

Community Meeting Report Form

**REPORT OF DEVELOPMENT INPUT MEETING REQUIRED BY
THE CHATHAM COUNTY SUBDIVISION ORDINANCE**

To: Lynn Richardson, Chatham County Subdivision Administrator

Subdivision Name: **Seaforth Landing**

Approximate Location (or Address): **Near intersection of N. Pea Ridge Road and Seaforth Road, south of U.S. 64.**

Proposed Number Lots: **45** Residential (Y/N): **Yes**

The undersigned hereby certifies that the required sign(s) was posted on the property proposed for subdivision, on each road frontage of said subdivision on (date) 2/9/15.
A photo of the sign posted is recommended to be attached to this form.

The meeting was held at the following time and place: **March 10, 2015 at the Offices of Bradshaw & Robinson, LLP 128 Hillsboro St., Pittsboro, NC 27312**

The persons in attendance at the meeting: **See attached Attendance sheet**

The following issues were discussed at the meeting (**Attach additional sheet(s) if needed**):

See attached sheet

As a result of the meeting, the following changes were made to the subdivision proposal (**Attach additional sheet(s) if needed**):

Please see attached sheet

Date: 5/4/15
Applicant: Polk Sullivan LLC.
By: RLD DARDEN SWAIN -

Please submit this Report to the Chatham County Planning Department located at 80-A East Street or mail it to Lynn Richardson, Subdivision Administrator, PO Box 54, Pittsboro, NC 27312-0054. If you have any questions, please contact Lynn Richardson at (919) 542-8207 or lynn.richardson@chathamnc.org.

ATTENDANCE SHEET

SEAFORTH SUBDIVISION COMMUNITY MEETING

MARCH 10, 2015

Ruth Rouse

Michael Tiemann

David and Annette Clement

Leslie Booker

Barbara Moore

Geoff Makar

Benjamin Davis

Pat Gallarelli

Wyndee Langdon

Andy Lyon

ISSUES RAISED AND DISCUSSED AT SEAFORTH COMMUNITY MEETING
MARCH 10, 2015

1. Soils testing for septic – *All septic sites will be tested by certified soil scientists and confirmed by Chatham County.*
2. Recreation areas – *No recreation areas are planned due to the large lot sizes.*
3. Estimated home sizes – *No decision has been made on the potential home sizes but will be addressed in the community restrictive covenants.*
4. Street lighting – *Street lighting will be kept to a minimum.*
5. Commissioner review process – *This subdivision will go through the Chatham County Board of Commissioners for review.*
6. Possibility of larger lots – *The developer has not fully utilized all suitable septic soils and most lots are larger than the minimum required.*
7. Septic analysis – *Will be conducted according to Chatham County requirements.*
8. Pricing – *No decision has been made on the pricing of houses or lots.*
9. Road condition of Seaforth Rd. - *All neighborhood roads will be constructed to NCDOT and Chatham County standards.*
10. Drilling wells – *Each home site will have a well approved by Chatham County.*
11. Mineral rights – *Mineral rights will not be separated from the land and will be conveyed to each individual property owner.*
12. Road runoff – *Subdivision will be designed according to Chatham County stormwater regulations to ensure proper runoff.*
13. Building envelope locations – *Building envelopes will be addressed in the community restrictive covenants and at minimum will conform to the county setbacks.*
14. Any commercial components – *There is no commercial component to this parcel.*
15. Buffers on the first 3 lots on Seaforth; on first 4 lots on N. Pea Ridge – *Developer will use restrictive covenants, setbacks and building envelopes to ensure quality aesthetics of the community.*
16. Lot 41 bigger buffers for wetlands. – *Developer will adhere to all buffers established by the US Army Corps of Engineers as well as additional Chatham County buffers.*
17. Traffic light at intersection – *There are no plans for any additional traffic signaling other than what is required by NCDOT and Chatham County.*

18. Internet access – *Developer will work with service providers and neighbors to provide internet access to the subdivision.*
19. Individual or builder buyers – *No decision has been made as to sell to individuals or builders.*
20. Construction noise – *Weather permitting, construction noise will be limited to daylight hours.*

DEVELOPMENT INPUT MEETING NOTICE

DROP-IN OPEN HOUSE TO DISCUSS PROPOSED SUBDIVISION

**MEETING LOCATION: BRADSHAW & ROBINSON LAW OFFICE
128 HILLSBORO ST. PITTSBORO, NC**

MEETING TIME: 03/10/2015 6-8 PM

CONTACT: DARDEN SWAIN (919)469-8674

**FOR MORE INFORMATION:
PROPOSAL: www.ChathamNC.org/Planning**



STOP
AHEAD
ROAD WORK
AHEAD
ROAD WORK
AHEAD