




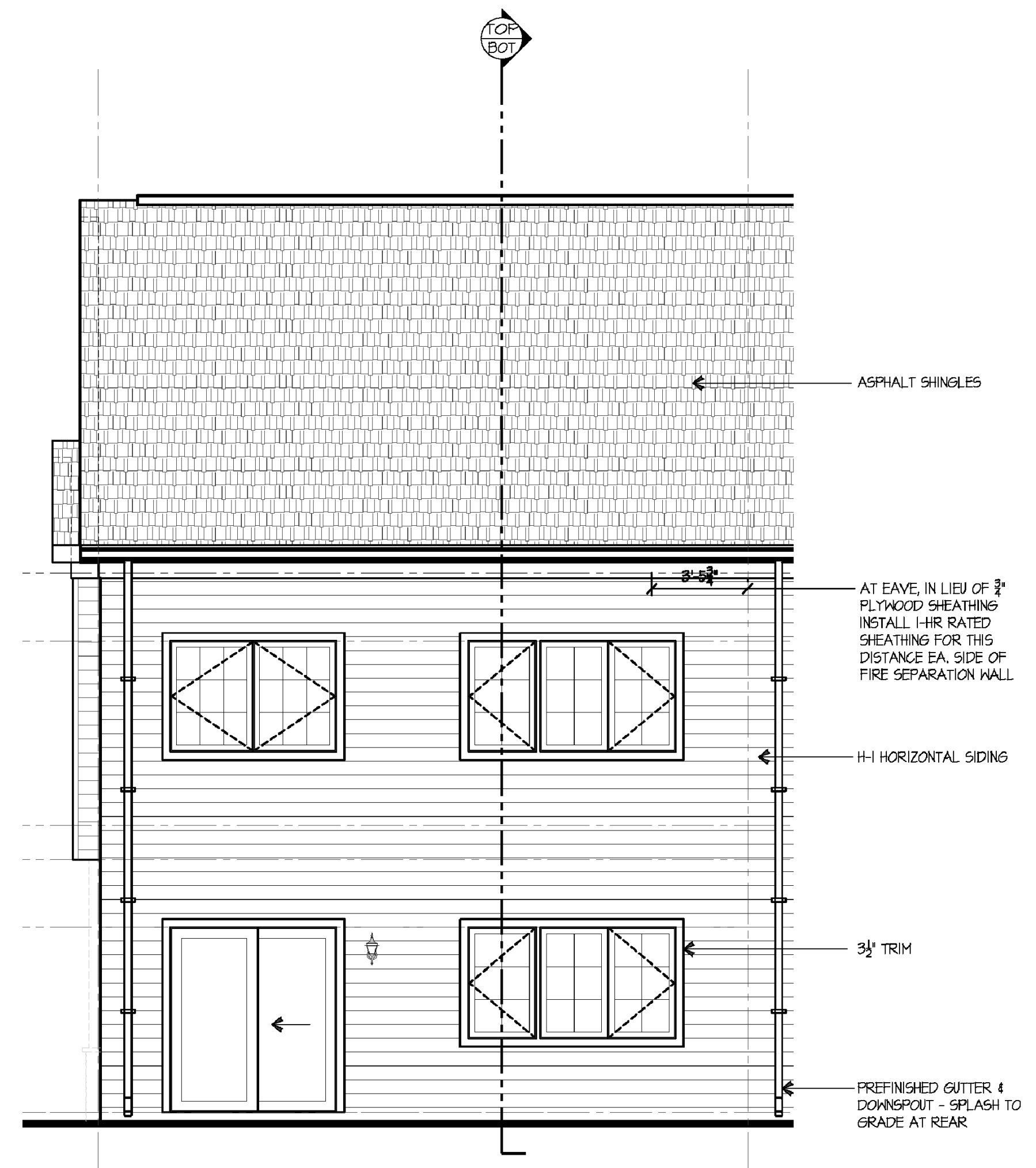


**GENERAL NOTES:**  
 1. ALL EXTERIOR TRIM TO BE PVC OR VINYL OR PVC / VINYL WRAPPED.  
 2.  GLAZING TO BE TEMPERED.

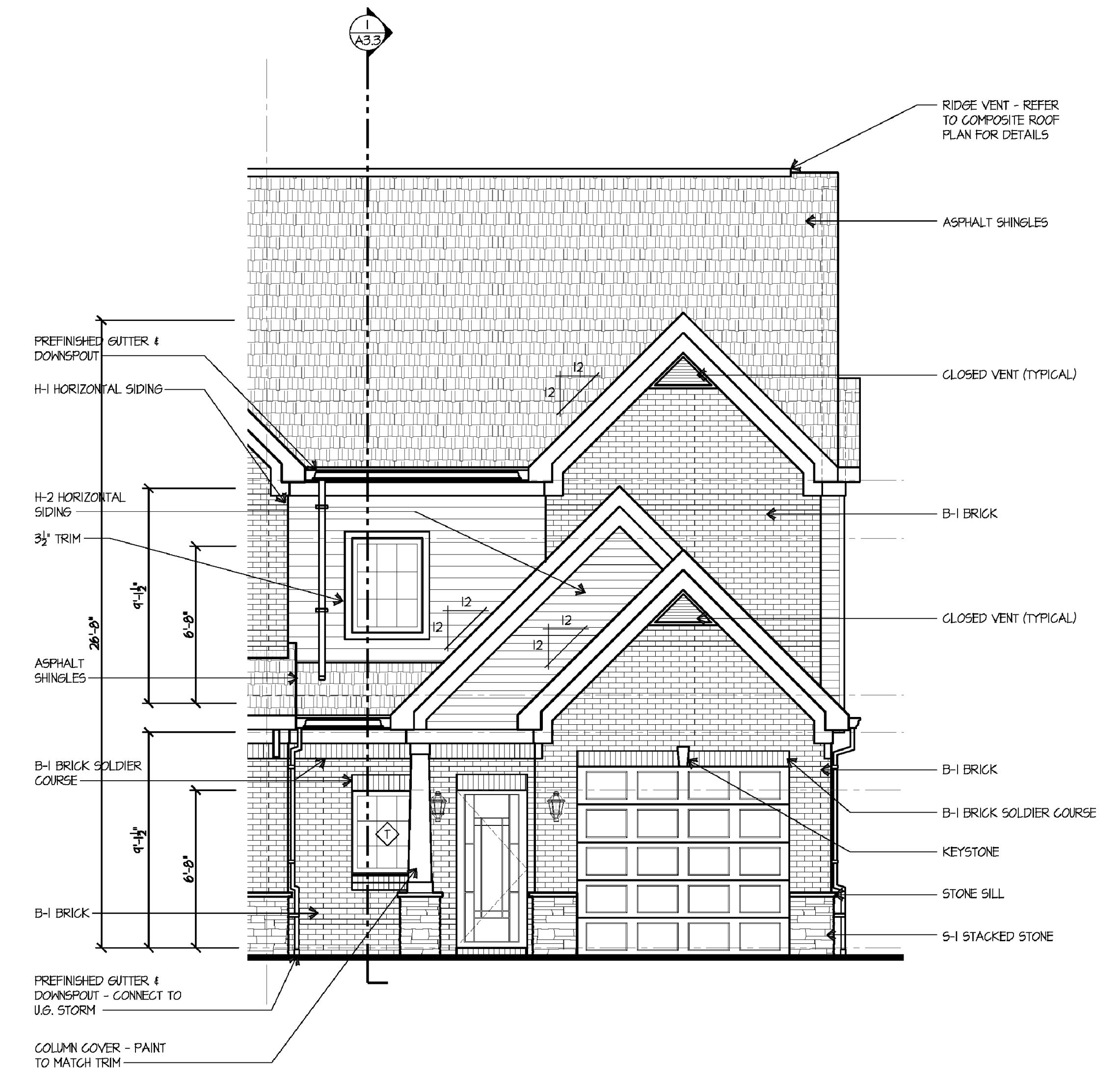
**ARCONS DESIGN STUDIO**  
 architecture planning interiors  
 10550 Independence Pointe Parkway  
 Suite 300  
 Matthews, North Carolina 28105  
 P: 704-542-6262 F: 704-542-2330

**EASTLAKE ENGINEERING**  
 8635-K Lindholm Dr. Huntersville, NC 28078 ph(865) 816-4557  
 NC FIRM # P-1713

PRELIMINARY  
 NOT FOR CONSTRUCTION



**2 REAR ELEVATION**  
 SCALE: 1/4" = 1'-0"



**1 FRONT ELEVATION**  
 SCALE: 1/4" = 1'-0"

SCALE LABEL

**VILLAS ON ERWIN**  
**CHARLOTTE NORTH CAROLINA**

PROJECT MANAGER: Rajeev Bhava  
 JOB NO.: 20-RV-ErwinRd  
 DR. BY: TACH

REVISIONS	
No.	Date

SHEET NAME:  
**ELEVATIONS UNIT 2**

SHEET NO.: **A2.2**


ISSUE DATE: 3.21.20

**The Villas on Erwin**  
 by Carolina Builders, LLC  
 6711 Larissa Court  
 Charlotte, NC 28226  
 Project Address: 13701 Erwin Road, Charlotte, NC 28226

NO.	BY	DATE	REVISION

PROJECT #: DATE: 3-16-2020  
 DRAWN BY: JB CHECKED BY: PC  
 TITLE: **ELEVATIONS**  
 SHEET NO.: **RZ-2a**

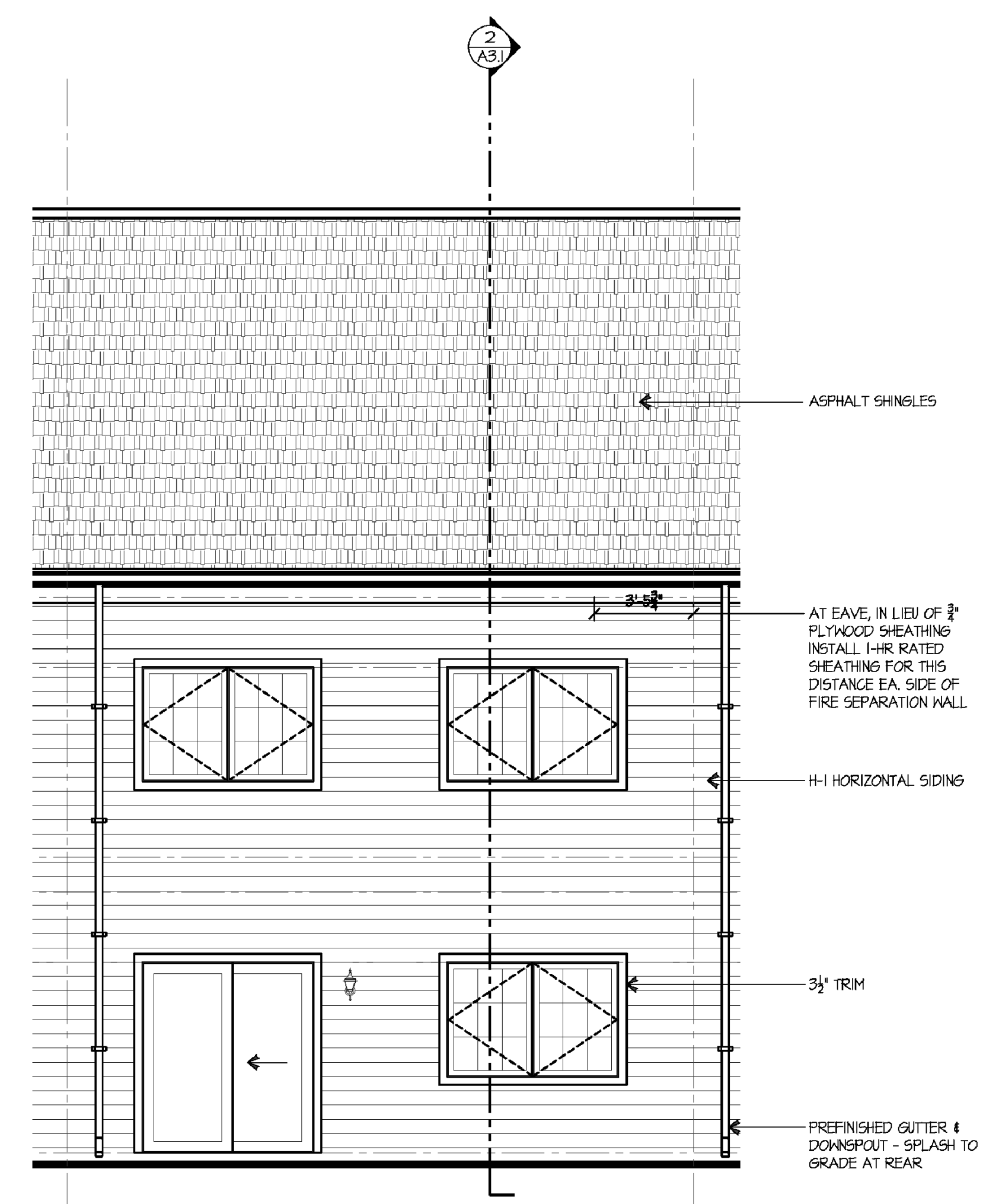
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- GENERAL NOTES:**
1. ALL EXTERIOR TRIM TO BE PVC OR VINYL OR PVC / VINYL WRAPPED.
  2.  GLAZING TO BE TEMPERED.

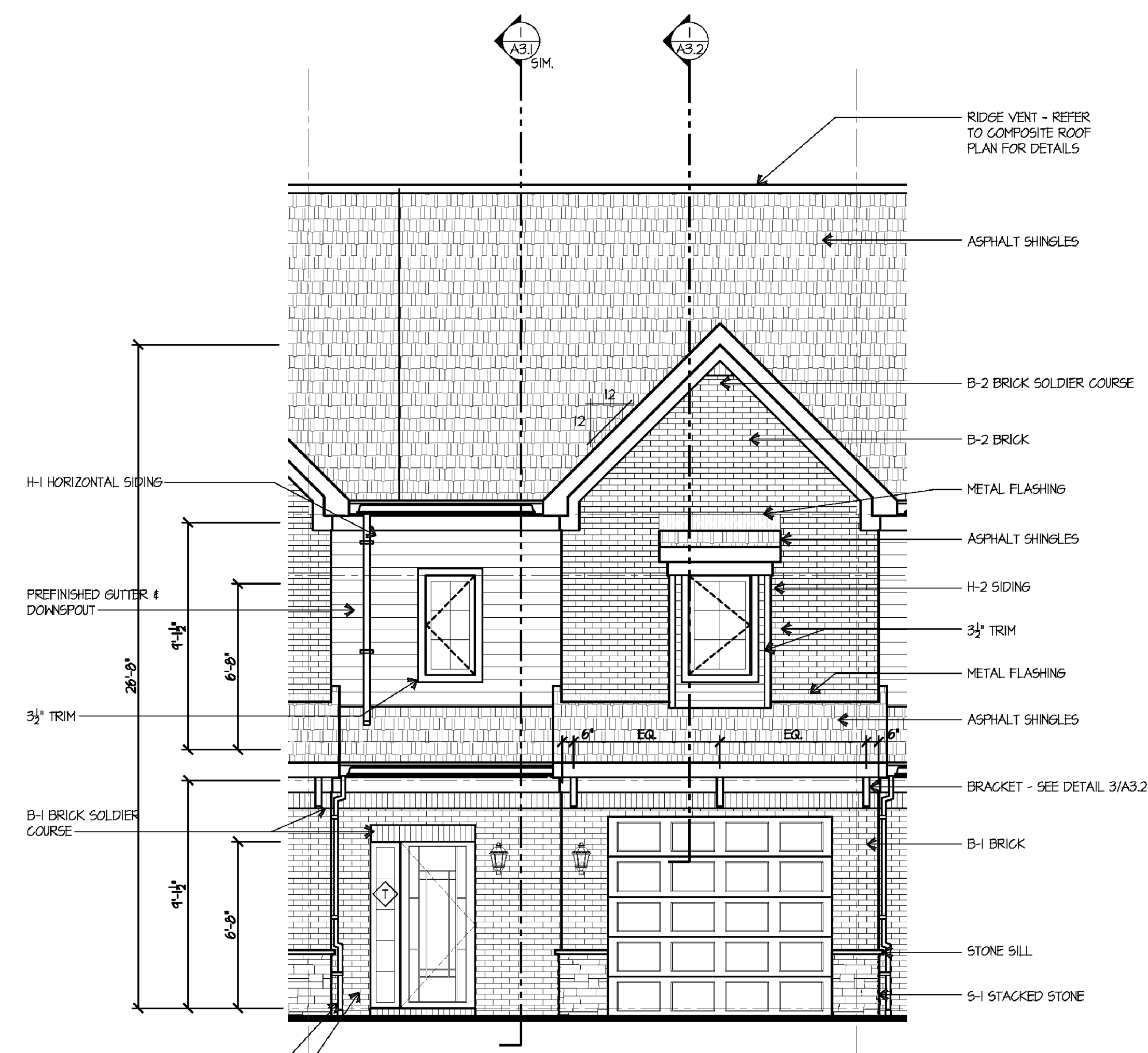
**ARCONS DESIGN STUDIO**  
 architecture planning interiors  
 10550 Independence Pointe Parkway  
 Suite 300  
 Matthews, North Carolina 28105  
 P: 704-542-5252 F: 704-542-2330

**EASTLAKE ENGINEERING**  
 8635-K Lindholm Dr. Huntersville, NC 28078 ph(865) 816-4557  
 NC FIRM # P-1713

PRELIMINARY  
 NOT FOR CONSTRUCTION



**2 REAR ELEVATION**  
 SCALE: 1/4" = 1'-0"



**1 FRONT ELEVATION**  
 SCALE: 1/4" = 1'-0"

SEAL LABEL

VILLAS ON ERWIN  
 CHARLOTTE NORTH CAROLINA

PROJECT MANAGER:  
Rajeev Bhavs

JOB NO.:  
20-14V-ErwinRd

DR. BY:  
TAGH

REVISIONS

No.	Date
No.	Date
No.	Date
No.	Date
No.	Date
No.	Date
No.	Date
No.	Date
No.	Date
No.	Date
No.	Date

SHEET NAME:  
**ELEVATIONS UNIT 1**

ISSUE DATE:  
3/21/20

SHEET NO.  
**A2.1**

**The Villas on Erwin**  
 by: Carolina Builders, LLC  
 6711 Larissa Court  
 Charlotte, NC 28226  
 Project Address: 13701 Erwin Road, Charlotte, NC 28226

NO.	BY	DATE	REVISION

PROJECT #:  
DRAWN BY: JB  
CHECKED BY: PC

DATE: 3-16-2020

TITLE  
**ELEVATIONS**

SHEET NO.  
**RZ-2b**

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I, JIMMY N. FAIRES, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION; DEED DESCRIPTION AND/OR MAP BOOK - SEE - PAGE - NOTE #1 - THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN BOOK - N/A - PAGE - N/A - THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000+; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 58.1600). WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 13th DAY OF November 2019.

JIMMY N. FAIRES, PLS  
LICENSE NUMBER: L-4311



TAX ID: 201-22-108  
SF DHS LLC  
DB: 29460 PG: 381  
MB: 46 PG: 905  
LOT A

TAX ID: 201-22-107  
BELLSOUTH  
TELECOMMUNICATIONS INC  
DB: 2490 PG: 242

TAX ID: 201-35-521  
LUIS & OLINDA C  
FLOREN  
DB: 13927 PG: 697  
MB: 22 PG: 575  
LOT 21

TAX ID: 201-35-520  
GLADYS ALLENE BROWN  
DB: 6263 PG: 561  
MB: 22 PG: 575  
LOT 20

TAX ID: 201-35-519  
CATHERINE E FORESTIERI  
DB: 17287 PG: 379  
MB: 22 PG: 575  
LOT 19

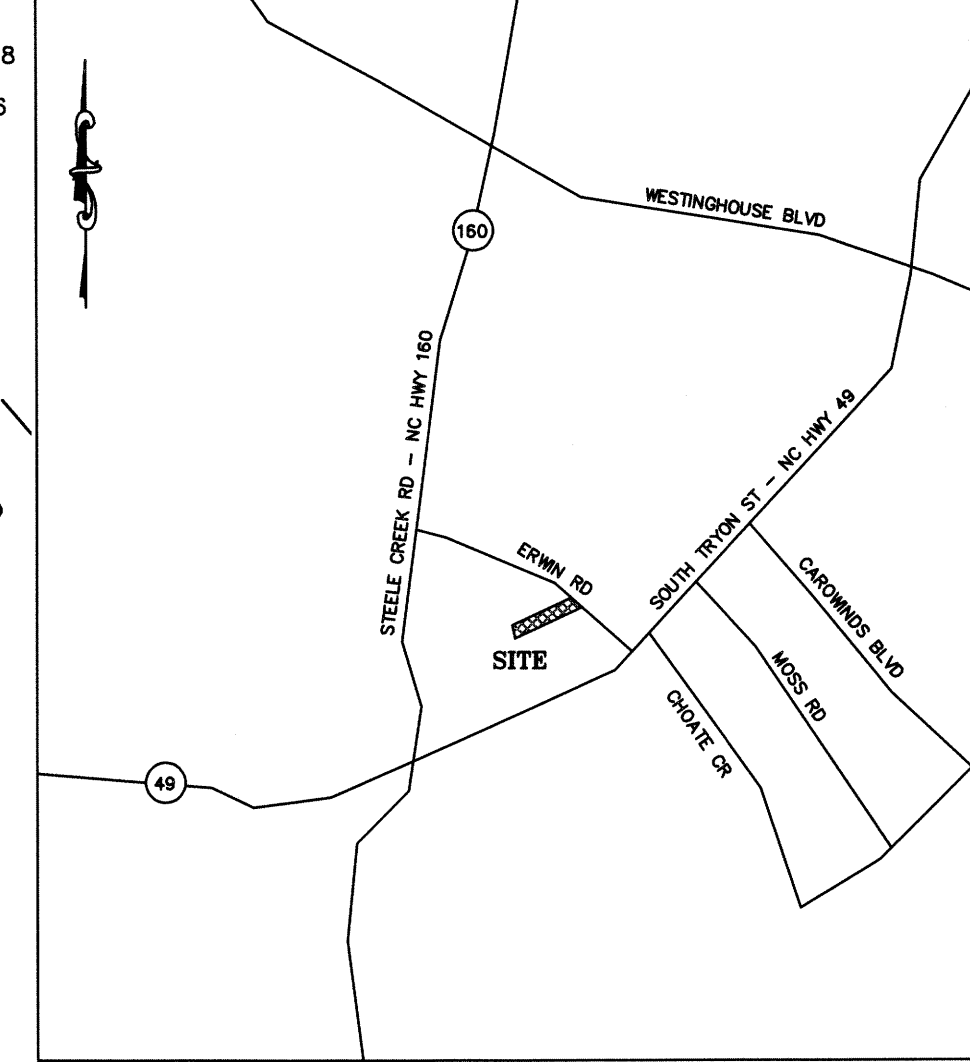
TAX ID: 201-35-180  
CHARLOTTE MECKLENBURG  
BOARD OF EDUCATION  
DB: 6290 PG: 63

TAX ID: 201-22-116  
FRANCES ELLEN NEELY  
DB: 18713 PG: 663

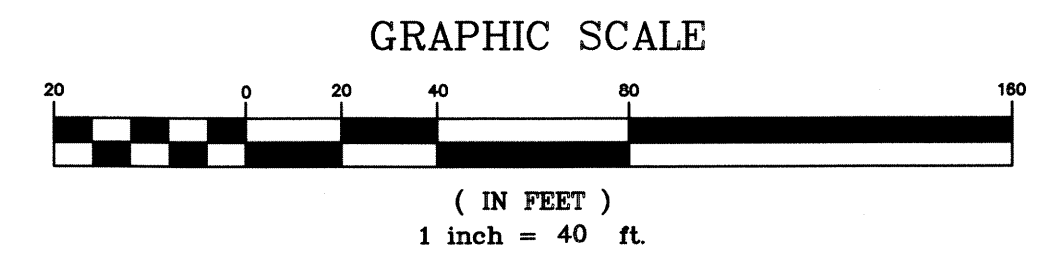
TAX ID: 201-22-117  
SELLPROPS CAROLINA  
CORP LLC  
DB: 26110 PG: 985  
MB: 46 PG: 461  
LOT B

TAX ID: 201-22-118  
WALTER H JR & LINDA R  
NEELY  
DB: 25163 PG: 306

4.035 ACRES  
includes area in apparent R/W



VICINITY MAP NOT TO SCALE



- SURVEYOR'S NOTES**
- BOUNDARY INFORMATION BASED ON DEED BOOK 33741 PAGE 717, DEED BOOK 2490 PAGE 242, DEED BOOK 25183 PAGE 306, DEED BOOK 26110 PAGE 985, MAP BOOK 22 PAGE 571 AND MAP BOOK 46 PAGE 461 AS RECORDED IN THE MECKLENBURG COUNTY REGISTER OF DEEDS.
  - THIS SURVEY IS OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET.
  - ALL DIMENSIONS SHOWN ARE IN US SURVEY FEET AND DECIMALS THEREOF AND ARE HORIZONTAL GROUND DISTANCES UNLESS OTHERWISE INDICATED. AREA BY COORDINATE METHOD.
  - POINTS NOT LABELED "FOUND" OR "SET" ARE COMPUTED POINTS ONLY. ALL FOUND CORNERS ARE FLUSH WITH THE GROUND UNLESS OTHERWISE NOTED.
  - THIS PROPERTY IS LOCATED WITHIN ZONE "X" BASED ON FLOOD INSURANCE RATE MAP COMMUNITY PANEL 3710450000K, DATED SEPTEMBER 02, 2015.
  - BASIS OF BEARINGS: NORTH CAROLINA GRID NAD 83/2011.
  - THE LOCATION OF UTILITIES AS SHOWN HEREON, WHETHER PUBLIC OR PRIVATE, ARE BASED ON THE LOCATION OF VISIBLE ABOVE GROUND APPURTENANCES AND UTILITY MARKINGS PROVIDED BY SWEETWATER UTILITY EXPLORATION (704-929-3074). OTHER UTILITIES WHICH WERE NOT OBSERVED AND NOT SHOWN HEREON MAY EXIST. IT IS THE OWNERS/TENANTS RESPONSIBILITY TO VERIFY THE LOCATION PRIOR TO COMMENCEMENT OF ANY CONSTRUCTION. GEOMATIC CONCEPTS, PLLC CANNOT ASSUME RESPONSIBILITY FOR MISIDENTIFICATION OR OMISSION OF UNDERGROUND UTILITIES.
  - COORDINATE VALUES AS SHOWN HEREON ARE ILLUSTRATED AS GRID US SURVEY FEET UNLESS OTHERWISE NOTED AND BASED ON THE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM NAD 83/2011. THE AVERAGE COMBINED FACTOR USED FOR THE PROJECT WAS 0.99984969. COORDINATE VALUES FOR NCGS MONUMENT "DODGE" ARE POSTED.
  - THIS PROPERTY MAY BE SUBJECT TO ANY EASEMENTS AND/OR RIGHTS-OF-WAY OF PUBLIC RECORD OR OTHERWISE, PERTAINING TO SURVEYED PARCELS.
  - CONTOUR INTERVAL IS 1 FOOT WITH NAVD 88 VERTICAL DATUM.
  - UNABLE TO LOCATE SOURCE OF WATER SUPPLY FOR THIS PARCEL.

**LEGEND**

R/W = Right-of-way  
BOC = Back-of-curb  
EOP = Edge-of-pavement  
RCP = Reinforced Concrete Pipe  
SSMH = Sanitary Sewer Manhole  
TBM = Temporary Benchmark  
UP = Utility Pole  
S = Sanitary Sewer Manhole  
T = Telephone Pedestal  
C = Cable Pedestal

— W — Water Line  
— SS — Sanitary Sewer Line  
— UT — Underground Telecommunications Line  
— G — Gas Line  
— OU — Overhead Utility Line

**LINE TABLE**

LINE	BEARING	DISTANCE
L1	N80°16'26"E	37.34'
L2	N48°49'35"E	14.34'

NCGS MONUMENT  
"DODGE"  
Grid N: 495,451.13 ft.  
Grid E: 1,400,205.73 ft.  
NAD 83/2011  
Elev: 707.45 (NAVD 88)

Found 1" Iron Pipe (pinched)  
(TBM)  
Grid N: 501,977.24 ft.  
Grid E: 1,408,009.07 ft.  
NAD 83/2011  
Elev: 622.18 (NAVD 88)

Z:\ELE\Projects\2019\19-15 Kearey - Erwin Rd TH\CADD References\Y-Layout.dwg FCART

BOUNDARY & TOPOGRAPHIC SURVEY  
**CAROLINA BUILDERS LLC**  
PROPERTY  
**DEED BOOK 33741 PAGE 717**  
13701 ERWIN ROAD  
CITY OF CHARLOTTE, MECKLENBURG COUNTY, NORTH CAROLINA

Owner: CAROLINA BUILDERS LLC  
6711 LARRISA COURT  
CHARLOTTE, NC 28226

Prepared For (Buyer):  
KEAREY BUILDERS  
2915 CHARLOTTE HIGHWAY  
MOORESVILLE, NC 28117

**GEOMATIC CONCEPTS, PLLC**  
NC LICENSE #: P-1031  
470 NORTH BROAD STREET, SUITE A, MOORESVILLE, NC 28115  
PHONE: 704-664-1994 EMAIL: JIMMY.FAIRES@GEOMATICCONCEPTS.COM

Drawn By: MDH Checked By: JNF Scale: 1" = 40' Project No: 19072  
Tax Parcel: 20122113 Date: November 13, 2019 Sheet No: 1 of 1  
File: 19072-Erwin-Road-4-Acres

**Villas on Erwin - Survey - RZ-3**