

I, MICHAEL A. MOSS CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY PERFORMED UNDER MY SUPERVISION FROM REFERENCES AS NOTED HEREON; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION SHOWN IN THE REFERENCES; THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY AS CALCULATED IS GREATER THAN 1:10000; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED, WITNESS MY ORIGINAL SIGNATURE, LICENSE NUMBER AND SEAL

THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2024.

PROFESSIONAL LAND SURVEYOR LICENSE NUMBER L-3794

THAT THE SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

PROFESSIONAL LAND SURVEYOR LICENSE NUMBER L-3794

I, \_\_\_\_\_ HEREBY CERTIFY THAT ALL STREETS, UTILITIES AND OTHER REQUIRED IMPROVEMENTS HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO TOWN SPECIFICATIONS AND STANDARDS IN THE SUBDIVISION OR THAT GUARANTEES OF THE INSTALLATION OF THE REQUIRED IMPROVEMENTS IN AN AMOUNT AND MANNER SATISFACTORY TO THE TOWN OF ROLESVILLE HAS BEEN RECEIVED AND THAT THE FILING FEES FOR THIS PLAT, IN THE AMOUNT OF \$ \_\_\_\_\_ HAS BEEN PAID.

DATE \_\_\_\_\_

SUBDIVISION ADMINISTRATOR CERTIFICATE OF APPROVAL FOR RECORDING

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF THE TOWN OF ROLESVILLE, NORTH CAROLINA AND THAT THIS PLAT HAS BEEN APPROVED BY THE SUBDIVISION ADMINISTRATOR OF THE TOWN OF ROLESVILLE FOR RECORDING IN THE OFFICE OF THE REGISTER OF DEEDS OF WAKE COUNTY.

SUBDIVISION ADMINISTRATOR, TOWN OF ROLESVILLE

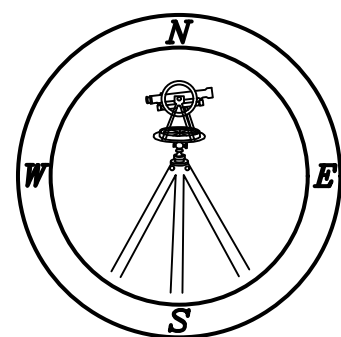
DATE \_\_\_\_\_ ROLESVILLE, NORTH CAROLINA

I, \_\_\_\_\_, REVIEW OFFICER OF THE TOWN OF ROLESVILLE, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

DATE \_\_\_\_\_ REVIEW OFFICER

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF THE TOWN OF ROLESVILLE AND THAT I HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY FREE CONSENT, ESTABLISH MINIMUM BUILDING SETBACK LINES, AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS, AND OTHER SITES AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED. FURTHERMORE, I HEREBY DEDICATE ALL SANITARY SEWER, STORM SEWER AND WATER LINES TO THE TOWN OF ROLESVILLE.

OWNER DATE \_\_\_\_\_



**CMP**

PROFESSIONAL LAND SURVEYORS, C-1525, 333 S. WHITE STREET, P.O. BOX 1253, WAKE FOREST N.C., 27588, (919) 556-3148

WAKE COUNTY HEREBY ACCEPTS, FOR THE USE AND BENEFIT OF THE PUBLIC, THE RIGHTS-OF-WAY, EASEMENTS, OPEN SPACES, AND RECREATION AREAS SHOWN OR OTHERWISE PROVIDED FOR ON THIS PLAT AS DEDICATED FOR PUBLIC ROADS, PUBLIC UTILITIES, PUBLIC RECREATION FACILITIES, AND OTHER PUBLIC IMPROVEMENTS. THIS ACCEPTANCE DOES NOT INCLUDE THE COUNTY'S ACCEPTANCE OF ANY RESPONSIBILITY TO CONSTRUCT, INSTALL, OR MAINTAIN THE ROADWAY, UTILITY LINE, RECREATION FACILITY, OR OTHER PUBLIC IMPROVEMENT INTENDED TO BE CONSTRUCTED OR INSTALLED WITHIN THE RIGHT-OF-WAY, EASEMENT, OPEN SPACE, OR RECREATION AREA.

DATE \_\_\_\_\_ PLANNING DIRECTOR / REVIEW OFFICER  
STORMWATER MANAGEMENT CERTIFICATE

I CERTIFY THAT THE PLAT SHOWN HEREON COMPLIES WITH ARTICLE 9, STORMWATER MANAGEMENT OF THE WAKE COUNTY UNIFIED DEVELOPMENT ORDINANCE AND MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING IN THE REGISTER OF DEEDS OFFICE.

DATE \_\_\_\_\_ WAKE COUNTY STORMWATER MANAGEMENT REPRESENTATIVE

MAXIMUM IMPERVIOUS SURFACE ALLOWED

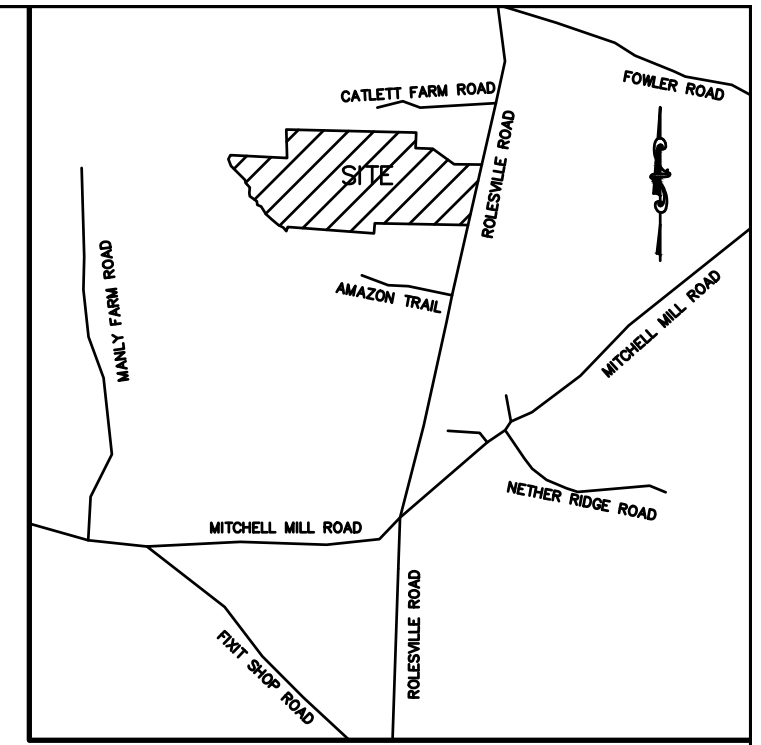
LOT1	4650 S.F.	LOT21	4650 S.F.	LOT41	5400 S.F.	LOT61	5750 S.F.	LOT81	5400 S.F.	LOT241	3920 S.F.	LOT261	3920 S.F.
LOT2	4650 S.F.	LOT22	4650 S.F.	LOT42	5400 S.F.	LOT62	5750 S.F.	LOT82	5400 S.F.	LOT242	3920 S.F.	LOT262	3920 S.F.
LOT3	4650 S.F.	LOT23	4650 S.F.	LOT43	5400 S.F.	LOT63	5750 S.F.	LOT83	5400 S.F.	LOT243	3920 S.F.	LOT263	3920 S.F.
LOT4	4650 S.F.	LOT24	4650 S.F.	LOT44	4650 S.F.	LOT64	5750 S.F.	LOT84	5400 S.F.	LOT244	3920 S.F.	LOT264	3920 S.F.
LOT5	4650 S.F.	LOT25	4650 S.F.	LOT45	4650 S.F.	LOT65	5750 S.F.	LOT85	5400 S.F.	LOT245	3920 S.F.	LOT265	3920 S.F.
LOT6	4650 S.F.	LOT26	4650 S.F.	LOT46	4650 S.F.	LOT66	4650 S.F.	LOT86	5400 S.F.	LOT246	3920 S.F.	LOT266	3920 S.F.
LOT7	4650 S.F.	LOT27	4650 S.F.	LOT47	4650 S.F.	LOT67	4650 S.F.	LOT87	5750 S.F.	LOT247	3920 S.F.	LOT267	3920 S.F.
LOT8	4650 S.F.	LOT28	4650 S.F.	LOT48	4650 S.F.	LOT68	4650 S.F.	LOT88	5750 S.F.	LOT248	3920 S.F.	LOT268	3920 S.F.
LOT9	4650 S.F.	LOT29	4650 S.F.	LOT49	4650 S.F.	LOT69	4650 S.F.	LOT89	5650 S.F.	LOT249	3920 S.F.	LOT269	3920 S.F.
LOT10	4650 S.F.	LOT30	4650 S.F.	LOT50	5400 S.F.	LOT70	4650 S.F.	LOT90	5650 S.F.	LOT250	3920 S.F.		
LOT11	4650 S.F.	LOT31	4650 S.F.	LOT51	5400 S.F.	LOT71	4650 S.F.	LOT91	5650 S.F.	LOT251	3920 S.F.		
LOT12	4650 S.F.	LOT32	4650 S.F.	LOT52	5400 S.F.	LOT72	4650 S.F.	LOT92	5650 S.F.	LOT252	3920 S.F.		
LOT13	4650 S.F.	LOT33	5400 S.F.	LOT53	5400 S.F.	LOT73	4650 S.F.	LOT93	5650 S.F.	LOT253	3920 S.F.		
LOT14	4650 S.F.	LOT34	5400 S.F.	LOT54	5400 S.F.	LOT74	4650 S.F.	LOT94	5650 S.F.	LOT254	3920 S.F.		
LOT15	4650 S.F.	LOT35	5400 S.F.	LOT55	5400 S.F.	LOT75	5650 S.F.	LOT95	5650 S.F.	LOT255	3920 S.F.		
LOT16	4650 S.F.	LOT36	5400 S.F.	LOT56	5400 S.F.	LOT76	5650 S.F.	LOT236	3920 S.F.	LOT256	3920 S.F.		
LOT17	4650 S.F.	LOT37	5400 S.F.	LOT57	5400 S.F.	LOT77	5650 S.F.	LOT237	3920 S.F.	LOT257	3920 S.F.		
LOT18	4650 S.F.	LOT38	5400 S.F.	LOT58	5400 S.F.	LOT78	5400 S.F.	LOT238	3920 S.F.	LOT258	3920 S.F.		
LOT19	4650 S.F.	LOT39	5400 S.F.	LOT59	5400 S.F.	LOT79	5400 S.F.	LOT239	3920 S.F.	LOT259	3920 S.F.		
LOT20	4650 S.F.	LOT40	5400 S.F.	LOT60	5750 S.F.	LOT80	5400 S.F.	LOT240	3920 S.F.	LOT260	3920 S.F.		

LEGEND:

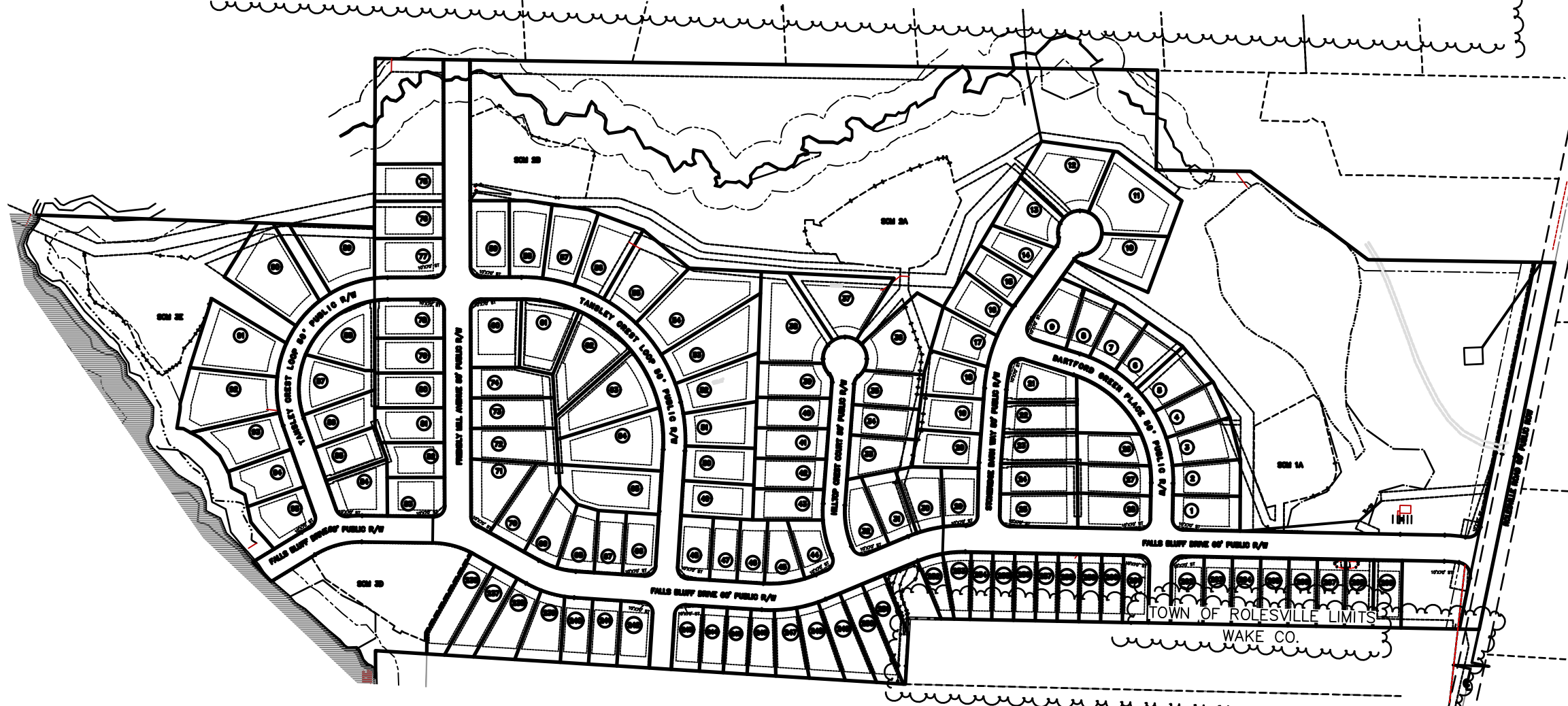
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- SPK - SET PLY NAIL
- - NEW IRON PIPE SET
- R/W - RIGHT-OF-WAY
- CAJ - CATCH BASIN
- EB - ELECTRIC BOX
- TEL - TELEPHONE
- PO - POWER POLE
- OH - OVERHEAD LINE
- LP - LIGHT POLE
- WM - WATER METER
- WV - WATER VALVE
- SCM - SEWER CLEAN-OUT
- CC - CONCRETE
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- DE - DRAINAGE EASEMENT
- SCM - STORM CONTROL MEASURE
- PDE - PUBLIC DRAINAGE EASEMENT
- EL - ELEVATION
- ST - SIGHT TRIANGLE
- NRB - NEUSE RIVER RIPARIAN BUFFER
- CORUE - CITY OF RALEIGH UTILITY EASEMENT

PRELIMINARY FOR REVIEW ONLY

NC GRID NAD 83 (2011)



VICINITY MAP



SITE DATA

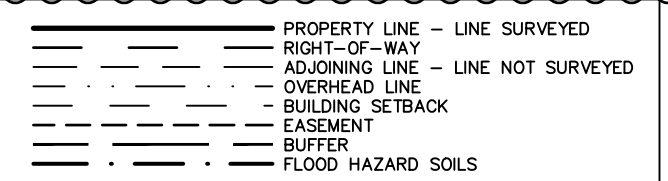
TOTAL AREA =	84.272 AC.
(TO BE SUBDIVIDED)	
LESS R/W =	10.219 AC.
LESS R/W TO BE DEDICATED =	0.592 AC.
LESS ADDITIONAL R/W TO BE DEDICATED =	0.296 AC.
LESS OPEN SPACE =	33.500 AC.
LESS CEMETERY PLOT =	0.037 AC.
NET AREA =	39.628 AC.
TOTAL LOTS =	129
AVERAGE LOT SIZE =	0.307 AC.
TOTAL ROAD LENGTH =	8203 FT.
PROPOSED USE -	RESIDENTIAL SINGLE FAMILY SUBDIVISION

FALLS BLUFF DRIVE - 60' R/W  
CENTERLINE LENGTH = 2909'  
REMAINING ROADS - 50' R/W  
CENTERLINE LENGTH = 5294'

SETBACK TABLE

MIN. LOT WIDTH	50'	50'-59'	60'-69'	70'-79'	80'-100'	101'+
FRONT	20'	20'	25'	25'	25'	25'
REAR	20'	20'	25'	25'	25'	30'
SIDE	**	**	*	*	10'	12'
CORNER SIDE	10'	10'	10'	10'	15'	18'
MIN. LOT SIZE	6,000	6,000	6,000	6,600	10,400	14,000

LINE TYPE LEGEND



OWNER/DEVELOPER:

D.R. HORTON, INC.  
7208 FALLS OF NEUSE ROAD, STE 201  
RALEIGH, NC 27615  
(919)214-7444

NOTES:

- AREA COMPUTED BY COORDINATE METHOD.
- THERE IS NO NCGS MONUMENT WITHIN 2000' OF THIS PROPERTY.
- NORTH ROTATION WAS OBTAINED VIA NC-VRS.
- THIS PROPERTY MAY BE SUBJECT TO NEUSE RIVER RIPARIAN BUFFER RULES. CALL N.C. DIVISION OF WATER QUALITY TO VERIFY (919-791-4200).
- NO BUILDING IS PERMITTED WITHIN 20' OF A WATERSUPPLY WATERSHED BUFFER.
- THERE SHALL BE NO FILLING OR THE ERECTION OF PERMANENT STRUCTURES IN THE AREAS OF WAKE COUNTY FLOOD HAZARD SOILS OR FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) 100 YEAR FLOOD ZONES UNTIL A FLOOD STUDY IS APPROVED BY WAKE COUNTY OR FEMA.
- THIS PROPERTY IS LOCATED IN FLOOD ZONE X, AREAS DETERMINED TO BE OUTSIDE OF THE 0.2% ANNUAL CHANCE FLOODPLAIN ACCORDING TO FEMA FLOOD MAP NUMBER 3720182200K, DATED 12/06/19.
- NO C.O. WILL BE ISSUED UNTIL THE WATER AND/OR SEWER SYSTEM IS OPERATIONAL AND CERTIFIED BY AN ENGINEER.
- NC DOT DRIVEWAY PERMIT IS REQUIRED PRIOR TO FINAL PLAT APPROVAL.
- ALL NEW ROADS WILL BE BUILT TO N.C. D.O.T. SPECIFICATIONS AND DESIGNATED AS PUBLIC.
- NO LOTS SHALL HAVE DIRECT ACCESS TO ROLESVILLE ROAD
- KALAS FALLS SUBDIVISION H.O.A. SHALL BE RESPONSIBLE FOR MAINTENANCE OF OPEN SPACE AND DRAINAGE.
- BEFORE ACQUIRING A BUILDING PERMIT FOR LOTS MARKED BY "\*" THE BUILDER MAY NEED TO OBTAIN A FLOOD HAZARD AREA USE PERMIT FROM WAKE COUNTY ENVIRONMENTAL SERVICES. THE BUILDER'S ENGINEER, ARCHITECT, AND OR SURVEYOR (AS APPROPRIATE) MUST CERTIFY THAT ALL FLOOD HAZARD REQUIREMENTS ARE MET.

NOTES (CONT):

- MAXIMUM IMPERVIOUS AREA SQUARE FOOTAGE ON EACH LOT WILL BE STRINGENTLY ENFORCED WITH NO EXCEPTIONS INTO PERPETUITY. PLANS APPROVED LIMITING THE MAXIMUM IMPERVIOUS SURFACE TO SQUARE FEET PER LOT.
- DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS RECORDED IN D.B. \_\_\_\_\_ PG. \_\_\_\_\_
- STORMWATER BMP'S ARE TO BE MAINTAINED BY KALAS FALLS SUBDIVISION, PHASE 2 HOMEOWNERS ASSOCIATION, PER STORMWATER AGREEMENT RECORDED IN D.B. \_\_\_\_\_ PAGE \_\_\_\_\_ OPERATION AND MAINTENANCE MANUAL FOR THE STORMWATER DEVICES RECORDED IN D.B. \_\_\_\_\_ PAGE \_\_\_\_\_
- AT THE TIME OF RECORDATION, THE ROADS IDENTIFIED AS PUBLIC WERE BUILT TO PUBLIC ROAD STANDARDS PER NCDOT. ROADS IDENTIFIED AS PRIVATE WERE CERTIFIED AS COMPLETE BY THE SURVEYOR/ENGINEER OF THIS DEVELOPMENT. IN EACH CASE, WAKE COUNTY MAINTAINS NO RESPONSIBILITY FOR MAINTENANCE OF THE ROADS.
- THE ROAD SYSTEM SHOWN ON THIS PLAT INCLUDES ONE OR MORE STUB ROADS THAT ARE INTENDED TO BE CONNECTED TO THE ADJACENT PROPERTY AT SUCH TIME THAT THE PROPERTY IS DEVELOPED. THE INTERCONNECTION OF NEIGHBORHOODS WITH A ROAD NETWORK ENSURES THE EFFICIENT FLOW AND DISPERSAL OF TRAFFIC AND PROVIDES FOR ADDITIONAL POINTS OF INGRESS AND EGRESS FOR EMERGENCY VEHICLES.
- ALL LOTS WILL BE SERVED WITH PUBLIC WATER AND SEWER
- LINE AND CURVE TABLES FOUND ON SHEET 6. INSET INFORMATION FOUND ON SHEET 5
- NO STRUCTURES WERE LOCATED WITHIN 10' OF THE PERIMETER OF THIS PROPERTY.
- STREET MAINTENANCE WILL BE THE RESPONSIBILITY OF THE DEVELOPER/HOA UNTIL THE STREETS HAVE BEEN ACCEPTED INTO A MUNICIPAL OR THE STATE SYSTEM.
- DRAINAGE EASEMENTS CENTERED ON STRUCTURES.
- EXISTING CITY OF RALEIGH SANITARY SEWER EASEMENTS PER D.B. 17740 PG. 360, B.M. 2017 P.G. 2575 & B.M. 2020 PG. 884

FINAL PLAT FOR  
**KALAS FALLS - PHASE 1**  
OWNER: D.R. HORTON, INC.

1600 ROLESVILLE ROAD  
REF: D.B. 19008 PAGE: 1446  
REF: D.B. 17691 PAGE 1863

TOWN OF ROLESVILLE  
WAKE COUNTY, NORTH CAROLINA

300 150 0 300 600

SCALE 1"=300'

REVISOR: JML  
REVISED NOVEMBER 27, 2024  
ZONED: R&PUD-CZ

PIN #1767-29-3887

SHEET 1 OF 6

KALAS FALLS FR.DWG - JML

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THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 2024.

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THAT THE SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF \_\_\_\_\_ COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

PROFESSIONAL LAND SURVEYOR LICENSE NUMBER

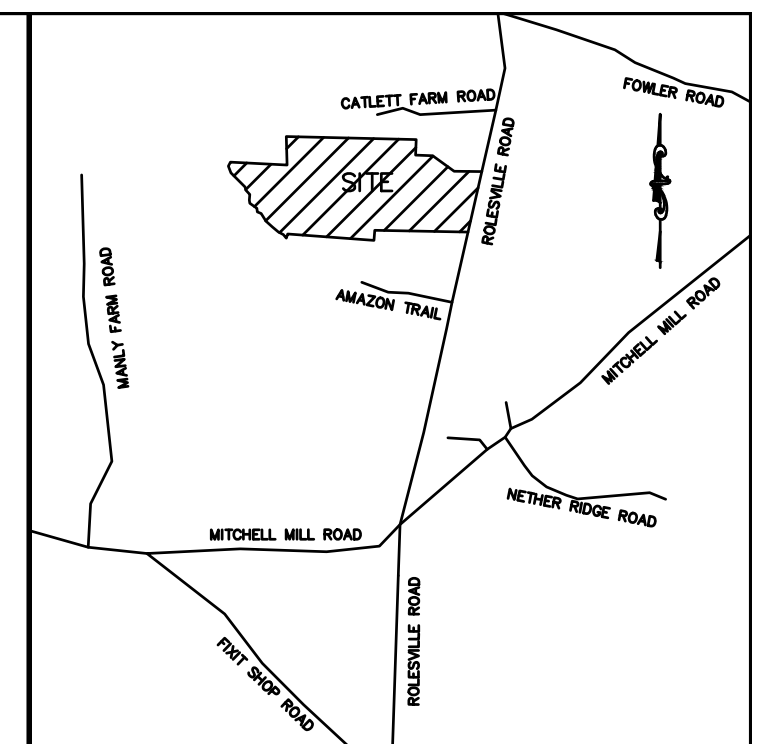
**PRELIMINARY**  
FOR REVIEW PURPOSES ONLY

MICHAEL BETHEA  
EUGENE BETHEA  
DENNIS R. PAUER  
D.B. 1986, PG. 1483  
B.M. 1999, PG. 1748  
PIN #1768-30-0717

LORRAINE A STEPHENSON  
D.B. 19182, PG. 711  
B.M. 1999, PG. 1748  
PIN #1768-30-3733

N/F  
HARRELL STALLINGS  
GAYLE F. STALLINGS  
D.B. 12830, PG. 114  
B.M. 2007, PG. 1478  
PIN #1768-30-6321

NC GRID NAD 83 (2011)



VICINITY MAP

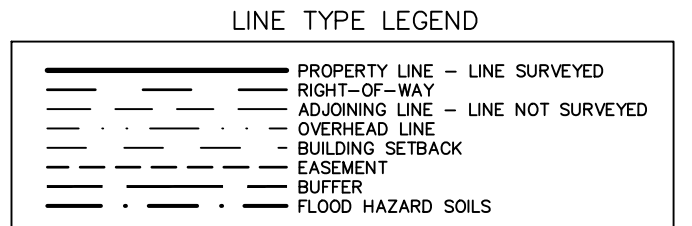
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  - CM - CONCRETE MONUMENT
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  - - NEW IRON PIPE SET
  - R/W - RIGHT OF WAY
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  - EB - ELECTRIC BOX
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  - NRB - NEUSE RIVER RIPARIAN BUFFER
  - CORUE - CITY OF RALEIGH UTILITY EASEMENT
  - CORSSE - CITY OF RALEIGH SANITARY SEWER EASEMENT

R/W TO BE DEDICATED  
25,805 S.F.  
0.592 AC.

ADDITIONAL R/W TO BE DEDICATED  
12,912 S.F.  
0.296 AC.

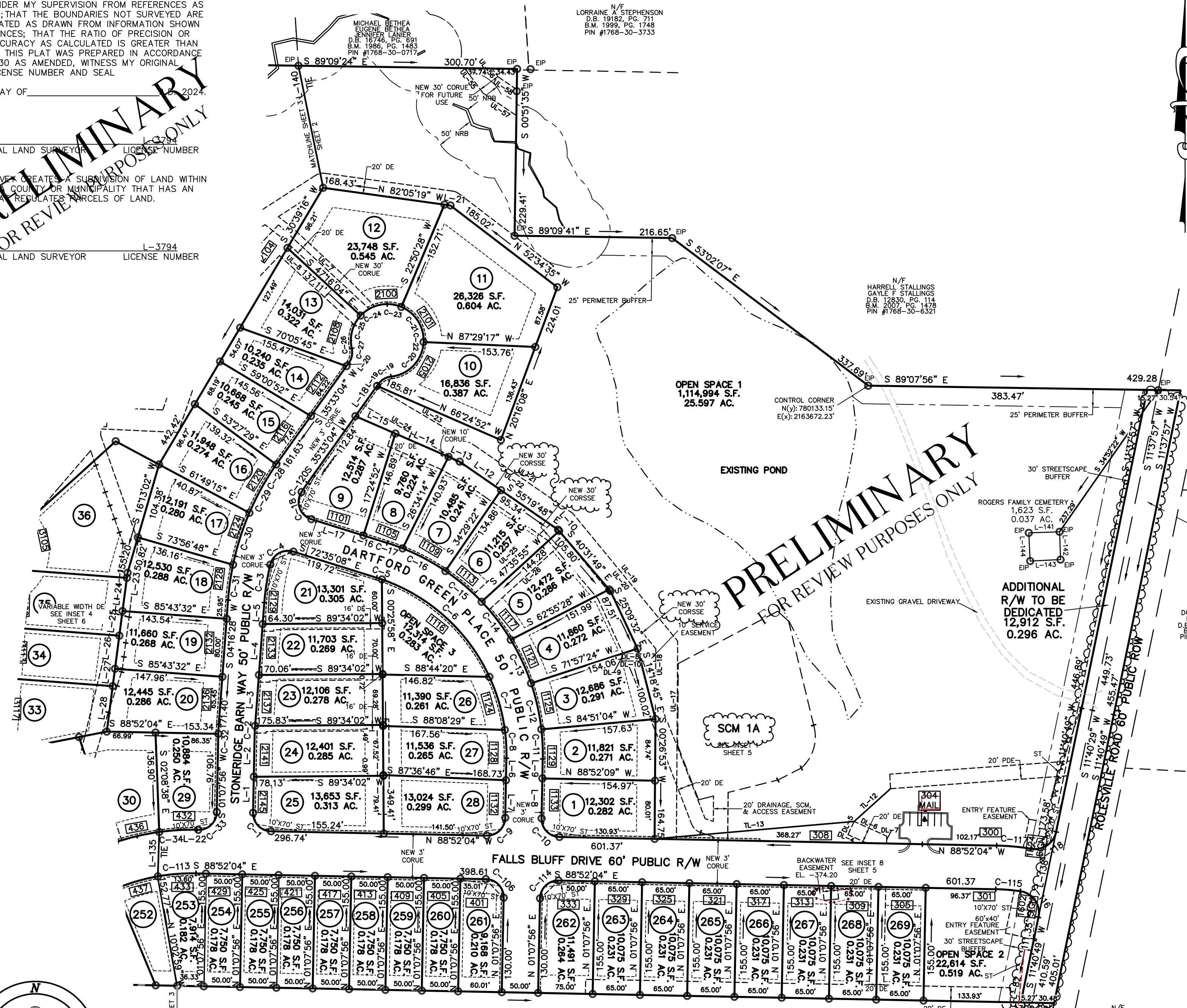
N/F  
DONNIE L WOODLIEF  
FATSY WOODLIEF  
D.B. 14286, PG. 1896  
B.M. 2011, PG. 84  
PIN #1767-59-0716



FINAL PLAT FOR  
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1600 ROLESVILLE ROAD  
REF: D.B. 19008 PAGE: 1446  
REF: D.B. 17691 PAGE 1863  
TOWN OF ROLESVILLE  
WAKE COUNTY, NORTH CAROLINA  
100 50 0 100 200

SCALE 1"=100'

REVISED NOVEMBER 27, 2024  
ZONED: R&PUD-CZ  
PIN #1767-29-3887  
SHEET 2 OF 6



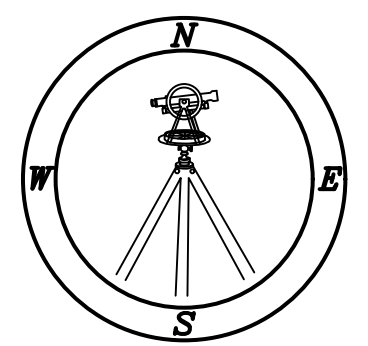
N/F  
CHRISTIAN C WILDER  
D.B. 10827, PG. 1484  
B.M. 2004, PG. 603  
PIN #1767-39-2260  
WAKE CO. ZONING R-30

- NOTES:**
- 1) AREA COMPUTED BY COORDINATE METHOD.
  - 2) THERE IS NO NCGS MONUMENT WITHIN 2000' OF THIS PROPERTY.
  - 3) NORTH ROTATION WAS OBTAINED VIA NC-VRS.
  - 4) ALL NOTES, SITE DATA, MAXIMUM IMPERVIOUS SURFACE ALLOWED, SETBACK INFORMATION, AND CERTIFICATIONS FOUND ON SHEET 1. LINE AND CURVE TABLES FOUND ON SHEET 6. INSET INFORMATION FOUND ON SHEET 5.

N/F  
BETTY JOYCE WOODLIEF  
D.B. 18654, PG. 863  
B.M. 2011, PG. 84  
PIN #1767-59-0335

N/F  
DWIGHT THOMAS WOODLIEF  
D.B. 18654, PG. 863  
B.M. 2011, PG. 84  
PIN #1767-59-0938

TIE TO INTERSECTION  
OF ROLESVILLE ROAD  
AND MITCHELL MILL ROAD



**CMP**

PROFESSIONAL LAND SURVEYORS, C-1525, 333 S. WHITE STREET, P.O. BOX 1253, WAKE FOREST N.C., 27588, (919) 556-3148

KALAS FALLS FR.DWG - JML



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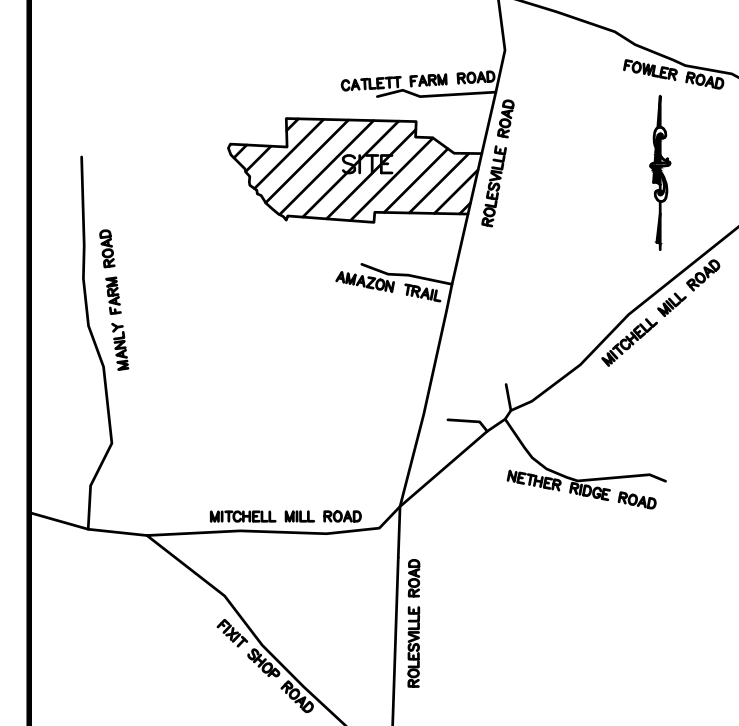
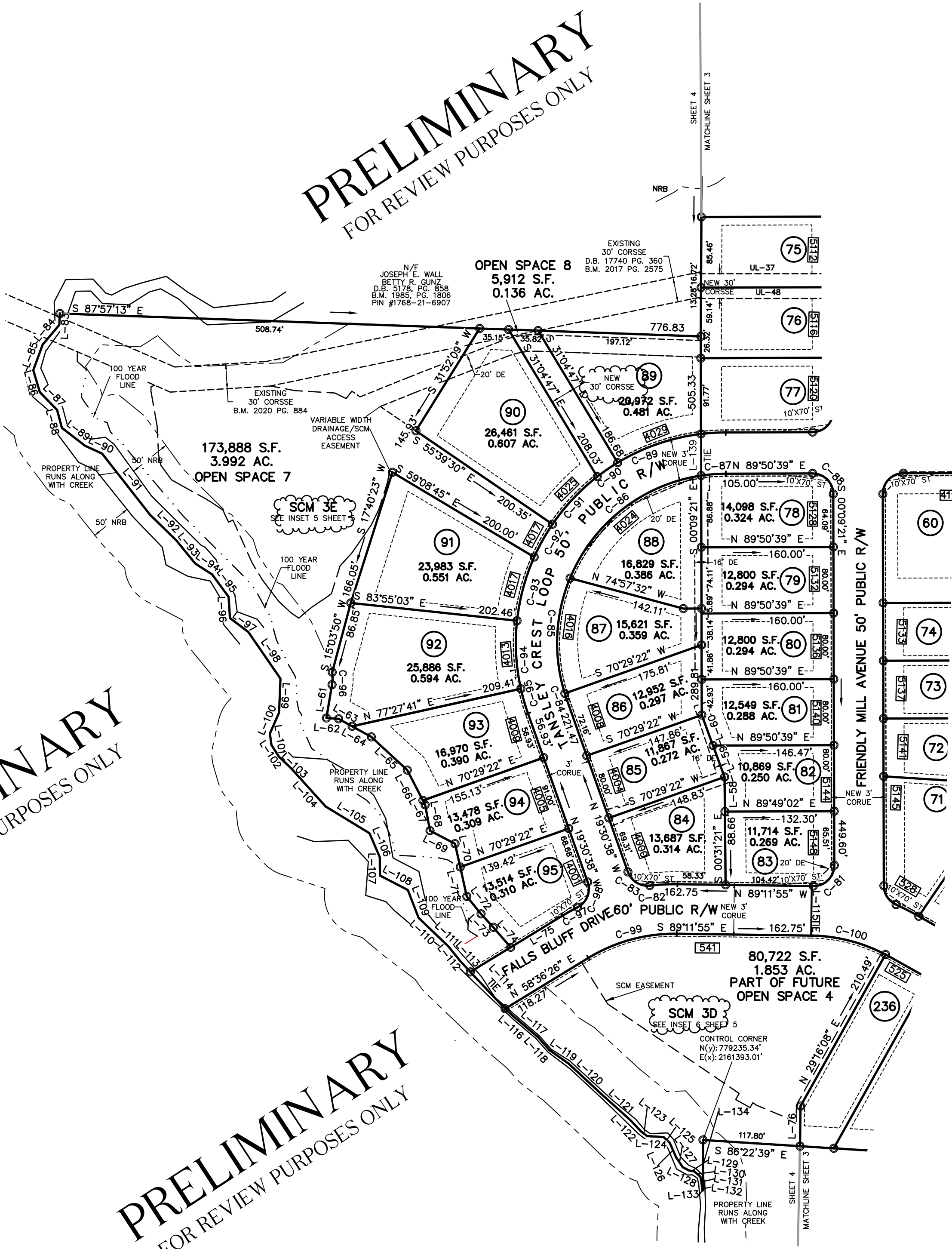
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**PRELIMINARY**  
FOR REVIEW PURPOSES ONLY

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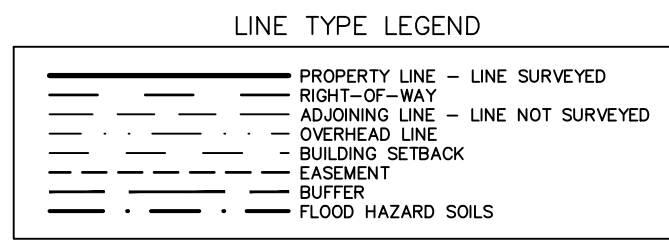


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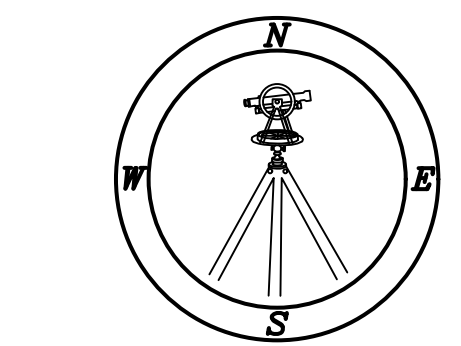
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  - EPK - EXISTING PK NAIL
  - SPK - SET PK NAIL
  - - NEW IRON PIPE SET
  - R/W - RIGHT OF WAY
  - CATV - CABLE TV BOX
  - EB - ELECTRIC BOX
  - TEL - TELEPHONE PEDESTAL
  - PP - POWER POLE
  - OHL - OVERHEAD LINE
  - LP - LIGHT POLE
  - WM - WATER METER
  - WV - WATER VALVE
  - CO - SEWER CLEAN-OUT
  - CC - CONCRETE
  - CB - CATCH BASIN
  - MH - MANHOLE
  - FH - FIRE HYDRANT
  - DE - DRAINAGE EASEMENT
  - SCM - STORM CONTROL MEASURE
  - PDE - PUBLIC DRAINAGE EASEMENT
  - EL - ELEVATION
  - ST - SIGHT TRIANGLE
  - NRB - NEUSE RIVER RIPARIAN BUFFER
  - CORUE - CITY OF RALEIGH
  - CORSE - CITY OF RALEIGH
  - UTILITY EASEMENT
  - SANITARY SEWER EASEMENT

**OWNER/DEVELOPER:**

D.R. HORTON, INC.  
7208 FALLS OF NEUSE ROAD, STE 201  
RALEIGH, NC 27615  
(919)214-7444



FINAL PLAT FOR  
**KALAS FALLS - PHASE 1**  
OWNER: D.R. HORTON, INC.  
1600 ROLESVILLE ROAD  
REF: D.B. 19008 PAGE: 1446  
REF: D.B. 17691 PAGE 1863  
TOWN OF ROLESVILLE  
WAKE COUNTY, NORTH CAROLINA  
100 50 0 100 200  
SCALE 1"=100'  
FEBRUARY 26, 2024  
REVISED NOVEMBER 27, 2024  
ZONED: R&PD-CZ  
PIN #1767-29-3887  
SHEET 4 OF 6



KALAS FALLS FP.DWG - JML

I, MICHAEL A. MOSS CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY PERFORMED UNDER MY SUPERVISION FROM REFERENCES AS NOTED HEREON; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION SHOWN IN THE REFERENCES; THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY AS CALCULATED IS GREATER THAN 1:10000; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED, WITNESS MY ORIGINAL SIGNATURE, LICENSE NUMBER AND SEAL

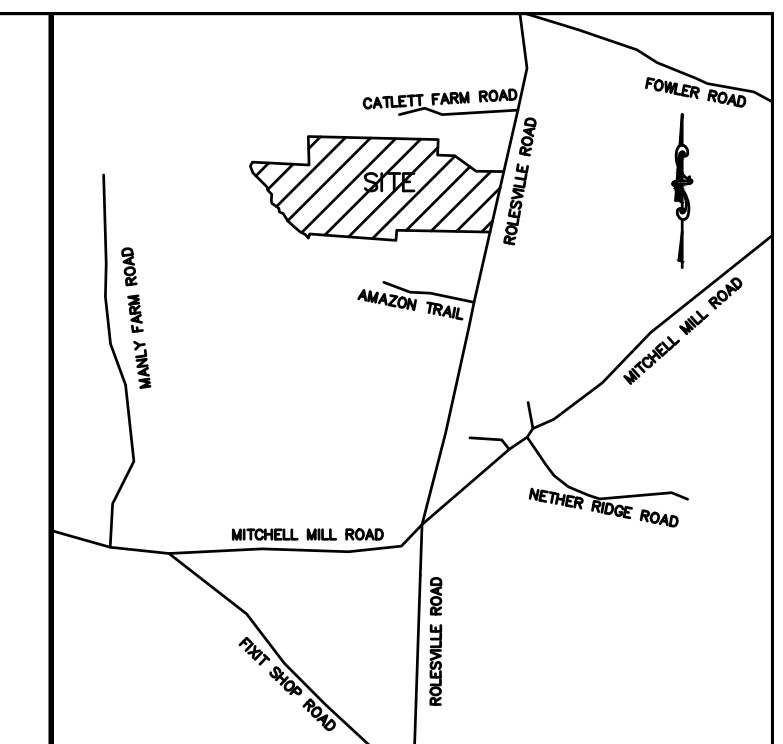
THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2024.

PROFESSIONAL LAND SURVEYOR LICENSE NUMBER L-3794

THAT THE SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

PROFESSIONAL LAND SURVEYOR LICENSE NUMBER L-3794

**PRELIMINARY**  
FOR REVIEW PURPOSES ONLY



VICINITY MAP

**OWNER/DEVELOPER:**

D.R. HORTON, INC.  
7208 FALLS OF NEUSE ROAD, STE 201  
RALEIGH, NC 27615  
(919)214-7444

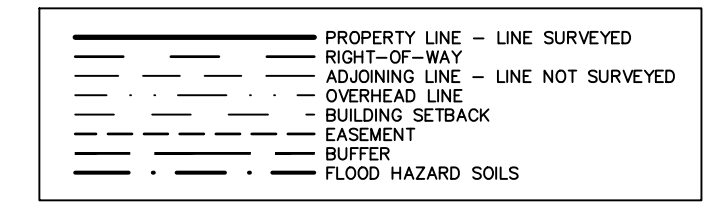
**LEGEND:**

- EIP - EXISTING IRON PIPE
- EIB - EXISTING IRON BAR
- BEIP - BENT IRON PIPE
- BEIB - BENT IRON BAR
- CM - CONCRETE MONUMENT
- EPK - EXISTING PK NAIL
- SPK - SET PK NAIL
- - NEW IRON PIPE SET
- R/W - RIGHT OF WAY
- CATV - CABLE TV BOX
- EB - ELECTRIC BOX
- TEL - TELEPHONE PEDESTAL
- PP - POWER POLE
- OHL - OVERHEAD LINE
- LP - LIGHT POLE
- WM - WATER METER
- WV - WATER VALVE
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- CC - CONCRETE
- CB - CATCH BASIN
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- DE - DRAINAGE EASEMENT
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- NRB - NEUSE RIVER RIPARIAN BUFFER
- CORUE - CITY OF RALEIGH UTILITY EASEMENT
- CORSSE - CITY OF RALEIGH SANITARY SEWER EASEMENT

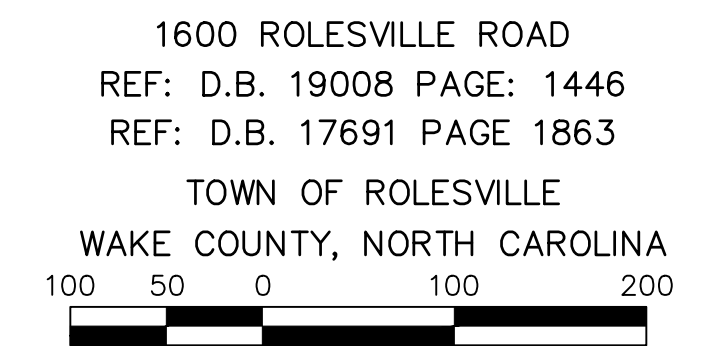
**NOTES:**

- 1) AREA COMPUTED BY COORDINATE METHOD.
- 2) THERE IS NO NCGS MONUMENT WITHIN 2000' OF THIS PROPERTY.
- 3) NORTH ROTATION WAS OBTAINED VIA NC-VRS.
- 4) ALL NOTES, SITE DATA, MAXIMUM IMPERVIOUS SURFACE ALLOWED, SETBACK INFORMATION, AND CERTIFICATIONS FOUND ON SHEET 1. LINE AND CURVE TABLES FOUND ON SHEET 6.

**LINE TYPE LEGEND**

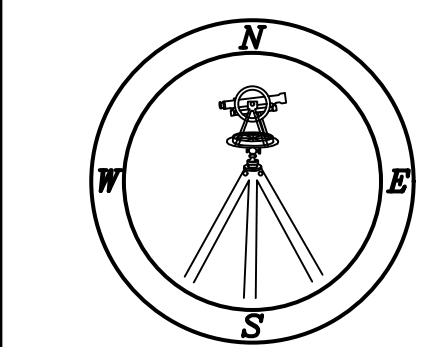


FINAL PLAT FOR  
**KALAS FALLS - PHASE 1**  
OWNER: D.R. HORTON, INC.  
1600 ROLESVILLE ROAD  
REF: D.B. 19008 PAGE: 1446  
REF: D.B. 17691 PAGE 1863

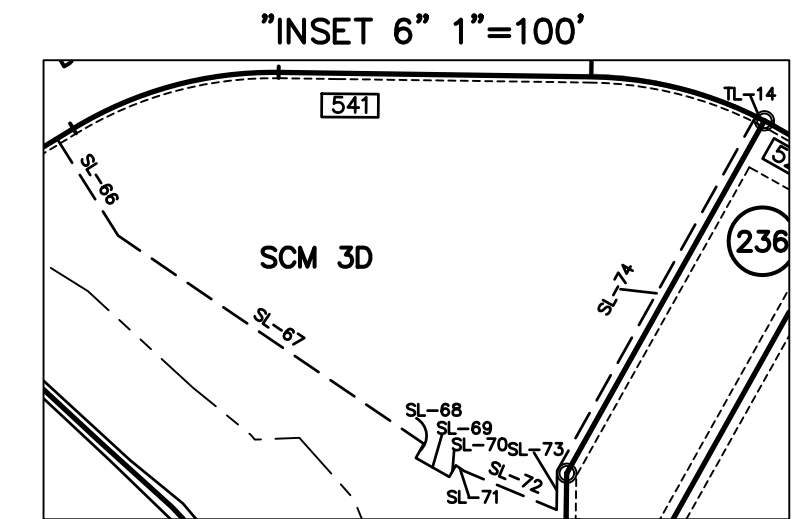
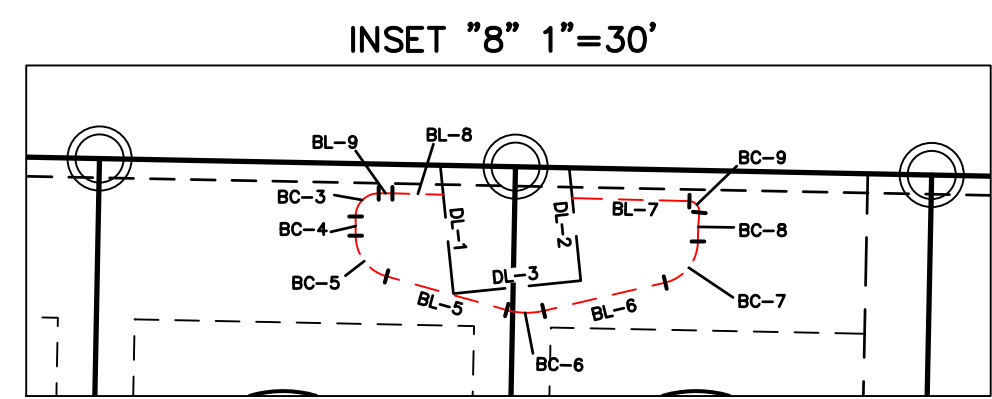


REVISIONS:  
FEBRUARY 26, 2024  
REVISED NOVEMBER 27, 2024  
ZONED: R&PUD-C2  
PIN #1767-29-3887  
SHEET 5 OF 6

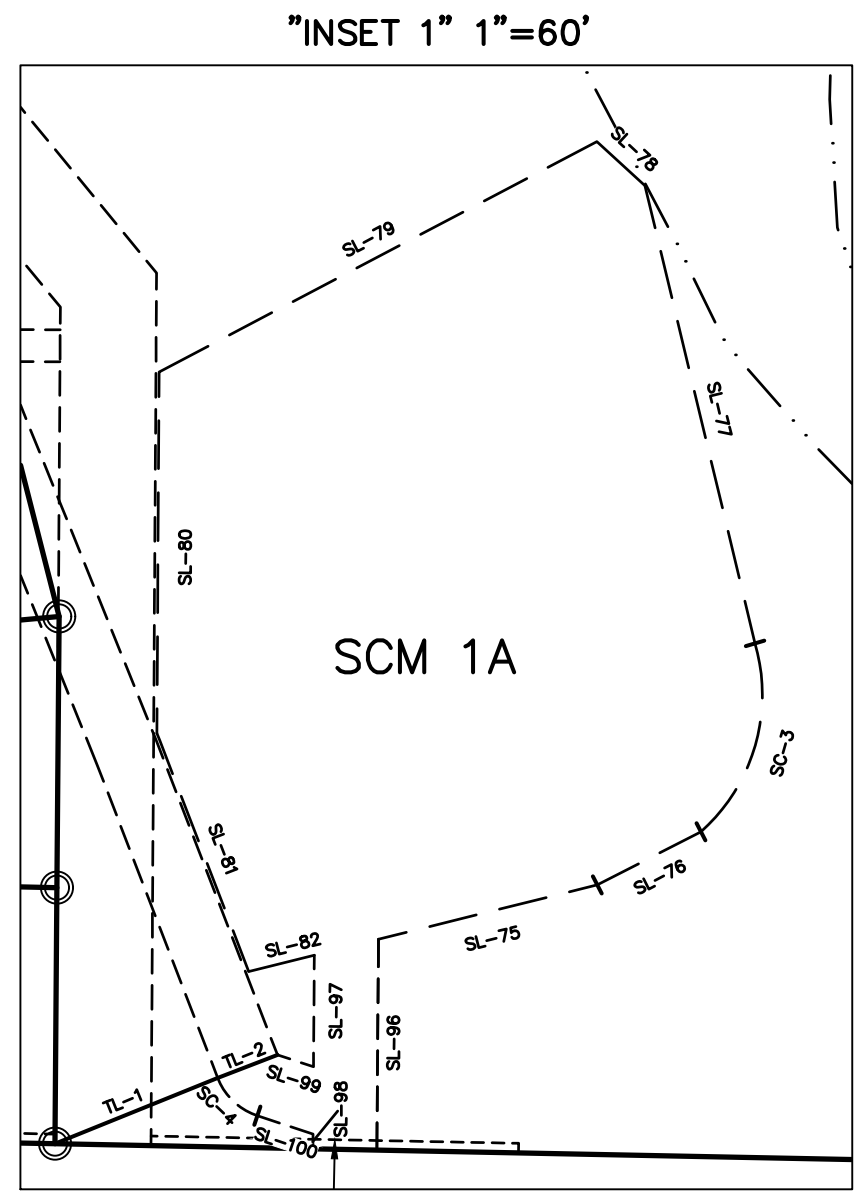
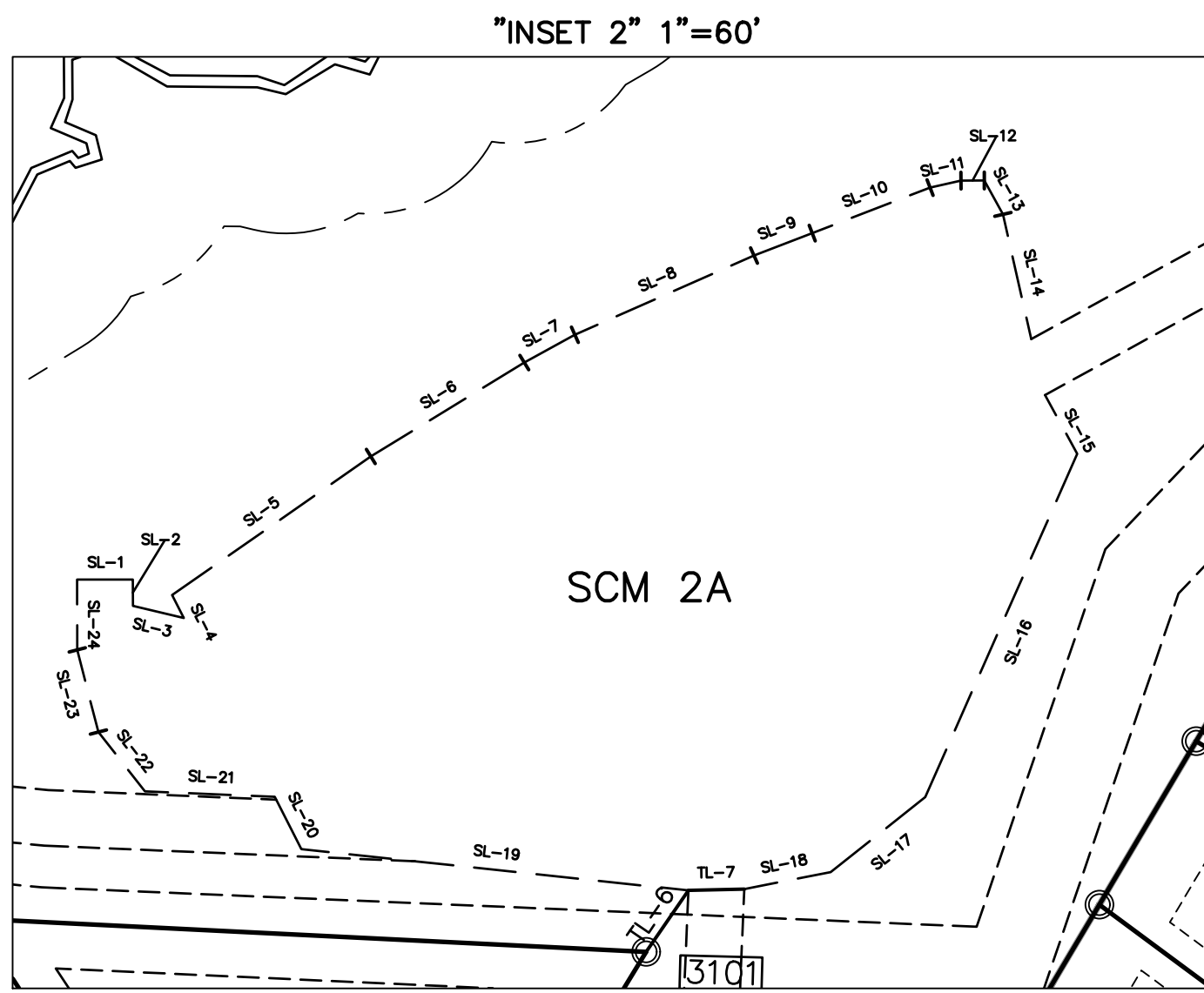
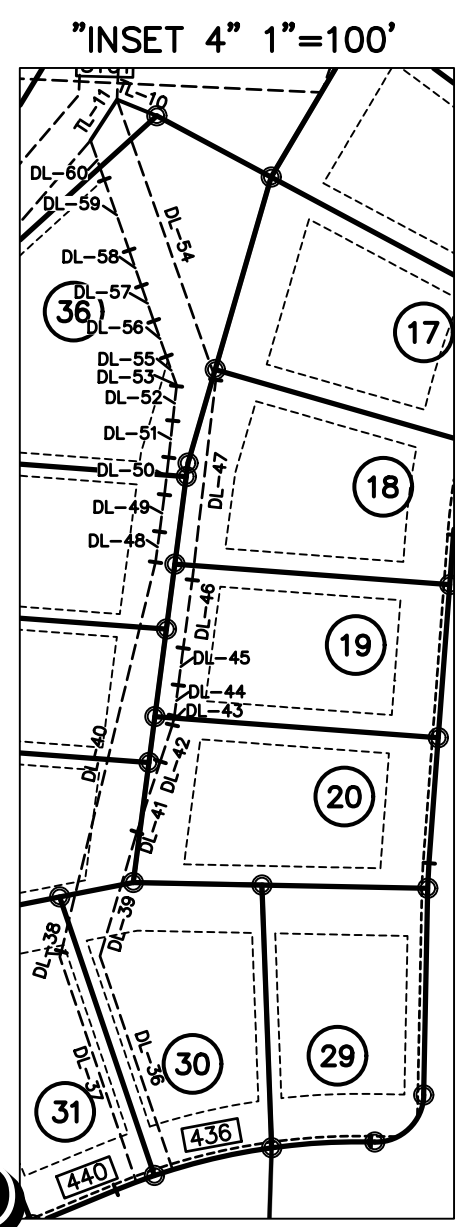
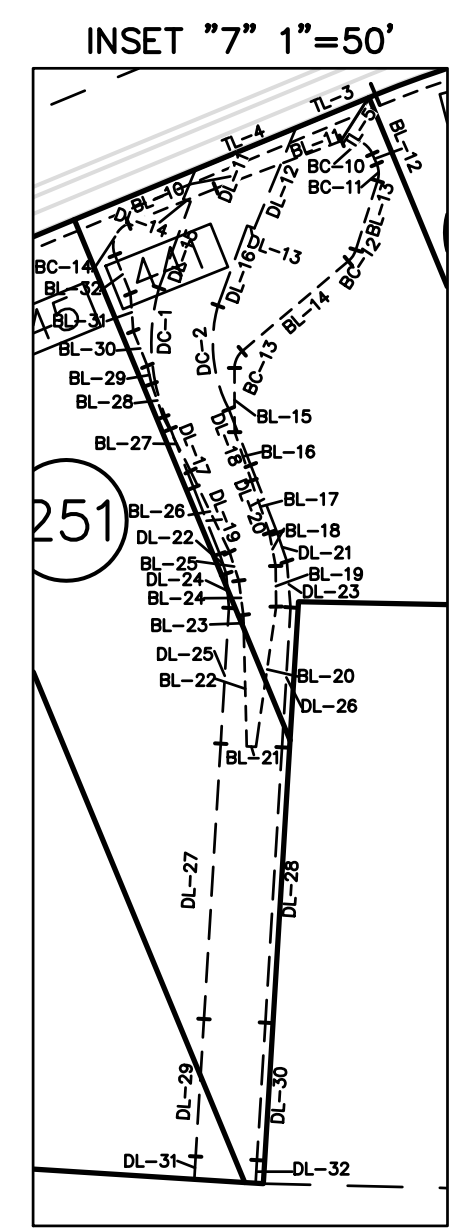
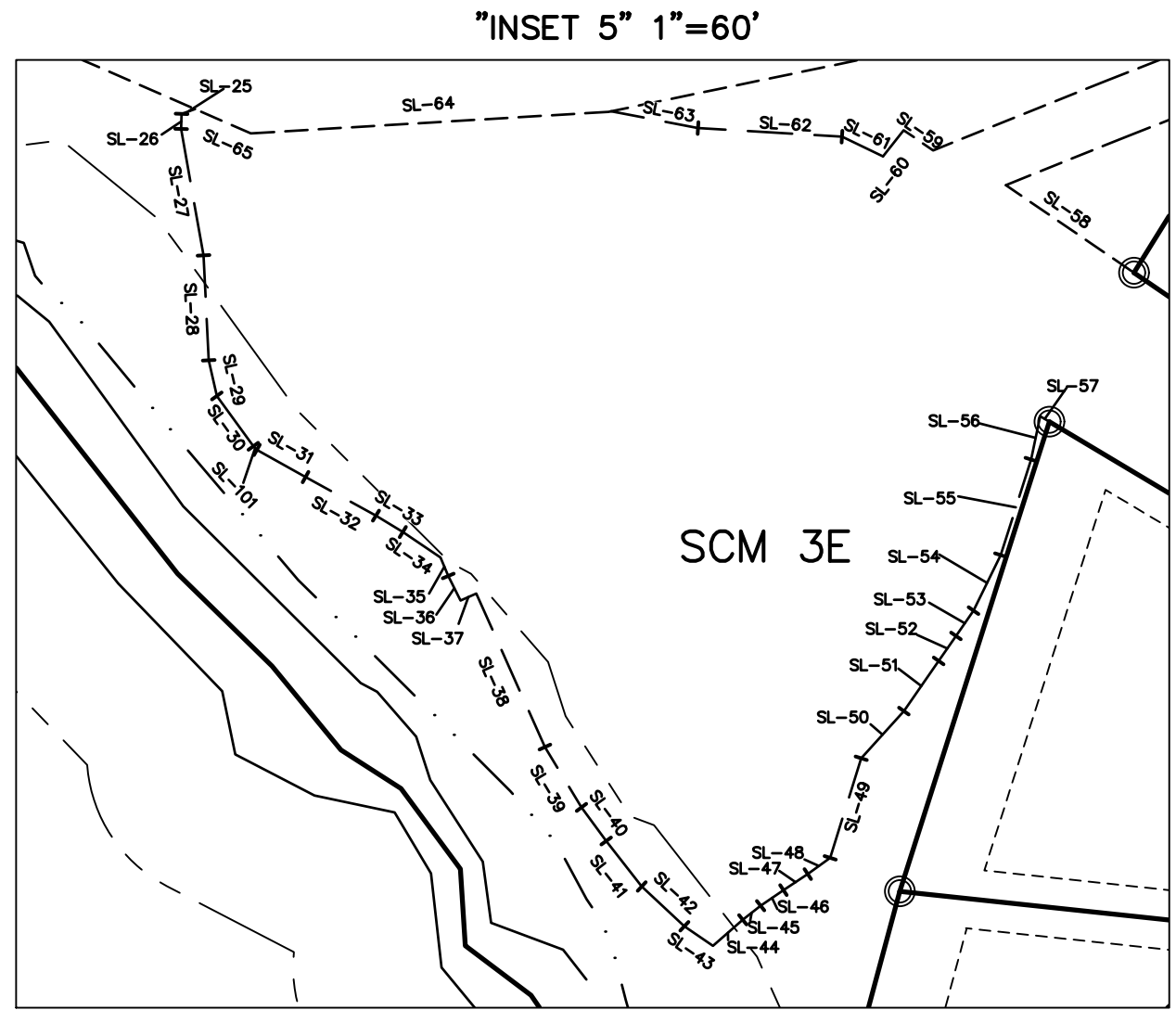
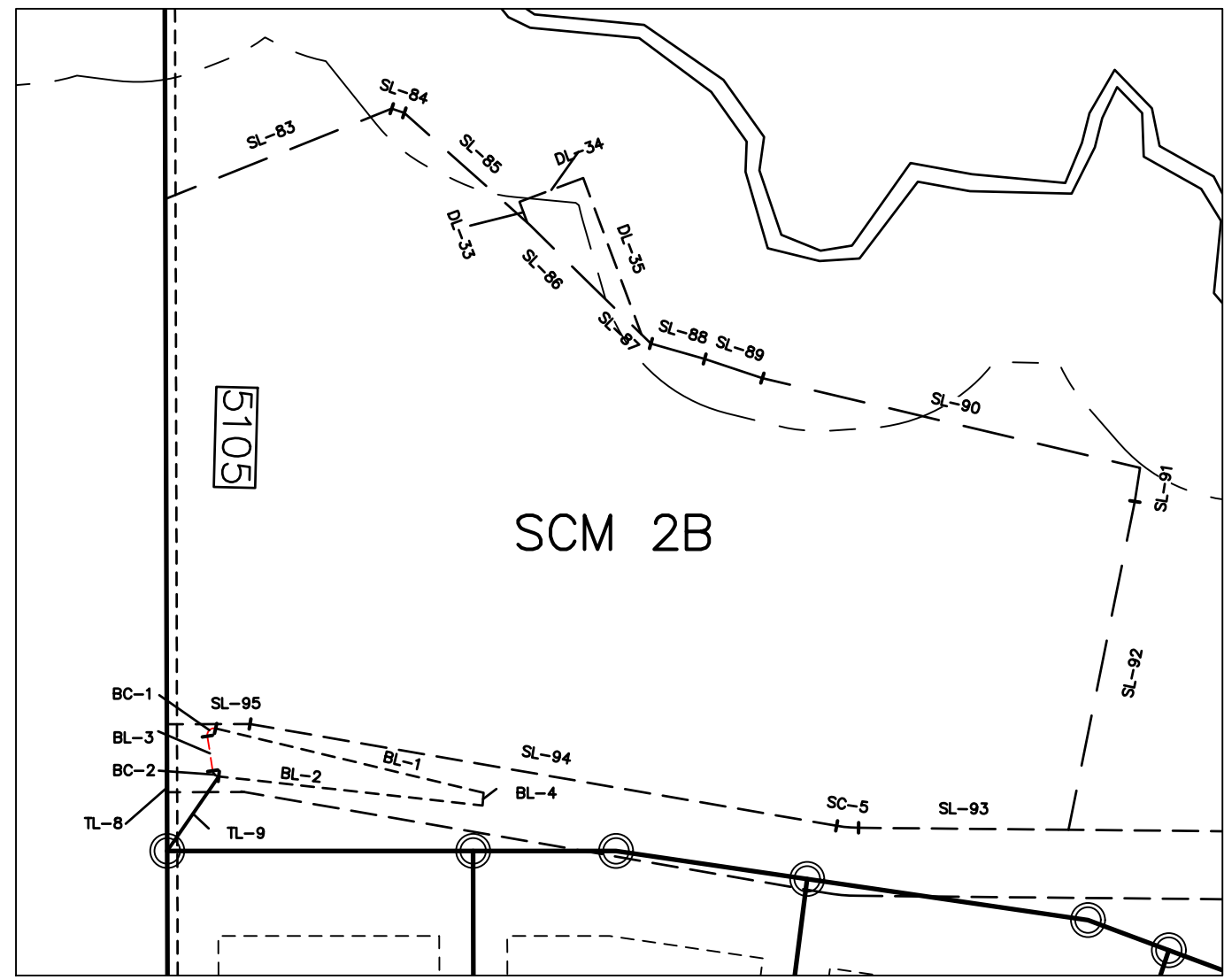
KALAS FALLS FP.DWG - JML



PROFESSIONAL LAND SURVEYORS, C-1525, 333 S. WHITE STREET, P.O. BOX 1253, WAKE FOREST N.C., 27588, (919) 556-3148



"INSET 3" 1"=50'



I, MICHAEL A. MOSS CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY PERFORMED UNDER MY SUPERVISION FROM REFERENCES AS NOTED HEREON; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION SHOWN IN THE REFERENCES; THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY AS CALCULATED IS GREATER THAN 1:10000; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED, WITNESS MY ORIGINAL SIGNATURE, LICENSE NUMBER AND SEAL.

THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2024.

PROFESSIONAL LAND SURVEYOR LICENSE NUMBER \_\_\_\_\_

THAT THE SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF JURISDICTION OF A MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

PROFESSIONAL LAND SURVEYOR LICENSE NUMBER \_\_\_\_\_

SCM LINE TABLE			SCM LINE TABLE CONT.		
LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE
SL-1	S 89°55'20" W	20.00'	SL-53	S 34°44'13" W	10.37'
SL-2	N 00°04'40" W	9.46'	SL-54	N 26°05'02" W	20.81'
SL-3	N 76°35'42" W	18.77'	SL-55	S 17°40'23" W	33.81'
SL-4	N 26°57'07" W	9.23'	SL-56	S 11°49'26" W	14.92'
SL-5	S 55°05'04" W	86.96'	SL-57	S 59°08'45" E	3.62'
SL-6	S 58°32'50" W	64.61'	SL-58	N 55°39'30" W	52.29'
SL-7	N 61°12'56" E	20.69'	SL-59	N 55°38'53" W	12.07'
SL-8	S 66°07'33" W	70.30'	SL-60	N 35°02'45" W	11.23'
SL-9	S 68°56'00" W	22.41'	SL-61	N 64°17'38" W	15.37'
SL-10	S 68°51'17" W	43.36'	SL-62	S 86°33'31" E	48.60'
SL-11	S 77°19'21" W	11.36'	SL-63	S 79°07'08" E	28.82'
SL-12	N 89°48'04" E	8.38'	SL-64	S 86°32'56" W	120.71'
SL-13	S 28°47'27" E	13.86'	SL-65	S 66°28'10" E	20.52'
SL-14	N 12°46'45" W	45.92'	SL-66	S 32°09'38" E	59.74'
SL-15	S 28°47'04" W	24.05'	SL-67	N 55°46'14" W	192.61'
SL-16	N 23°52'36" E	134.77'	SL-68	N 29°31'59" E	8.53'
SL-17	N 51°32'49" E	43.33'	SL-69	N 60°28'01" W	20.00'
SL-18	N 78°52'07" E	31.63'	SL-70	S 29°31'59" W	6.88'
SL-19	S 83°54'50" E	139.72'	SL-71	S 55°46'14" E	5.14'
SL-20	S 26°57'07" E	21.08'	SL-72	N 67°16'27" W	52.32'
SL-21	S 87°35'10" E	46.60'	SL-73	N 00°48'05" E	20.28'
SL-22	S 38°09'26" E	27.08'	SL-74	S 29°16'08" W	211.84'
SL-23	N 14°25'30" W	30.45'	SL-75	S 76°01'55" W	70.46'
SL-24	S 00°04'40" W	25.23'	SL-76	N 62°53'54" E	36.37'
SL-25	S 70°09'50" W	4.82'	SL-77	S 13°31'06" E	147.06'
SL-26	S 01°59'32" W	5.05'	SL-78	N 47°29'52" W	20.35'
SL-27	N 10°02'03" W	43.28'	SL-79	N 62°15'10" E	154.56'
SL-28	S 02°52'51" E	35.36'	SL-80	N 00°21'58" E	112.87'
SL-29	S 12°47'11" E	12.34'	SL-81	N 21°03'58" W	77.28'
SL-30	N 35°58'08" W	20.93'	SL-82	S 76°01'55" E	21.11'
SL-31	N 60°48'49" W	18.78'	SL-83	S 68°15'52" W	71.70'
SL-32	N 61°12'31" W	27.04'	SL-84	S 71°33'54" E	3.91'
SL-33	N 58°40'13" W	10.59'	SL-85	N 48°14'52" W	49.60'
SL-34	S 55°57'21" E	15.33'	SL-86	N 45°30'11" W	27.08'
SL-35	S 22°44'28" E	6.74'	SL-87	S 45°42'48" E	22.68'
SL-36	S 26°30'24" E	9.25'	SL-88	N 74°01'19" W	16.45'
SL-37	S 66°05'24" W	5.81'	SL-89	S 71°38'54" E	17.89'
SL-38	N 24°05'39" W	56.68'	SL-90	N 76°38'16" W	114.21'
SL-39	N 31°14'04" W	23.75'	SL-91	N 08°47'59" E	10.01'
SL-40	S 36°19'28" E	14.07'	SL-92	S 11°24'49" W	98.50'
SL-41	N 38°02'14" W	19.43'	SL-93	N 89°27'38" W	61.78'
SL-42	N 46°57'16" W	19.66'	SL-94	S 80°09'42" E	175.18'
SL-43	N 55°31'44" W	11.68'	SL-95	S 89°50'39" W	24.49'
SL-44	S 48°47'11" W	13.36'	SL-96	N 00°26'17" E	65.88'
SL-45	S 51°36'57" W	7.63'	SL-97	N 00°26'17" E	34.86'
SL-46	S 55°47'02" W	9.32'	SL-98	S 00°28'17" W	4.63'
SL-47	S 56°33'11" W	9.83'	SL-99	S 71°45'04" E	11.85'
SL-48	N 53°59'06" E	9.32'	SL-100	N 71°45'04" W	18.28'
SL-49	N 17°19'01" E	35.13'	SL-101	N 45°07'46" W	1.72'
SL-50	S 42°07'33" W	21.43'			
SL-51	S 34°44'13" W	20.58'			
SL-52	S 34°44'13" W	10.22'			

LINE TABLE			LINE TABLE CONT.		
LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE
L-1	N 01°07'56" E	49.51'	L-70	N 12°35'07" W	28.83'
L-2	N 01°07'56" E	57.31'	L-71	N 12°35'07" W	36.58'
L-3	N 04°16'28" E	70.24'	L-72	N 39°18'21" W	27.22'
L-4	S 04°16'28" W	70.24'	L-73	S 42°28'27" E	22.12'
L-5	N 04°16'28" E	29.40'	L-74	N 40°52'02" W	32.00'
L-6	N 01°07'56" E	30.14'	L-75	N 58°36'26" E	73.74'
L-7	S 01°07'56" W	51.68'	L-76	S 00°48'05" W	48.44'
L-8	N 01°07'56" E	55.00'	L-77	S 60°43'52" E	54.51'
L-9	S 01°07'56" W	26.81'	L-78	N 60°43'52" W	60.00'
L-10	N 40°31'49" W	2.45'	L-79	N 60°43'52" W	23.37'
L-11	S 40°31'49" E	2.82'	L-80	N 22°30'33" W	143.66'
L-12	S 55°19'48" E	69.09'	L-81	N 67°29'27" E	1.83'
L-13	S 66°24'52" E	16.73'	L-82	N 11°30'13" E	8.30'
L-14	S 66°24'52" E	79.67'	L-83	S 02°39'47" W	13.83'
L-15	S 66°24'52" E	59.96'	L-84	N 40°15'45" E	31.15'
L-16	N 72°35'08" W	34.50'	L-85	N 20°09'45" E	33.08'
L-17	N 72°35'08" W	75.00'	L-86	S 16°41'57" E	27.86'
L-18	N 35°33'04" E	51.11'	L-87	S 44°20'29" E	29.85'
L-19	N 35°33'04" E	31.13'	L-88	N 14°55'53" W	22.59'
L-20	S 85°33'04" W	24.65'	L-89	S 62°39'00" E	37.98'
L-21	S 82°05'19" E	8.36'	L-90	S 65°21'39" E	22.70'
L-22	N 88°52'04" W	1.88'	L-91	N 38°05'46" W	93.82'
L-23	N 07°26'27" E	6.99'	L-92	N 45°39'31" W	44.56'
L-24	S 07°26'27" W	45.96'	L-93	N 39°22'10" W	36.54'
L-25	N 07°26'27" E	34.16'	L-94	S 57°15'53" E	24.11'
L-26	N 07°26'27" E	45.96'	L-95	N 36°22'51" W	33.64'
L-27	N 07°26'27" E	24.14'	L-96	N 03°44'35" W	25.91'
L-28	N 07°26'27" E	63.01'	L-97	S 52°57'23" E	27.72'
L-29	S 67°29'27" W	46.93'	L-98	N 34°35'00" W	68.72'
L-30	N 67°29'27" E	56.54'	L-99	N 02°17'22" E	41.11'
L-31	N 22°30'33" W	4.90'	L-100	N 23°41'14" E	27.83'
L-32	N 78°54'52" E	39.04'	L-101	N 08°10'41" W	13.91'
L-33	N 78°54'52" E	79.91'	L-102	N 32°36'01" W	16.83'
L-34	S 78°54'52" W	33.73'	L-103	S 46°18'35" E	20.50'
L-35	N 22°30'33" W	4.90'	L-104	S 42°07'24" E	62.36'
L-36	N 67°29'27" E	25.94'	L-105	N 58°42'25" W	62.01'
L-37	N 89°51'27" W	82.83'	L-106	N 23°11'55" W	31.65'
L-38	S 89°51'27" E	44.29'	L-107	S 00°30'04" E	22.21'
L-39	S 89°51'27" E	34.63'	L-108	S 62°39'00" E	37.98'
L-40	S 86°22'39" E	27.51'	L-109	S 21°21'36" W	36.19'
L-41	S 86°22'39" E	63.00'	L-110	S 46°10'09" E	24.98'
L-42	S 86°22'39" E	75.00'	L-111	S 46°10'09" E	25.41'
L-43	N 90°00'00" E	42.05'	L-112	N 38°54'15" W	21.30'
L-44	S 81°39'43" E	56.87'	L-113	N 42°24'51" W	19.06'
L-45	N 69°37'37" W	25.41'	L-114	N 43°24'42" W	61.34'
L-46	S 89°50'39" W	27.58'	L-115	N 00°48'05" E	59.50'
L-47	N 89°50'39" E	65.00'	L-116	N 47°41'10" W	11.79'
L-48	N 60°43'52" E	90.71'	L-117	N 49°39'53" W	41.15'
L-49	N 60°43'52" W	40.20'	L-118	N 41°10'36" W	20.38'
L-50	N 86°11'30" W	41.95'	L-119	S 54°57'57" E	28.56'
L-51	N 86°11'30" W	65.00'	L-120	N 47°07'04" W	52.87'
L-52	S 86°11'30" E	50.38'	L-121	N 47°56'39" W	49.45'
L-53	N 86°07'48" W	75.00'	L-122	N 43°10'54" W	17.79'
L-54	S 86°07'48" E	65.00'	L-123	N 52°39'02" W	9.54'
L-55	N 73°43'29" W	50.00'	L-124	N 86°33'59" W	19.99'
L-56	S 43°46'40" E	57.82'	L-125	S 46°32'53" E	10.44'
L-57	N 78°02'55" W	78.38'	L-126	N 23°35'41" W	18.84'
L-58	S 00°31'21" E	41.97'	L-127	N 34°05'00" W	14.62'
L-59	N 20°12'35" W	40.55'	L-128	N 63°06'14" W	8.81'
L-60	S 20°12'35" E	39.46'	L-129	N 61°51'14" W	5.99'
L-61	N 09°28'28" E	40.83'	L-130	N 49°15'14" W	9.77'
L-62	S 85°59'44" E	14.75'	L-131	S 09°42'21" E	13.04'
L-63	S 61°05'42" E	18.66'	L-132	N 03°23'42" W	3.83'
L-64	N 61°05'42" W	26.55'	L-133	N 86°36'18" E	0.83'
L-65	N 47°16'12" W	59.30'	L-134	N 00°09'21" W	60.99'
L-66	N 27°18'28" W	41.34'	L-135	N 01°47'43" E	61.06'
L-67	S 27°18'28" E	5.99'	L-137	N 65°42'53" W	28.22'
L-68	N 10°34'54" W	31.78'	L-138	N 11°40'49" E	120.14'
L-69	S 62°26'22" E	34.21'	L-139	N 00°09'21" W	51.27'
			L-140	N 11°24'55" W	171.24'
			L-141	N 87°56'31" E	42.34'
			L-142	N 02°00'03" W	38.23'
			L-143	N 87°10'15" E	41.92'
			L-144	N 02°37'37" W	38.80'

SCM CURVE TABLE				
CURVE	ARC LENGTH	RADIUS	CHORD LENGTH	CHORD BEARING
SC-1	13.52'	19.62'	13.26'	S 77°32'20" W
SC-2	10.05'	19.79'	9.94'	N 67°08'33" W
SC-3	64.65'	57.28'	61.27'	N 16°00'13" E
SC-4	17.69'	20.00'	17.12'	S 46°24'29" E
SC-5	6.49'	40.00'	6.48'	S 84°48'40" E

DRAINAGE CURVE TABLE				
CURVE	ARC LENGTH	RADIUS	CHORD LENGTH	CHORD BEARING
DC-1	37.67'	52.51'	36.87'	N 04°41'09" W
DC-2	27.73'	37.24'	27.10'	N 05°59'37" W

BACKWATER CURVE TABLE				
CURVE	ARC LENGTH	RADIUS	CHORD LENGTH	CHORD BEARING
BC-1	3.92'	2.00'	3.32'	N 47°18'42" E
BC-2	2.61'	2.00'	2.43'	S 46°17'29" E
BC-3	5.68'	3.60'	5.11'	N 44°53'54" E
BC-4	2.99'	516.72'	2.99'	N 00°09'59" W
BC-5	8.56'	6.60'	7.98'	N 37°10'17" W
BC-6	5.82'	11.60'	5.76'	N 88°43'24" W
BC-7	8.86'	6.60'	8.21'	N 38°25'58" E
BC-8	4.53'	45.54'	4.53'	S 02°50'55" W
BC-9	2.63'	1.60'	2.34'	N 41°23'33" W
BC-10	9.60'	6.30'	8.70'	N 67°03'49" W
BC-11	4.50'	6.30'	4.40'	N 02°57'30" E
BC-12	3.54'	6.30'	3.49'	S 33°35'13" W
BC-13	4.95'	5.70'	4.80'	N 24°47'46" E
BC-14	9.90'	6.30'	8.91'	S 23°03'17" W

CURVE TABLE				
CURVE	ARC LENGTH	RADIUS	CHORD LENGTH	CHORD BEARING
C-1	39.27'	25.00'	35.36'	S 43°52'04" E
C-2	12.73'	208.84'	12.73'	S 02°54'01" W
C-3	52.93'	325.00'	52.87'	N 08°56'24" E
C-4	40.93'	25.00'	36.51'	S 60°30'36" W
C-5	7.82'	255.00'	7.82'	N 71°42'26" W
C-6	204.91'	255.00'	199.44'	N 47°48'31" W
C-7	76.28'	255.00'	76.00'	N 16°13'06" W
C-8	39.08'	255.00'	39.04'	N 03°15'29" W
C-9	39.27'	25.00'	35.36'	N 46°07'56" E
C-10	39.27'	25.00'	35.36'	S 43°52'04" E
C-11	40.80'	305.00'	40.77'	S 02°42'00" E
C-12	65.04'	305.00'	64.92'	N 12°38'30" W
C-13	66.19'	305.00'	66.06'	S 24°58'06" E
C-14	65.95'	305.00'	65.83'	S 37°22'51" E
C-15	65.44'	305.00'	65.32'	N 49°43'21" W