Map Cabinet 37 Page 20 TE 3-20-2007

Page 19 TE 3-20-07

Wescott

BB&T

R75 SETBACKS

FRONT 25'

REAR 9'

SIDE 5'

County water
County taxes-no city
electric
telephone
cable

SUBDIVISION PLAT OF VERSAILLE FARMS

WILLIAMSBURG TOWNSHIP
BRUNSWICK COUNTY, NORTH CAROLINA

SHEET NO. 2 OF 2

Page 2 of 2

GRAPHIC SCALE
(IN FEET)
1 inch = 100 feet

JOB NUMBER: SEE STAMP
DATE OF FIELD WORK: 8/15/06
FIELD CREW: -
FIELD BOOK NO.: ELECTRONIC
SURVEY TECH.: -

DRAWN BY: SLS
ACAD FILE: SEE STAMP
CHECKED BY: R.L.S.: TDV
REVISION DATES: NONE

OWNER:
VESCOTT FARMS, LP
1387 LIVE OAK PKWY
WILMINGTON, NC 28403
910-343-1600

SURVEYOR:
L. THOMAS D. VON CANON
8238 Loretta Cheque Road
Chonlotte, N. C. 28214
Phone: 704-392-0046
Fax: 704-391-0472

REFERENCES:
1. DEED BOOK 2236, PAGE 1035, REGISTER OF DEEDS, BRUNSWICK CTY., NC.
2. MAP CABINET 37, PAGE 415

LEGEND (OF USER)

IRF	IRON REBAR FOUND
IRS	IRON REBAR SET
PPF	PIPE FOUND
PPS	PIPE SET
PP-CONTROL	PERMANENT REFERENCE MONUMENT
CATV	CABLE TELEVISION COMPANY, LEADLIGHT AGENCY
TELCO	TELEPHONE COMPANY, LEADLIGHT AGENCY
U/G	UNDERGROUND
W/M	WETLANDS
DE	DRAINAGE EASEMENT
	FEMA ZONE AE-10

GENERAL NOTES:
1. ALL DISTANCES SHOWN ARE HORIZONTAL GROUND DISTANCES MEASURED IN FEET AND DECIMAL.
2. THIS SURVEY WAS PERFORMED BY CONVENTIONAL METHODS.
3. THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE A PORTION OF TAX PARCEL 231HA005
4. ZONING: CD-R-7500
MINIMUM LOT AREA=7500 SQUARE FEET
MINIMUM LOT WIDTH=75 FEET
MINIMUM FRONT YARD=25 FEET (INTERIOR)
MINIMUM REAR YARD=15 FEET (CORNER)
MINIMUM SIDE YARD=5 FEET (INTERIOR)
5. #4 IRON REBAR TO BE SET AT ALL CORNERS UNLESS OTHERWISE NOTED.
6. THE SUBJECT LIES WITHIN A FEMA SPECIAL FLOOD HAZARD ZONE AE-10 , AS SHOWN ON F.I.R.M. PANEL 3537CD-0750-F, DATED JUNE 2, 2006.
7. COVENANTS RESTRICTIONS AND/OR EASEMENTS AFFECTING THIS PROPERTY ARE RECORDED IN BRUNSWICK COUNTY RECORDS. RESTRICTIONS EITHER RECORDED, UNRECORDED OR IMPLIED MAY EXIST.
8. ALL UTILITIES WILL BE PROVIDED WITH APPROPRIATE EASEMENTS AS REQUIRED BY UTILITY COMPANIES.
9. ADDRESS NOTED REFERENCE BRUNSWICK COUNTY GIS SYSTEM.
10. TOTAL NUMBER OF LOTS IN THE SUBDIVISION: 40
11. TOTAL AREA OF PROPOSED RIGHT-OF-WAY= 2.0 ACRES
12. TOTAL LOTS CREATED IN SUBDIVISION=52
13. TOTAL ACRES CREATED ON THIS PLAT=40
14. WATER WILL BE CUBIC TO COUNTY SPECIFICATIONS.
15. STATE APPROVED EROSION CONTROL PERMITS MUST BE OBTAINED PRIOR TO ANY LAND DISTURBING ACTIVITY. ALL EROSION CONTROL MEASURES SHALL BE CHECKED DAILY AND REPAIRED BEFORE DISTURBED BECOME OPERATING TIC
16. WETLAND AREAS MAY NOT BE FILLED, DISTURBED, OR ALTERED IN ANY WAY UNLESS PROPERLY PERMITTED BY THE APPROPRIATE ENVIRONMENTAL AND NATURAL RESOURCES AND/OR REGULATORY AGENCIES.
17. ALL ROADS WILL BE PAVED TO NCDOT URBAN STANDARDS.
18. OPEN SPACE #1= 3.434 ACRES
OPEN SPACE #2= 1.946 ACRES
19. USE WETLANDS TAKE TABLE DATA FOR L179-L194 FOR OPEN SPACE #2 BOUNDARY.

D.B. 2236, PG. 1035

60' PUBLIC RIGHT OF WAY

CLENNEY CIRCLE

CLENNEY PLACE

CLENNEY COURT

CLENNEY DRIVE

CLENNEY LANE