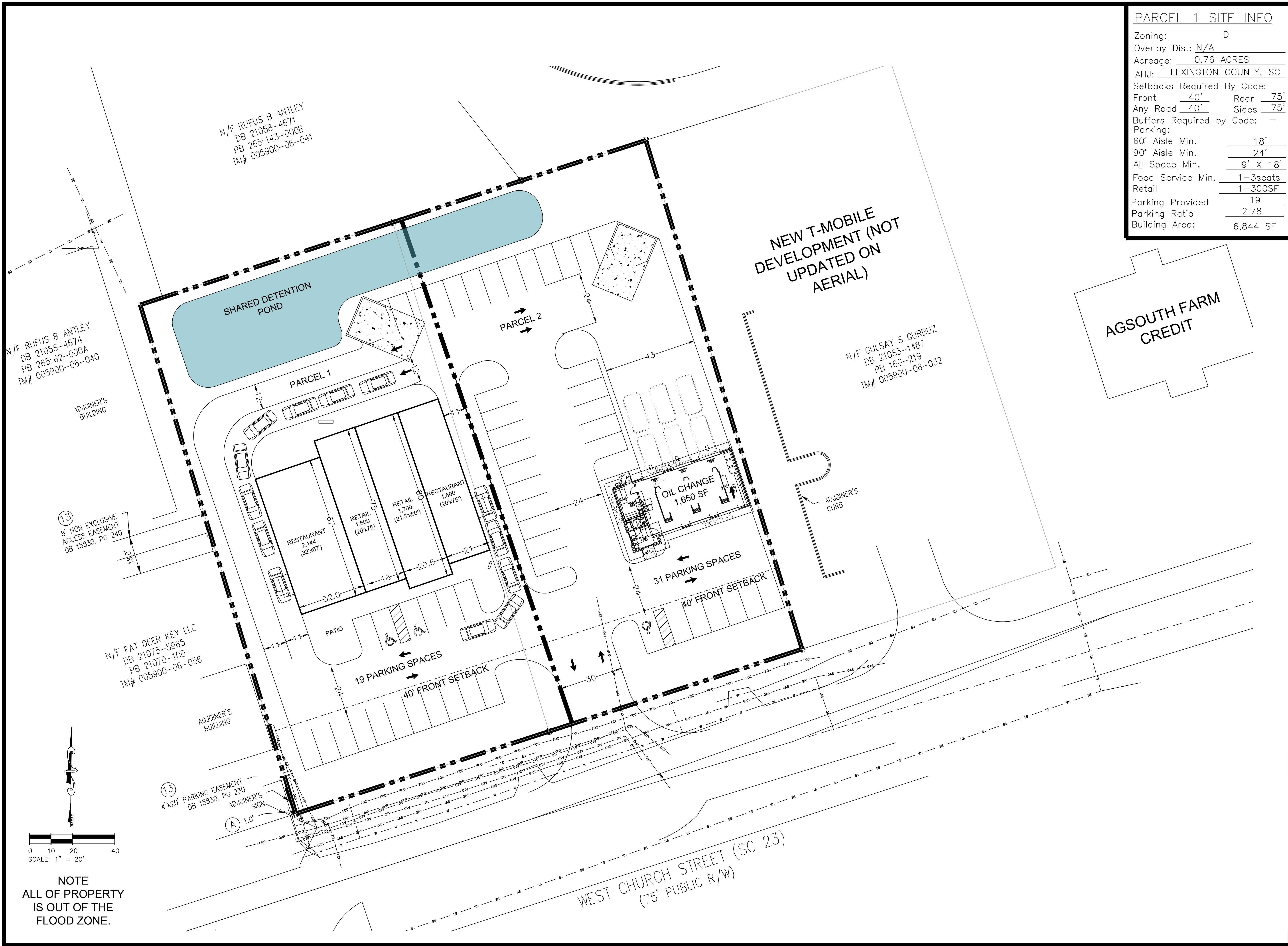


PARCEL 1 SITE INFO

Zoning:	ID
Overlay Dist:	N/A
Acreage:	0.76 ACRES
AHJ:	LEXINGTON COUNTY, SC
Setbacks Required By Code:	
Front	40'
Rear	75'
Any Road	40'
Sides	75'
Buffers Required by Code:	-
Parking:	
60' Aisle Min.	18'
90' Aisle Min.	24'
All Space Min.	9' X 18'
Food Service Min.	1-3seats
Retail	1-300SF
Parking Provided	19
Parking Ratio	2.78
Building Area:	6,844 SF

PARCEL 2 SITE INFO

Zoning:	ID
Overlay Dist:	N/A
Acreage:	0.67 ACRES
AHJ:	LEXINGTON COUNTY, SC
Setbacks Required By Code:	
Front	40'
Rear	75'
Any Road	40'
Sides	75'
Buffers Required by Code:	-
Parking:	
60' Aisle Min.	18'
90' Aisle Min.	24'
All Space Min.	9' X 18'
Veh Service Min.	1-500SF
Parking Provided	31
Parking Ratio	18.79
Building Area:	1,650 SF



N/F RUFUS B ANTLEY
DB 21058-4674
PB 265:62-000A
TM# 005900-06-040

N/F RUFUS B ANTLEY
DB 21058-4671
PB 265:143-000B
TM# 005900-06-041

NEW T-MOBILE
DEVELOPMENT (NOT
UPDATED ON
AERIAL)

N/F GULSAY S GURBUZ
DB 21083-1487
PB 166-219
TM# 005900-06-032

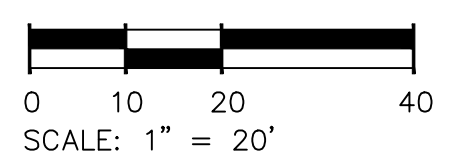
AGSOUTH FARM
CREDIT

REALTYLINK, LLC
201 RIVERPLACE, SUITE 400
GREENVILLE, SC 29601
864-242-4008
REALTYLINKDEV.COM

CONCEPTUAL SITE PLAN
SC BATESBURG-LEESVILLE
W CHURCH
STARTING WITH SURVEY
RCVD 4-17-24

DATE 05-15-24
DRAWN BY ASB

CSP-27



NOTE
ALL OF PROPERTY
IS OUT OF THE
FLOOD ZONE.

WEST CHURCH STREET (SC 23)
(75' PUBLIC R/W)