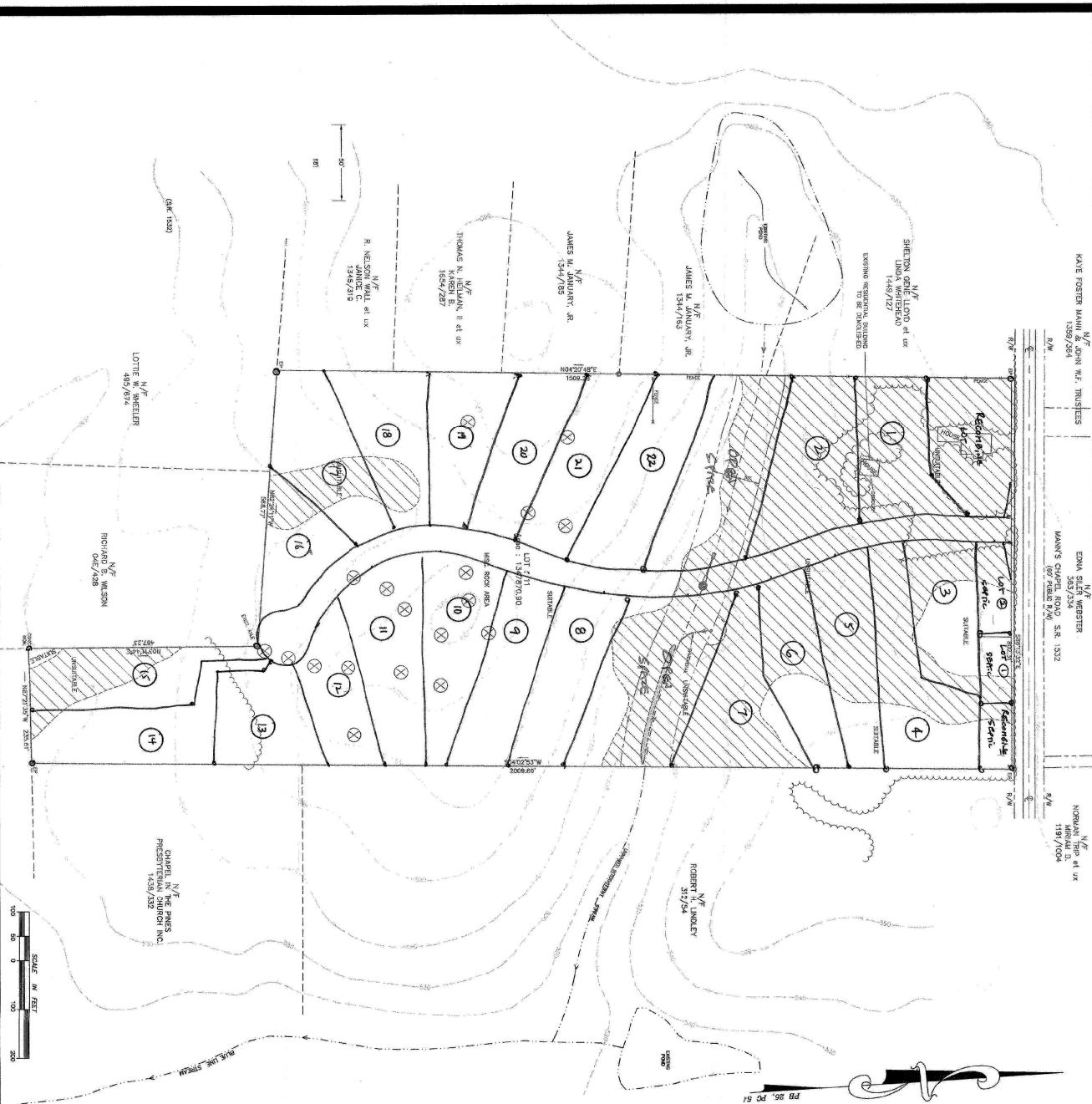


Meeting Announcement for Proposed Residential Subdivision on Mann's Chapel Road

A Community Input Meeting will be held on Wednesday August 9, 2017 at 7:00 pm to discuss a proposed residential subdivision located at #3954 Mann's Chapel Road, approximately one mile west of 15-501 (Fordham Blvd.) The meeting will be held at the Evergreen United Methodist Church, 11098 US Hwy. 15-501 N. and is scheduled to last approximately 1 hour. The proposed subdivision will consist of approximately 22 lots on approximately 31 acres, with an average lot size of 1 acre, with lots proposed to be served by County water and private septic systems. A representative will be available to answer any questions there may be, and all interested parties are encouraged to attend to offer feedback. A location of the property to be subdivided, detailed directions to the meeting site, and the proposed development plan are available below. Please contact David Lazzo at (919) 601-2816 for more information.



SCALE IN FEET
 0 50 100 150 200

PR 26, PG 51

LEGEND

- 90' INTERMITTENT AND WETLAND BUFFER
- 30' EPIHEMERAL BUFFER
- WETLANDS
- PROPOSED ROADWAY DRAIN PIPE AND VELOCITY CONTROL
- ROCK OUTCROPS
- UNSATURATED SEPTIC SOILS

RESIDENTIAL SUBDIVISION

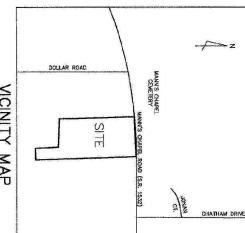
1. NET AREA IN TRACT: 1,347,201 S.F. (30.945 AC.)
2. NUMBER OF LOTS: 25 + *Exempt* = 25
3. PROPOSED ROAD: PUBLIC PAVED 20' TRAVEL SURFACES: 50' R/W
4. WATER SUPPLY: CHATHAM COUNTY PUBLIC WATER
5. SEWERAGE: CHATHAM COUNTY SEWERAGE
6. LOT SIZE: 40,000 S.F. TO MINIMUM S.F.; *Average* = 40,000 S.F.
7. PROPOSED STRIPBACKS: A) MANN'S CHAPEL: 40'; B) INTERIOR FRONT: 40'; C) REAR: 25'; D) SIDE: 25'
8. AREA IN PROPOSED PUBLIC STREET RIGHT-OF-WAY: 78,998 S.F.

OTHER INFORMATION

- A. STREAMS: INTERMITTENT AND EPIHEMERAL AS SHOWN
- B. WETLANDS: ADJACENT TO STREAM AS SHOWN
- C. FLOODPLAINS: NONE
- D. CULTURAL & HISTORICAL RESOURCES: NONE
- E. CULTURAL & HISTORICAL RESOURCES: NONE
- F. EXISTING LANDOWNER: HARDWOODS AND PINES EXCEPT AT EXISTING HOUSES
- G. STREAM CROSSING DISTANCE: 180 TO 90 LF OF EXISTING CHANNEL
- H. WATERSHED: JORDAN LAKE

TRACT INFORMATION

1. PINE: 9796-02-0623; 9796-01-0728
2. ANNE: 2026; 2333



<p>REVISIONS 2-9-2017</p>	<p>SCALE 1"=100'</p> <p>DRAWN BY: MOP</p> <p>CHECKED BY: JBC</p> <p>DATE: 2015-02-09</p> <p>PROJECT NO. 520401</p> <p>DRAWING NO. 98198K02</p>	<p>CONCEPT PLAN "K"</p> <p>VICTORIAN HILLS SUBDIVISION</p> <p>MANN'S CHAPEL ROAD</p>	<p>PHILIP POST & ASSOCIATES</p> <p>ENGINEERS PLANNERS SURVEYORS</p> <p>401 Providence Road Chapel Hill, NC 27514 (919)929-1173 401-2000 & 850-3662 822 North Elm Street Greensboro, NC 27401 (919)273-7711</p>
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Proposed Development

Neighborhood Meeting Location

