THE POINT

Acknowledgement Of Plans Submittal ONLY!

Date 9/9/04

Date

CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C74	50.00'	89.05'	61.80'	77.74'	N 05°11'27" E	102°02'48"
C75	25.00'	20.27'	10.73'	19.72'	N 32°59'06" E	46°27'29"
C76	245.00'	12.40'	6.20'	12.40'	N 11°12'23" E	02°54'03"

LINE TABLE		
LINE	BEARING	LENGTH
L12	S 07°31'00" E	40.14'
L13	S 10°56'02" W	44.03'
L14	S 02°12'54" E	1.79'
L15	S 13°45'29" E	23.13'
L16	S 19°10'08" E	32.48'
L17	S 24°37'31" W	8.04'

NORTH ORIENTED TO NC GRID (NAD 83)

PRELIMINARY

ATLANTIC WAY
PUBLIC R/W (WIDTH VARIES)

50'

C76 C75

790

C74

15"RCP

N 52°40'31" E 60.73'

CLAMBERED, SEPTIC SYSTEM AND PPBPS REPAIR OFFSITE ON LOT 330A

50' MBS

NO CLEAR AREA

329

330

780

331

33,362 SF(LOT)
0.766 AC
13,179 SF(BLDG.ENVELOPE)

N 88°17'43" W 265.20'

20' S.Y.

32'

20' PSDE

15"RCP

S 88°17'26" E 186.91'

30' S.Y.

30' VEGETATIVE BUFFER

50' MBS

NO CLEAR AREA

770

15"RCP

SET #4 REBAR

L15 L14 L13 L12 L16 L17

760' CONTOUR LINE(DUKE ENERGY PROJECT BOUNDARY) FIELD SURVEYED BY ESP ASSOCIATES ,P.A. NOV. 1995–JAN. 1996

761 CONTOUR TAKEN FROM INFORMATION FROM AERO-DYNAMICS CORPORATION (NOT FIELD SURVEYED BY ESP ASSOCIATES, P.A.)

STREET TREES TO BE PLANTED OUTSIDE OF R/W

PIER ZONE AREA

LAKE NORMAN

LEGEND
R/W=RIGHT-OF-WAY
RCP = REINFORCED CONCRETE PIPE
MBS = MINIMUM BUILDING SETBACK
S.Y. = SIDE YARD
PSDE = PERMANENT STORM DRAINAGE EASEMENT
PPBPS = T&J PANEL BLOCK SEPTIC SYSTEM
= RED MAPLE "RED SUNSET" ACER RUBRUM 3" – 3-1/2"

"Prior to constructing any pier,structure or other improvement within any pier zone shown on this plat, a permit must be obtained by the applicable lot owner from Duke Energy Corporation in accordance with the terms of the applicable Lot Purchase and Sale agreement and the Declaration of Covenants,Conditions and Restrictions for The Point."

Piers may extend from the shore for a distance of 80 feet regardless of the water depth and may extend to a maximum length of 120 feet to achieve a water depth of 10 feet, measured at full pond. In no event may a pier extend more than 1/3 of the width of the cove in which it is located. The top decking of all piers must be at least 1 foot above the water surface at full pond.

PRELIMINARY PLAT NOT FOR RECORDATION, SALES OR CONVEYANCES

PHASE 3 LOT # 330

ATLANTIC WAY

0.766 ACRES 33,362 (SF)

WOODED

1"=50'

4/22/99

MG19L330.DWG

BAR SCALE 1"=50'

0 25 50 100

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