ARC Surveying Company, Inc.
P.O. BOX 1054, MT. PLEASANT, SOUTH CAROLINA 29465
OFFICE LOCATION: 830 LONGCOUNTRY BLVD. 1ST FLOOR
PHONE: (803) 881-4813
FACSIMILE: (803) 849-8120

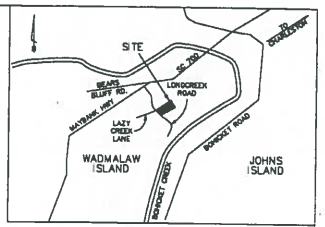
BK 237PG706

PLAT

SHOWING
THE RESUBDIVISION OF LOTS 36 THRU 39
INTO LOTS 36A, 36B, 37A, 38A, 38B, & 39A
LONGCREEK PLANTATION SUBDIVISION

LOCATED ON WADMALAW ISLAND,
CHARLESTON COUNTY, SOUTH CAROLINA

SEPTEMBER 15, 1993 SCALE: 1" = 100'
REVISED: OCTOBER 4, 1993



LOCATION MAP - N.T.S.

LINE	DIRECTION	DISTANCE
L1	N 83°11'19" E	29.97'
L2	S 68°23'28" E	29.42'
L3	S 54°14'54" E	19.36'
L4	S 20°22'41" E	18.09'
L5	S 83°05'41" E	18.09'
L6	N 37°05'19" E	18.46'
L7	S 52°54'41" E	21.20'
L8	S 66°01'26" E	24.36'
L9	S 83°01'19" E	29.70'
L10	S 77°14'19" E	38.16'
L11	S 48°53'19" E	74.43'
L12	S 13°39'26" E	40.89'
L13	S 10°01'26" E	43.00'
L14	S 88°11'19" E	64.89'
L15	N 83°06'08" E	17.88'
L16	N 79°01'19" E	48.00'
L17	N 83°11'19" E	60.00'
L18	N 79°01'19" E	40.18'
L19	N 71°50'19" E	10.84'
L20	N 86°11'19" E	60.00'
L21	S 87°41'19" E	44.89'
L22	S 77°23'26" E	19.79'
L23	N 44°06'08" E	19.41'
L24	S 45°53'52" E	28.54'
L25	S 38°54'08" W	28.54'
L26	S 51°05'41" E	54.01'
L27	N 72°48'19" E	41.00'
L28	N 77°23'26" W	40.04'
L29	N 76°01'19" E	48.54'
L30	N 71°23'26" W	41.00'
L31	N 04°06'08" E	16.39'
L32	S 85°06'08" E	11.68'
L33	S 04°06'08" W	13.13'
L34	S 85°11'19" E	61.92'
L35	N 79°01'19" E	18.54'
L36	S 62°26'01" E	44.89'
L37	S 35°48'52" E	38.18'
L38	S 67°48'26" E	17.93'
L39	N 86°11'19" E	18.26'
L40	N 08°11'19" E	41.89'
L41	N 77°23'26" W	18.17'
L42	S 31°30'34" E	18.17'
L43	S 54°48'01" E	29.97'
L44	S 43°18'19" E	19.44'
L45	S 05°19'26" E	37.26'
L46	N 71°23'26" W	23.22'
L47	S 83°11'19" E	60.00'
L48	S 33°48'41" E	83.91'
L49	S 11°39'41" E	37.26'
L50	S 86°23'19" E	36.39'
L51	S 83°11'19" E	83.24'
L52	S 31°41'41" E	18.17'
L53	S 77°48'01" E	60.32'
L54	S 12°11'59" W	17.93'
L55	N 06°48'01" W	44.89'
L56	N 06°48'01" W	44.89'
L57	N 00°11'19" E	18.00'
L58	S 82°23'41" E	13.77'
L59	S 83°05'41" E	37.26'
L60	S 41°05'26" W	39.79'
L61	S 83°11'19" E	124.74'
L62	S 87°23'26" E	49.12'
L63	S 81°18'19" E	37.08'
L64	S 84°41'41" E	18.00'
L65	S 84°41'41" E	18.00'
L66	N 06°48'01" W	18.00'
L67	N 00°11'19" E	18.00'
L68	S 83°05'41" E	37.26'
L69	S 83°05'41" E	37.26'
L70	N 83°48'01" W	18.61'
L71	S 73°58'41" E	14.00'
L72	S 16°01'19" E	9.77'
L73	N 83°05'41" W	39.79'
L74	N 83°05'41" W	11.00'
L75	N 83°05'41" W	18.61'
L76	N 83°05'41" W	18.61'
L77	S 16°01'19" E	20.00'
L78	S 73°58'41" E	14.00'
L79	N 16°01'19" W	20.00'
L80	N 83°05'41" W	11.00'
L81	N 83°05'41" W	11.00'
L82	N 83°05'41" W	13.74'
L83	N 83°05'41" W	13.74'
L84	S 13°52'19" W	18.11'
L85	S 83°05'41" E	15.87'
L86	S 83°05'41" E	15.87'
L87	S 13°58'44" W	47.36'
L88	S 83°05'41" E	24.00'
L89	S 83°05'41" E	24.00'
L90	S 16°01'19" E	8.48'
L91	N 45°01'19" E	21.21'
L92	S 83°05'41" E	9.19'
L93	S 83°05'41" E	9.19'
L94	N 88°03'19" E	18.87'

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	25.00'	83.98'	53.48'	61.14'	S 03°58'49" E	96°06'43"
C2	225.00'	175.74'	92.15'	171.31'	S 22°39'19" W	44°45'16"
C3	75.00'	25.38'	12.84'	25.26'	S 17°00'26" E	19°23'14"
C4	325.00'	88.69'	44.58'	88.40'	S 09°28'38" E	15°38'13"
C5	50.00'	45.71'	24.61'	44.11'	S 44°19'26" W	52°23'20"
C6	169.31'	41.36'	20.80'	41.26'	S 73°53'48" W	14°00'08"
C7	143.00'	49.71'	25.11'	49.46'	S 74°00'48" W	19°55'03"
C8	525.00'	303.99'	155.94'	299.69'	S 81°05'42" W	33°10'47"
C9	50.00'	78.54'	50.00'	70.71'	N 45°01'19" E	90°00'00"
C10	50.00'	118.18'	128.55'	92.90'	N 78°12'02" E	135°30'17"
C11	50.00'	37.87'	19.84'	37.00'	S 19°36'43" W	43°24'48"
C12	525.00'	32.04'	16.02'	32.04'	S 78°53'19" E	03°29'58"

LAZY CREEK LANE (50' R/W)

LOT 36A
6.308 ACRES
7.974 ACRES HIGHLAND
0.334 ACRES MARSH

LOT 36B
7.728 ACRES
7.578 ACRES HIGHLAND
0.150 ACRES MARSH

LOT 37A
8.920 ACRES
8.579 ACRES HIGHLAND
0.341 ACRES MARSH

LOT 38A
9.530 ACRES
8.973 ACRES HIGHLAND
0.557 ACRES MARSH

LOT 38B
6.635 ACRES
6.002 ACRES HIGHLAND
0.633 ACRES MARSH

LOT 39A
10.472 ACRES
9.664 ACRES HIGHLAND
0.808 ACRES MARSH

LOT 35

LOT 34

LOT 33

LOT 32

MARSH LANDS OF BOHICKET CREEK

WILLIAM SMITH

ROOSEVELT MIXELL

10' UNDERGROUND ELECTRIC EASEMENT

30' PIPED DRAINAGE ESMT. (15' EACH SIDE)

20' PIPED DRAINAGE ESMT. (10' EACH SIDE)

40' DRAINAGE EASEMENT (20' EACH SIDE)

20' ACCESS EASEMENT

LINE TO BE ABANDONED

5/8" REBAR SET

1" REBAR FOUND

CRITICAL LINE

NOTES

REFERENCE PLAT RECORDED IN PLAT BOOK CC PAGE 161 DATED MARCH 14, 1991, CHARLESTON COUNTY RMC.

AREA DETERMINED BY COORDINATE METHOD

TMS 217-00-00-107 (LOT 36)

TMS 217-00-00-108 (LOT 37)

TMS 217-00-00-109 (LOT 38)

TMS 217-00-00-110 (LOT 39)

LOTS ARE OWNED BY: LONGCREEK PROPERTIES LIMITED PARTNERSHIP

TOTAL AREA = 46.963 ACRES

ALL CORNERS SHOWN HEREON ARE 1/2" REBAR UNLESS OTHERWISE SHOWN

NOTICE TO LOT PURCHASERS THE ROAD RIGHT-OF-WAY AND DRAINAGE EASEMENTS ARE PRIVATELY OWNED BY A HOMEOWNERS ASSOCIATION THE HOMEOWNERS ASSOCIATION IS RESPONSIBLE FOR MAINTENANCE OF THESE ROADWAYS AND EASEMENTS THROUGH MANDATORY FINANCIAL ASSESMENT OF THE LOT OWNERS NO PUBLIC FUNDS ARE PERMITTED TO BE SPENT ON MAINTENANCE OF THESE ROADWAYS AND EASEMENTS THE DETAILS ARE RECORDED IN THE CHARLESTON COUNTY R.M.C OFFICE.

THE AREA SHOWN ON THIS PLAT IS A GENERAL REPRESENTATION OF COASTAL COUNCIL PERMIT AUTHORITY ON THE SUBJECT PROPERTY CRITICAL AREAS, BY THEIR NATURE, ARE DYNAMIC AND SUBJECT TO CHANGE OVER TIME. BY GENERALLY DELINEATING THE PERMIT AUTHORITY OF THE COASTAL COUNCIL, THE COASTAL COUNCIL IN NO WAY WAIVES THE RIGHT TO ASSERT PERMIT JURISDICTION AT ANY TIME IN ANY CRITICAL AREA ON THE SUBJECT PROPERTY WHETHER SHOWN HEREON OR NOT. ALL PROPERTY OWNERS OR PROSPECTIVE BUYERS ARE ADVISED TO HAVE THE LINE CHECKED BY COUNCIL STAFF PRIOR TO CONSTRUCTION OR CLOSING ON THE SALE OF THIS PROPERTY.

11-19-93
DATE OF CRITICAL LINE

11-19-96
DATE CRITICAL LINE EXPIRES

APPROVED PLAT
(B.P.D.)
Robert Ford William Miller
DIRECTOR PLANNING
CHARLESTON COUNTY PLANNING BOARD
15562 JAN 7 1993
APP. # DATE

38A 38B 39A
THESE LOTS ARE SUITABLE FOR CONVENTIONAL HEALTH DEPARTMENT GUIDANCE FOR A MODIFIED CONVENTIONAL SUB-SURFACE DISPOSAL SYSTEM ONLY.

I HEREBY STATE TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF, THE SURVEY SHOWN HEREON WAS MADE IN ACCORDANCE WITH THE REQUIREMENTS OF THE MINIMUM STANDARDS MANUAL FOR THE PRACTICE OF LAND SURVEYING IN SOUTH CAROLINA, AND MEETS OR EXCEEDS THE REQUIREMENTS FOR A CLASS B SURVEY AS SPECIFIED THEREIN.

PENOLIA A. VAN BUREN, R.L.S. S.C. REG. NO. 11075

SOUTH CAROLINA PROFESSIONAL ENGINEER PENOLIA A. VAN BUREN LAND SURVEYOR 11075

SOUTH CAROLINA ARC SURVEYING COMPANY, INC. NO. C00650 CERTIFICATE OF AUTHORIZATION

FILE: LNC36-38.DWG DRAWN BY: DMB