BKBM2010PG00071

WAKE COUNTY, NORTH CAROLINA
REVIEW OFFICER CERTIFICATION:

I, Gina M. Clapp, REVIEW OFFICER OF HOLLY SPRINGS, N.C. IN WAKE COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

Gina M. Clapp 1.20.2010
REVIEW OFFICER DATE

THIS PLAT, WHEN APPROVED, SHALL BE FILED WITH THE REGISTER OF DEEDS OF WAKE COUNTY WITHIN SIXTY (60) DAYS OF THE FINAL APPROVAL; OTHERWISE SUCH APPROVAL SHALL BE NULL AND VOID.

WAKE COUNTY, NC 19
LAURA M RIDDICK
REGISTER OF DEEDS
PRESENTED & RECORDED ON
01/21/2010 AT 09:23:10

BOOK:BM2010 PAGE:00071

FILED FOR REGISTRATION
1-21-10
DATE
LAURA M. RIDDICK
REGISTER OF DEEDS
WAKE COUNTY
BY: [illegible]
ASST./DEPUTY
TIME 9:23:10 AM

SEE NOTES

N

50 0 50 100
SCALE: 1" = 50'

NORTH CAROLINA PROFESSIONAL SEAL L-3839 LAND SURVEYOR MICHAEL E. DICKERSON 3/6/08

FUTURE DEVELOPMENT
HIGHLANDS OF HOLLY GLEN
FORMERLY HOBBY TRACT

A PORTION OF BRAXTON VILLAGE, PH 5C BM 2004 PG 1475

EXISTING 30' SANITARY SEWER EASEMENT BM 1998 PG 1936

ELM STONE WAY
EXISTING 60' PUBLIC R/W
PER TOHS RESOLUTION NO. 07-02

10' GREENWAY EASEMENT W/8' PATH

EXISTING 30' SANITARY SEWER EASEMENT BM 1998 PG 1936

40' CFR ZONE 1 BUFFER (20' FROM TOP OF BANK)

15' LANDSCAPE BUFFER

60' CFR ZONE 2 BUFFER (30' FROM TOP OF BANK)

20 DRAINAGE EASEMENT

ELM STONE WAY
60' PUBLIC R/W
R/W AREA
167,904 SF / 3.85 AC

AREA OUTSIDE 100 YEAR 13304 SF 0.31 AC.
31 17,648 SF 0.41 AC.
MFFE = 319.08'

AREA OUTSIDE 100 YEAR 9271 SF 0.21 AC.
32 12,798 SF 0.29 AC.
MFFE = 319.04'

100 YEAR FLOOD BOUNDARY

AREA OUTSIDE 100 YEAR 14068 SF 0.32 AC.
33 15,569 SF 0.36 AC.
MFFE = 318.99'

AREA OUTSIDE 100 YEAR 17463 SF 0.40 AC.
34 19,347 SF 0.44 AC.
MFFE = 318.96'

74,721 SF 1.72 AC

COMMON OPEN SPACE
74,721 SF / 1.72 AC

DRAINAGE EASEMENT TIES INTO FLOOD LINE

A PORTION OF BRAXTON VILLAGE, PH 5C BM 2004 PG 1475

A PORTION OF BRAXTON VILLAGE, PH 5C BM 2004 PG 1475

20 DRAINAGE EASEMENT

AREA OUTSIDE 100 YEAR 13972 SF 0.32 AC.
35 22,875 SF 0.53 AC.
MFFE = 318.99'

AREA OUTSIDE 100 YEAR 9327 SF 0.21 AC.
36 21,710 SF 0.50 AC.
MFFE = 319.03'

EXISTING 20' SANITARY SEWER EASEMENT BM 1998 PG 1936

AREA OUTSIDE 100 YEAR 8160 SF 0.19 AC.
37 17,063 SF 0.39 AC.
MFFE = 319.25'

AREA OUTSIDE 100 YEAR 8106 SF 0.19 AC.
38 14,002 SF 0.32 AC.
MFFE = 319.75'

100 YEAR FLOOD BOUNDARY

20' SANITARY SEWER EASEMENT AREA OUTSIDE 100 YEAR 9335 SF 0.21 AC.
39 12,508 SF 0.29 AC.
MFFE = 320.24'

AREA OUTSIDE 100 YEAR 8388 SF 0.19 AC.
40 10,824 SF 0.25 AC.
MFFE = 320.96'

AREA OUTSIDE 100 YEAR 8325 SF 0.19 AC.
41 11,498 SF 0.26 AC.
MFFE = 321.68'

AREA OUTSIDE 100 YEAR 8004 SF 0.18 AC.
42 11,906 SF 0.27 AC.
MFFE = 323.12'

AREA OUTSIDE 100 YEAR 10074 SF 0.23 AC.
43 10,712 SF 0.25 AC.
MFFE = 323.77'

44 10,158 SF 0.23 AC.
MFFE = 325.07'

79 10,225 SF 0.23 AC.
80 10,638 SF 0.24 AC.
81 12,060 SF 0.28 AC.
82 11,441 SF 0.26 AC.
83 11,154 SF 0.26 AC.
MFFE = 344.48
84 11,435 SF 0.26 AC.
85 11,109 SF 0.26 AC.
86 11,008 SF 0.25 AC.
87 10,621 SF 0.24 AC.
88 10,412 SF 0.24 AC.
89 10,216 SF 0.23 AC.

20' DRAINAGE EASEMENT

20' SANITARY SEWER EASEMENT

SIGHT DISTANCE EASEMENT SEE NOTE #12

HOLLYMONT DRIVE
55' PUBLIC R/W

TOWN OF HOLLY SPRINGS CAPE FEAR BUFFER

A PORTION OF BRAXTON VILLAGE, PHS 4 BM 2001 PG 1894

A PORTION OF BRAXTON VILLAGE, PHS 4 BM 2001 PG 1894

COMMON OPEN SPACE 74,721 SF / 1.72 AC

15' LANDSCAPE BUFFER

MATCHLINE SEE SHEET 3 OF 3

SEE SHEET 3 OF 3 MATCHLINE

RECORDED IN BOOK OF MAPS 2010, PAGE 71, WAKE COUNTY.

WITHERS & RAVENEL
ENGINEERS I PLANNERS I SURVEYORS
111 Mackenan Drive Cary, North Carolina 27511 tel: 919-469-3340 fax: 919-467-6008 www.withersravenel.com

HIGHLANDS OF HOLLY GLEN (FORMERLY HOBBY TRACT)
PHASE 1, LOTS 1-5, 31-62, & 79-97
OWNER: HIGHLANDS OF HOLLY GLEN, LLC
TOWN OF HOLLY SPRINGS - HOLLY SPRINGS TOWNSHIP WAKE COUNTY NORTH CAROLINA
SUBDIVISION PLAT

NO.	DATE	DESCRIPTION	BY

DATE: 05-06-2008
SCALE: 1" = 50'
DRAWN: KSD
CHECKED: MED
SHEET: 2 OF 3
CAD FILE: BD_07370
PROJECT NO: 2050237.2

K:\05\05-230\05237.20-Hobby Tract - Ammons\SurveyCAD\BD_07370.dwg - Tuesday, May 06, 2008 8:06:17 AM - KEVIN DUNSTON