

THE WAYNE COUNTY HEALTH DEPARTMENT HAS PERFORMED A SOIL ANALYSIS ON EACH LOT WITHIN THIS SUBDIVISION. COPIES OF THE SOIL ANALYSIS FOR EACH LOT ARE AVAILABLE FOR REVIEW IN THE OFFICE OF ENVIRONMENTAL HEALTH SECTION. THE SOIL ANALYSIS IS NOT A PERMIT OR A GUARANTEE THAT A PERMIT WILL BE ISSUED. EACH LOT WILL HAVE TO BE RE-EVALUATED FOR AN IMPROVEMENT PERMIT USING STANDARDS CURRENT AT THE TIME PERMITS ARE REQUESTED AND A PLOT PLAN SHOWING THE PROPOSED STRUCTURE HAS BEEN MADE AVAILABLE TO THE HEALTH DEPARTMENT.

**NOTE FLOOD HAZARD**  
A PORTION OF THE PROPERTY IS LOCATED WITHIN A 100 YEAR FLOOD HAZARD AREA AND FLOODWAY AREA. FOR FLOOD HAZARD DATA AND FLOODWAY DATA REFER TO FIRM FLOOD INSURANCE RATE MAP NORTH CAROLINA MAP NUMBER 3720362200K EFFECTIVE DATE JUNE 20, 2018.

THE STATE OF NORTH CAROLINA  
COUNTY OF WAYNE  
I, Bobby Rex REVIEW OFFICER OF WAYNE COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

I, HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF WAYNE COUNTY, NORTH CAROLINA AND THAT THIS PLAT HAS BEEN APPROVED BY THE BOARD OF COMMISSIONERS OF WAYNE COUNTY FOR RECORDING IN THE OFFICE OF THE REGISTER OF DEEDS OF WAYNE COUNTY.

PRESENTED FOR REGISTRATION  
DATE 12-4-2019  
TIME 8:39:04 AM  
JUDY HARRISON  
REGISTER OF DEEDS  
WAYNE COUNTY, N.C.  
BY Elizabeth Wells  
DEPUTY, ASSISTANT

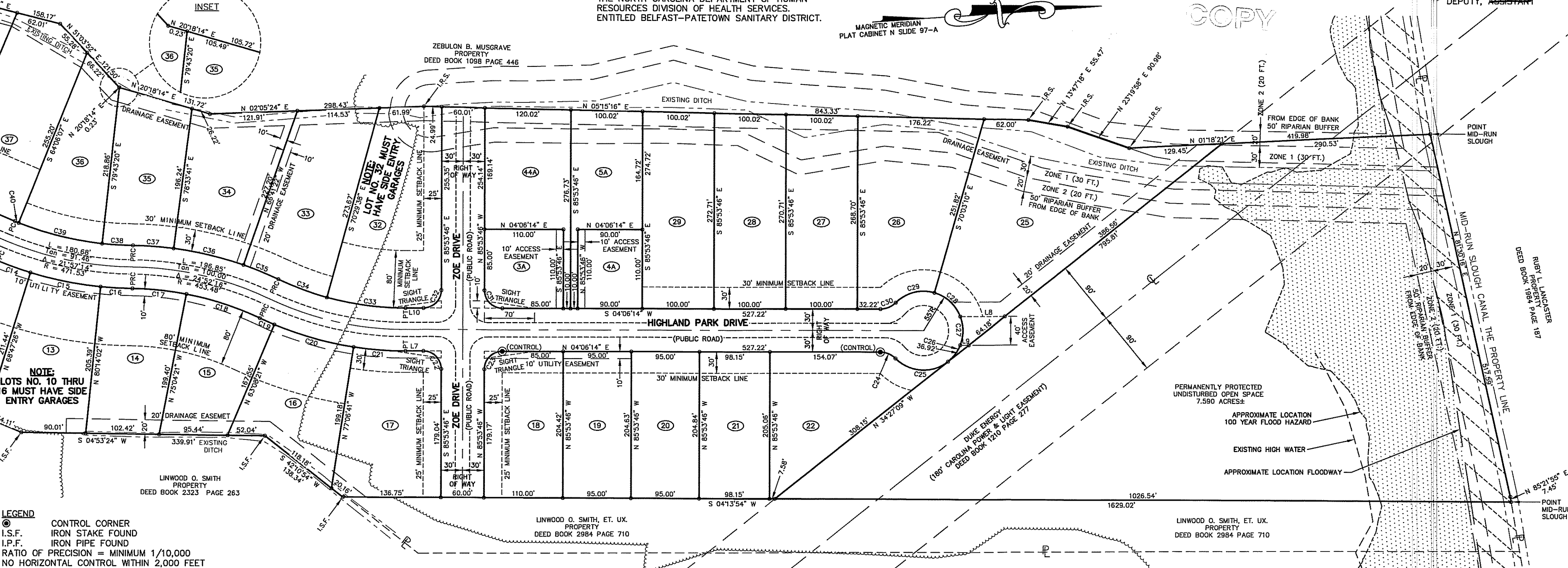
WAYNE COUNTY HEALTH DEPARTMENT DATE 10-15-19

APPROXIMATE 100 YEAR FLOOD HAZARD AREA  
APPROXIMATE FLOODWAY AREA

WATER DISTRICT  
SUBDIVISION WILL BE SERVICED BY A PUBLIC WATER SYSTEM THAT HAS BEEN APPROVED BY THE NORTH CAROLINA DEPARTMENT OF HUMAN RESOURCES DIVISION OF HEALTH SERVICES. ENTITLED BELFAST-PATETOWN SANITARY DISTRICT.



COPY



**LEGEND**  
● CONTROL CORNER  
I.S.F. IRON STAKE FOUND  
I.P.F. IRON PIPE FOUND  
RATIO OF PRECISION = MINIMUM 1/10,000  
NO HORIZONTAL CONTROL WITHIN 2,000 FEET  
AREA COMPUTED BY D.M.D. METHOD

DEPARTMENT OF TRANSPORTATION  
DIVISION OF HIGHWAYS  
PROPOSED SUBDIVISION ROAD  
CONSTRUCTION STANDARDS CERTIFICATION  
"FOR RECORDING PURPOSES ONLY"

APPROVED [Signature]  
DISTRICT ENGINEER  
DATE SEP 30, 2019

PROPERTY ZONED CA AND OH AS DEPICTED ON PLAT.  
**MINIMUM SETBACK REQUIREMENTS**  
FRONT N.C.S.R. NO. 1574 (CHURCH OF GOD ROAD) = 60 FEET  
FRONT = 30 FEET  
REAR = 25 FEET  
SIDE = 10 FEET  
CORNER = 25 FEET  
**NOTE:**  
LOTS NO. 10, 11, 12, 13, 14, 15, 16, 32, 37, 38, 39, 40 AND 41 MINIMUM FRONT SETBACK 80 FEET AND LOTS MUST HAVE SIDE ENTRY GARAGES.

**FINAL MAP  
HIGHLAND PARK  
MAP 2 OF 2  
STONE CREEK TOWNSHIP  
WAYNE COUNTY, N.C.**

SEPTEMBER 23, 2019  
REFERENCE:  
DEED BOOK 3375 PAGE 91

**OWNER & DEVELOPER**  
P, P, P & M DEVELOPMENT GROUP, LLC  
PO DRAWER E  
GOLDSBORO, NORTH CAROLINA 27533-9705

LOT SCHEDULE

LOT NO.	AREA
1	51,832 SQ. FT. OR 1.190 ACRES±
2	NA
3	21,122 SQ. FT.
4	20,734 SQ. FT.
5	25,794 SQ. FT.
6	20,987 SQ. FT.
7	20,157 SQ. FT.
8	20,320 SQ. FT.
9	26,159 SQ. FT.
10	23,859 SQ. FT.
11	21,842 SQ. FT.
12	22,952 SQ. FT.
13	25,784 SQ. FT.
14	22,523 SQ. FT.
15	20,610 SQ. FT.
16	22,827 SQ. FT.
17	28,190 SQ. FT.
18	22,338 SQ. FT.
19	19,430 SQ. FT.
20	19,450 SQ. FT.
21	20,116 SQ. FT.
22	26,269 SQ. FT.
23	NA
24	NA
25	58,792 SQ. FT. OR 1.350 ACRES± INCLUDING ACCESS EASEMENT 57,413 SQ. FT. OR 1.318 ACRES± EXCLUDING ACCESS EASEMENT

LOT SCHEDULE

LOT NO.	AREA
26	35,926 SQ. FT.
27	26,970 SQ. FT.
28	27,171 SQ. FT.
29	27,372 SQ. FT.
30	NA
31	NA
32	34,337 SQ. FT.
33	29,259 SQ. FT.
34	24,972 SQ. FT.
35	21,156 SQ. FT.
36	20,984 SQ. FT.
37	30,638 SQ. FT.
38	27,560 SQ. FT.
39	27,771 SQ. FT.
40	23,807 SQ. FT.
41	20,000 SQ. FT.
42	20,000 SQ. FT.
43	20,003 SQ. FT.
44	26,473 SQ. FT.

**OFFSITE SEWER LOTS**

3A	11,966 SQ. FT.
4A	9,900 SQ. FT.
5A	17,673 SQ. FT.
4A	21,252 SQ. FT.

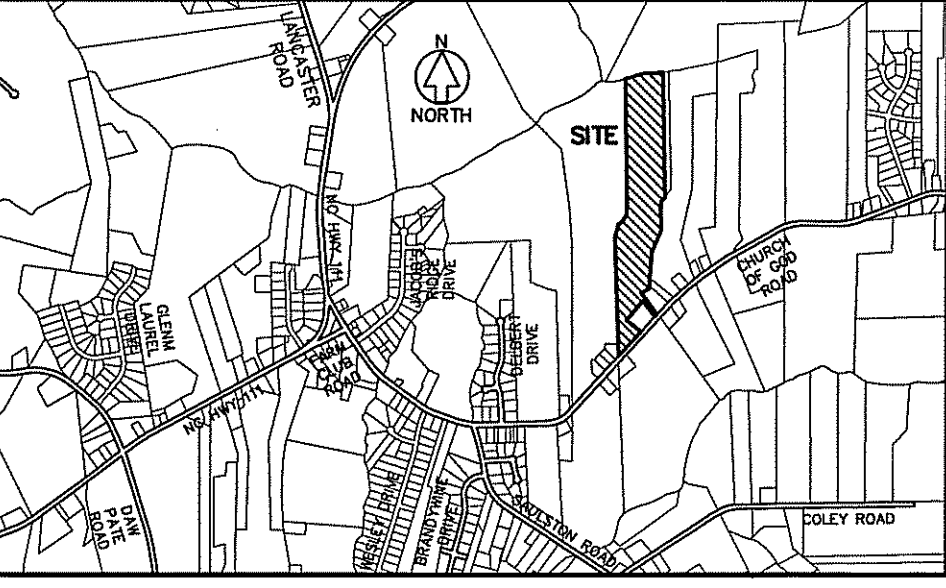
**ROAD MAINTENANCE UNDERSTANDING**  
P, P, P & M DEVELOPMENT GROUP, LLC IS RESPONSIBLE FOR THE CONSTRUCTION MAINTENANCE AND REQUIRED ROAD IMPROVEMENTS OF SUBDIVISION STREETS UNTIL:  
A) APPROVED/TAKEN OVER BY NORTH CAROLINA DEPARTMENT OF TRANSPORTATION FOR PUBLIC ROADS, OR  
B) APPROVED/TAKEN OVER BY HOMEOWNERS ASSOCIATION FOR PRIVATE ROAD MAINTENANCE, OR  
C) PRIVATE ROAD MAINTENANCE AGREEMENT IS SIGNED AND RECORDED BY OWNERS OF EACH LOT.

ALL THE LOTS IN THE HIGHLAND PARK SUBDIVISION MUST BE SERVED BY THE INTERNAL STREET SYSTEM.

ONLY NORTH CAROLINA DEPARTMENT OF TRANSPORTATION APPROVED STRUCTURES ARE TO BE CONSTRUCTED ON PUBLIC RIGHT-OF-WAY

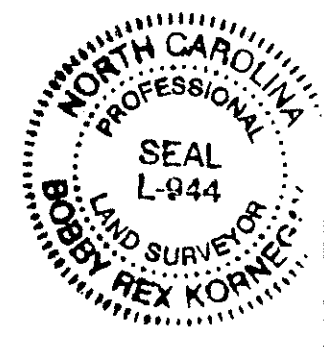
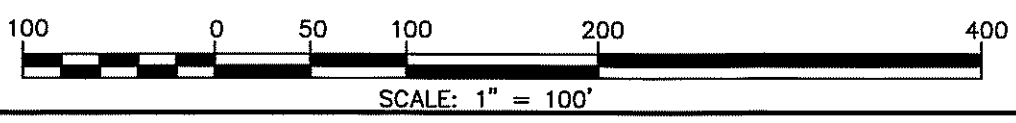
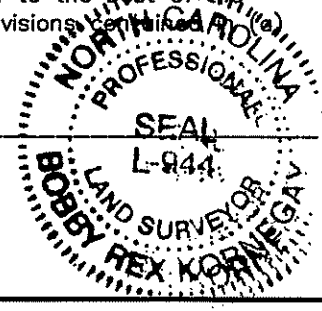
THE OWNER, DEVELOPER OR CONTRACTOR SHALL SET THE CENTERLINE OF THE ROADWAY DITCH BACK TO A MINIMUM OF 12 FEET FROM EXISTING/PROPOSED EDGE OF PAVEMENT ALONG ALL ROAD FRONTS.

THE 10' X 70' SIGHT TRIANGLES TAKES PRECEDENCE OVER ANY SIGN EASEMENTS  
ALL DRAINAGE EASEMENTS SHALL BE DEDICATED AS PUBLIC AND IT SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS TO MAINTAIN THE DRAINAGE EASEMENTS AND ANY DRAINAGE STRUCTURES THEREIN, SO AS TO MAINTAIN THE INTEGRITY OF THE DRAINAGE SYSTEM AND INSURE POSITIVE DRAINAGE.



I, Bobby Rex Kornegay, certify:  
(X) a. That this survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.  
( ) b. That the survey is located in a portion of a county or municipality that is unregulated as to an ordinance that regulates parcels of land.  
( ) c. Any one of the following:  
( ) 1. That the survey is of an existing parcel or parcels of land or one or more existing easements and does not create a new street or change an existing street. For the purposes of this subsection, an "existing parcel" or "existing easement" is an area of land described in a single, legal description or legally recorded subdivision that has been or may be legally conveyed to a new owner by deed in its existing configuration.  
( ) 2. That the survey is of an existing feature, such as a building or other structure, or natural feature, such as a watercourse.  
( ) 3. That the survey is a control survey. For the purpose of this subsection, a "control survey" is a survey that provides horizontal or vertical position data for support or control of other surveys or for mapping. A control survey, by itself, cannot be used to define or convey rights or ownership.  
( ) 4. That the survey is of a proposed easement for public utility as defined in G.S. 62-3.  
( ) d. That the survey is of another category, such as the recombination of existing parcels, a court-ordered survey, or other exception to the definition of subdivision;  
( ) e. That the information available to the surveyor is such that the surveyor is unable to make a determination to the best of the surveyor's professional ability as to the provisions of (a) through (d) above.

[Signature]  
BOBBY REX KORNEGAY  
PROFESSIONAL LAND SURVEYOR NO. L-944  
300 EAST WALNUT STREET  
GOLDSBORO, NORTH CAROLINA 27530  
TELEPHONE NO. 919-735-5886  
FIRM LICENSE NUMBER F-1054



DEVELOPER/OWNER DATE  
T-11 9/23/19  
I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON WHICH WAS CONVEYED TO ME (US) BY DEED RECORDED IN DEED BOOK 3375 PAGE 91 AND THAT I (WE) HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY (OUR) FREE CONSENT, ESTABLISH THE MINIMUM BUILDING LINES, AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS, DRAINAGEWAYS, AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED, FURTHER, I (WE) CERTIFY THAT THE LAND AS SHOWN HEREON IS WITHIN THE SUBDIVISION REGULATION JURISDICTION OF WAYNE COUNTY.  
[Signature], 2019  
OWNER(S)  
I, BOBBY REX KORNEGAY, CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION BY TERRY S. BEASLEY FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION AND THAT THE BOUNDARIES ARE AS INDICATED IN THE LEGEND. THAT THE LAND IS OF THE FOLLOWING RECORDED INFORMATION: DEED BOOK 3375 PAGE 91. THAT THE RATIO OF PRECISION IS AS INDICATED IN THE LEGEND. THAT THIS MAP WAS PREPARED IN ACCORDANCE WITH G.S. 17-30 AS AMENDED, WITNESS MY HAND AND SEAL THIS 23RD DAY OF SEPTEMBER, 2019  
[Signature]  
BOBBY REX KORNEGAY  
PROFESSIONAL LAND SURVEYOR NO. L-944  
300 EAST WALNUT STREET  
GOLDSBORO, NORTH CAROLINA 27530  
TELEPHONE NO. 919-735-5886  
LICENSE NUMBER F-1054