

SITE PLAN LEGEND

REVIEW INFORMATION
 Type of Review:
 _____ Special Use Rezoning
 _____ Site Plan Amendment
 Special Use Permit (Elected Body Only)
 _____ Final Development Plan
 _____ Preliminary Subdivision
 _____ Planning Board Review

Jurisdiction
 City of Winston-Salem
 _____ Forsyth County
 _____ Village of Clemmons
 _____ Town of Walkertown

ZONING
 Existing Zoning: RS9
 Proposed Zoning: RS9
 Proposed Uses:
 TELECOMMUNICATIONS
 FACILITY AND 150'
 MONOPOLE TOWER
 (Use UDO Terminology)

Purpose Statement: The purpose of this request is to SUBMIT PLANS FOR SPECIAL USE PERMIT (ELECTED BODY ONLY) REVIEW

DENSITY CALCULATIONS
 # of Units or Lots: N/A
 Density: N/A Units/Lots per Acre
 (Note: If more than one type of residential product is proposed, provide the number of units & density broken down by type.)

INFRASTRUCTURE

	Public	Private
Water	N/A	N/A
Sewer	N/A	N/A
Streets	N/A	N/A

Linear feet of public streets: N/A ft.

SITE SIZE AND COVERAGES
 Total Acreage: 7.15 Acres
 Site Coverages:
 Building to Land 5.8 %
 Pavement to Land 33.0* %
 Open Space 64.4 %
 Building Square Footage: N/A sf.
 Building Height: N/A ft.

PROPERTY INFORMATION
 PIN # 6824-27-7772.00
 Tax Block(s) DB3010, PG4314
 Lot(s) 1

* GRAVEL INCLUDED AS PAVEMENT

OFF-STREET PARKING (if applicable)
 Proposed Use(s) N/A
 Required Parking: N/A Spaces / N/A
 (more than one calculation may be needed)
 Parking Provided: 2 SPACES

OFF-STREET LOADING (if applicable)
 Loading/Unloading Spaces Required: N/A
 Loading/Unloading Spaces Provides: N/A
 Size: _____ ft. X _____ ft.

BUFFERYARDS
 Adjoining Zoning: RS9
 Type Required: IV
 Width Provided: 15 ft.

WATERSHED CALCULATIONS N/A
 This section only needs to be completed for projects located within designated water supply watersheds. See reverse side for calculation legend.

- WS-III Watersheds - Salem Lake, Abbotts Creek, and Lake Brandt
- WS-IV Watersheds - Oak Hollow/Randleman Lake, Kernersville Lake, Yadkin River, and Dan River

LEGEND

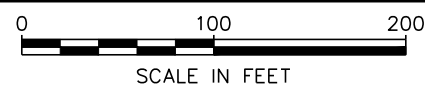
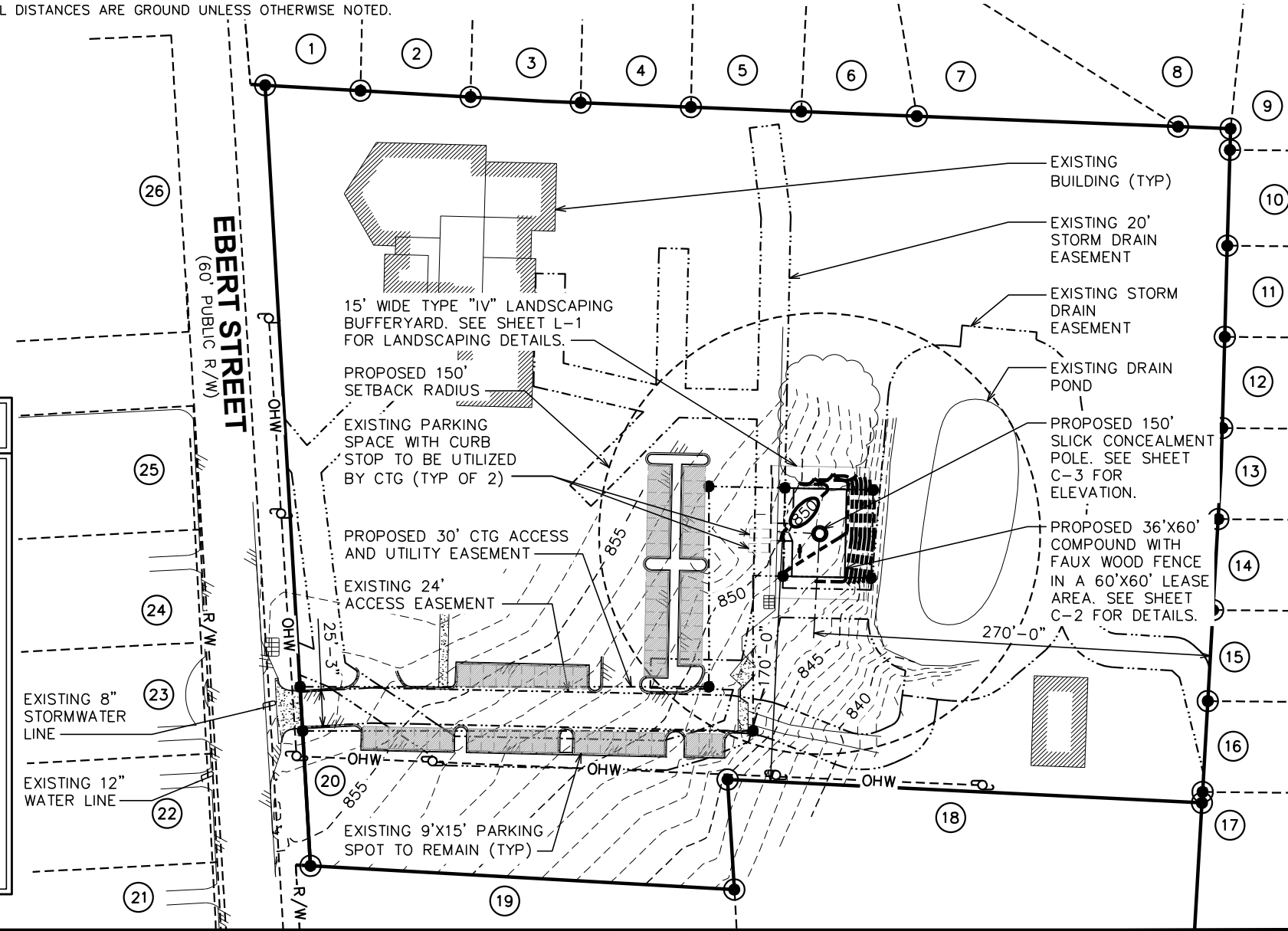
	EXIST. PROPERTY LINE
	EXIST. UTILITY POLE
	EXIST. TELCO PEDESTAL
	PROPERTY CORNER
	EXIST. CONTOUR LINE
	EDGE OF PAVEMENT
	OVERHEAD WIRE
	RIGHT-OF-WAY
	CHAIN LINK FENCE
	EXISTING TREE LINE

PROPERTY INFORMATION

NO.	PROPERTY OWNER	ZN	DB, PG	USE	NO.	PROPERTY OWNER	ZN	DB, PG	USE
1	ANNA H TUCKER	RS9	3178, 2012	RESIDENTIAL	14	MERLE DOUGLAS MORGAN	RS9	2811, 2816	RESIDENTIAL
2	NICHOLAS J WALKER	RS9	3179, 175	RESIDENTIAL	15	RHONDA S HERRMANN	RS9	2120, 3257	RESIDENTIAL
3	CHRISTOPHER P CRAVEN	RS9	3178, 2012	RESIDENTIAL	16	MICHAEL WILLIAM MILLER	RS9	2473, 1298	RESIDENTIAL
4	DENNIS W HENDERSON	RS9	1970, 1769	RESIDENTIAL	17	EBERLEE FARMS LLC	RS9	2658-3385	RESIDENTIAL
5	MARHARET F MORRIS	RS9	2170, 3740	RESIDENTIAL	18	EBERLEE FARMS LLC	RS9	3309, 1877	RESIDENTIAL
6	MATTHEW TRIPLETT	RS9	3117, 1672	RESIDENTIAL	19	NANCY CALLOWAY	RS9	769, 375	RESIDENTIAL
7	HAI HOANG TRAN	RS9	3199, 2089	RESIDENTIAL	20	TWIN CITY BAPTIST CH.	RS9	3010, 4314	RELIGIOUS
8	CHARLES STAFFORD FROST	RS9	3270, 3466	RESIDENTIAL	21	WILLIAM CLOTILE W	RS9	957, 605	RESIDENTIAL
9	SHIRLEY MULLIS	RS9	2899, 2995	RESIDENTIAL	22	SHANNON DANIELLE	RS9	2993, 1594	RESIDENTIAL
10	MERLE DOUGLAS MORGAN	RS9	2811, 2816	RESIDENTIAL	23	PAPPAS CLAIRE ROCHELEAU	RS9	2127, 2529	RESIDENTIAL
11	JAMES L CRIBB	RS9	0000, 0000	RESIDENTIAL	24	LOSCHIEDER MEGHAN K	RS9	3350, 3487	RESIDENTIAL
12	CAROLYN C PEDDYCORD	RS9	1732, 1438	RESIDENTIAL	25	JASINKIEWICZ JOHN W	RS9	765, 465	RESIDENTIAL
13	PATRICIA LEE MESSICK	RS9	1732, 1438	RESIDENTIAL	26	ADAMS JAMES T	RS9	533, 391	RESIDENTIAL

NOTES:

1. THE BASIS OF THE MERIDIANS AND COORDINATES FOR THIS PLAT IS THE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM, NORTH AMERICAN DATUM 1983 (SCSPCS NAD 83), BASED ON DIFFERENTIAL GPS OBSERVATIONS PERFORMED ON AUGUST 16, 2017.
2. VERTICAL INFORMATION SHOWN, BASED ON THE NORTH AMERICAN VERTICAL DATUM OF NAVD 1988 IN FEET.
3. ALL DISTANCES ARE GROUND UNLESS OTHERWISE NOTED.
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5. THE BUILDING IS LOCATED IN ZONE "X." AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN ACCORDING TO FEMA COMMUNITY PANEL #3710682400J, EFFECTIVE JANUARY 02, 2009.
6. SEE APPENDIX FOR BEARINGS AND DISTANCES.



PLANS PREPARED FOR:

COMMUNICATIONS TOWER GROUP LLC
 15720 BRIXHAM HILL AVE., STE 300
 CHARLOTTE, NC 28277

PROJECT INFORMATION:
HAWTHORNE ST TWIN CITY BIBLE
SITE ID: CTG-NC 0010027
 1345 EBERT ST
 WINSTON-SALEM, NC 27103
 (FORSYTH COUNTY)

PLANS PREPARED BY:

TOWER ENGINEERING PROFESSIONALS
 326 TRYON ROAD
 RALEIGH, NC 27603-3530
 OFFICE: (919) 661-6351
 www.tepgroup.net
 N.C. LICENSE # C-1794

SEAL:

October 5, 2017

4	10-05-17	CONSTRUCTION
3	10-02-17	CONSTRUCTION
2	09-06-17	CONSTRUCTION
1	09-05-17	CONSTRUCTION
REV	DATE	ISSUED FOR:

DRAWN BY: TDS CHECKED BY: SCB

SHEET TITLE:
SITE PLAN

SHEET NUMBER: **C-1** REVISION: **4**
 TEP #: 79509

SITE PLAN

SCALE: 1" = 100'