IREDELL COUNTY HEALTH DEPARTMENT *ENVIRONMENTAL HEALTH DIVISION:*

SITE PLAN WORKSHEET

SEE THE "SAMPLE SITE PLAN" BELOW. *INCOMPLETE SITE PLANS WILL BE RETURNED TO YOU FOR COMPLETION AND MAY RESULT IN A DELAY IN THE ISSUANCE OF YOUR SEPTIC SYSTEM PERMIT*!!!

Place an (X) beside each item as you complete the site plan:

X Property Line measurements are clearly identified...

X All proposed structures are indicated...

SHOW: proposed house or business footprint, wells, water lines, patios, pools and decks, and any other item that will occupy space on the site

X Front and side setbacks from property line...

X Preferred driveway location and configuration, preferred well location...

X Area you prefer your septic system to be placed...

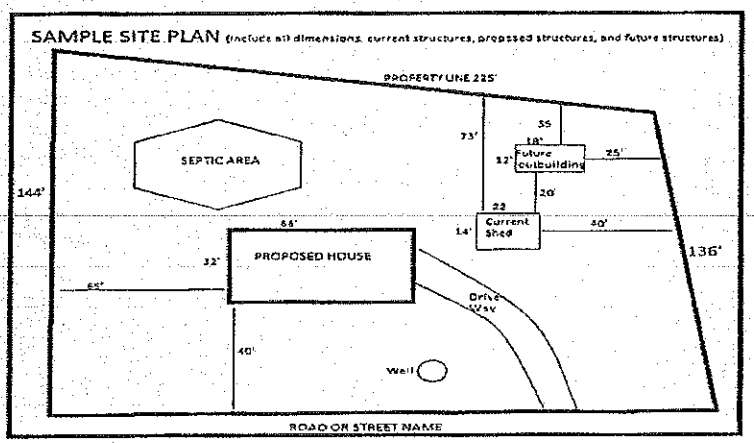
X North arrow, or other sufficient indicator of direction...

Circle N/A on the following if appropriate:

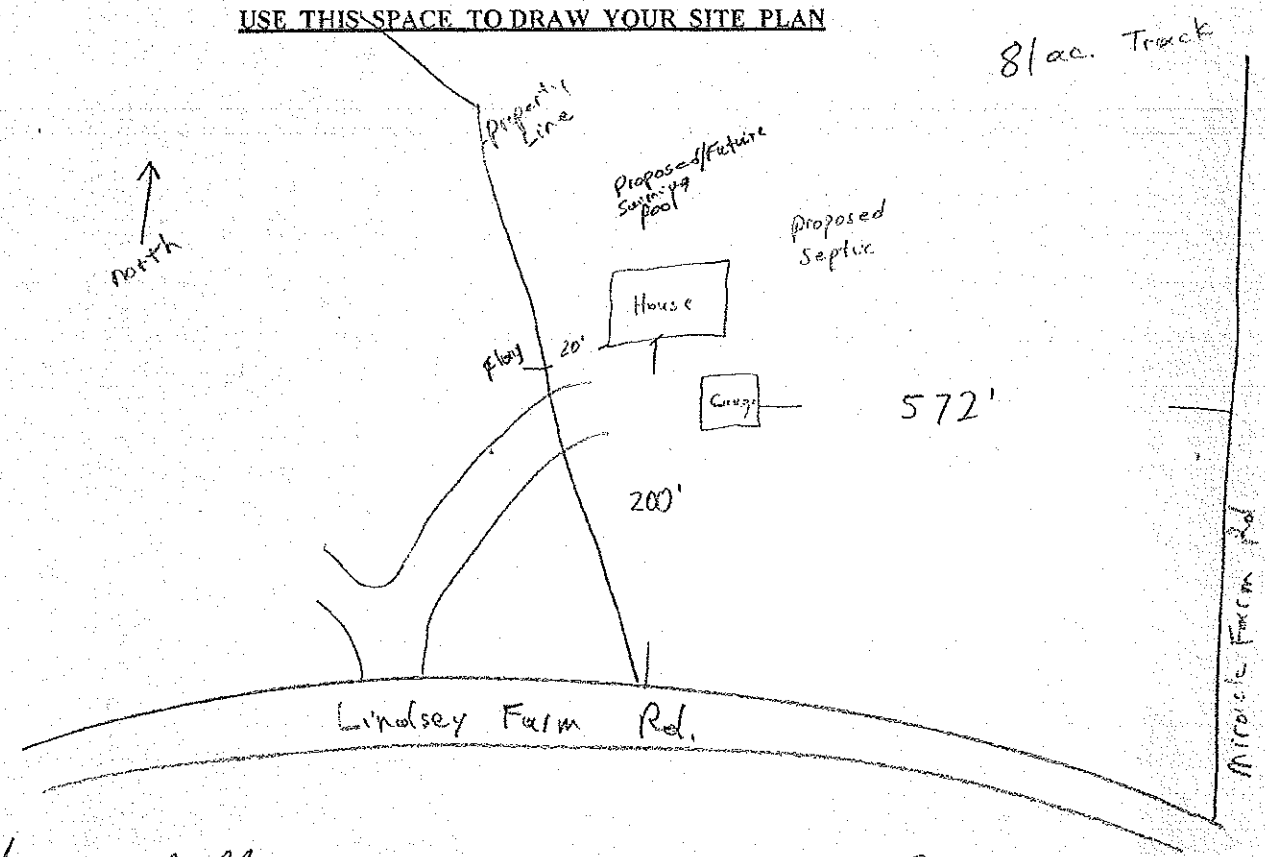
N/A Location of septic systems and wells within 100' of your property... (N/A)

N/A Location of easements and rights of ways on your property... (N/A)

N/A Location of any designated wetlands on the property... (N/A)



USE THIS SPACE TO DRAW YOUR SITE PLAN

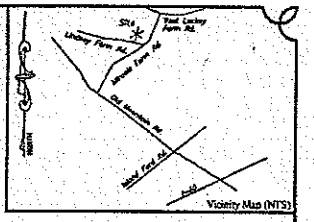


Signature: Chad Millsaps

REQUIRED property owner or owner's legal representative signature.

8-18-15

DATE



Frederick E. Bridges
and wife,
Robin Bridges
Bk. 2252 @ Pg. 1254
PB 37 @ Pg. 5, tract 1

S 31°27'17"E

1" pipe

Line to be dissolved
N 87°28'05"E 183.87'

1" pipe

RE-LINE TO PB 37 @ Pg.5

Preliminary plat

0.91 acre from 5.51 acre tract (2) to be combined with 81.44 acre tract (1) as shown in PB 37 @ Pg. 5

Proposed house

Proposed garage

23.1'

Frederick E. Bridges
and wife,
Robin Bridges
Bk. 2252 @ Pg. 1254
PB 37 @ Pg. 5, tract 2

N 15°58'00"W 427.30' Proposed line

455.24' — line to be dissolved
S 08°05'37"W total

Frederick E. Bridges
and wife,
Robin Bridges
Bk. 2252 @ Pg. 1254
PB 37 @ Pg. 5, tract 1

1" pipe

30.00'

N 85°52'01"E

N 72°22'17"W

Lindsay Farm Road, SR 1534
Right-of-Way Width Unknown (No Recorded Reference Found)

Notice

- Property subject to any easements and right of way on record, and all NCDOT easements and rights of way.
- This survey is subject to any facts that may be disclosed by a full and accurate title search.
- This survey plat does not show any unrecorded, written or unwritten easements, restrictions or other encumbrances. Such burdens could exist on this property and not appear on this plat. Accordingly, users of this plat are warned to remain alert for the existence of such unrecorded burdens not shown hereon.
- This plat was drawn for the exclusive use of the party named hereon. Said certification do not extend to any unnamed person without an express recertification by the surveyor naming said person.
- This plat represents an actual field survey that meets or exceeds the minimum requirements of a class C survey in accordance with the Standards of Practice for Land Surveying in North Carolina according to North Carolina Administrative Code Title 21, Chapter 56, Section 1602.
- The ratio of precision before any adjustments is 1:21,332
- Area determined by coordinate computations.
- No NGS or NCGS Horiz. Control Monument found within 2,000 feet of site.
- As of the date of this recording the lots have not been inspected by the Iredell County Health Department. Until inspected there is no assurance that building permits will be issued.
- This lot is to be served by individual Water and Sanitary Sewer Systems.
- There is a "10' Drainage and Utility easement along all lot lines.
- Subject property does not lie within a Watershed.

Witness this my original signature, registration number and seal this _____ day of _____, 2015 A.D.

Ted M. Benbow NC PLS L-3178
Firm License # C-1553

NORTH CAROLINA PROFESSIONAL SEAL L-3178 LAND SURVEYOR TED M. BENBOW

Flood Hazard Area Certificate

According to mapping provided by the Federal Emergency Management Agency and shown on the Digital Flood Insurance Rate Map (DFIRM) Panel 3709720078D391, Iredell County, North Carolina, effective date: 03-18-2008, the property shown hereon is not located within a special flood hazard area. The property is entirely within an area designated "Zone X - other areas", areas determined to be outside the 0.2% annual chance floodplain, areas outside future conditions 1% annual chance floodplain.

LEGEND

CAPS ON MONUMENTS SET CONTAIN THE SURVEYORS NAME AND LICENSE NUMBER.

- ⊕ EP ——— EXISTING IRON PIPE AS SHOWN
- ✕ CP ——— COMPUTED POINT
- EP ——— EDGE OF PAVEMENT
- R/W ——— RIGHT OF WAY
- PIN ——— PARCEL IDENTIFICATION NUMBER
- NTS ——— NOT TO SCALE
- ——— LINE NOT SURVEYED
- ——— LINE SURVEYED
- ——— PROPOSED PROPERTY LINE
- —>— BARBED WIRE FENCE

0.91 acre tract is substandard as per Iredell County Planning and Zoning codes and must be combined with Tract 1, PB 37 @ Pg. 5 to comply.

Lot Line Adjustment For:

Frederick E. Bridges and Wife, Robin Bridges

ChambersburgTownship, Iredell County, NC
Owners of Record: Frederick E. Bridges
Robin Bridges
Deed Reference: Bk. 2252 @ Pg. 1254
Plat Reference: PB 37 @ Pg. 5
PIN: 3796-71-5902
PIN: 3796-71-5391
Job Number: 150847.DWG (150847.CRD)
Field work: 08-12-2015
Plat date: 08-14-2015

TED BENBOW
Land Surveying
EST. 1989
Proudly Surveying Iredell County
For Over Twenty Five Years
630 SIGNAL HILL DRIVE EXT., STATESVILLE, NC 28625
PHONE (704) 878-9681
www.boundarydevelopment.com

Preliminary plat

GRAPHIC SCALE - FEET
30 0 30 60 90

ZONING
Current zoning: R-20
Building setbacks:
Front - 35'
Side - 15'
Rear - 35'