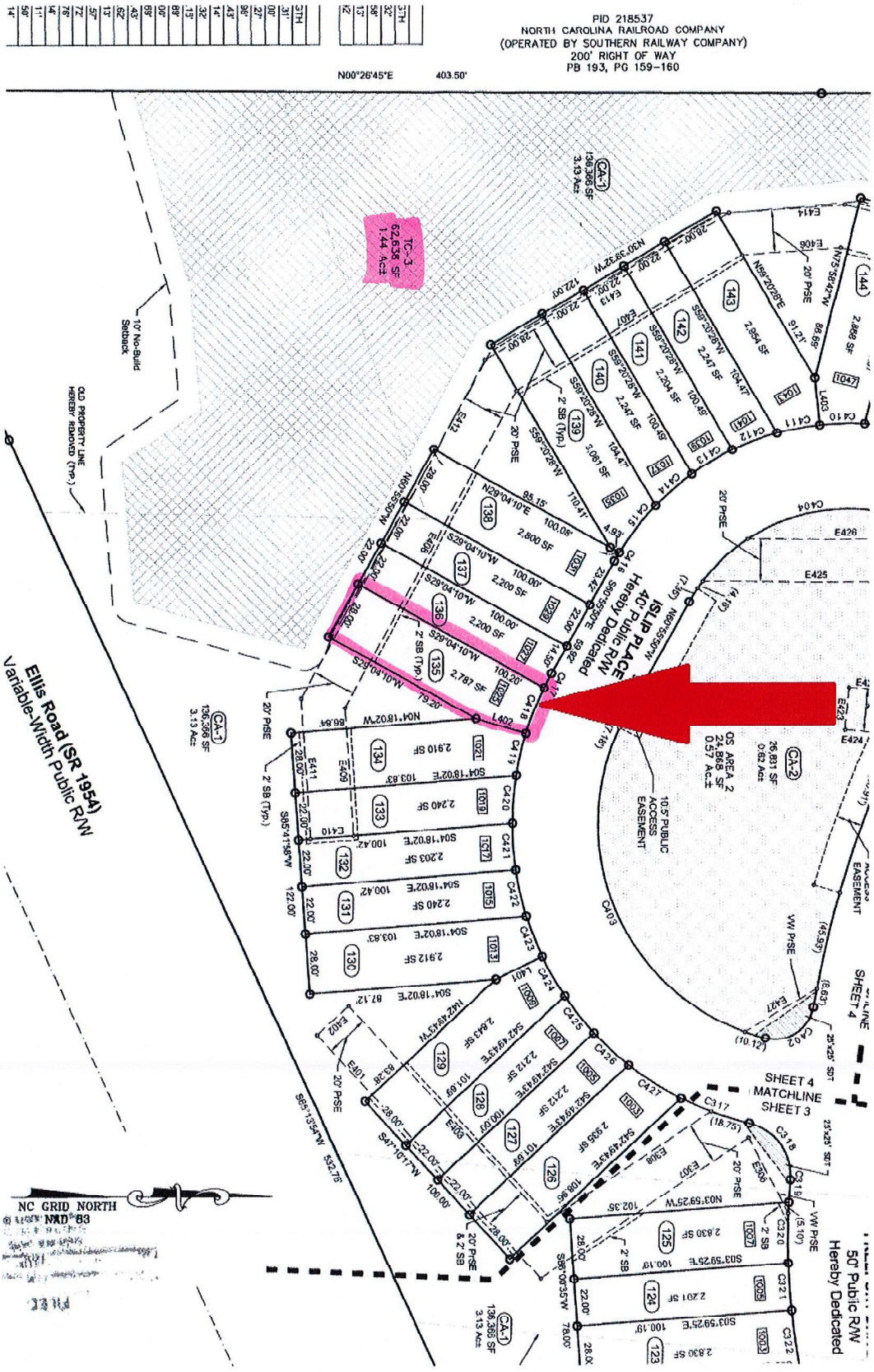
Ect 135


PID 218537
NORTH CAROLINA RAILROAD COMPANY
(OPERATED BY SOUTHERN RAILWAY COMPANY)
200' RIGHT OF WAY
PB 193, PG 159-160
N00°26'45"E 403.50'
Ellis Road (SR 1954)
Variable-Width Public R/W
10' No-Build Setback
OLD PROPERTY LINE HEREBY REMOVED (Typ.)
TC-3
62,636 SF
1.44 Ac±
CA-1
136,366 SF
3.13 Ac±
ISLIP PLACE
40' Public Dedicated
OS AREA 2
24,868 SF
0.57 Ac±
CA-2
26,831 SF
0.62 Ac±
10.5' PUBLIC ACCESS EASEMENT
50' Public R/W
Hereby Dedicated
SHEET 4 MATCHLINE SHEET 3
SHEET 4 MATCHLINE SHEET 5
NC GRID NORTH
NAD 83
FINAL PLAT
ELLIS ROAD TOWNHOMES
PHASES 1 & 2
SUBDIVISION & RIGHT-OF-WAY DEDICATION PLAT
OWNER: ELLIS ROAD RESIDENTIAL TWO LP
Tree Coverage Area
Tree Save Area
Tree Replacement Area
Matchlines
Open Space
Usable Open Space
Common Area
Future Development
Tie Distance (Chord Distance)
City of Durham
Oak Grove Township
Durham County
North Carolina
Date: Feb. 27, 2019
Drawn by: MIL
Checked by: WAG
ND CONSULTANTS
Phone (919) 510-4464
Fax (919) 510-9102
Email: gowersw@mssland.com
JS_RD_TOWNHOMES PH 1-2.dwg