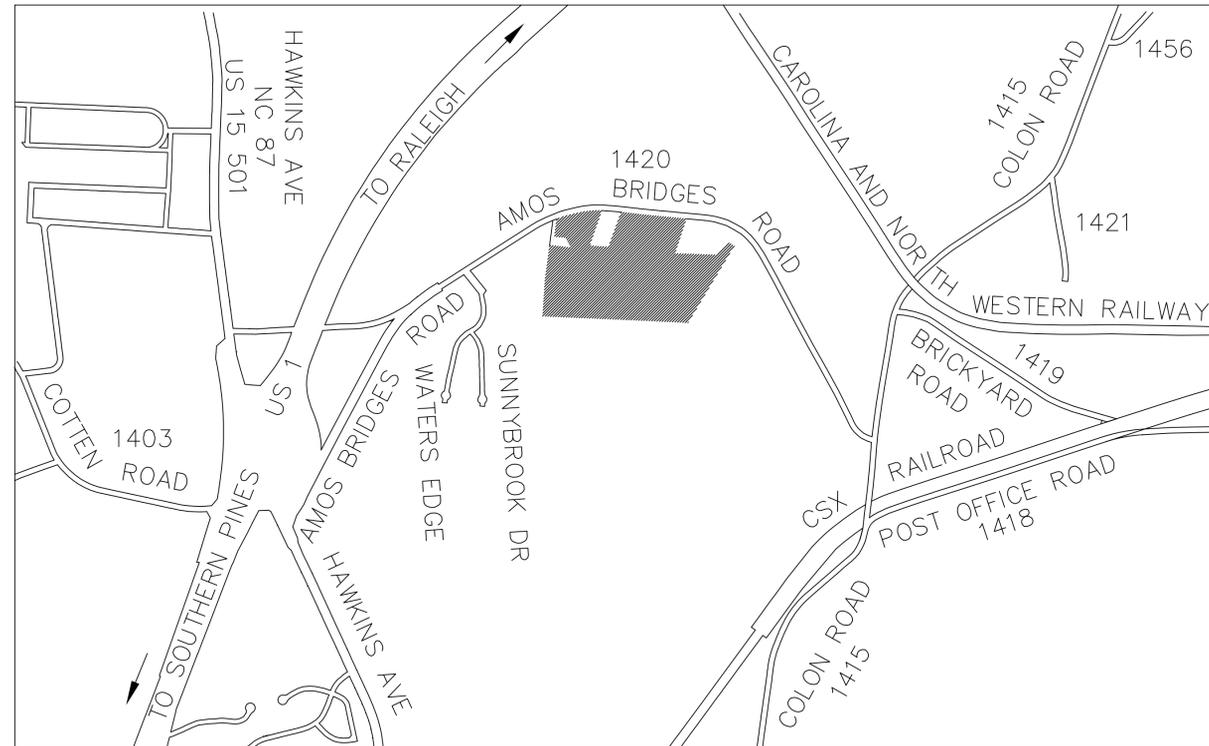


ARBOR GLEN SUBDIVISION PHASE 2

SANFORD, NC



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- T1 COVER
- 1 PRELIMINARY PLAT
- 2 TOPOGRAPHIC MAP



REVISIONS:

KEN BRIGHT ASSOCIATES PLLC
P.0781

CONSULTING ENGINEERS
P.O. BOX 553 1305 CARTHAGE ST.
SANFORD, NC 27331
PHONE: (919) 776-3444
e-mail: kbright@kenbrightengineering.com
www.kenbrightengineering.com

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CONTACT:

TOM DARDEN
310 S. WEST ST SUITE 100
TALEIGH, NC 27803
(919) 247-7909

DATE: 6-26-2020 SCALE: AS SHOWN

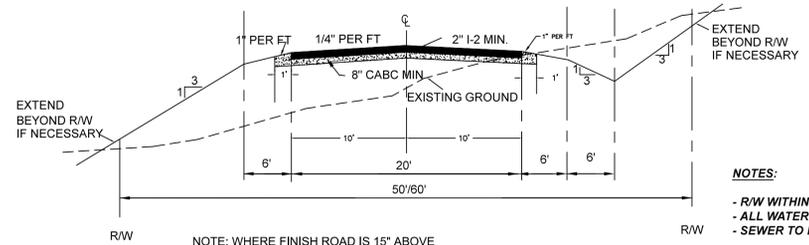
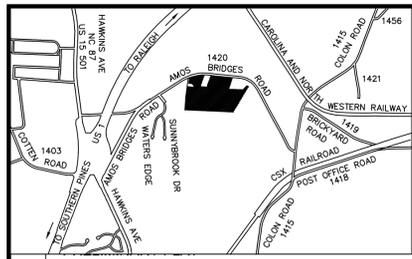
PRELIMINARY PLAT
AMOS BRIDGES SUBDIVISION PHASE 2
COVER

T1

FILE:

FOR TRC REVIEW 6-26-2020

PP-202026-ARBOR-GLEN



TYPICAL SANFORD RESIDENTIAL STREET SECTION
N.T.S.

AMOS BRIDGES RD. SUBDIVISION PHASE 2

WEST SANFORD TOWNSHIP
LEE COUNTY NORTH CAROLINA
JUNE 26, 2020

OWNER
ARBOR AMOS BRIDGES LLC
310 S WEST ST, SUITE 100
RALEIGH, NC 27603

SITE DATA:
SITE SIZE: 31.35 ± Acres
NUMBER OF LOTS: 41
SMALLEST LOT SIZE: 14,000 SQ. FT.
AVERAGE LOT SIZE: 18,231 sq. ft.
LINEAR FEET OF STREET: 3,090 LF ±

ZONING: R14

PIN # 9644-97-2627-00

MIN. BUILDING SETBACK LINES
FRONT = 30
BACK = 20
SIDE = 12

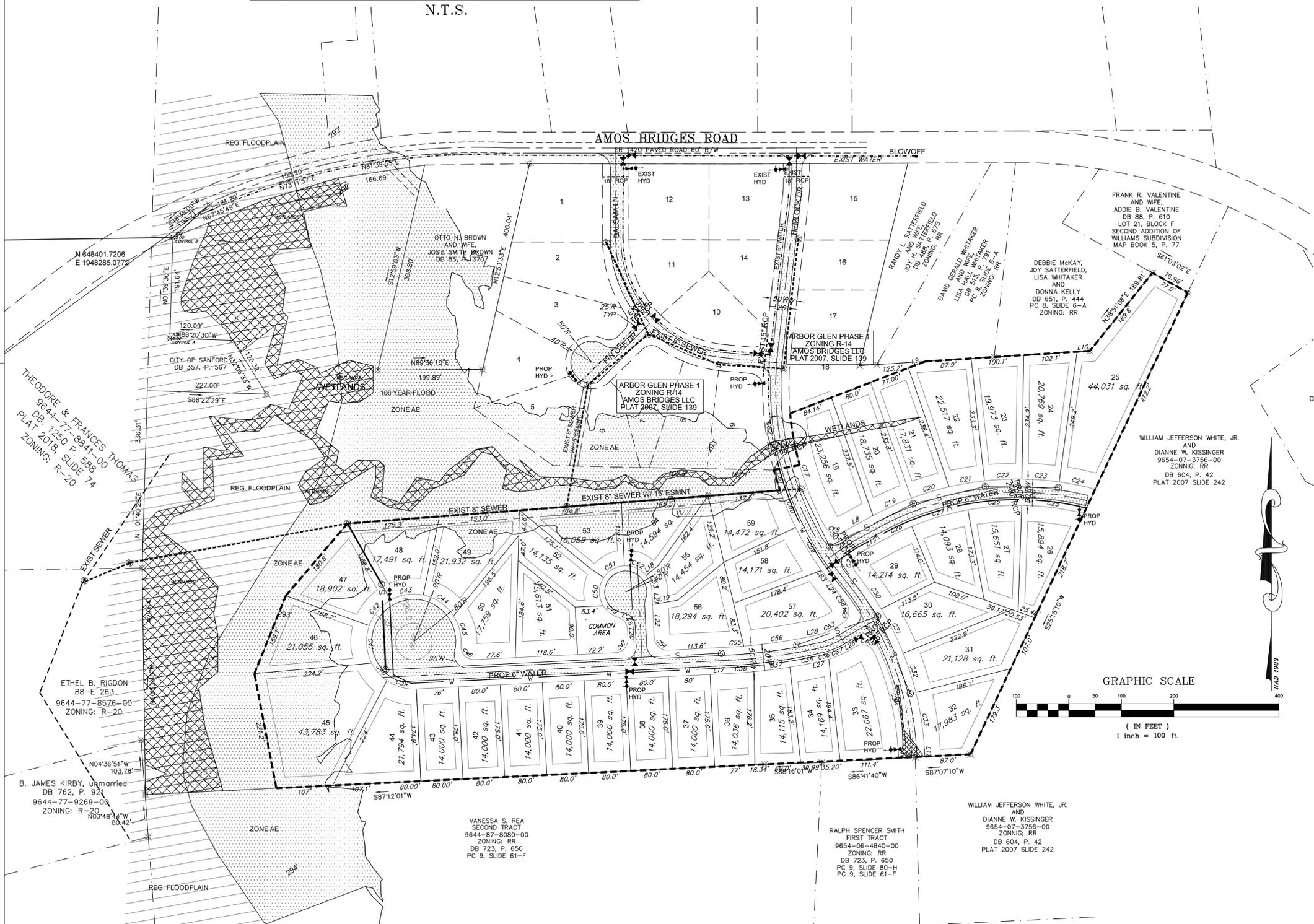
MIN. LOT WIDTH: 75' AT SETBACK

SEWAGE WATER CITY OF SANFORD
CITY OF SANFORD

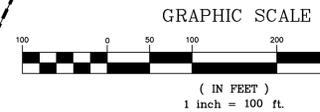
DRAINAGE AND UTILITY EASEMENTS:
- 10' TOTAL ALL INTERIOR LOT LINES
- 5' ALONG R/W
- 15' ALONG EXISTING DRAINAGE WAYS.

REFERENCES:
DB 1050, P. 656
PLAT 2007, SLIDE 139

NOTES:
1) CONTOURS AND SITE FEATURES FROM FROM CITY OF SANFORD TOPOGRAPHIC MAPS. FLOOD INFORMATION FROM FEMA MAPS.
2) BOUNDARY INFORMATION FROM ACTUAL SURVEY BY THOMAS J. MATTHEWS, JOB # 2852A



L8	65.05	N61°37'33"E	C8	47.69	50.00
L9	34.09	N69°01'43"E	C9	34.70	25.00
L10	24.31	N86°20'30"E	C10	53.32	250.00
L11	54.96	N61°37'33"E	C11	69.17	250.00
L12	15.24	S03°18'19"E	C12	36.95	25.00
L13	50.00	S88°41'41"W	C13	38.66	25.00
L14	15.24	S03°18'19"E	C14	136.10	200.00
L15	66.37	N78°03'03"E	C15	159.23	200.00
L16	24.63	N78°03'03"E	C16	115.35	550.00
L17	35.58	N87°12'01"E	C17	226.64	550.00
L18	30.00	S50°59'15"W	C18	39.02	25.00
L19	48.78	N80°14'05"E	C19	80.36	580.00
L20	18.20	S02°47'59"E	C20	75.05	580.00
L21	22.70	S02°47'59"E	C21	68.31	580.00
L22	62.78	S02°47'59"E	C22	71.56	580.00
L23	61.37	N78°03'03"E	C23	71.36	580.00
L24	46.93	S37°19'53"E	C24	70.01	580.00
L25	50.36	N89°47'47"E	C25	119.55	530.00
			C26	102.91	530.00
			C27	111.65	530.00
			C28	55.85	530.00
			C29	43.18	25.00
			C30	61.70	375.00
			C31	93.94	575.00
			C32	78.17	575.00
			C33	18,902 sq. ft.	
			C34	175.58	525.00
			C35	34.68	25.00
			C36	31.18	1050.00
			C37	50.56	1050.00
			C38	47.62	1050.00
			C39	59.11	90.00
			C40	44.56	90.00
			C41	73.37	90.00
			C42	64.41	90.00
			C43	64.41	90.00
			C44	71.64	90.00
			C45	58.82	90.00
			C46	42.52	25.00
			C47	39.27	25.00
			C48	30.73	25.00
			C49	36.59	50.00
			C50	56.61	50.00
			C51	46.87	50.00
			C52	46.88	50.00
			C53	34.99	50.00
			C54	39.27	25.00
			C55	30.92	1000.00
			C56	128.77	1000.00
			C57	49.08	25.00
			C58	26.49	525.00
			C59	95.27	600.00
			C60	76.08	600.00
			C61	40.65	600.00
			C62	159.80	600.00
			C63	18.72	600.00



REVISIONS:

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SCALE: AS SHOWN

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310 S WEST ST SUITE 100
RALEIGH, NC 27603
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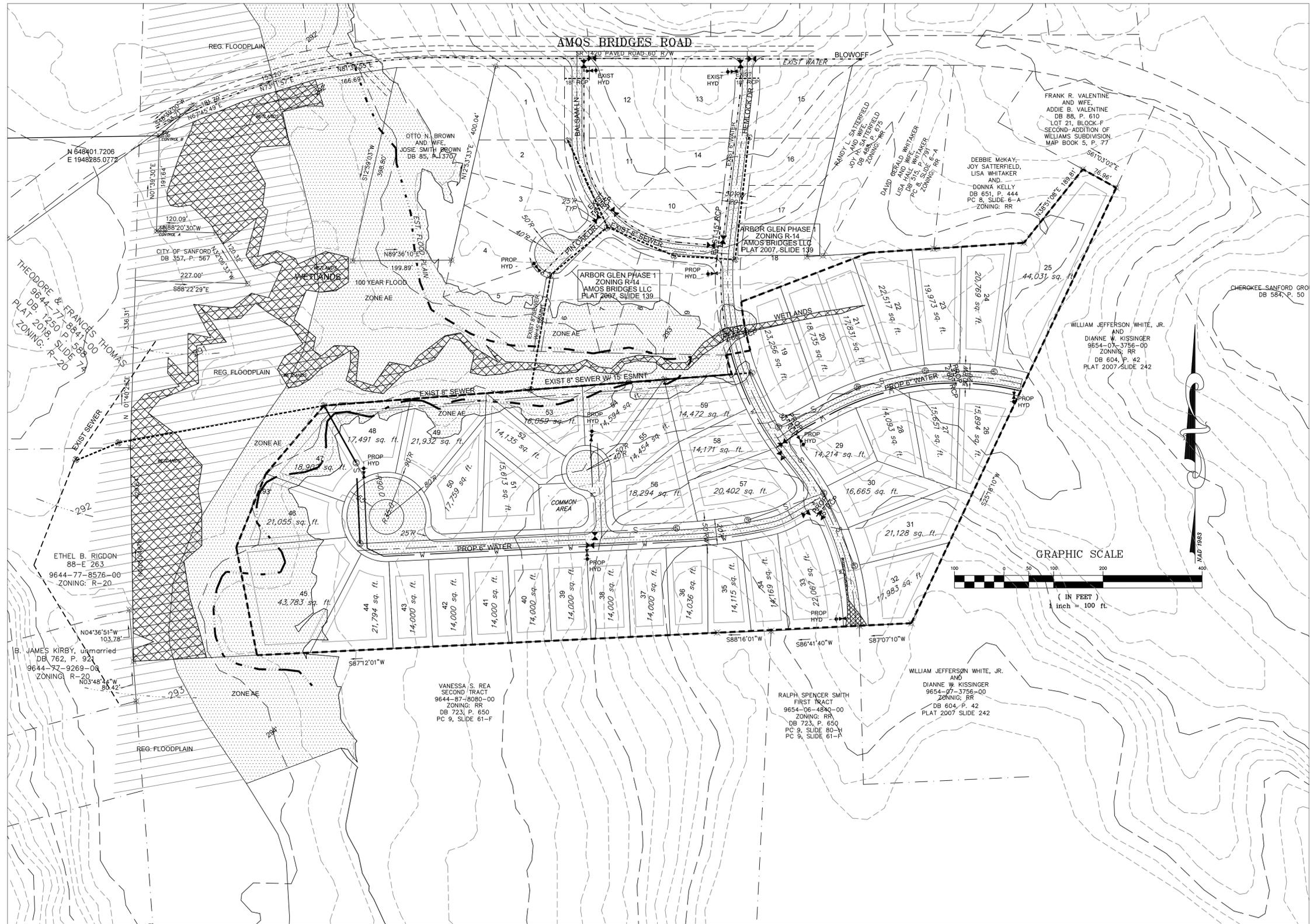
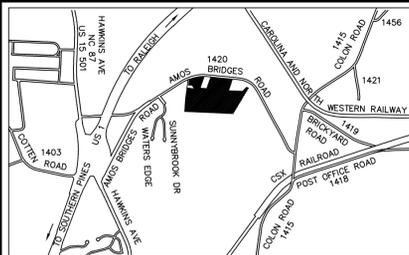
PRELIMINARY PLAT
AMOS BRIDGES SUBDIVISION PHASE 2

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FILE: 1

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P.0781
CONSULTING ENGINEERS
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SANFORD, NC 27331
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TOPOGRAPHIC MAP
AMOS BRIDGES SUBDIVISION PHASE 2