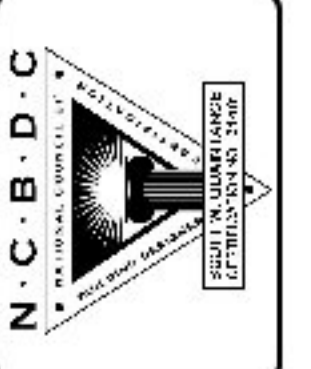


Date:
8-14-2024

Drawn By:
VBE

Checked By:
SWQ



Residence for "DECIMA"
Site Plan

6480 Castlebrook Way SW, Ocean Isle Beach, North Carolina

Carolina Bluewater Construction, Inc.

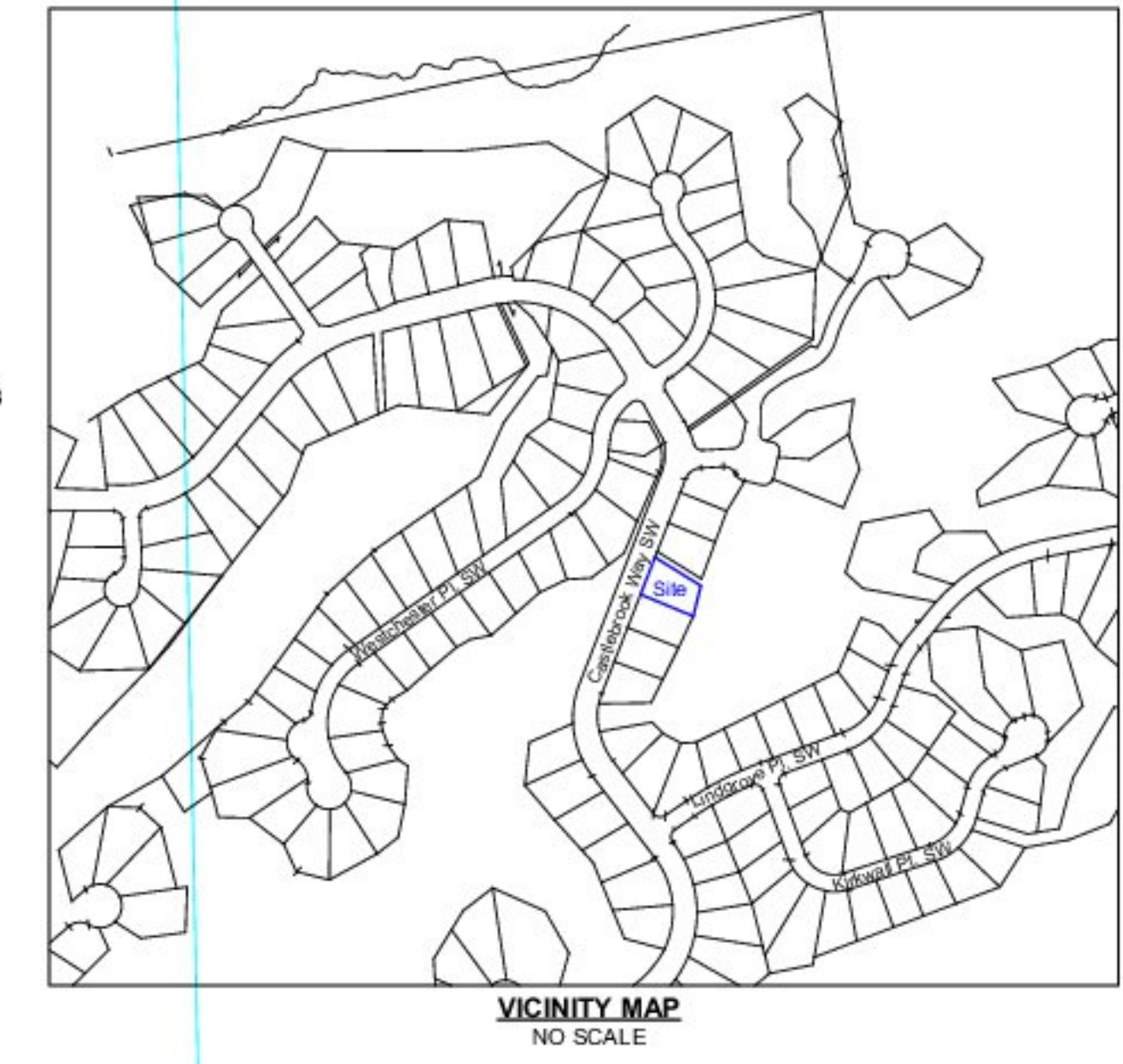
www.carolinabluewaterconstruction.com

6934-9 Beach Dr. SW, Ocean Isle Beach, North Carolina 28469 (910) 575-7100



Scale:
1" = 10'

4
7

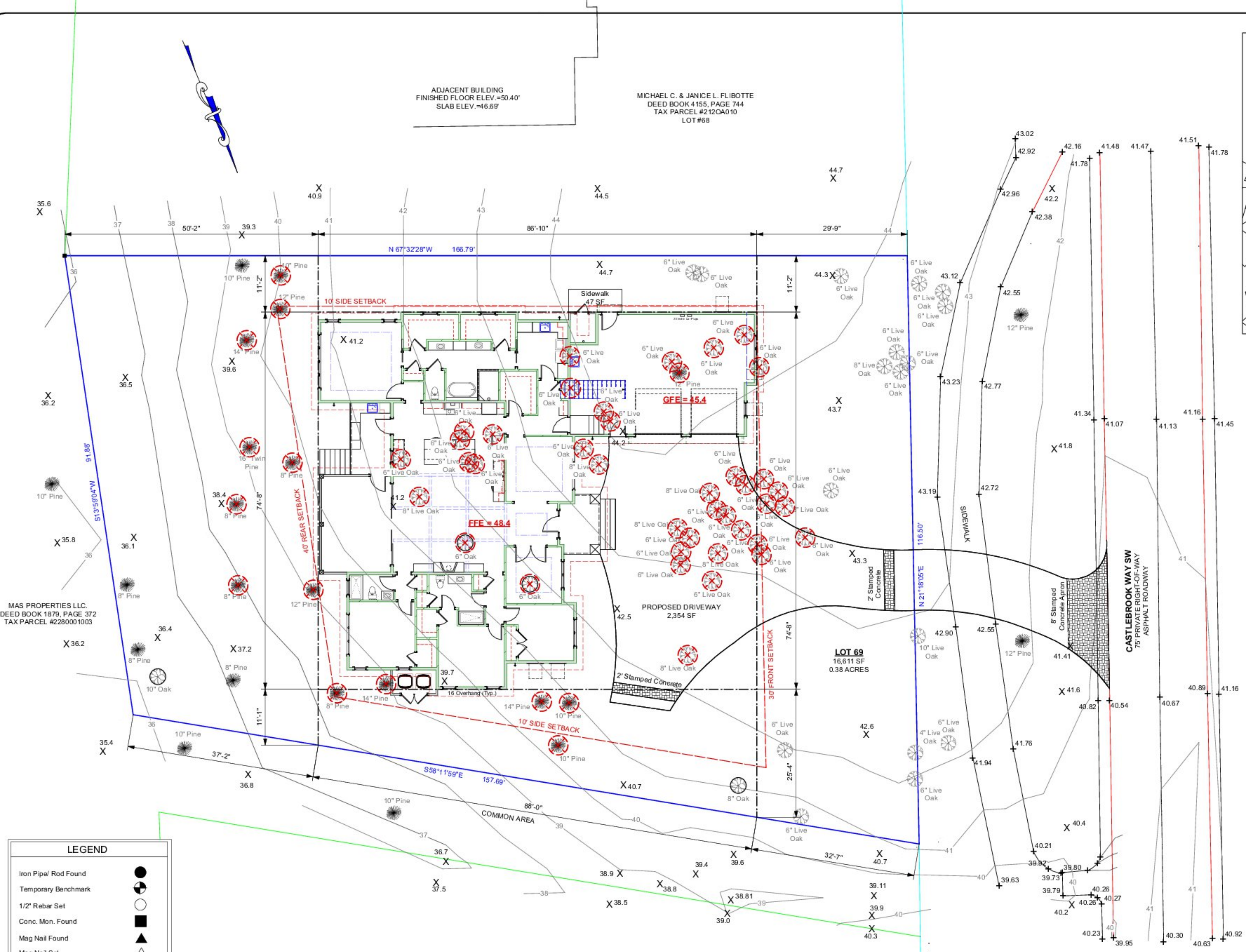
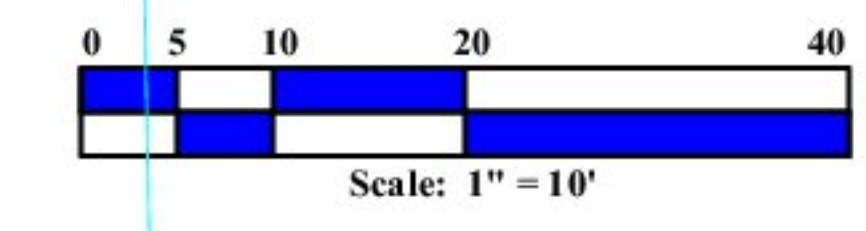


NOTES:

- Adjoining Deed References based on current information found in the Brunswick County Tax Office.
- Based on FEMA Flood Map 372010600K, this Parcel appears to be located in Flood Zone "X", Area of minimal flood risk.
- This property is subject to any and all easements, covenants, restrictions, right-of-ways of record, Governmental Ordinances, and/or requirements which may limit the use of the property. Whether shown or not shown on this survey map. Building Setback lines shown were provided by The Ocean Ridge Master Association Architectural Review Board and are for reference only. All Setbacks shall be verified by the appropriate Governmental Entity by the owner or contractor prior to construction.
- This survey performed and map prepared without the benefit of a title report and is thereby subject to any facts which may be disclosed by a full and accurate title search. Users of this plat should obtain an accurate legal opinion as to ownership within the boundaries of this plat.
- All Bearings are based on Map Cabinet 26, Page 276; All distances are Horizontal Ground Distances.
- Contour lines shown are at one foot intervals.
- Area by Coordinate Method.
- Tax ID# 2120A009.
- US Survey Feet.
- Current Zoning: CO-R-7500

STREET ADDRESS:
6480 Castlebrook Way SW
Ocean Isle Beach, NC 28469

Lot Impervious Area	
Roof w/ Overhang:	4,673 SF
Paver/Concrete Drive:	2,354 SF
Steps/Service Yard:	91 SF
Sidewalk:	47 SF
Total Impervious Area:	7,165 SF
Per State Stormwater Permit -	
Max Allowed Impervious =	8,000 SF
Lot Area:	16,611 SF
% Impervious:	43.1%



LEGEND

- Iron Pipe/ Rod Found
- Temporary Benchmark
- 1/2" Rebar Set
- Conc. Mon. Found
- Mag Nail Found
- Mag Nail Set
- Spot Elevation
- Existing Pine Tree (Size Noted)
- Existing Live Oak Tree (Size Noted)
- Existing Oak Tree (Size Noted)
- Existing Tree to be removed.
- Property Line Swale



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