MANKOMA TERRACE
40' PUBLIC R/W

FANYON WAY
45' PUBLIC R/W

RIGHT-OF-WAY HEREBY DEDICATED 44,398± SQ. FT. 1.0192 ACRES

35 — 20,372 sq. ft. 0.4677 acres
30 — 20,211 sq. ft. 0.4640 acres
0.5112 acres
21,012 sq. ft. 0.4824 acres
26 — 23,213 sq. ft. 0.5329 acres
31 — 30,493 sq. ft. 0.7000 acres
18 — 22,225 sq. ft. 0.5102 acres
34 — 22,368 sq. ft. 0.5135 acres
25 — 27,604 sq. ft. 0.6337 acres
19 — 24,915 sq. ft. 0.5720 acres
33 — 32,914 sq. ft 0.7556 acres
32 — 35,060 sq. ft. 0.8049 acres
24 — 37,222 sq. ft. 0.8545 acres
20 — 23,287 sq. ft. 0.5346 acres
23 — 39,704 sq. ft. 0.9115 acres
22 — 32,513 sq. ft. 0.7464 acres
21 — 38,816 sq. ft. 0.8911 acres
111 — OPEN SPACE — 457,287 sq. ft. 10.4979 acres

20' CITY OF RALEIGH SANITARY SEWER EASEMENT
20' PRIVATE RALEIGH SANITARY DRAINAGE SEWER EASEMENT
VARIABLE WIDTH PRIVATE DRAINAGE EASEMENT
NEW 20' PRIVATE DRAINAGE EASEMENT
20 PRIVATE DRAINAGE EASEMENT
30' CITY OF RALEIGH SANITARY SEWER EASEMENT
EXISTING 40' SANITARY SEWER EASEMENT BM. 1985 PG. 1303
EXISTING PRIMARY TREE CONSERVATION AREA 20' WIDE NEUSE RIPARIAN BUFFER ZONE 2 (PPUOS) 0.16 ACRES BM. 2008 PG. 204
EXISTING PRIMARY TREE CONSERVATION AREA 20' WIDE NEUSE RIPARIAN BUFFER ZONE 2 (PPUOS) 0.17 ACRES BM. 2008 PG. 204
EXISTING PRIMARY TREE CONSERVATION AREA 20' WIDE NEUSE RIPARIAN BUFFER ZONE 2 (PPUOS) 0.25 AC BM. 2008 PG. 204
EXISTING PRIMARY TREE CONSERVATION AREA 20' WIDE NEUSE RIPARIAN BUFFER ZONE 2 (PPUOS) 0.59 ACRES BM. 2008 PG. 204
EXISTING 100' WIDE GREENWAY TREE CONSERVATION AREA (PPUOS) 2.74 ACRES (NOT INCL. ZONE 2) BM. 2008 PG. 204
EXISTING SECONDARY TREE CONSERVATION AREA 32' WIDE PERIMETER YARD (PPUOS) 0.22 ACRES BM. 2008 PG. 204
100 YEAR FLOOD PLAIN
TOP OF STREAM BANK (TYP.)
STREAM
50' NEUSE RIVER BUFFER MEASURED FROM TOP OF BANK
BENCHMARK CAROLINA AGGREGATES INC DB. 1592 PG. 561 PIN 0786.349208

SCALE: 1" = 60' NC GRID NAD '83

SEE SHEET 10 FOR LINE AND CURVE TABLES.

GREENWAY TREE CONSERVATION AREA
PRIMARY TREE CONSERVATION AREA
SECONDARY TREE CONSERVATION AREA
JURISDICTIONAL WETLANDS

WAKE COUNTY, NC 71
LAURA M RIDDICK
REGISTER OF DEEDS
PRESENTED & RECORDED ON
05/20/2008 AT 09:54:04

BOOK:BM2008 PAGE:01009

NOTE:
PPUOS = PERMANENTLY PRESERVED UNDISTURBED OPEN SPACE.

THE HAMPTONS AT UMSTEAD
PHASE 1
BM. 2007 PG. 2444-2446

NORTH CAROLINA PROFESSIONAL SEAL L-2832 LAND SURVEYOR EDMUND J. GREGORY

SHEET 9

RECORDED IN BOOK OF MAPS 2008 PAGE 1009

BA037765 S-24-06

SCALE IN FEET
0 30 60 120 180 240

REV.	DATE	DESCRIPTION
3	05-15-08	CITY OF RALEIGH COMMENTS
2	02-26-08	CITY OF RALEIGH COMMENTS
1	02-01-08	CITY OF RALEIGH COMMENTS

BNK
BASS, NIXON & KENNEDY, INC.
CONSULTING ENGINEERS
6310 CHAPEL HILL ROAD, SUITE 250
RALEIGH, NORTH CAROLINA 27607
3319 HERITAGE TRADE DRIVE
WAKE FOREST, NORTH CAROLINA 27587
TELEPHONE: (919)851-4422 OR (800)354-1879
FAX: (919)851-8968 (Ral.), (919)570-1362 (WF)

SURVEYED BY JM
DRAWN BY DHG
CHECKED BY ED
DATE 01-11-08

SUBDIVISION PLAT

THE HAMPTONS AT UMSTEAD

CLUSTER DEVELOPMENT PHASE 2

RALEIGH WAKE COUNTY NC

SHEET 9 OF 10

R:\2005jobs\05902000\05902LDD\dwg\05902SUBPLATNORTH.dwg, 5/15/2008 9:23:58 AM, DanGregory