

Chatham County Planning Department

P.O. Box 54  
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Type of Review

- Sketch
- Preliminary
- Final

MAJOR SUBDIVISION APPLICATION

Name of Subdivision: MANNS CROSSING

Subdivision Applicant: \_\_\_\_\_ Subdivision Owner: \_\_\_\_\_

Name: MANN'S CHAPEL PROPERTIES, LLC Name: SAME

Address: 111 CLOISTER CT, SUITE 114 Address: SAME  
CHAPEL HILL, NC 27514

Phone:(W) 919-489-9192 Phone:(W) SAME

Phone:(H) - Fax: 919-490-6993 Phone:(H) SAME Fax: SAME

E-Mail spangdevco@aol.com E-Mail SAME

Township: BALDWIN Zoning: RA-40 P. I. N. # 9755-88-3549/9755-77-6740

Flood Map # 3710975500J Zone: AE Parcel # 67267 / 67266

Watershed: WS-IV PROTECTED Existing Access Road: S.R. # 1532/1537

S.R. road name MANN'S CHAPEL / TOBACCO ROAD

Total Acreage: 60.56 Ac. Total # of Lots: 41 Min. Lot Size: 0.92 Ac.

Ph. I Acreage 60.56 Ac. Ph. I # of lots 41 Max. Lot Size: 2.75 Ac.

Ph. II Acreage - Ph. II # of lots - Avg. Lot Size: 1.36 Ac.

Ph. III Acreage - Ph. III # of lots -

Type of new road:  Private/ Length \_\_\_\_\_  Public/ Length 3451 LF

Road Surface:

- paved
- gravel

Water System:

- individual wells
- community wells
- public system

name CHATHAM COUNTY

Sewer System:

- septic systems
- community system
- public system

name \_\_\_\_\_

List other facilities: commercial, recreation, etc., and the approximate acreage or square footage:

Will Spang mgr Date 1/11/08 Will Spang mgr Date 1/11/08  
Signature of Applicant Signature of Owner

For Office Use Only:

Notes: \_\_\_\_\_

Approved by County Commissioners: Sketch \_\_\_\_\_  
Preliminary \_\_\_\_\_  
Final \_\_\_\_\_

Payment: Date \_\_\_\_\_ / \_\_\_\_\_ / \_\_\_\_\_ Amount: \$ \_\_\_\_\_

**CHATHAM COUNTY  
MAJOR SUBDIVISION  
REVIEW CHECKLIST**

Subdivision Name MANN'S CROSSING  
 Review For: [ ] Sketch [ ] Prelim [X] Final

Attach all supporting documentation regarding these approvals. If approvals are still pending, attach applications for approval.

SKETCH DESIGN REVIEW	APPROVAL DATE
[ ] 25 Copies of Plat with topo along with one (1) 8-1/2 x 11 copy	-----
[ ] Application w/Complete Adjacent Owner Addresses	-----
[ ] Soil Scientist Report and soil map	-----
{ } <b>1 electronic copy of all items above (see Digital Document Requirements)</b>	
PRELIMINARY PLAT REVIEW	
[ ] 25 Copies of Plat along with one (1) 8-1/2 x 11 copy	.....
[ ] Application w/ Complete Adjacent Owner Addresses	.....
[ ] Detailed Soils Map and Letter of explanation or D.E.M. approval {see Requirements for soil scientist report}	___/___/___
[ ] NCDOT Approval (if public roads)	___/___/___
[ ] DOT Comm. Driveway Permit	___/___/___
[ ] Erosion Control Plan Approval (if new roads or one acre disturbed)	___/___/___
[ ] U.S. Army Corps of Engineers Permit (if appl)	___/___/___
[ ] Road Name Request Form	___/___/___
[ ] County Public Water Approval (if applicable)	___/___/___
[ ] State Public Water Approval (if applicable)	___/___/___
[ ] Chatham Co. Schools' Road Comments (if new roads)	___/___/___
[ ] Stormwater Management Plan Approval (if appl)	___/___/___
[ ] Economic & Environmental Impact Study (if appl)	___/___/___
[ ] Water / Sewer Impact Statement (if appl)	___/___/___
{ } <b>1 electronic copy of all items above (see Digital Document Requirements)</b>	
FINAL PLAT REVIEW	
[X] 25 Copies of Plat	-----
[X] Application	.....
[X] <b>1 electronic copy of all items above (see Digital Document Requirements)</b>	___/___/___
[X] Chatham County Environmental Health Division septic improvement permits or NCDWQ septic permits for each lot. <i>In process per Health Dept.</i>	___/___/___
[X] Road Completion Certificate or Financial Guarantee <i>(Letter)</i>	___/___/___
[X] Utilities Completion Cert. or Financial Guarantee <i>(Letter)</i>	___/___/___

Comment \_\_\_\_\_

Date Complete Application Rec'd: \_\_\_/\_\_\_/\_\_\_ By: \_\_\_\_\_