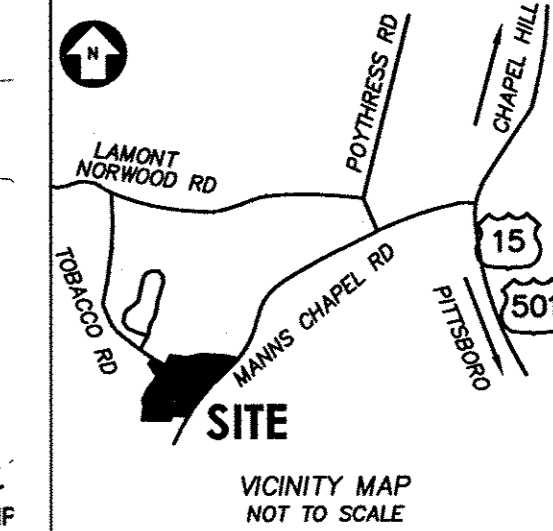
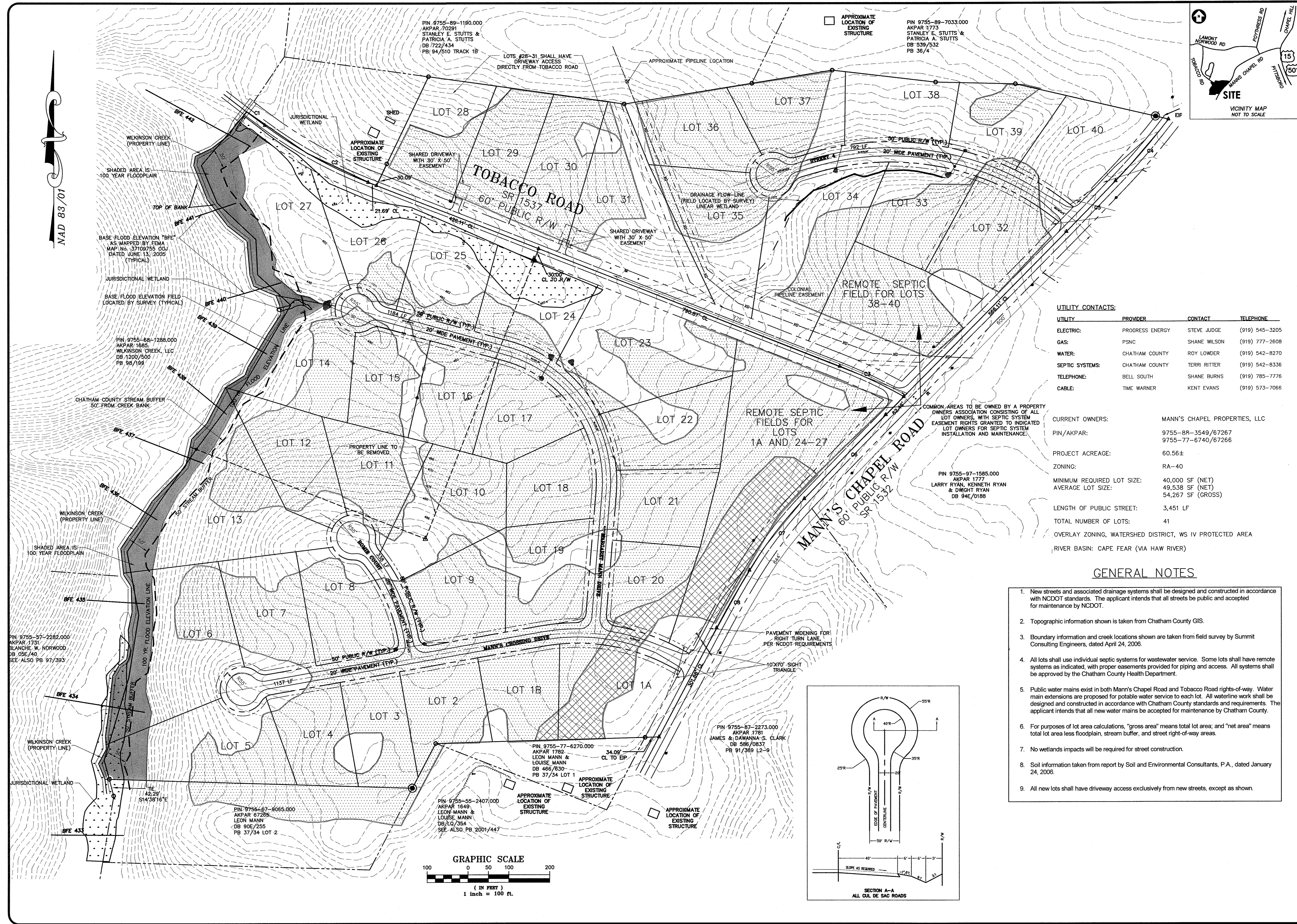
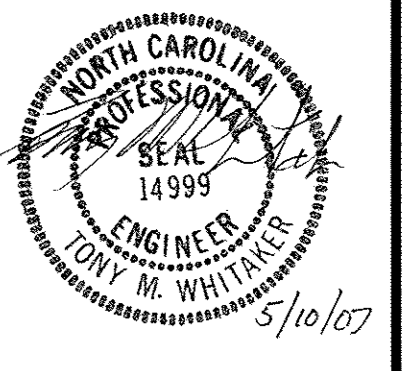


NAD 83/01



CIVIL CONSULTANTS INC.
 Land Development Consultants
 Civil Engineers
 3708 Lyckan Parkway, Suite 201, Durham, NC 27707
 PH: (919) 490-1645 Fax: (919) 403-0336 www.civil-consultants.com



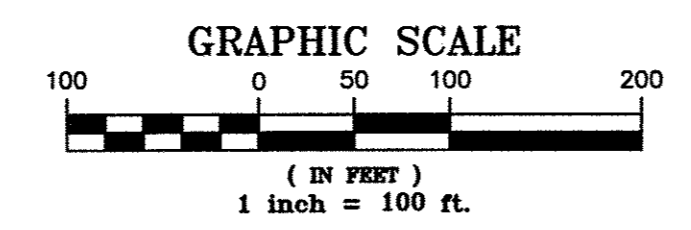
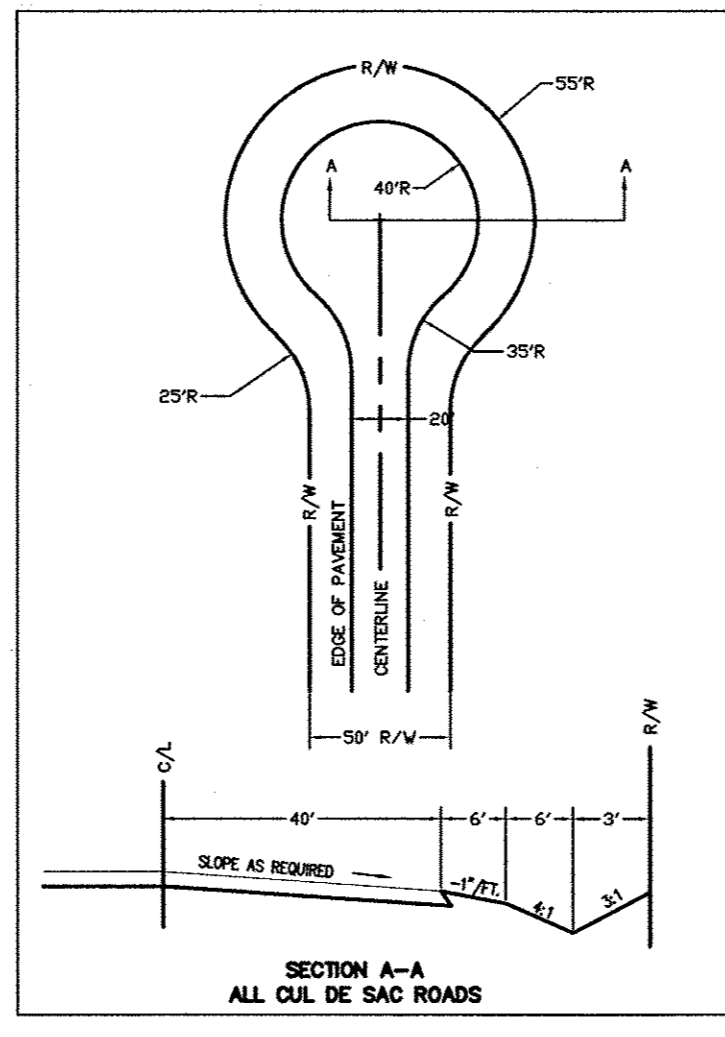
UTILITY CONTACTS:

UTILITY	PROVIDER	CONTACT	TELEPHONE
ELECTRIC:	PROGRESS ENERGY	STEVE JUDGE	(919) 545-3205
GAS:	PSNC	SHANE WILSON	(919) 777-2608
WATER:	CHATHAM COUNTY	ROY LOWDER	(919) 542-8270
SEPTIC SYSTEMS:	CHATHAM COUNTY	TERRI RITTER	(919) 542-8336
TELEPHONE:	BELL SOUTH	SHANE BURNS	(919) 785-7776
CABLE:	TIME WARNER	KENT EVANS	(919) 573-7066

CURRENT OWNERS: MANN'S CHAPEL PROPERTIES, LLC
PIN/AKPAR: 9755-88-3549/67267
 9755-77-6740/67266
PROJECT ACREAGE: 60.56±
ZONING: RA-40
MINIMUM REQUIRED LOT SIZE: 40,000 SF (NET)
AVERAGE LOT SIZE: 49,538 SF (NET)
 54,267 SF (GROSS)
LENGTH OF PUBLIC STREET: 3,451 LF
TOTAL NUMBER OF LOTS: 41
OVERLAY ZONING, WATERSHED DISTRICT, WS IV PROTECTED AREA
RIVER BASIN: CAPE FEAR (VIA HAW RIVER)

GENERAL NOTES

- New streets and associated drainage systems shall be designed and constructed in accordance with NCDOT standards. The applicant intends that all streets be public and accepted for maintenance by NCDOT.
- Topographic information shown is taken from Chatham County GIS.
- Boundary information and creek locations shown are taken from field survey by Summit Consulting Engineers, dated April 24, 2006.
- All lots shall use individual septic systems for wastewater service. Some lots shall have remote systems as indicated, with proper easements provided for piping and access. All systems shall be approved by the Chatham County Health Department.
- Public water mains exist in both Mann's Chapel Road and Tobacco Road rights-of-way. Water main extensions are proposed for potable water service to each lot. All waterline work shall be designed and constructed in accordance with Chatham County standards and requirements. The applicant intends that all new water mains be accepted for maintenance by Chatham County.
- For purposes of lot area calculations, "gross area" means total lot area; and "net area" means total lot area less floodplain, stream buffer, and street right-of-way areas.
- No wetlands impacts will be required for street construction.
- Soil information taken from report by Soil and Environmental Consultants, P.A., dated January 24, 2006.
- All new lots shall have driveway access exclusively from new streets, except as shown.



MANN'S CROSSING
 CHATHAM COUNTY, NORTH CAROLINA
OVERALL PLAN

REV.	DATE	DESCRIPTION
1	10/31/06	CONSTRUCTION SET
2	04/23/07	REVISE OWNERS NAME
3	05/08/07	ADDITION OF LOT 1B

DATE: OCTOBER 31, 2006
 HORIZONTAL SCALE: 1"=100'
 VERTICAL SCALE: NA
 PROJECT MANAGER: TMW
 DRAWN BY: KDF
 PROJECT NO.: 13009
 DRAWING NAME: 13009-PRELIM.DWG
 SHEET NO. **C1**
 CONSTRUCTION