

- NOTES -**
1. THIS SURVEY IS OF AN EXISTING PARCEL OF LAND.
  2. ALL DIMENSIONS ARE IN FEET AND DECIMALS THEREOF.
  3. ALL DIMENSIONS OF RECORD ZONING ORDINANCE, A UNIFORM ZONING ORDINANCE, IF ANY.
  4. NO TITLE SEARCH BY SURVEYOR.
  5. REFERENCES: MB 41, PG 30; MB 97, PG 78; DB 1703, PG 74; DB 4064, PG 48.
  6. THIS PROPERTY IS LOCATED IN A SPECIAL FLOOD HAZARD ZONE. FLOOD ZONE: AE-2 & VE-1 BASE FLOOD ELEVATION: COMMUNITY PANEL 3720-48700K. EFFECTIVE DATE 01/02/20. FLOOD ZONES SCALED FROM FEMA'S 5' ZONE. NORTH TOPSAIL BEACH 94.
  7. SETBACKS FROM 20' SIDE SETBACKS LOCATED IN A 15' WIDE UNPAVED DRIVEWAY (WATER) ARE 15'.
  8. THE ENTIRE LOT IS LOCATED WITHIN A COASTAL BARRIER RESOURCES SYSTEM UNIT EFFECTIVE 10-01-1984.
  9. NO UNKNOWN WETLANDS EXIST ON THIS PROPERTY.
  10. HEIGHT OF THE PROPOSED STRUCTURE IS 24.2'.
  11. AREA BY COORDINATE METHOD.
  12. A PORTION OF THIS PROPERTY IS LOCATED WITHIN AN OCEAN HAZARD AREA OF ENVIRONMENTAL CONCERN (AEC).
  13. REFER TO STORMWATER PERMIT SW8971115 MOD. FROM SWML103.

**IMPERVIOUS CALCULATIONS:**

**TRACT 1 (NO WORK BEING COMPLETED ON THIS PARCEL AT THIS TIME)**

DEDEDDED LOT AREA(TRACT 1 & 2) = 51,117 SF (1.17 AC)

EXISTING IMPERVIOUS SURFACE = 28,982 SF

TOTAL ALLOWABLE IMPERVIOUS PER SW8971115 MOD. SWML-103 = 30,517 SF

**TRACT 2**

DEDEDDED LOT AREA(TRACT 1 & 2) = 108,099 SF (2.50 AC)

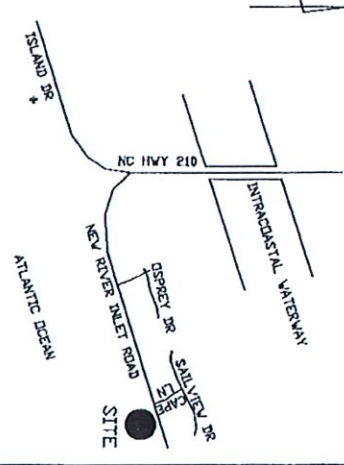
EXISTING IMPERVIOUS SURFACE = 18,185 SF

PROPOSED RESTROOM EXPANSION/DECK = 434 SF

TOTAL IMPERVIOUS COVERAGE (PER DEED) = 18,619 SF (1.1%)

TOTAL ALLOWABLE IMPERVIOUS PER SW8971115 MOD. SWML-103 = 25,957 SF

THE PROPOSED WORK FOR THE PROJECT IS TO INSTALL RESTROOMS AND ADDITIONAL STORAGE AREA FOR THE FISHING PIER. THE RESTROOMS AND STORAGE AREA WILL BE CONSTRUCTED ON THE WEST SIDE OF THE EXISTING BUILDING (AS SHOWN). THE EXISTING RESTROOMS ON THE INSIDE OF THE BUILDING ARE TO BE REMOVED AND REPLACED WITH THE NEW OUTSIDE RESTROOMS. NO ADDITIONAL RESTROOMS WILL BE ADDED. THE CONSTRUCTION TIME IS ESTIMATED TO BE 16 WEEKS.



**CURVE TABLE**

C1	R=966.48'	CB=N65°27'19"E	90.23
C2	R=966.48'	CB=N69°43'57"E	63.56
C3	R=1354.00'	CB=N74°03'48"E	4.45'
C4	R=1354.00'	CB=N75°47'03"E	76.89'

**LINE TABLE**

L1	N00°11'24"W	12.67'
L2	N73°40'39"E	4.43'
L3	S00°1'20'1"W	21.17'
L4	N06°49'44"E	25.50'
L5	N02°1'8'33"W	44.69'
L6	S80°32'18"W	8.02'
L7	N01°03'48"W	32.77'

JOHN HALEAN & DAVID  
PRATT, et al  
DB 5561, PG 627  
ZONING R-10

EXISTING 6' TALL  
WOOD PRIVACY FENCE

- LEGEND:**
- 1/2" SET IRON ROD, SIR
  - EXISTING IRON ROD, EIR
  - EXISTING IRON PIPE, EIP
  - P PINCHED PIPE
  - D PIPE OR ROD DISTURBED
  - NO POINT SET
  - EP - EDGE OF PAVEMENT
  - EPK - EXISTING PK NAIL
  - CC - CONTROL CORNER
  - SD - STORM DRAIN
  - WM - WATER METER
  - FH - FIRE HYDRANT
  - RW - RIGHT OF WAY
  - RWM - RIGHT OF WAY MONUMENT
  - PP - POWER/UTILITY POLE
  - CH - CHORD
  - GS - EXISTING GROUND ELEVATION
  - E - OVERHEAD UTILITY LINE
  - F - FENCE

I HEREBY CERTIFY THAT I HAVE REVIEWED THE PLAN AND THE PLAN MEETS OR EXCEEDS THE REGULATIONS AND ORDINANCES OF THE TOWN OF NORTH TOPSAIL BEACH.

PUBLIC WORKS DIRECTOR

FIRE MARSHAL

POLICE CHIEF

BUILDING INSPECTOR

PLANNING DIRECTOR

TRACTION 1 OWNER: SEAVIEW FISHING PIER, LLC  
PIN #: 428706289071  
DEED BOOK 4064, PG 46

TRACTION 2 OWNER: SEAVIEW FISHING PIER, LLC (GREG LUDLUM)  
124 FISHING PIER LANE  
NORTH TOPSAIL BEACH, NC  
252-559-0735



**PRELIMINARY PLOT PLAN**

**SEAVIEW FISHING PIER, LLC**

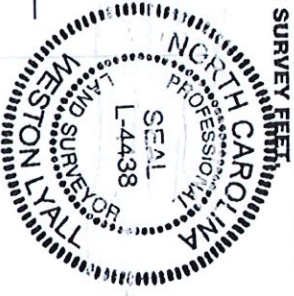
124 FISHING PIER LANE NORTH TOPSAIL BEACH, NC  
TRACT 1 AND 2 BEING RECORDED IN MAP BOOK 41 PAGE 30  
STUMP SOUND TOWNSHIP  
ONSLOW COUNTY

R1: DECEMBER 23, 2023  
JUNE 5, 2023

SCALE: 1" = 60'

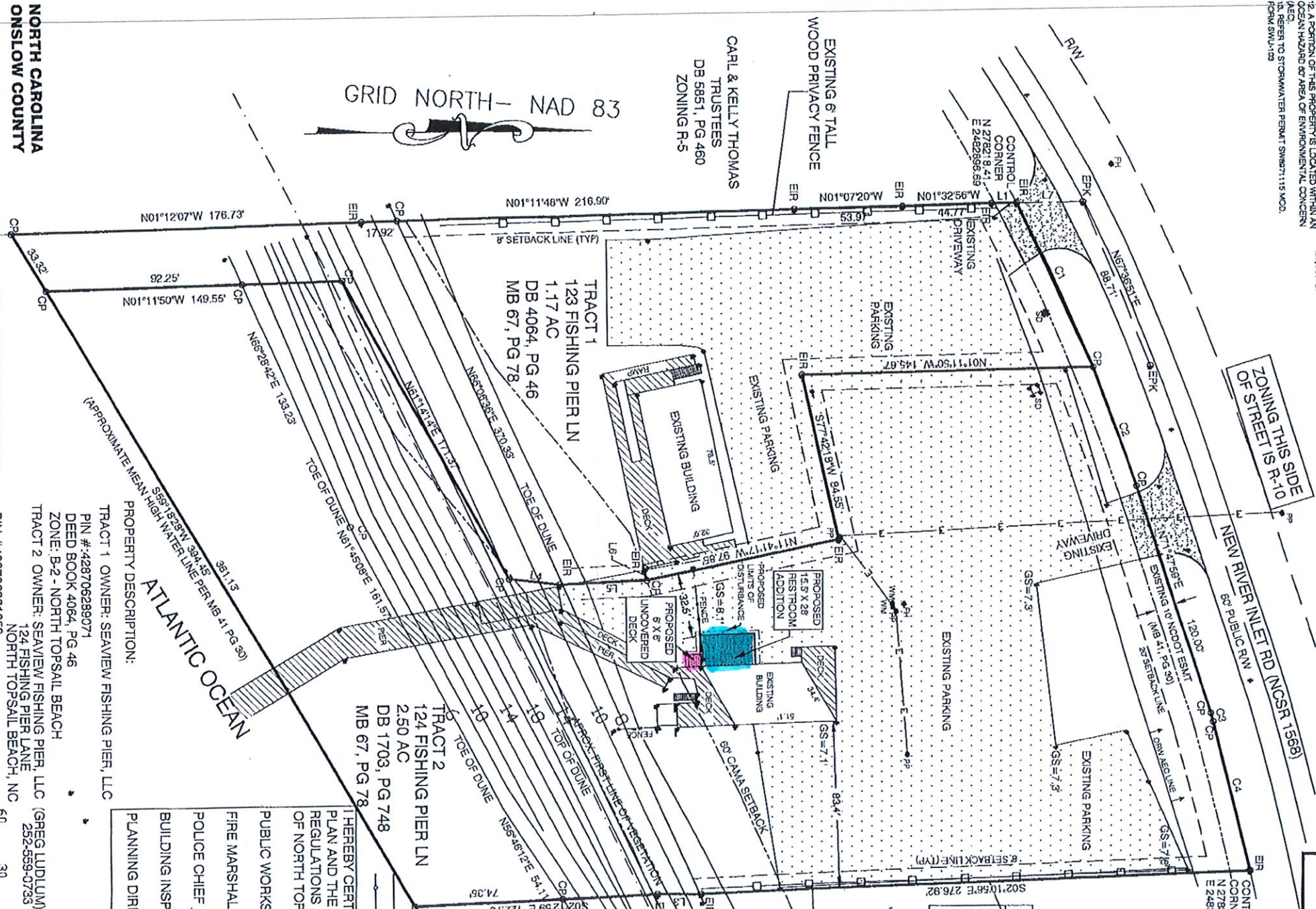
**WESTON LYALL, PE, PLS, PLLC**

214 HIGHWAY 17 N, SUITE 1  
HOLLY RIDGE, NC 28445  
910-329-9961 FIRM #P-0937



I, WESTON LYALL, PROFESSIONAL LAND SURVEYOR NUMBER L-4438, CERTIFY THAT THIS PLOT PLAN WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL GPS SURVEY MADE UNDER MY SUPERVISION FROM (MAP BOOK 41 PAGE 30) AND THE FOLLOWING INFORMATION WAS USED TO PERFORM THE SURVEY: CLASS OF SURVEY: B; POSITIONAL ACCURACY: 500 RMS; TYPE OF GPS FIELD PROCEDURE: VRS/RTKGS; DATUM: NAD83 "2007"; NAVD83; GEIOD MODEL: GEOID 03; COMBINED GRID FACTOR: 0.9999606; UNITS: US SURVEY FEET

WESTON LYALL  
REGISTRATION NUMBER L-4438



PROPERTY DESCRIPTION:  
TRACT 1 OWNER: SEAVIEW FISHING PIER, LLC  
PIN #: 428706289071  
DEED BOOK 4064, PG 46  
ZONE: B-2 - NORTH TOPSAIL BEACH

TRACT 2 OWNER: SEAVIEW FISHING PIER, LLC (GREG LUDLUM)  
124 FISHING PIER LANE  
NORTH TOPSAIL BEACH, NC  
252-559-0735

PIN #: 428706381059  
DEED BOOK 1703, PG 748  
ZONE: B-2 - NORTH TOPSAIL BEACH