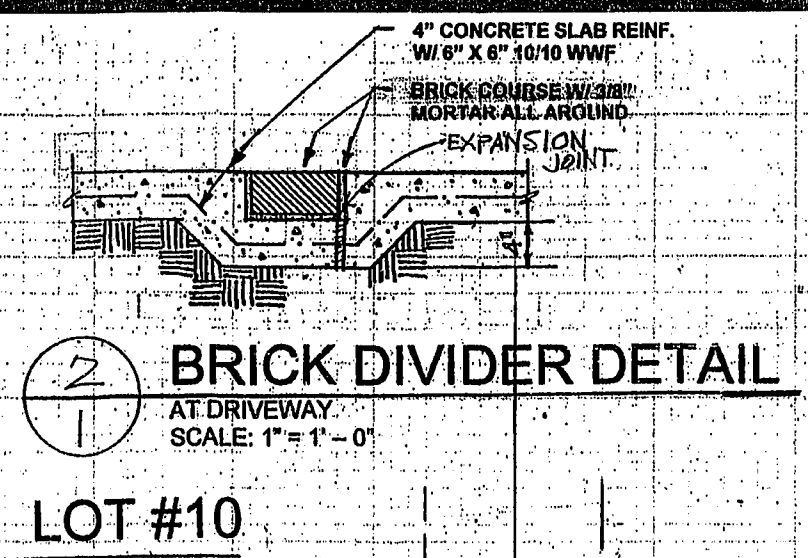
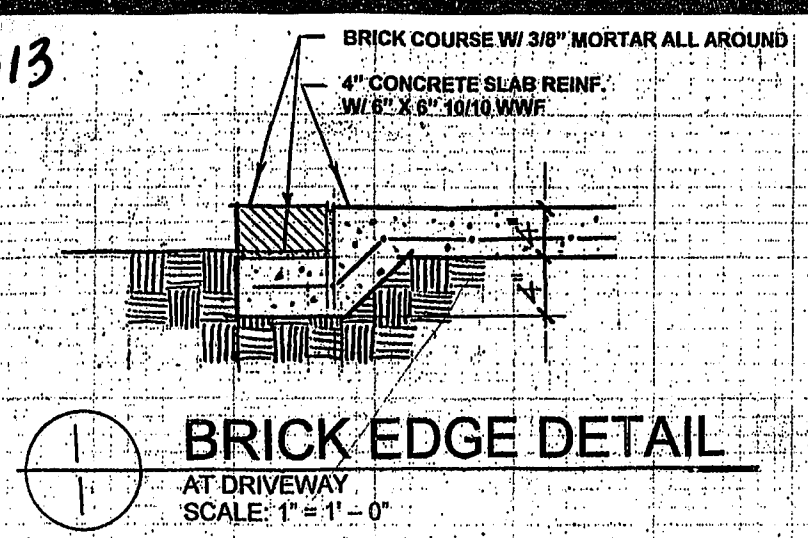


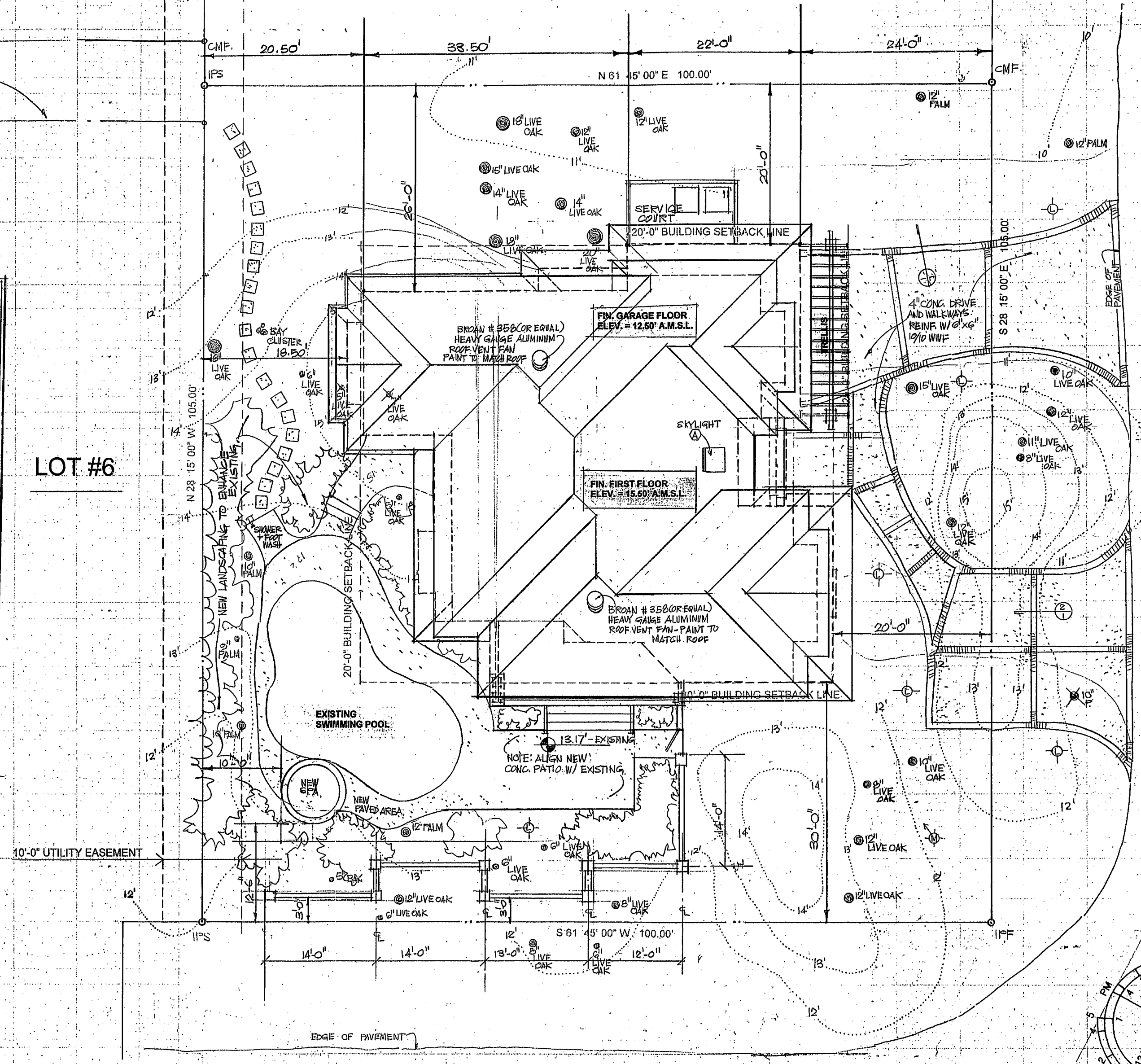
3013



LOT #10

LOT #11

LOT #6



RUDDY TURNSTONE ROAD 40' R/W

RUDDY TURNSTONE ROAD 50' RW

IMPORTANT NOTE

THESE PLANS AND SPECIFICATIONS ARE NOT TO BE CONSIDERED INSTRUCTIONS ON HOW TO BUILD A HOUSE. RATHER, THEY ASSUME THE BUILDER IS A LICENSED, EXPERIENCED, AND KNOWLEDGEABLE CONTRACTOR. IT IS THE PURPOSE OF THESE PLANS TO SHOW THE SHAPE, SIZE, DESIGN, AND BASIC CONSTRUCTION SET-UP, AND MATERIALS TO BE USED TO ACHIEVE THE DESIGN. IT IS THE RESPONSIBILITY OF THE BUILDER AND HIS SUB-CONTRACTORS TO BUILD A STRUCTURALLY SOUND, WATERPROOF STRUCTURE THAT CONFORMS TO LOCAL BUILDING CODES AND AREA RESTRICTIONS.

IF NEIL GORDON ARCHITECT, P.A. IS NOT HIRED TO PERFORM "CONTRACT ADMINISTRATION AND OBSERVATION" FOR THE CONSTRUCTION PHASE OF THE WORK, NEIL GORDON ARCHITECT, P.A. HEREBY WAIVES ANY AND ALL RESPONSIBILITY FOR ANY PROBLEMS, FAILURES, OR FAULTS OF THE STRUCTURE DESCRIBED BY THESE PLANS.

IMPORTANT NOTE

BEFORE ANY CONSTRUCTION IS BEGUN, THE CONTRACTOR MUST VERIFY THAT THE MINIMUM FLOOR ELEVATION, AS STATED ON THE PLANS, COMPLIES WITH OR EXCEEDS THE REQUIREMENTS OF ALL APPROPRIATE LOCAL CODES AND THE NATIONAL FLOOD INSURANCE PROGRAM. IF THE FLOOR ELEVATION AS STATED ON THE PLANS IS LESS THAN THE REQUIREMENTS, THE ARCHITECT SHALL BE NOTIFIED AT ONCE AND NO CONSTRUCTION SHALL BEGIN UNTIL AUTHORIZED IN WRITING BY THE ARCHITECT. DUE TO THE COMPLEXITY OF INTERPRETING THE MINIMUM FLOOR ELEVATION REQUIRED, IT IS VITAL TO HAVE CONFIRMATION OF THIS INFORMATION; THEREFORE, THE CONTRACTOR SHALL CHECK AND VERIFY THE FLOOR ELEVATION AND SHALL INCLUDE THE COST OF THIS WORK AS A PART OF THE CONTRACT AMOUNT.

THE CONTRACTOR SHALL FURNISH THE ARCHITECT WITH A "CERTIFICATION OF FLOOR ELEVATION" PREPARED BY A LICENSED LAND SURVEYOR CERTIFYING THAT THE FLOOR ELEVATION IS AT THE HEIGHT REQUIRED. NO FRAMING ABOVE THE FINISH FLOOR SHALL BE CONSTRUCTED UNTIL THE CERTIFICATION OF FLOOR ELEVATION IS GIVEN TO THE ARCHITECT.

THE CONTRACTOR SHALL CHECK AND VERIFY THAT ALL DIMENSIONS SHOWN ON THE SITE PLAN (WITH ACTUAL HOUSE STAKE-OUT ON THE SITE) ARE CORRECT, AND SHALL REPORT ANY DISCREPANCIES TO THE ARCHITECT.

THE ARCHITECT WAIVES ANY AND ALL RESPONSIBILITY AND LIABILITY FOR PROBLEMS WHICH ARISE FROM FAILURE TO FOLLOW THESE PLANS, SPECIFICATIONS, AND THE DESIGN INTENT THEY CONVEY, OR FOR PROBLEMS WHICH ARISE FROM THE FAILURE OF OTHERS TO OBTAIN AND/OR FOLLOW THE DESIGN PROFESSIONAL'S GUIDANCE WITH RESPECT TO ANY ERRORS, OMISSIONS, INCONSISTENCIES, AMBIGUITIES OR CONFLICTS WHICH ARE ALLEGED.

GENERAL SITE PLAN NOTES

THE CONTRACTOR SHALL:

1. LAY OUT THE HOUSE LOCATION ON THE SITE AND OBTAIN APPROVAL FROM THE ARCHITECT OR OWNER BEFORE ANY CLEARING OR CONSTRUCTION BEGINS.
2. LOCATE ALL BOUNDARY MARKERS AND CHECK THEIR LOCATION AGAINST THE DIMENSIONS SHOWN ON THE SITE PLAN. CONTRACTOR SHALL REPORT ANY DISCREPANCIES OR MISSING MARKERS TO THE ARCHITECT AND REQUEST A SURVEY OF THE PROPERTY FROM THE OWNER.
3. CHECK SITE PLAN DIMENSIONS, LOCATING ALL SIDES OF THE STRUCTURE. ANY DISCREPANCIES MUST BE REPORTED TO THE ARCHITECT FOR CLARIFICATION BEFORE CONSTRUCTION PROCEEDS. IN AREAS TO BE GRADED OR COVERED BY FILL, REMOVE AND DISPOSE OF ALL PLANT MATERIAL, INCLUDING ROOTS, RUBBISH, AND OTHER DEBRIS. PROTECT ALL TREES NOT MARKED FOR REMOVAL. NO TREES, BRUSH, OR BUSHES MAY BE REMOVED WITH THE ARCHITECT'S OR THE OWNER'S SPECIFIC DIRECTION.
4. FINAL EXTERIOR GRADE SHALL SLOPE DOWN A MINIMUM OF 6" WITHIN THE FIRST 10' AWAY FROM THE HOUSE.
5. CONNECT ALL UTILITIES UNDERGROUND TO EXISTING FACILITIES. LAY OUT ALL WALLS AND DRIVES ON THE SITE AND OBTAIN APPROVAL FROM THE ARCHITECT OR OWNER BEFORE POURING.

SITE PLAN

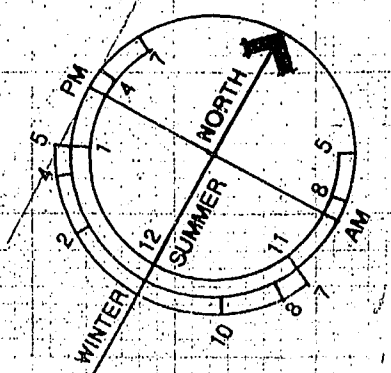
SCALE: 1/8" = 1'-0"

LOT #7 RUDDY TURNSTONE ROAD

SEA PINES PLANTATION
HILTON HEAD ISLAND, SOUTH CAROLINA

Survey By: Coastal Surveying Co., Inc.
Bluffton, SC 29910
Ph. - 843.757.4466

Date: 6/17/04 Job #: 37,301



FLOOD ZONE = A8 (14.00' A.M.S.L.)

TOTAL COVERED AREA: 4097 SF
LOT AREA: 10,600 SF
RATIO OF LOT AREA TO COVERED AREA: 2.6 TO 1

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DATE: 10/15/04
REV: 1

NEIL GORDON ARCHITECT, P.A.
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THE ATHAVAS RESIDENCE