

NOTE: AT SKETCH PLAN THIS WAS CALLED TO BE TWO CLOSURES (NO. 5 AND NO. 6) DUE TO THE SCENIC BEAUTY OF THIS AREA THESE 2 LOTS WERE REDUCED TO 6 LOTS ONLY AND BUT A SINGLE ROAD IS USED TO REDUCE IMPACT ON THE ENVIRONMENT

ACREAGE SHOWN HERE IS FROM AGENCIES INCLUDED SETBACKS AND ACREAGE SHOWN UNDER LOT NUMBERS

Reference Point
 1. Spher #22008
 N = 43912.6671
 E = 76861.3071
 FOREST VEGETATION TO BE RE-ESTABLISHED IN THIS AREA
 LANDSCAPED ISLAND CUL DE SAC PRIMARILY MAINTAINED BY HOMEOWNERS ASSOCIATION

THE VILLAGE OF FEARRINGTON
 PLANNED UNIT DEVELOPMENT
 WILLIAMS TOWNSHIP
 CHATHAM COUNTY, N.C.
 FOUNDER AND BUILDER:
 FITCH CREATIONS, INC.
 2009 FEARRINGTON VILLAGE CENTER
 FEARRINGTON, NC 27512
 (919) 3542-4000

SEARS DESIGN GROUP, P.A.
 LAND PLANNERS AND
 LANDSCAPE ARCHITECTS
 625 MEDICAL CENTER STREET
 SUITE 200
 CARY, NC 27513
 (919) 352-7000

DIEHL & PHILLIPS, P.A.
 CONSULTING ENGINEERS
 214 EAST SUITE 204
 STREET
 CARY, NC 27511
 (919) 467-8872

VAN R. FINCH LAND SURVEYERS
 109 HILLSBORO STREET
 PITTSBORO, NC 27312
 (919) 542-2503

GENERAL NOTES:

1. CONTRACTOR SHALL VERIFY LOCATION OF ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION.
2. WATER MAIN SHALL BE OWNED AND OPERATED BY CHATHAM COUNTY PUBLIC WORKS.
3. SANITARY SEWER SHALL BE OWNED AND OPERATED BY FEARRINGTON UTILITIES, INC.
4. MAINTAIN CONSISTENT 3'-0" COVER EXCEPT AS REQUIRED TO CLEAR OTHER UTILITIES.
5. THE WATER HAZARD/VEGETATIVE STREAM BUFFER AND UTILITIES EASEMENT SHOWN WILL PERMIT PEDESTRIAN TRAILS AS ALLOWED IN SECTION 304 OF THE COUNTY ORDINANCES.

MINIMUM LOT SIZE 80' x 218' (0.40 ACRES); 0.29 AC. BUILDABLE
 0.11 AC. STREAM PROTECTION
 BUILDING SET BACKS: 0.40 ACRES TOTAL
 AVERAGE LOT SIZE: 0.52 ACRES

FRONT: 6 FEET
 REAR: 8 FEET
 SIDE: 3 FEET

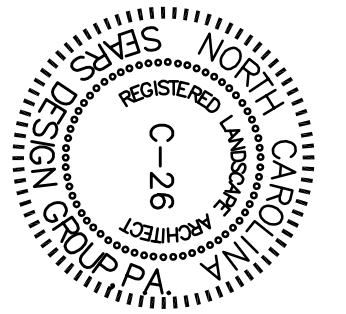
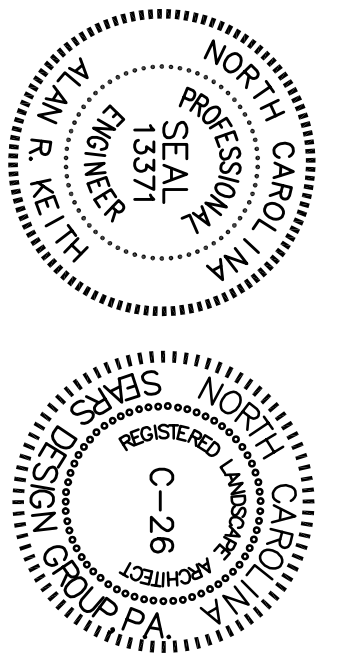
DWELLINGS TO BE SIMILAR TO EXISTING UNITS IN MILLCROFT CLUSTERS 1-4.
 2,000 - 3,000 SQ. FT. FOOTPRINT PLUS GARAGES.
 PARKING: 2 SPACES PER UNIT

TOTAL NO. LOTS: 6
 APPROXIMATE ACREAGE CLUSTER 5: 5.29
 PIN: 06097441659
 PARCEL NO: 18998
 ZONE: PLANNED UNIT DEVELOPMENT

STREET PRIVATE 40' ROW WITH 24' WIDTH, LENGTH = ±400 FT.

MILLCROFT CLUSTER NO. 5
 PRELIMINARY PLAT

GRAPHIC SCALE DATE: 10 JULY 2008



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|-----------|---------------|
| DESIGN | APR/SDG |
| DRAWN | LIB/SDG |
| CHECKED | ARK/SDG |
| SCALE | AS SHOWN |
| FILE | 40' |
| DATE | JULY 10, 2008 |
| REVISIONS | |

DIEHL & PHILLIPS, P.A.
 CONSULTING ENGINEERS
 CARY, N.C. • (919) 467-9972



MILLCROFT CLUSTER HOMES
 CLUSTER 5
 FEARRINGTON P.U.D.
 CHATHAM COUNTY, NORTH CAROLINA

PRELIMINARY PLAT
 SITE PLAN

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