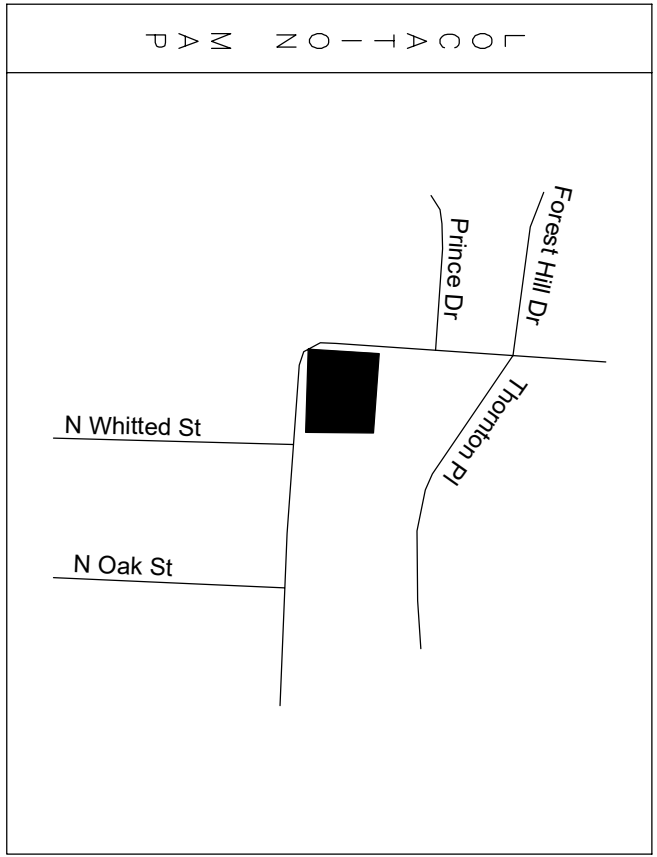




LINE	BEARING	DISTANCE
1	S89°20'58" W	13.00'
2	S89°20'58" W	13.00'

Henderson County Board of Public Education
D.B. 1679, Pg. 494
PIN: 9569-40-1628
Zoned: P10

	SQUARE FEET	% of TOTAL AREA
i. Total Project Area	41,300	100%
ii. Site Area	41,300	100%
iii. Site Area - Streets & Parking	8,434	20%
iv. Site Coverage - Streets & Parking	12,913	31%
v. Site Coverage - Common Open Space	N/A	N/A

Romete Soto Correia
D.B. 1679, Pg. 494
PIN: 9569-40-1628
Zoned: R-15



site visibility triangle

3 tree credits

5 tree credits

4 tree credits

Type 'B' - 10' buffer
North property line = 212 l.f.

required - 4 trees, 25 evergreen and 33 deciduous shrubs per 100 l.f.
provided - 9 trees (credits), 53 evergreen and 70 deciduous shrubs

Mossogre, Mossogre & Mossogre
D.B. 1560, Pg. 536
PIN: 9569-40-5656
Zoned: R-15

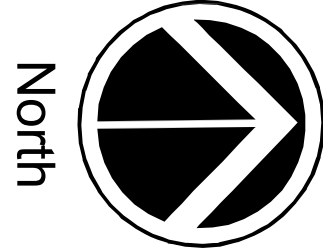
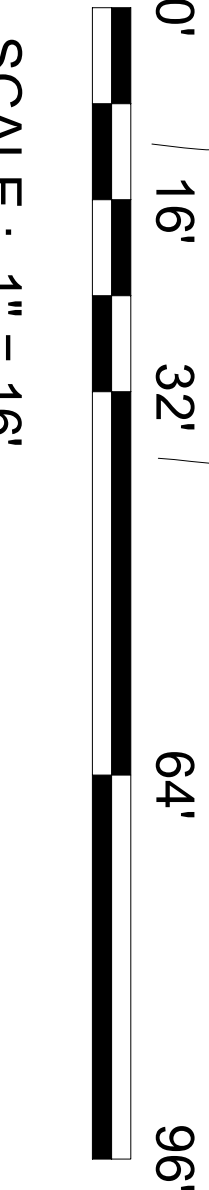
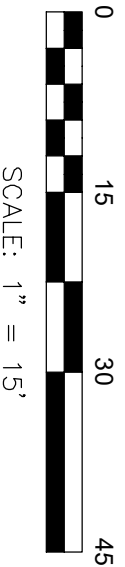
Storford & Von Duzen
D.B. 3786, Pg. 435
PIN: 9569-40-5518
Zoned: R-15

Type 'B' - 10' buffer
East property line = 187 l.f.
required - 4 trees, 25 evergreen and 33 deciduous shrubs per 100 l.f.
provided - 3 trees + (6 tree credits) = 8 trees, 47 evergreen and 62 deciduous shrubs

Storford & Von Duzen
D.B. 3786, Pg. 435
PIN: 9569-40-5418
Zoned: R-15

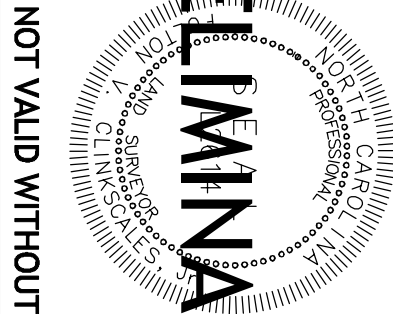
LEGEND

- IRON PIN FOUND
- IRON PIN SET
- CALCULATED POINT
- TEMPORARY BENCHMARK
- MEASURED
- RECORD
- STORED DRAIN MANHOLE
- CATCH BASIN
- CLEAN OUT
- WATER METER
- FIRE HYDRANT
- BACK FLOW PREVENTER
- ELECTRIC MANHOLE
- POWER POLE
- LIGHT POLE
- TRANSFORMER
- TELEPHONE MANHOLE
- TELEPHONE PEDestal
- UTILITY VAULT
- GAS VALVE
- GAS METER
- MONITORING WELL
- A/C UNIT
- OVERHEAD ELECTRIC
- UNDERGROUND ELECTRIC
- SANITARY SEWER LINE
- WATER LINE
- GAS LINE
- FENCE



Site Plan for
New Leaf Sales LLC
(Owner & Developer)
913 & 917 9th Avenue West
Hendersonville Township
Henderson County
State of North Carolina

PRELIMINARY



FREE LAND & ASSOCIATES, INC. OF NC Engineers & Land Surveyors 9101 2nd AVE EAST HENDERSONVILLE, NC 28792 (828) 697-6539 info@freeland.com	
REF. PLAT SOURCE	14880
REF. DEED BOOK	4036/593 & 4036/638
TAX MAP	9569-40-2580 & 40-3593
PARTY CHIEF	RLB
DRAWN	TEC
DATE	June 5, 2023
DWG. NO.	H43113

NOT VALID WITHOUT THE SIGNATURE OF A PROFESSIONAL LAND SURVEYOR

Sheet No. 1 of 1

Other Consultants:

Surveyor - Freeland Clinkscales

Owner
New Leaf Sales LLC

Pin # 9569-40-2580 & 40-3593

Project:
Kid City
913 & 917 9th Avenue West

Sheet:
Landscape Plan

Designed By:
cds Creative Development Solutions
landscape architecture | land planning | community and resort design
1003 4th avenue west, hendersonville, north carolina 28739
p 828 696 9992 | f 828 696 9954

ISSUE DATE: October 16, 2023
REVISIONS:
DESIGNED BY: DB
DRAWN BY: SB
APPROVED BY: DSB

Project Number:
SHEET NUMBER:
L2