

THIS SPACE RESERVED FOR THE CLERK OF SUPERIOR COURT

NOTES

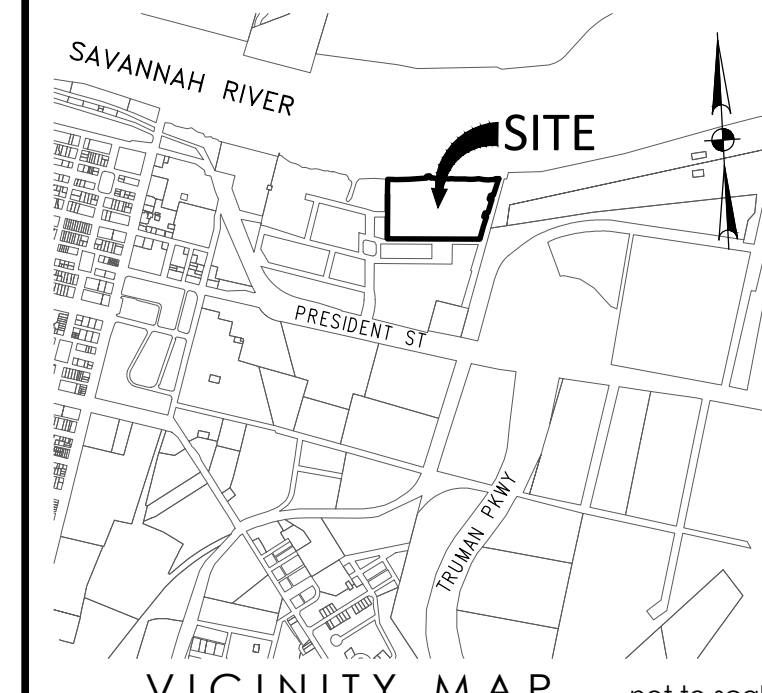
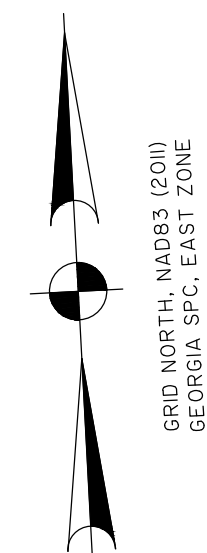
- FIELD EQUIPMENT USED FOR THIS SURVEY: GEOMAX ZOOM90 R2
- THE FIELD DATA UPON WHICH THIS MAP OR PLAT IS BASED HAS A CLOSURE RATIO OF 1 FOOT IN 483,470 FEET, AN ANGULAR ERROR OF 1" PER ANGLE POINT, AND WAS ADJUSTED USING THE COMPASS RULE METHOD.
- ALL CORNERS MARKED WITH 3/4" IRON PIPE, 24" LONG WITH CAP STAMPED "T&H" UNLESS OTHERWISE NOTED.
- THIS PLAT HAS A PRECISION OF ONE FOOT IN 199,869 FEET OR BETTER.
- COORDINATES AND DIRECTIONS ARE BASED ON GEORGIA STATE PLANE COORDINATE SYSTEM (NAD83), EAST ZONE.
- ACCORDING TO F.I.R.M. MAP NO. 1305IC, PANEL 0164G, REVISED AUGUST 16, 2018, A PORTION OF THE PROPERTY SHOWN ON THIS PLAT LIES IN SPECIAL FLOOD HAZARD ZONE AE (BASE FLOOD ELEVATION 10 FEET).
- WETLANDS THAT MAY EXIST ARE UNDER THE JURISDICTION OF THE CORPS OF ENGINEERS AND/OR THE DEPARTMENT OF NATURAL RESOURCES. LOT OWNERS AND THE DEVELOPER ARE SUBJECT TO PENALTY BY LAW FOR DISTURBANCE TO THESE PROTECTED AREAS WITHOUT PROPER PERMIT AND APPROVAL.
- TAX MAP NUMBER: 20006-05005
- PROPERTY OWNER: PMC-SRL, LLC (PER TAX RECORDS)
- PLAT REFERENCE: PLAT BOOK 52, PAGE 555
- UNDERGROUND UTILITIES NOT SHOWN MAY BE ENCOUNTERED. THE UTILITY PROTECTION CENTER SHOULD BE CONTACTED PRIOR TO BEGINNING ANY CONSTRUCTION.
- THE D.N.R. JURISDICTIONAL LINE ALONG THE BANK OF SAVANNAH RIVER WAS DELINEATED BY SLIGH ENVIRONMENTAL CONSULTANTS, INC. IN JANUARY OF 2004 AND WAS VERIFIED BY THE GEORGIA DEPARTMENT OF NATURAL RESOURCES ON APRIL 7, 2004 (SEC#01-03-27). AREA BETWEEN EXISTING SEA WALL AND NORTHERN BOUNDARY LINE (D.N.R. JURISDICTIONAL LINE) HAS BEEN FILLED UNDER U.S.A.C.E. PERMIT NUMBER 200415260.
- IMPROVEMENTS EXIST ON THE PROPERTY THAT ARE NOT SHOWN.
- THIS PROPERTY TO BE SERVED BY THE CITY OF SAVANNAH WATER & SEWER SYSTEMS.
- LINE AND CURVE TAG LABELS ARE NUMBERED CONSECUTIVELY. SOME LABEL TAGS HAVE BEEN OMITTED FOR LEGIBILITY AND CLARITY.
- BUILDING SETBACKS SHALL BE IN ACCORDANCE WITH THE DEVELOPMENT STANDARDS AS DEFINED IN SECTION 8-3351 GENERAL DEVELOPMENT STANDARDS LOCATED WITHIN THE SAVANNAH RIVER LANDING PUD.
- STREET NAMES SHOWN HEREON HAVE NOT YET BEEN APPROVED AND ARE SUBJECT TO CHANGE.
- SIDEWALKS WILL BE INSTALLED BY THE OWNER OF ALL PROPERTIES IN ACCORDANCE WITH THE APPROVED SAVANNAH RIVER LANDING PUD TEXT AMENDMENT PRIOR TO THE ISSUANCE OF A CERTIFICATE OF OCCUPANCY PERMIT.
- ALL PARCELS WITHIN THE PROPOSED SUBDIVISION WILL BE SUBJECT TO ALL CONDITIONS IDENTIFIED ON THE APPROVED EASTERN WHARF MASTER PLAN (FORMERLY KNOWN AS SAVANNAH RIVER LANDING).

REFERENCES

- A 'RECOMBINATION & MAJOR SUBDIVISION OF SAVANNAH RIVER LANDING', PREPARED FOR SAVANNAH RIVER LANDING LAND JV, LLC, BY THOMAS & HUTTON ENGINEERING CO., DATED AUGUST 8, 2017, RECORDED IN PLAT BOOK 51, PAGE 146, CHATHAM COUNTY RECORDS.
- A 'MAJOR SUBDIVISION PLAT OF PARCEL R-1, EASTERN WHARF', PREPARED FOR PMC-SRL, LLC BY THOMAS & HUTTON ENGINEERING CO., DATED JUNE 4, 2019, RECORDED IN PLAT BOOK 52, PAGE 95, CHATHAM COUNTY RECORDS.
- A 'MAJOR SUBDIVISION PLAT OF PARCEL R-1, EASTERN WHARF', PREPARED FOR PMC-SRL, LLC BY THOMAS & HUTTON ENGINEERING CO., DATED AUGUST 10, 2019, RECORDED IN PLAT BOOK 52, PAGE 456, CHATHAM COUNTY RECORDS.
- A 'MINOR SUBDIVISION OF THE REMAINING PORTION PARCEL R-1, EASTERN WHARF', PREPARED FOR PMC-SRL MAYORS ONE, LLC, BY THOMAS & HUTTON ENGINEERING CO., DATED AUGUST 19, 2020, RECORDED IN PLAT BOOK 52, PAGE 555, CHATHAM COUNTY RECORDS.
- A 'MINOR SUBDIVISION OF PARCEL C-2 & EASEMENT PLAT OF DRAINAGE & UTILITY EASEMENTS, EASTERN WHARF', PREPARED FOR SRL LAND VENTURE, LLC & PMC-SRL, LLC, BY THOMAS & HUTTON ENGINEERING CO., DATED FEBRUARY 27, 2020, RECORDED IN PLAT BOOK 52, PAGE 508, CHATHAM COUNTY RECORDS.

LEGEND

- BENCHMARK
- MEANDER POINT (NO MONUMENT)
- CONCRETE MONUMENT (FOUND)
- CONCRETE MONUMENT (SET)
- IRON PIPE (FOUND)
- IRON PIPE (SET)
- ADJOINER PROPERTY LINE
- SUBJECT PROPERTY LINE
- INTERIOR PARCEL/LOT LINE
- 1/4" STREET ADDRESS



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CERTIFICATE OF OWNERSHIP AND DEDICATION

IT IS HEREBY CERTIFIED THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT I HEREBY DEDICATE ALL STREETS, RIGHTS-OF-WAY, EASEMENTS AND ANY SITES FOR PUBLIC USE, AS NOTED ON THIS PLAT FOR THE USES INTENDED.

BRIAN BLOOM DATE
PMC-SRL MAYORS ONE, LLC
PMC-SRL, LLC

SURVEYOR'S CERTIFICATION

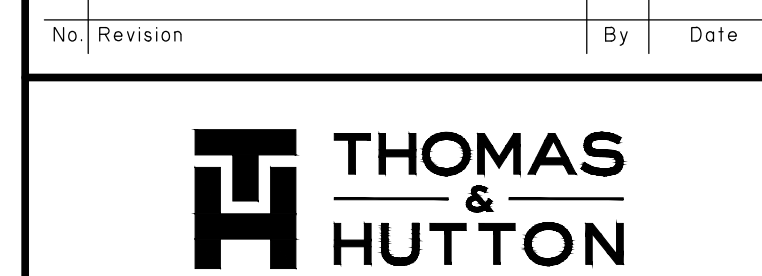
AS REQUIRED BY SUBSECTION (d) OF O.C.G.A. SECTION 15-6-67, THIS PLAT HAS BEEN PREPARED BY A LAND SURVEYOR AND APPROVED BY ALL APPLICABLE LOCAL JURISDICTIONS FOR RECORDING AS EVIDENCED BY APPROVAL CERTIFICATES, SIGNATURES, STAMPS, OR STATEMENTS HEREON. SUCH APPROVALS OR AFFIRMATIONS SHOULD BE CONFIRMED WITH THE APPROPRIATE GOVERNMENTAL BODIES BY ANY PURCHASER OR USER OF THIS PLAT AS TO INTENDED USE OF ANY PARCEL. FURTHERMORE, THE UNDERSIGNED LAND SURVEYOR CERTIFIES THAT THIS PLAT COMPLIES WITH THE MINIMUM TECHNICAL STANDARDS FOR PROPERTY SURVEYS IN GEORGIA AS SET FORTH IN THE RULES AND REGULATIONS OF THE GEORGIA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND AS SET FORTH IN O.C.G.A. SECTION 15-6-67.



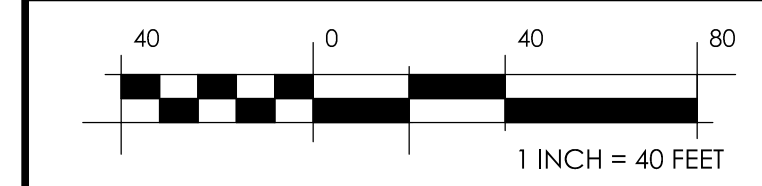
A MAJOR SUBDIVISION AND RECOMBINATION OF THE MAYORS ONE PARCEL AND THE REMAINING PORTION OF PARCEL R-1, EASTERN WHARF

2ND G.M. DISTRICT, LAMAR WARD, CITY OF SAVANNAH, CHATHAM COUNTY, GEORGIA

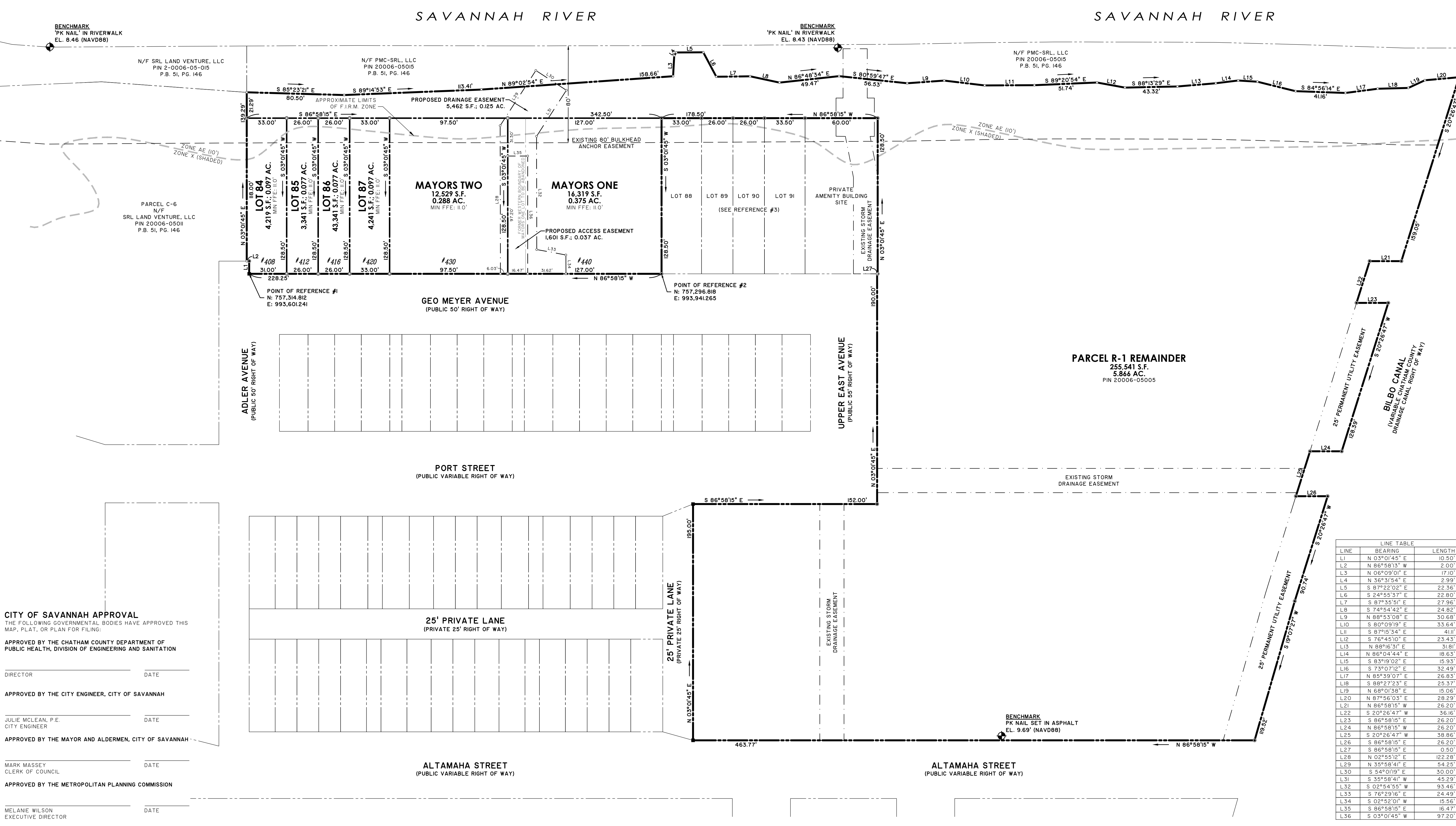
prepared for
PMC-SRL MAYORS ONE, LLC
& PMC-SRL, LLC



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plot drawn reviewed field crew
03/04/2021 MDJ MDJ 06/25/2019 JH
job 26193.0009 SHEET 1 OF 1



LINE	BEARING	LENGTH
L1	N 03°01'45" E	10.50'
L2	N 86°58'15" W	2.00'
L3	N 06°09'01" E	17.10'
L4	N 36°31'54" E	2.99'
L5	S 87°22'02" E	22.36'
L6	S 24°55'31" E	22.80'
L7	S 87°33'51" E	27.96'
L8	S 74°54'42" E	24.82'
L9	N 88°53'08" E	30.68'
L10	S 80°09'19" E	33.64'
L11	S 87°15'34" E	41.11'
L12	S 75°45'10" E	23.43'
L13	N 88°16'31" E	31.81'
L14	N 86°04'44" E	18.63'
L15	S 83°19'02" E	15.93'
L16	S 73°07'12" E	32.49'
L17	N 85°33'07" E	26.83'
L18	S 88°27'23" E	25.37'
L19	N 68°01'38" E	15.06'
L20	N 87°56'03" E	28.29'
L21	N 86°58'15" W	26.20'
L22	S 20°26'47" W	36.16'
L23	S 86°58'15" E	26.20'
L24	N 86°58'15" W	26.20'
L25	S 20°26'47" W	36.16'
L26	S 86°58'15" E	26.20'
L27	S 86°58'15" E	0.50'
L28	N 03°01'45" E	12.28'
L29	N 35°58'41" E	54.25'
L30	S 54°01'19" E	30.00'
L31	S 35°58'41" E	45.29'
L32	S 02°54'55" W	93.46'
L33	S 74°23'16" E	24.49'
L34	S 02°52'01" W	15.56'
L35	S 86°58'15" E	16.47'
L36	S 03°01'45" W	97.20'

CITY OF SAVANNAH APPROVAL
THE FOLLOWING GOVERNMENTAL BODIES HAVE APPROVED THIS MAP, PLAT, OR PLAN FOR FILING:

APPROVED BY THE CHATHAM COUNTY DEPARTMENT OF PUBLIC HEALTH, DIVISION OF ENGINEERING AND SANITATION

DIRECTOR DATE

APPROVED BY THE CITY ENGINEER, CITY OF SAVANNAH

JULIE MCLEAN, P.E. DATE
CITY ENGINEER

APPROVED BY THE MAYOR AND ALDERMEN, CITY OF SAVANNAH

MARK MASSEY DATE
CLERK OF COUNCIL

APPROVED BY THE METROPOLITAN PLANNING COMMISSION

MELANIE WILSON DATE
EXECUTIVE DIRECTOR