

VICINITY MAP
Not To Scale

LEGEND

- E.I.P. EXISTING IRON PIN
- E.C.M. EXISTING CONCRETE MONUMENT
- S.I.P. SET IRON PIN
- P.D.E. PUBLIC DRAINAGE EASEMENT
- P.U.E. PUBLIC UTILITY EASEMENT
- S.S.E. SANITARY SEWER EASEMENT
- F.P.E. FLOOD PROTECTION ELEVATION
- CLOSURE EXCEEDS 1 INCH in 10,000'
- PROPERTY LINE
- ADJOINER PROPERTY LINE BY DEED OR PLAT

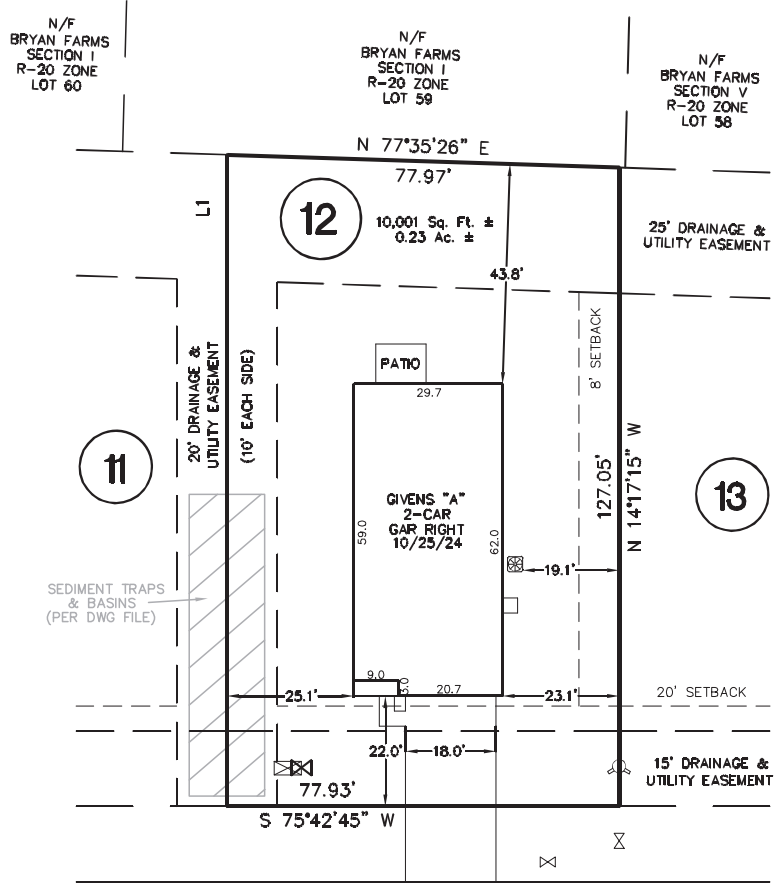
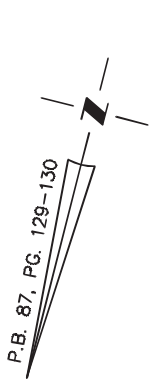
- ☒: WATER SERVICE UTILITY
- ☒: SEWER SERVICE UTILITY
- ⊕: FIRE HYDRANT
- ⊗: WATER VALVE

IMPERVIOUS SURFACE AREA	
DESCRIPTION	AREA
HOUSE W/ PORCH	1,840 S.F.±
DECK/PATIO/AC	98 S.F.±
DRIVEWAY & LEADWALKS	421 S.F.±
TOTAL (PROPOSED)=	2,359 S.F.±
LOT AREA =	10,001 S.F.±

**DRIVEWAY WITHIN R/W = 270 S.F.±
 **SIDEWALK ON LOT = 0 S.F.±
 **SOD AREA = 7,642 S.F.±

PERMIT MAXIMUM BUA = 3,500 S.F.
 TOTAL PROPOSED BUA = 2,629 S.F.±

LINE	BEARING	DISTANCE
1	S 14°17'15" E	129.60'



NOTE: R/W LINES, SIDEWALK AND UTILITIES TAKEN FROM CONSTRUCTION FILE PROVIDED BY BUILDER. RLA ASSOCIATES HAS NOT CONDUCTED A SURVEY ON THIS LOT.

NOTE: AT TIME OF DRAWING, PAD LOCATIONS NOT PROVIDED. HOUSE PLACEMENTS TO BE VERIFIED BY BUILDER PRIOR TO CONSTRUCTION.

(50' PUBLIC R/W)

#507 SANDY HOLLOW DRIVE

NOTE: PID: 175879

1. BUILDER ASSUMES RESPONSIBILITY FOR GRADING LOT AND/OR DESIGNING STEPS, PORCHES, DECKS, ETC. AS NECESSARY TO PREVENT ENCROACHMENT INTO SETBACKS.
2. HOUSE DIMENSIONS AND OPTIONS SHOULD BE VERIFIED WITH CONTRACTOR PRIOR TO CONSTRUCTION.
3. SETBACKS/ EASEMENTS SHOULD BE VERIFIED WITH DEVELOPER AND LOCAL OFFICIALS PRIOR TO CONSTRUCTION.
4. THIS IS A CONCEPTUAL DRAWING AND CONTENTS SHOWN HEREON ARE SUBJECT TO CHANGE UPON FINAL CONSTRUCTION.

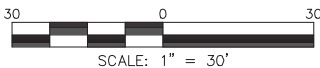
THIS PROPERTY MAY BE SUBJECT TO ANY AND ALL APPLICABLE DEED RESTRICTIONS, EASEMENTS, RIGHT-OF-WAY, UTILITIES AND RESTRICTIVE COVENANTS WHICH MAY BE OF RECORD OR IMPLIED

FLOOD NOTE:
 THIS LOT APPEAR TO BE LOCATED IN FLOOD ZONE "X" ACCORDING TO FIRM #3720434800J, DATED NOVEMBER 3, 2005.

N.C. C.O.A. C-3713

THIS DRAWING DOES NOT REFLECT AS-BUILT INFORMATION

PRELIMINARY PLAT
 NOT FOR RECORDATION, CONVEYANCES, OR SALES.



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HOUSE LOCATION PLOT PLAN

SHOWING

LOT 12, SANDY HOLLOW, SECTION II

Jacksonville Township, Onslow County, North Carolina

PROPERTY OF: DREAM FINDERS HOMES

PLAT BOOK 87 PAGE 129-130

DRAWN BY: JJJ

DATE: MARCH 13, 2025