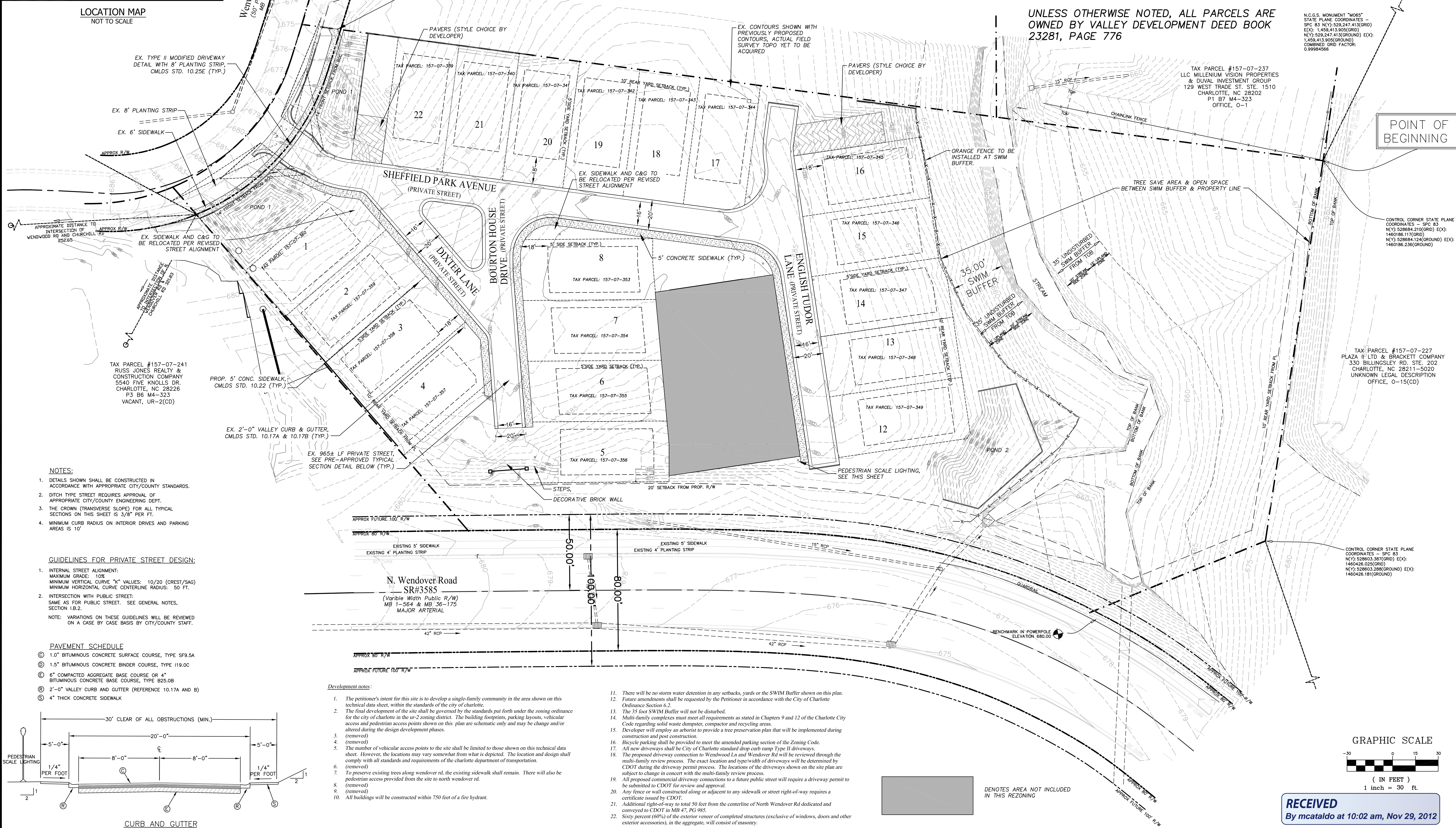


LOCATION MAP  
NOT TO SCALE



NOTES:

1. DETAILS SHOWN SHALL BE CONSTRUCTED IN ACCORDANCE WITH APPROPRIATE CITY/COUNTY STANDARDS.
2. DITCH TYPE STREET REQUIRES APPROVAL OF APPROPRIATE CITY/COUNTY ENGINEERING DEPT.
3. THE CROWN (TRANSVERSE SLOPE) FOR ALL TYPICAL SECTIONS ON THIS SHEET IS 3/4" PER FT.
4. MINIMUM CURB RADIUS ON INTERIOR DRIVES AND PARKING AREAS IS 10'

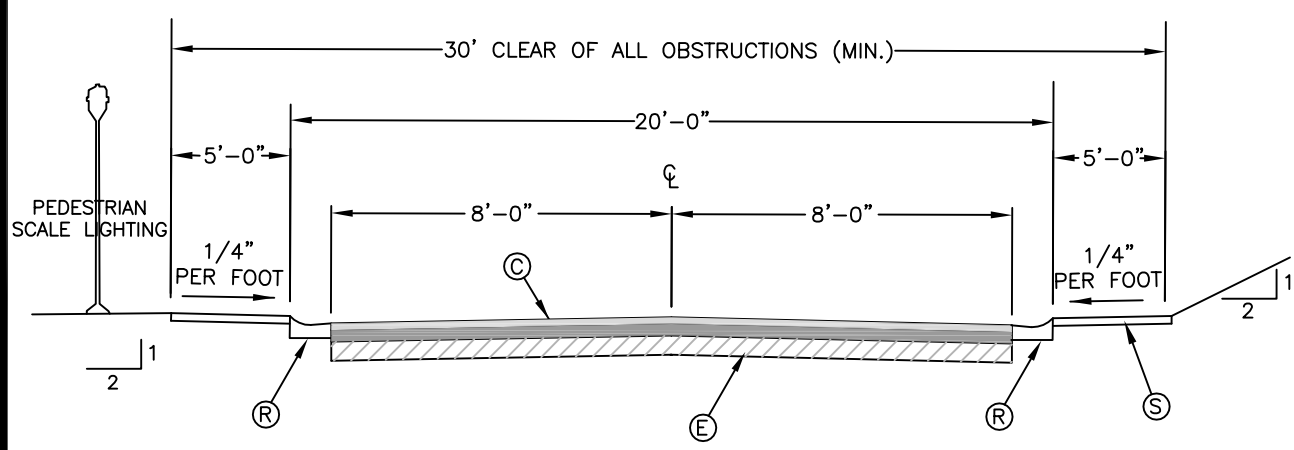
GUIDELINES FOR PRIVATE STREET DESIGN:

1. INTERNAL STREET ALIGNMENT:  
MAXIMUM GRADE: 10%  
MINIMUM VERTICAL CURVE "K" VALUES: 10/20 (CREST/SAG)  
MINIMUM HORIZONTAL CURVE CENTERLINE RADIUS: 50 FT.
2. INTERSECTION WITH PUBLIC STREET:  
SAME AS FOR PUBLIC STREET. SEE GENERAL NOTES, SECTION 18.2.

NOTE: VARIATIONS ON THESE GUIDELINES WILL BE REVIEWED ON A CASE BY CASE BASIS BY CITY/COUNTY STAFF.

PAVEMENT SCHEDULE

- ① 1.0" BITUMINOUS CONCRETE SURFACE COURSE, TYPE SF9.5A
- ② 1.5" BITUMINOUS CONCRETE BINDER COURSE, TYPE 119.0C
- ③ 6" COMPACTED AGGREGATE BASE COURSE OR 4" BITUMINOUS CONCRETE BASE COURSE, TYPE B25.0B
- ④ 2'-0" VALLEY CURB AND GUTTER (REFERENCE 10.17A AND B)
- ⑤ 4" THICK CONCRETE SIDEWALK



CURB AND GUTTER

NOTES:

1. PEDESTRIAN-SCALE LIGHTING WILL BE PROVIDED ALONG ALL INTERIOR STREETS. THE LIGHTING WILL BE SHIELDED WITH FULL CUT-OFF. LIGHT POLE LOCATIONS SHOWN ARE PRELIMINARY AND MAY CHANGE AS A RESULT OF FULL LIGHTING DESIGN AND/OR FIELD CONDITIONS.
2. SIXTY PERCENT (60%) OF THE EXTERIOR VENEER OF COMPLETED STRUCTURES (EXCLUSIVE OF WINDOWS, DOORS, AND OTHER EXTERIOR ACCESSORIES), IN THE AGGREGATE, WILL CONSIST OF MASONRY.
3. A MINIMUM OF 18 FEET IS REQUIRED FROM THE BACK OF SIDEWALK TO THE FACE OF THE GARAGE.
4. UNITS 1-8 & 12-22 TO BE SINGLE FAMILY, DETACHED HOMES.
5. The petitioner acknowledges that other standard development requirements imposed by other city ordinances, standards, policies, and appropriate design manuals will exist. Those criteria (for example, those that require buffers, regulate streets, sidewalks, trees, stormwater, and site development, etc.), will apply to the development site. This includes chapters 6, 9, 12, 17, 18, 19, 20, and 21 of the city code. Conditions set forth in this petition are supplemental requirements imposed on the development in addition to other standards. Where conditions on this plan differ from ordinances, standards, policies, and approaches in existence at the time of formal engineering plan review submission, the stricter condition or existing requirements shall apply.
6. (Removed)

TAX PARCEL #157-07-238  
CCSMCT, LLC  
P.O. BOX 1420  
LEXINGTON, NC 27293-1420  
L1 M42-867  
MULTI-FAMILY, UR-2(CD)

SITE DATA:

TAX PARCELS:

157-07-339 through 157-07-349 &  
157-07-352 through 157-07-361

SITE AREA:

4.27 AC.

PREVIOUS ZONING:

UR-2(CD) (REZONING 2006-160)

EXISTING ZONING:

UR-2(CD) (REZONING 2010-043)

PROPOSED ZONING:

UR-2(CD) S.P.A.

FRONT SETBACK:

14 FT. (from BACK OF CURB)

SIDE YARD:

5 FT.

REAR YARD:

10 FT.

MAXIMUM HEIGHT:

40 FY.

MAXIMUM F.A.R.:

1.0 MAX.

PARKING (PER UNIT):

1 MIN - 2 MAX

TOTAL UNITS:

22

PROPOSED DENSITY:

5.152

UNLESS OTHERWISE NOTED, ALL PARCELS ARE OWNED BY VALLEY DEVELOPMENT DEED BOOK 23281, PAGE 776

N.C.G.S. MONUMENT "M065"  
STATE PLANE COORDINATES - SPC 83  
N(Y): 529,247.413(GRID) E(X): 1,459,413.905(GRID)  
N(Y): 529,247.413(GROUND) E(X): 1,459,413.905(GROUND)  
COMBINED GRID FACTOR: 0.99984566

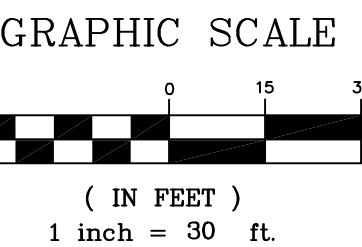
TAX PARCEL #157-07-237  
LLC MILLENNIUM VISION PROPERTIES  
& DUVAL INVESTMENT GROUP  
129 WEST TRADE ST. STE. 1510  
CHARLOTTE, NC 28202  
P1 B7 M4-323  
OFFICE, 0-1

POINT OF BEGINNING

CONTROL CORNER STATE PLANE  
COORDINATES - SPC 83  
N(Y): 528684.210(GRID) E(X): 1460186.117(GRID)  
N(Y): 528684.124(GROUND) E(X): 1460186.236(GROUND)

TAX PARCEL #157-07-227  
PLAZA II LTD & BRACKETT COMPANY  
330 BILLINGSLEY RD. STE. 202  
CHARLOTTE, NC 28211-5020  
UNKNOWN LEGAL DESCRIPTION  
OFFICE, 0-15(CD)

CONTROL CORNER STATE PLANE  
COORDINATES - SPC 83  
N(Y): 528683.387(GRID) E(X): 1460426.022(GRID)  
N(Y): 528683.288(GROUND) E(X): 1460426.181(GROUND)



RECEIVED  
By mcataldo at 10:02 am, Nov 29, 2012

2013 VAN BUREN AVENUE  
Charlotte, NC 28207  
(704) 882-1222  
www.cagonline.net

NO.	DATE	BY	ISSUE
1	01/29/07	JMP	REVISIONS PER CITY OF CHARLOTTE COMMENTS
2	03/15/07	JRP	REVISIONS PER CITY OF CHARLOTTE COMMENTS
3	05/03/10	KEL	REVISED PROPOSED BUILDINGS AND LOTS
4	05/17/10	KEL	REVISED PER PLANNING DEPT. COMMENTS
5	03/10/11	JLR	REVISED PER PLANNING DEPT. COMMENTS
6	10/11/12	KEL	REVISED PER PLANNING DEPT. COMMENTS
7	10/11/12	JSM	22 LOT SINGLE FAMILY LAYOUT
8	11/26/12	JSM	SINGLE FAMILY LAYOUT, REVISED SETBACKS AND ROADS

GARDENS AT WENDOVER

REVISIONS PER REZONING PETITION 2010-043

VALLEY DEVELOPMENT

316 WINDOVER AVE., NW

VIENNA, VA 22180

REZONING

SITE PLAN

DESIGNED BY	DRAWN BY	CHECKED BY	JHR
JSM	JSM	JSM	JHR

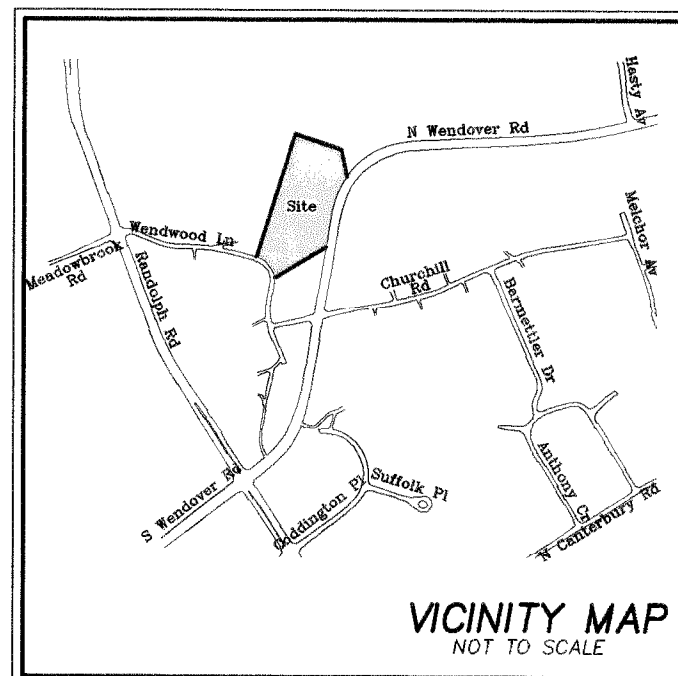
SCALE	DATE	JOB NUMBER
AS SHOWN	11-26-12	2884-C

PRELIMINARY

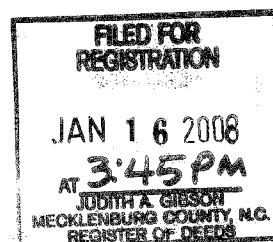
NOT FOR CONSTRUCTION

SHEET

C-2.0



- A. 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. THIS SURVEY IS LOCATED IN SUCH PORTION OF A COUNTY OR MUNICIPALITY THAT IS UNREGULATED AS TO AN ORDINANCE THAT REGULATES PARCELS OF LAND;
- C. THIS SURVEY IS OF AN EXISTING PARCEL OR PARCELS OF LAND;
- D. THIS 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. THIS INFORMATION AVAILABLE TO THE SURVEY IS SUCH THAT THE SURVEYOR IS UNABLE TO MAKE A DETERMINATION TO THE BEST OF HIS OR HER PROFESSIONAL ABILITY AS TO PROVISIONS CONTAINED IN (A) THROUGH (D) ABOVE.



REVIEW OFFICER

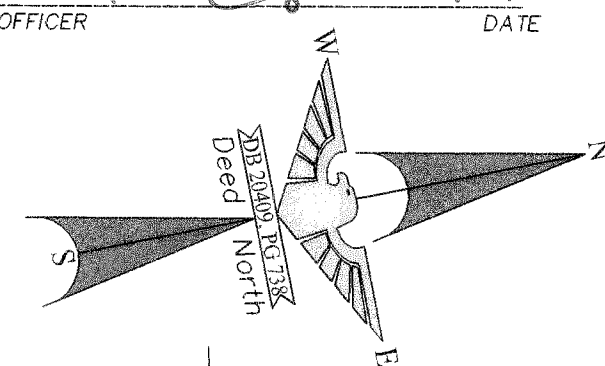
NICK POLIEMI  
A REVIEW OFFICER  
OF MECKLENBURG COUNTY CERTIFY THAT THE MAP OR  
PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS  
THE STATUTORY REQUIREMENTS FOR RECORDING. REVIEW  
DATE 1/16/08

CITY OF CHARLOTTE PLANNING

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

PLANNING DEPARTMENT STAFF

DATE



N.C.G.S. MONUMENT "M065"  
SPC NAD 83  
N(Y): 529,247.413(GRID)  
E(X): 1,459,413.905(GRID)  
COMBINED GRID FACTOR:  
0.99984566

Parcel ID#: 15707237  
Owner Name:  
MILLENNIUM VISION  
PROPERTIES LLC  
Legal Desc.: P1 B7  
M4-323  
Deed Reference(s)  
11108-864

Parcel ID#: 15707240  
Owner Name:  
HEROLDTON PARTNERS LLC  
Legal Desc.: P2-2A B6  
M4-323  
Land Area:  
4.51 AC  
Deed Reference(s)  
20409-738

Parcel ID#: 15707227  
Owner Name:  
CHARLOTTE MEDICAL PLAZA  
II LTD AND % BRACKETT  
COMPANY  
Deed Reference(s)  
06820-237

## SITE DATA TABLE

TAX PARCEL: 157-072-40  
SITE AREA: 4.51 AC  
AREA IN LOTS: 1.67 AC.  
AREA IN COMMON AREA: 2.65 AC.  
AREA IN R/W: 0.19 AC.  
ZONING: UR-2 (CD) REZONING PETITION 2006-160  
SETBACKS: N. WENDOVER ROAD - 20' FROM FUTURE R/W  
WENDWOODLANE - 14' FROM EXIST. BOC  
SIDE YARD - 5'  
REAR YARD - 10'  
BUILDING SEPARATION - 10'  
PROPOSED USE: 22 TOWNHOME FOR SALE UNITS  
EACH TOWNHOME UNIT WILL HAVE A  
MINIMUM 400 SF SUBLOT FOR PRIVATE  
OPEN SPACE  
DENSITY: 4.88 D.U.A.  
HEIGHT (40' MAX.): 33'  
FLOOR AREA RATIO (1.0 MAX.): 0.22  
PARKING (MIN. 1 PER UNIT (22), MAX 2 PER UNIT (44)): 44  
BIKE PARKING: N/A FOR TOWNHOMES (ATTACHED DWELLINGS)  
SOLID WASTE RECYCLING REQUIREMENTS: N/A FOR PROJECT  
WITH LESS THAN 30 UNITS

## NOTES:

ZONING UR-2 (CD) REZONING PETITION 2006-160

AREA CALCULATED BY COORDINATE METHOD

DEED REFERENCE: BK. 23281, PG. 776.

SUBJECT TO THE CITY OF CHARLOTTE ZONING  
REGULATIONS.EAGLE ENGINEERING HAS BEEN ON SITE PERIODICALLY  
THROUGHOUT THE CONSTRUCTION PROCESS AND TO  
THE BEST OF OUR KNOWLEDGE, NO STUMPHOLES  
EXIST ON SITE.IRON REBARS AT ALL CORNERS UNLESS OTHERWISE  
NOTED.UNLESS SIGNED AND SEALED, THIS PLAT IS  
PRELIMINARY NOT FOR RECORDATION, SALES, OR  
CONVEYANCE.PROPERTY MAY BE SUBJECT TO RECORDED OR  
UNRECORDED RIGHT-OF-WAYS OR EASEMENTS NOT  
OBSERVED.DIRECT ACCESS FROM THE SITE TO N. WENDOVER  
ROAD IS PROHIBITED.PRIVATE STREETS AND MEDIANS SHALL BE  
MAINTAINED BY DEVELOPER/HOMEOWNER'S  
ASSOCIATION AND ITS SUCCESSORS AND/OR  
ASSIGNS.

TAX ID # 157-072-40

ALL ADJOINING LANDOWNERS NAMES WERE TAKEN  
FROM CURRENT TAX RECORDS AND ARE  
CONSIDERED AS NOW OR FORMERLY.ALL DISTANCES ARE HORIZONTAL GROUND  
DISTANCES. MEASURED WITH ELECTRONIC  
MEASURING DEVICES.

10' X 70' SIGHT TRIANGLES AT ALL INTERSECTIONS.

REFERENCE IS HEREBY MADE TO THE SURVEY BY  
R.B. PHARR, P.A. DATED MAY 5, 2005.THE PURPOSE OF THE STORM DRAINAGE EASEMENT  
(SDE) IS TO PROVIDE STORM WATER CONVEYANCE.  
BUILDINGS ARE NOT PERMITTED IN THE EASEMENT  
AREA. ANY OTHER OBJECTS WHICH IMPEDE STORM  
WATER FLOW OR SYSTEM MAINTENANCE ARE ALSO  
PROHIBITED.

CERTIFIED TO BE A TRUE AND CORRECT  
COPY OF THE ORIGINAL MAP RECORDED  
IN BOOK 49 PAGE 717  
DATE 1/16/08  
JUDITH A. GIBSON REGISTER OF DEEDS  
BY JUDITH A. GIBSON DEPUTY

N. Wendover Road  
SR # 3585  
Class III Major Thoroughfare  
Ref. DB 3988 Pg. 8  
Existing 80' Public R/W

## LEGEND:

- NIR - NEW IRON ROD  
EIR - EXISTING IRON ROD  
EIP - EXISTING IRON PIPE  
EOP - EDGE OF PAVEMENT  
R/W - RIGHT-OF-WAY  
DB - DEED BOOK  
CCM - CONCRETE CONTROL MONUMENT  
NCGS - NORTH CAROLINA GEODETIC SURVEY  
SDE - STORM DRAINAGE EASEMENT  
PROPERTY/RIGHT OF WAY LINES  
SSMH  
PUBLIC SEWER LINE & MANHOLE  
PRIVATE SEWER LATERAL & CLEANOUT  
PUBLIC WATER LINE & FIRE HYDRANT  
SETBACK LINE  
4307 ADDRESS

## LINE TABLE

LINE	BEARING	LENGTH
L1	N88°33'34"E	11.45'
L2	S80°32'53"E	5.23'
L3	S85°08'58"E	19.66'
L4	S85°08'58"E	40.32'
L5	S85°08'58"E	40.07'
L6	S85°08'58"E	19.91'
L7	S80°00'00"E	20.59'
L8	N80°00'00"W	24.94'
L9	N85°08'58"W	15.36'
L10	N85°08'58"W	40.13'
L11	N85°08'58"W	40.13'
L12	N85°08'58"W	24.33'
L13	N80°02'44"W	16.01'

## CURVE TABLE

CURVE	ARC	RADIUS	CHORD BEARING	CHORD
C1	15.58'	25.00'	N00°15'11"W	15.33'
C2	1.43'	40.00'	S87°25'56"E	1.43'
C3	1.10'	20.00'	S89°57'46"W	1.10'
C4	4.98'	35.00'	S76°28'24"E	4.97'
C5	10.97'	20.00'	S56°41'08"E	10.83'
C6	13.01'	20.00'	S40°40'59"W	12.79'
C7	14.01'	20.00'	S79°23'17"W	13.72'

## GRAPHIC SCALE



( IN FEET )  
1 inch = 50 ft.

## Parcel Ownership Summary

Parcel ID#: 15707240  
Owner Name:  
VALLEY DEVELOPMENT, INC.  
Legal Desc.: P2-2A B6  
M4-323  
Land Area:  
4.51 AC  
Deed Reference(s)  
23281-776

USERS OF THIS PLAT ARE REQUIRED TO USE  
SHEET 2 OF 2 RECORDED HEREWITH FOR  
ADDITIONAL NOTES AND CERTIFICATIONS.

SURVEYOR'S CERTIFICATION  
STATE OF NORTH CAROLINA, MECKLENBURG COUNTY.

I RUSSELL L. WHITEHURST CERTIFY THAT THIS MAP  
WAS DRAWN UNDER MY SUPERVISION FROM AN  
ACTUAL SURVEY MADE UNDER MY SUPERVISION.  
DEED DESCRIPTIONS RECORDED IN BOOK 20409 AT  
PAGE 738, THAT THE RATIO OF PRECISION AS  
CALCULATED BY LATITUDES AND DEPARTURES IS  
1:10,000+. THAT THE BOUNDARIES NOT SURVEYED  
ARE SHOWN AS BROKEN LINES PLOTTED FROM  
INFORMATION FOUND IN DEED BOOK 21640, PAGE  
830, THAT THIS MAP WAS PREPARED IN  
ACCORDANCE WITH G.S. 47-30, AS AMENDED.  
WITNESS MY HAND AND SEAL THIS 18TH DAY OF  
OCTOBER, 2007.

RUSSELL L. WHITEHURST, L-3661

ENGINEERING

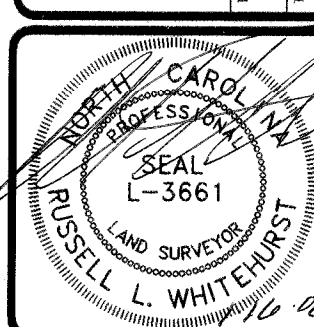
2013 Van Buren Avenue  
Indian Trail, NC 28079  
(704) 882-4222  
www.eagleinc.net

Gardens at Wendover  
Map 1  
City of Charlotte, Mecklenburg County, NC

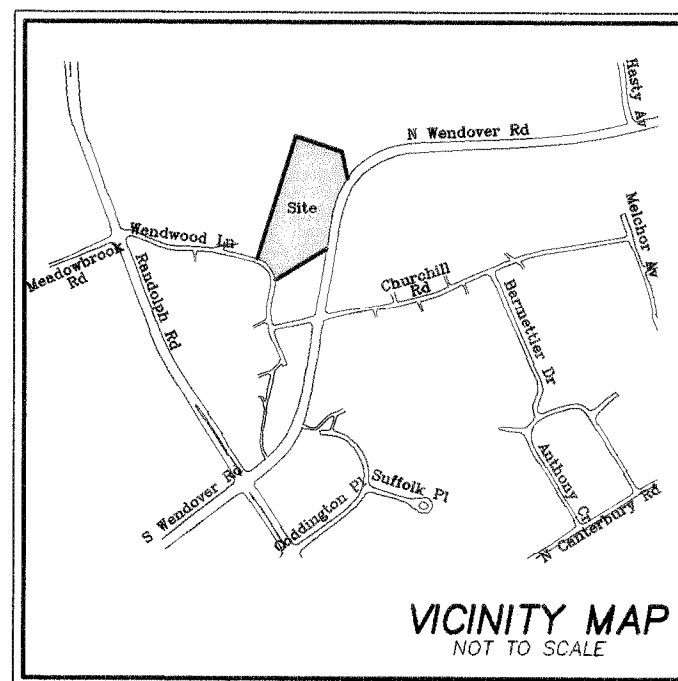
Owner(s):  
Valley Development, Inc.  
1064 Van Buren Ave., Suite 1  
Indian Trail, NC 28079

A Final Plat

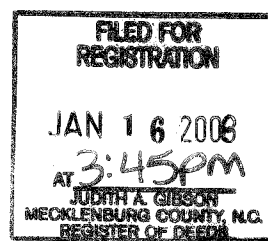
DATE: October 18, 2007  
JOB NUMBER: 2884-LCS  
SCALE: 1"=50'  
DRAWN BY: RLW  
CHECKED BY: W: Drawings



Sheet  
1 of 2



- A.) 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.) THIS SURVEY IS LOCATED IN SUCH PORTION OF A COUNTY OR MUNICIPALITY THAT IS UNREGULATED AS TO AN ORDINANCE THAT REGULATES PARCELS OF LAND;
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REVIEW OFFICER

NICK POLIMENI  
A REVIEW OFFICER  
OF MECKLENBURG COUNTY CERTIFY THAT THE MAP OR  
PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS  
THE STATUTORY REQUIREMENTS FOR RECORDING. REVIEW

REVIEW OFFICER

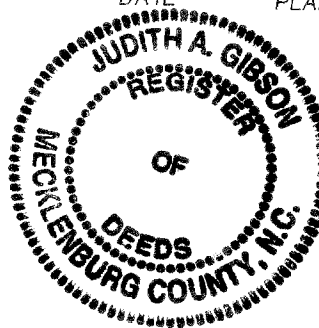
CITY OF CHARLOTTE PLANNING

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

PLANNING DEPARTMENT STAFF

DATE

CERTIFIED TO BE A TRUE AND CORRECT  
COPY OF THE ORIGINAL MAP RECORDED  
IN BOOK 49 PAGE 719  
DATE: January 16, 2008  
JUDITH A. GIBSON REGISTER OF DEEDS  
BY: JUDITH A. GIBSON DEPUTY



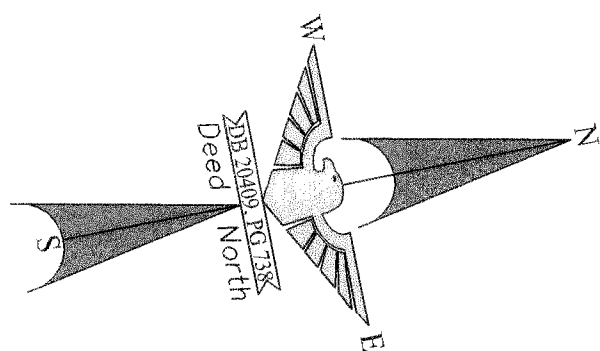
N.C.G.S. MONUMENT "MO65"  
SPC NAD 83  
N(Y): 529,247.413(GRID)  
E(X): 1,459,413.905(GRID)  
COMBINED GRID FACTOR:  
0.99984566

Parcel ID#: 15707237  
Owner Name:  
MILLENNIUM VISION  
PROPERTIES LLC  
Legal Desc.: P1 B7  
M4-323  
Deed Reference(s)  
11108-864

Parcel ID#: 15707238  
Owner Name:  
CCSMCT, LLC  
Legal Desc.: L1 M42-867  
Deed Reference(s)  
14539-466

Parcel ID#: 15707227  
Owner Name:  
CHARLOTTE MEDICAL PLAZA  
II LTD AND % BRACKETT  
COMPANY  
Deed Reference(s)  
06820-237

EXISTING IRON REBAR  
CONTROL CORNER  
SPC NAD 83  
N(Y): 528603.387(GRID)  
E(X): 1460426.025(GRID)



## NOTES:

ZONING UR-2 (CD) REZONING PETITION 2006-160

AREA CALCULATED BY COORDINATE METHOD

DEED REFERENCE: BK. 23281, PG. 776.

SUBJECT TO THE CITY OF CHARLOTTE ZONING REGULATIONS.

EAGLE ENGINEERING HAS BEEN ON SITE PERIODICALLY THROUGHOUT THE CONSTRUCTION PROCESS AND TO THE BEST OF OUR KNOWLEDGE, NO STUMPHOLES EXIST ON SITE.

IRON REBARS AT ALL CORNERS UNLESS OTHERWISE NOTED.

UNLESS SIGNED AND SEALED, THIS PLAT IS PRELIMINARY NOT FOR RECORDATION, SALES, OR CONVEYANCE.

PROPERTY MAY BE SUBJECT TO RECORDED OR UNRECORDED RIGHT-OF-WAYS OR EASEMENTS NOT OBSERVED.

DIRECT ACCESS FROM THE SITE TO N. WENDOVER ROAD IS PROHIBITED.

PRIVATE STREETS AND MEDIANS SHALL BE MAINTAINED BY DEVELOPER/HOMEOWNER'S ASSOCIATION AND ITS SUCCESSORS AND/OR ASSIGNS.

TAX ID # 157-072-40

ALL ADJOINING LANDOWNERS NAMES WERE TAKEN FROM CURRENT TAX RECORDS AND ARE CONSIDERED AS NOW OR FORMERLY.

ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES, MEASURED WITH ELECTRONIC MEASURING DEVICES.

10' X 70' SIGHT TRIANGLES AT ALL INTERSECTIONS.

REFERENCE IS HEREBY MADE TO THE SURVEY BY R.B. PHARR, P.A. DATED MAY 5, 2005.

THE PURPOSE OF THE STORM DRAINAGE EASEMENT (SDE) IS TO PROVIDE STORM WATER CONVEYANCE. BUILDINGS ARE NOT PERMITTED IN THE EASEMENT AREA. ANY OTHER OBJECTS WHICH IMPEDE STORM WATER FLOW OR SYSTEM MAINTENANCE ARE ALSO PROHIBITED.

## LEGEND:

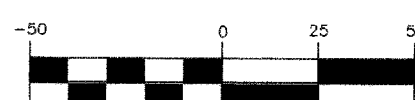
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EIR - EXISTING IRON ROD  
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NCGS - NORTH CAROLINA GEODETIC SURVEY  
SDE - STORM DRAINAGE EASEMENT  
SSMH - PROPERTY/RIGHT OF WAY LINES  
PUBLIC SEWER LINE & MANHOLE  
PRIVATE SEWER LATERAL & CLEANOUT  
PUBLIC WATER LINE & FIRE HYDRANT  
SETBACK LINE  
ADDRESS

LINE	BEARING	LENGTH
E1	N57°51'06"W	7.43'
E2	S42°59'48"W	54.78'
E3	N47°00'12"W	24.07'
E4	N39°21'33"E	16.75'
E5	N47°17'00"E	20.84'
E6	N63°38'15"E	9.25'
E7	N32°08'54"E	14.97'
E8	S01°32'31"W	10.00'
E9	N88°27'29"W	12.77'
E10	S01°32'31"W	15.50'
E11	S09°27'07"W	10.00'
E12	N80°32'53"W	25.29'
E13	S09°27'07"W	15.50'
E14	S59°19'26"W	9.27'
E15	S30°40'34"E	10.50'
E16	S80°32'53"E	16.81'

## CURVE TABLE

CURVE	ARC	RADIUS	CHORD BEARING	CHORD
C8	41.64'	493.27'	S36°34'14"W	41.63'

## GRAPHIC SCALE



( IN FEET )  
1 inch = 50 ft.

## Parcel Ownership Summary

Parcel ID#: 15707240  
Owner Name:  
VALLEY DEVELOPMENT, INC.  
Legal Desc.: P2-2A B6  
M4-323  
Land Area:  
4.51 AC  
Deed Reference(s)  
23281-776

USERS OF THIS PLAT ARE REQUIRED TO USE  
SHEET 1 OF 2 RECORDED HERewith FOR  
ADDITIONAL NOTES AND CERTIFICATIONS.

## SURVEYOR'S CERTIFICATION

STATE OF NORTH CAROLINA, MECKLENBURG COUNTY.

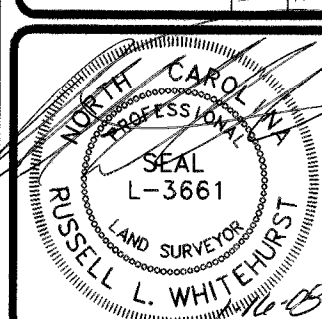
I RUSSELL L. WHITEHURST CERTIFY THAT THIS MAP  
WAS DRAWN UNDER MY SUPERVISION FROM AN  
ACTUAL SURVEY MADE UNDER MY SUPERVISION,  
DEED DESCRIPTIONS RECORDED IN BOOK 20409 AT  
PAGE 738. THAT THE RATIO OF PRECISION AS  
CALCULATED BY LATITUDES AND DEPARTURES IS  
1:10,000+. THAT THE BOUNDARIES NOT SURVEYED  
ARE SHOWN AS BROKEN LINES PLOTTED FROM  
INFORMATION FOUND IN DEED BOOK 21640, PAGE  
830, THAT THIS MAP WAS PREPARED IN  
ACCORDANCE WITH G.S. 47-30, AS AMENDED.  
WITNESS MY HAND AND SEAL THIS 18TH DAY OF  
OCTOBER, 2007.

RUSSELL L. WHITEHURST, L-3661

Gardens at Wendover  
Map 1  
City of Charlotte, Mecklenburg County, NC

Owner(s):  
Valley Development, Inc.  
1064 Van Buren Ave. Suite 1  
Indian Trail, NC 28079

A Final Plat



Sheet  
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