

**VILLAGE WALK PLANNED DEVELOPMENT
DESCRIPTIVE STATEMENT**

CC-2002-06

Village Walk P.O.A
PO 1843
Clemson
Clemson, SC 29633

Applicant
The Holleman Group, LLC
P.O. Box 1843
Clemson, SC 29633
(864) 654-2276

DESCRIPTIVE STATEMENT FOR VILLAGE WALK RESIDENTIAL PD.

1. The site consists of approximately 9.44 acres. The legal description can be found in Exhibit A following. Please see the site plan (Exhibit B) for proposed uses of all land areas and layout of lots, roads, shared driveways, detention pond, and park spaces. The site includes 49 lots for homesites of single-family, patio home, or zero-lot-line homes, with the option of using 16 lots (Lots 34-49) for townhouse dwellings.
The site is laid out as a TND or Traditional Neighborhood Development.
2. Open Space – Planned open space consists of approximately 2.48 acres or approximately 26% of the total area of the site, and is as shown on the Open Space plan (Exhibit O). Open space to be dedicated to the city of Clemson includes the detention pond, the buffer along Berkeley Drive, and Common Area 3 for use as a park. Dedication would be upon completion of improvements and approval of the city.
3. Village Walk Lane, the primary street, will be dedicated to the City of Clemson and turned over for their maintenance. All other automobile-bearing roadways, alleys, or driveways will be owned and maintained by the homeowners association.
4. All required resident parking will be in garages or parking space available at the back of each lot along alleys or shared driveways. Additional parking will be allowed in front of residences along Village Walk Lane.
5. Impervious Surface – The total maximum impervious surface planned for Village Walk is 5.66 acres or 60% of the site. This will be met by limiting building on Lots 1-33 to no more than 75% of each lot as impervious surface, and assumes 100% impervious surface on lots 33-48 (these lots will have no limitation of impervious surface within the lot.)

DESCRIPTIVE STATEMENT FOR VILLAGE WALK RESIDENTIAL PD.

6. **Landscape** – The bufferyard and landscape areas are set out on the Site Plan and Landscape Plan. Entrance structures, signs and surrounding plantings will be maintained by the Homeowners Association. Otherwise, the 25' buffer along Berkeley Drive will be left with existing natural vegetation, and may be deeded to the City of Clemson. The grass and tree plantings along Village Walk Lane will be maintained by the homeowners association even after dedication of this right of way to the City of Clemson. The homeowners will also maintain all common areas deeded to them, including the pool area.
7. **Development Schedule** – projected commencement Spring 2002
8. All public facility providers have stated that adequate service capability is available.
9. A homeowners association will be formed to manage, organize and maintain all common areas of the subdivision. The association will have dues required of all lot owners. The association will enforce any deed restrictions or covenants contained in the homeowners association rules.
10. The design of this neo-traditional neighborhood will be controlled by a Builders Guild, established by the developer. After all homes have been built, architectural review will become the responsibility of the homeowners association.
11. **Proposed restrictive Covenants** – (still under review by developer.) A homeowners association will be formed with the sale of the first lot. The developer and homeowners association will share all expenses of the common areas until 60% of lots are sold. At that time the responsibility will belong solely to the homeowners association.

**VILLAGE WALK PLANNED DEVELOPMENT
SITE DEVELOPMENT PLAN**

CC-2002-06

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VILLAGE WALK PD- SITE DEVELOPMENT PLAN

1. **Proposed uses for land areas** – the 9.44 acre site will be developed primarily as a single-family residential subdivision, in a neo-traditional style, with rear or side access to all lots for automobiles. Lots 1-33 are for homes, patio homes, or zero-lot-line homes. Lots 34-48 will be built as homes, patio homes, zero-lot-line homes or townhouses. Lot 49 will be left unbuilt until unused buildable area from other completed homes becomes available, and then may be built on as homes, patio homes, zero-lot-line homes or townhouses. There are five common areas (#1-5) set aside for open space and use as parks, playgrounds, or as a community swimming pool and related restrooms and community building. The pre-existing 25' buffer along Berkeley Drive will remain in its natural vegetative state, but will also be used for placement of entry signs, walking entryways, and for enlarging the detention pond.
2. **Residences** – Architectural review for initial design will be handled through the Builders Guild created and managed by the developer. After initial construction of each home architectural review will be handled by the homeowners association.
3. **Density** – No more than 56 dwelling units will be constructed total on the site. If townhouses are built on lots 34-49, no more than 60 bedrooms will be allowed total on those lots.
4. **Occupancy** – Each lot will be limited to one family, plus not more than two unrelated persons, regardless of the number of dwelling units on the lot.
5. **Existing and proposed utility systems** – see drawings enclosed. Connection to existing utilities shall be configured to provide additional taps for each lot proposed. A minimum of four more streetlights, and high-speed internet cable to each homesite will be provided (see diagram 1). Utility equipment and lines to serve each lot can be located in common areas.
6. **Location of structures, streets and alleys** – see site plan. The main road, Village Walk Lane is 26' wide including curb in a 50' wide right of way. The developer plans to dedicate the 50' right of way to the City of Clemson upon completion of all site improvements, including sidewalks, tree-lawn with plantings, and street lighting. The shared driveways perpendicular to Village Walk Lane are 16' wide and will be two-way. The 13' alley down the western side will be one-way traffic only, except behind lots 20,21, and 22 where it is two-way. The 10' driveways on the eastern edge are also one-way. No vehicles shall be parked on one-way alleys. All shared alleys or driveways shown will be deeded to the homeowners association for maintenance and upkeep, as will any common areas and improvements thereon which are not dedicated to the City of Clemson. City garbage trucks can pass through and pick up from the alley down the western side of Village Walk, and will pick up from the street for lots on the eastern side of Village Walk.

VILLAGE WALK PD- SITE DEVELOPMENT PLAN

7. **Open Space** – as shown on the Exhibit O, open space plan, 26% of the site.
8. **Driveways and parking areas** – All automobile-bearing roads in Village Walk except Village Walk Lane are shared driveways. All lots will have garages or parking spaces adequate to accommodate a minimum of 2 vehicles. All auto access will be from the rear of the lots with the following exceptions.
Lots 4,5,10,14,15,22,23,28,33,34,42,43,48 and 49 may have access from the 16' driveway abutting the side of their lot, or may use available rear access.
9. **Impervious Surface** – See exhibit I. Total impervious surface will be a maximum of 60% of the site. The roads, alleys, shared driveways, and sidewalks total 2.11 acres. Allowances for other impervious development on homesite lots include:
 - A. Lots 34-48 = 100%
 - B. Lots 1-33 = 75%
 - C. Lot 49 and Pool lot. The pool lot has .162 buildable acres. Common area improvements in addition to the pool, deck and restrooms may be built using excess impervious surface consumed during construction on Lots 1-48. Any build-out on lot 49 will be limited to excess unused buildable area from lots 1-48 not used for building in common areas 1-5 and subject to available open space requirements.
10. **Access to public streets** – there are two automobile accesses where Village Walk Lane connects with Berkeley Drive as shown on the site plan.
11. **Soil Analysis** – See Map 1 and chart 1. The soil is predominantly C1C2, Cecil sandy loam, 6-10 percent slopes, eroded.
12. **Onsite Drainage** – see drawings for drainage plan. Existing rock drainage along southern edge of property to be piped and catch basins added.
13. **Dumpster Locations** – none required. The City of Clemson shall provide residential collection of solid waste.
14. **Bufferyard and landscape areas** – see landscape plan enclosed.
15. **Development timetable** - Development will commence as soon as all regulatory requirements are met. Clearing and grading will be done as soon as approved and all permits secured. Projected starting date May of 2002.

**VILLAGE WALK PLANNED DEVELOPMENT
ORDINANCE**

CC-2002-06

Applicant
The Holleman Group, LLC
P.O. Box 1843
Clemson, SC 29633
(864) 654-2276

Ordinance Amending Berkeley Place PD Residential Parcel
To be named VILLAGE WALK TND RESIDENTIAL PD.

A. DESCRIPTION

1. Village Walk is a planned traditional neighborhood development (TND) residential district intended for a mixture of dwelling types (single-household, patio, zero-lot-line and townhouse) on very small lots, designed to foster close community living, accentuating pedestrian friendliness, and de-emphasizing the importance of automobiles. The site consists of approximately 9.44 acres. See site plan (Exhibit B) for proposed uses of all land areas and layout of lots, roads, shared driveways, detention pond, and park spaces. There will be a bufferyard outside of an 8' wooden fence along Berkeley Drive. This bufferyard will be 25' wide at all points except next to the detention pond.
2. Landscape – The bufferyard and landscape areas are set out on the Site Plan and Landscape Plan (Exhibit C). The 25' buffer along Berkeley Drive will be undisturbed, allowing existing natural vegetation to remain, except for planned entrance roads, structures, signs and related plantings around the entrances. The bufferyard, less signs and entrance structures, may be deeded to the City of Clemson for their use as a walking/bike path, or to be left as a bufferyard of natural trees and shrubs. The Village Walk Homeowners Association shall maintain the bufferyard in its natural state until dedication and acceptance by the city. There will be a 7' wide tree lawn along both sides of Village Walk Lane on its north/south length. This will be planted with hardwood trees on both sides at intervals not to exceed 30 feet, and sodded or seeded with grass. The Homeowners Association will maintain all plantings along this tree lawn before and after dedication to the city.
3. Open Space – See Exhibit O. Planned open space consists of approximately 2.48 acres or approximately 26% of the total area of the site, and is shown on the site plan as the detention pond, the 25' buffer along Berkeley Drive, common areas and miscellaneous other planting strips throughout the project.

4. **Impervious Surface** – (See Exhibit I) The total impervious surface planned for Village Walk is 60% of the site. This will be met by limiting building on Lots 1-33 to no more than 75% of each lot as impervious surface, and assumes 100% impervious surface on lots 34-48. Lot 49 may not be built upon until there is a proven accumulation of unused buildable area made available from lots 1-48, and the site open space requirement can be met.

5. **Maintenance** – Oversight and maintenance of the common areas including open space, detention pond, park areas, the 25' buffer, any community building or common area postal facility will be the responsibility of the developer and homeowners association. The homeowners association will be formed with the sale of the first lot. The developer and homeowners association will share all expenses of maintaining common spaces until 60% of lots have been sold. At that time the responsibility will belong to the homeowners association. The homeowners association will also be responsible for enforcing any applicable covenants and restrictions of record. For any property dedicated to the city, maintenance will revert to the City of Clemson at the time of dedication and acceptance.

B. PERMITTED USES – The following uses are permitted in Village Walk Residential PD. Upon application for a building permit on common areas or lot 49, verification of the remaining impervious surface allotment for this PD by a certified architect, engineer or surveyor is required.

Permitted Use	SIC Code & Description	Lots Included	Parking Required
1. Single household dwelling, detached	88 Private Household	1-49	Two per lot
2. Single household dwelling, detached, with separate living quarters contained within the principal structure or over the garage (attached or detached), provided secondary unit does not exceed 750 sq.ft. in area and one bedroom.	88 Private Household	1-49	Three per lot

Permitted Use	SIC Code & Description	Lots Included	Parking Required
3. Patio dwelling	88 Private Household	1-49	Two per lot
4. Patio dwelling, with separate living quarters contained within the principal structure or over the garage (attached or detached), provided secondary unit does not exceed 750 sq.ft. in area and one bedroom.	88 Private Household	1-49	Three per lot
5. Zero-lot-line dwelling	88 Private Household	1-49	Two per lot
6. Zero-lot-line dwelling, with separate living quarters contained within the principal structure or over the garage (attached or detached), provided secondary unit does not exceed 750 sq.ft. in area and one bedroom.	88 Private Household	1-49	Three per lot
7. Townhouse dwelling	88 Private Household	34-49	Two per lot
8. Townhouse, with separate living quarters contained within the principal structure or over the garage (attached or detached), provided secondary unit does not exceed 750 sq.ft. in area and one bedroom.	88 Private Household	34-49	Two per lot
9. Parks, playgrounds, swimming pool, decks, community building, restrooms, utility rooms, entry signs and walkways, mail facilities, lighting	Common Areas		None
10. ACCESSORY USES on same lot with principal use as follows:			
a. Private garages and required covered or open parking area			
b. Private kennel for not more than 3 dogs or 3 cats, 4 months of age or older, with minimum 6 foot fence for exterior kennel.			
c. Private deck, fountain, pool, cabana, or swimming pool			
d. Greenhouse, garden			
e. Private patio, outdoor recreation and picnic facilities			
f. Fencing between, or at front and back of houses			

C. CONDITIONAL USES

1. Temporary Contractor Office and equipment shed for developer and each builder
 - a. used in connection with on-premises construction
 - b. must not cause traffic congestion or nuisance
 - c. for 2 years, renewable once.
2. Real estate office used exclusively for Village Walk PD, until all lots and houses constructed are sold to first owners.
3. Home Occupation within a dwelling and clearly incidental thereto, carried on by a member of the household residing on the premises, provided:
 - a. No exterior indication of use is evident;
 - b. Use does not change the exterior character of the dwelling;
 - c. There are no animals involved in the use;
 - d. There is no more than one non-resident employee involved
 - e. Services are limited to accounting, teaching, architectural, consulting, counseling, engineering, legal, sewing, computer consulting or similar services;
 - f. No activity shall be conducted which involves or creates hazardous materials, noise, dust, odors or fumes, or which adversely affects health or safety.

D. DISTRICT REGULATIONS

1. Minimum Lot Area – as shown on plat. No residential lot may be subdivided into smaller pieces for additional dwellings, except Lot 49.
2. Minimum Setbacks –
 - a. Front – Zero
 - b. Side - Zero
 - c. Back – Zero
3. Maximum Buildable Lot Area
 - a. Lots 1-33 75%
 - b. Lots 34-48 100%
 - c. Common Area Pool Lot - .162 buildable acres. May build more with unused buildable area earned after construction of each home on lots 1-48.
 - d. Other common areas – may build with unused buildable area earned after construction of each home on lots 1-48.
 - e. Lot 49 – to be determined. May build with unused buildable area earned after construction of each home on lots 1-48.
4. Maximum Density – total of 56 dwellings, where additional dwelling units built over detached garages with kitchens count as a second dwelling on each lot. Townhouses built on lots 34-49 may not exceed more than sixty total bedrooms.
5. Maximum Occupancy for each residential lot – One family as defined in section 19-107 plus not more than 2 unrelated persons.
6. Maximum Structure Height – 40 feet

CITY OF CLEMSON - ORDINANCE NO. CC-2002-06

AN ORDINANCE ADOPTING A PLANNED DEVELOPMENT
TEXT AND MAP AMENDMENT FOR THE CITY OF CLEMSON, SOUTH CAROLINA.

BE IT ORDAINED BY THE MAYOR AND COUNCIL OF THE CITY OF CLEMSON,
SOUTH CAROLINA:


Section 1. Authority and Adoption. The following planned development ordinance is adopted pursuant to the authority granted in the South Carolina Local Government Comprehensive Planning Enabling Act of 1994, S.C. Code §§ 6-29-310, et seq. (1994 Supp.), and is incorporated by reference in the Code of Ordinances of the City of Clemson.

Section 2. Purpose. The purpose of this ordinance is to establish a planned development that consists of a maximum of fifty-six (56) dwelling units on forty-nine (49) residential lots. Descriptive Statement; Site Development Plan; Ordinance Document; and Appendices, including Site Plan-Exhibit B; Landscape Plan-Exhibit C; Open Space-Exhibit O; Impervious Surfaces-Exhibit I; Drainage Plan; Sewer Plan; and Water Plan are incorporated herein by reference.

Section 3. Title. This ordinance may be cited as "Village Walk Planned Development Ordinance."

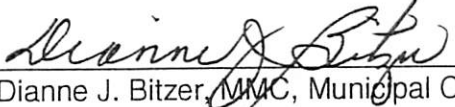
Section 4. Jurisdiction. The provisions of this ordinance shall apply to all land and improvements within the area described in the Legal Description, attached hereto as Exhibit A and incorporated herein by reference. The property is identified as D20-03-056B on Pickens County Tax Maps.

Section 5. Effective Date. The provisions of this ordinance shall be effective on May 7, 2002.



Larry W. Abernathy, Mayor

Attest:



Dianne J. Bitzer, MMC, Municipal Clerk

File No.:	R-02-01; PH-02-01; TM-02-01
Public hearing:	March 18, 2002;
Specially-called public meeting:	April 15, 2002
First reading:	April 15, 2002
Second reading:	May 6, 2002
Ordinance No.:	CC-2002-06

**VILLAGE WALK PLANNED DEVELOPMENT
APPENDICES**

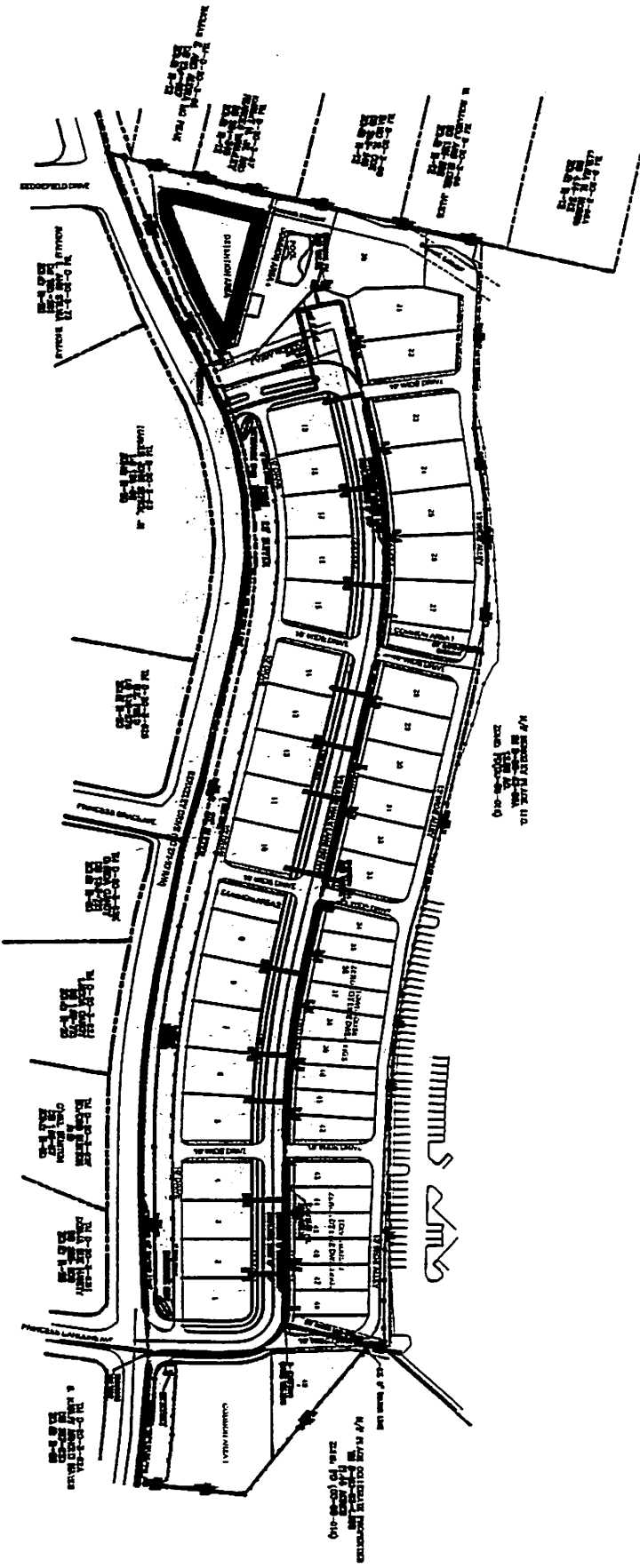
CC-2002-06

EXHIBIT A

All that certain lot, piece or tract of land in the County of Pickens, State of South Carolina, lying and being situate on Berkeley Drive containing 9.45 Acres more or less and being designated as Tract B as shown on a plat of survey entitled "Boundary Survey for Berkeley Place, LLC", dated October 30, 1998, prepared by Johnson Surveying, Inc., and having according to said plat the following metes and bounds to wit:

BEGINNING at a 1"Pipe on the Western right of way of Berkeley Dr; said 1"Pipe being the common corner of lands of Thomas E. and Audra McPeak and the herein described Tract B; thence N 75-08-42 W a distance of 83.39 feet to a 1/2"Rebar; thence N 76-51-12 W a distance of 125.19 feet to a 1/2"Rebar; thence N 76-45-08 W a distance of 220.48 feet to a 1/2"Rebar; thence N 02-39-29 E a distance of 214.57 feet to a 1/2"Rebar; thence N 08-23-57 W a distance of 83.39 feet to a 1/2"Rebar; thence N 01-28-26 W a distance of 89.72 feet to a 1/2"Rebar; thence N 04-26-38 E a distance of 88.72 feet to a 1/2"Rebar; thence N 13-21-23 E a distance of 404.78 feet to a 1/2"Rebar; thence N 09-34-58 E a distance of 74.28 feet to a 1/2"Rebar; thence N 04-41-00 E a distance of 75.19 feet to a 1/2"Rebar; thence N 00-03-41 W a distance of 272.39 feet to a 1/2"Rebar; thence S 74-10-18 E a distance of 25.96 feet to a 1/2"Rebar; thence N 39-40-10 E a distance of 225.71 feet to a 1/2"Rebar; thence S 83-45-44 E a distance of 116.25 feet to a 1/2"Rebar on the Western right of way of Berkeley Dr; thence running with the Western right of way of Berkeley Drive the following seven courses: 1) along the chord of a curve concave to the left and having a radius of 1,170.92 feet, S 04-13-35 W a distance of 168.37 feet to a 1/2"Rebar; 2) S 00-04-41 W a distance of 225.29 feet to a 1/2"Rebar; 3) along the chord of a curve concave to the right and having a radius of 1,120.92 feet, S 06-49-08 W a distance of 260.04 feet to a 1/2"Rebar; 4) S 13-24-12 W a distance 328.50 feet to a 1/2"Rebar; 5) along the chord of a curve concave to the left and having a radius of 502.46 feet, S 06-58-43 E a distance of 350.39 feet to a 1/2"Rebar; 6) S 27-20-57 E a distance of 69.77 feet to a 1/2"Rebar; 7) S 21-17-33 E a distance of 174.99 feet to a 1"Pipe; said 1"Pipe being the POINT AND PLACE OF BEGINNING.

This is the same property conveyed to Place Collegiate Properties, L.P. by deed from Sara Kinsler Colvin and Joseph Kinsler dated November 25, 1998 and recorded in Deed Book 460, at page 279.



- LEGEND:**
- EXISTING WATER LINE
 - ⊕ EXISTING FIRE HYDRANT
 - ⊕ EXISTING GATE VALVE
 - ⊕ NEW WATER SERVICE

1 DAY BEFORE ENGINEERING BY
 INDUSTRIAL GROUP
 CALL 1-800-922-0983
 FOR REVISIONS BY LOCAL AGENCIES

THIS PLAN IS A PRELIMINARY DESIGN AND IS NOT TO BE USED FOR CONSTRUCTION WITHOUT THE APPROVAL OF THE LOCAL AGENCIES. THE ENGINEER ASSUMES NO LIABILITY FOR ANY DAMAGE TO PERSONS OR PROPERTY CAUSED BY THE USE OF THIS PLAN.

CLIENT	HOLLEMAN GROUP
PROJECT	VILLAGE WALK P.D.
SHEET NO.	7
TOTAL SHEETS	7

CLIENT: HOLLEMAN GROUP
PROJECT: VILLAGE WALK P.D.
SHEET TITLE: WATER PLAN

REV.	DATE	DESCRIPTION
1	10/10/00	ISSUED FOR PERMITS

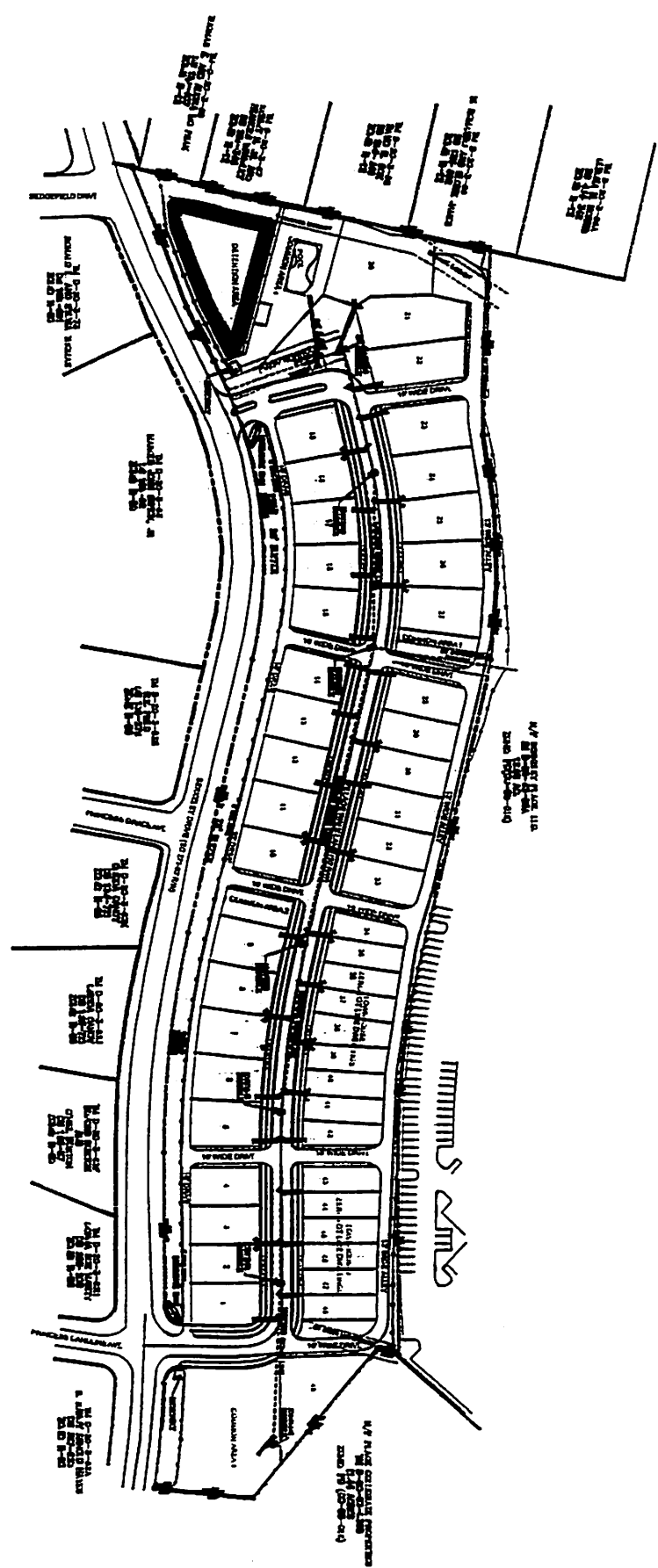
PROFESSIONAL SEAL

GOLDIE & ASSOCIATES

2004 W. NORTH CEDAR STREET
 DENVER, COLORADO 80202
 PHONE: 303.733.1111
 FAX: 303.733.1112

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CLIENT: **HOLLEMAN GROUP**
 PROJECT: **VILLAGE WALK P.D.**
 SHEET TITLE: **SEWER PLAN**

DATE: 6/24/21

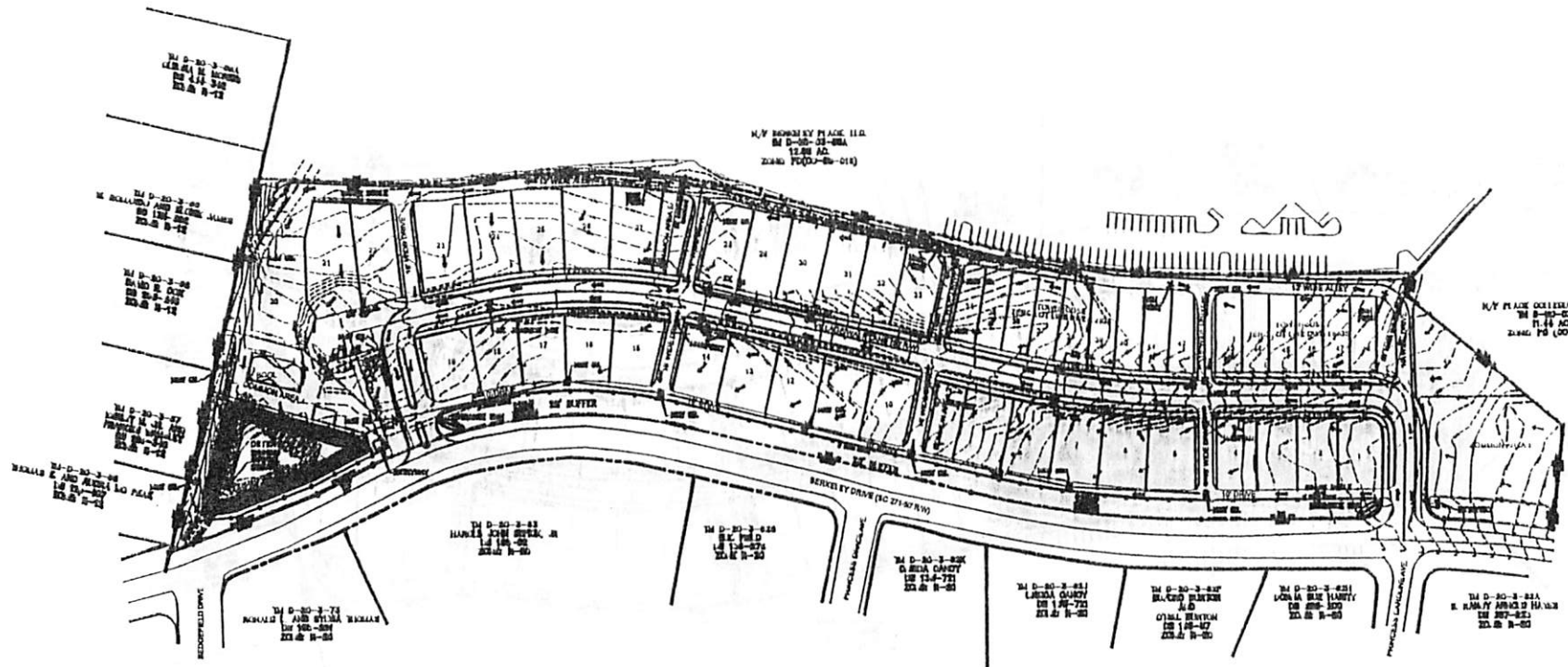
NO.	DATE	DESCRIPTION

ENGINEER'S STAMP

GOLDIE & ASSOCIATES

216-A W. NORTH BROADWAY STREET
 RICHMOND, SOUTH CAROLINA 29220
 PHONE: 803-622-8999
 FAX: 803-622-8998

114-S AMERSON AVENUE
 ANDERSON, SOUTH CAROLINA 29625
 PHONE: 803-751-9977



N.V. ROWENLY PLACE, LLC
 M D-00-01-00A
 12.00 AC.
 ZONING PD00-00-01A

N.V. PLACE COLLESIAN PROPERTIES
 M D-00-01-00B
 11.44 ACRES
 ZONING PD 00-00-01A

- LEGEND:
- NEW CATCH BASIN
 - EXISTING SANITARY MANHOLE
 - NEW STORM PIPE
 - EXISTING STORM PIPE
 - → DRAINAGE FLOW



1 DAY BEFORE DIGGING IN
 SOUTH CAROLINA
 CALL 1-800-922-0983
 PAID BY THE FIELD LOCATION SERVICE

THIS PLAN IS TO BE USED FOR THE PROPOSED PROJECT ONLY. THE USER SHALL BE RESPONSIBLE FOR VERIFYING THE ACCURACY OF THE DATA AND THE INFORMATION PROVIDED HEREON. THE USER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE APPROPRIATE AGENCIES AND AUTHORITIES. THE USER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY INFORMATION FROM THE FIELD AND FOR VERIFYING THE ACCURACY OF THE DATA AND THE INFORMATION PROVIDED HEREON.

1144 S. WORTH STREET
 GREENWOOD, SOUTH CAROLINA 29615
 PHONE: 803-733-1111
 FAX: 803-733-1112
 WWW.GOLDIEASSOCIATES.COM

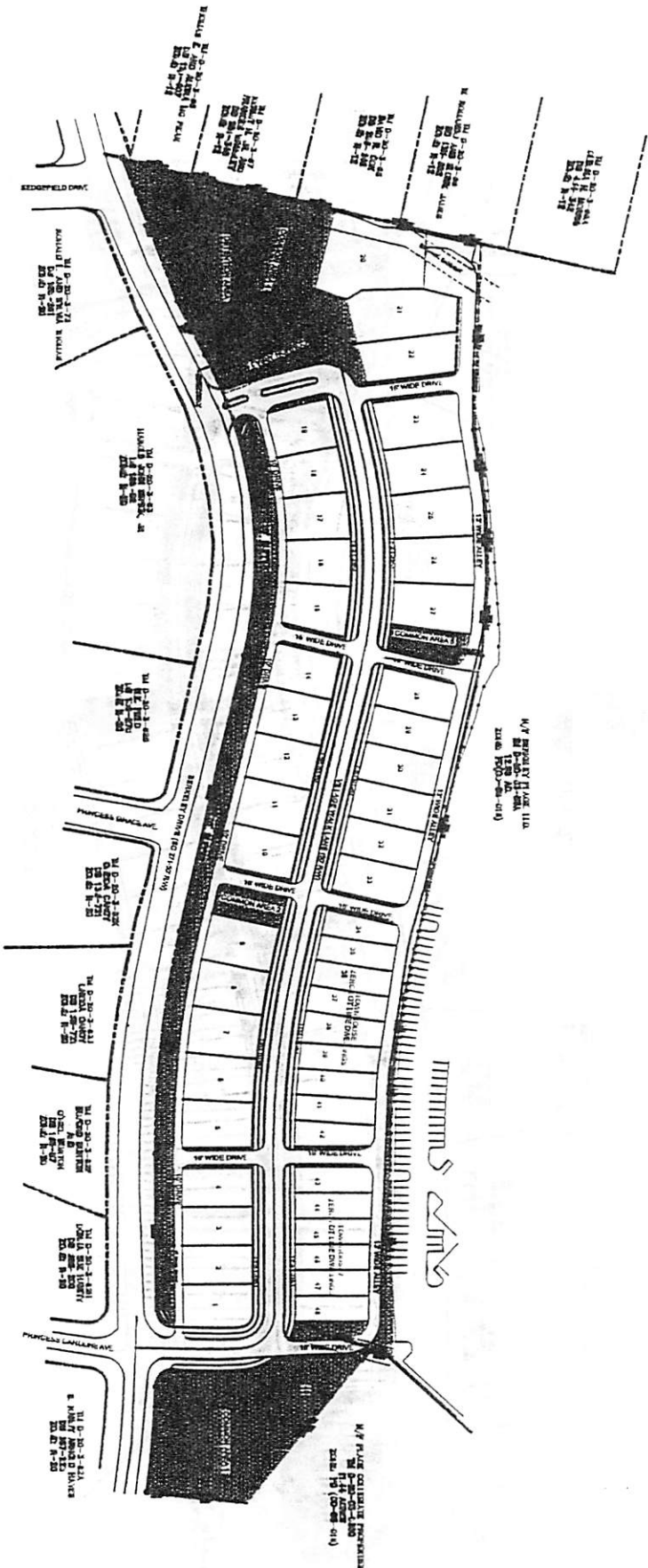
GOLDIE & ASSOCIATES
 INCORPORATED
 PROFESSIONAL ENGINEERS
 LICENSE NO. 1144-S-0000000000
 SOUTH CAROLINA

PROJECT'S STAMP

NO.	DATE	DESCRIPTION
1		ISSUED FOR PERMITS
2		
3		
4		
5		
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7		
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9		
10		

CLIENT: HOLLEMAN GROUP
 PROJECT: VILLAGE WALK P.D.
 SHEET TITLE: DRAINAGE PLAN

SHEET NO.	OF
5	7
FILE NO.	
62121	



GRAPHIC SCALE
1" = 30'

1 DRIVE BEFORE ENGINEERING IN
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CALL 1 800 922 0983
FOR THE HIGHEST QUALITY DESIGN SERVICES

SHEET NO.	2
OF	7
DATE	6/21/11

CLIENT: **HOLLEMAN GROUP**
 PROJECT: **VILLAGE WALK P.D.**
 SHEET TITLE: **OPEN SPACE EXHIBIT - C**

NO.	DATE	DESCRIPTION	BY

ENGINEER'S STAMP

GOLDIE & ASSOCIATES

111-B ANDEKSON AVE. #101
 ANDES BLDG, 3600 W. GARDEN ST. #101
 FAYETTEVILLE, AR 72701

2344 W. NORTH REDWOOD STREET
 ENGLE CLARK BLDG. #101
 PHOENIX 85041-883-877
 FAYETTEVILLE, AR

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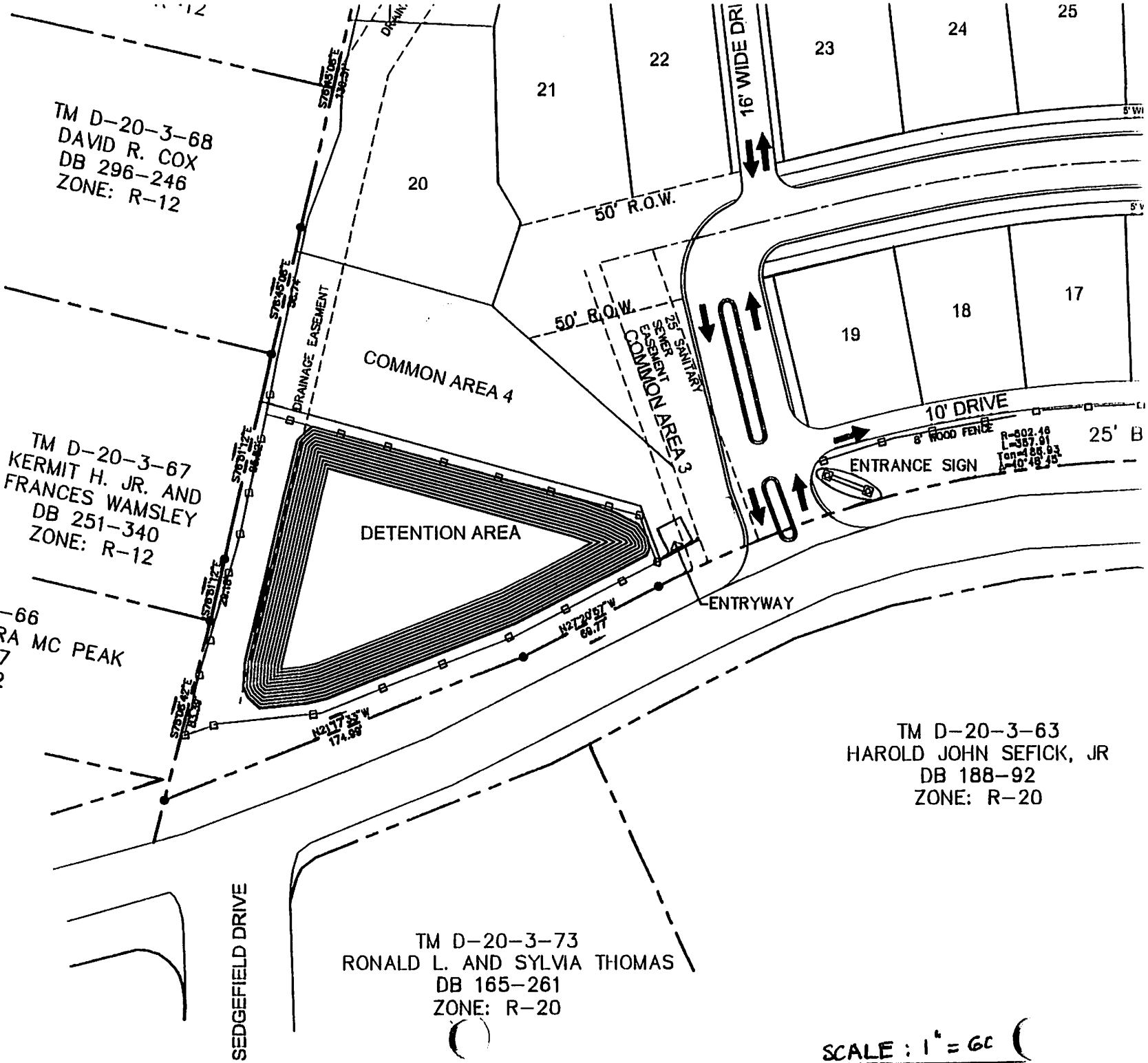
TM D-20-3-68
DAVID R. COX
DB 296-246
ZONE: R-12

TM D-20-3-67
KERMIT H. JR. AND
FRANCES WAMSLEY
DB 251-340
ZONE: R-12

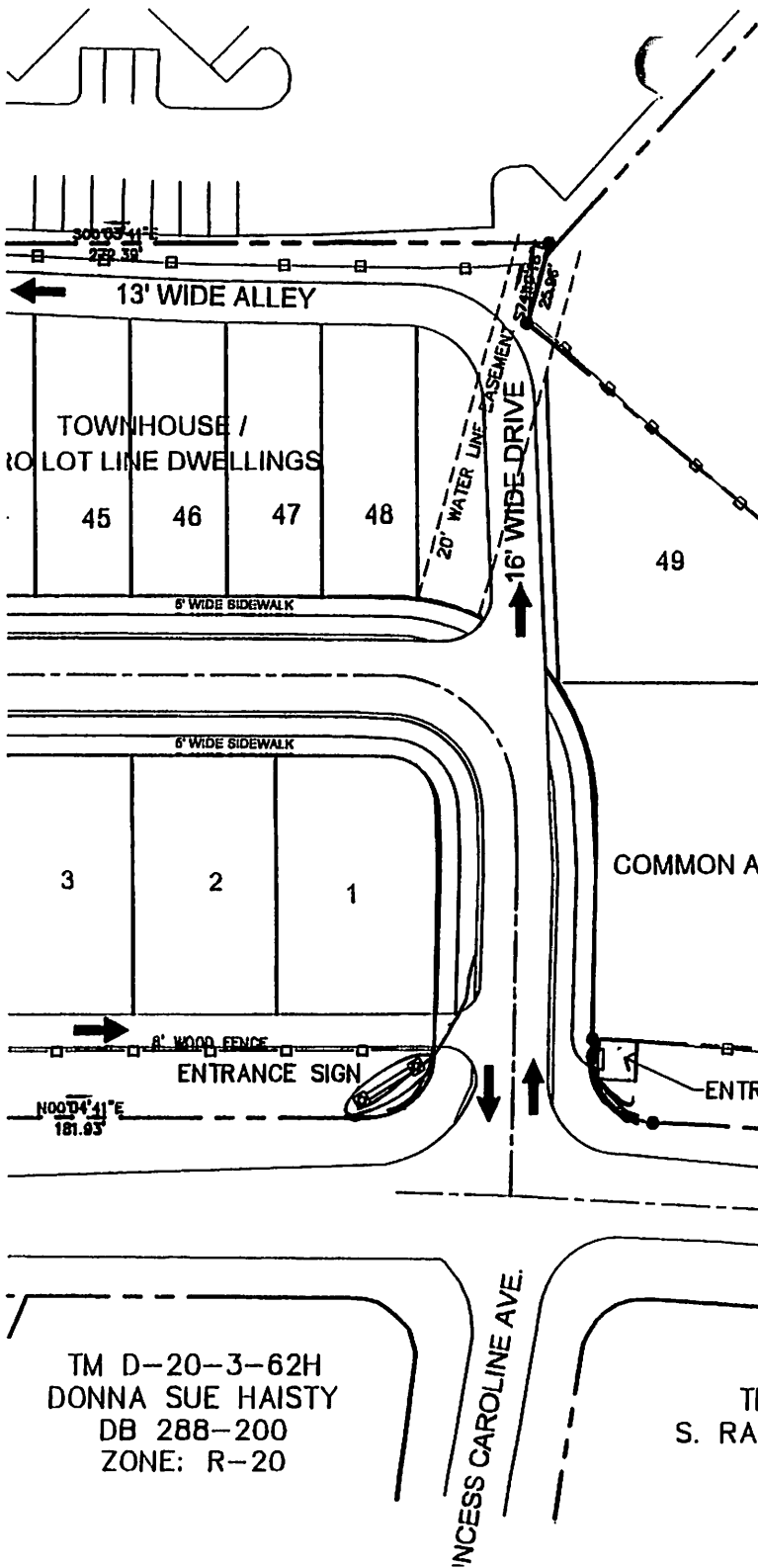
TM-D-20-3-66
THOMAS E. AND AUDRA MC PEAK
DB 12p-407
ZONE: R-12

TM D-20-3-63
HAROLD JOHN SEFICK, JR
DB 188-92
ZONE: R-20

TM D-20-3-73
RONALD L. AND SYLVIA THOMAS
DB 165-261
ZONE: R-20



SCALE : 1" = 60'



N/F PLACE COLLEGIATE PROPERTIES
 TM D-20-03-0360
 11.44 ACRES
 ZONE: PD (CC-98-016)

TM D-20-3-62H
 DONNA SUE HAISTY
 DB 288-200
 ZONE: R-20

TM D-20-3-62A
 S. RANDY ARNOLD HAYES
 DB 387-223
 ZONE: R-20

SCALE: 1" = 60'

INCESS CAROLINE AVE.