

Chatham County Planning Department
P.O. Box 54
Pittsboro, NC 27312
Tel: (919) 542-8204
Fax: (919) 542-2698

Type of Review
 Sketch
 Preliminary
 Final

MAJOR SUBDIVISION APPLICATION

Name of Subdivision: The Legacy Phase 5A2

Subdivision Applicant:

Subdivision Owner:

Name: F-L Legacy Owner, LLC

Name: F-L Legacy Owner, LLC

Address: 352 Paseo Reyes Drive
Saint Augustine FL 32095

Address: Same

Phone:(W) 919 230-8800

Phone:(W) _____

Phone:(H) _____ Fax: _____

Phone:(H) _____ Fax: _____

E-Mail frw@frehholdcm.com

E-Mail _____

Township: Williams Zoning: R-1

P. I. N. # 978312-2642

Flood Map # 3710978200J Zone: X

Parcel # 17378

Watershed: WS-IV PA

Existing Access Road: S.R. # 1716

S.R. road name Big Woods

Total Acreage 10.29 AC

Total # of Lots: 22

Min. Lot Size: 0.25 AC

Ph. I Acreage _____

Ph. I # of lots _____

Max. Lot Size: 0.39 AC

Ph. II Acreage _____

Ph. II # of lots _____

Avg. Lot Size: 0.29 AC

Ph. III Acreage _____

Ph. III # of lots _____

Name and date of contact with Chatham County Historical Association: Reviewed at Sketch Plan

Type of new road: Private/ Length +/- 1675 LF Public/ Length _____

Road Surface:

paved

gravel

Water System:

individual wells

community wells

public system

name N. Chatham

Sewer System:

septic systems

community system

public system

name Aqua NC

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

N/A

See Attached

Date See Attached

Date 8/9/17

Signature of Applicant

Signature of Owner

For Office Use Only:

Notes: _____

Approved by County Commissioners:

Sketch _____

Preliminary _____

Final _____

Chatham County Planning Department – Major Subdivision Application – signature page

DATED this 9th day of August, 2017.

Applicant:

F-L Legacy Owner, LLC,
a Delaware limited liability company

By: F-L Legacy Holdings, LLC,
a Delaware limited liability company,
its Sole Member

By: FCA Legacy, LLC,
a Delaware limited liability company,
its Manager

By: JRB
Name: Jesse R Baker
Title: Authorized Signatory

Owner:

F-L Legacy Owner, LLC,
a Delaware limited liability company

By: F-L Legacy Holdings, LLC,
a Delaware limited liability company,
its Sole Member

By: FCA Legacy, LLC,
a Delaware limited liability company,
its Manager

By: JRB
Name: Jesse R Baker
Title: Authorized Signatory

Payment: Date _____/_____/_____ Amount: \$ _____

ADJACENT LAND OWNERS (Property owners across a road, easement, or waterway are considered adjacent land owners):

Legal notices are mailed to these owners, please type or write neatly, and include zip codes.

1. F-L Legacy Owner LLC	11.
352 Paseo Reyes Drive	
Saint Augustine FL 32095	
2. Legacy at Jordan Lake HOA Inc	12.
6739 Falls of Neuse Road	
Raleigh NC 27615	
3. Dwight and Katie Barbee	13.
662 Legacy Falls Drive	
Chapel Hill, NC 27517	
4. Claude and Machere Ilboudo	14.
673 Legacy Falls Drive	
Chapel Hill, NC 27517	
5.	15.
6.	16.
7.	17.
8.	18.
9.	19.
10.	20.

FOR OFFICE USE ONLY

Date's Adjacent Owner Letters were mailed out

Sketch	/ /	/ /
Preliminary	/ /	/ /

Dates and Actions of Planning Board Meetings

Sketch	/ /	<input type="checkbox"/> Appv'd	<input type="checkbox"/> Denied	<input type="checkbox"/> Tabled
Preliminary	/ /	<input type="checkbox"/> Appv'd	<input type="checkbox"/> Denied	<input type="checkbox"/> Tabled
Final	/ /	<input type="checkbox"/> Appv'd	<input type="checkbox"/> Denied	<input type="checkbox"/> Tabled

Dates and Actions of Board of Commissioners Meetings

Sketch	/ /	<input type="checkbox"/> Appv'd	<input type="checkbox"/> Denied	<input type="checkbox"/> Tabled
Preliminary	/ /	<input type="checkbox"/> Appv'd	<input type="checkbox"/> Denied	<input type="checkbox"/> Tabled
Final	/ /	<input type="checkbox"/> Appv'd	<input type="checkbox"/> Denied	<input type="checkbox"/> Tabled

Conditions stipulated by Planning Board or Board of Commissioners (label as sketch, preliminary or final):

Financial Guarantee (if applicable):

Submitted by: _____

Guarantee Type: _____

Amount: \$ _____

Acceptance Date: ____/____/____

Expiration Date: ____/____/____

Release Date: ____/____/____

Release Payable to: _____

_____ / ____ / ____
Planning Department

Date

**CHATHAM COUNTY
MAJOR SUBDIVISION
REVIEW CHECKLIST**

SubdivisionName Legacy Phase 5A-2

Review For: Sketch Prelim Final

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

SKETCH DESIGN REVIEW	APPROVAL DATE
<input type="checkbox"/> 25 Copies of Plat with topo along with one (1) 8-1/2 x 11 copy	-----
<input type="checkbox"/> Application w/Complete Adjacent Owner Addresses	-----
<input type="checkbox"/> Soil Scientist Report and soil map	-----
<input type="checkbox"/> Confirmation from Chatham County Historical Association/Jane Pyle/542-3603	
<input type="checkbox"/> 1 electronic copy of all items above (see Digital Document Requirements)	
PRELIMINARY PLAT REVIEW	
<input type="checkbox"/> 25 Copies of Plat along with one (1) 8-1/2 x 11 copy
<input type="checkbox"/> Application w/ Complete Adjacent Owner Addresses
<input type="checkbox"/> Detailed Soils Map and Letter of explanation or D.E.M. approval {see Requirements for soil scientist report}	
<input type="checkbox"/> NCDOT Approval (if public roads) N/A	_ / _ / _
<input type="checkbox"/> DOT Comm. Driveway Permit N/A	_ / _ / _
<input type="checkbox"/> Erosion Control Plan Approval (if new roads or one acre disturbed)	
<input type="checkbox"/> U.S. Army Corps of Engineers Permit (if appl)	_ / _ / _
<input type="checkbox"/> Road Name Request Form	
<input type="checkbox"/> County Public Water Approval (if applicable)	
<input type="checkbox"/> State Public Water Approval (if applicable)	
<input type="checkbox"/> Chatham Co. Schools' Road Comments (if new roads) Approved with Master Plan	_ / _ / _
<input type="checkbox"/> Stormwater Management Plan Approval (if appl)	
<input type="checkbox"/> Economic & Environmental Impact Study (if appl)	_ / _ / _
<input type="checkbox"/> Water / Sewer Impact Statement (if appl)	_ / _ / _
<input type="checkbox"/> 1 electronic copy of all items above (see Digital Document Requirements)	
FINAL PLAT REVIEW	
<input checked="" type="checkbox"/> 25 Copies of Plat	-----
<input checked="" type="checkbox"/> Application
<input checked="" type="checkbox"/> 1 electronic copy of all items above (see Digital Document Requirements)	_ / _ / _
<input type="checkbox"/> N/A Chatham County Environmental Health Division septic improvement permits or NCDWQ septic permits for each lot.	_ / _ / _
<input checked="" type="checkbox"/> Road Completion Certificate or Financial Guarantee	_ / _ / _
<input checked="" type="checkbox"/> Utilities Completion Cert. or Financial Guarantee	_ / _ / _

Comment _____

Date Complete Application Rec'd: _____ / _____ / _____ By: _____



CE GROUP

301 GLENWOOD AVENUE, SUITE 220
RALEIGH, NC 27603
Phone: (919) 367-8790
E-Mail: mark@cegroupinc.com


TO: Chatham County Planning Department
80-A East Street
Pittsboro, NC 27312
ATTENTION: Lynn Richardson

Transmittal
DATE: 8/11/17
PROJECT NO: 330-05
Legacy Phase 5A-2
Chatham County, NC

Quantity	Drawing No.	Description
25	Sets	Final Plat Map (for review only)
1	Copy	Final Plat Application
1	Copy	Engineers Letter of Credit (Estimate)
1	Copy	Financial Guarantee Contract (County Form)
1	Copy	County Checklist
1	Copy	Digital Information (included in submission)

REMARKS Lynn, Please let me know if you require any additional information.

CC: Andrew Smith, Freehold Communities

Signed  CE Group, Inc.
Mark P. Ashness, PE LEED AP