



**RECORDED**  
 DATE: 2/14/2022 TIME: 9:02:45 AM  
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 Michael Miller, Register, Charleston County, SC

Record Fee: \$25.00  
 Postage: \$27.00  
 TOTAL: \$52.00  
 KENNERTY SURVEYING, INC.  
 42 LORD CALVERT DR.  
 CHARLESTON, SC 29407

Location: ARCHFIELD PLANTATION

TOWN OF MEGGETT  
 Approved Plat  
 Planning Department  
 Application # PLAT-2022-02-102  
 Approval Date: 2/04/2022

**SPECIAL NOTES:**

1. ANY PART OF THIS PLAT THAT IS SUBJECT TO THE CONSTRUCTION OF EXTENSION OF THE ARCHFIELD PLANTATION SHALL BE SUBJECT TO THE CONSTRUCTION OF EXTENSION OF THE ARCHFIELD PLANTATION. BEFORE THE TOWN OF MEGGETT/CHARLESTON COUNTY ACCEPTS ANY EXTENSION OF THE ARCHFIELD PLANTATION, THE TOWN OF MEGGETT/CHARLESTON COUNTY SHALL CONSTRUCT THE ROADS TO THE TOWN OF MEGGETT/CHARLESTON COUNTY OF CHARLESTON SPANISH ISLANDS.
2. IT IS HEREBY EXPRESSLY UNDERSTOOD BY THE PROPERTY OWNER, DEVELOPER OR ANY SUBSEQUENT PURCHASER OF ANY LOTS SHOWN ON THIS PLAT THAT THE TOWN OF MEGGETT/CHARLESTON COUNTY IS NOT RESPONSIBLE FOR THE DESIGN OR CONSTRUCTION OF ANY SEWERAGE SYSTEMS OR ANY OTHER MUNICIPAL SERVICE WHICH INCLUDES BUT IS NOT LIMITED TO WASTE DISPOSAL, PUBLIC SEWERAGE, FIRE PROTECTION OR EMERGENCY MEDICAL SERVICE.
3. BE AWARE THAT THE TOWN OF MEGGETT/CHARLESTON COUNTY IS NOT RESPONSIBLE FOR DRAINAGE AND FLOODING PROBLEMS RELEVANT TO THE REAL PROPERTY. EMERGENCY VEHICLES MAY HAVE DIFFICULTY ACCESSING THE PROPERTY.
4. NO PUBLIC FUNDS SHALL BE USED FOR THE MAINTENANCE OF THE ROADS SHOWN ON THIS PLAT.
5. APPROVED BY THE TOWN OF MEGGETT/CHARLESTON COUNTY, THE TOWN OF MEGGETT/CHARLESTON COUNTY HAS AGREED TO MAINTAIN THE INGRESS-EGRESS EASEMENT UNTIL IT HAS BEEN CONSTRUCTED TO COUNTY STANDARDS AND ACCEPTED FOR MAINTENANCE BY THE TOWN OF MEGGETT/CHARLESTON COUNTY COUNCIL.

**NOTES:**

1. THIS PLAT DELINEATES A BOUNDARY SURVEY OF LOT 5C ARCHFIELD PLANTATION. BOUNDARIES WERE ESTABLISHED BY RE-TRACING OF DEEDS AND PLATS REFERENCED HEREON AND LOCATION OF FIELD SURVEY MONUMENTATION FOUND.
2. ONLY THOSE MONUMENTS ON THIS PROPERTY AND ADJOINING PROPERTIES WHICH WERE IDENTIFIED BY THIS SURVEY AS EVIDENCE OF THIS TRACT WERE SURVEYED AND SHOWN AS BOUNDARIES. THIS PLAT CONSTITUTES A BOUNDARY SURVEY OF ONLY LOT 5C AND IS NOT A SURVEY OF ADJOINING TRACTS.
3. NO SURFACE OR ENVIRONMENTAL INVESTIGATIONS OR REMEDIATION WORK HAS BEEN CONDUCTED ON THIS PLAT. THIS PLAT DOES NOT REFLECT THE EXISTENCE OR NON-EXISTENCE OF WETLANDS, CONTAMINATION, OR OTHER CONDITIONS WHICH MAY AFFECT THIS PROPERTY.
4. VERTICAL DATUM REFERENCED TO NAVD 1988.
5. PROPERTY IS ZONED AS IN THE TOWN OF MEGGETT. MAXIMUM DENSITY IS 1 (ONE) UNIT PER 2 ACRES.
6. BUILDING SETBACKS ARE: 50' FRONT SETBACK, 20/30' SIDE SETBACK, 20' REAR SETBACK, AND 50' SCHEIC-OORM SETBACK.
7. PROPERTY APPEARS TO BE LOCATED IN FLOOD ZONE AE 10 & 11. REFER TO FEMA MAP 4001P0000N, EFFECTIVE DATE OF JANUARY 29, 2021.
8. TOTAL ACREAGE IS 5.51 ACRES.
9. THERE ARE NO SIGNIFICANT TREES LOCATED WITHIN ROADWAYS, DRAINAGE WAYS OR LOTS LESS THAN ONE ACRE IN SIZE.
10. THESE LOTS WILL BE SERVED BY SUBSURFACE SANITARY AND SCHEIC-OORM SYSTEMS AND PUBLIC WATER SYSTEMS UPON APPROVAL OF REFERENCES.

**REFERENCES:**

1. TMS 193-00-00-095
2. TMS 193-00-00-096
3. TMS 193-00-00-097
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