



STATE OF NORTH CAROLINA
DEPARTMENT OF TRANSPORTATION

ROY COOPER
GOVERNOR

J. ERIC BOYETTE
SECRETARY

June 24, 2020

**Chatham County County Driveway Permit File Number 19.1113
(Conservancy at Jordan Lake)**

Re: Commercial Driveway Permit Application with Entrance onto Old US Hwy 1

Shaddox Creek Developers, LLC
4201 Taylor Hall Place
Chapel Hill N.C. 27517

Personnel assigned to this office have conducted a review of the permit application & plans and approval is granted subject to the following stipulations:

1. This approval covers only work associated with the construction of an entrance connection to the NCDOT maintained roadway.
2. The entrance onto Old US Hwy 1 is to be constructed in accordance with the attached plan sheets.
3. The entrance onto Old US Hwy 1 shall require radii on each side of the driveway as shown on the attached drawing.
4. No parking or outdoor advertising (signs) shall be allowed inside the right of way of Old US Hwy 1.
5. Any areas inside the right of way disturbed during construction shall be seeded and mulched immediately upon completion of construction.
6. Upon completion of construction, final approval by the District Engineer is required prior to opening the access connection for public use (page 9 Driveway Manual).
7. **The Owner/Developer & Engineer is advised that any changes to the approved site plan or construction of any structures which will add additional traffic to the site will require issuance of a new driveway permit and encroachment by NCDOT.**

Mailing Address:
NC DEPARTMENT OF TRANSPORTATION
DISTRICT OFFICE
300 DOT DRIVE
ASHEBORO, NC 27204

Telephone: (336) 318-4000
Fax: (336) 318-4573


Location:
300 DOT DRIVE
ASHEBORO, NC 27204

Website: www.ncdot.gov

- 8. Any work proposed within existing or proposed NCDOT right of way not covered in the above stipulations shall be constructed in accordance with an NCDOT approved Encroachment Agreement. An approved Encroachment Agreement will show all roadway details including, but not limited to, roadway widening, drainage and pavement markings. When construction activities are covered under both an approved NCDOT Driveway Permit and an approved NCDOT Encroachment Agreement, those construction activities shall be considered to be covered under the NCDOT approved Encroachment Agreement.**

Attached to this correspondence please find an approved copy of TEB Form 65-04 (Driveway Permit Application - N. C. Department of Transportation). Upon completion of the driveway entrances construction please notify the District Engineer Office (Phone (336)318-4000) so a final inspection of the entrances can be made.

Sincerely,

DocuSigned by:

F1A9CCB031DF4C3...
R. J. Monroe
District Supervisor

Attachments

cc: Justin Bullock, P.E., County Maintenance Engineer

APPLICATION IDENTIFICATION		N.C. DEPARTMENT OF TRANSPORTATION STREET AND DRIVEWAY ACCESS PERMIT APPLICATION
Driveway Permit No. 19.1113	Date of Application 4/1/20 6/24/2020	
County: Chatham		
Development Name: Conservancy at Jordan Lake		

LOCATION OF PROPERTY:

Route/Road: **Old US Hwy 1**

Exact Distance **1.28** Miles Feet **N** **S** **E** **W**

From the Intersection of Route No. **US 1** and Route No. **SR 1011 (Old US-1)** Toward **Beaver Creek Rd**

Property Will Be Used For: Residential /Subdivision Commercial Educational Facilities TND Emergency Services Other

Property: is is not within City Zoning Area.

AGREEMENT

- I, the undersigned property owner, request access and permission to construct driveway(s) or street(s) on public right-of-way at the above location.
- I agree to construct and maintain driveway(s) or street entrance(s) in absolute conformance with the current "Policy on Street and Driveway Access to North Carolina Highways" as adopted by the North Carolina Department of Transportation.
- I agree that no signs or objects will be placed on or over the public right-of-way other than those approved by NCDOT.
- I agree that the driveway(s) or street(s) will be constructed as shown on the attached plans.
- I agree that that driveway(s) or street(s) as used in this agreement include any approach tapers, storage lanes or speed change lanes as deemed necessary.
- I agree that if any future improvements to the roadway become necessary, the portion of driveway(s) or street(s) located on public right-of-way will be considered the property of the North Carolina Department of Transportation, and I will not be entitled to reimbursement or have any claim for present expenditures for driveway or street construction.
- I agree that this permit becomes void if construction of driveway(s) or street(s) is not completed within the time specified by the "Policy on Street and Driveway Access to North Carolina Highways".
- I agree to pay a \$50 construction inspection fee. Make checks payable to NCDOT. This fee will be reimbursed if application is denied.
- I agree to construct and maintain the driveway(s) or street(s) in a safe manner so as not to interfere with or endanger the public travel.
- I agree to provide during and following construction proper signs, signal lights, flaggers and other warning devices for the protection of traffic in conformance with the current "Manual on Uniform Traffic Control Devices for Streets and Highways" and Amendments or Supplements thereto. Information as to the above rules and regulations may be obtained from the District Engineer.
- I agree to indemnify and save harmless the North Carolina Department of Transportation from all damages and claims for damage that may arise by reason of this construction.
- I agree that the North Carolina Department of Transportation will assume no responsibility for any damages that may be caused to such facilities, within the highway right-of-way limits, in carrying out its construction.
- I agree to provide a Performance and Indemnity Bond in the amount specified by the Division of Highways for any construction proposed on the State Highway system.
- The granting of this permit is subject to the regulatory powers of the NC Department of Transportation as provided by law and as set forth in the N.C. Policy on Driveways and shall not be construed as a contract access point.
- I agree that the entire cost of constructing and maintaining an approved private street or driveway access connection and conditions of this permit will be borne by the property owner, the applicant, and their grantees, successors, and assignees.
- **I AGREE TO NOTIFY THE DISTRICT ENGINEER WHEN THE PROPOSED WORK BEGINS AND WHEN IT IS COMPLETED.**

SIGNATURES OF APPLICANT

PROPERTY OWNER (APPLICANT)		WITNESS	
COMPANY	Shaddox Creek Developers, LLC	NAME	Jim Sparto
SIGNATURE		SIGNATURE	
ADDRESS	4201 Taylor Hall Place Chapel Hill, NC 27517 Phone No. 9197036203	ADDRESS	341 Kilmayne Dr. Ste 201 Cary, NC 27511

AUTHORIZED AGENT		WITNESS	
COMPANY	Shaddox Creek Developers, LLC	NAME	Jim Sparto
SIGNATURE		SIGNATURE	
ADDRESS	4201 Taylor Hall Place Chapel Hill, NC 27517 Phone No. 9197036203	ADDRESS	341 Kilmayne Dr. Ste 201 Cary, NC 27511

APPROVALS

APPLICATION RECEIVED BY DISTRICT ENGINEER

DocuSigned by: SIGNATURE	Dist. Supervisor	6/24/2020 DATE
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APPLICATION APPROVED BY LOCAL GOVERNMENTAL AUTHORITY (when required)

 SIGNATURE	County Manager TITLE	6/24/20 DATE
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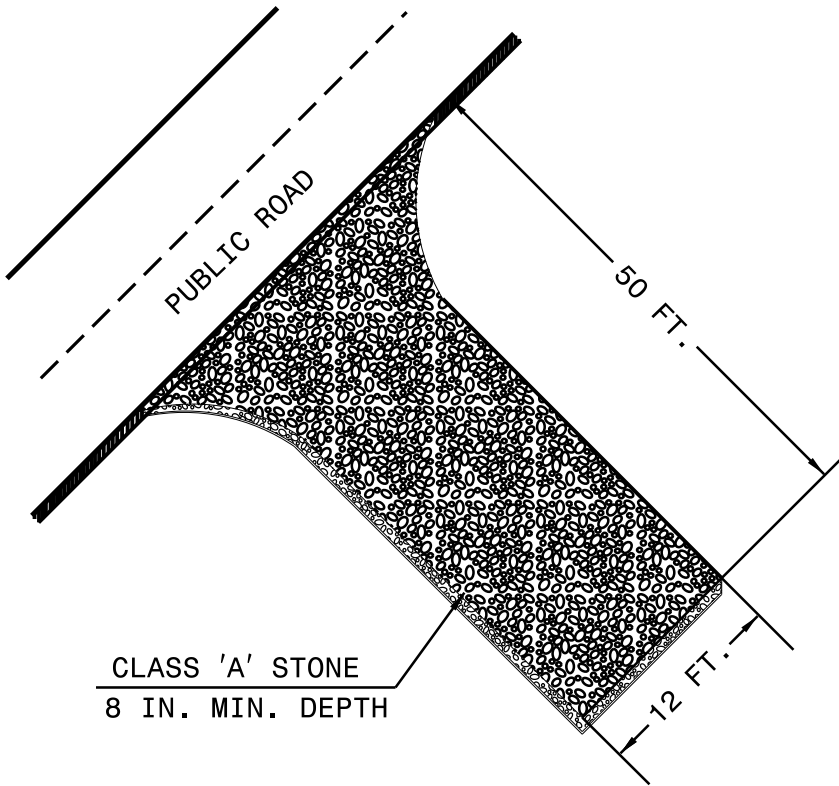
APPLICATION APPROVED BY NCDOT

DocuSigned by: SIGNATURE	Dist. Supervisor	6/24/2020 DATE
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INSPECTION BY NCDOT

_____ SIGNATURE	_____ TITLE	_____ DATE
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COMMENTS:



NOTES

1. PROVIDE TURNING RADIUS SUFFICIENT TO ACCOMMODATE LARGE TRUCKS.
2. LOCATE ENTRANCES TO PROVIDE FOR UTILIZATION BY ALL CONSTRUCTION VEHICLES.
3. MUST BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR DIRECT FLOW OF MUD ONTO STREETS. PERIODIC TOPDRESSING WITH STONE WILL BE NECESSARY.
4. ANY MATERIAL TRACKED ONTO THE ROADWAY MUST BE CLEANED UP IMMEDIATELY.
5. LOCATE GRAVEL CONSTRUCTION ENTRANCE AT ALL POINTS OF INGRESS AND EGRESS UNTIL SITE IS STABILIZED. PROVIDE FREQUENT CHECKS OF THE DEVICE AND TIMELY MAINTENANCE.
6. NUMBER AND LOCATION OF CONSTRUCTION ENTRANCES TO BE DETERMINED BY THE ENGINEER.
7. USE CLASS 'A' STONE OR OTHER COARSE AGGREGATE APPROVED BY THE ENGINEER.
8. INSTALL CONSTRUCTION ENTRANCES IN A WAY TO PREVENT VEHICLES FROM BYPASSING CONSTRUCTION ENTRANCE LEAVING PROJECT SITE.

NOTE: PLACE GEOTEXTILE FOR DRAINAGE BENEATH STONE

1-18

STATE OF
NORTH CAROLINA
DEPT. OF TRANSPORTATION
DIVISION OF HIGHWAYS
RALEIGH, N.C.

ROADWAY STANDARD DRAWING FOR
GRAVEL CONSTRUCTION ENTRANCE

SHEET 1 OF 1

1607.01

CONSTRUCTION PLANS

FOR

THE CONSERVANCY AT JORDAN LAKE

CHATHAM COUNTY, NORTH CAROLINA

JUNE 19, 2020

GENERAL CONSTRUCTION NOTES

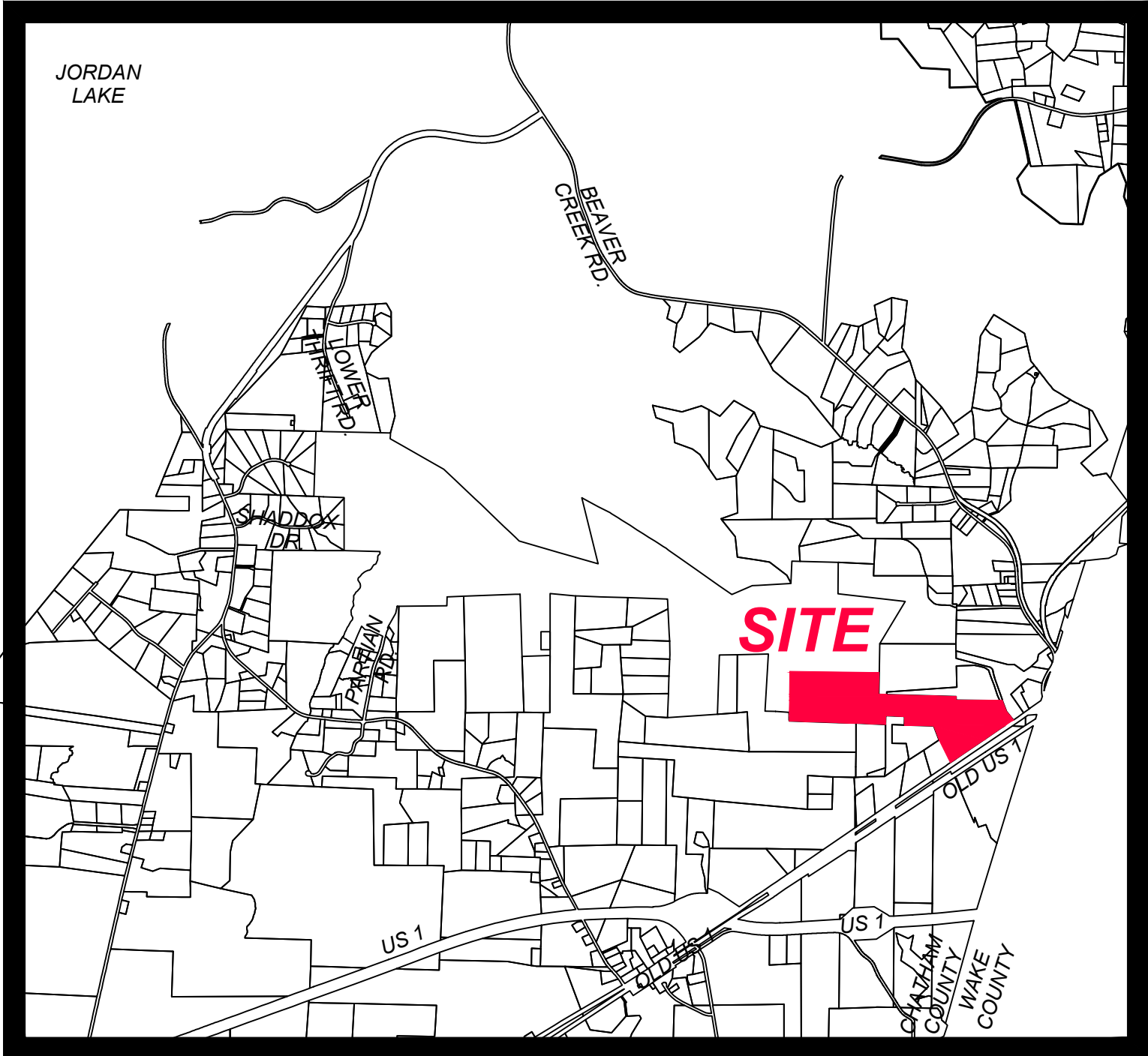
1. EXISTING UNDERGROUND STRUCTURES AND UTILITIES SHOWN ARE BASED ON FIELD SURVEYS AND BEST AVAILABLE RECORD DRAWINGS. THE CONTRACTOR SHALL FIELD VERIFY CONDITIONS, INCLUDING THE HORIZONTAL AND VERTICAL LOCATION OF ALL UTILITIES, PRIOR TO STARTING CONSTRUCTION AND NOTIFY THE ENGINEER OF ANY DISCREPANCIES.
2. THE CONTRACTOR SHALL CONTACT NORTH CAROLINA ONE CALL AT 1-800-632-4849. THE CONTRACTOR SHALL CALL AT LEAST 48 HOURS PRIOR TO ANY DIGGING.
3. THE SUBJECT PROPERTY IS LOCATED IN ZONE X, A MINIMAL FLOOD RISK AREA PER FEMA FIRM PANEL 0608, MAP NUMBER 3720060800K, DATED 02/02/07 AND PANEL 9699, MAP NUMBER 3710969900K, DATED 11/17/17.
4. IN-STREAM WORK SHALL BE PROHIBITED FROM MARCH 15 THROUGH JUNE 30 TO MINIMIZE IMPACTS TO SPAWNING FISH.
5. TOPOGRAPHIC INFORMATION PROVIDED BY CE GROUP, INC., RALEIGH, NC. PROFILE DATA FROM FIELD SURVEY, AND BACKGROUND TOPOGRAPHY FROM AERIAL MAPPING.
6. DISTURBANCE IS LIMITED TO NO MORE THAN 15 AC OF GRADUAL SLOPED LAND AT ANY ONE TIME (0 - 14.9% SLOPE).
7. DISTURBANCE IS LIMITED TO NO MORE THAN 10 AC OF MODERATELY SLOPED LAND AT ANY ONE TIME (15 - 24.9% SLOPE).
8. NCDOT ASSUMES NO RESPONSIBILITY FOR OPERATION, MAINTENANCE OR LIABILITY OF THE STRUCTURAL, STORMWATER BMP'S OR ANY DRAINAGE OUTSIDE OF THE RIGHTS-OF-WAY.
9. ALL GRATED INLETS IN DITCHES ARE TO BE NCDOT STD 840.17 OR 840.26 TYPE A 2GI NARROW SLOT INLETS.
10. GUARDRAIL INSTALLATION SHALL BE IN ACCORDANCE WITH SECTION 862 OF NCDOT CURRENT ROADWAY STANDARD DRAWINGS. CONTRACTOR TO CONSULT WITH NCDOT PRIOR TO OBTAINING GUARDRAIL TO VERIFY LENGTHS FOR INSTALLATION.

Project Data:
 Zoned: R-1
 AKPAR: 68894, 5334, 5545 & 5557
 PIN: 0609-54-0282, 0609-43-0050, 0609-34-0381 & 0609-33-1236
 Watershed: WS-IV PA
 Total Parcel Acreage ± 105.0 Ac.
 Length of Streets: ± 6,250 LF

Owner / Developer:
 Shaddox Creek Developers LLC
 341 Kilmayne Dr., Suite 201
 Cary, NC 27511

Civil Engineer / Surveyor:
 CE Group, Inc.
 301 Glenwood Avenue, Suite 220
 Raleigh, NC 27603
 Phone: 919.367.8790
 Contact: Jeff Foster, PE
 Email: jeff@cegroupinc.com

Environmental Engineer:
 Environmental Services, Inc.
 4901 Trademark Drive
 Raleigh, NC 27610
 Phone: 919.212.1760
 Contact: Jeff Harbour, PWS
 Email: jharbour@esinc.cc



VICINITY MAP

NTS



NORTH

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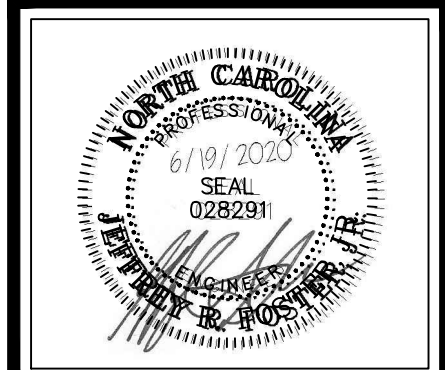
NO.	REVISIONS	DATE
C	REVISIONS PER CHATHAM COUNTY AND NCDOT COMMENTS	06/19/20
B	REVISIONS PER CHATHAM COUNTY EC & SW COMMENTS	06/12/20
A	REVISIONS PER CHATHAM COUNTY AND NCDOT COMMENTS	06/05/20

CE GROUP

301 GLENWOOD AVE. 220
 RALEIGH, NC 27603
 PHONE: 919-367-8790
 FAX: 919-322-0032

www.cegroupinc.com

License # C-1739



**CONSTRUCTION PLANS FOR
 THE CONSERVANCY AT JORDAN LAKE**

**COVER
 CHATHAM COUNTY, NC**

Date:	JUNE 19, 2020
Scale:	N/A
Drawn:	JWA
Checked:	JRF
Project No.:	127-290
Computer Dwg. Name:	127-290_01-c-01_cover

Sheet No:
C-01
 Of _



FINAL DESIGN
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 FOR CONSTRUCTION

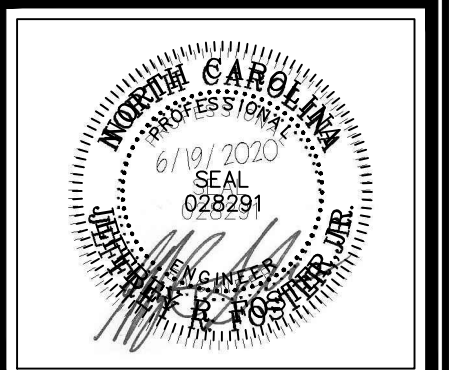


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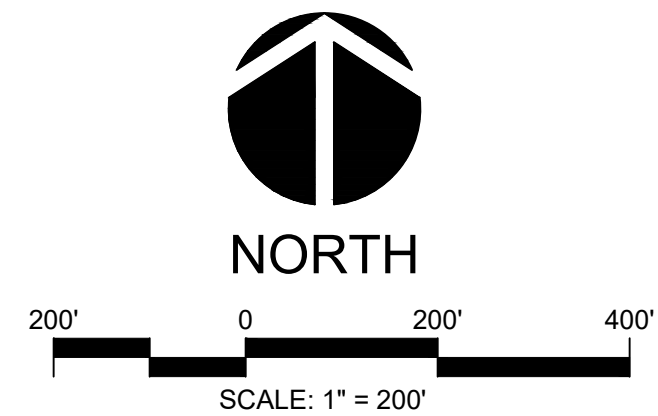


**CONSTRUCTION PLANS FOR
 THE CONSERVANCY AT JORDAN LAKE**

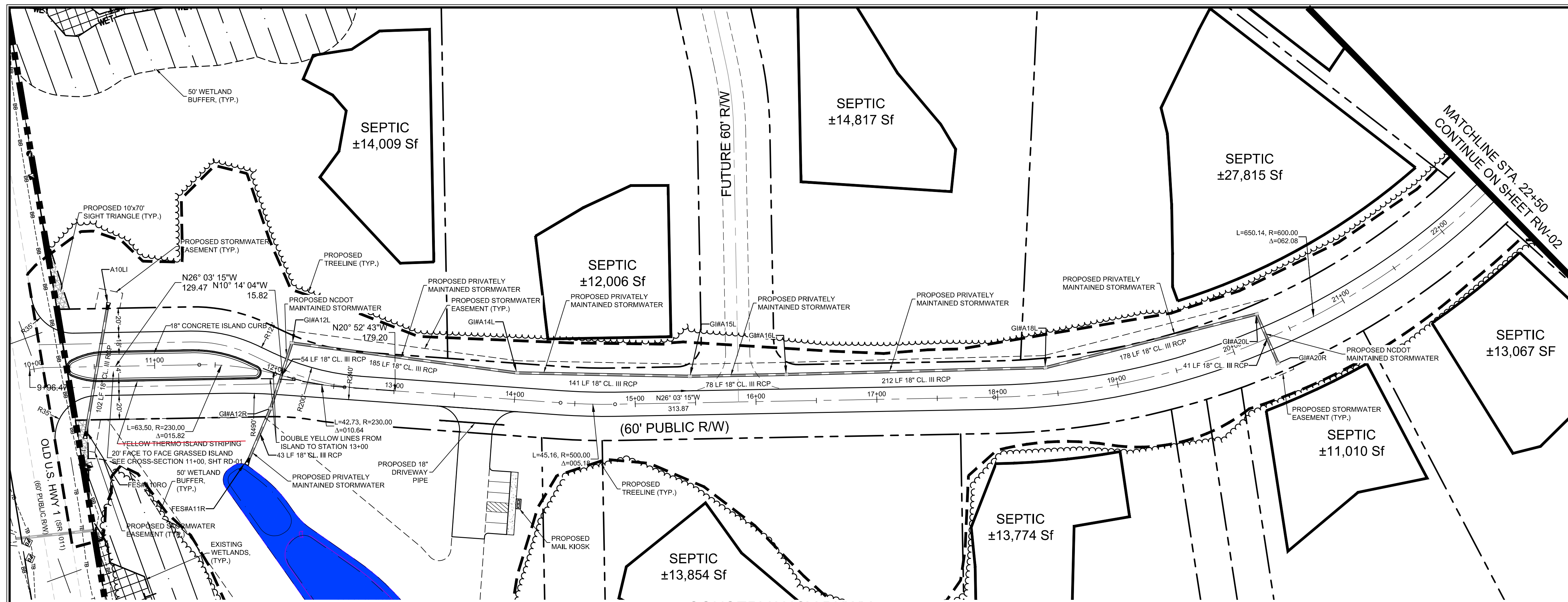
**OVERALL SITE PLAN
 CHATHAM COUNTY, NC**

Date: JUNE 19, 2020
 Scale: 1" = 200'
 Drawn: JWA
 Checked: JRF
 Project No: 127-290
 Computer Dwg. Name: 127-290_03-05-01_overall site plan

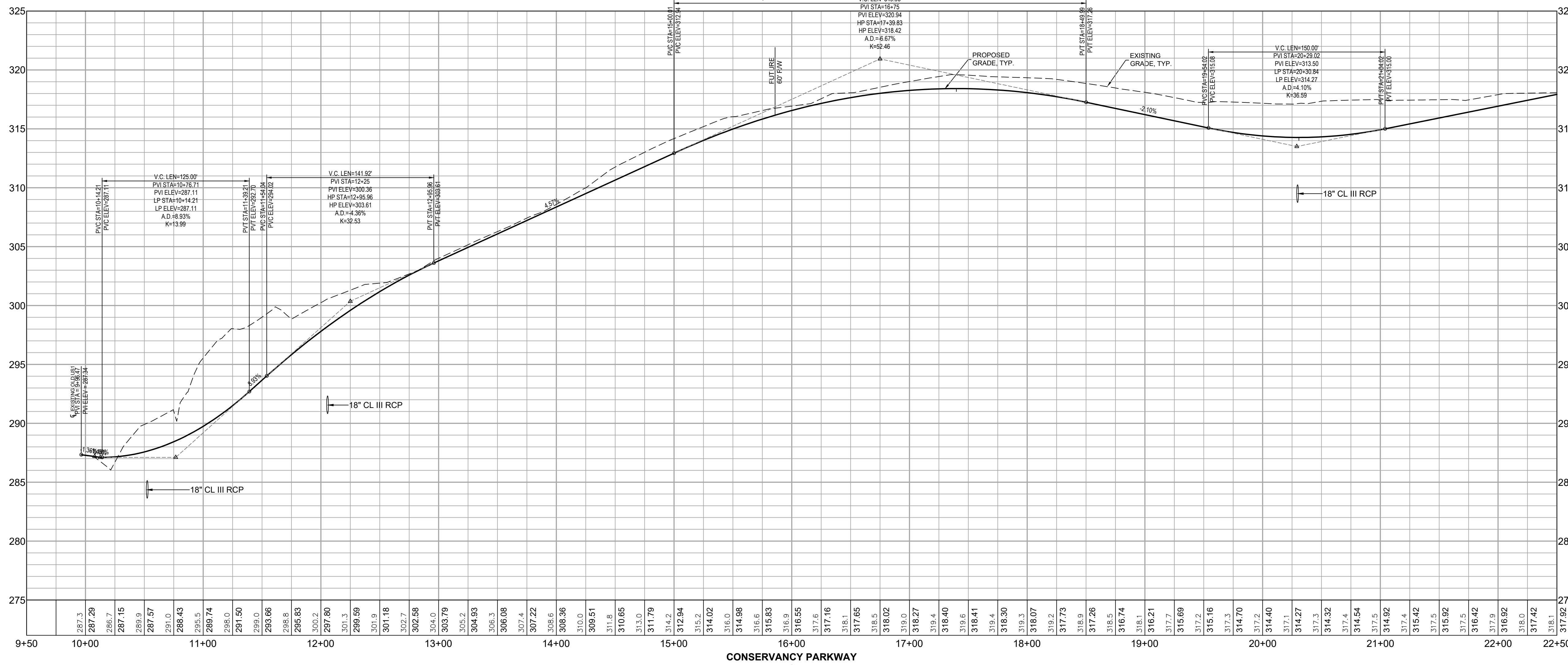
Sheet No:
OS-01
 Of 1



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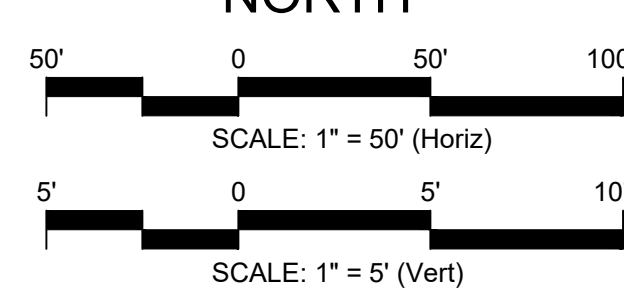
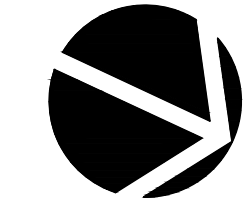
**CONSERVANCY PKWY
PLAN & PROFILE**
SCALE: 1"=50' H, 1"=5' V



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- ALL GRATED INLETS IN DITCHES ARE TO BE NC DOT STD 840.17 OR 840.28 TYPE A 2GI NARROW SLOT INLETS.
- GUARDRAIL INSTALLATION SHALL BE IN ACCORDANCE WITH SECTION 862 OF NC DOT CURRENT ROADWAY STANDARD DRAWINGS. CONTRACTOR TO CONSULT WITH NC DOT PRIOR TO OBTAINING GUARDRAIL TO VERIFY LENGTHS FOR INSTALLATION.

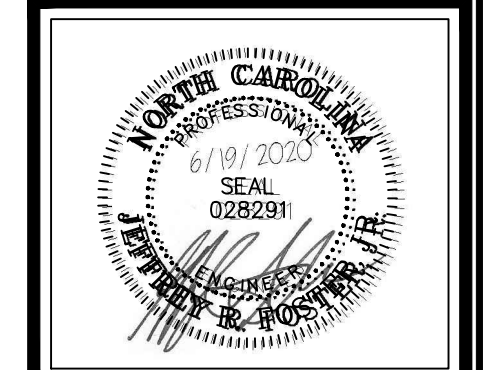
STORMWATER STRUCTURES			
Structure #	Top/Throat Elev.	Inv In Elev	Inv Out Elev
A20R	312.35	309.00	309.00
A20L	312.35	308.50	308.50
A18L	315.45	306.70	306.70
A16L	315.50	304.60	304.60
A15L	312.90	303.80	303.80
A14L	306.45	302.45	302.45
A12L	296.40	293.60	293.60
A12R	296.00	288.00	288.00
A11R	289.00	287.50	287.50
B09R	282.00	280.50	280.50
B11R	275.50	271.50	271.50
B12R	268.50	264.50	264.50
B14R	267.50	262.70	262.70
B15R	265.00	261.00	261.00
B16R	263.50	259.50	259.50
B11L	280.00	275.00	275.00
A41R	267.97	267.97	266.82
A48R	265.60	265.60	265.20
A49R	266.95	264.45	264.45
A49L	266.95	263.95	263.95
A49LO	265.00	263.00	263.00
A53R	270.75	266.75	266.75
A52R	273.20	265.95	265.95
C11R	268.00	263.00	263.00
C12L	267.00	262.00	262.00
C15R	267.50	266.00	266.00
C15L	267.50	264.50	264.50
C12LO	265.00	259.75	259.75
A10LI	284.15	284.15	284.15
A10RO	286.50	283.07	283.07



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CONSTRUCTION PLANS FOR
THE CONSERVANCY AT JORDAN LAKE
CONSERVANCY PKWY PP1
STA: 10+00 TO 22+50
CHATHAM COUNTY, NC

Date: JUNE 19, 2020
Scale: 1" = 50' / 1" = 5'
Drawn: JWA
Checked: JRF
Project No: 127-290
Computer Dwg. Name: 127-290_11-14-rw-01 to rw-04_conservan

Sheet No: **RW-01**
Of -