

Initial Master Plan  
Brightwater  
Hampton Hall  
for  
Beaufort County  
South Carolina

DEVELOPED TRACTS SUMMARY

Tract	Developable Land	Total
Tract 1	13.39 ac	21.81 ac
Tract 2A	5.14 ac	6.60 ac
Tract 2B	4.86 ac	12.31 ac
Tract 3A	5.43 ac	6.20 ac
Tract 3B	11.34 ac	15.95 ac
Tract 3C	3.39 ac	8.26 ac
Tract 3D	5.09 ac	6.59 ac
Tract 4A / 4B	7.81 ac	14.65 ac
Tract 5	1.90 ac	3.85 ac
Lake Park	1.07 ac	1.07 ac
60' ROW - 50' ROW	1.57 ac	1.57 ac
Total Developable Land	60.99 ac	98.86 ac

LAND USE AND DENSITY

Tract	Type of Use	Density
Tract 1	As per PUD	100ksf - 600du
Tract 2A	As per PUD	
Tract 2B	As per PUD	
Tract 3A	As per PUD	
Tract 3B	As per PUD	
Tract 3C	As per PUD	
Tract 3D	As per PUD	
Tract 4A / 4B	As per PUD	
Tract 5	As per PUD	
Lake Park	Open Space	N/A
60' ROW - 50' ROW	Open Space	N/A

LAND AREA

Developable Land	60.99 ac
Other Land	37.87 ac
Subtotal	98.86 ac
70' ROW for Future Road	5.54 ac
Total Brightwater Tract	104.40 ac

PROPERTY INFORMATION

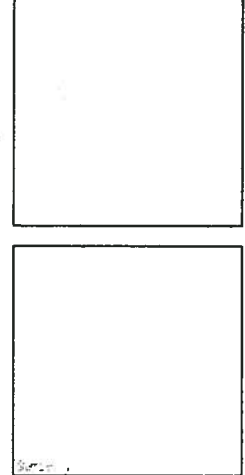
OWNER:  
WARREN FLICK  
36 PERSIMMON STREET, SUITE 203  
BLUFFTON, SC 29910

DEVELOPMENT NAME:  
BRIGHTWATER AT HAMPTON LAKE, LLC

COUNTY - BEAUFORT  
TOWN - BLUFFTON  
PUD - BUCKWALTER  
TAX MAP NO.  
R614-029-000-0484-0000  
R614-029-000-0485-0000  
R614-029-000-0486-0000

PROPOSED LOTS - 10 TRACTS (9 DEVELOPMENT  
1 PARK)

KRA architecture + design  
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18 Oak Forest Road Suite C  
Bluffton SC 29910



Drawn By:	MMK
Checked By:	MMK
Date:	04.28.10
Project No:	10105
File Name:	
Drawing Title:	

MASTER  
PLAN  
MP1.0  
Scale: 1"=120'