



Dewberry & Davis
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TRACT M-6
PARKWAY P.U.D., CARY, N.C.
RICHLAND PROPERTIES

PLAN & PROFILE
(with SITE PLAN)

Vertical Scale
1" = 5'
Horizontal Scale
1" = 50'
Sheet
4 of 9
Date
JULY 1988
File Number
86016-M6

Curve Table						
No.	Radius	Delta	Arc	Tangent	Chord	Ch. Bearing
1	110.00	139° 0' 0"	266.86	294.21	208.07	N62°26'32" W
2	200.00	27° 8' 24"	94.74	48.27	93.85	S46°39'27" E

SITE DATA
Acreage in Total Tract = 7.5 acres
Acreage in Parks or Other Land Usage = per P.U.D. documents
Average Lot Size = 7300 SF
Minimum Lot Size = 5405 SF
Total Number of Lots = 31
Allowable density = 5 D.U./acre, Proposed density = 4.1 D.U./acre
Lineal Feet in Streets = approx. 1100 LF

SETBACKS:
Front yard = 18 feet from R/W
Side yard = 15 feet total aggregate
5 feet minimum either side
15 feet at corner lot
Rear yard = 10 feet from rear property line
10 feet from Buffer

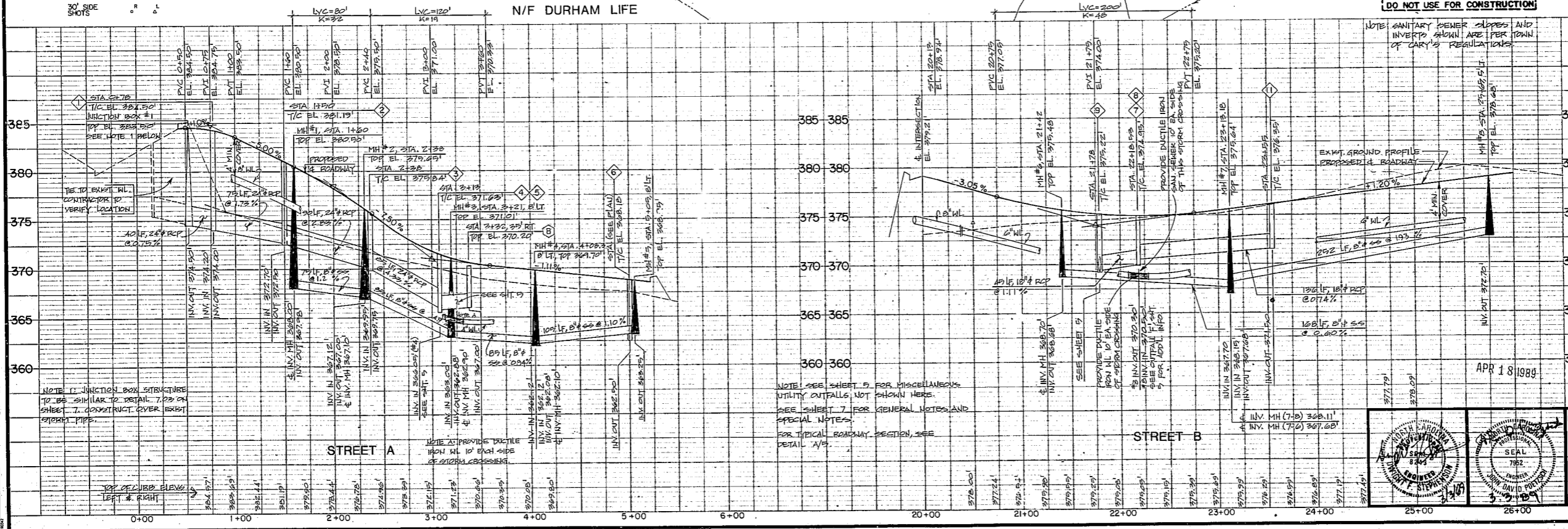
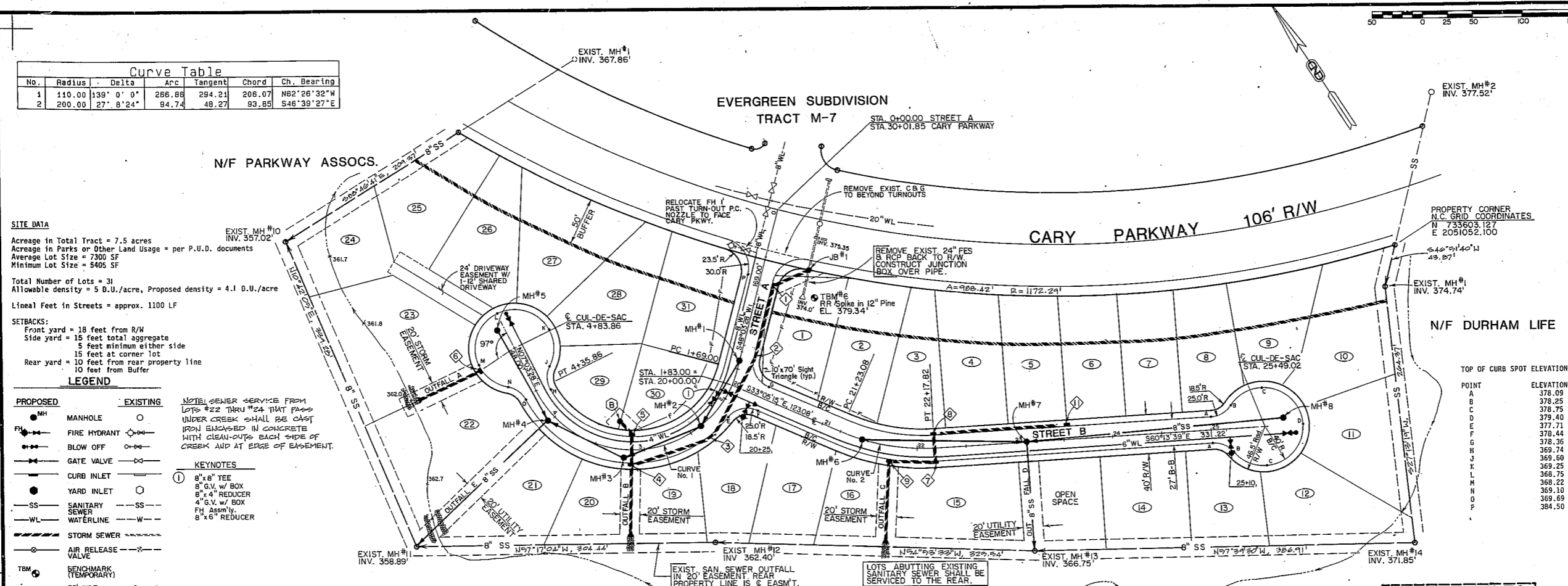
LEGEND

PROPOSED	EXISTING	NOTES
MH	○	MANHOLE
FH	○	FIRE HYDRANT
○	○	BLOW OFF
○	○	GATE VALVE
○	○	CURB INLET
○	○	YARD INLET
○	○	SANITARY SEWER
○	○	WATERLINE
○	○	STORM SEWER
○	○	AIR RELEASE VALVE
○	○	BENCHMARK (TEMPORARY)
○	○	50' SIDE SHOTS
○	○	30' SIDE SHOTS

KEYNOTES

- 8" x 8" TEE
- 8" G.V. w/ BOX
- 8" x 4" REDUCER
- 4" G.V. w/ BOX
- FH Ass'y
- 8" x 6" REDUCER

NOTES:
NOTE: SEWER SERVICE FROM LOTS #22 THRU #24 THAT PASS UNDER CREEK SHALL BE CAST IRON ENCASED IN CONCRETE WITH CLEAN-OUTS EACH SIDE OF CREEK AND AT EDGE OF EASEMENT.



1-19-88
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