GAS METER
E = ELECTRIC METER

I, STEVEN P. CARSON, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY DIRECT SUPERVISION FROM A SURVEY MADE UNDER MY SUPERVISION (PLAT BOOK REFERENCED IN TITLE BLOCK); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION LISTED UNDER REFERENCES; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000+; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARD OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA. L-4752
DATED:

PRELIMINARY

This map is of an existing parcel of land and is only intended for the parties and purposes shown. This map not for recordation. No title report provided.

BUILDER TO VERIFY HOUSE LOCATION
DIMENSIONS AND REVIEW TOTAL
IMPERVIOUS NOTED ON THIS PLOT PLAN

PRELIMINARY PLOT PLAN
FOR
LENNAR

STONERIVER - PHASE 1 - LOT 126-131
BASSWOOD GLEN TRAIL, KNIGHTDALE, NC
ST. MATTHEW'S TOWNSHIP, WAKE COUNTY

DATE: 5/01/24 DRAWN BY: JJM CHECKED BY: SPC

REFERENCE: BM 2022 PGS. 709-717

BCS# 240133

SCALE: 1" = 30'