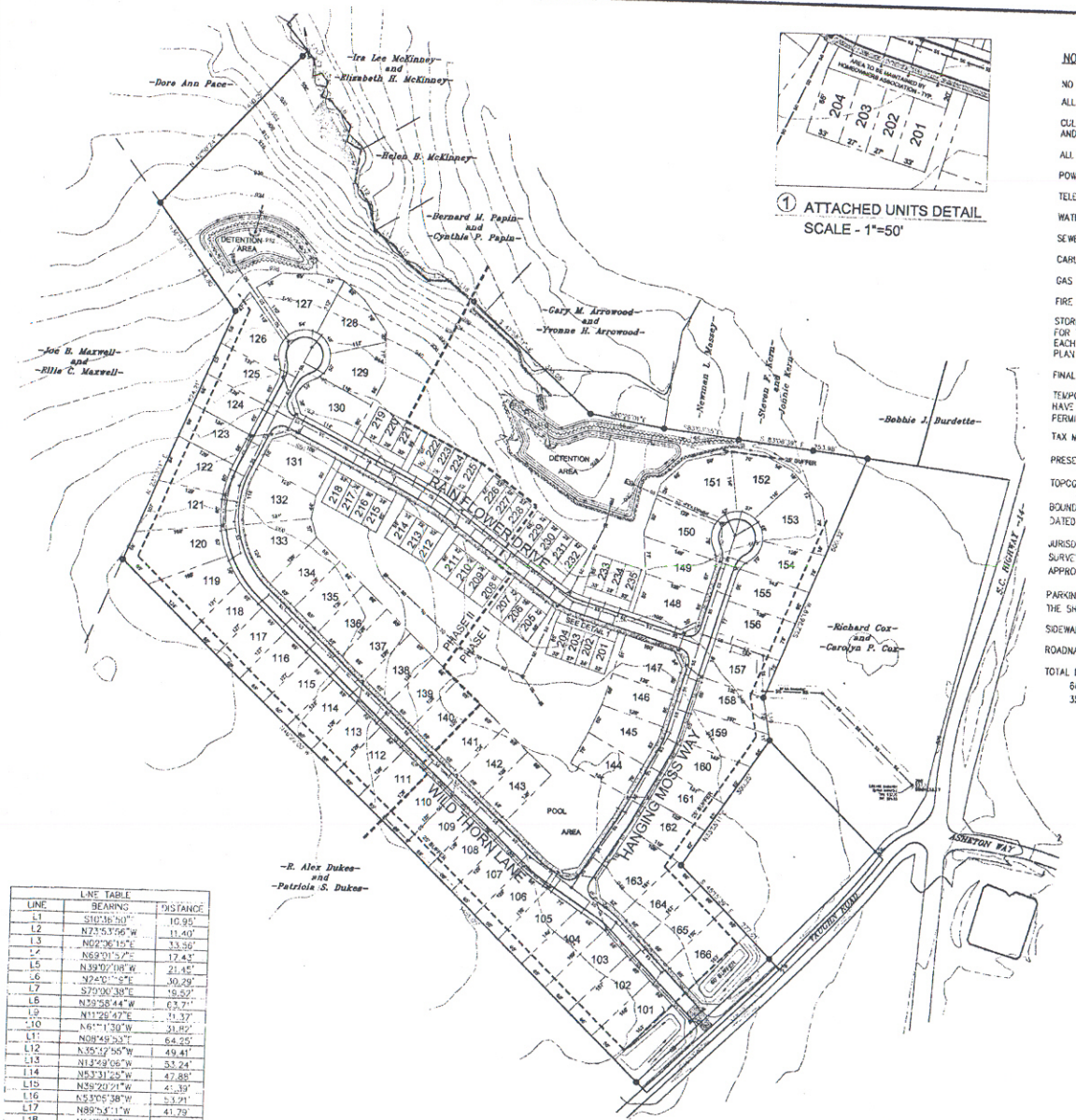


① ATTACHED UNITS DETAIL
SCALE - 1"=50'

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S10°16'50"E	10.95'
L2	N73°53'56"W	11.40'
L3	N02°06'15"E	33.56'
L4	N69°01'57"E	17.43'
L5	N39°07'08"W	21.45'
L6	N24°01'57"E	30.29'
L7	S79°00'38"E	19.52'
L8	N39°58'44"W	63.71'
L9	N11°29'47"E	71.37'
L10	N61°11'30"W	31.82'
L11	N08°49'53"E	64.25'
L12	N35°47'56"W	49.41'
L13	N13°49'06"W	53.24'
L14	N53°31'25"W	47.88'
L15	N59°20'21"W	41.39'
L16	N53°06'38"W	53.91'
L17	N89°53'11"W	41.79'
L18	N51°06'13"W	62.40'
L19	S09°08'44"E	83.90'

NOTES:

NO EXTERNAL ACCESS TO LOTS WILL BE PROVIDED ALONG EXISTING ROADWAYS.

ALL LOT DIMENSIONS ARE APPROXIMATE.

CUL-DE-SACS SHALL HAVE A 35' PAVEMENT RADIUS WITH NO CENTER ISLAND AND A RIGHT-OF-WAY RADIUS OF 50'.

ALL ROADS HAVE A RIGHT OF WAY OF 44' & A PAVEMENT WIDTH OF 24'.

POWER TO BE PROVIDED BY LAURENS ELECTRIC.

TELEPHONE TO BE PROVIDED BY BELL SOUTH.

WATER TO BE PROVIDED BY GREENVILLE WATER SYSTEM.

SEWER TO BE PROVIDED BY METROPOLITAN SEWER SUB-DISTRICT.

CABLE TELEVISION TO BE PROVIDED BY CHARTER COMMUNICATIONS.

GAS TO BE PROVIDED BY PIEDMONT NATURAL GAS.

FIRE PROTECTION PROVIDED BY MAULDIN FIRE DEPARTMENT.

STORMWATER MANAGEMENT AND SEDIMENT REDUCTION PLAN HAS BEEN PREPARED FOR THIS PROPERTY AND HAS BEEN APPROVED FOR LAND DISTURBING ACTIVITIES. EACH PROPERTY OWNER WILL COMPLY WITH THIS PLAN UNLESS AN INDIVIDUAL PLAN IS PREPARED AND APPROVED FOR THAT PROPERTY.

FINAL PLAT WILL INDICATE FINAL DRAINAGE AND UTILITY EASEMENTS.

TEMPORARY AND PERMANENT STORM WATER AND EROSION CONTROL MEASURES HAVE BEEN APPROVED BY COUNTY ENGINEER AS OF OCTOBER 20, 2004. PERMIT NO. 04-5929.

TAX MAP #539.3-1-11.9

PRESENTLY ZONED PD

TOPOGRAPHIC INFORMATION TAKEN FROM GREENVILLE COUNTY TOPOGRAPHIC MAP.

BOUNDARY INFORMATION TAKEN FROM SURVEY BY C. O. RIDDLE SURVEYING, DATED JULY 1, 2002, FOR THE WINDSOR-AUGHTRY COMPANY.

JURISDICTIONAL WETLAND INFORMATION TAKEN FROM A PLAT BY C. O. RIDDLE SURVEYING, INC., REVISED SEPTEMBER 14, 2004. WETLAND DETERMINATION WAS APPROVED BY US CORPS OF ENGINEERS OCTOBER 5, 2004.

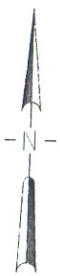
PARKING AREAS IN FRONT OF LOTS 201-235 WILL BE MAINTAINED BY THE SHADOW MOSS HOME OWNERS ASSOCIATION.

SIDEWALKS SHALL BE INSTALLED AS SHOWN.

ROADNAMES HAVE BEEN APPROVED BY GREENVILLE COUNTY E-911.

TOTAL DWELLINGS PROVIDED = 101 UNITS
66 SINGLE FAMILY DETACHED
35 SINGLE FAMILY ATTACHED

LOCATION MAP (NOT TO SCALE)



04-235

REVISIONS			
NO.	DATE	DESCRIPTION	BY

PRELIMINARY SUBDIVISION PLAN

SHADOW MOSS PLANNED DEVELOPMENT

OWNER	ENGINEER
BDR, LLC	ARBOR ENGINEERING, INC.

NO. OF ACRES:	31.3	MILES OF NEW ROAD:	0.68	NO. OF LOTS:	101

Arbor Engineering, Inc.
Box 283 Greenville, S.C. 29602
Telephone: (864) 235-1099
Fax: (864) 235-8274
Email: pastmaster@arboreng.com
LANDSCAPE ARCHITECTS - CIVIL ENGINEERS - LAND SURVEYORS
RECREATIONAL PLANNERS - LAND PLANNERS

DRAWN	CHECKED	APPROVED	DATE
BRS	JCA	JCA	OCTOBER 22, 2004

FILE: 02094-FDP.DWG JOB NO.: 02094.06

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