

225 PARK STREET: FUTURE OPEN-AIR SHELTER

PROPERTY INFORMATION + EXISTING CONDITION PHOTOGRAPHS

PROPERTY OWNER: Town of Canton
PROPERTY OWNER ADDRESS: 462 Main Street, Canton, NC 28716
PROPERTY INDEX NUMBER (PIN): 8657-70-6538
PROPERTY LATITUDE / LONGITUDE: 35.53181 / -82.84081

TOTAL BUILDING AREA: 7,184 square feet
YEAR BUILT: 1953
NUMBER OF STORIES: One (1) + Existing Internal Loft (432 square feet)
FOUNDATION TYPE: Slab on Grade
EXTERIOR WALL TYPE: Brick Veneer / Masonry

PRESENT TAX VALUE: \$312,700
+ Land: \$113,400 / Building: \$199,300
MOST RECENT SALE: \$335,000 (2022)

FLOOD ZONE: AE ("100-year floodplain")
FLOOD SOURCE: Pigeon River
FLOOD MAP NUMBER: 3700863700J (2012)

EXISTING FIRST FLOOR ELEVATION (EX. FFE): 2584.9'
BASE FLOOD ELEVATION (BFE): 2593.2'
REGULATORY FLOOD PROTECTION ELEVATION (RFPE): 2594.2'

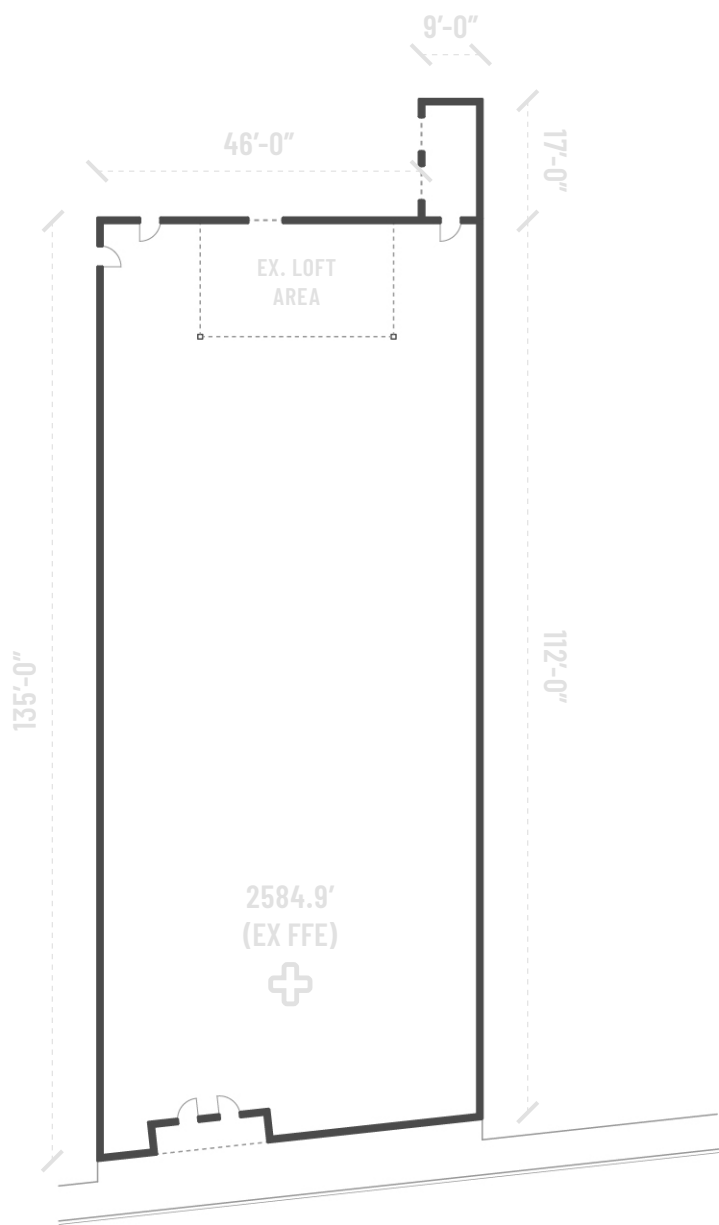
DATA SOURCES: Haywood County Tax Records, Haywood County Flood Damage Prevention Ordinance, North Carolina Flood Risk Information System (NC FRIS), North Carolina Emergency Management Spatial Data Download (NCEM SDD).



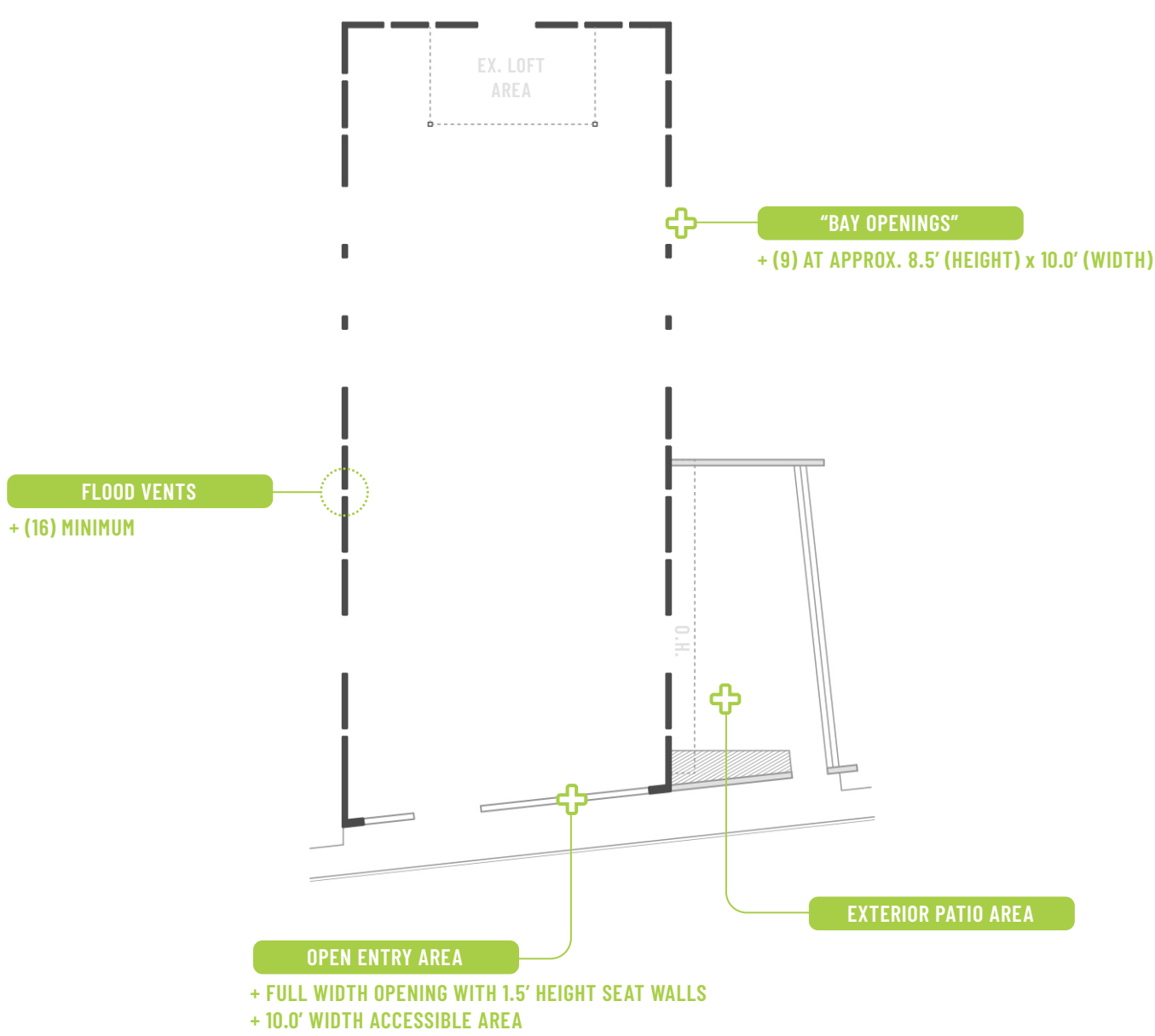
A Front View (Northwest Corner)

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EXISTING + PROPOSED PLAN VIEWS



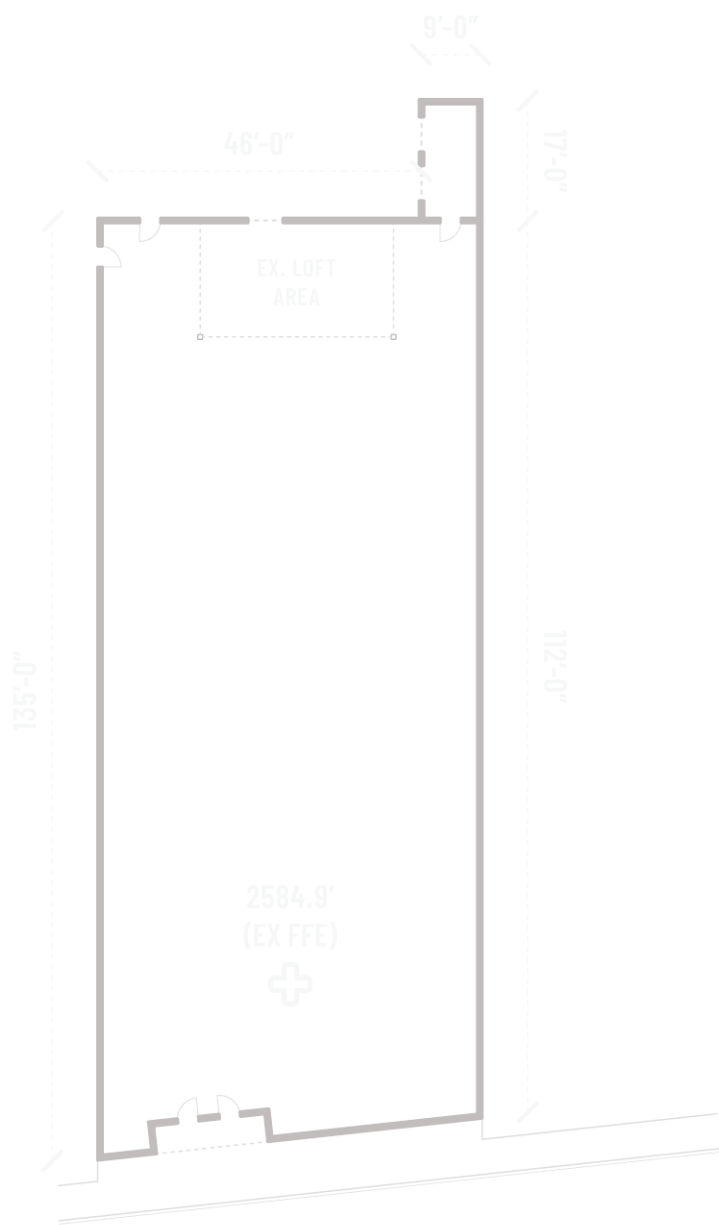
EXISTING GROUND
LEVEL PLAN



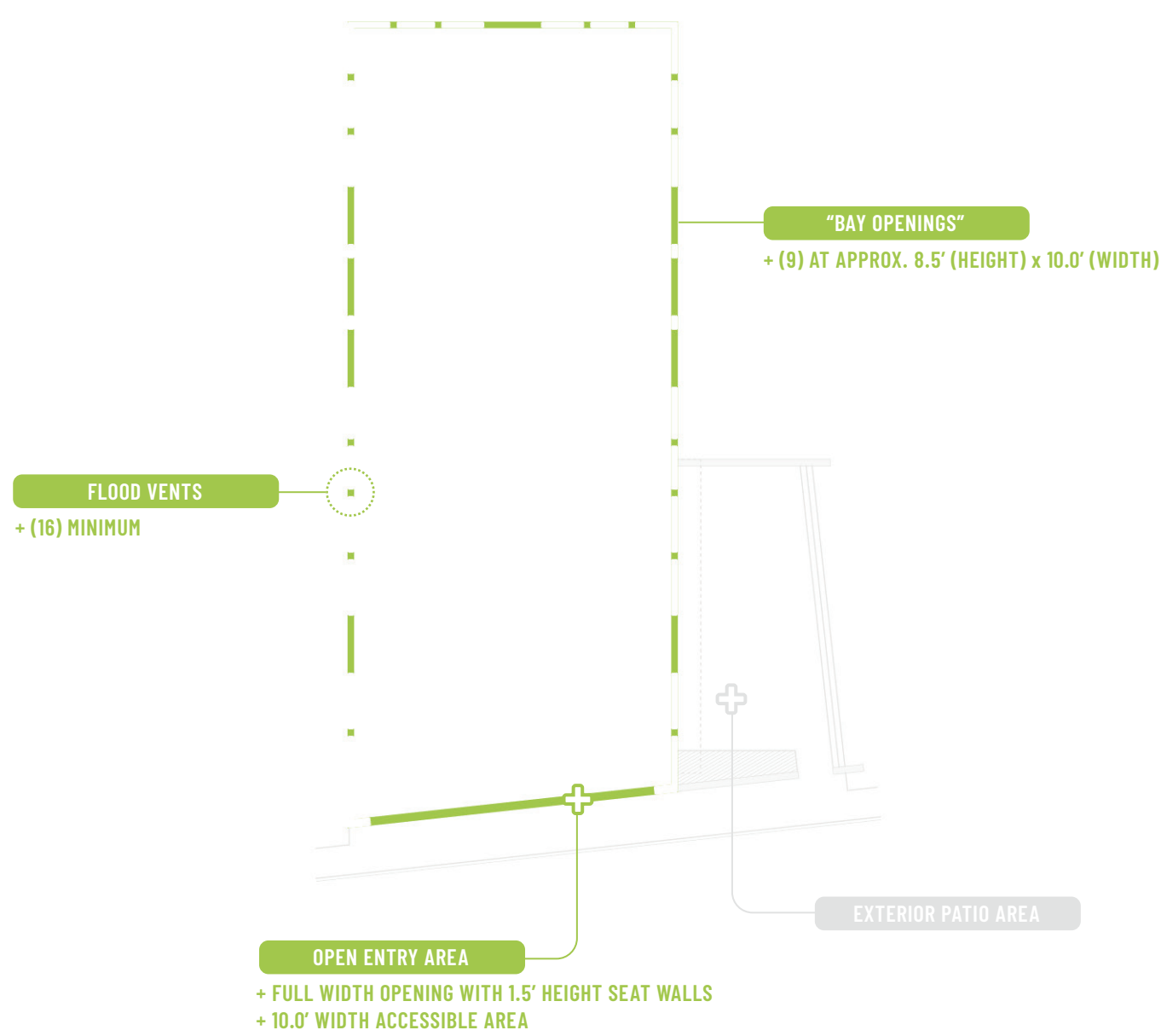
PROPOSED GROUND
LEVEL PLAN

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EXISTING + PROPOSED PLAN VIEWS



EXISTING GROUND
LEVEL PLAN



PROPOSED GROUND
LEVEL OPENINGS

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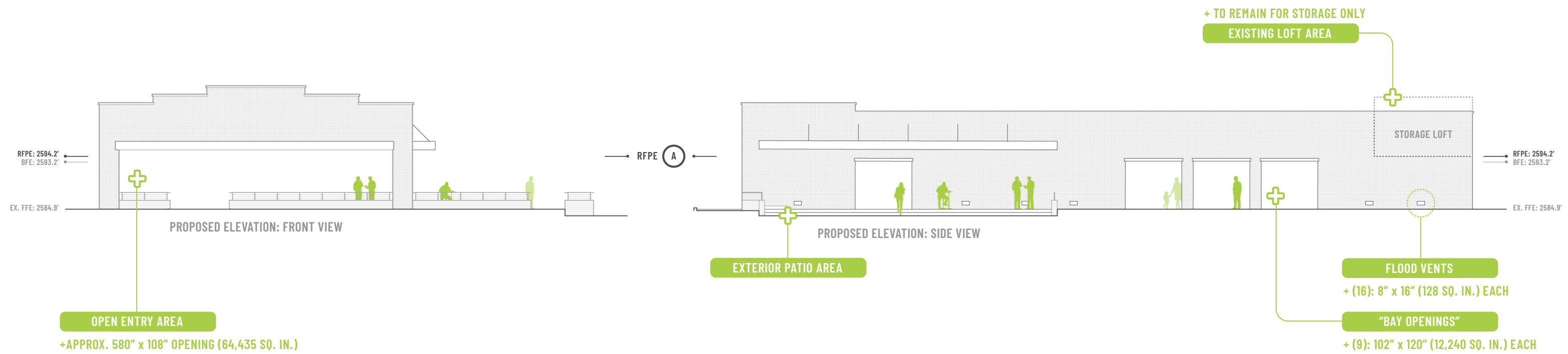
EXISTING FRONT + SIDE ELEVATION VIEWS



A REGULATORY FLOOD PROTECTION ELEVATION (RFPE): 2594.2'
Chapter 155 of the "Haywood County Flood Damage Prevention Ordinance" states that the "Regulatory Flood Protection Elevation" for buildings within Special Flood Hazard Areas (i.e., the 100-year floodplain) shall be the "Base Flood Elevation" (i.e., the height of a 100-year flood event) plus one (1) additional foot of "Freeboard." The bottom of the lowest structural member within the floor sub-structure of the 'Loft Area' will be above the RFPE.

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PROPOSED FRONT + SIDE ELEVATION VIEWS



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FLOOD VENTS / OPENINGS:
+ Open Entry Area: 64,435 sq. in.
+ Bay Openings: Option 'A' (Fully Open): 110,160 sq. in. / Option 'B' (Embedded Flood Vents): 2,304 sq. in.
+ Flood Vents: 2,048 sq. in.
+ Total Flood Vents / Openings Area: 68,787 - 176,643 sq. in. (or 9.5 - 24.5 sq. in per sq. ft. of building area)