

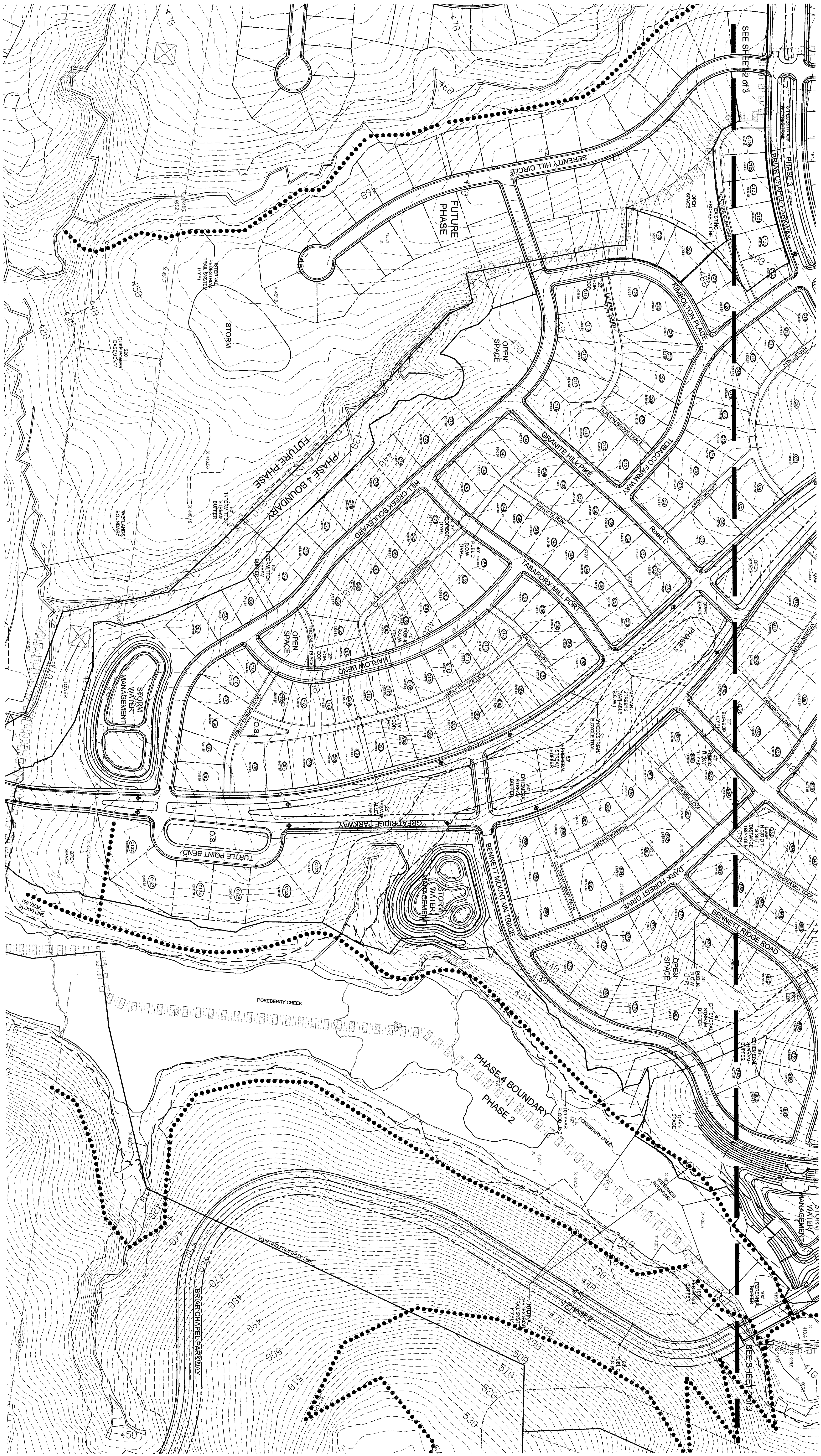
VICINITY MAP

1

PHASE 4 SITE DATA

SITE ACREAGE:	173.22 AC
(INCLUDES PHASE 3 COLLECTOR STR ROW)	
ZONING:	R-10
PARCEL NUMBER(S):	5796-42-000 5798-42-1000 5795-44-9804 2817
TOTAL LOTS:	10,201 LF
APPROXIMATE LENGTH OF STREETS:	12,210 LF
26 BAY TOTAL AREA IN R.O.W.:	11,718 AC
PUBLIC AREA:	N/A PER COO APPROVAL
MINIMUM LOT SIZE:	N/A PER COO APPROVAL
AVERAGE LOT SIZE:	N/A PER COO APPROVAL
BUILDING SETBACKS:	14' FROM PUBLIC STREET (A.O.V.) 10' FROM PRIVATE STREET (A.O.V.) 4' FROM ALLEY EASEMENT 10' FROM PROPERTY LINE 5' FROM PUBLIC STREET (A.O.V.) 5' FROM PRIVATE STREET (A.O.V.)
REAR SETBACK:	
SIDE SETBACK:	

- NOTES**
1. THE TOPOGRAPHIC SURVEY DATA IS BASED ON AN AERIAL PHOTOGRAPHIC SURVEY.
 2. BOUNDARY INFORMATION PROVIDED BY THE JOHN R. McADAMS COMPANY IS LOCATED PARTIALLY WITHIN THE 100 YEAR FLOOD PLAIN PER FEMA PRELIMINARY PANELS 310975004 & 310975005 AND SHOULD BE HANDLED BY ON-SITE SEWAGE TREATMENT PLANT.
 3. ALL IC PLOTS TO BE BUILT TO MEET STANDARDS.
 4. THERE ARE NO CEMETARIES LOCATED WITHIN THE PHASE 4 PLANT.
 5. HOME OWNER ASSOCIATION SHALL BE RESPONSIBLE FOR TRAIL DESIGN SHOWN HEREIN APPROVED C.O. CONDITIONAL USE PERMIT. PER APPROVAL, TRAIL SHALL CONNECT TO THE SUBDIVISION TRAIL DEVELOPMENT MAY BE EXPANDED. TRAILS SHOWN IN PHASE 4 ARE A PART OF THE OVERALL APPROVED OTHER TRAILS WITHIN THE PHASE 4 PLANT.
 6. OTHER TRAILS WITHIN THE PHASE 4 PLANT SHALL BE FIELD LOCATED AT TIME OF CONSTRUCTION.



PHASE 4 SOUTH

GRAPHIC SCALE
1 inch = 100 ft

McADAMS

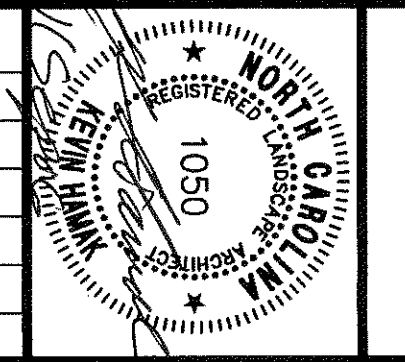
PROJECT NO. NEW-03000
DRAWN BY: JA
CHECKED BY: KH
DATE: 09-11-08
SCALE: 1"=100'

McADAMS

BRIAR CHAPEL PHASE 4
U.S. HWY. 15-501 & MANN'S CHAPEL ROAD
CHATHAM COUNTY, NORTH CAROLINA

OWNER:
NEWLAND COMMUNITIES
31 HILLSBORO STREET
PITTSBORO, NORTH CAROLINA 27312

REVISIONS:



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