

# 3202 US 70 E - Contour Map



This map contains parcels prepared for the inventory of real property within Orange County, and is compiled from recorded deed, plats, and other public records and data. Users of this map are hereby notified that the aforementioned public primary information sources should be consulted for verification of the information contained on this map. The county and its mapping companies assume no legal responsibility for the information on this map.

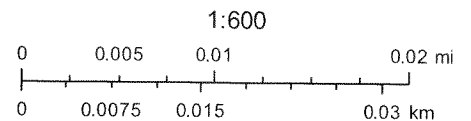
March 20, 2025

**PIN:** 9883594310  
**OWNER 1:** LAWS SCOTT  
**OWNER 2:**  
**ADDRESS 1:** 3104 POPLAR  
**ADDRESS 2:**  
**CITY:** EFLAND

**SIZE:** 0.56 A  
**DEED REF:**  
**RATECODE:** 09  
**DATE SOLD:** 1/7/2010  
**BLDG SQFT:** 1886  
**YEAR BUILT:** 1947

**BUILDING COUNT:** 2  
**LAND VALUE:**  
**BLDG\_VALUE:**  
**USE VALUE:**  
**TOTAL VALUE:**

**STATE, ZIP:** NC 27243  
**LEGAL DESC:** NE INT HWY 70 & SR 1562



# 3202 US 70 E - Ortho Map



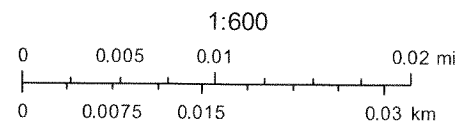
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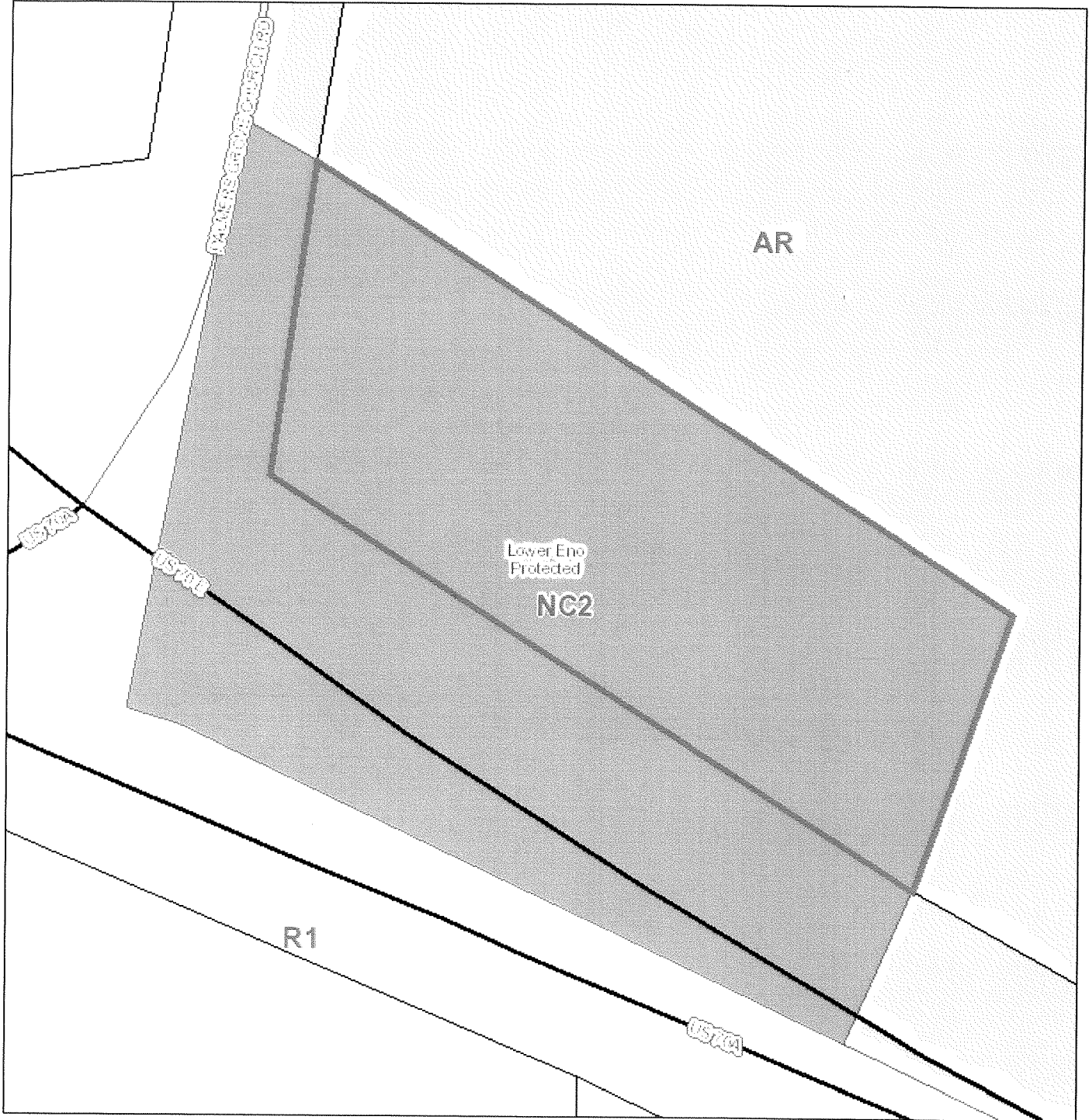
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# 3202 US 70 E - Zoning Map



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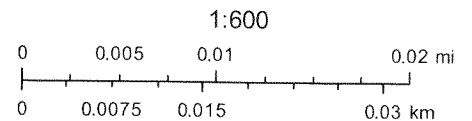
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# Orange County NC Property Zoning Report

## 3202 US 70 E – (PIN# 9883594310 )

### Jurisdiction

Orange County

### Zoning Designations

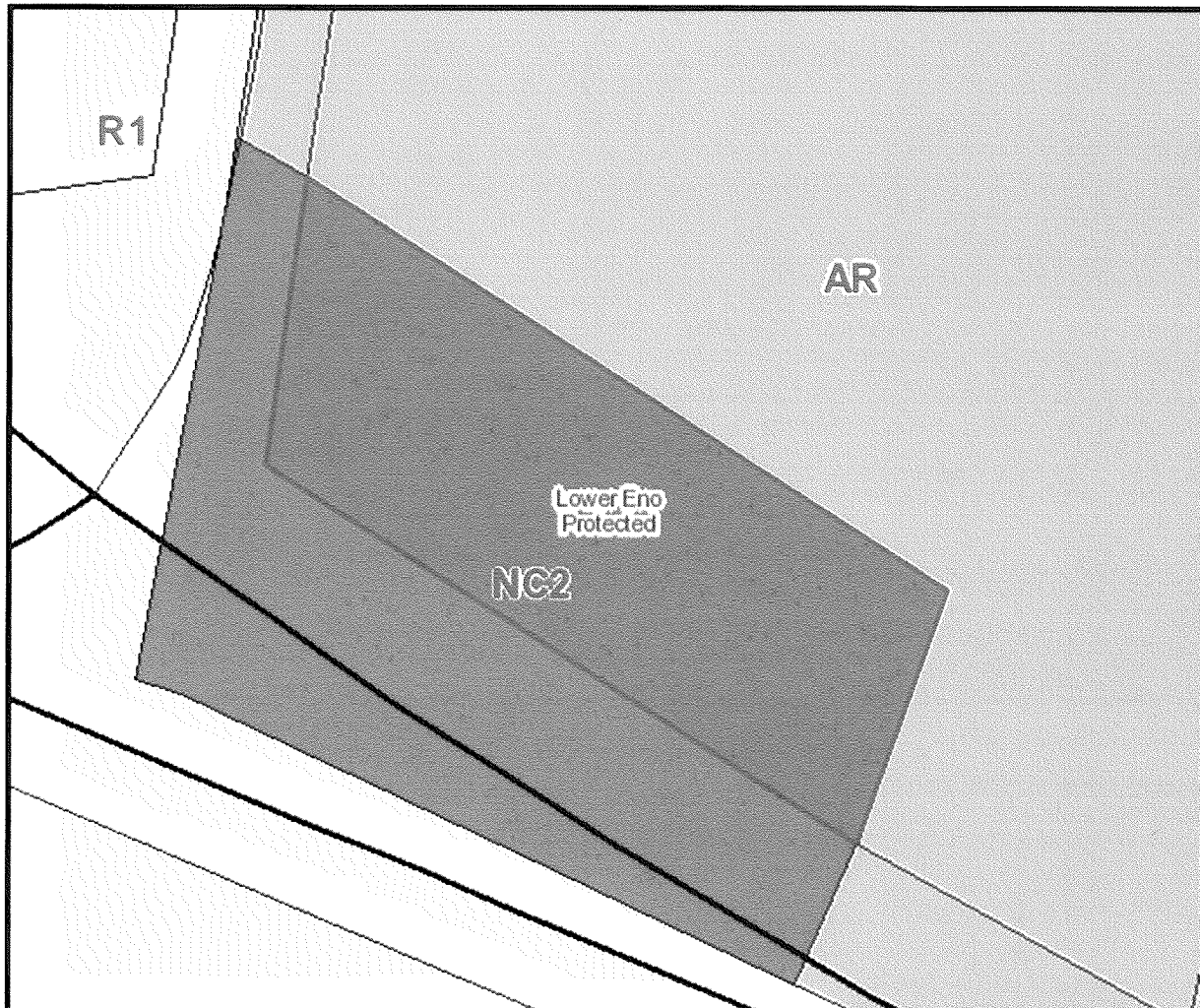
#### NC2 - Neighborhood Commercial

The purpose of the district is to provide sites for limited commercial uses designed to serve the local population with convenience goods and personal services.

### Overlay Districts

Watershed Zoning Overlay Designation: Lower Eno Protected

### Zoning Map



Site Assessment for PIN: 9883594310/CB13-01014

Zoning: NC2

Watershed: Lower Eno Protected W/S (L-ENO-PW)

Plat: None

Setback Requirements per UDO: FY = 50; RY = 20; & SY = 20

Impervious Surface: 36%; 8,781 sq. ft. permitted based upon 0.56 acres

Land Disturbance Thresholds: EC Permit required if disturbing more than 20,000 sq.ft. & Stormwater Management Permit required if disturbing more than 21,780 sq. ft. for residential structures

Notes: Changing from merchantile to office use. Building permit number has already been assigned previously.

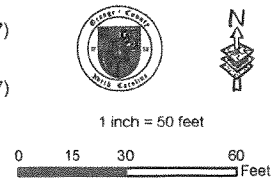
Date Site Assessment Completed: 7/24/2013 by DMK



PIN#: 9883594310  
RUSSELL C HRS LAWS  
  
3104 POPLAR DR  
EFLAND, NC 272439261

Data shown on this map is obtained from Orange County GIS and is for reference only. Exact locations and boundaries should be verified. Map prepared by Orange County Planning & Inspections.

- |                              |                          |   |  |
|------------------------------|--------------------------|---|--|
| — USGS Water Feature         | ▭ Parcels                | ▭ Zoning                                | ▭ 100 YR Floodplain (Effective 02/02/07) |
| — Soils Survey Water Feature | ▭ Township               | ▭ City Limits                           | ▭ Floodway (Effective 02/02/07)          |
| ▭ OC Updated Water Feature   | ▭ School System Boundary | ▭ ETJ                                   | ▭ 500 YR Floodplain (Effective 02/02/07) |
| ▭ Water Body                 | ▭ Contours               | ▭ Conservation Easements Held by Others | ▭ Buildings                              |
| ▭ River Basins               | ▭ County Boundary        | ▭ Orange County Conservation Easements  | ▭ Water and Sewer Boundary               |
| ▭ Watershed                  | ▭ Soils                  |   |  |



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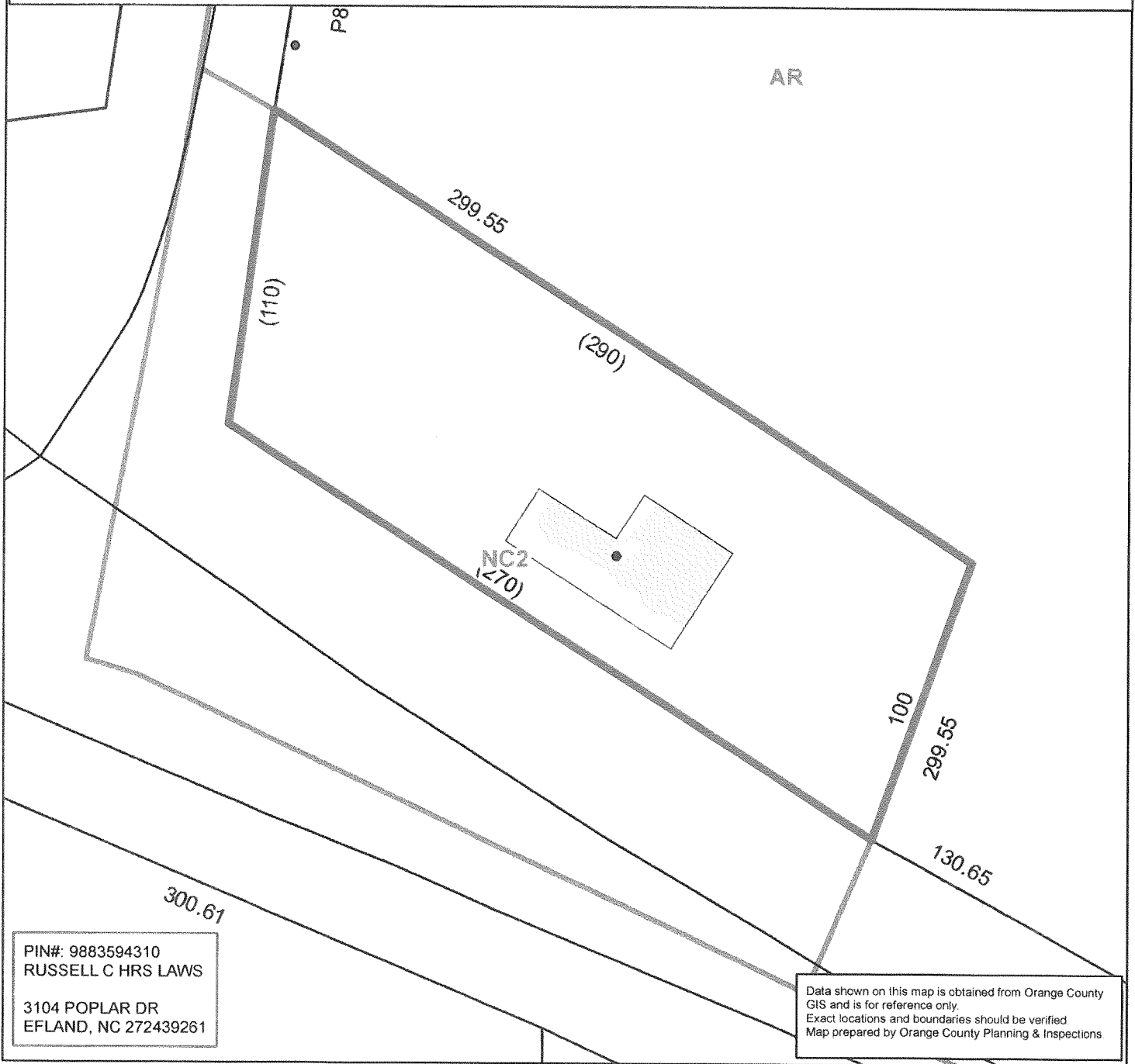
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1 inch = 50 feet

