

PHILLIPS, BRETT L JR
PHILLIPS, KRISTEN H
PIN# 175280795
DB 018639
PG 001662
USE: RESIDENTIAL
ZONING: R-30

JONES, CHRISTOPHER D
JONES, SHAWN MICHAEL
PIN# 175280774
DB 007804
PG 001668
USE: RESIDENTIAL
ZONING: R-30

CAMPBELL, MAUDIE D
PIN# 1757184744
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TODD, JOAN M
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ZONING: R-30

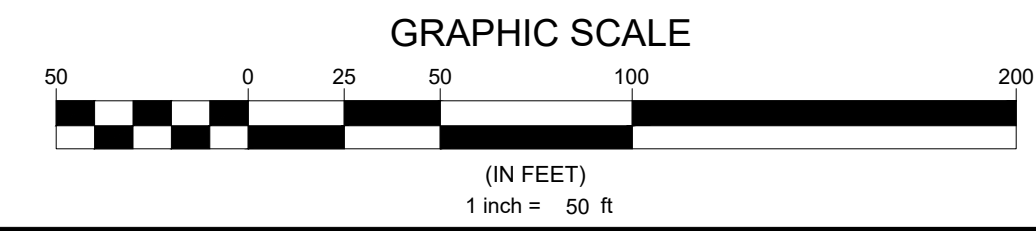
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ZONING: R-30

MATCHLINE SEE SHEET 6

MATCHLINE SEE SHEET 5

SITE PLAN LEGEND

PROPOSED R.O.W.	
PROPOSED LOT LINE	
PROPOSED LOT SETBACK	
PROPOSED EASEMENT	
PROPOSED OPEN SPACE	
PROPOSED OPEN SPACE ACTIVE	
PROPOSED OPEN SPACE ACTIVE GREENWAY	
PROPOSED 25' BOUNDARY BUFFER CONSERVATION	



N.C. UNDERGROUND UTILITIES

3 DAYS BEFORE DIGGING CALL
TOLL FREE 811 or (800)632-4949

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(919) 996-9455

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BCSO Bateman Civil Survey Company
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Apex, NC 27539
919-557-1080 ext 109
www.batemancivilsurvey.com

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502 Southtown Cir
Rolesville, NC 27571
Phone: 919-554-6517
PSP-24-XX

Other Consultants

Sheet map:

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Project:
HARRIS CREEK FARMS
D2300222

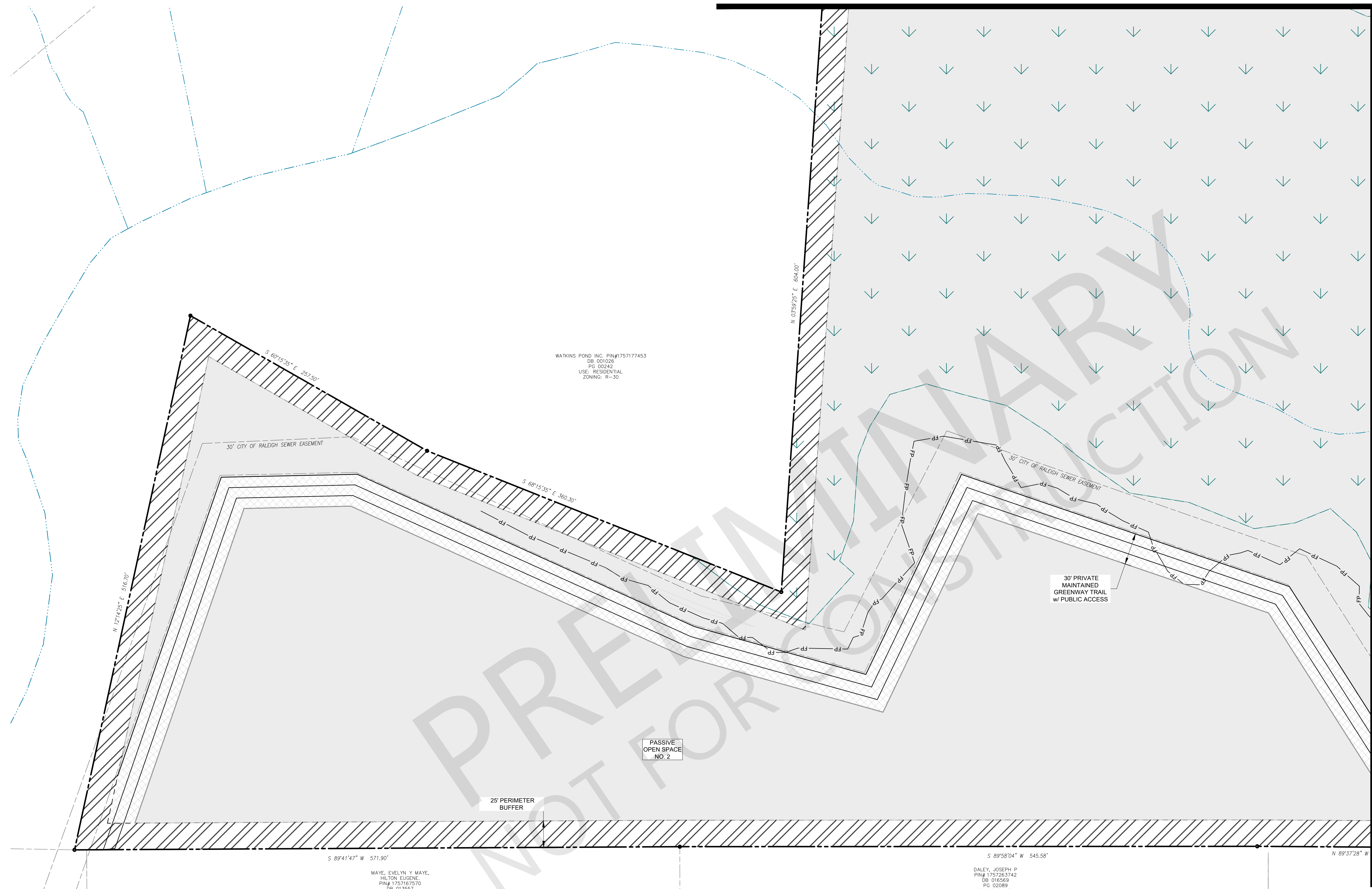
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SITE PLAN SHEET 1 OF 6

Sheet#:
4

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MATCHLINE SEE SHEET 7

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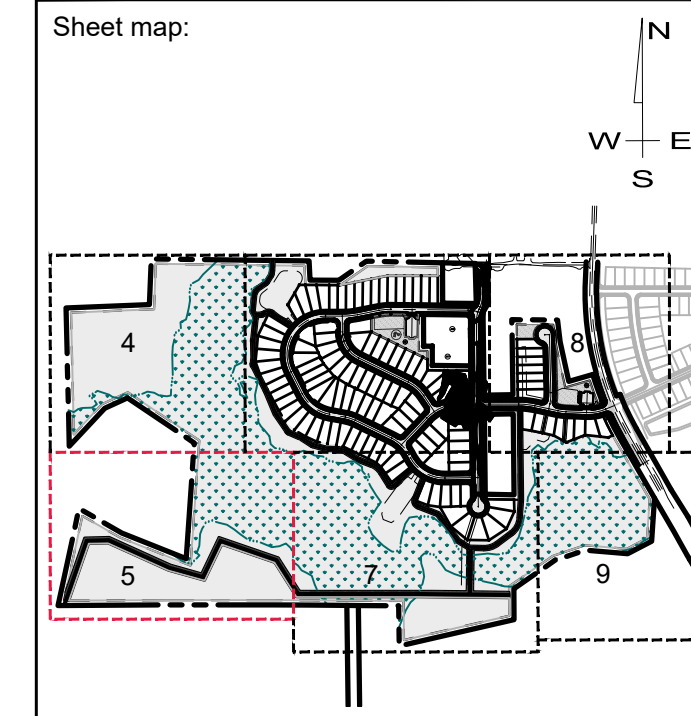
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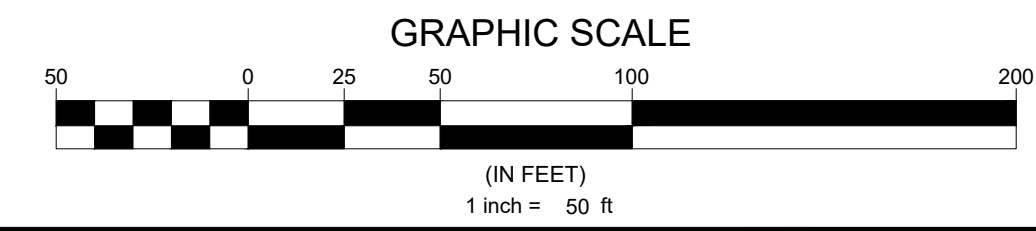
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Sheet#:
5

SITE PLAN LEGEND

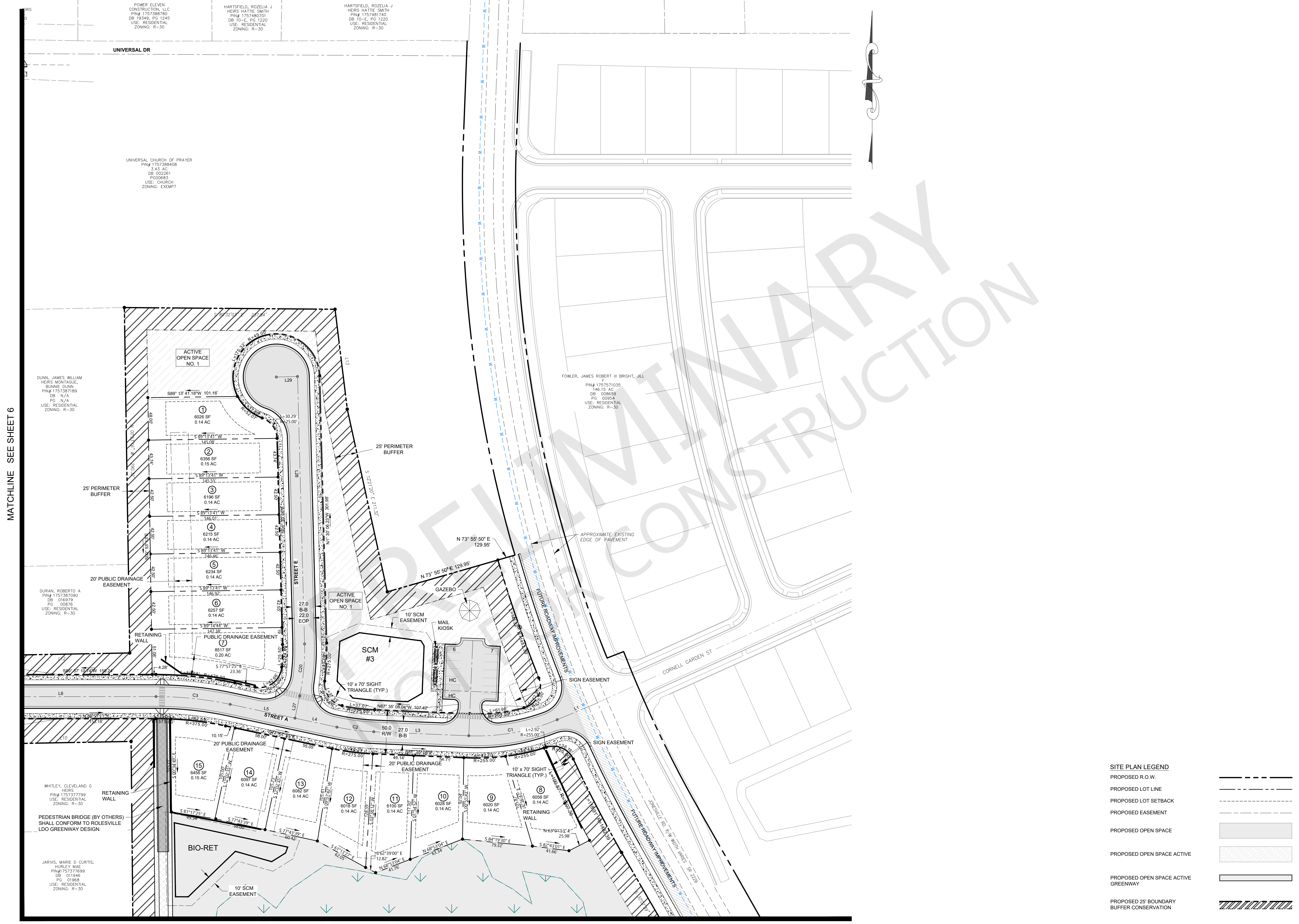
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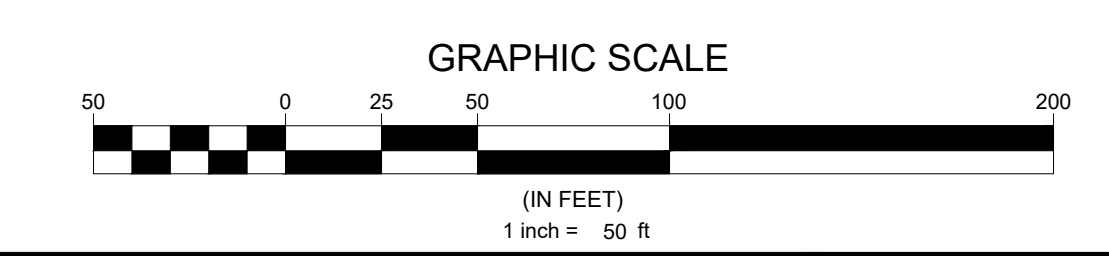


MATCHLINE SEE SHEET 6

MATCHLINE SEE SHEET 9

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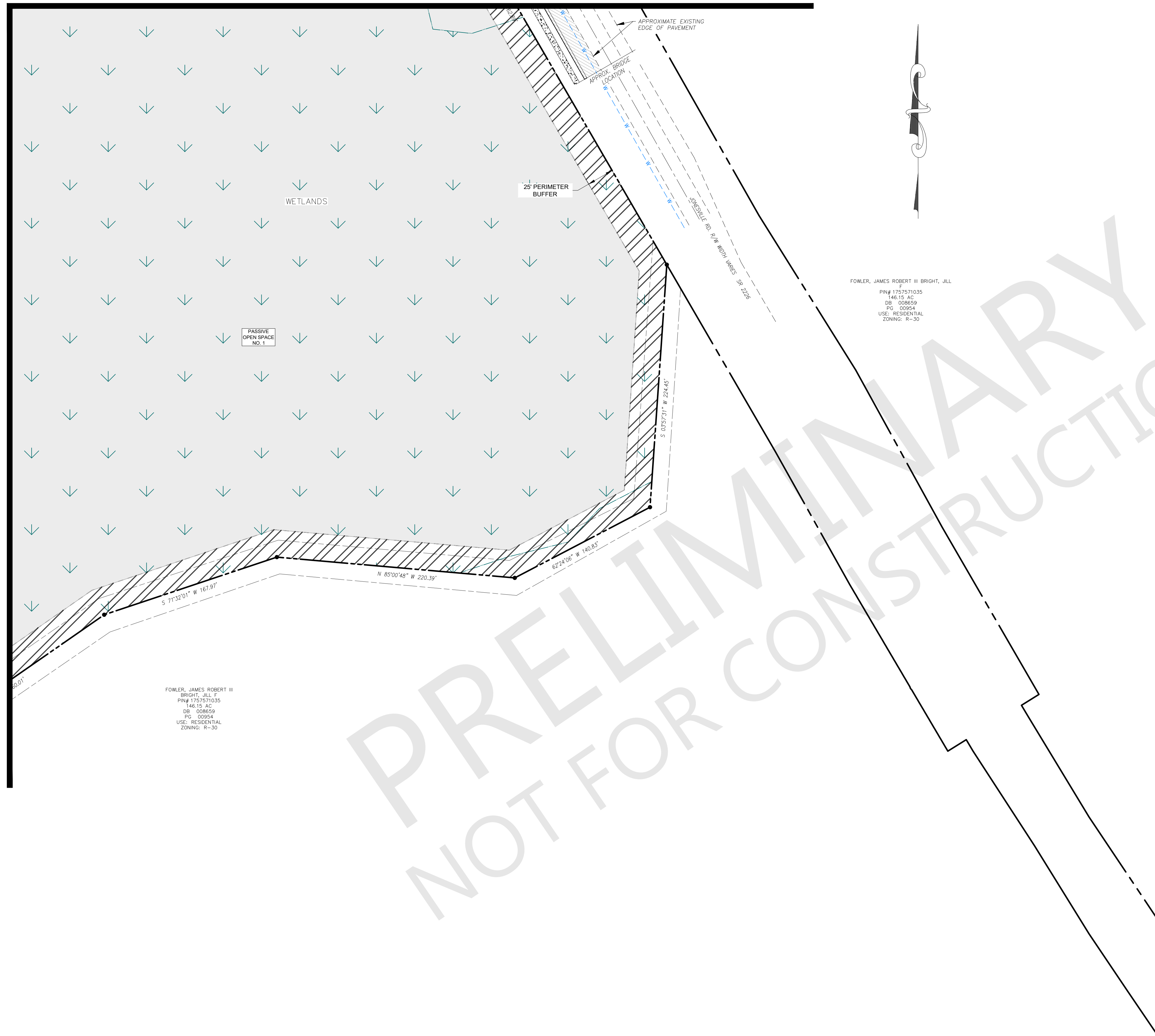
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 SHEET 5 OF 6**

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8

MATCHLINE SEE SHEET 8

MATCHLINE SEE SHEET 7



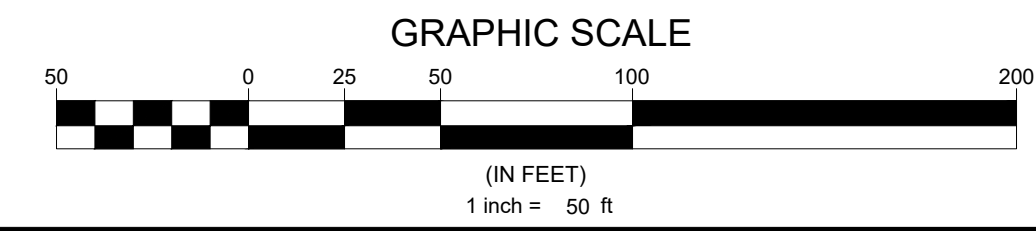
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BRIGHT, JILL F
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USE: RESIDENTIAL
ZONING: R-30

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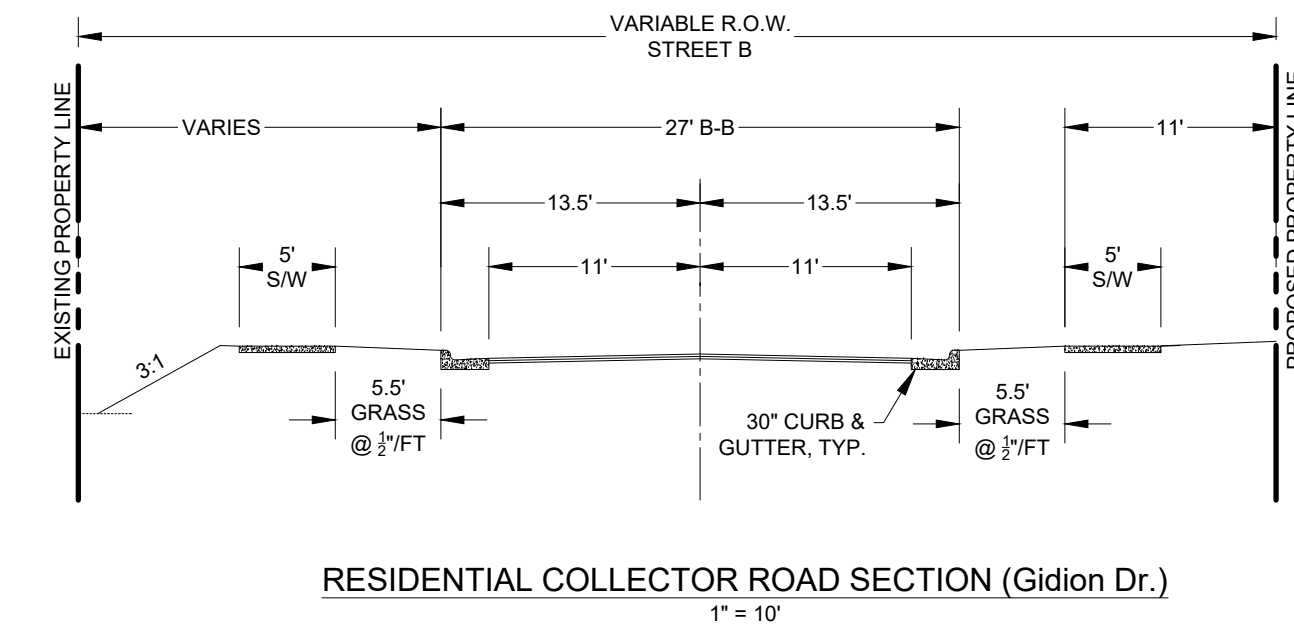
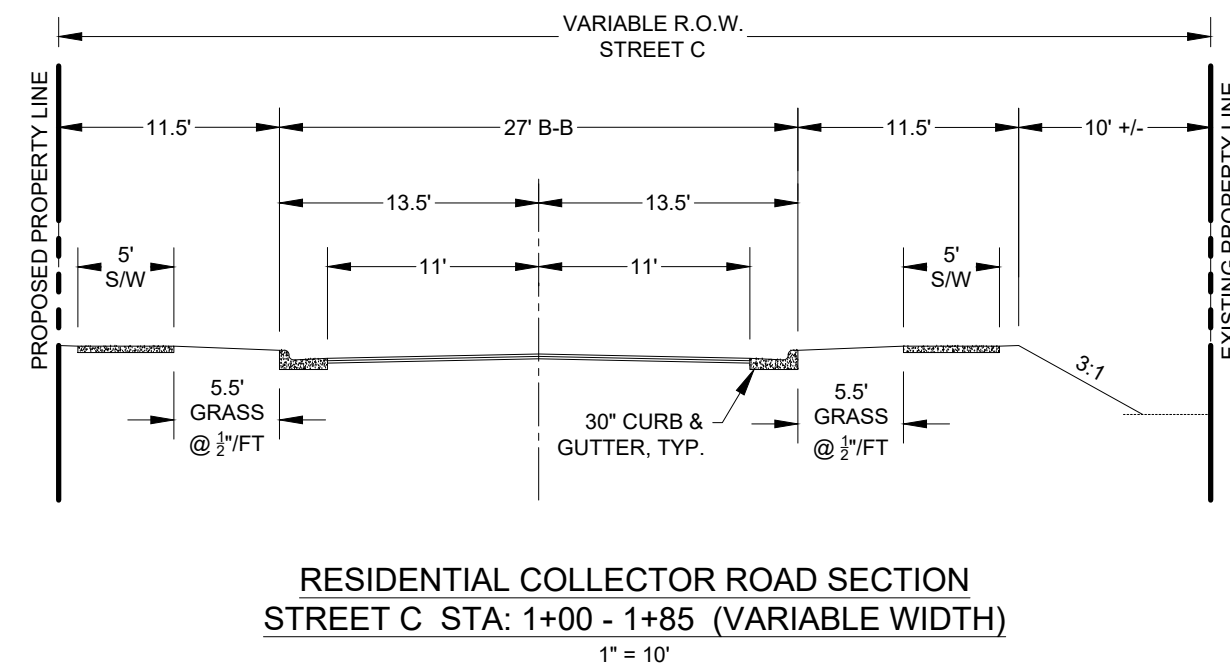
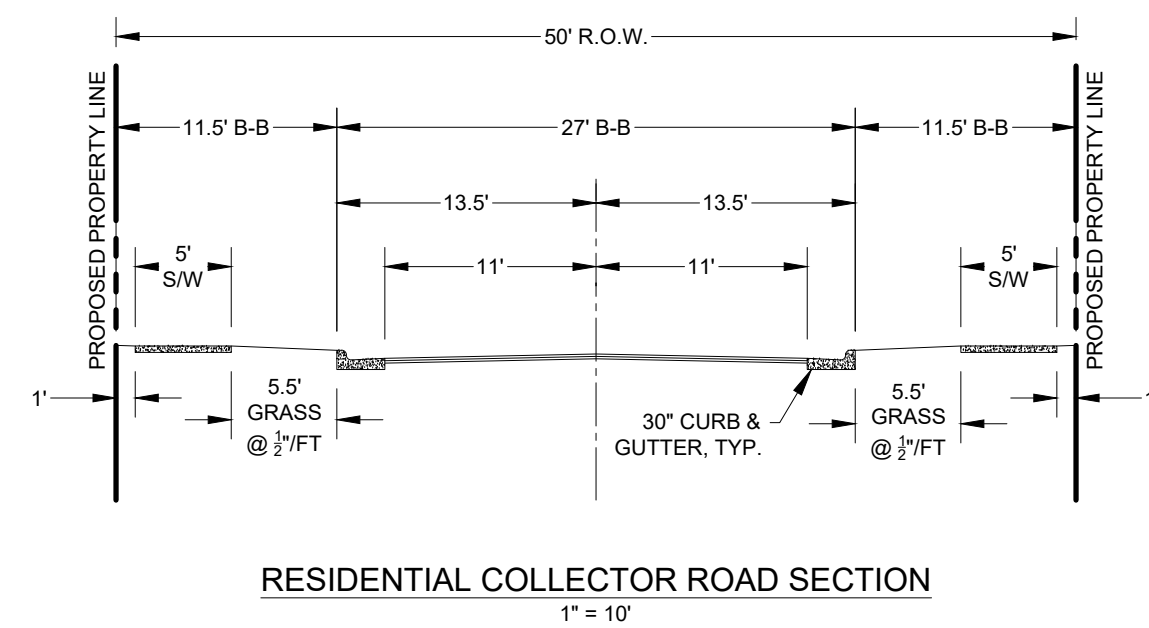
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**SITE PLAN
 SHEET 6 OF 6**

Sheet#:
9

Line #	Length (ft)	BEARING
L1	49.17	S67° 19' 54"W
L3	107.42	N87° 35' 08"W
L4	48.36	N77° 57' 25"W
L5	74.84	N77° 57' 25"W
L6	217.09	S89° 57' 11"W
L7	94.23	S89° 57' 11"W
L8	192.60	S43° 25' 45"W
L9	156.18	N00° 55' 12"W
L10	13.91	N24° 26' 33"E
L11	430.33	N00° 25' 00"W
L12	382.48	N00° 44' 11"W
L13	151.07	N00° 44' 11"W
L14	4.45	N71° 12' 02"W
L15	292.04	N89° 21' 02"W
L16	110.61	N89° 21' 02"W
L17	112.54	S78° 40' 37"W
L18	87.42	N89° 47' 45"W
L19	127.98	S26° 59' 02"E
L20	83.10	S79° 37' 27"E
L21	212.08	S64° 00' 09"E
L22	17.81	S28° 03' 06"E
L23	171.92	N89° 15' 28"E
L24	101.20	N33° 43' 00"W
L25	289.80	N64° 00' 09"W
L26	81.90	N00° 03' 08"E
L27	25.76	N12° 02' 35"E
L28	302.29	N01° 30' 06"W
L29	24.00	S88° 26' 44"W

Curve #	Length (ft)	Radius
C1	102.26	230.00
C2	42.01	250.00
C3	84.40	400.00
C4	135.16	230.00
C5	51.60	230.00
C6	66.40	150.00
C7	14.77	150.00
C8	50.31	150.00
C9	47.52	150.00
C10	62.69	300.00
C11	80.48	400.00
C12	409.06	200.00
C13	183.75	200.00
C14	54.53	200.00
C15	60.85	200.00
C16	64.64	200.00
C17	218.83	200.00
C18	105.72	200.00
C19	167.69	150.00
C20	59.10	250.00

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Other Consultants

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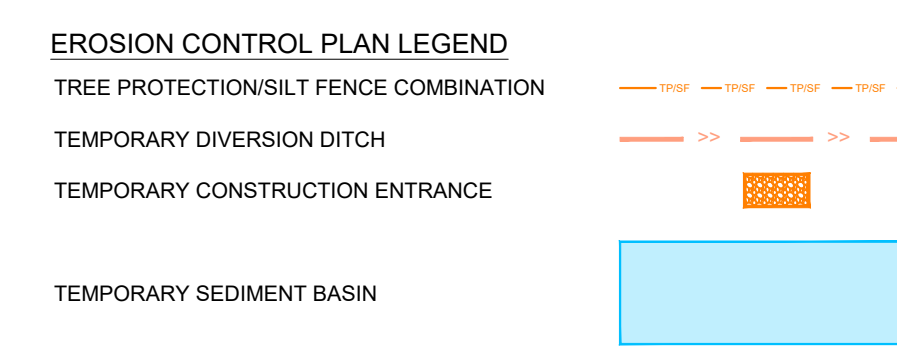
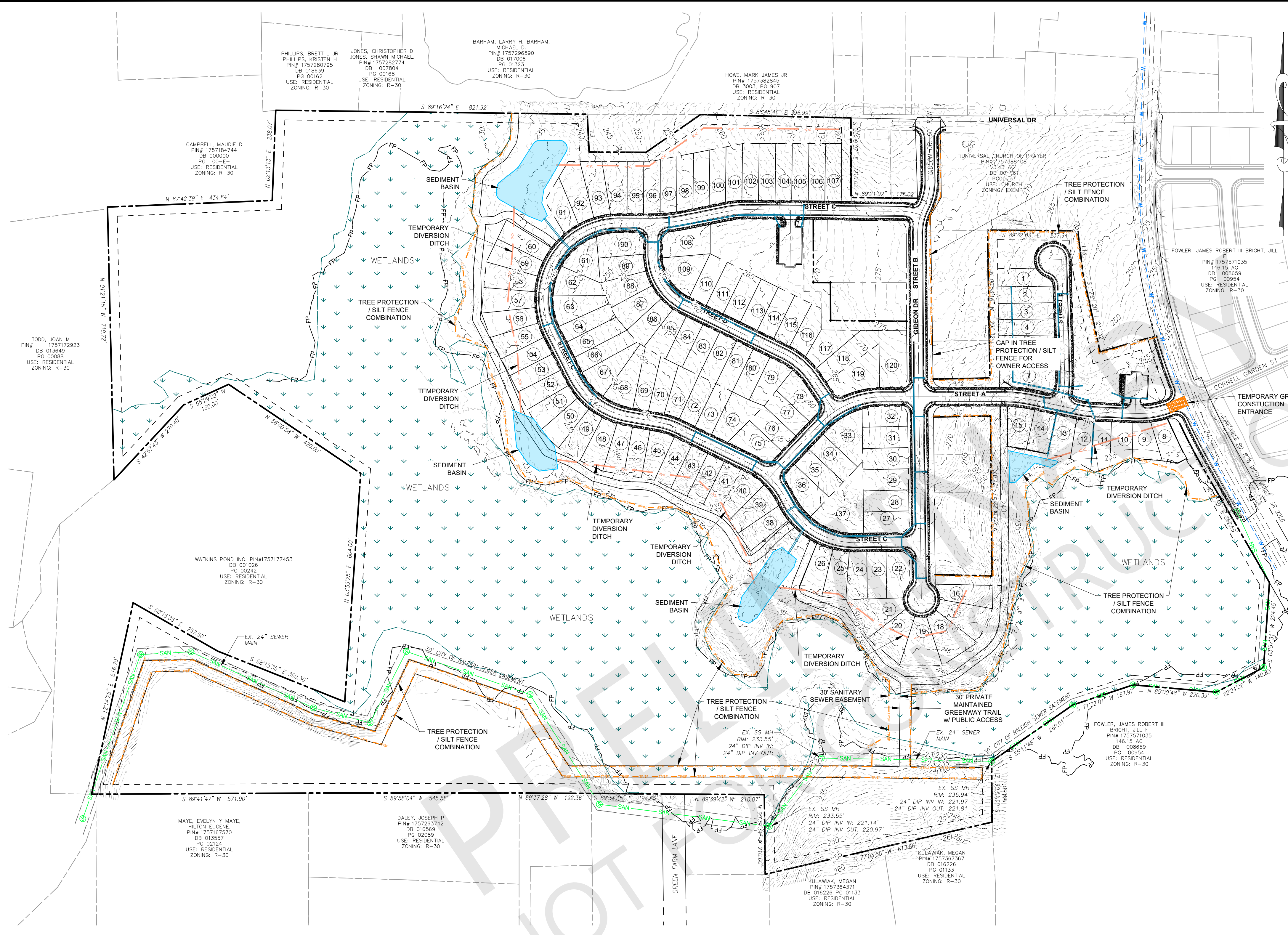
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No.	Date	Description

Sheet Title:

SITE PLAN DATA & DETAILS

Sheet#:

10



WAKE COUNTY EROSION CONTROL SEQUENCE

1. Schedule a preconstruction conference with the Environmental Consultant. Obtain a land disturbing permit.
2. Install gravel construction pad, temporary diversions, silt fence, sediment basins or other measures as shown on the approved plan. Clear only as necessary to install these devices. Seed temporary diversions, berms and basins immediately after construction.
3. Call Environmental Consultant for an onsite inspection by the Environmental Consultant to obtain a Certificate of Compliance.
4. Begin clearing and grubbing. Maintain devices as needed. Rough grade site.
5. Install storm sewer, if shown, and protect inlets with block and gravel inlet controls, sediment traps or other approved measures as shown on the plan. Begin construction, building, etc.
6. Stabilize site as areas are brought up to finish grade with vegetation, paving, ditch linings, etc. Seed and mulch denuded areas per Ground Stabilization Time Frames.
7. When construction is complete and all areas are stabilized completely, call Environmental Consultant for an inspection.
8. If site is approved, remove temporary diversions, silt fence, sediment basins, etc., and seed out or stabilize any resulting bare areas. All remaining permanent erosion control devices, such as velocity dissipators, should now be installed.
9. When vegetation has become established, call for a final site inspection by the Environmental Consultant. Obtain a Certificate of Completion.

NPDES SELF INSPECTION PROGRAM

1. EFFECTIVE OCTOBER 1, 2010, PERSONS CONDUCTING LAND-DISTURBING ACTIVITY LARGER THAN ONE ACRE MUST INSPECT THEIR PROJECT AFTER EACH PHASE OF THE PROJECT, AND DOCUMENT THE INSPECTION IN WRITING. EROSION AND SEDIMENTATION CONTROL MEASURES, INCLUDING BUT NOT LIMITED TO, SEDIMENTATION CONTROL BASINS, SEDIMENTATION TRAPS, ROCK DAMS, TEMPORARY DIVERSIONS, TEMPORARY SLOPE DRAINS, SEDIMENT FENCE OR BARRIERS, ALL FORMS OF INLET PROTECTION, STORM DRAINAGE FACILITIES, ENERGY DISSIPATORS, AND STABILIZATION METHODS OF OPEN CHANNELS MUST BE INSPECTED BY THE FINANCIALLY RESPONSIBLE PARTY, LANDOWNER, OR THEIR AGENT. THE SELF-INSPECTION REPORTING FORM IS AVAILABLE AS PDF FROM THE LAND QUALITY WEB SITE: <https://deq.nc.gov/about/divisions/energy-mineral-land-resources/erosion-sediment-control/forms>
2. IN ADDITION TO THE INSPECTIONS BY THE CONTRACTOR, THE OWNER, THE FINANCIALLY RESPONSIBLE PARTY, OR THEIR AGENT MUST CONDUCT INSPECTIONS IN ACCORDANCE WITH THE STATE OF NORTH CAROLINA DEPARTMENT OF ENVIRONMENTAL QUALITY CONSTRUCTION GENERAL PERMIT NCG 010000 SELF-INSPECTION PROGRAM AND REPORTING REQUIREMENTS TO MONITOR AND MAINTAIN A RAIN GAUGE, RECORDS, PERMIT, AND S&E PLAN ON SITE.

EROSION CONTROL NOTES

1. A COPY OF THE APPROVED EROSION CONTROL PLAN AND PERMIT PLACARD MUST BE ON FILE AT THE JOB SITE AT ALL TIMES.
2. ALL CONSTRUCTION SHALL CONFORM TO THE LATEST NORTH CAROLINA EROSION AND SEDIMENT CONTROL PLANNING AND DESIGN MANUAL AND DURHAM COUNTY STANDARDS, SPECIFICATIONS AND DETAILS.
3. THE EROSION CONTROL INSPECTOR MAY REQUIRE ADDITIONAL FIELD MEASURES AS NECESSARY TO PROVIDE ADEQUATE PROTECTION FROM RECEIVING WATER COURSES.
4. FAILURE TO FOLLOW THE APPROVED PLAN, CONSTRUCTION SEQUENCE, AND DETAILS COULD SUBJECT THE CONTRACTOR AND/OR THE FINANCIALLY RESPONSIBLE PARTY TO FINES AND PENALTIES ISSUED BY EITHER THE DURHAM COUNTY EROSION CONTROL DIVISION OR NORTH CAROLINA DEPARTMENT OF ENVIRONMENTAL QUALITY.
5. EROSION AND SEDIMENT CONTROL DEVICES MUST BE INSTALLED AND INSPECTED PRIOR TO ANY GRADING ON SITE. THE CONTRACTOR SHALL CALL FOR AN INSPECTION BY DURHAM COUNTY EROSION CONTROL ONCE INITIAL MEASURES ARE IN PLACE. (SEE CONSTRUCTION SEQUENCES)
6. CONTRACTOR SHALL INSPECT ALL SEDIMENT/EROSION CONTROL DEVICES WEEKLY AND AFTER EACH STORM EVENT. EACH DEVICE IS TO BE MAINTAINED OR REPLACED IF SEDIMENT ACCUMULATION HAS REACHED ONE HALF OF THE CAPACITY OF THE DEVICE. SEE NPDES SELF-INSPECTION PROGRAM NOTES.
7. ANY GRADING BEYOND THE DENUDED LIMITS SHOWN ON THE PLAN IS A VIOLATION OF THE CITY/COUNTY EROSION CONTROL ORDINANCE AND IS SUBJECT TO A FINE.
8. DISTURBANCE OUTSIDE OF THE SITE PROPERTY LIMITS OR PUBLIC RIGHT-OF-WAY SHALL ONLY BE AS ALLOWED BY SIGNED GRADING AGREEMENTS AND/OR EASEMENTS BETWEEN THE DEVELOPER AND THE OFFSITE PROPERTY OWNER.
9. NO DEBRIS SHALL BE TRACKED ONTO PUBLIC RIGHT OF WAY. IF THE SITUATION OCCURS WHERE MUD, ROCK AND DEBRIS IS TRACKED ONTO PAVEMENT, THE CONTRACTOR SHALL CLEAN THE PAVEMENT AND INSTALL ADDITIONAL MEASURES TO PREVENT THE FUTURE OCCURRENCE.
10. PROTECTION OF EXISTING VEGETATION: AT THE START OF GRADING INVOLVING THE STRIPPING OF TOPSOIL OR LOWERING OF EXISTING GRADE AROUND TREES, A CLEAN SHARP, VERTICAL CUT SHALL BE MADE AT THE EDGE OF THE TREE SAVE AREA AT THE SAME TIME AS OTHER EROSION CONTROL MEASURES ARE INSTALLED. THE TREE PROTECTION FENCING SHALL BE INSTALLED ON THE SIDE OF THE CUT FARTHEST AWAY FROM THE TREE TRUNK AND SHALL REMAIN IN PLACE UNTIL ALL CONSTRUCTION IN THE VICINITY OF THE TREES IS COMPLETE. NO STORAGE OF MATERIALS, FILL, OR EQUIPMENT AND NO TRESPASSING SHALL BE ALLOWED WITHIN THE BOUNDARY OF THE PROTECTED AREA AND SHALL BE INSTALLED AT THE SAME TIME AS THE EROSION CONTROL MEASURES AND SHALL BE IN PLACE UNTIL ALL CONSTRUCTION IN THE VICINITY OF THE TREES IS COMPLETE.
11. PROVIDE INLET PROTECTION AROUND ALL SITE STORM INLETS. PROTECT OPEN PIPES UNDER CONSTRUCTION WITH EITHER PLYWOOD OR WITH MESH AND GRAVEL WEIRS. RUNOFF SHALL NOT BE ALLOWED IN ANY OPEN TRENCH.
12. CONTRACTOR WILL FIELD LOCATE SILT FENCE OUTLETS AT LOW POINTS IN SILT FENCE AS REQUIRED TO PROVIDE RELIEF FROM CONCENTRATED FLOWS AND PONDING. APPROXIMATE LOCATIONS ARE SHOWN ON EROSION CONTROL PLANS.
13. TEMPORARY DIVERSIONS SHALL BE MAINTAINED DAILY BY CONTRACTOR SO THAT THEY ARE FUNCTIONAL AT THE END OF EACH WORKDAY AND WHEN STOPPING WORK FOR RAIN.
14. CONTRACTOR SHALL SEED AND STABILIZE ALL STEEP SLOPES (GREATER THAN 2H:1V) WITHIN 7 DAYS, 10 DAYS FOR MODERATE SLOPES (3H:1V OR GREATER) AND WITHIN 14 CALENDAR DAYS EVERYWHERE ELSE (STATE LAW 2009-486).

OFFSITE SPOIL NOTE:

1. IF AN OFFSITE SOIL SPOIL OR BORROW SITE IS UTILIZED, THE DISTURBED AREA FOR THE SPOILED/BORROW SITE MUST BE INCLUDED IN THE LAND-DISTURBANCE PLAN AND PERMIT UNLESS THE SPOIL/BORROW SITE ALREADY HAS A SEPARATE LAND-DISTURBANCE PERMIT.

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BRYAN A HARRIS
ENGINEER

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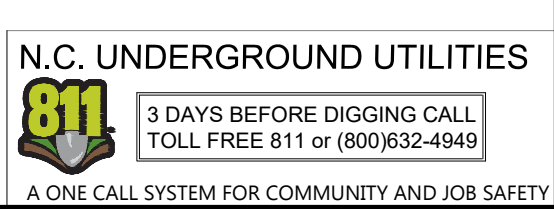
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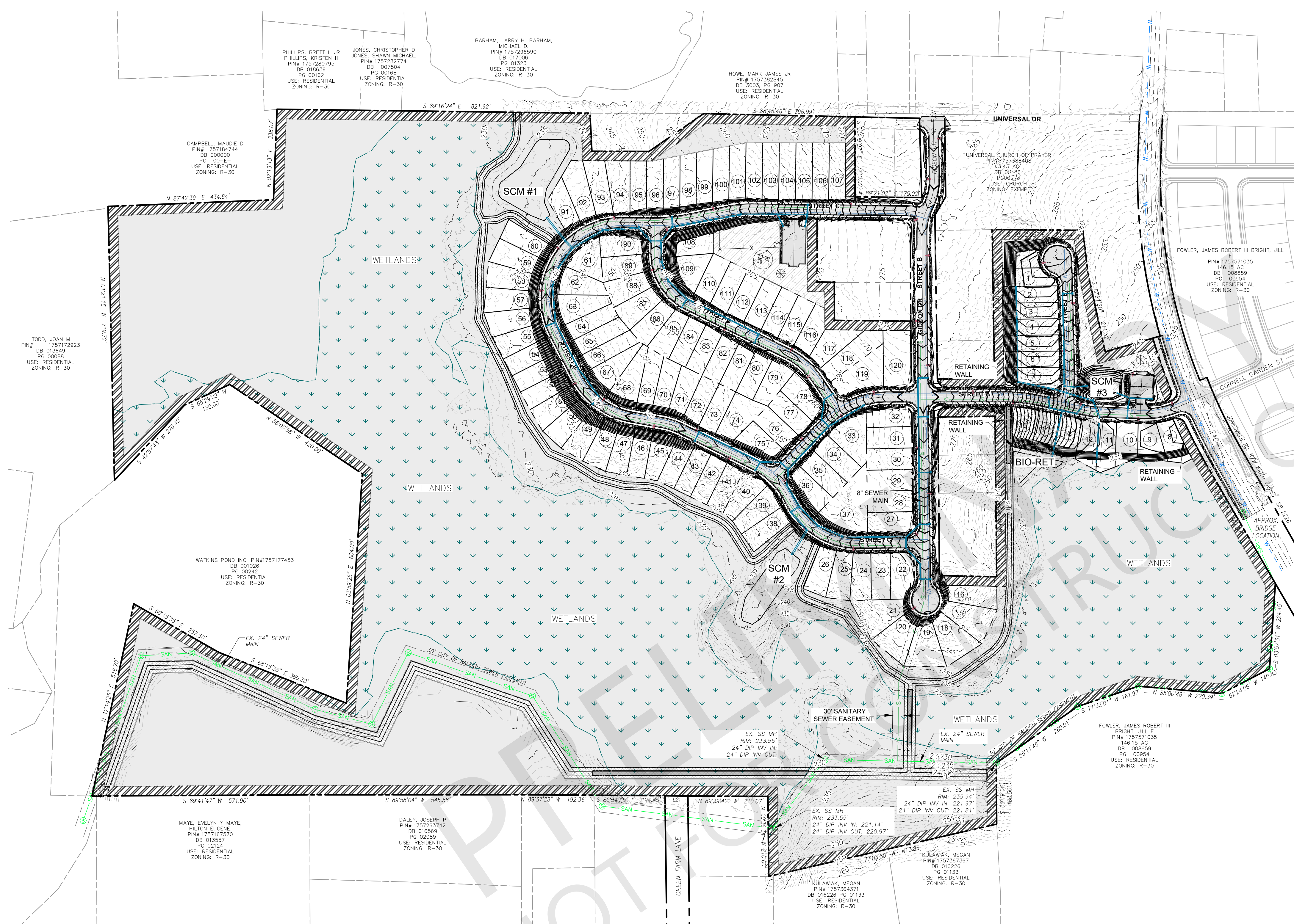
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OVERALL EROSION CONTROL PLAN

Sheet #:
11



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STORMWATER NOTES:

- PRIOR TO BEGINNING CONSTRUCTION OF THE SCM(S), A PRECONSTRUCTION MEETING SHALL BE SCHEDULED WITH CITY STORMWATER IN ACCORDANCE WITH THE STANDARD PUBLIC WORKS' STORMWATER NOTE ON THE PLANS. THIS MEETING SHOULD BE SEPARATE FROM THE ENGINEERING INSPECTIONS' PRECONSTRUCTION MEETING AND SCHEDULING IT IS THE RESPONSIBILITY OF THE OWNER/DEVELOPER/ENGINEER. THE MEETING MUST BE ATTENDED BY THE PROJECT CONTRACTOR RESPONSIBLE FOR SCM CONSTRUCTION, THE BMP CERTIFYING ENGINEER (BCE) WHO HAS BEEN SECURED TO PROVIDE THE AS-BUILT CERTIFICATION, AND THE GEOTECHNICAL ENGINEER (REQUIRED WHEN EARTHEN DAMS INVOLVED). WATER/SEWER PERMITS WILL NOT BE ISSUED OR WHEN SUCH PERMITS ARE NOT REQUIRED, FINAL CONSTRUCTION DRAWING APPROVAL WILL NOT BE GRANTED UNTIL THIS MEETING HAS BEEN SCHEDULED.
- THE PERMANENT POOL ELEVATION SHALL BE WITHIN 6 INCHES (PLUS OR MINUS) OF THE SEASONAL HIGH WATER TABLE (SHWT) ELEVATION. IF THE PERMANENT POOL WILL BE MAINTAINED THROUGH OTHER MEANS, A MAXIMUM INFILTRATION RATE OF 0.01 IN/HR SHALL BE ACHIEVED TO PREVENT EXCESSIVE SEEPAGE.
- "SCM ACCESS AND MAINTENANCE EASEMENT" THAT ENCOMPASSES THE PROPOSED STORMWATER CONTROL MEASURE(S), A MINIMUM OF TEN FEET OF THE SURROUNDING AREA, AND A 20-FOOT WIDE PATH LEADING TO THE SCM FROM A PUBLIC ROW.
- THE EASEMENT SHALL BE SHOWN, AT A MINIMUM, ON THE SITE PLAN AND GRADING PLAN.
- THE EASEMENT SHALL PROVIDE UNOBSTRUCTED ACCESS FROM A PUBLIC RIGHT-OF-WAY TO AND AROUND THE STORMWATER CONTROL MEASURE VIA AN ACCEPTABLE TRAVERSABLE SURFACE CAPABLE OF SUPPORTING ANTICIPATED MAINTENANCE EQUIPMENT.
- THE ACCESS SHALL HAVE A MAXIMUM CENTERLINE GRADE AND CROSS-SLOPE OF FIFTEEN PERCENT (15%) AND TEN PERCENT (10%) RESPECTIVELY.
- SEE SECTION 7.2.1 OF THE DURHAM APPENDIX TO THE BMP MANUAL FOR ADDITIONAL REQUIREMENTS FOR THE EASEMENT.

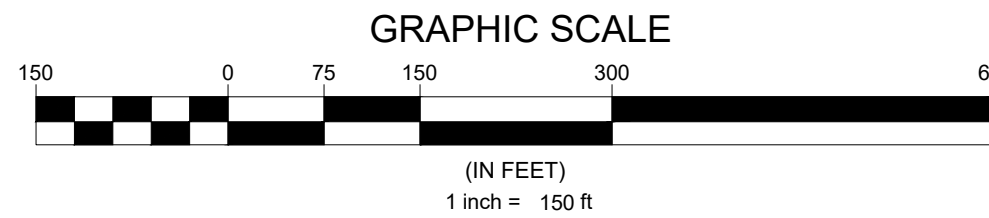
GRADING AND STORMWATER PLAN NOTES:

- ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE CITY OF ROLESVILLE STANDARDS AND SPECIFICATIONS.
- ALL PERMITS SHALL BE OBTAINED FROM THE CITY OF ROLESVILLE, WAKE COUNTY, NCDOT, NCDEQ-DWR, AND USACE AS APPLICABLE PRIOR TO BEGINNING CONSTRUCTION. A COPY OF ALL PERMITS SHALL BE SUBMITTED TO THE TOWN OF ROLESVILLE FOR THEIR RECORDS.
- SCMS SHALL BE DESIGNED TO CONTROL AND TREAT THE DIFFERENCE IN STORMWATER RUNOFF VOLUME LEAVING THE PROJECT SITE BETWEEN THE PRE- AND POST- DEVELOPMENT CONDITIONS FOR, AT A MINIMUM, THE 1-YEAR, 24-HOUR STORM.
- SCMS SHALL BE DESIGNED TO HAVE A MINIMUM OF 85% AVERAGE ANNUAL REMOVAL FOR TOTAL SUSPENDED SOLIDS.
- ALL SCMS ASSOCIATED WITH THIS PROJECT WILL REQUIRE MAINTENANCE EASEMENTS AND AN OPERATION AND MAINTENANCE AGREEMENT TO BE NOTED ON THE FINAL PLAT. ALL OF THESE ITEMS WILL NEED TO BE RECORDED WITH THE COUNTY REGISTER OF DEEDS.
- AT THE START OF GRADING INVOLVING THE LOWERING OF THE EXISTING GRADE AROUND A TREE OR STRIPPING OF TOPSOIL, A CLEAN, SHARP, VERTICAL CUT SHALL BE MADE AT THE EDGE OF THE TREE SAVE AREA AT THE SAME TIME AS OTHER EROSION CONTROL MEASURES ARE INSTALLED. TREE PROTECTION FENCING SHALL BE INSTALLED ON THE SIDE OF THIS CUT FARTHEST AWAY FROM THE TREE TRUNK. NO STORAGE OF MATERIALS, DUMPING OF WASTE MATERIALS, FILL, OR PARKING OF EQUIPMENT SHALL BE ALLOWED WITHIN THE ROOT PROTECTION ZONE, AND NO TRESPASSING SHALL BE ALLOWED WITHIN THE BOUNDARY OF THE ROOT PROTECTION ZONE.

NOTE:
RETAINING WALLS AND ASSOCIATED DRAINAGE TO BE DESIGNED BY OTHERS. CONTRACTOR SHALL COORDINATE DESIGN AND SUBMIT SEALED PLAN FOR REVIEW AND APPROVAL BY THE TOWN INSPECTIONS DEPARTMENT.

GRADING PLAN LEGEND

EXISTING MAJOR CONTOUR	---
EXISTING MINOR CONTOUR	- - - - -
PROPOSED MINOR CONTOUR	---
PROPOSED MAJOR CONTOUR	---
PROPOSED BOUNDARY	---
PROPOSED R.O.W.	---
EXISTING SEWER LINE	SAN - - - - SAN
EXISTING SEWER MANHOLE	⊙
PROPOSED SEWER LINE	S - - - - S
PROPOSED SEWER MANHOLE	⊙
EXISTING WATER LINE	- - - - - W - - - - W
PROPOSED WATERLINE	---
EXISTING EASEMENT	---
PROPOSED EASEMENT	---
PROPOSED STORM WATER INLET	•
PROPOSED STORM PIPE	---



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12

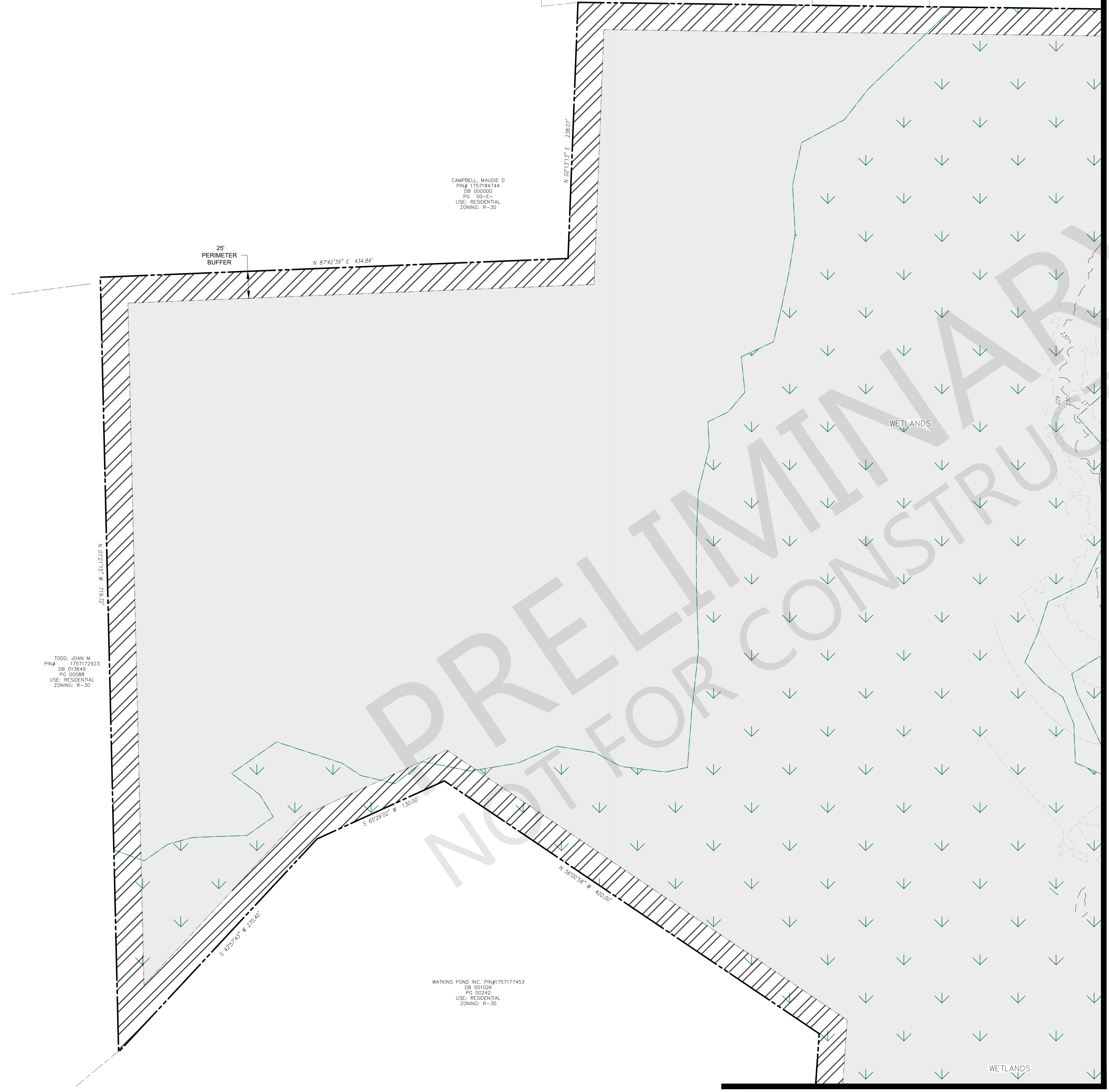
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PHILLIPS, KRISTEN H
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JONES, CHRISTOPHER D
JONES, SHAWN MICHAEL
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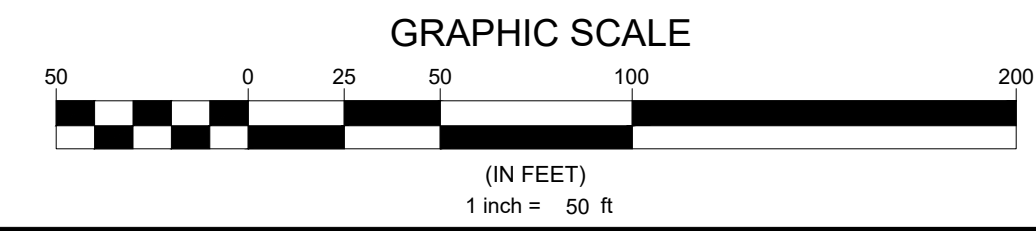
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WATKINS POND, INC. PIN# 1757177453
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USE: RESIDENTIAL
ZONING: R-30



GRDING PLAN LEGEND

EXISTING MAJOR CONTOUR	---
EXISTING MINOR CONTOUR	- - - - -
PROPOSED MINOR CONTOUR	— — — — —
PROPOSED MAJOR CONTOUR	— — — — —
PROPOSED R.O.W.	— — — — —
PROPOSED LOT LINE	— — — — —
EXISTING SEWER LINE	— SAN — SAN —
EXISTING SEWER MANHOLE	⊙
PROPOSED SEWER LINE	— S —>
PROPOSED SEWER MANHOLE	⊙
EXISTING WATER LINE	— W — W —
PROPOSED WATERLINE	— W — W —
PROPOSED GATE VALVE	⊕
EXISTING EASEMENT	— — — — —
PROPOSED EASEMENT	— — — — —
PROPOSED STORM WATER INLET	⊞
PROPOSED STOR PIPE	— — — — —



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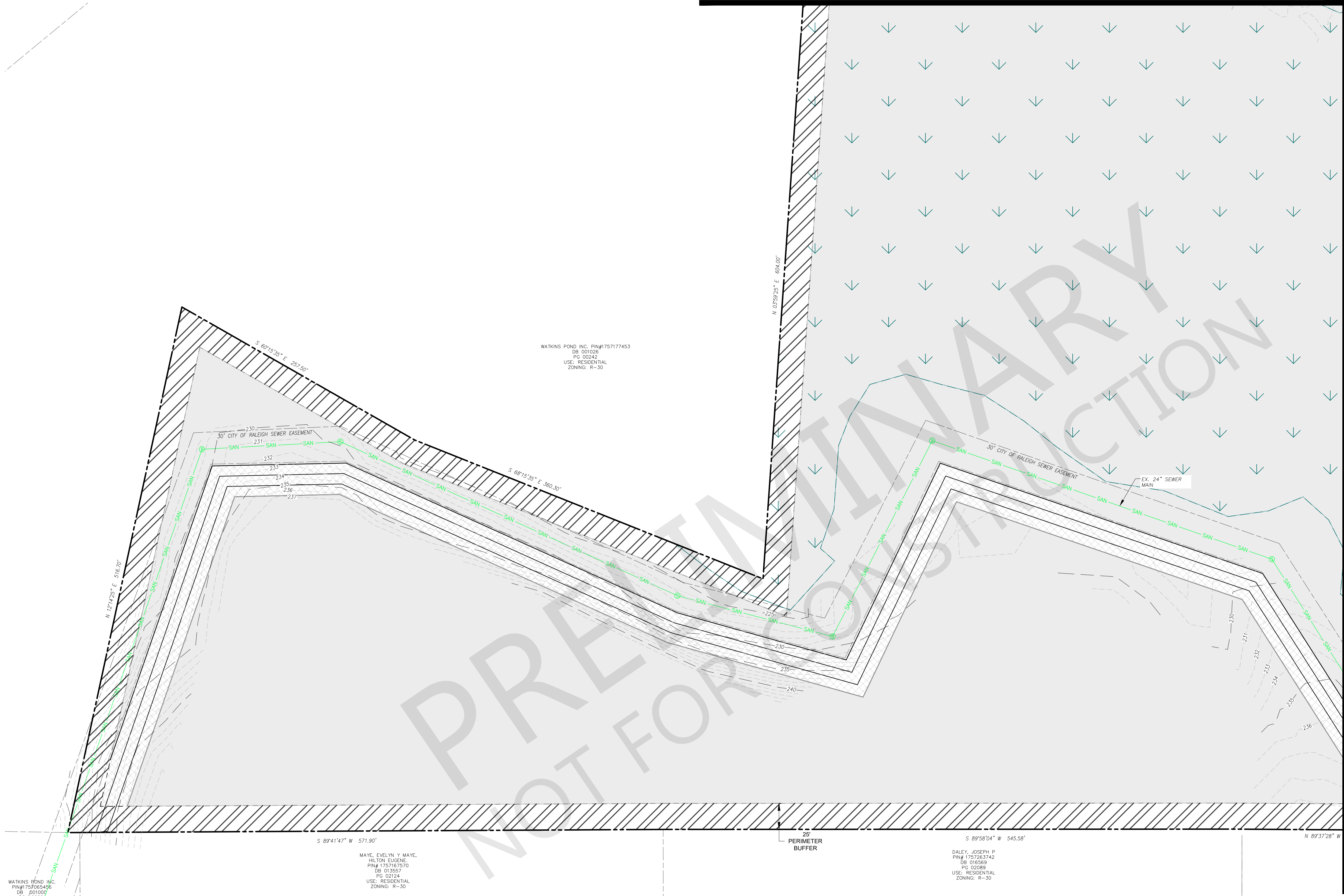
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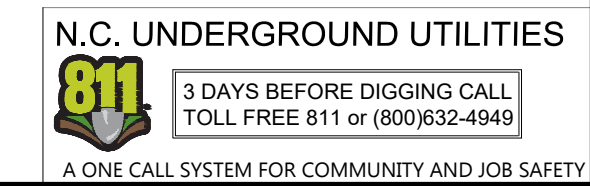
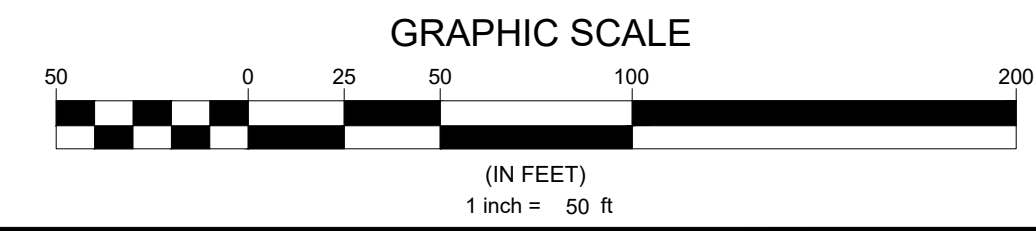
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GRDING PLAN LEGEND

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EXISTING MINOR CONTOUR	- - - - -
PROPOSED MINOR CONTOUR	---
PROPOSED MAJOR CONTOUR	---
PROPOSED R.O.W.	---
PROPOSED LOT LINE	---
EXISTING SEWER LINE	— SAN — SAN —
EXISTING SEWER MANHOLE	⊙
PROPOSED SEWER LINE	— S —>
PROPOSED SEWER MANHOLE	⊙
EXISTING WATER LINE	— W — W —
PROPOSED WATERLINE	— W — W —
PROPOSED GATE VALVE	⊕
EXISTING EASEMENT	---
PROPOSED EASEMENT	---
PROPOSED STORM WATER INLET	⊕
PROPOSED STOR PIPE	---



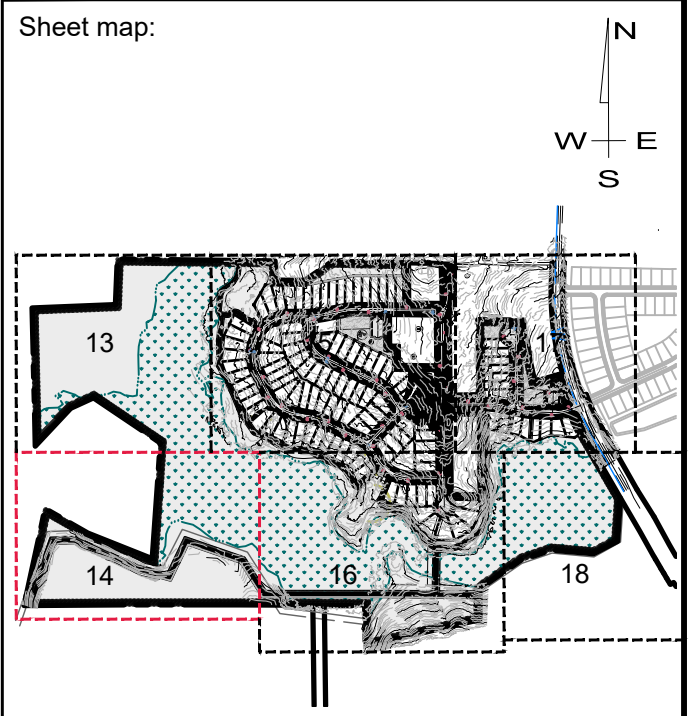
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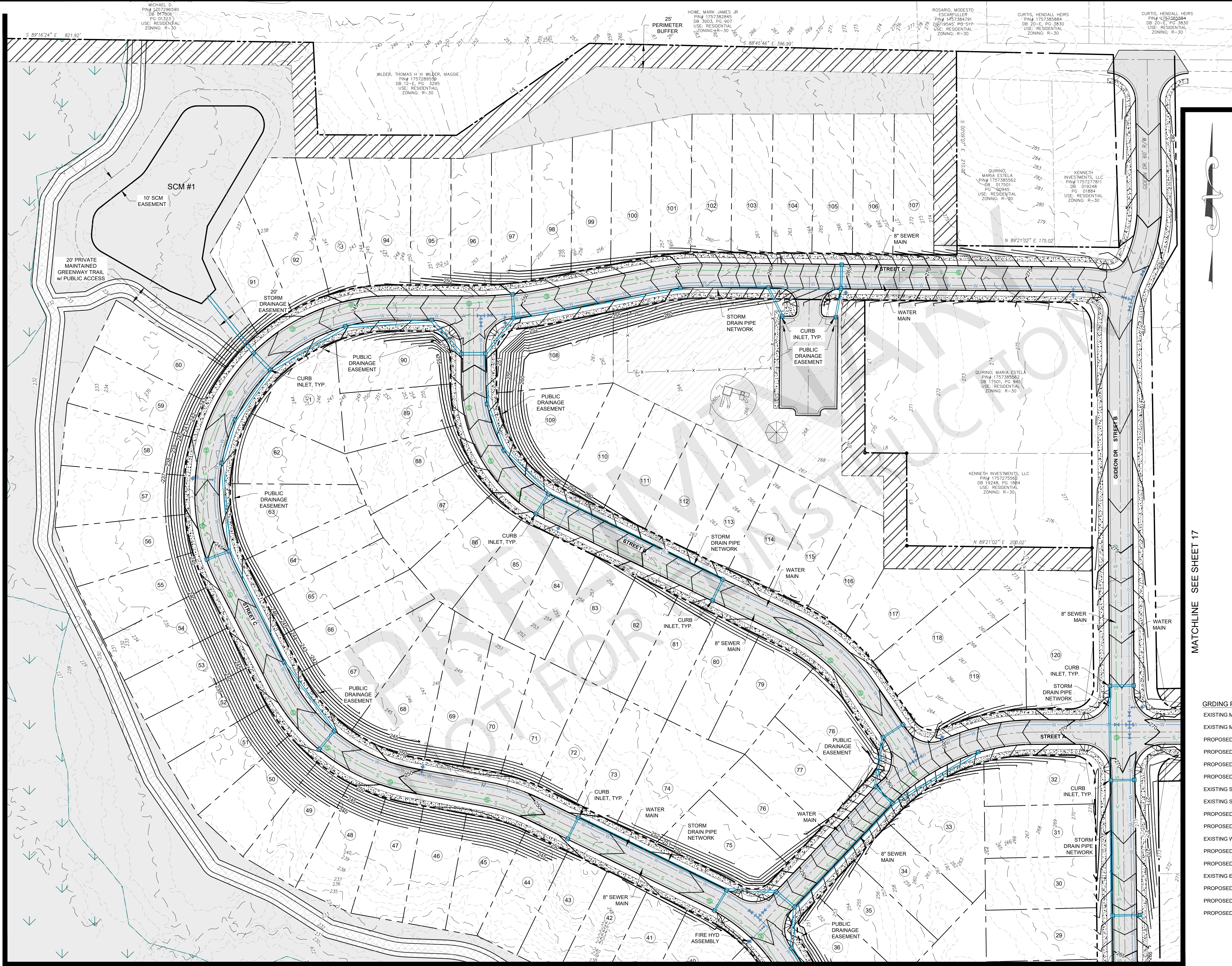
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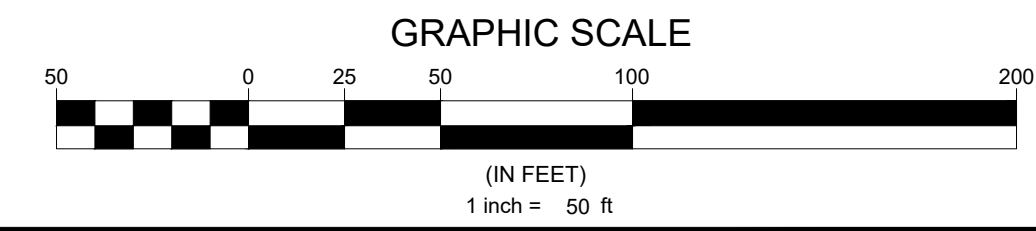
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MATCHLINE SEE SHEET 16

GRDING PLAN LEGEND

EXISTING MAJOR CONTOUR	---
EXISTING MINOR CONTOUR	- - -
PROPOSED MINOR CONTOUR	---
PROPOSED MAJOR CONTOUR	---
PROPOSED R.O.W.	---
PROPOSED LOT LINE	---
EXISTING SEWER LINE	— SAN — SAN —
EXISTING SEWER MANHOLE	⊙
PROPOSED SEWER LINE	— S — S —
PROPOSED SEWER MANHOLE	⊙
EXISTING WATER LINE	— W — W —
PROPOSED WATERLINE	— W — W —
PROPOSED GATE VALVE	⊕
EXISTING EASEMENT	---
PROPOSED EASEMENT	---
PROPOSED STORM WATER INLET	⊕
PROPOSED STOR PIPE	---



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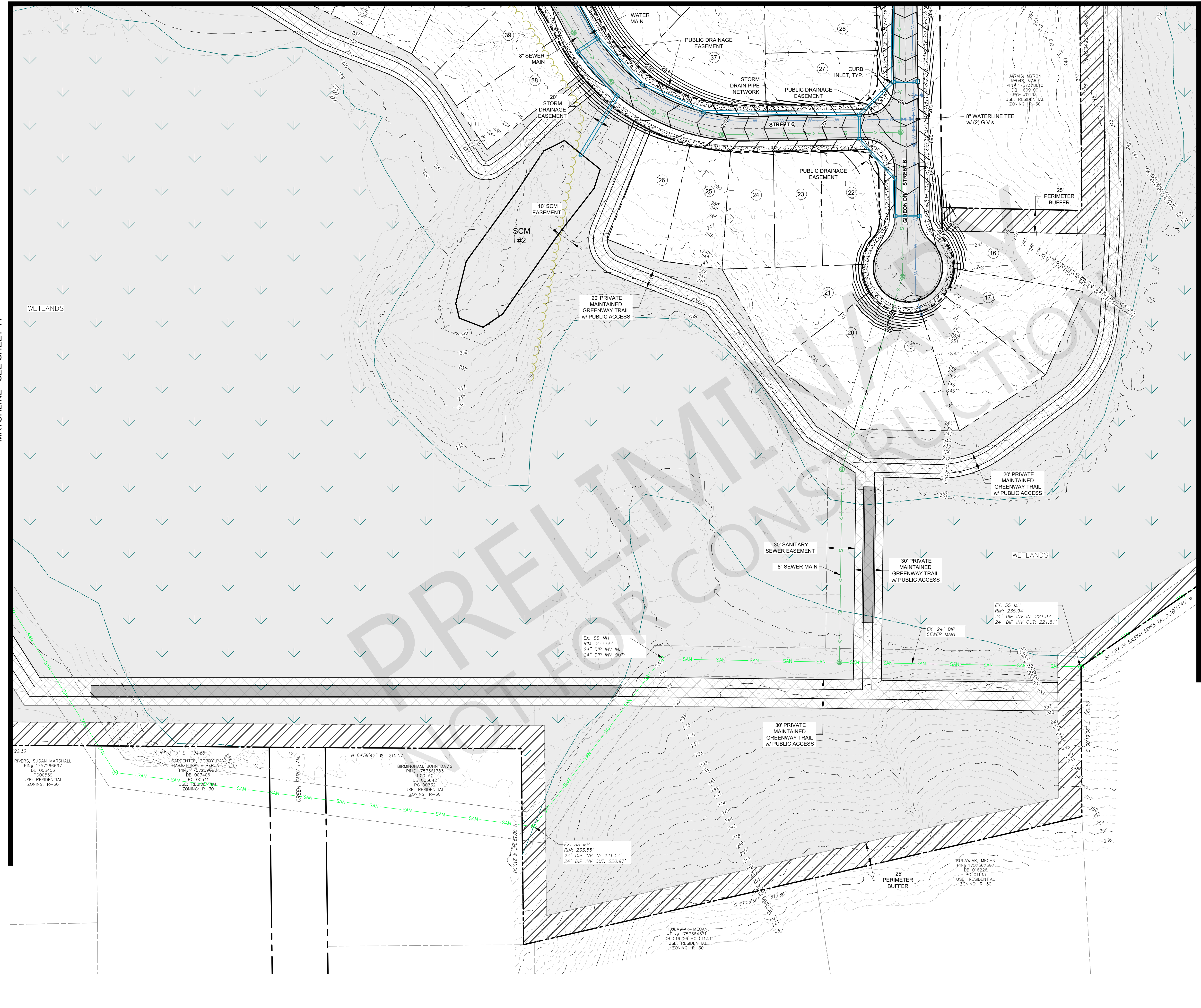
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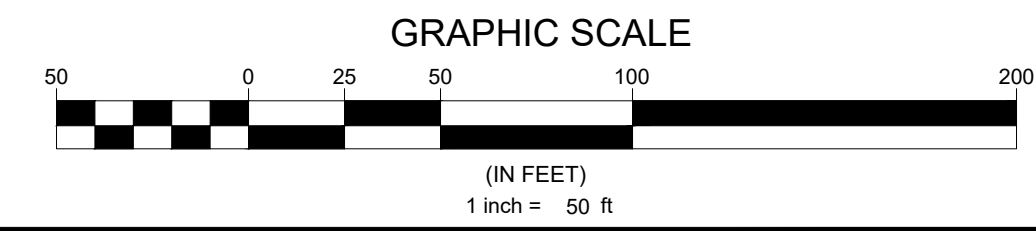
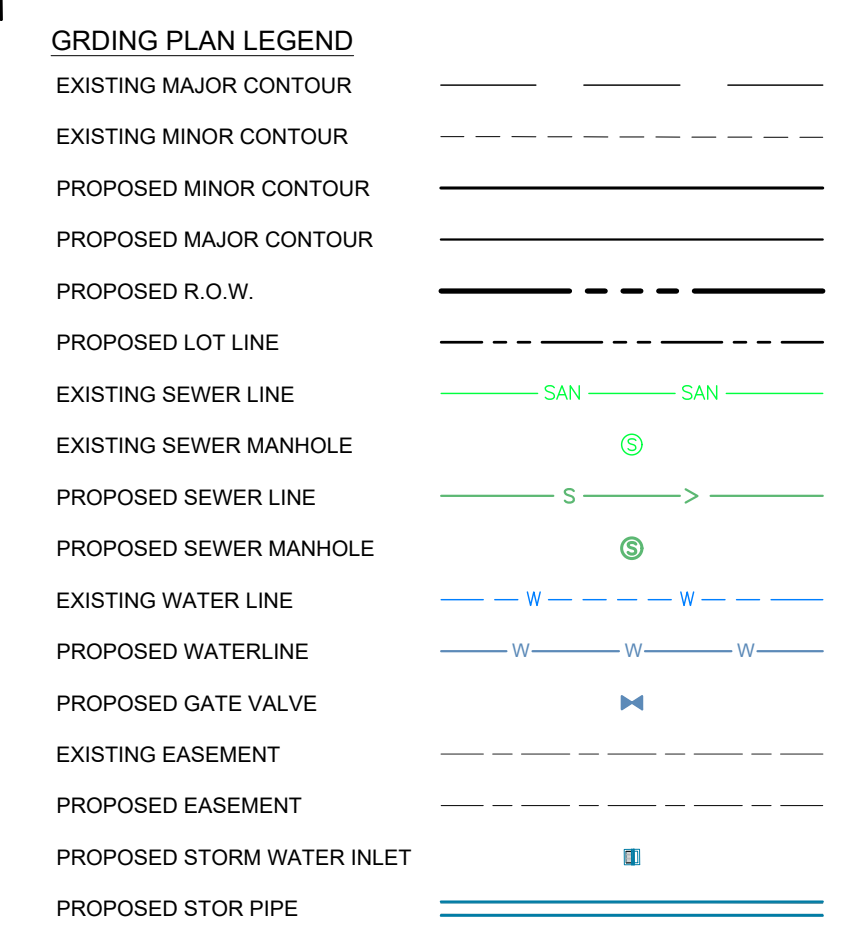
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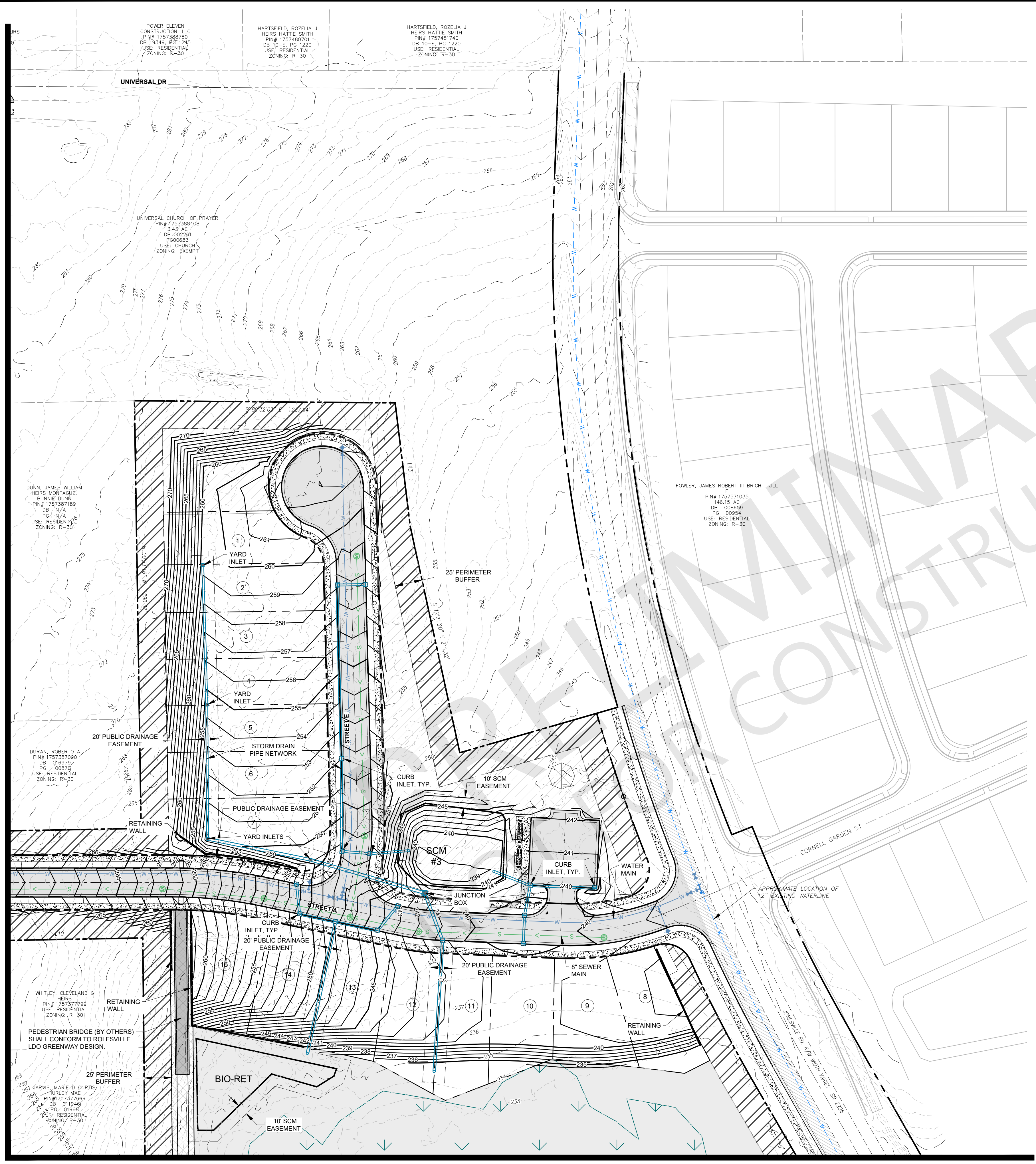


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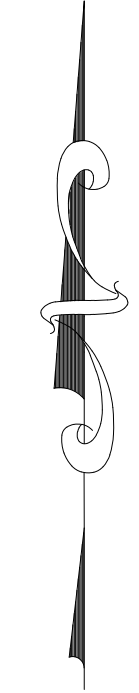
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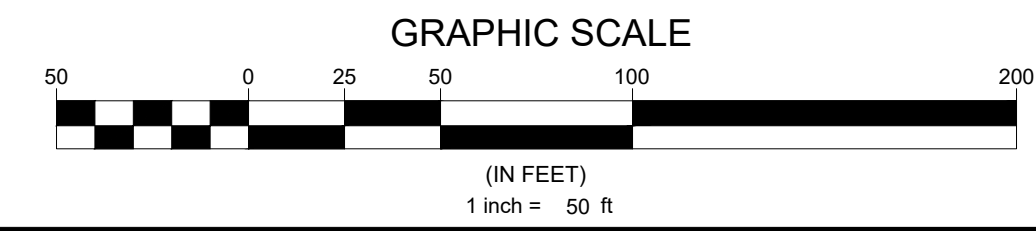


MATCHLINE SEE SHEET 18



GRDING PLAN LEGEND

- EXISTING MAJOR CONTOUR
- EXISTING MINOR CONTOUR
- PROPOSED MINOR CONTOUR
- PROPOSED MAJOR CONTOUR
- PROPOSED R.O.W.
- PROPOSED LOT LINE
- EXISTING SEWER LINE
- EXISTING SEWER MANHOLE
- PROPOSED SEWER LINE
- PROPOSED SEWER MANHOLE
- EXISTING WATER LINE
- PROPOSED WATERLINE
- PROPOSED GATE VALVE
- EXISTING EASEMENT
- PROPOSED EASEMENT
- PROPOSED STORM WATER INLET
- PROPOSED STOR PIPE



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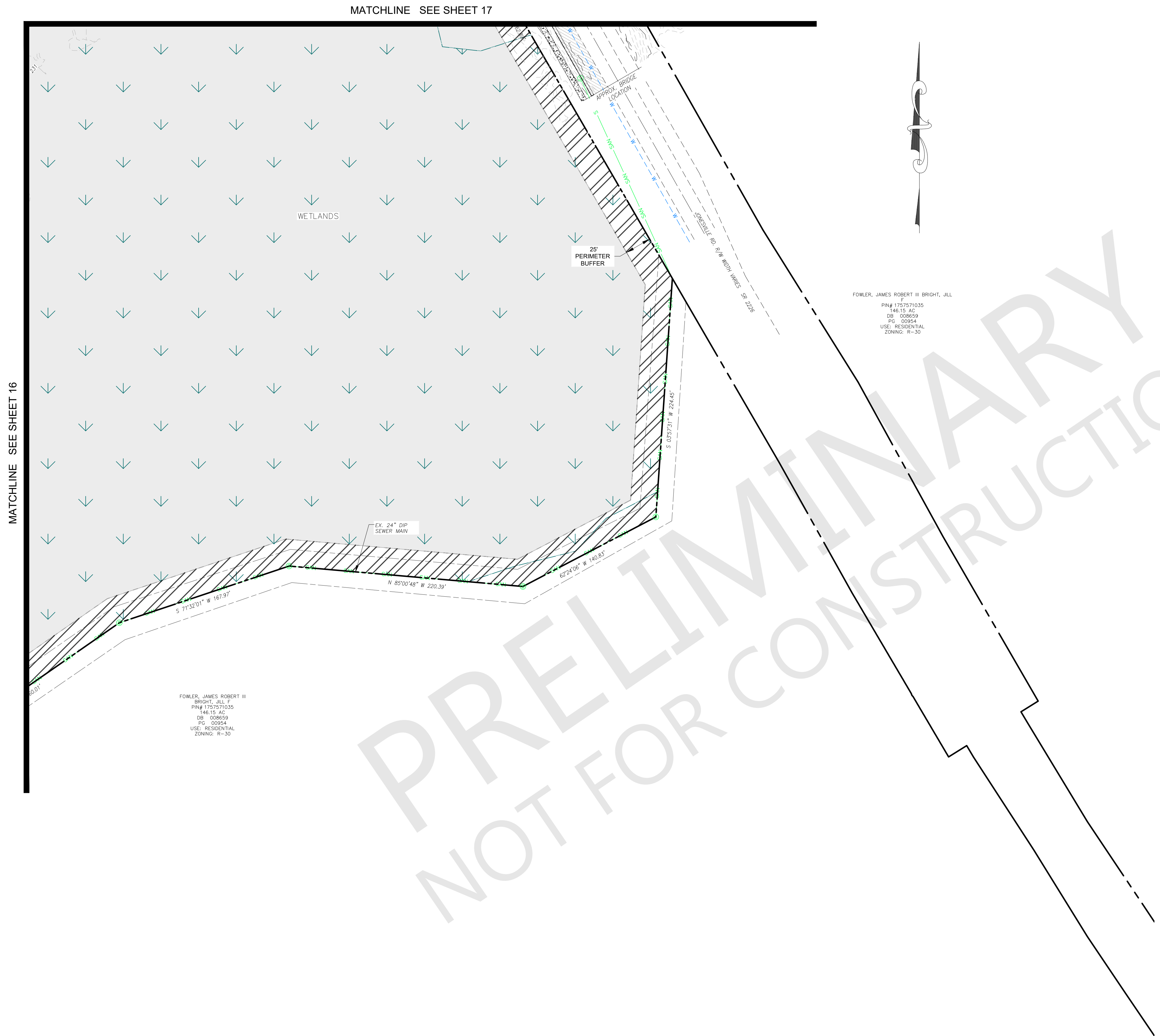
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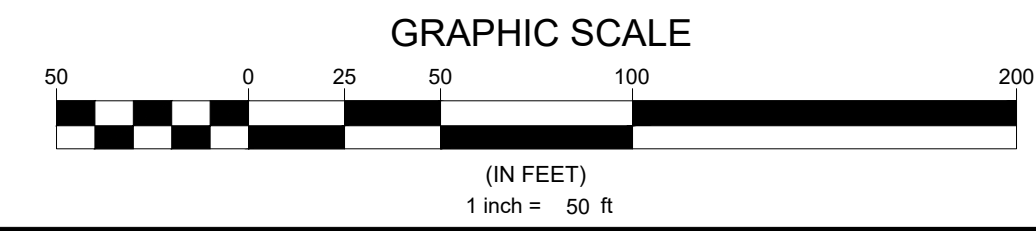
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DB 008659
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USE: RESIDENTIAL
ZONING: R-30

FOWLER, JAMES ROBERT III
BRIGHT, JILL
P.N.# 1757571035
146.15 AC
DB 008659
PG. 00054
USE: RESIDENTIAL
ZONING: R-30

GRDING PLAN LEGEND	
EXISTING MAJOR CONTOUR	---
EXISTING MINOR CONTOUR	- - - - -
PROPOSED MINOR CONTOUR	— — — — —
PROPOSED MAJOR CONTOUR	— — — — —
PROPOSED R.O.W.	— — — — —
PROPOSED LOT LINE	- - - - -
EXISTING SEWER LINE	— SAN — SAN —
EXISTING SEWER MANHOLE	⊙
PROPOSED SEWER LINE	— S —> —
PROPOSED SEWER MANHOLE	⊙
EXISTING WATER LINE	— W — — — — W —
PROPOSED WATERLINE	— W — — — — W —
PROPOSED GATE VALVE	⊠
EXISTING EASEMENT	- - - - -
PROPOSED EASEMENT	- - - - -
PROPOSED STORM WATER INLET	⊠
PROPOSED STOR PIPE	— — — — —



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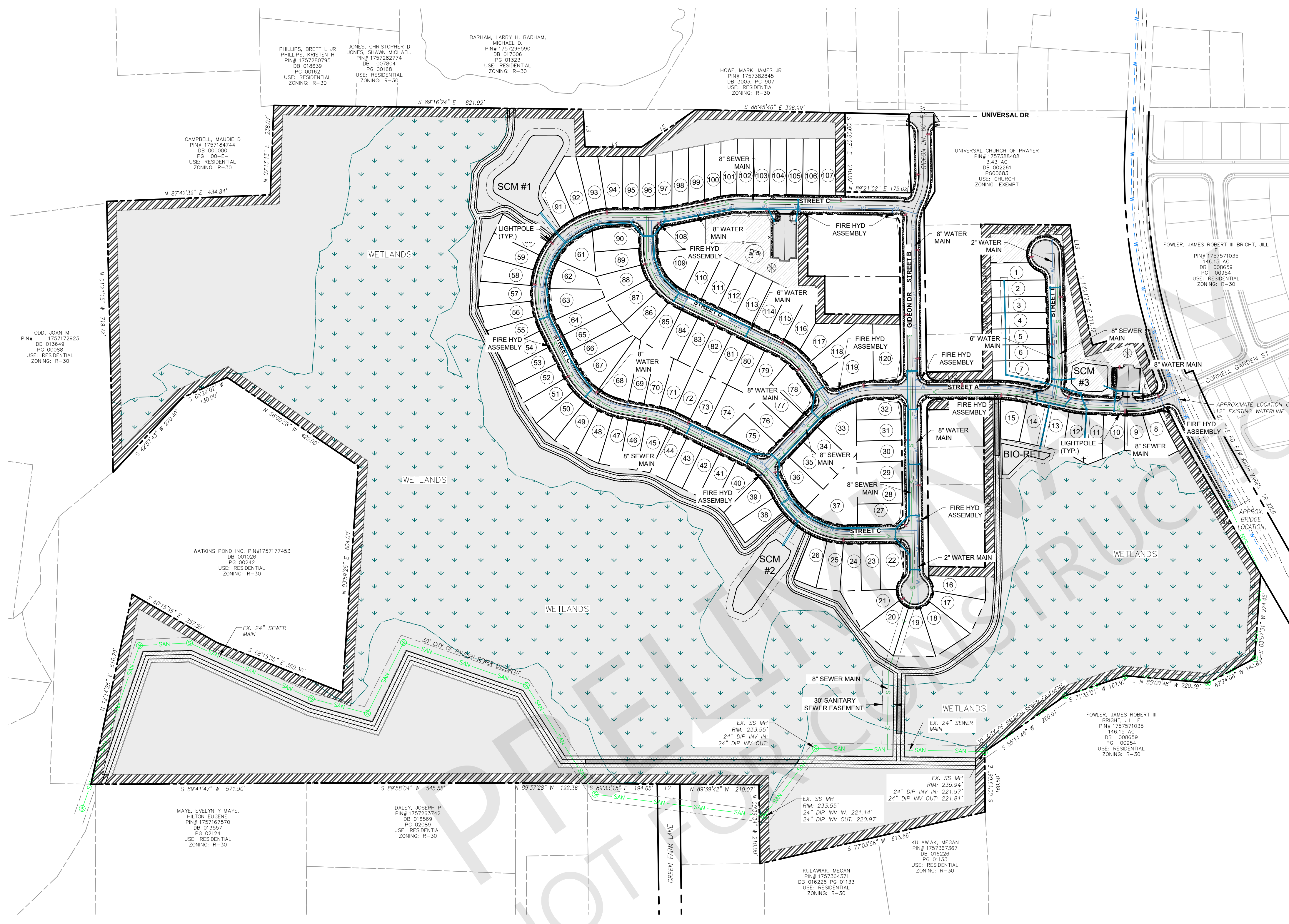
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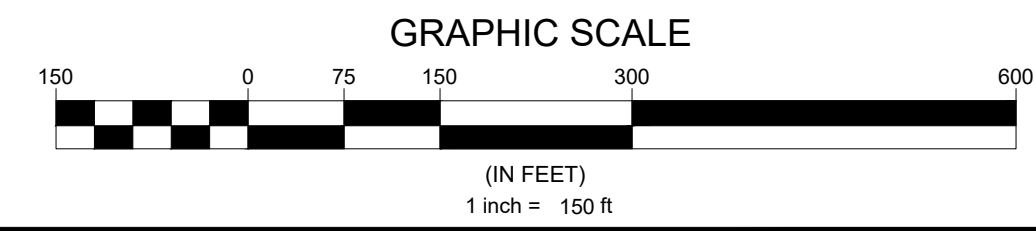
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UTILITY PLAN LEGEND

PROPOSED R.O.W.	---
PROPOSED LOT LINE	- - - - -
EXISTING SEWER LINE	—SAN— SAN—
EXISTING SEWER MANHOLE	⊙
PROPOSED SEWER LINE	—S— >
PROPOSED SEWER MANHOLE	⊙
EXISTING WATER LINE	—W— W—
PROPOSED WATER LINE	—W— W—
PROPOSED FIRE HYDRANT	⊙
EXISTING EASEMENT	---
PROPOSED EASEMENT	---
LIGHT POLE	⊙



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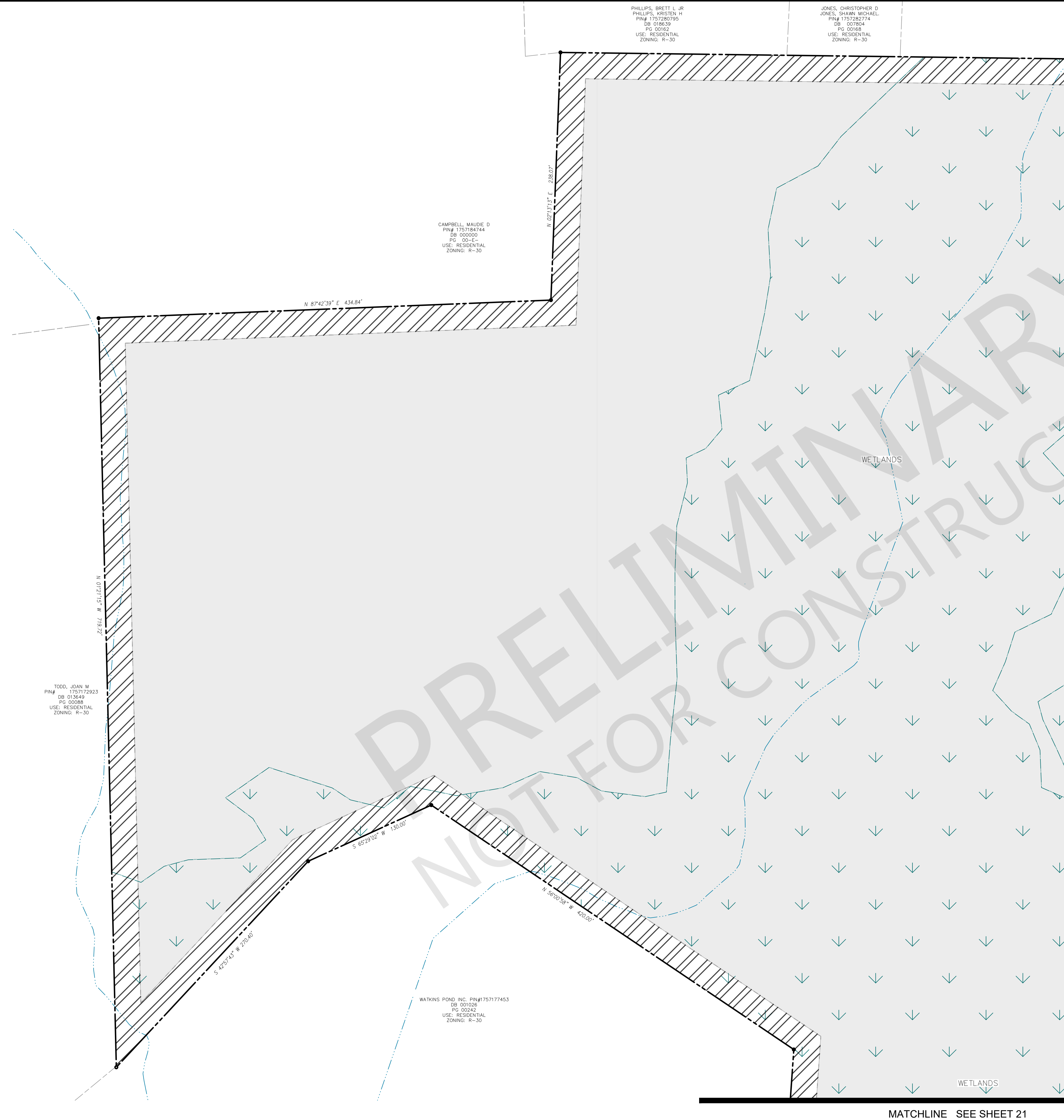
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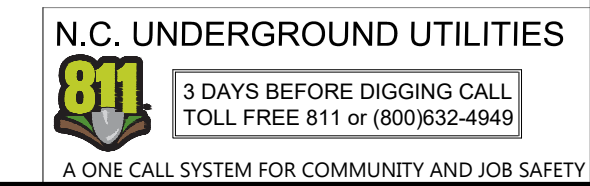
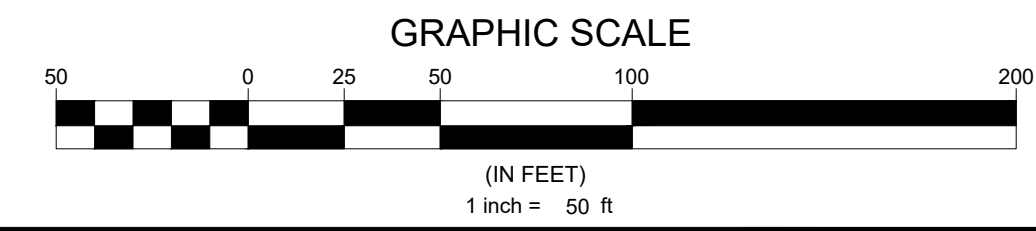
Sheet Title:
OVERALL UTILITY PLAN

Sheet #:
19



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Other Consultants

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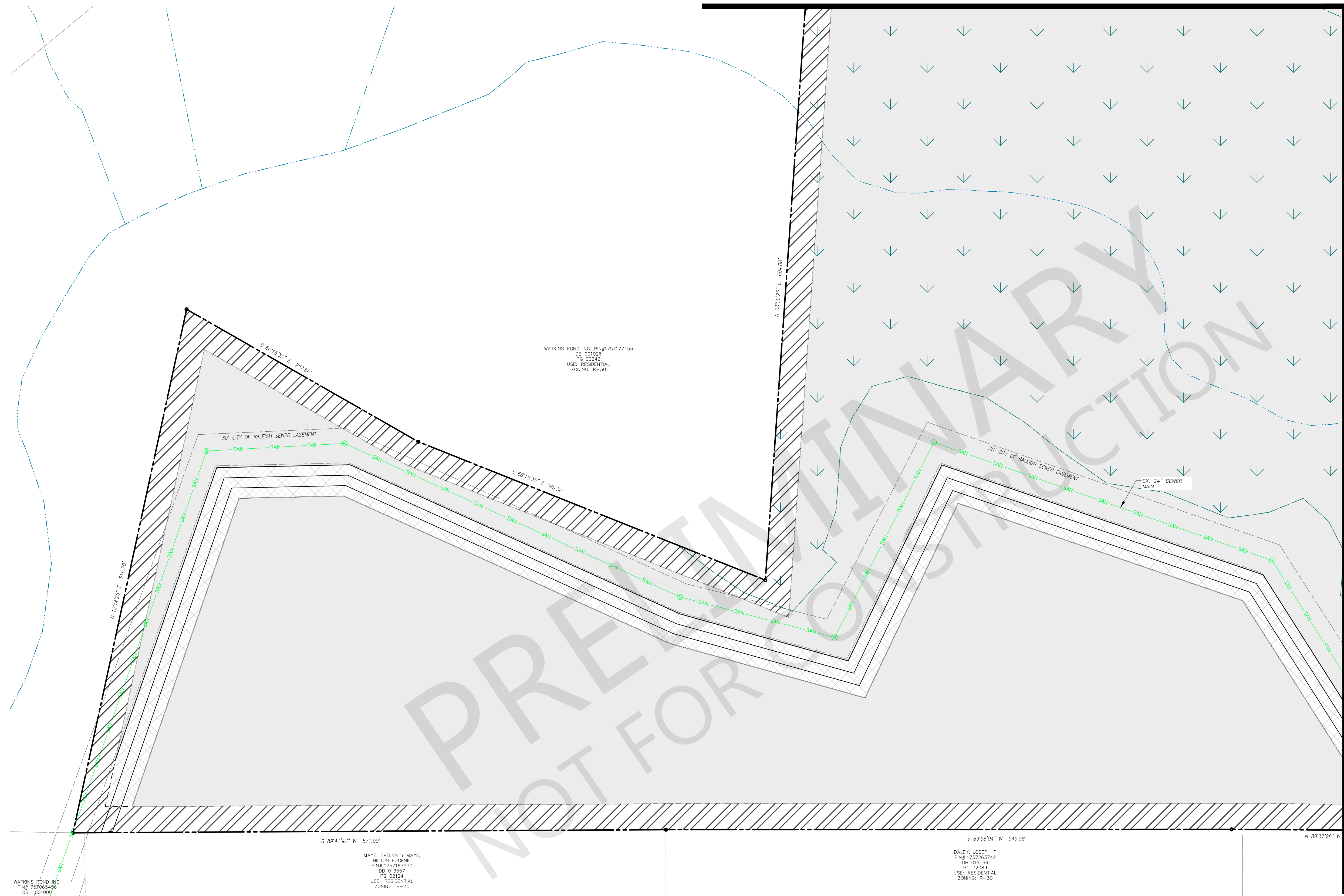
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Sheet Title:
UTILITY PLAN SHEET 1 OF 6

Sheet #:
20

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MAYE, EVELYN Y MAYE,
 HILTON EUGENE
 PIN# 1757167570
 DB 013557
 PG 02124
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 ZONING: R-30

DALEY, JOSEPH P
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 ZONING: R-30

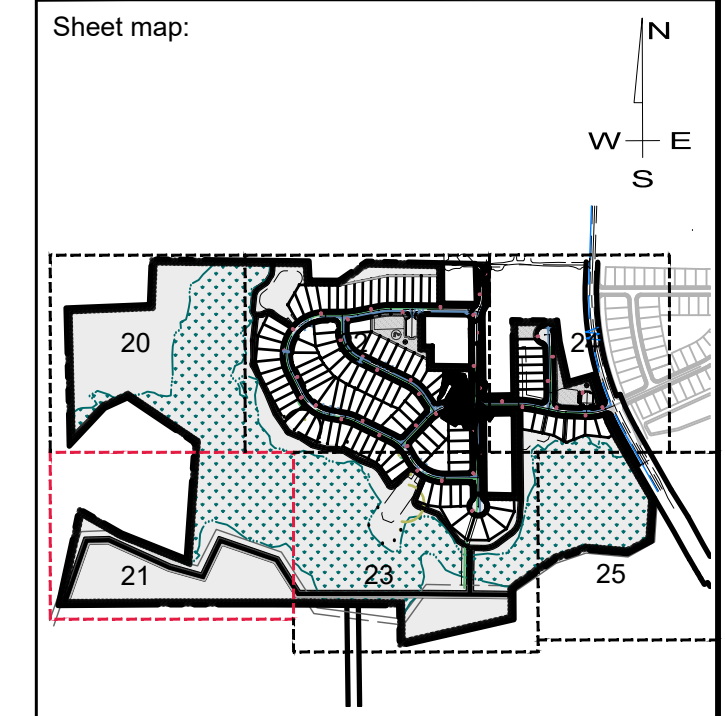
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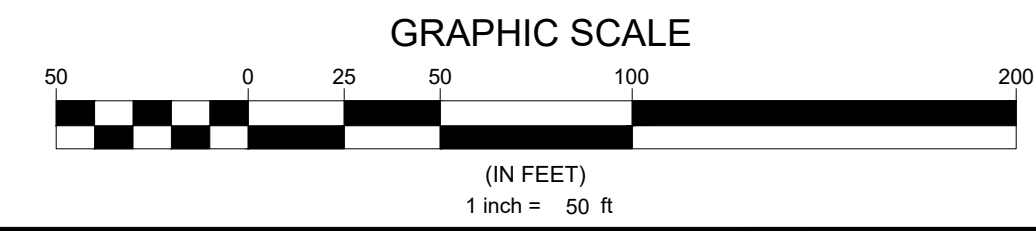
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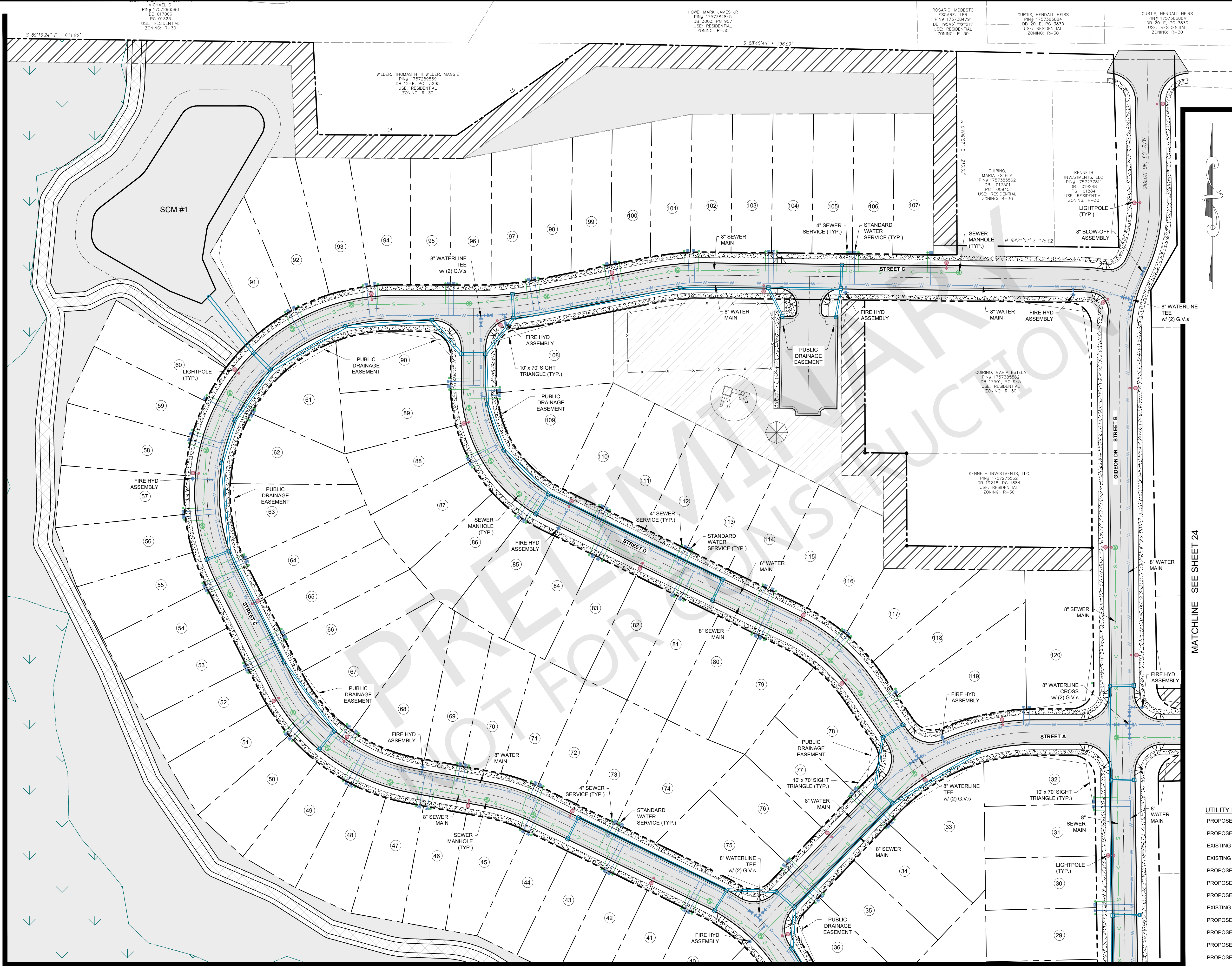
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UTILITY PLAN SHEET 2 OF 6

Sheet #:
21



811 N.C. UNDERGROUND UTILITIES
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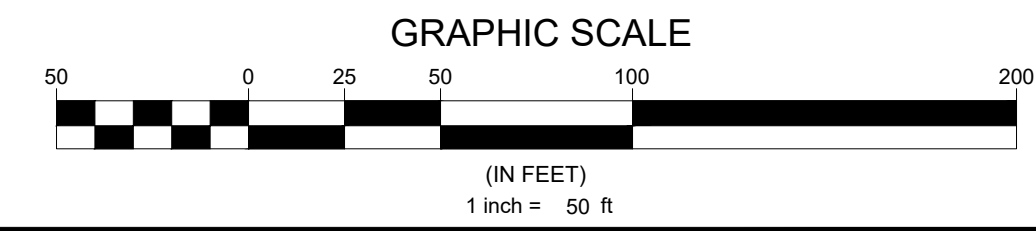
MATCHLINE SEE SHEET 20

MATCHLINE SEE SHEET 24

MATCHLINE SEE SHEET 23

UTILITY PLAN LEGEND

PROPOSED R.O.W.	---
PROPOSED LOT LINE	---
EXISTING SEWER LINE	— SAN — SAN
EXISTING SEWER MANHOLE	⊙
PROPOSED SEWER LINE	— S —
PROPOSED SEWER MANHOLE	⊙
PROPOSED SEWER CLEANOUT	—
EXISTING WATER LINE	— W — W — W
PROPOSED WATER LINE	— W — W — W
PROPOSED WATER SERVICE	— W —
PROPOSED GATE VALVE	⊕
PROPOSED FIRE HYDRANT	⊕
EXISTING EASEMENT	---
PROPOSED EASEMENT	---
LIGHT POLE	⊙



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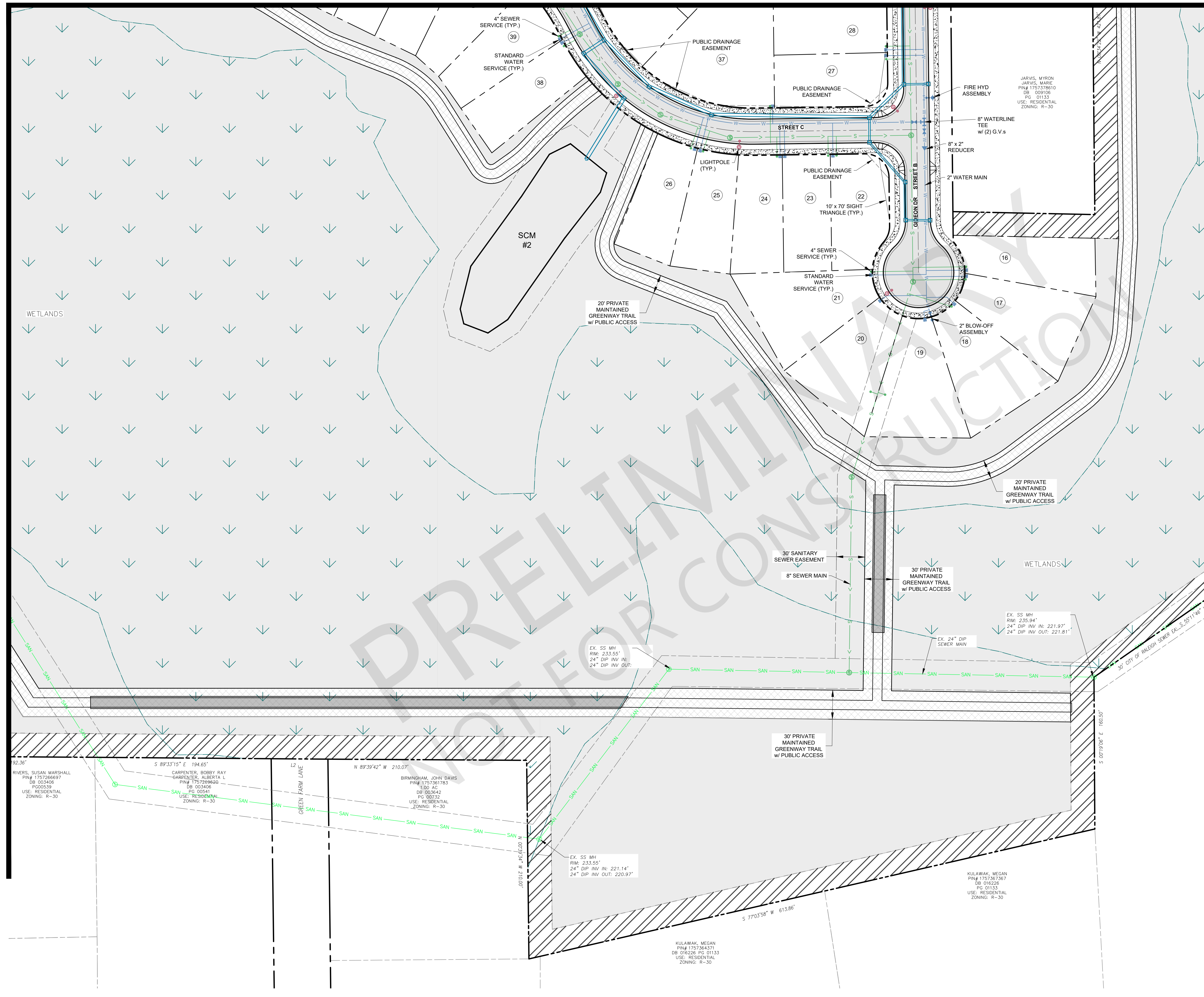
Sheet Title:
UTILITY PLAN SHEET 3 OF 6

Sheet #:
22

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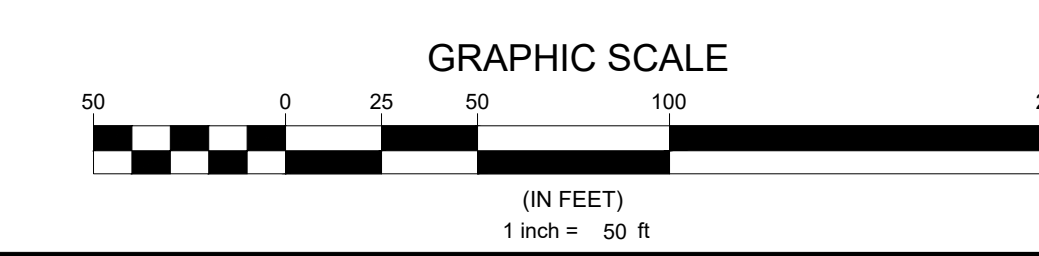
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MATCHLINE SEE SHEET 25



UTILITY PLAN LEGEND

PROPOSED R.O.W.	---
PROPOSED LOT LINE	---
EXISTING SEWER LINE	— SAN — SAN —
EXISTING SEWER MANHOLE	⊙
PROPOSED SEWER LINE	— S —
PROPOSED SEWER MANHOLE	⊙
PROPOSED SEWER CLEANOUT	—
EXISTING WATER LINE	— W — W — W —
PROPOSED WATER LINE	— W — W — W —
PROPOSED WATER SERVICE	— W —
PROPOSED GATE VALVE	⊕
PROPOSED FIRE HYDRANT	⊕
EXISTING EASEMENT	---
PROPOSED EASEMENT	---
LIGHT POLE	⊙



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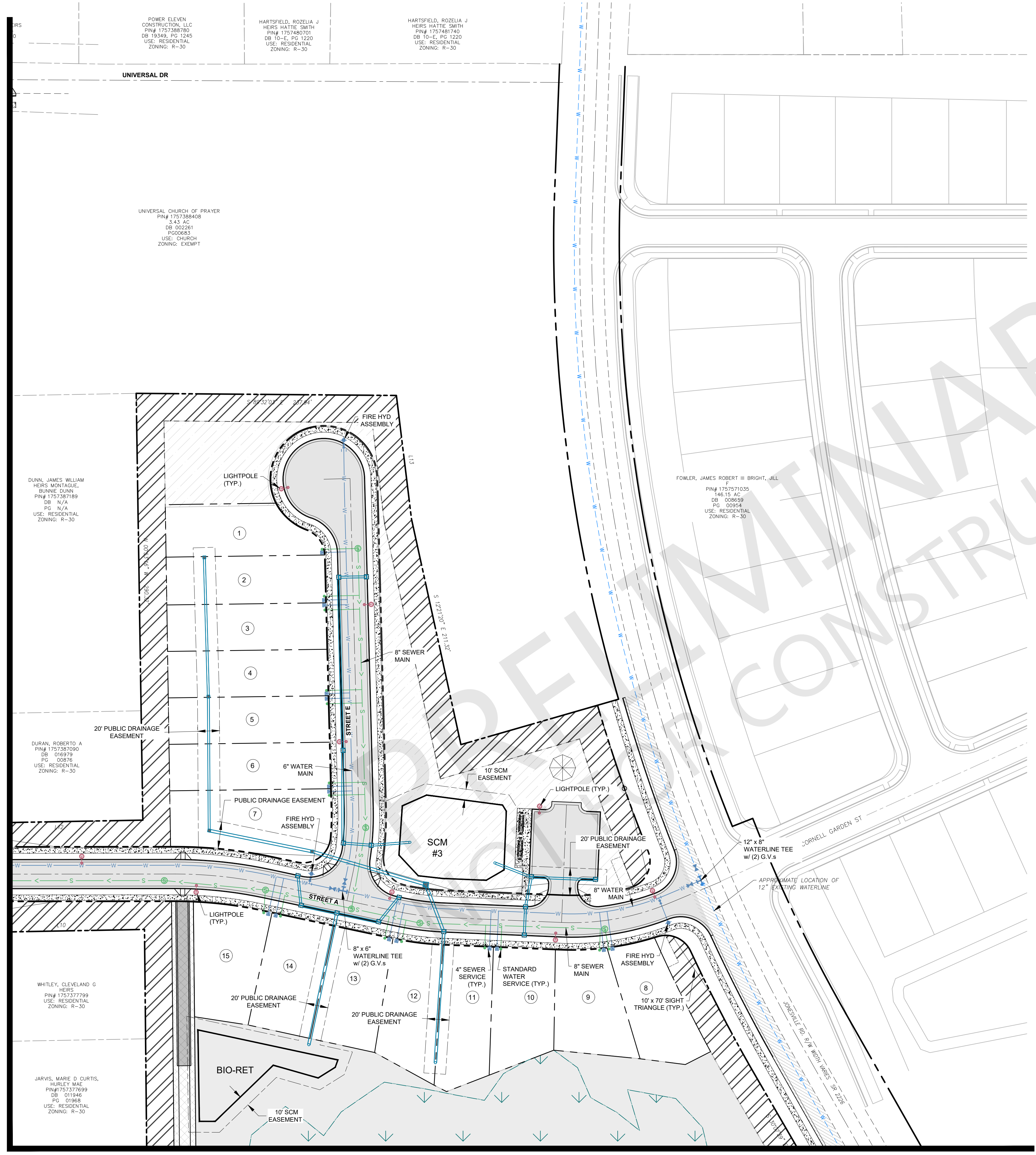
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SHEET 4 OF 6**

Sheet#:
23

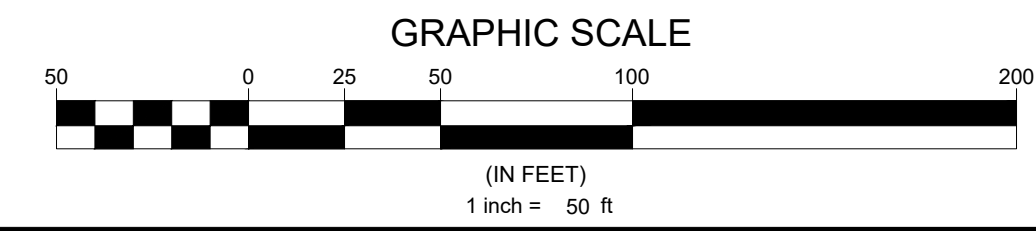
MATCHLINE SEE SHEET 22



MATCHLINE SEE SHEET 25

UTILITY PLAN LEGEND

PROPOSED R.O.W.	---
EXISTING LOT LINE	---
EXISTING SEWER LINE	--- SAN --- SAN
EXISTING SEWER MANHOLE	⊙
PROPOSED SEWER LINE	--- S --- S
PROPOSED SEWER MANHOLE	⊙
PROPOSED SEWER CLEANOUT	--- S ---
EXISTING WATER LINE	--- W --- W
PROPOSED WATERLINE	--- W --- W
PROPOSED WATER SERVICE	--- W --- W
PROPOSED GATE VALVE	⊙
PROPOSED FIRE HYDRANT	⊙
EXISTING EASEMENT	---
PROPOSED EASEMENT	---
LIGHT POLE	⊙



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UTILITY PLAN SHEET 5 OF 6

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24

MATCHLINE SEE SHEET 24

MATCHLINE SEE SHEET 23

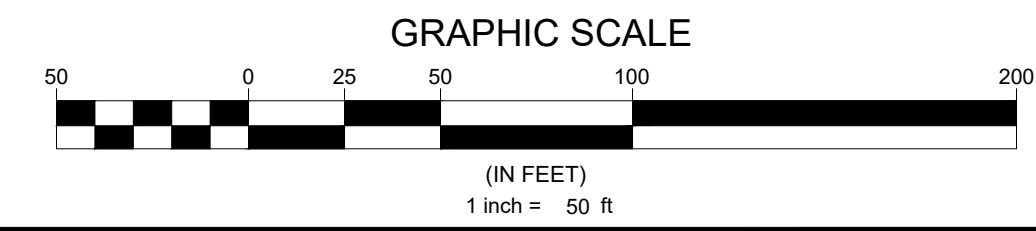


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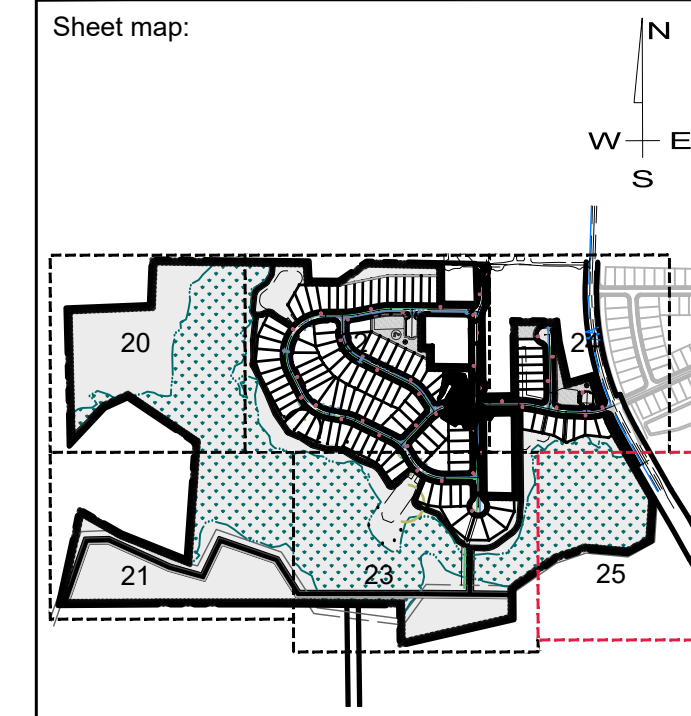
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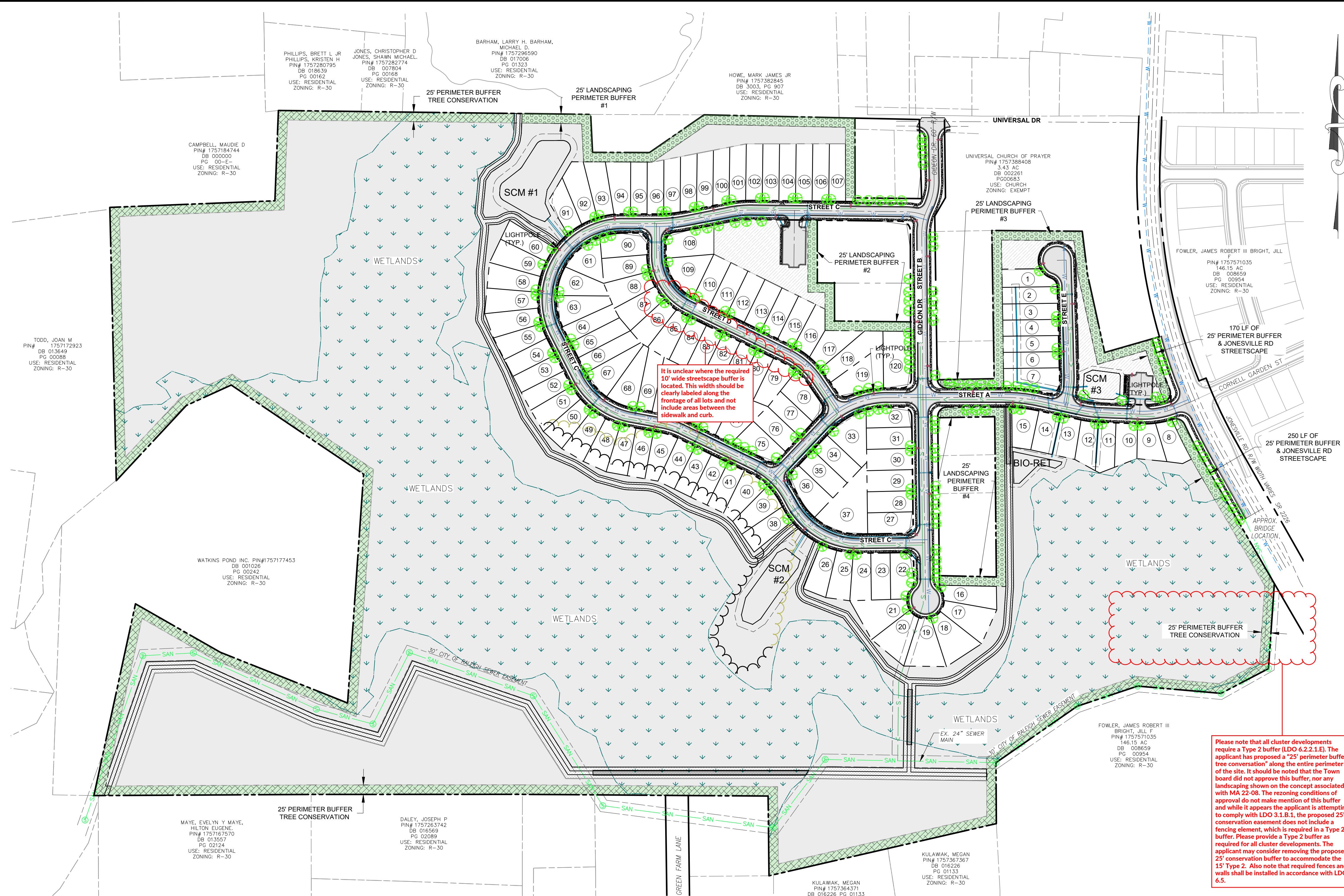
REVISIONS		
No.	Date	Description

Sheet Title:
UTILITY PLAN SHEET 6 OF 6

Sheet #:
25

N.C. UNDERGROUND UTILITIES

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LANDSCAPING NOTES:

- 1. TREES SHALL NOT BE PLANTED BETWEEN THE CURB AND SIDEWALK (A GRASS STRIP IS REQUIRED). STREET TREES MAY BE INSTALLED IN A LINEAR FASHION OR IN CLUSTERS OR GROUPINGS OF LARGER AND/OR SMALL TREES IN COMBINATION WITH ASSOCIATED PLANTINGS TO ENHANCE THE VISUAL APPEARANCE OF THE STREETScape AND VIEWS FROM THE ADJACENT PROPERTIES.
2. EACH LARGE CANOPY TREE IN THE STREETScape SHALL BE PROVIDED WITH AT LEAST THREE HUNDRED-AND-FIFTY (350) SQUARE FEET OF PERVIOUS GROUND AREA FOR ROOT GROWTH. ANY PLANTING AREA BOUNDED BY AN IMPERVIOUS SURFACE SHALL BE AT LEAST 10 FEET WIDE.
3. ALL SLOPES STEEPER THAN (2) TO ONE (1) SHALL BE STABILIZED WITH PERMANENT SLOPE RETENTION DEVICES OR A SUITABLE COMBINATION OF PLANTINGS AND RETENTION DEVICES.

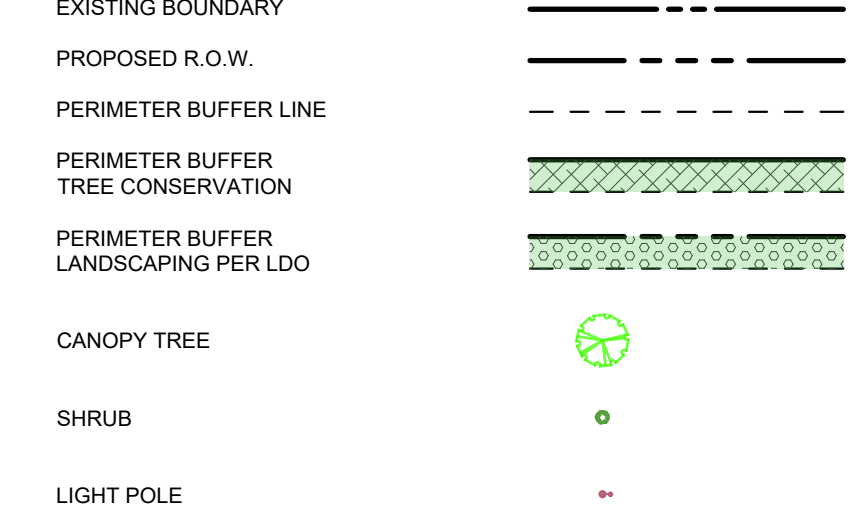
PLANTING REQUIREMENTS:

- THE PERIMETER BUFFER SHALL HAVE: (4) TREES / 100 LF, (40) SHRUBS / 100 LF
THE STREETScape FOR JONESVILLE ROAD SHALL HAVE: (1) TREE / 40 LF
THE STREETScape FOR ALL INTERNAL SUBDIVISION ROADS SHALL HAVE: (1) TREE / 60 LF EACH SIDE OF ROAD

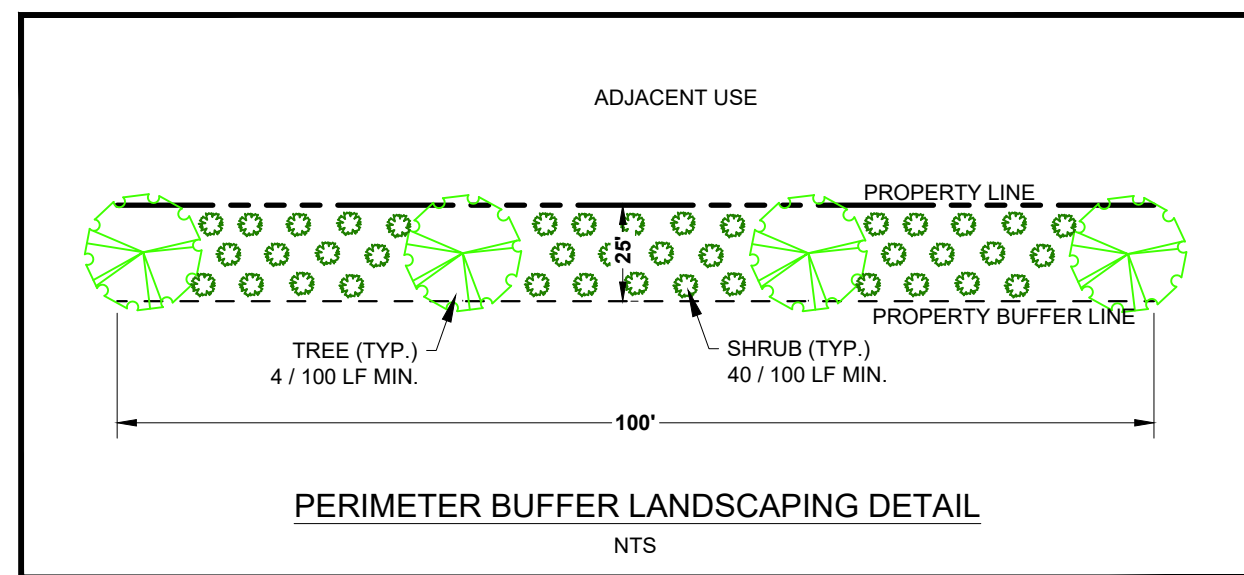
PLANTING CALCULATIONS

Table with 2 columns: Description and Calculation. Rows include Jonesville Streetscape, Jonesville Perimeter Buffer, Perimeter Buffer (Required / Area) for #1-4, Perimeter Buffer Totals (Required/Proposed), Internal Road Streetscape (Required / Street) for A-E, and Internal Road Totals (Required/Proposed).

LANDSCAPING PLAN LEGEND

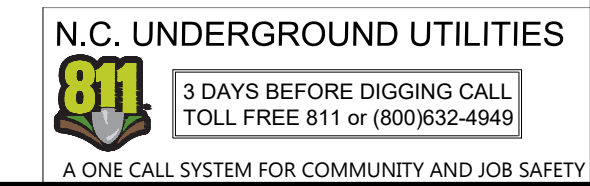
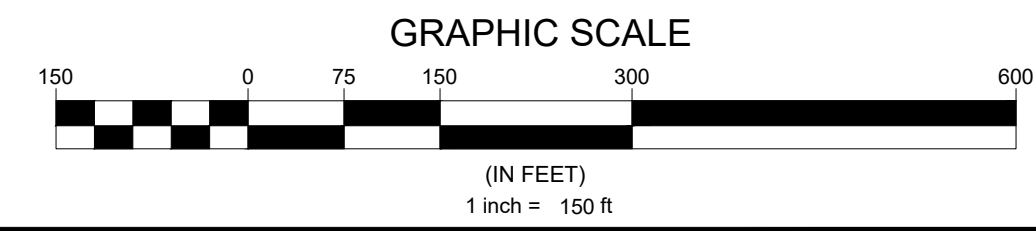


Please note that all cluster developments require a Type 2 buffer (LDO 6.2.2.1.E). The applicant has proposed a 25' perimeter buffer tree conservation along the entire perimeter of the site. It should be noted that the Town board did not approve this buffer, nor any landscaping shown on the concept associated with MA 22-08. The rezoning conditions of approval do not make mention of this buffer and while it appears the applicant is attempting to comply with LDO 3.1.8.1, the proposed 25' conservation easement does not include a fencing element, which is required in a Type 2 buffer. Please provide a Type 2 buffer as required for all cluster developments. The applicant may consider removing the proposed 25' conservation buffer to accommodate the 15' Type 2. Also note that required fences and walls shall be installed in accordance with LDO 6.5.



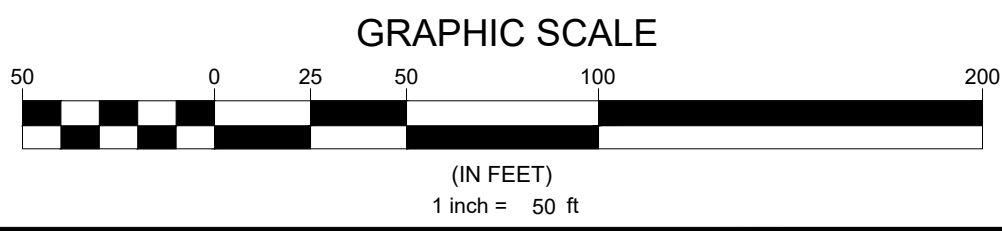
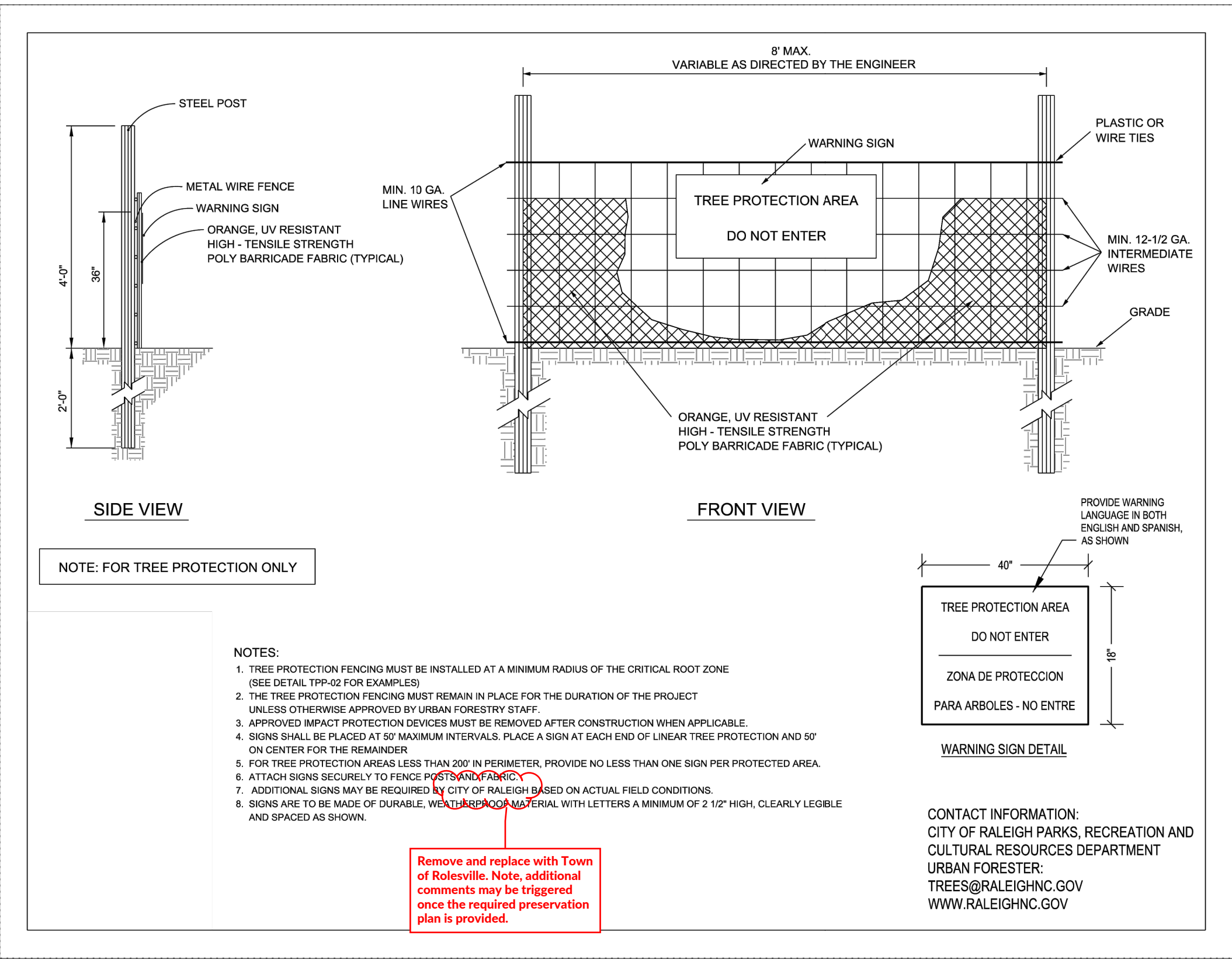
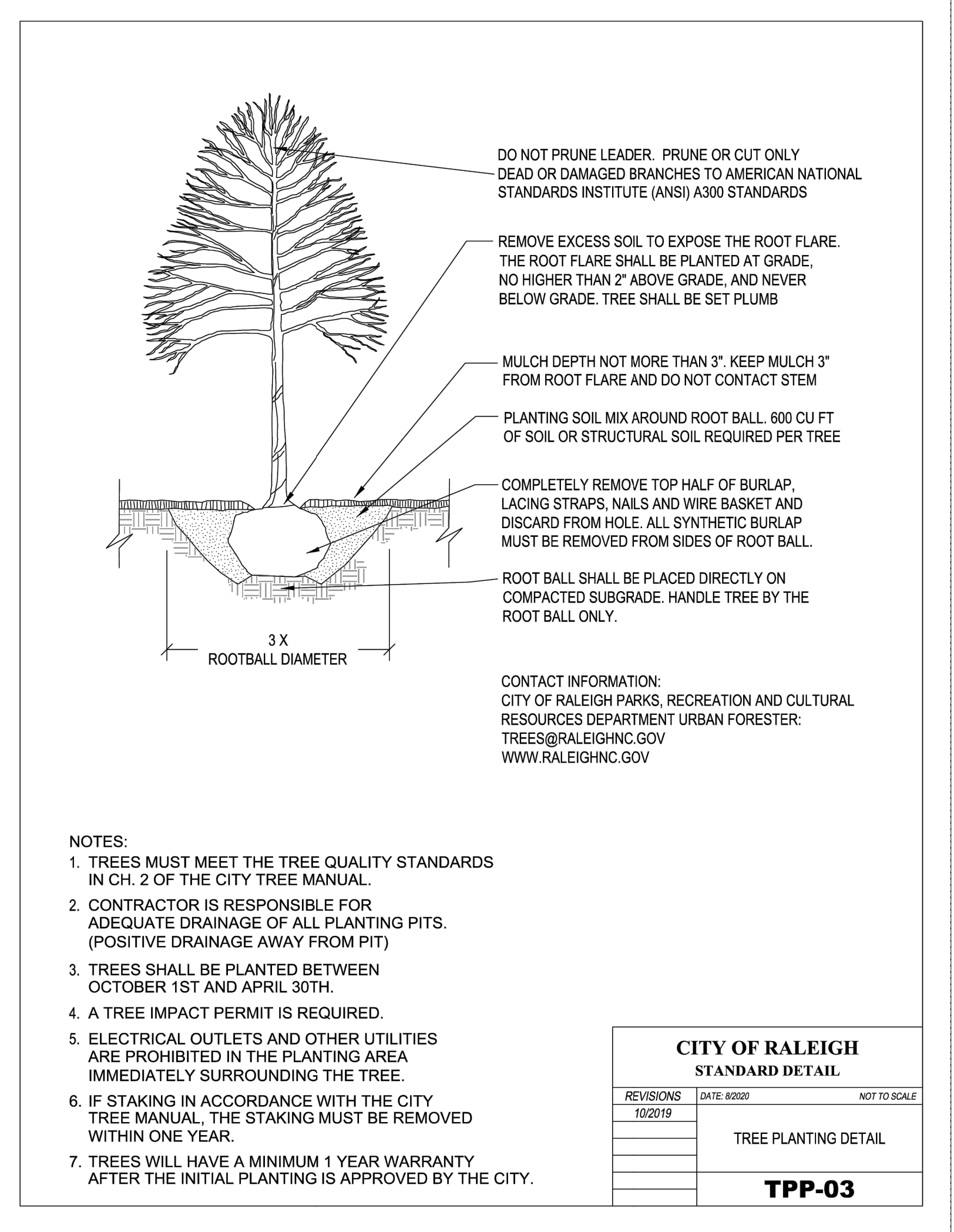
TREE / SHRUB LIST table with columns: Common Name, Scientific Name, Type, Height, Width, Light, and Comments. Lists various plants like Trident Maple, Yellow Buckeye, Yellowwood, etc.

Trees to be installed under overhead powerlines shall have a mature height of no greater than 30ft.
Shade trees shall be a minimum of 3" caliper and 10' tall at time of planting
Understory trees shall be a minimum of 1.5" caliper for single stem and 6' tall for both single and multi-stemmed trees at time of planting
Evergreen shall be a minimum of 1.5" caliper for single stem and 6' tall for both single and multi-stemmed trees at time of planting
Shrubs shall be a minimum of 18" tall at time of planting



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Engineer: QUANTECH ENGINEERING
Surveyor: BCSO
Jurisdiction / Municipality: Town of Rolesville
Other Consultants:
Sheet map:
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Project: HARRIS CREEK FARMS
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Sheet #:
28