

LOT SUMMARY			
LOT	TOTAL AREA	BUA	%
Phase I			
1A	18,329 sq. ft.	4,050 sq. ft.	22.1
2A	15,876 sq. ft.	4,450 sq. ft.	28.0
3R	14,822 sq. ft.	4,600 sq. ft.	31.0
4R	22,047 sq. ft.	5,000 sq. ft.	22.7
5R	30,758 sq. ft.	6,800 sq. ft.	22.1
6R-A	28,531 sq. ft.	3,200 sq. ft.	11.2
7R	14,687 sq. ft.	4,200 sq. ft.	28.6
8A	22,868 sq. ft.	3,500 sq. ft.	15.3
100	42,467 sq. ft.	7,500 sq. ft.	17.7
Phase II			
11	23,951 sq. ft.	5,750 sq. ft.	24.0
12	73,052 sq. ft.	5,500 sq. ft.	7.5
13	41,104 sq. ft.	5,500 sq. ft.	13.4
14	26,903 sq. ft.	6,000 sq. ft.	22.3
15	41,308 sq. ft.	7,500 sq. ft.	18.2
16	66,460 sq. ft.	7,500 sq. ft.	11.3

LOTS 9 AND 10 WERE COMBINED INTO LOT 100.

STORMWATER MANAGEMENT:

PHASE I AREA = 6.410 ACRES
 PHASE I DENSITY FACTOR = 30%
 PHASE I BUA = 1,423 ACRES
 PHASE I DENSITY = 22.2%

PHASE II AREA = 6.588 ACRES
 PHASE II DENSITY FACTOR = 24%
 TOTAL BUA = 1,048 ACRES
 PHASE II DENSITY = 15.9%

OVERALL DENSITY = 19.0%

SEDIMENT & EROSION CONTROL:

DISTURBED UPLANDS = 3.198 ACRES
 PREVIOUSLY DISTURBED AREA = 3.039 ACRES
 TOTAL DISTURBED AREA = 6.237 ACRES
 RECEIVING STREAM: CAROLINA BEACH YACHT BASIN
 CLASSIFICATION: SB

LOT NOTES:

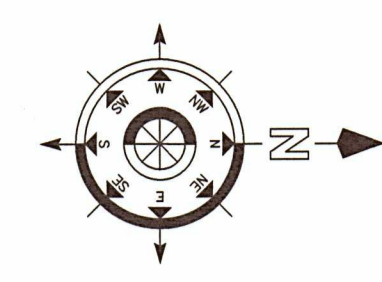
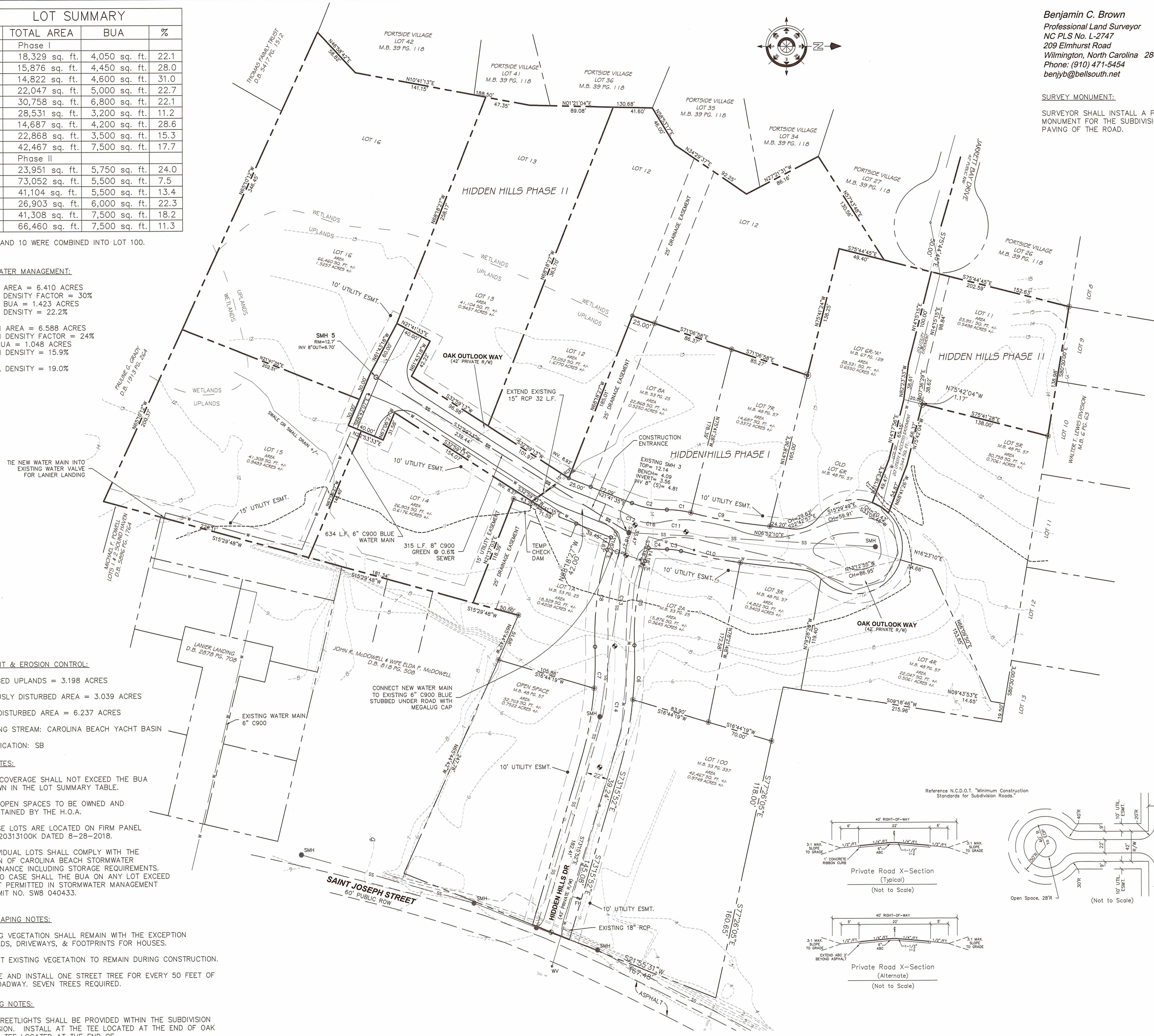
- LOT COVERAGE SHALL NOT EXCEED THE BUA SHOWN IN THE LOT SUMMARY TABLE.
- ALL OPEN SPACES TO BE OWNED AND MAINTAINED BY THE H.O.A.
- THESE LOTS ARE LOCATED ON FIRM PANEL #3720313100K DATED 8-28-2018.
- INDIVIDUAL LOTS SHALL COMPLY WITH THE TOWN OF CAROLINA BEACH STORMWATER ORDINANCE INCLUDING STORAGE REQUIREMENTS. IN NO CASE SHALL THE BUA ON ANY LOT EXCEED THAT PERMITTED IN STORMWATER MANAGEMENT PERMIT NO. SW8 040433.

LANDSCAPING NOTES:

EXISTING VEGETATION SHALL REMAIN WITH THE EXCEPTION OF ROADS, DRIVEWAYS, & FOOTPRINTS FOR HOUSES.
 PROTECT EXISTING VEGETATION TO REMAIN DURING CONSTRUCTION.
 PROVIDE AND INSTALL ONE STREET TREE FOR EVERY 50 FEET OF NEW ROADWAY. SEVEN TREES REQUIRED.

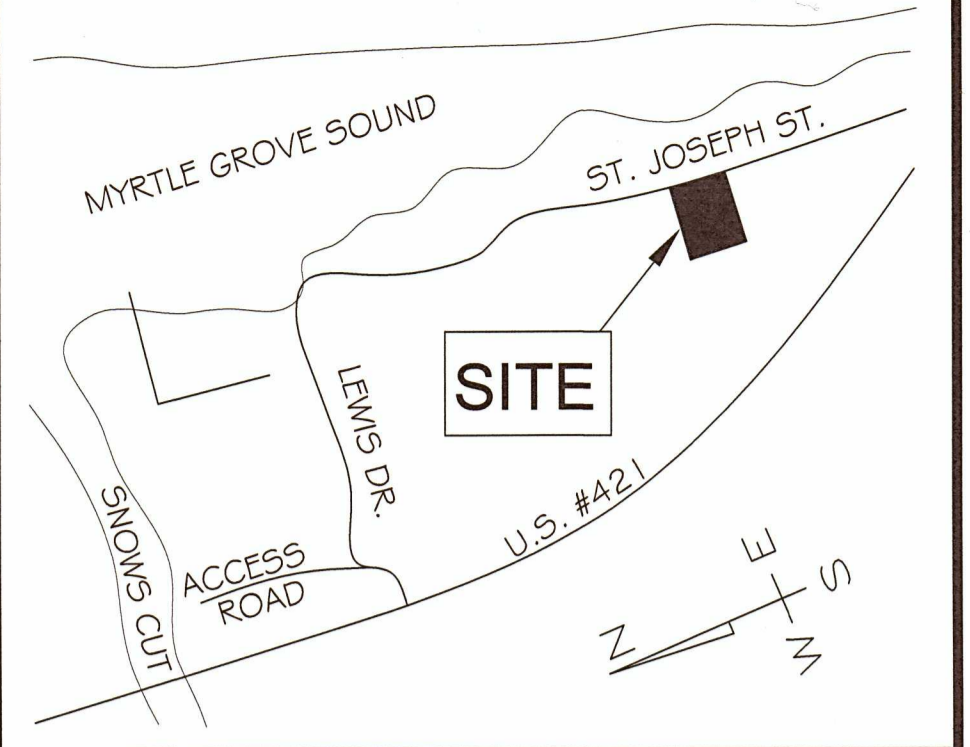
LIGHTING NOTES:

ONE STREETLIGHTS SHALL BE PROVIDED WITHIN THE SUBDIVISION EXPANSION. INSTALL AT THE TEE LOCATED AT THE END OF OAK AT THE TEE LOCATED AT THE END OF OAK OUTLOOK WAY.



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 209 Elmhurst Road
 Wilmington, North Carolina 28411
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SURVEY MONUMENT:
 SURVEYOR SHALL INSTALL A PERMANENT SURVEY MONUMENT FOR THE SUBDIVISION FOLLOWING PAVING OF THE ROAD.



VICINITY MAP
NTS

LEGEND

---	PROPERTY LINE
●	POWER POLE
○	LIGHT POLE
—○—	GUY WIRE
---	OVERHEAD ELECTRIC
---	UNDERGROUND ELECTRIC
---	UNDERGROUND TELEPHONE
---	EXISTING CONCRETE MONUMENT
---	R.O.W. MARKER
●	EXISTING MANHOLE
○	PROPOSED MANHOLE
○	C/O
---	SANITARY SEWER LINE
---	WATER LINE
○	WATER VALVE
⊕	FIRE HYDRANT
---	EXISTING STORM PIPE
---	PROPOSED STORM PIPE
---	EXISTING CONTOURS

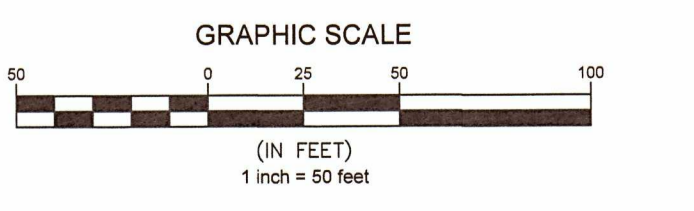
PROPERTY OWNER INFORMATION:
 ANN H. FREEMAN
 100 HIDDEN HILLS DRIVE
 WILMINGTON, NC 28428
 PHONE: 910-458-7951

PROPERTY DATA:
 PARCEL ID: R08814-003-021-000
 PIN: 3130-06-49-3488-000
 13.13 ± ACRES
 DEED BOOK 4055 PAGE 951

WETLANDS PERMITTING:
 SOUTHERN ENVIRONMENTAL
 3973-D MARKET STREET
 WILMINGTON, NC 28403
 DAVID SYSTER

BUILDING SETBACK INFORMATION:
 ZONE: R-2
 FRONT = 25'
 SIDE = 7.5'
 REAR = 10'
 CORNER = 12.5'

REFERENCES:
 NEW HANOVER COUNTY 2016 AERIAL IMAGERY IN DIGITAL FORMAT.
 NEW HANOVER COUNTY 2016 AERIAL IMAGERY IN DIGITAL.
 PROPERTY DESCRIPTION FROM WARRANTY DEED; BOOK 4055 PAGE 951-955 IN THE NEW HANOVER COUNTY REGISTER OF DEEDS OFFICE.
 RECORD DRAWING FOR SEWER AND WATER PROVIDED BY EPIC CONSTRUCTION SYSTEMS, INC., PAUL E. PARO.



HIDDEN HILLS SUBDIVISION - PHASE II
LOTS 11 TO 16
CAROLINA BEACH, NORTH CAROLINA 28428

PRELIMINARY SITE PLAN

DESIGN: DOUG HAGGETT | CHECKED BY: [] | DATE: 15JUN2020 | SCALE: AS SHOWN

NO.	REVISION	DATE
1	reside property owner	13JUL20
2	add receiving stream	20JUL20
3	update flood information	20JUL20
4	add street tree note	21JUL20
5	label Oak Outlook Way	21JUL20
6	survey monument note	21JUL20

PROJECT NO.: 19-1004

HAGGETT ENGINEERING ASSOCIATES, INC.
 5307 SOUTH COLLEGE ROAD, SUITE 2B
 WILMINGTON, NORTH CAROLINA 28412
 PHONE: (910) 397-0808
 LICENSE NO.: C-1111

DRAWING: **C.1.1**

FILE: 191004C.1.1.dwg