

- NOTE:**
1. ANYTHING SHOWN OUTSIDE THE DEFINED BOUNDARY OF THIS PLAT IS FOR DESCRIPTIVE PURPOSES ONLY.
 2. AREA DETERMINED BY COORDINATE (WMD) METHOD.
 3. THE PUBLIC RECORDS REFERENCED ON THE PLAT ARE ONLY THOSE USED AND NECESSARY FOR THE ESTABLISHMENT OF THE BOUNDARY OF THIS PROPERTY. THEY ARE NOT AND DO NOT CONSTITUTE A TITLE SEARCH.
 4. PARCEL LINES ARE BASED ON SOUTH CAROLINA STATE PLANE NAD 1983
 5. THIS PROPERTY MAY BE SUBJECT TO VARIOUS UTILITY EASEMENTS THAT WERE NOT NOTED IN THE REFERENCED PLATS. THE UTILITIES SHOWN HEREON ARE BASED ON FIELD SURFACE LOCATIONS, AND WERE NOT VERIFIED AS TO DEPTH, SIZE, OR MATERIAL. THIS SURVEY DOES NOT SHOW SUBTERRANEAN CONDITIONS.
 6. AS PER FLOOD INSURANCE RATE MAP (FIRM) THE PROPERTY APPEARS TO BE LOCATED IN ZONE VE-15,14,13,12 AE-10,11,12 AND ALSO WITHIN A LWMA SHOWN ON MAP NUMBER 45019D0785K, PANEL 785 OF 855 DATED JANUARY 29, 2021. FLOOD MAP ELEVATIONS ARE BASED ON NAVD 88.
 7. ANY FRESHWATER WETLAND BOUNDARIES OR DHEC-OCRM CRITICAL LINE SHOWN ON THIS SURVEY SHOULD NOT BE CONSIDERED AS A FINAL DEFINED LINE UNLESS THE APPROPRIATE AUTHORITY HAS CERTIFIED THEM ON THIS PLAT.
 8. ELEVATIONS ARE BASED ON NAVD 88

- SPECIAL STATEMENT:**
- 1.) THE TOWN OF KIAWAH ISLAND RESERVES THE RIGHT TO REQUIRE THE FOLLOWING STATEMENTS:
 - (a.) THE APPROVAL OF THIS PLAT DOES NOT OBLIGATE THE TOWN OF KIAWAH ISLAND IN ANY WAY TO ACCEPT FOR MAINTENANCE ANY OF THE ROADS EASEMENTS SHOWN HEREON;
 - (b.) WARNING! APPROVAL OF THIS PLAT BY THE PLANNING COMMISSION DOES NOT INDICATE APPROVAL NOR ADJUDICATE TITLE OF THE ACCESS RIGHT-OF-WAY SHOWN HEREON.

OWNER OF RECORD:
 KDP II LLC
 1 KIAWAH ISLAND PKY
 KIAWAH ISLAND SC 29455-5725

OWNER REFERENCES:
 TMS# 207-05-00-0011

PARCEL 12B
 PLAT BOOK L20, PAGE 0023
 PLAT BOOK 4H, PAGE 073
 PLAT BOOK EK, PAGE 031-034

PLANNING AND ROD USE ONLY

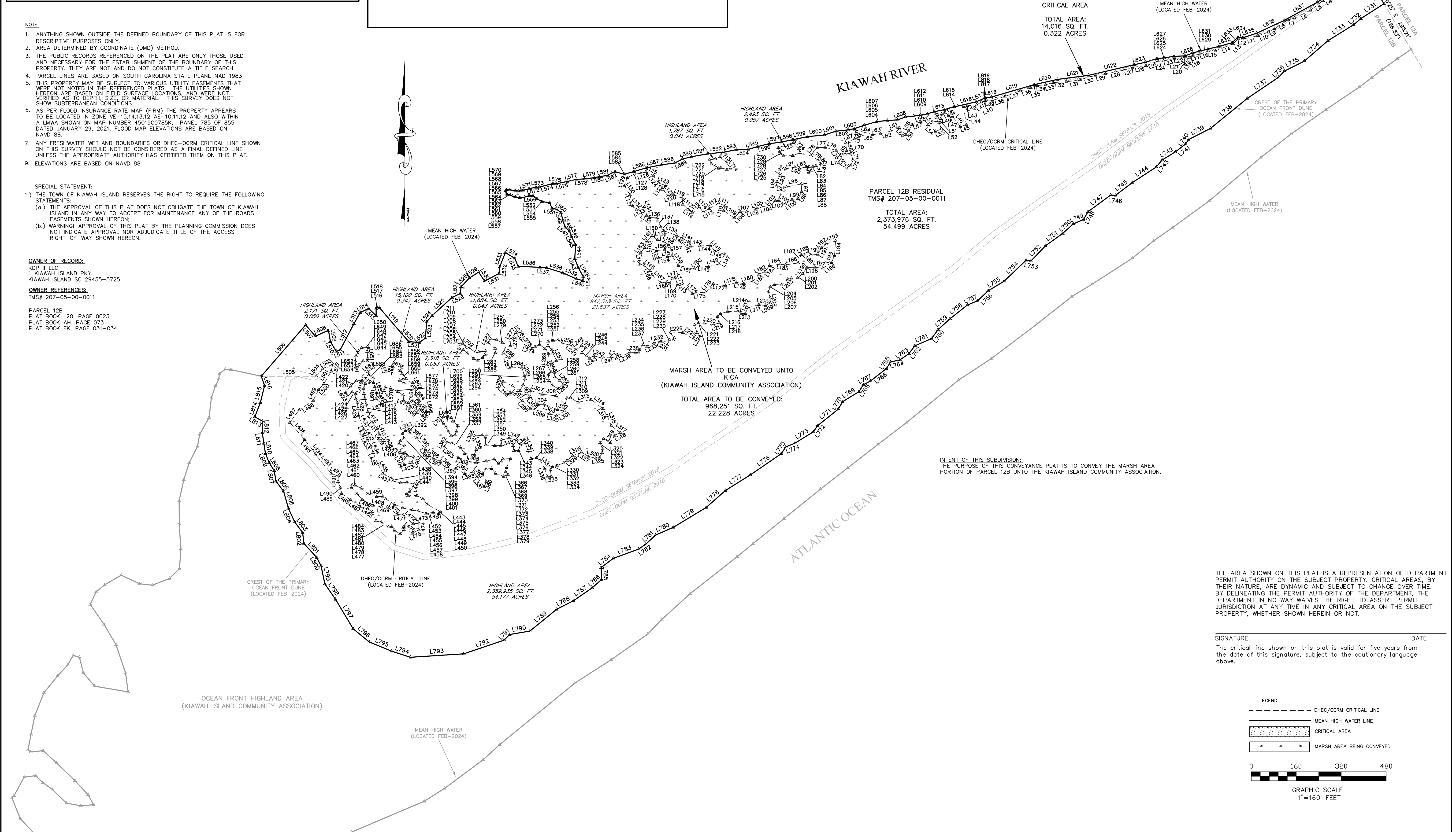
APPROVED FINAL PLAT

PLANNING DIRECTOR _____

CHAIR OF THE TOWN OF KIAWAH ISLAND PLANNING COMMISSION _____

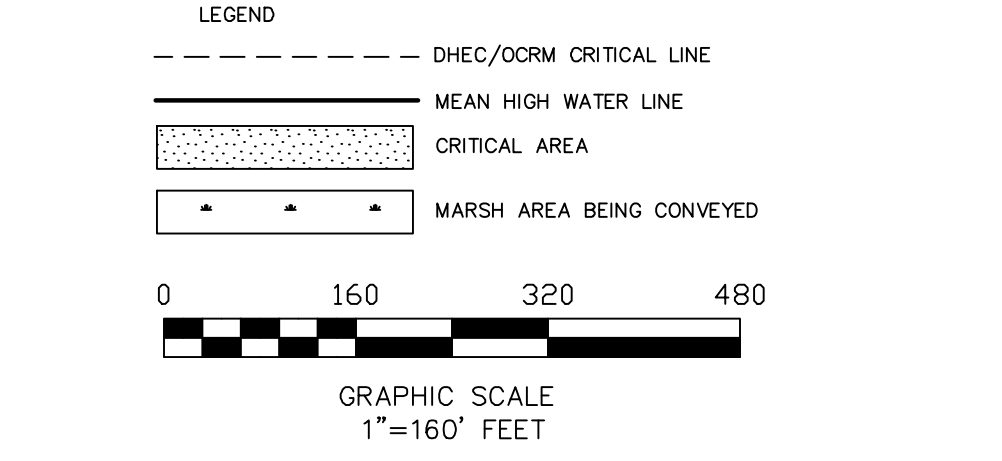
SBD24-000003 APPLICATION# _____ DATE _____

PARCEL	HIGHLAND	MARSH	CRITICAL AREA	ACRES
PARCEL 12B	54.177		0.322	54.499
KICA PARCEL		0.591	21.637	22.228
TOTAL ACREAGE:				76.727



THE AREA SHOWN ON THIS PLAT IS A REPRESENTATION OF DEPARTMENT PERMIT AUTHORITY ON THE SUBJECT PROPERTY. CRITICAL AREAS, BY THEIR NATURE, ARE DYNAMIC AND SUBJECT TO CHANGE OVER TIME. BY DELINEATING THE PERMIT AUTHORITY OF THE DEPARTMENT, THE DEPARTMENT IN NO WAY WAIVES THE RIGHT TO ASSERT PERMIT JURISDICTION AT ANY TIME IN ANY CRITICAL AREA ON THE SUBJECT PROPERTY, WHETHER SHOWN HEREIN OR NOT.

SIGNATURE _____ DATE _____
 The critical line shown on this plat is valid for five years from the date of this signature, subject to the cautionary language above.



SURVEYORS CERTIFICATION:

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 STANDARDS OF PRACTICE MANUAL FOR LAND SURVEYING IN SOUTH CAROLINA, AND MEETS OR EXCEEDS THE REQUIREMENTS FOR A CLASS "A" SURVEY AS SPECIFIED THEREIN.

SOUTH CAROLINA REGISTERED LAND SURVEYOR
 JOHN T. BYRNES III
 16115

SOUTH CAROLINA REGISTERED PROFESSIONAL ENGINEER
 SOUTHEASTERN LAND SURVEYING LLC
 004554

JOHN T. BYRNES III S.C.P.L.S. NO. 16115

This is a preliminary survey and subject to modification as required by South Carolina OCRM and the Town of Kiawah Island for final approval.

NO.	DATE	DESCRIPTION	BY

SOUTHEASTERN LAND SURVEYING LLC
 1035-B JENKINS ROAD
 CHARLESTON, SC 29407
 (843) 795-9330

**A SUBDIVISION PLAT OF RESIDUAL AND MARSH AREA
 PARCEL 12B, TMS#207-05-00-0011
 KDP II LLC
 LOCATED IN THE TOWN OF KIAWAH ISLAND
 CHARLESTON COUNTY, SOUTH CAROLINA**

DATE: FEBRUARY 20, 2024
 DRAWN: K.KUZIO
 CHECK: J.BYRNES
 CC: JERRY K.
 JOB: 11074
 DWG: 11074-F MARSH
 SHEET: 1 OF 2

Table with columns: LINE, BEARING, DISTANCE. Multiple columns of data listing survey points and distances.

PLANNING AND ROD USE ONLY

APPROVED FINAL PLAT

CHAIRMAN OF TOWN OF KIAWAH ISLAND PLANNING DIRECTOR AND PLANNING DIRECTOR

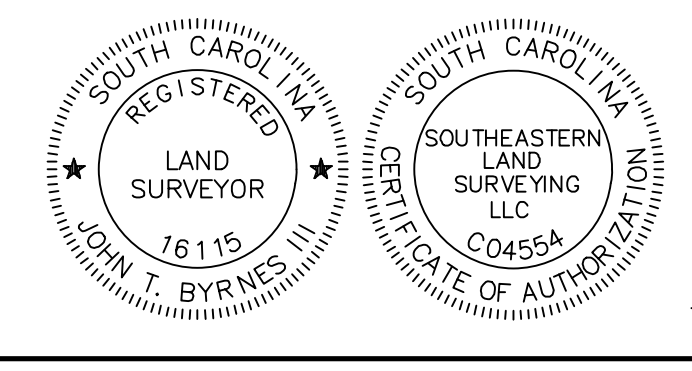
APPLICATION# DATE

Table with columns: NO., DATE, DESCRIPTION, BY

SOUTHEASTERN LAND SURVEYING LLC logo and address: 1035-B JENKINS ROAD CHARLESTON, SC 29407 (843)795-9330

A SUBDIVISION PLAT OF RESIDUAL AND MARSH AREA PARCEL 12B, TMS#207-05-00-0011 KDP II LLC LOCATED IN THE TOWN OF KIAWAH ISLAND CHARLESTON COUNTY, SOUTH CAROLINA

SURVEYORS CERTIFICATION: DATE: FEBRUARY 20, 2024 DRAWN: K.KUZIO CHECK: J.BYRNES CC: JERRY K. DWG: 11074 JOB: 11074-F MARSH SHEET: 2 OF 2



SURVEYORS CERTIFICATION: I HEREBY STATE TO THE BEST OF MY KNOWLEDGE, INFORMATION, AND BELIEF... JOHNSON T. BYRNES III S.C.P.L.S. NO. 16115