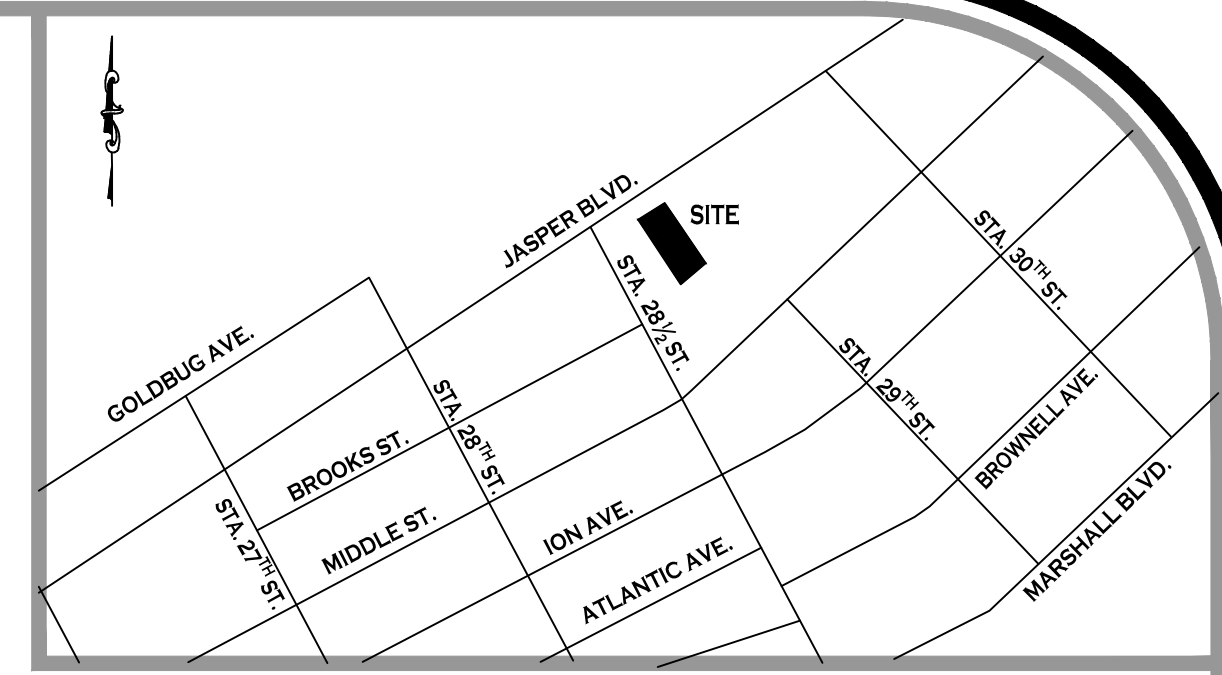


RESERVED FOR STAMPS

REFERENCES:

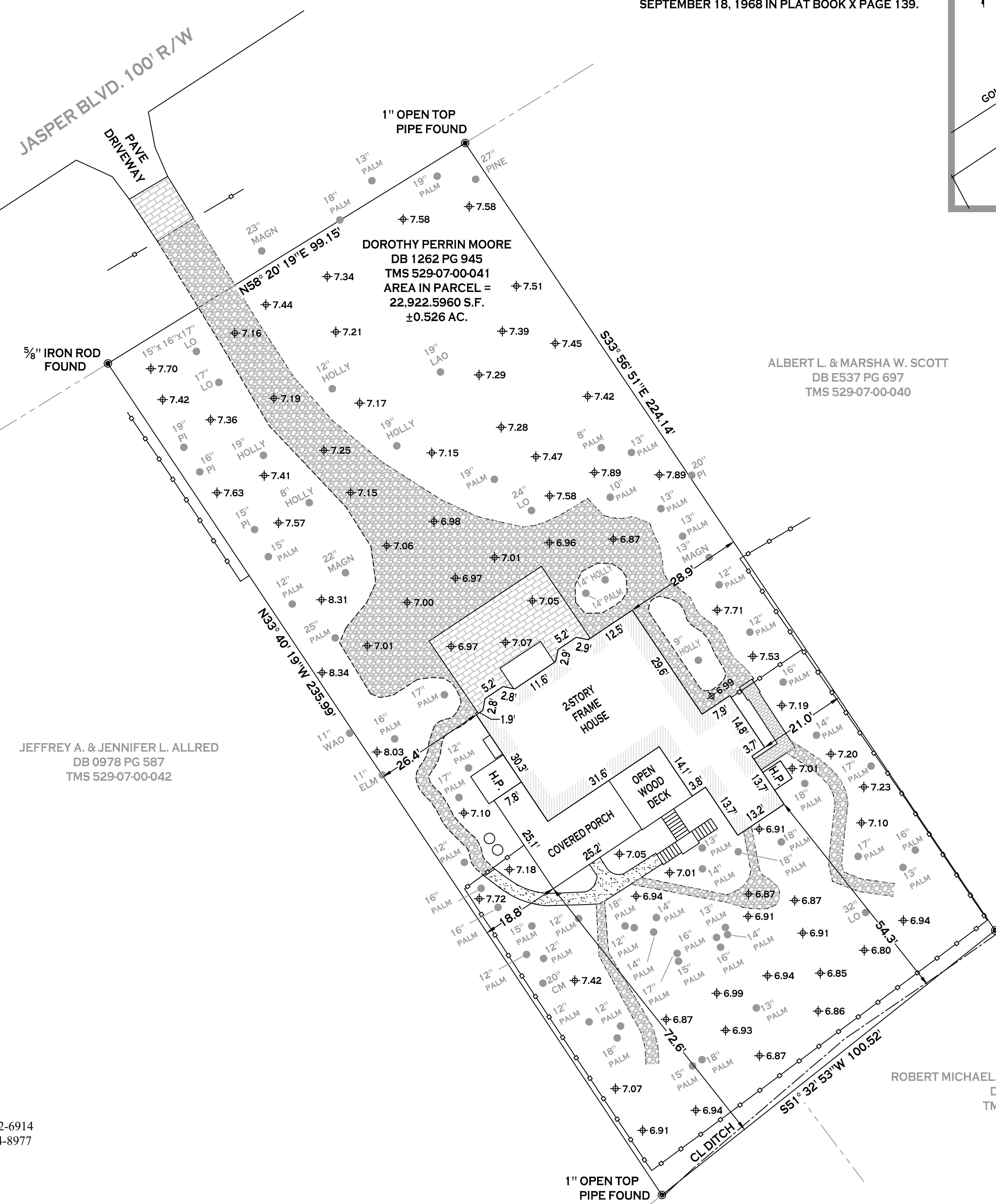
- 1. PLAT BY GEORGE F. VON KOLNITZ, IV RECORDED IN THE CHARLESTON COUNTY ROD OFFICE ON SEPTEMBER 18, 1968 IN PLAT BOOK X PAGE 139.



VICINITY MAP (NOT TO SCALE)

NOTES:

- ELEVATIONS ARE TIED TO NGS BENCHMARK "CB HUBBARD". ELEVATION DATUM NAVD 88.
- AREA DETERMINED BY COORDINATE METHOD.
- DISTANCES SHOWN HEREON ARE HORIZONTAL GROUND DISTANCES.
- ANYTHING OUTSIDE THE DEFINED BOUNDARY IS FOR DESCRIPTIVE PURPOSES ONLY.
- NO INVESTIGATION OR INDEPENDENT SEARCH HAS BEEN MADE FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
- THIS SURVEY DOES NOT INTEND TO SHOW THE EXISTENCE OR NONEXISTENCE OF U.S. ARMY CORPS OF ENGINEERS "JURISDICTIONAL FRESHWATER WETLANDS".
- THIS PLAT OR SURVEY SHOWS ALL UTILITIES EVIDENT AT THE TIME OF THE SURVEY. NO INVESTIGATION TO UNDERGROUND UTILITIES WAS PERFORMED.
- THE PUBLIC RECORDS REFERENCED ON THIS PLAT OR SURVEY, ARE ONLY THOSE USED AND/OR NECESSARY FOR THE ESTABLISHMENT OF THE BOUNDARY OF THIS PROPERTY. THEY ARE NOT AND DO NOT CONSTITUTE A TITLE SEARCH.
- THIS PROPERTY IS LOCATED IN ZONES "AE-10" & "AE-11" AND IS LOCATED ON FEMA MAP PANEL 45019C0539K, EFFECTIVE DATE JANUARY 29, 2021, COMMUNITY NUMBER 455418.
- THIS PROPERTY IS ZONED - RS



**AS-BUILT, TOPOGRAPHIC AND TREE SURVEY**  
 OF  
**2857 JASPER BOULEVARD**  
**TMS 529-07-00-041**  
**LOT 16**  
**BLOCK 23**  
**SULLIVAN'S ISLAND**  
**CHARLESTON COUNTY**  
**SOUTH CAROLINA**  
 SURVEYED AT THE REQUEST OF  
**STIRLING MORRISON**  
 DATE OF SURVEY: DECEMBER 19, 2024

ALBERT L. & MARSHA W. SCOTT  
 DB E537 PG 697  
 TMS 529-07-00-040

JEFFREY A. & JENNIFER L. ALLRED  
 DB 0978 PG 587  
 TMS 529-07-00-042

ROBERT MICHAEL, JR., & KAREN ELIZABETH BYKO  
 DB 0325 PG 477  
 TMS 529-07-00-074

DALE & MARTHA P. DELUCA  
 DB X131 PG 034  
 TMS 529-07-00-073

LEGEND

- CORNER FOUND AS NOTED

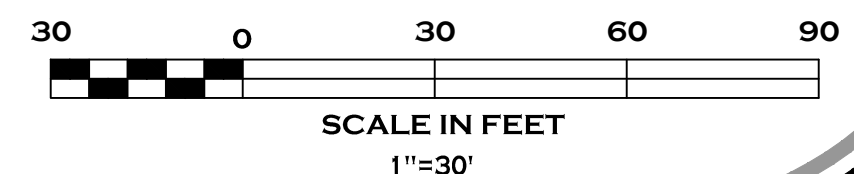
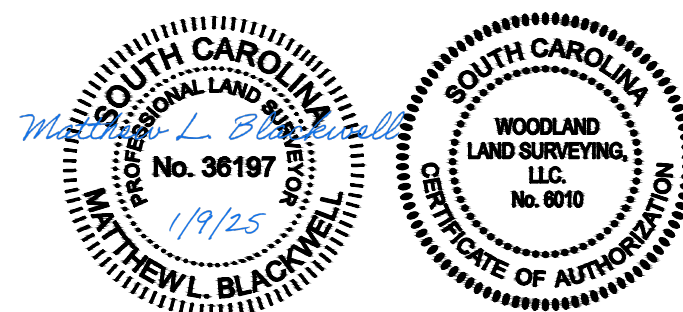
**WOODLAND**  
 LAND SURVEYING, LLC

4837 GILPEN CT., SUMMERVILLE, SC., 29485 • PHONE: (O) 276-492-6914  
 woodlandsurveying@gmail.com (C) 843-754-8977  
 www.woodlandlandsurveying.com  
 Licensed in South Carolina, Virginia, and Tennessee

I HEREBY STATE THAT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE, INFORMATION AND BELIEF, THE SURVEY SHOWN HEREON WAS MADE IN ACCORDANCE WITH THE REQUIREMENTS OF THE STANDARDS OF PRACTICE MANUAL FOR SURVEYING IN SOUTH CAROLINA, AND MEETS OR EXCEEDS THE REQUIREMENTS FOR A CLASS A SURVEY AS SPECIFIED THEREIN.

*Matthew L. Blackwell*

MATTHEW L. BLACKWELL, S.C.P.L.S. #36197  
 THIS PLAT IS INVALID UNLESS IT CONTAINS THE ORIGINAL SIGNATURE AND EMBOSSED SEAL OF THE ABOVE STATED SURVEYOR



# A RENOVATION FOR THE MORRISON FAMILY



2857 JASPER BLVD. ISLE OF PALMS, SC

## Drawing Index

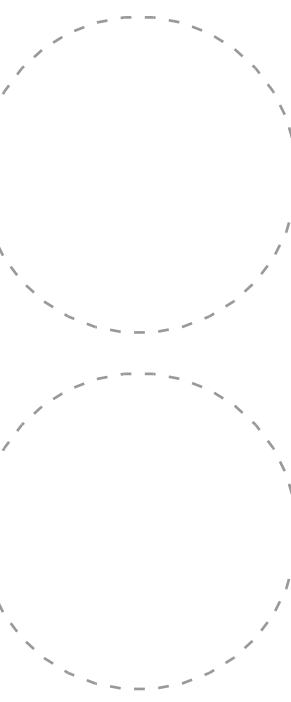
T100 Title Sheet

C100 Site Plan  
L-2 Conceptual Site/ Landscape Plan

D101 Existing Floor Plans  
A100 Ground Floor Plan  
A101 First Floor Plan  
A102 Second Floor Plan  
A103 Roof Plan

A200 Front Elevation  
A201 Left Side Elevation  
A202 Rear Elevation  
A203 Right Side Elevation

Stamps



A Renovation for  
The Morrison Family  
2857 Jasper Blvd.  
Sullivan's Island, SC

Drawing Title  
**Title Sheet**

Plot Date  
2/19/25

Project No.  
2024-08

Drawn  
SLV

Drawing No.

T100

1. PLANNING THE C  
SEPT

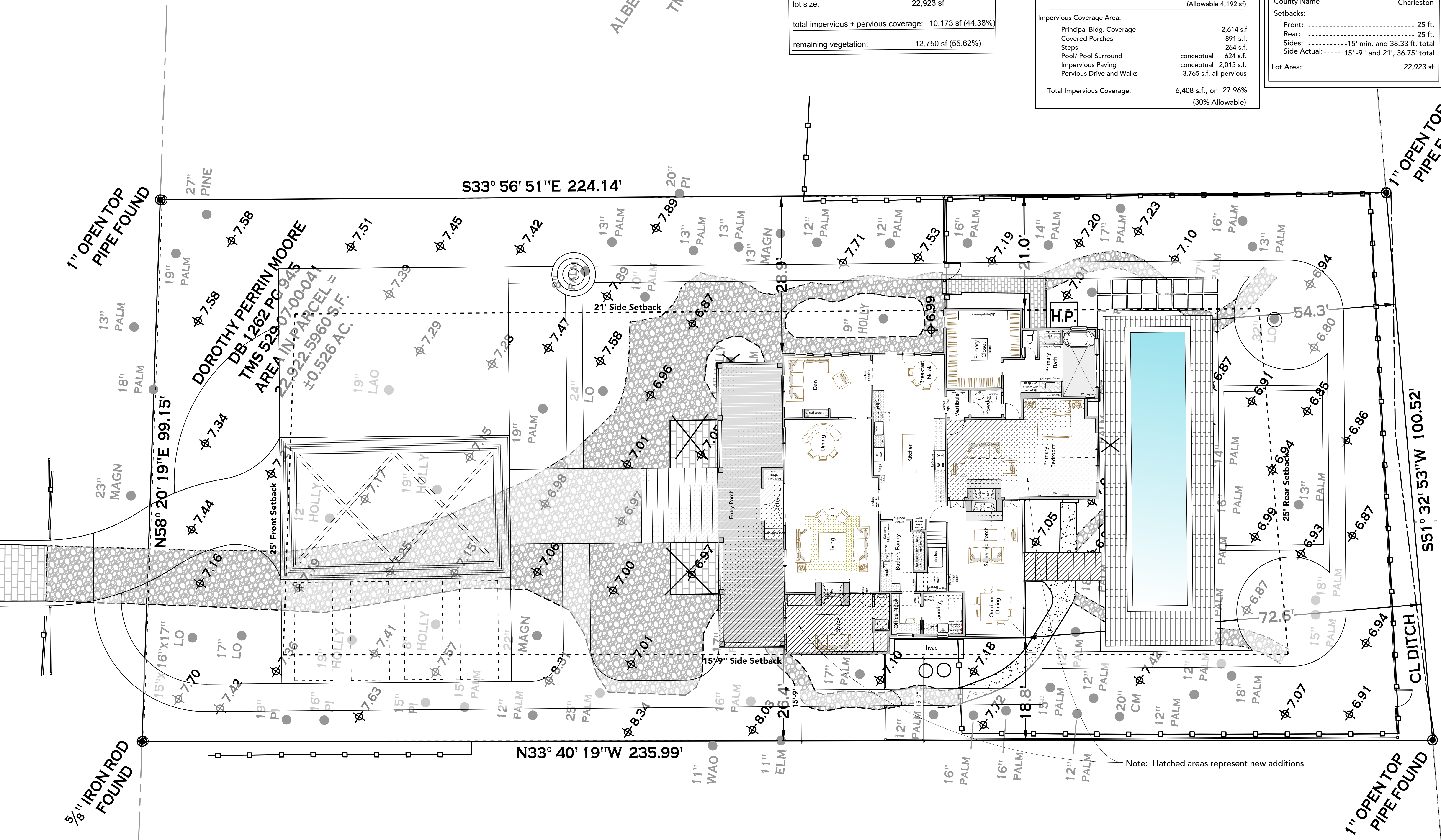
ALBERT L. & MARSHA W. SC  
DB E537 PG 697  
TMS 529-07-00-040

DRB Requested Relief	
Side Setback Total Setback	1.58' relief requested for a total side of 36.75'
Sect. 21-27 Principal Bldg. Sq. Footage	122 s.f./ 3% relief requested

Vegetation Ratio	
lot size:	22,923 sf
total impervious + pervious coverage:	10,173 sf (44.38%)
remaining vegetation:	12,750 sf (55.62%)

AREA TABULATIONS	
Area of Lot:	22,923 s.f.
Principle Building Coverage:	2,614 s.f., or 11.4% (15% Allowable)
Principle Building Square Footage:	
Ground Floor - (existing permitted space)	244 s.f.
First Floor	2,614 s.f.
Second Floor	1,456 s.f.
Total Principal Bldg. Sq. Footage	4,314 s.f. (Allowable 4,192 sf)
Impervious Coverage Area:	
Principal Bldg. Coverage	2,614 s.f.
Covered Porches	891 s.f.
Steps	264 s.f.
Pool/ Pool Surround	conceptual 624 s.f.
Impervious Paving	conceptual 2,015 s.f.
Pervious Drive and Walks	3,765 s.f. all pervious
Total Impervious Coverage:	6,408 s.f., or 27.96% (30% Allowable)

ZONING INFORMATION	
Address:	2857 Jasper Blvd. Sullivan's Island South Carolina 29482
Flood Zone:	AE-10
Base Flood Elevation:	10.0
Map & Panel No.:	45019C-0539
Suffix:	K
TMS #:	#529-07-00-041
County Name:	Charleston
Setbacks:	
Front:	25 ft.
Rear:	25 ft.
Sides:	15' min. and 38.33 ft. total
Side Actual:	15' -9" and 21', 36.75' total
Lot Area:	22,923 sf



Note: Hatched areas represent new additions

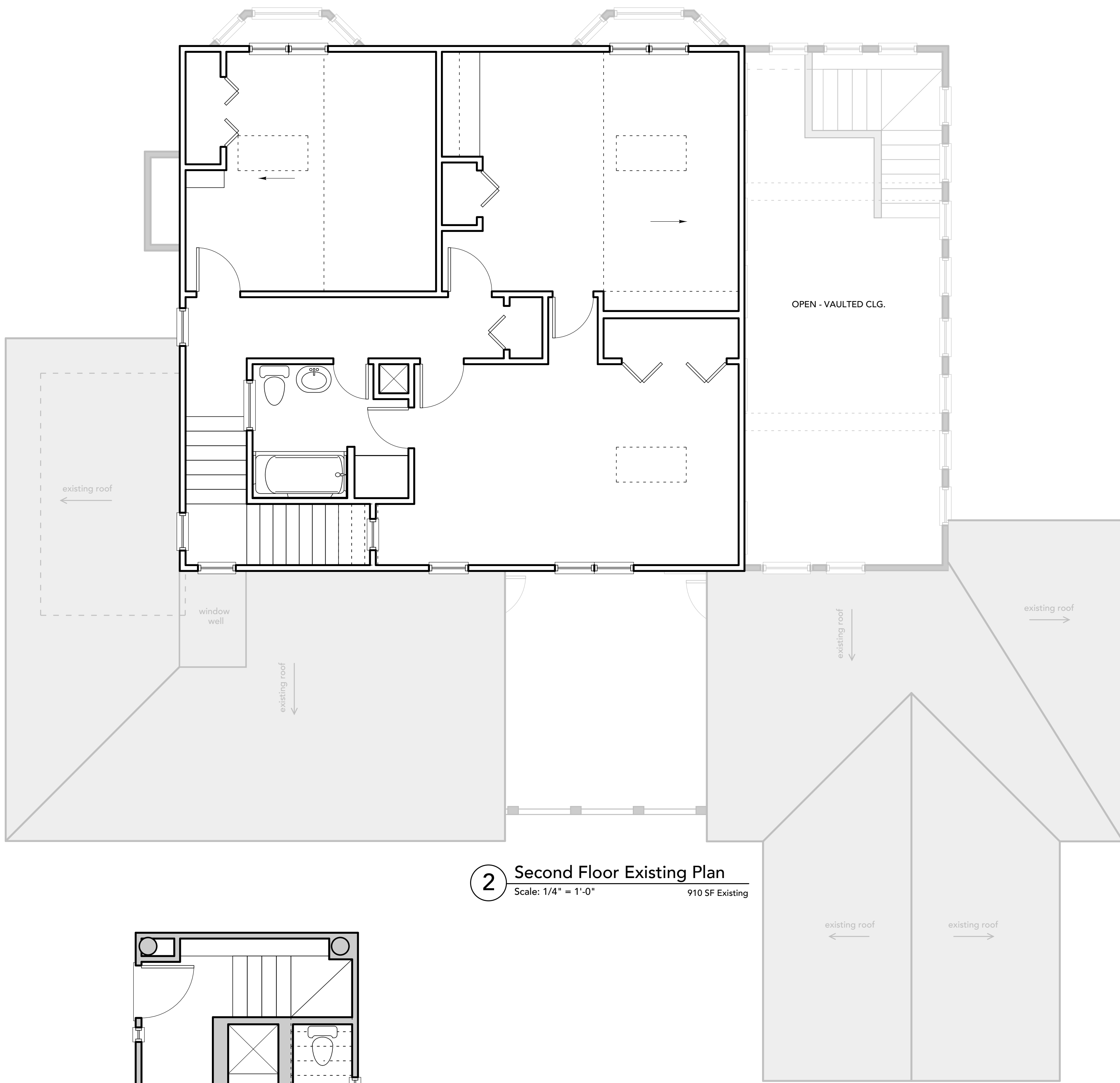


A Renovation for  
The Morrison Family  
2857 Jasper Blvd.  
Sullivan's Island, SC

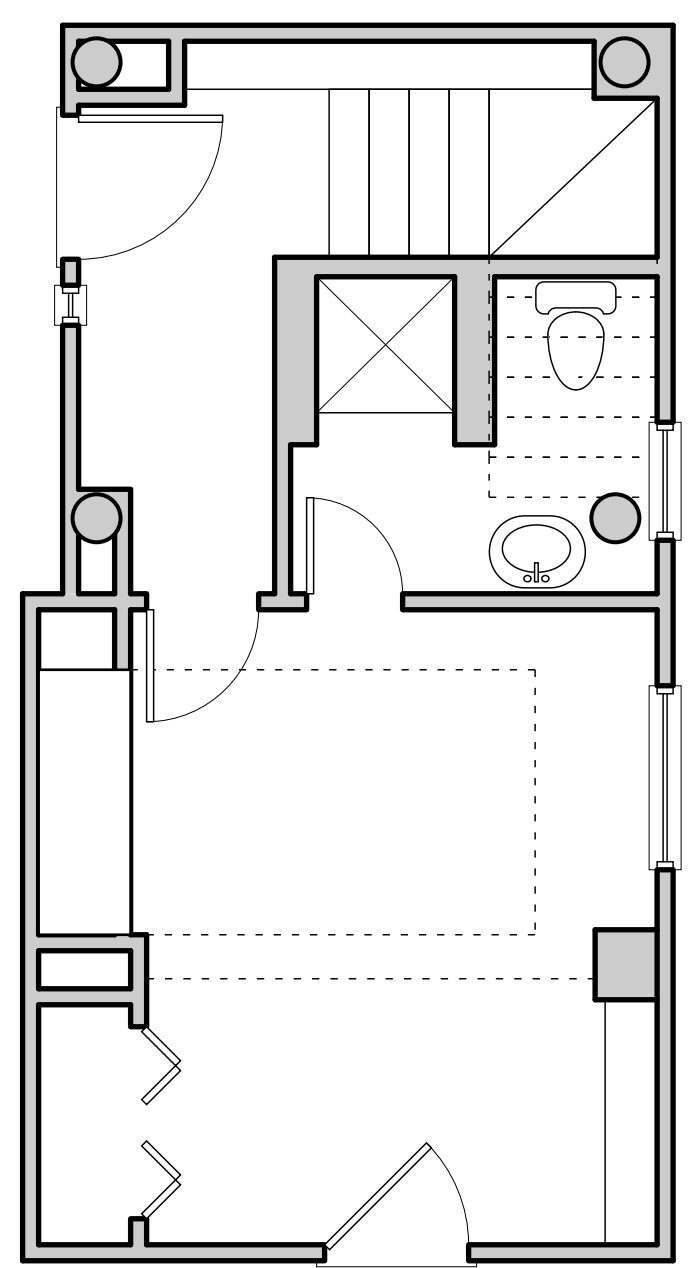
Site Plan	
Drawing Title	Site Plan
Plot Date	2/19/25
Project No.	2024-08
Drawn	SLV
Drawing No.	C100

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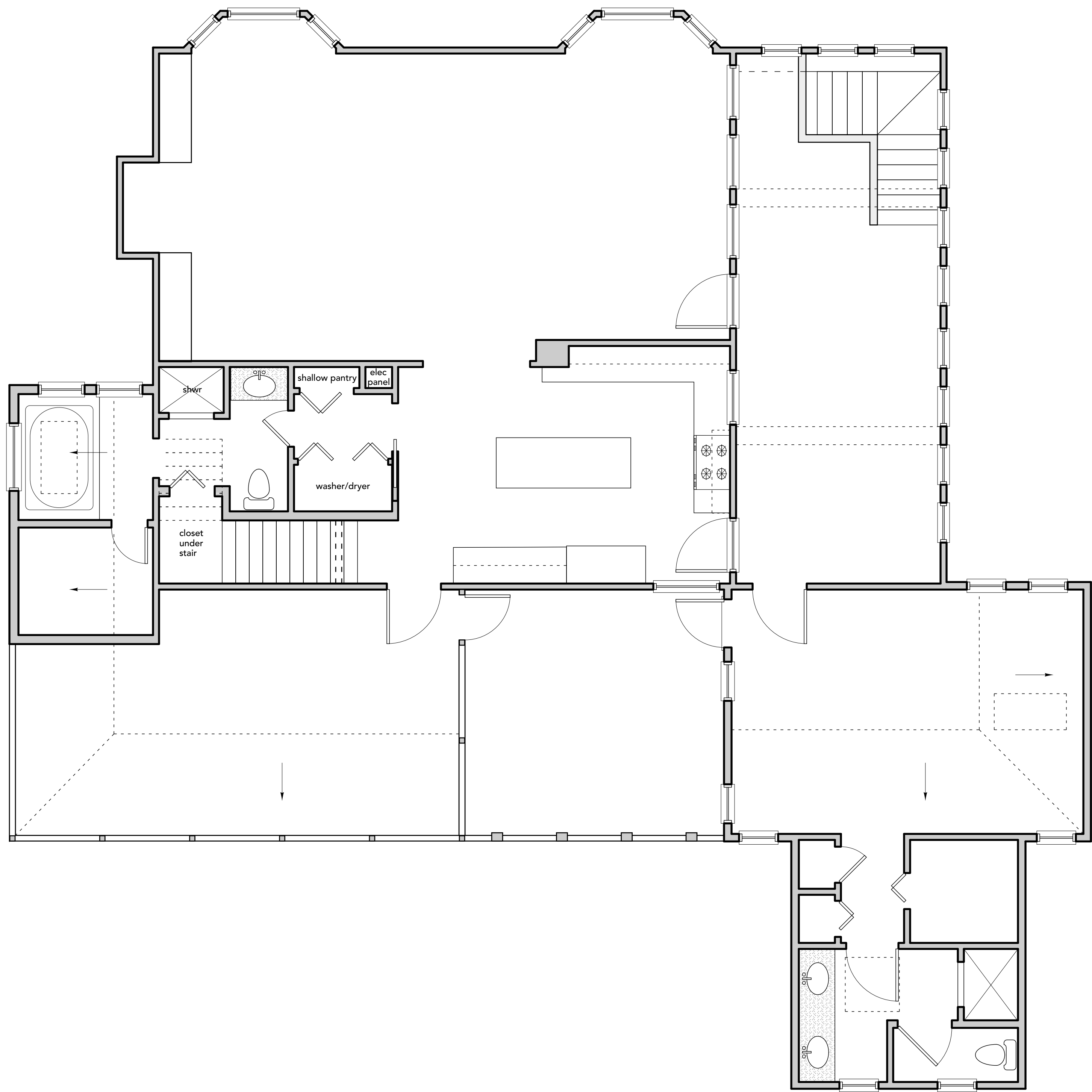




**2** Second Floor Existing Plan  
 Scale: 1/4" = 1'-0" 910 SF Existing



**3** Ground Floor Existing Plan  
 Scale: 1/4" = 1'-0"



**1** First Floor Existing Plan  
 Scale: 1/4" = 1'-0" 1,873 SF Existing

SL architect  
 916 Darwin St Charleston, SC 29412 843.532.3817  
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Stamps

**A Renovation for  
 The Morrison Family**  
 2857 Jasper Blvd.  
 Sullivan's Island, SC

**Existing/ Demo  
 Floor Plans**

Drawing Title: Existing/ Demo Floor Plans

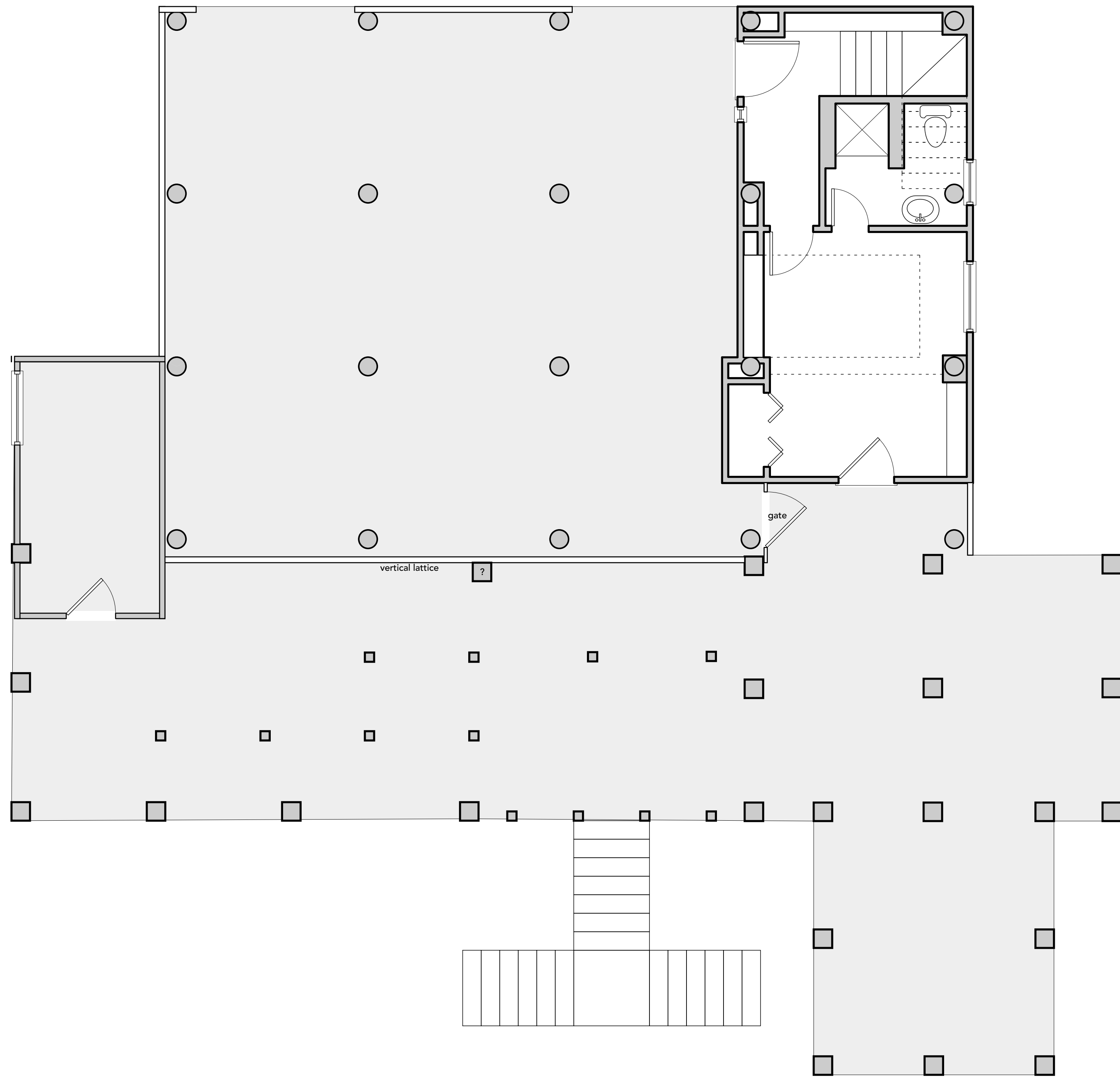
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Project No.: 2024-08

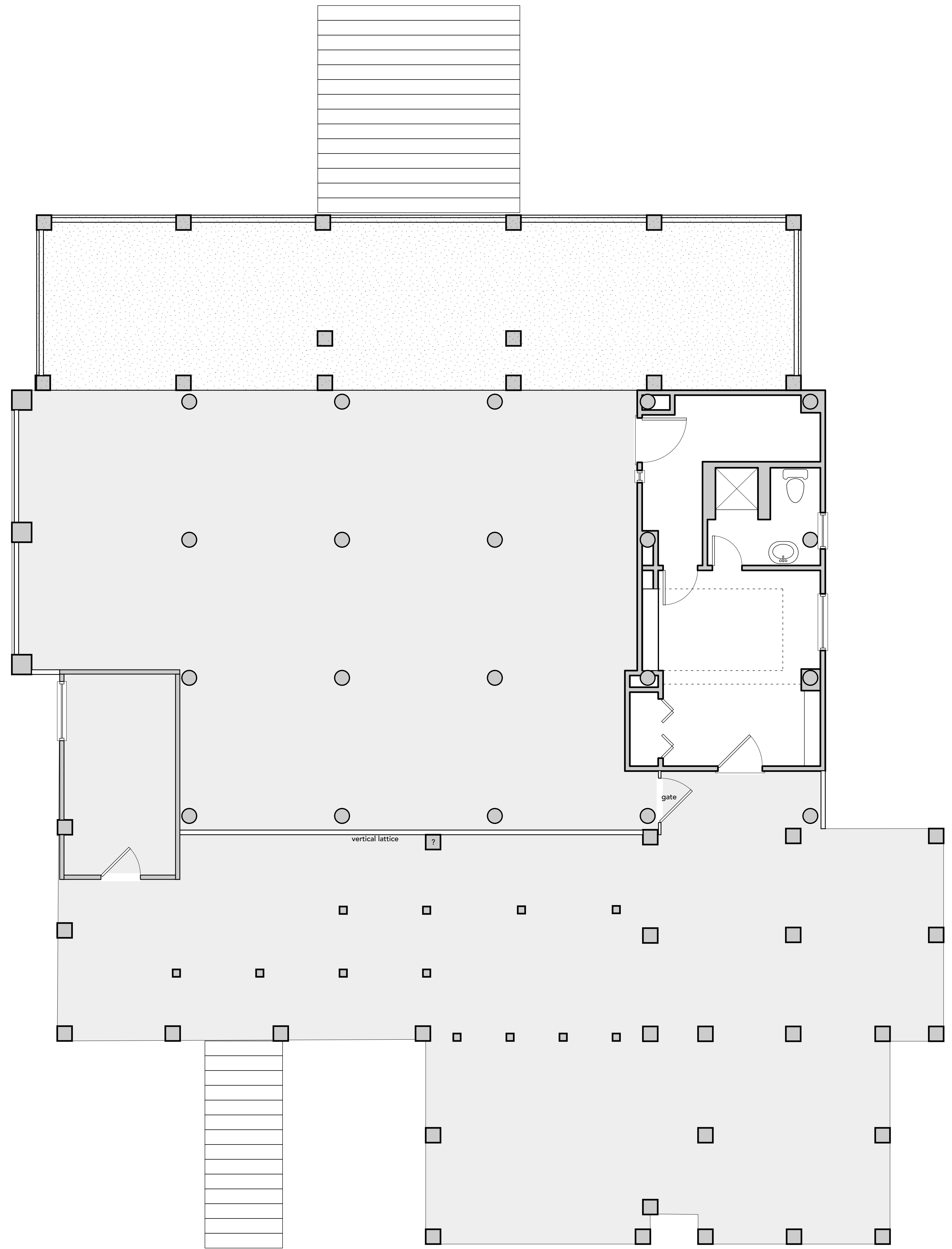
Drawn: SLV

Drawing No.: D101

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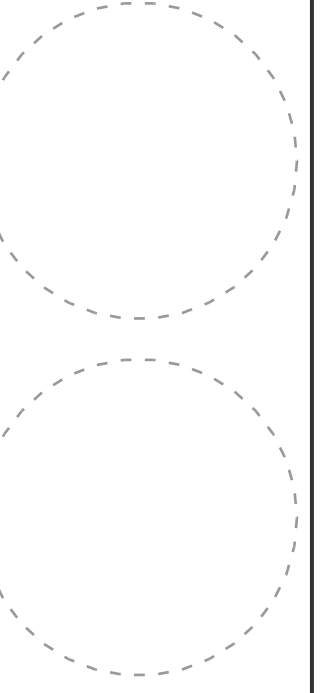


**1** Existing Ground Floor Plan  
Scale: 1/4" = 1'-0"



**1** Proposed Ground Floor Plan  
Scale: 1/4" = 1'-0"

Stamps



A Renovation for  
The Morrison Family  
2857 Jasper Blvd.  
Sullivan's Island, SC

Drawing Title  
**Ground Floor Plan**

Plot Date  
2/19/25

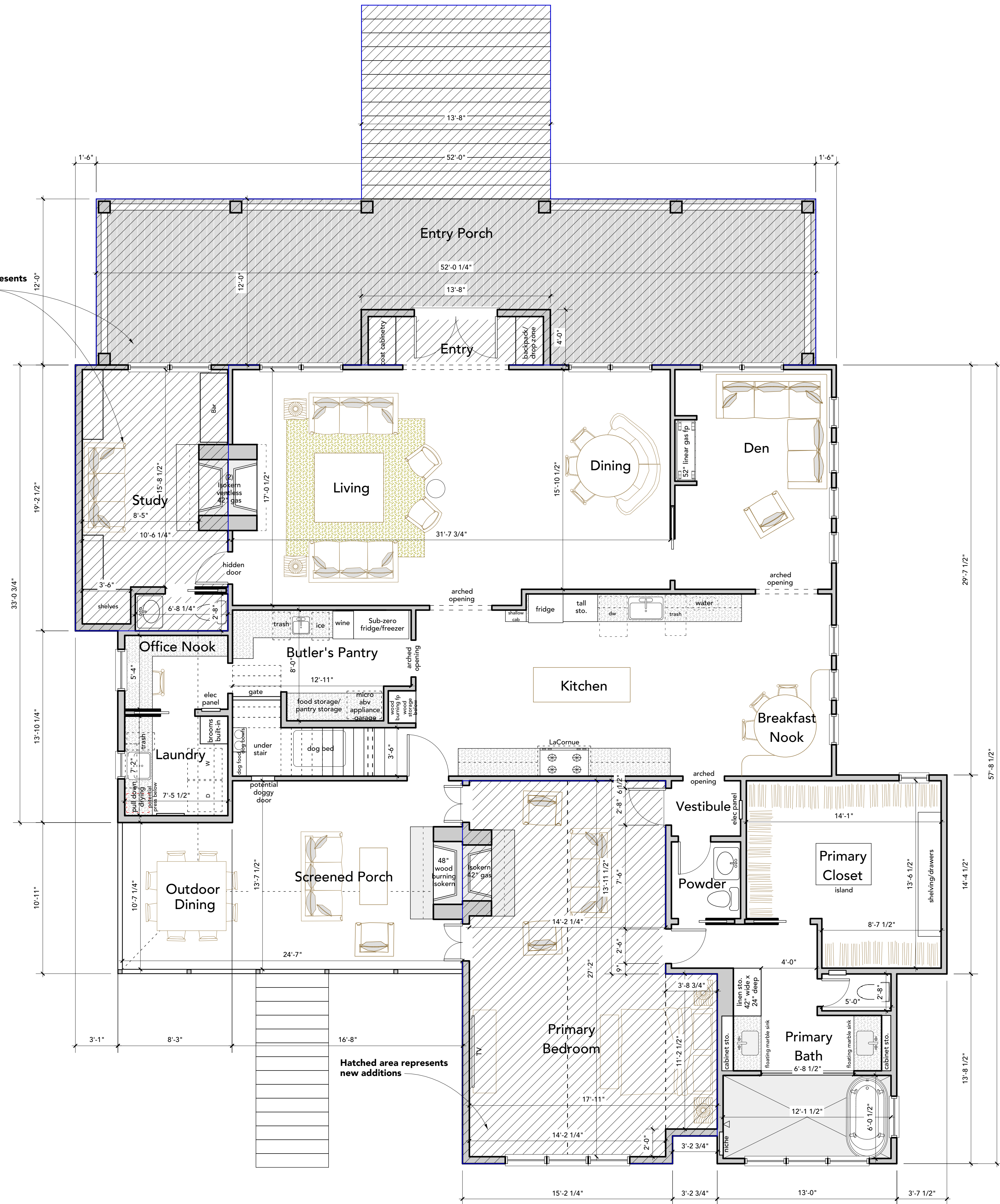
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2024-08

Drawn  
SLV

Drawing No.

**A100**

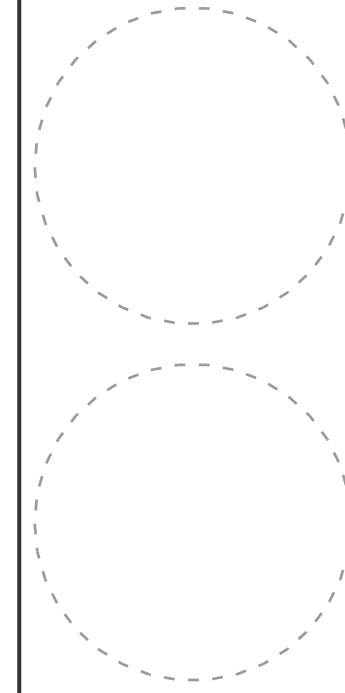
Hatched area represents new additions



Hatched area represents new additions

**1** Proposed First Floor Plan  
Scale: 1/4" = 1'-0"

Stamps



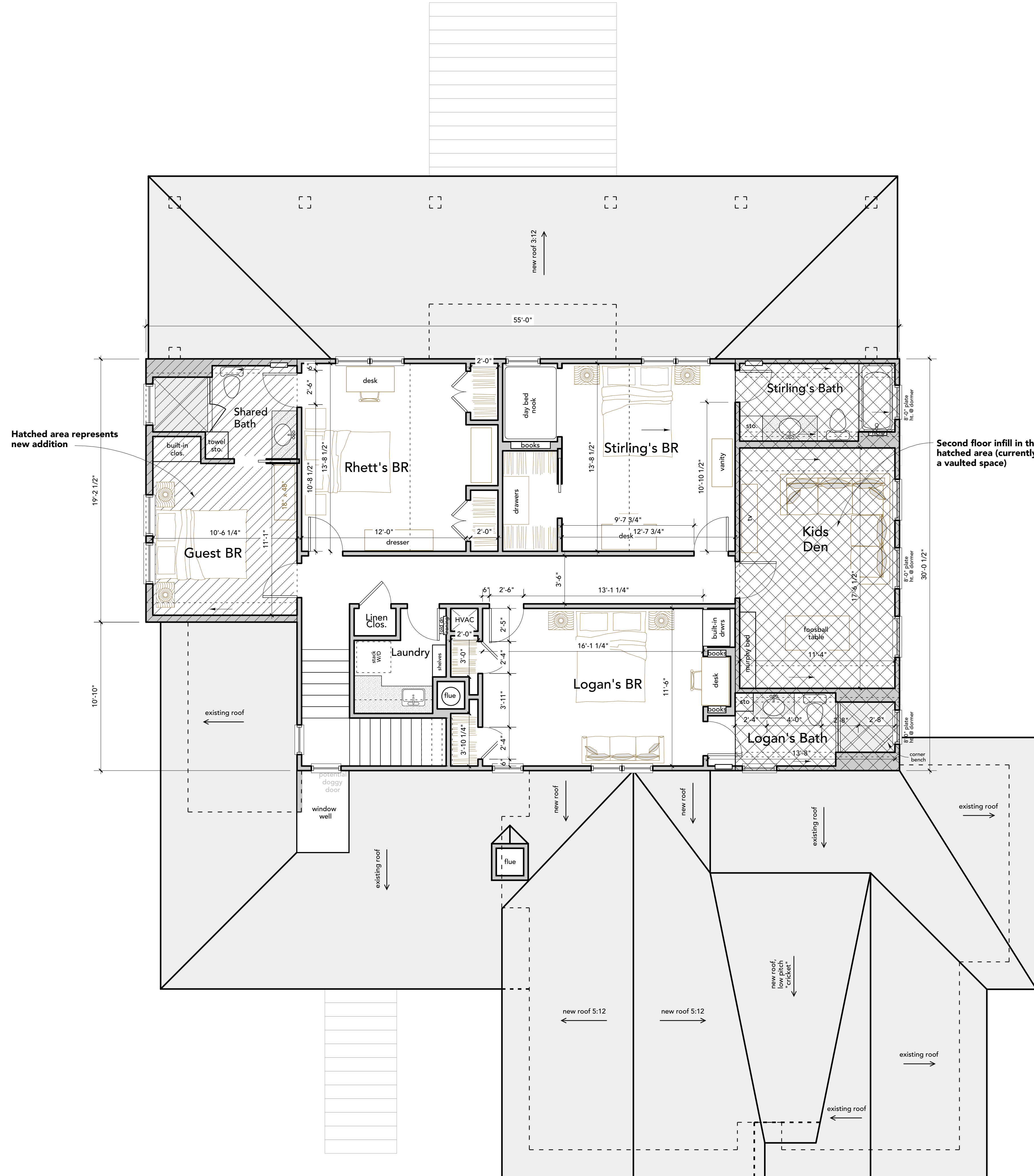
A Renovation for  
The Morrison Family  
2857 Jasper Blvd.  
Sullivan's Island, SC

Proposed First Floor Plan

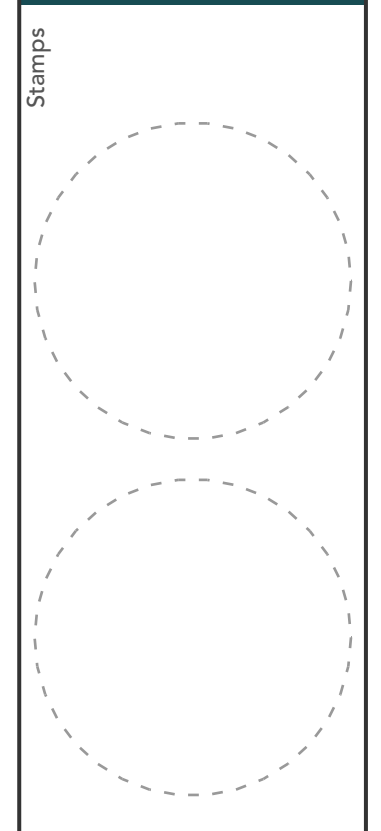
Drawing Title  
Plot Date  
2/19/25  
Project No.  
2024-08  
Drawn  
SLV  
Drawing No.

A101

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1 Proposed Second Floor Plan  
Scale: 1/4" = 1'-0"



A Renovation for  
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Sullivan's Island, SC

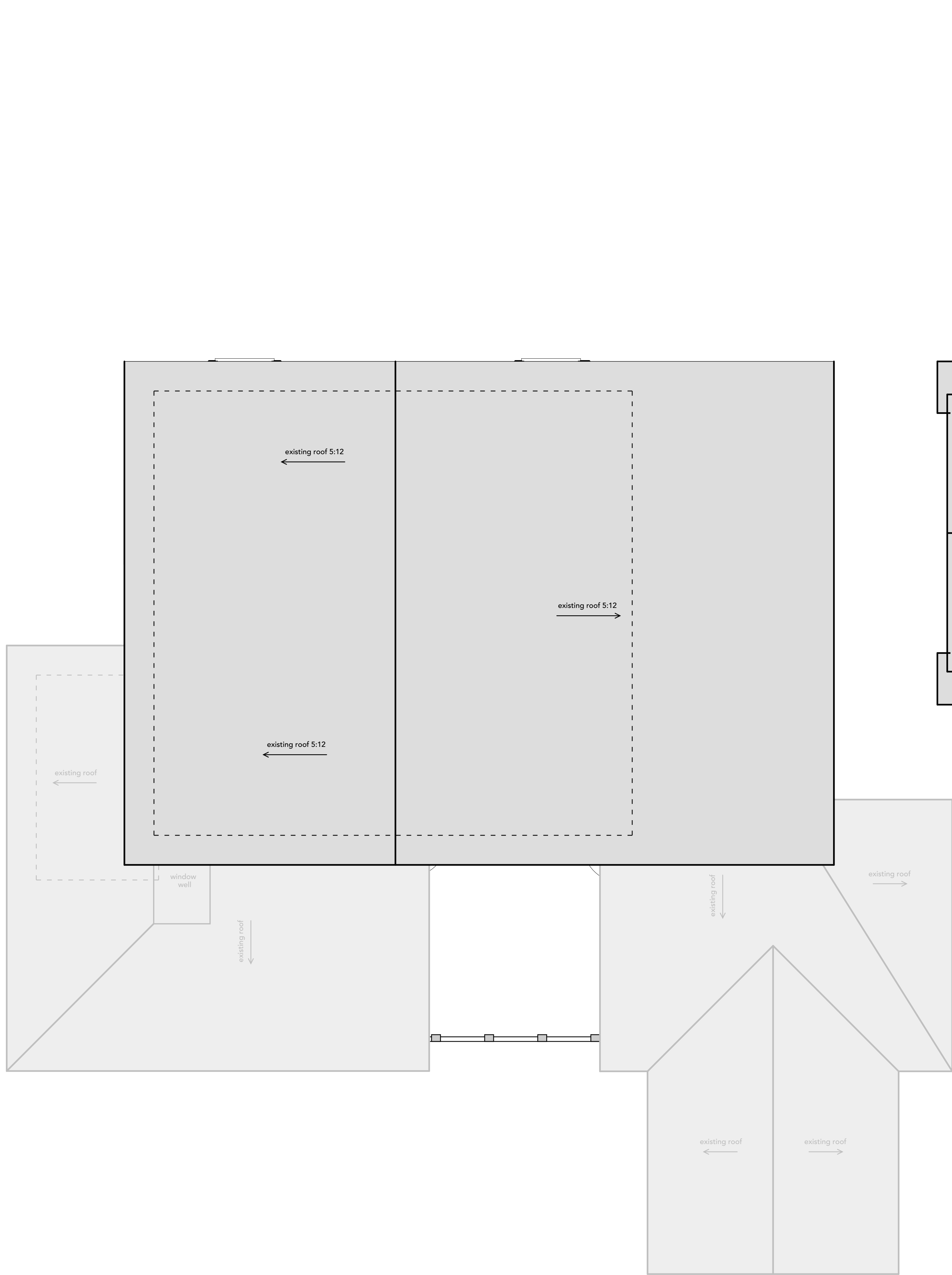
Second Floor Plan

Drawing Title  
Plot Date  
2/19/25  
Project No.  
2024-08  
Drawn  
SLV  
Drawing No.

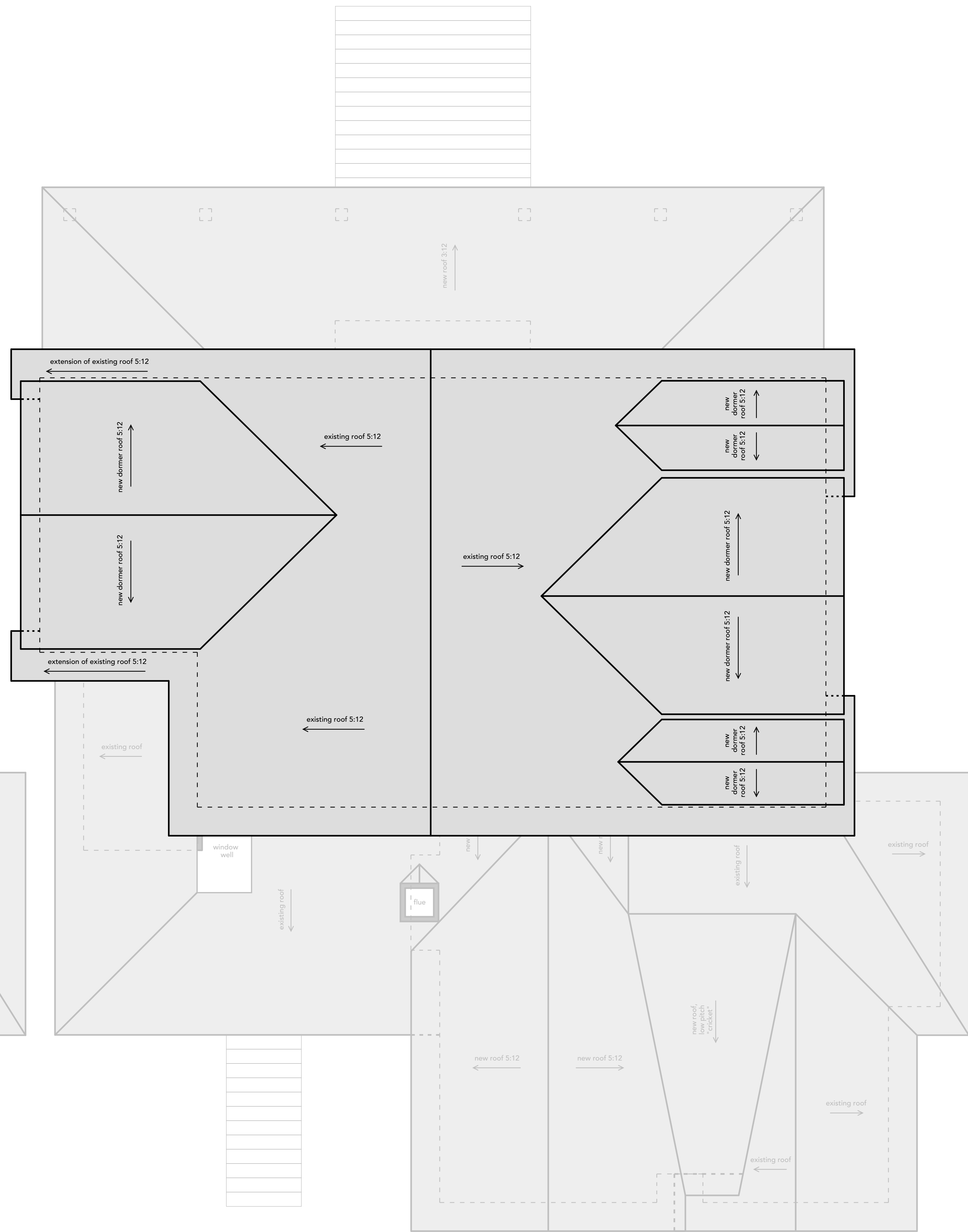
A102

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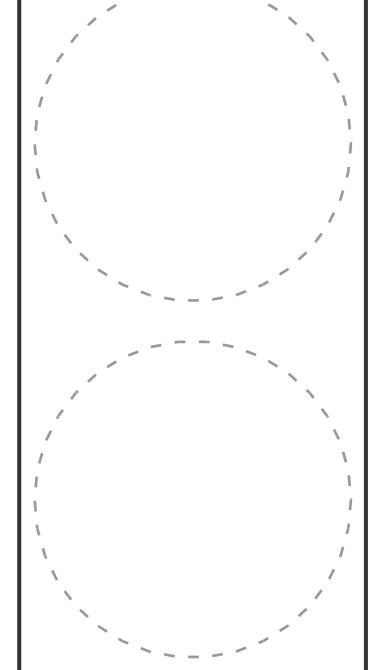


**1 Existing Roof Plan**  
Scale: 1/4" = 1'-0"



**2 Proposed Roof Plan**  
Scale: 1/4" = 1'-0"

Stamps

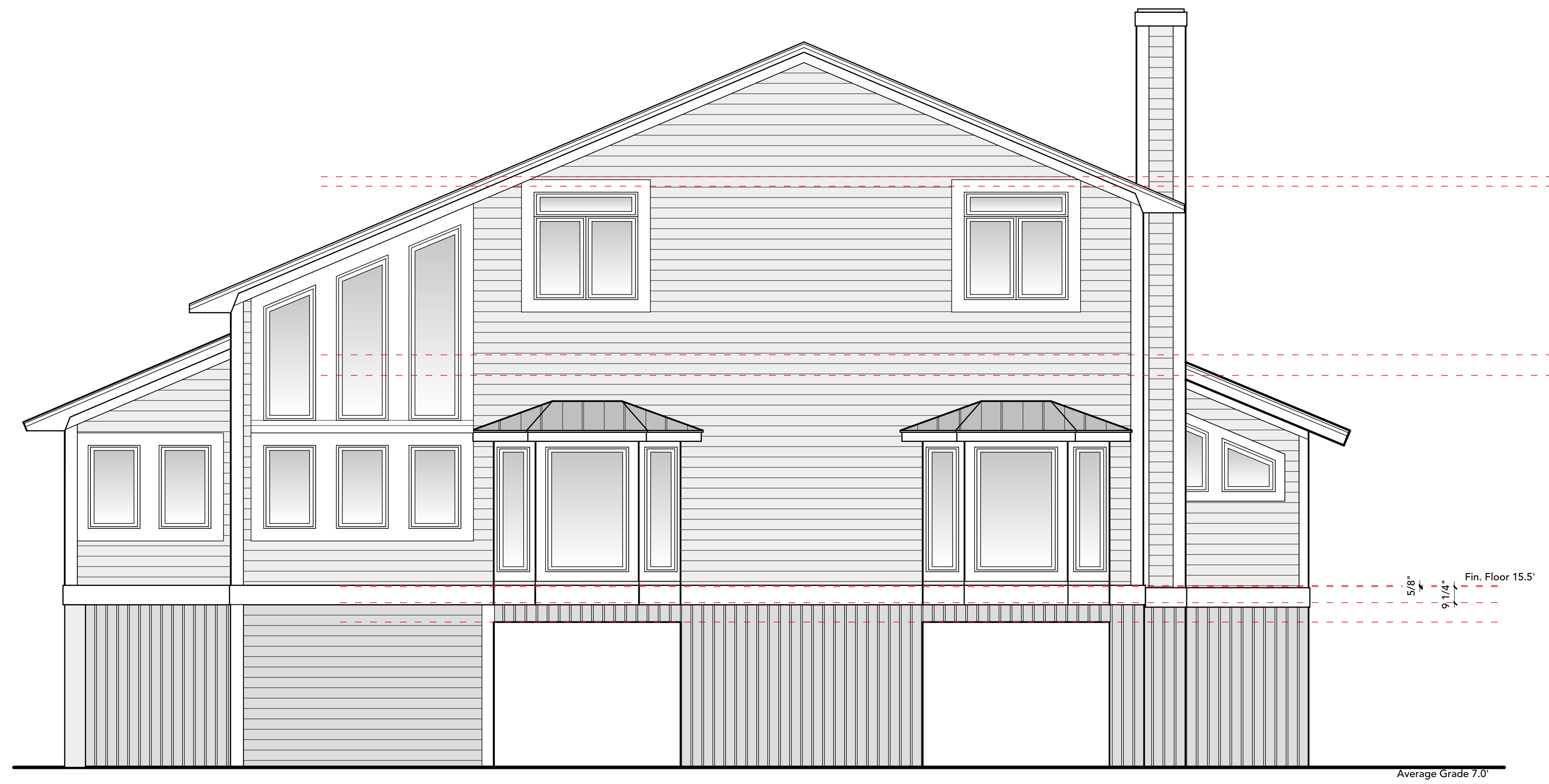


**A Renovation for  
The Morrison Family**  
2857 Jasper Blvd.  
Sullivan's Island, SC

Drawing Title  
**Roof Plan**  
Plot Date  
2/19/25  
Project No.  
2024-08  
Drawn  
SLV  
Drawing No.

**A103**

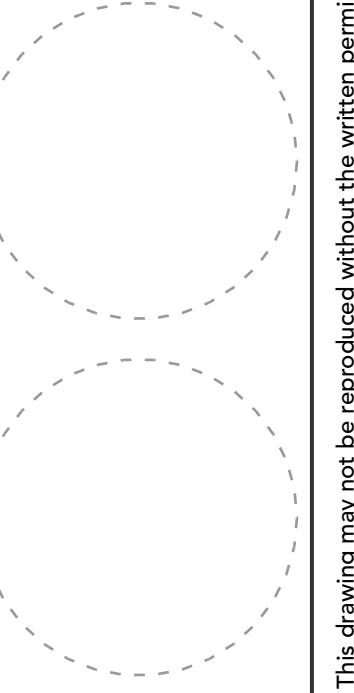
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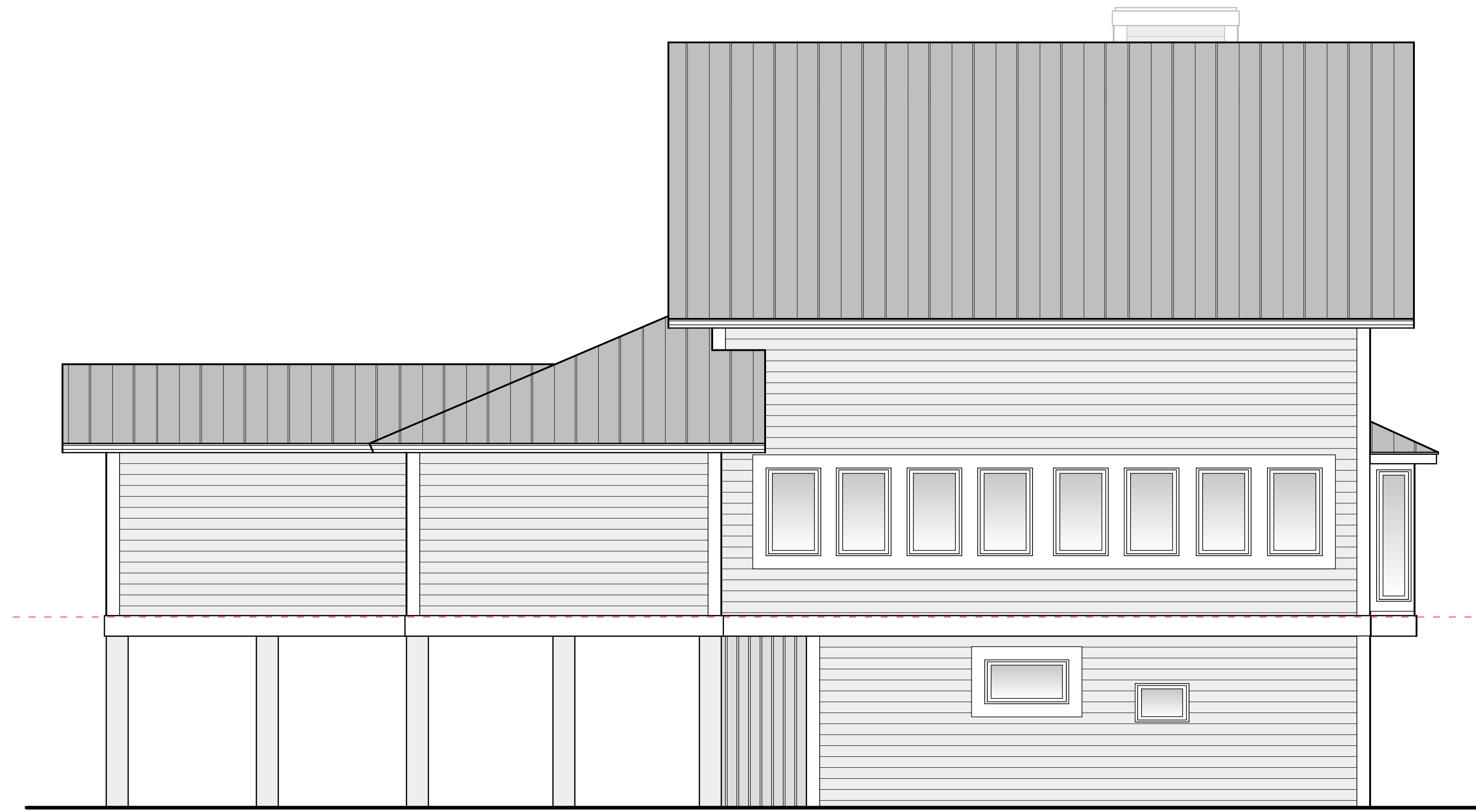


**1 Existing Front Elevation**  
Scale: 1/4" = 1'-0"

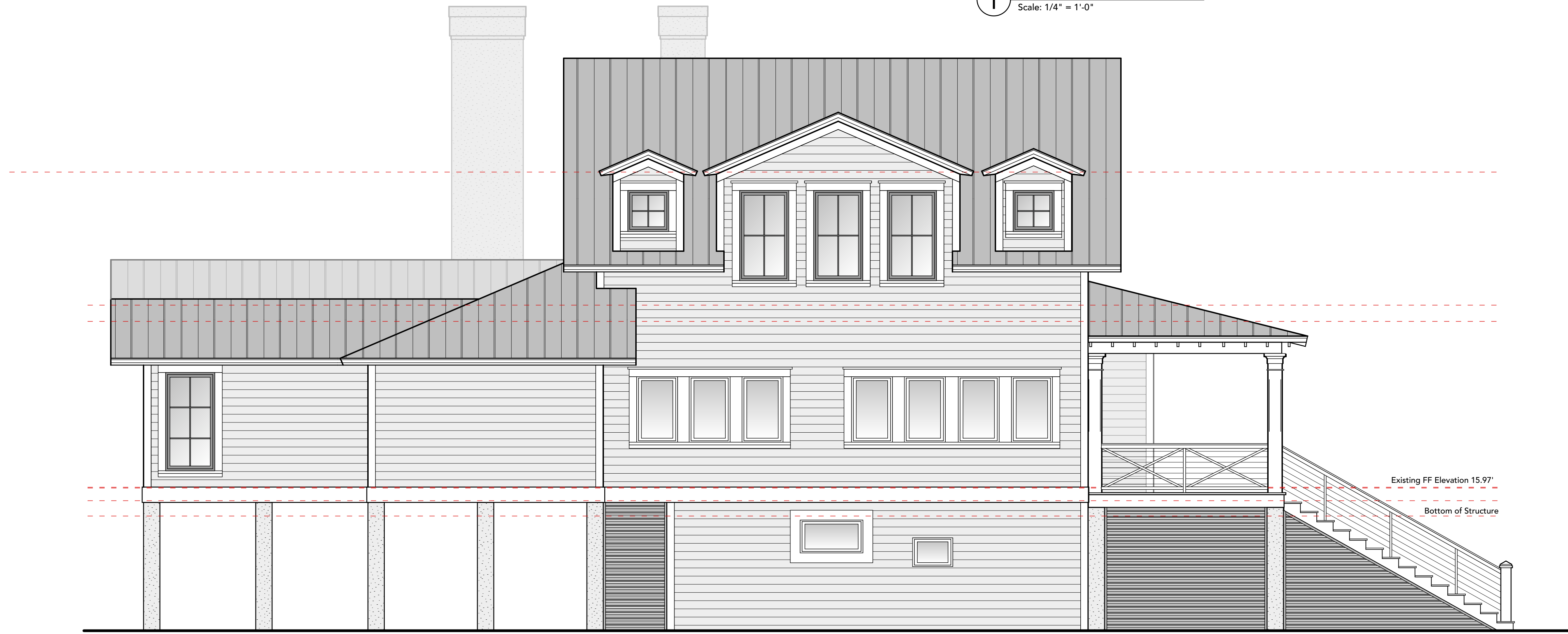


**2 Proposed Front Elevation**  
Scale: 1/4" = 1'-0"



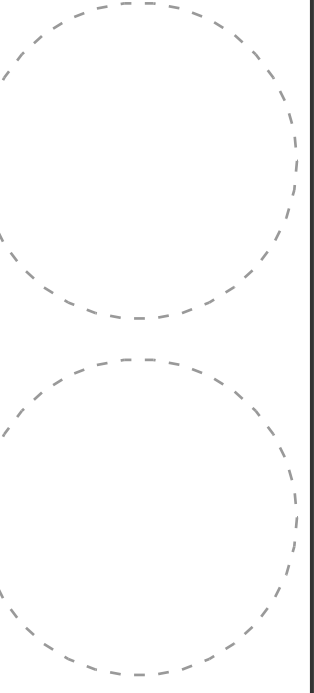


1 Existing Left Elevation  
Scale: 1/4" = 1'-0"



3 Proposed Left Elevation  
Scale: 1/4" = 1'-0"

Stamps



A Renovation for  
The Morrison Family  
2857 Jasper Blvd.  
Sullivan's Island, SC

Left Side Elevation

Drawing Title

Plot Date

2/19/25

Project No.

2024-08

Drawn

SLV

Drawing No.

A201

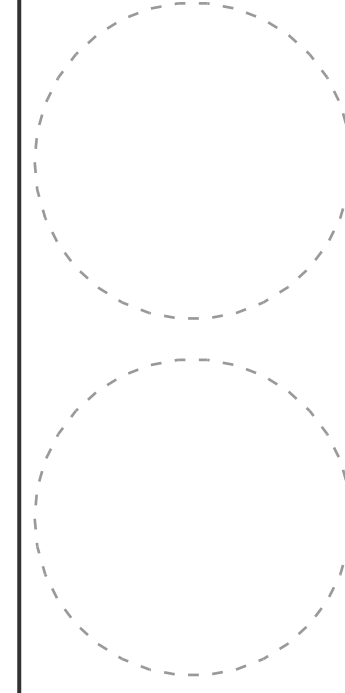


**1 Existing Rear Elevation**  
Scale: 1/4" = 1'-0"



**2 Proposed Rear Elevation**  
Scale: 1/4" = 1'-0"

Stamps



A Renovation for  
The Morrison Family  
2857 Jasper Blvd.  
Sullivan's Island, SC

Drawing Title  
**Rear Elevation**

Plot Date  
2/19/25

Project No.  
2024-08

Drawn  
SLV

Drawing No.

**A202**

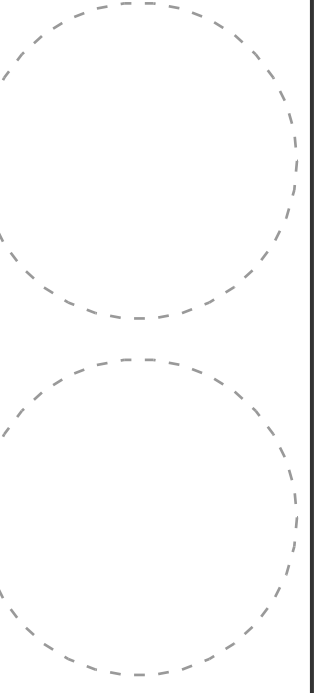


1 Existing Right Elevation  
Scale: 1/4" = 1'-0"



2 Proposed Right Elevation  
Scale: 1/4" = 1'-0"

Stamps



A Renovation for  
The Morrison Family  
2857 Jasper Blvd.  
Sullivan's Island, SC

Right Elevation

Drawing Title

Plot Date  
2/19/25

Project No.  
2024-08

Drawn  
SLV

Drawing No.

A203