

APPROVED IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 20 (SUBDIVISION ORDINANCE) OF THE CITY CODE OF THE CITY OF CHARLOTTE, NORTH CAROLINA.  
 CHARLOTTE-MECKLENBURG PLANNING COMMISSION

PLANNING COMMISSION STAFF \_\_\_\_\_ DATE \_\_\_\_\_

STATE OF NORTH CAROLINA  
 COUNTY OF MECKLENBURG  
 THE FOREGOING CERTIFICATE OF SANDRA L. BAETZ, A NOTARY PUBLIC OF SAID COUNTY AND STATE IS CERTIFIED TO BE CORRECT THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 1995

JUDITH A. BISSON, REGISTER OF DEEDS BY \_\_\_\_\_

NORTH CAROLINA  
 MECKLENBURG COUNTY  
 I, SANDRA L. BAETZ, A NOTARY PUBLIC FOR SAID COUNTY AND STATE, DO HEREBY CERTIFY THAT SERAUL M. ELLIS, REGISTERED LAND SURVEYOR, PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE EXECUTION OF THE FOREGOING INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 1995  
 NOTARY PUBLIC  
 MY COMMISSION EXPIRES AUGUST 20, 1996.

ROSELAND APARTMENTS, INC.,  
 a North Carolina Corporation  
 (REPUTED OWNER)  
 D.B. 3070 P. 31

STATE OF NORTH CAROLINA :  
 COUNTY OF MECKLENBURG :  
 THE UNDERSIGNED REGISTERED LAND SURVEYOR HEREBY CERTIFIES THAT UNDER HIS DIRECTION AND SUPERVISION, THIS MAP WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED; THAT THIS IS A CORRECT MAP MADE FROM AN ACTUAL FIELD SURVEY BY GENERAL SURVEYORS, P.A.; THAT THE FIELD SURVEYS MEET THE REQUIREMENTS OF AN LINEAR SURVEY (CLASS A) AS DEFINED WITHIN SECTION 1.603 "STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA" AND WERE PERFORMED TO A MINIMUM LINEAR PRECISION RATIO OF 1:10,000; THAT ANY BOUNDARY OR PARCEL LINES SHOWN HEREON BUT NOT SURVEYED ARE SO NOTED; THAT THERE ARE NO ENCROACHMENTS EITHER WAY ACROSS PROPERTY LINES (EXCEPT AS SHOWN); THAT THE SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE CITY OF CHARLOTTE, A MUNICIPAL CORPORATION, OF THE COUNTY OF MECKLENBURG AND STATE OF NORTH CAROLINA WHICH HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

GENERAL SURVEYORS, P.A.

SIGNED: \_\_\_\_\_ DATE: DECEMBER 12, 1995  
 SERAUL M. ELLIS, RLS N.C. LICENSE NUMBER L-2355

"A PORTION OF ROLLINGWOOD-  
 CHARLOTTE, N.C."  
 M.B. 8 P. 383 & 385

THE CITY OF CHARLOTTE  
 a municipal corporation of the State of North Carolina  
 (REPUTED OWNER)  
 D.B. 4393 P. 465

FLOODWAY DISTRICT ENCROACHMENT BOUNDARY LINE FOR IRWIN CREEK TRIBUTARY PER CHARLOTTE OFFICIAL FLOOD AREAS MAP (EFFECTIVE DATE: OCTOBER 11, 1977)

FLOODWAY FRINGE DISTRICT BOUNDARY LINE FOR IRWIN CREEK TRIBUTARY PER CHARLOTTE OFFICIAL FLOOD AREAS MAP (EFFECTIVE DATE: OCTOBER 11, 1977)

LOT A  
 AREA = 4.2500 ACRES = 185,130 Sq. Ft.

LOT B  
 AREA = 5.3376 ACRES = 232,506 Sq. Ft.

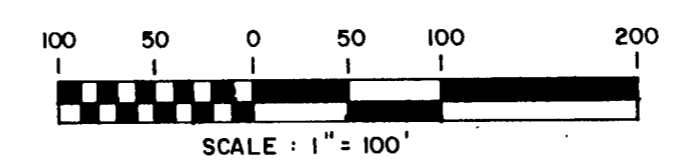
- LEGEND**
- INDICATES EXISTING IRON PIN MONUMENT-FOUND
  - INDICATES IRON PIN MONUMENT SET (5/8" dia. rebar)
  - INDICATES EXISTING CONCRETE MONUMENT
  - INDICATES SET CONCRETE MONUMENT
  - INDICATES BOUNDARY LINE
  - (D) INDICATES BOUNDARY LINE PER DEED OR RECORD MAP (NOT SURVEYED)
  - R/W INDICATES RIGHT-OF-WAY
  - INDICATES EASEMENT LINE
  - INDICATES CONTIGUOUS OWNER
  - ⊙ INDICATES POINT OF CURVATURE
  - ⊕ INDICATES SANITARY SEWER MANHOLE

**NOTES**

TAX PARCEL NUMBER 145-201-01, 145-201-15, AND 145-154-20  
 ZONING IS I-1 (CD) REZONING PETITION NUMBER 82-24  
 OTHER UNDERGROUND UTILITIES OR STRUCTURES MAY EXIST, THE LOCATIONS OF WHICH ARE CURRENTLY UNKNOWN.  
 IRON PINS SET AT ALL CORNERS UNLESS OTHERWISE NOTED.  
 ANY CONSTRUCTION OR USE WITHIN THE AREAS DELINEATED AS FLOODWAY DISTRICT FRINGE BOUNDARY LINE AND FLOODWAY DISTRICT ENCROACHMENT BOUNDARY LINE IS SUBJECT TO THE RESTRICTIONS IMPOSED BY THE FLOODWAY REGULATIONS.

**FLOOD HAZARD CERTIFICATION**

IN ACCORDANCE WITH FLOOD INSURANCE RATE MAPS "FIRM" PROVIDED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY - FEDERAL INSURANCE ADMINISTRATION (CITY OF CHARLOTTE, NORTH CAROLINA - COMMUNITY PANEL NUMBER 370159 - 0018) EFFECTIVE AUGUST 13, 1978 AND REVISED TO JANUARY 4, 1984 I HAVE DETERMINED CHARLOTTE OFFICIAL FLOOD AREAS MAP - IRWIN CREEK TRIBUTARY, AT SHEET 2 OF 1, EFFECTIVE OCTOBER 11, 1977 THE SOUTHWESTERN PORTION OF LOT A ADJACENT TO THE IRWIN CREEK TRIBUTARY IS LOCATED WITHIN A SPECIAL FLOOD HAZARD AREA INZONED BY 100 YEAR FLOODS AND IS DEFINED AS ZONE-AE ON THE "FIRM" AND IS ALSO WITHIN THE FLOODWAY DISTRICT ENCROACHMENT BOUNDARY AS SHOWN ON THE "CHARLOTTE OFFICIAL FLOOD AREAS MAP". OTHER PORTIONS OF LOT A AND ALL OF LOT B ARE DESIGNATED ZONE X; AREAS DETERMINED TO BE OUTSIDE THE 500-YEAR FLOOD PLAN.



FINAL PLAN <b>PHILLIPS INDUSTRIAL PARK      BARRINGER ROAD SECTION</b> LOT A AND LOT B D.L. PHILLIPS INVESTMENT BUILDERS, INC. OWNER / DEVELOPER CITY OF CHARLOTTE MECKLENBURG COUNTY NORTH CAROLINA	
SHEET 1 OF 2	DATE: DEC. 12, 1995
GENERAL SURVEYORS, P.A. CHARLOTTE, NORTH CAROLINA	SCALE: 1" = 100' FILE: 811.032

APPROVED BY CITY COUNCIL  
 DATE June 24, 1996  
 96-41

PROJECT No:	75-02000-01
DATE:	02-20-96
SCALE:	AS SHOWN
DR:	DR.
CKD:	CKD.
REVISION:	
DATE:	
No.:	
8731 Red Oak Boulevard Charlotte, North Carolina 28217-3958 704.525.6284 DR. DR. FAX: 704.525.8529	
<b>PHILLIPS INDUSTRIAL PARK      BARRINGER ROAD SECTION      LOT "A" AND LOT "B"      SURVEY</b>	
SHEET NO.	
1 of 2	

DRAWN BY: Baggott, Mike  
 DATE: FEB 20 1996 : 10:40 AM  
 PROJECT # 75-21332-02  
 CAD FILE: K:\CADD\3\PHILLIPS\PHILR2N2

