



TABLE 1.1 PREVIOUSLY APPROVED DENSITY TABLE			
ZONES	UNITS	ACRES	DENSITY
ZONE I	28	3.76 ACRES	7.4/ACRE
ZONE II	24	1.6 ACRES	15/ACRE
ZONE III	N/A	7.3 ACRES	N/A
TOTAL	52	12.66 ACRES	4.1/ACRE

TABLE 1.2 REVISED APPROVED DENSITY TABLE			
ZONES	UNITS	ACRES	DENSITY
ZONE I	24	3.51 ACRES	6.8/ACRE
ZONE II	28	2.12 ACRES	13.2/ACRE
ZONE III	N/A	7.03 ACRES	N/A
TOTAL	52	12.66 ACRES	4.1/ACRE

TABLE 1.3 PROPOSED DENSITY TABLE			
ZONES	UNITS	ACRES	DENSITY
ZONE I	28	3.02 AC±	9.3 U/AC±
ZONE II	24	2.49 AC±	9.6 U/AC±
ZONE III	N/A	7.37 AC±	N/A
TOTAL	52	12.88 AC±	4.0 U/AC±

TABLE 1.4 PROPOSED PARKING TABLE			
ZONES	UNITS	SPACES	NOTE
ZONE I	28	70	8 SPACES PER UNIT 14 GUEST SPACES
ZONE II	24	57	2 SPACES PER UNIT 9 GUEST SPACES
ZONE III	0	0	
TOTAL	52	127	



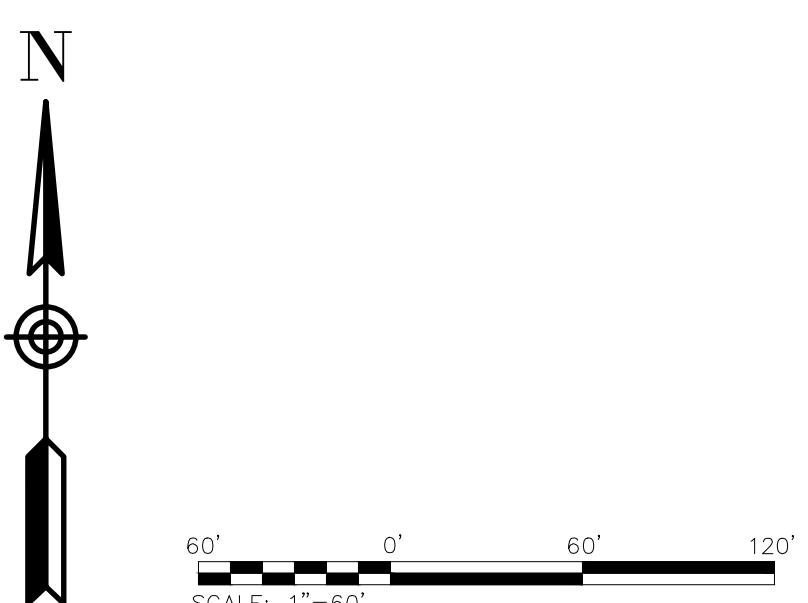
LOCATION MAP (NOT TO SCALE)

UTILITY LEGEND

W	W	PROPOSED WATER LINE
SS	SS	PROPOSED SANITARY SEWER LINE
SD	SD	STORM DRAINAGE LINE
SM	SM	PROPOSED SANITARY SEWER MANHOLE

DEVELOPER/PROPERTY OWNER NOTES:

- DEVELOPER: BRUCE LAKE DEVELOPMENT, LLC 69 PITT STREET CHARLESTON, SC 29403
- PROPERTY OWNER: BRUCE LAKE DEVELOPMENT, LLC 69 PITT STREET CHARLESTON, SC 29403



REVISIONS

4	3/24/22	REVISED TO SHOW UNDISTURBED BUFFER	JM3
3	3/3/22	REVISED AS PER GC COMMENTS	AMA
2	2/2/22	REVISED FOR SAC	JM3
1	1/14/22	RELEASED FOR PSM	AMA
NO.	DATE	DESCRIPTION	BY

PRELIMINARY PLAT

BRUCE LAKE SUBDIVISION

BRUCE LAKE DEVELOPMENT, LLC ARBOR LAND DESIGN, LLC
69 PITT STREET, CHARLESTON, SC 49 GREENLAND DR,

DEVELOPER ENGINEER

NO. OF ACRES: 13.2 MILES OF NEW ROAD: 0.25 (PD) NO. OF LOTS: 52

ARBOR
LAND DESIGN
PO Box 263, Greenville, SC 29602
864.235.3589
postmaster@alldlc.net
LANDSCAPE ARCHITECTS - CIVIL ENGINEERS
LAND SURVEYORS - LAND PLANNERS
DRAWN: MTH DESIGN: JD3 APPROVED: JD3 DATE: JANUARY 12, 2022
FILE: 21065_PLM JOB NO: 21065