



PL854487P

Chatham County Planning Department
80-A East Street
P.O. Box 54, Pittsboro, NC 27312-0054
Phone: 919-542-8204
First Plat Review Fee: \$250.00 + \$50.00 per Lot

MAJOR SUBDIVISION - FIRST PLAT REVIEW APPLICATION

Proposed Subdivision Name: McBane Park Conservation Subdivision

Property Owner/Applicant:

Representative (Surveyor, Engineer, Etc.):

Name: Swain Land & Timber, LLC
Address: 117 Edinburgh South Drive, Suite 101
Cary, NC 27511
Phone: (W) (919) 417-2990
(H) N/A
(C) N/A
Fax: N/A
Email: hadley@swainco.com

Name: Zachary L. Fuller, PE
Company Name: WithersRavenel, Inc.
Address: 115 MacKenan Drive
Cary, NC 27511
Phone: (W) (919) 469-3340
(C) N/A
Fax: N/A
Email: zfuller@withersravenel.com

Who should staff contact (circle one)? Property Owner/Applicant

Consultant

PROPOSAL

Parcel # (AKPAR): 85448.00 P.I.N. # Zoning District: R-1

Flood Map # 3710973400K Zone: AE Watershed District: WS-IV PA

Existing Access Road (S. R. # and name): Old Graham Road

Total Acreage 161.97 Total # of Lots 149 Min. Lot Size (Acres) 0.29

Max. Lot Size 0.97 Avg. Lot Size .50 # Exempt Lots (over 10 ac.) N/A

Phased Development/Development Schedule? YES [X] NO [] How Many Phases? +/-7

If Subdivision will be Phased or Developed under a Development Schedule, Please attached a DETAILED Phasing Schedule or Development Schedule (for subdivisions consisting of 50 Lots or More).

Mixed-Use YES [] NO [X] Multi-Family (Townhomes, Apts., etc.) YES [] NO [X]

Proposed Number of Lots: Residential 149 Commercial Other

If Other, Specify (i.e. recreation) Community Open Space

Wastewater Disposal: Individual Septic [] Community Septic [] Public System [X]

Water System: Individual Well [] Community Well(s) [] Public System [X]

Public Water System Name: AQUA

Public Wastewater System Name (ex. Aqua NC): AQUA

Will New Road(s) be constructed? YES NO Internal External/Access

Type of Road: Private Length (mi.): _____ Public Length (mi.): +/- 2 miles

Road Surface: Paved Gravel Width of Road Surface (feet) 20 feet

Will this be a Conservation Subdivision (See Section 7.7 of Subdivision Ordinance) YES NO

Type and Acreage of Other Facilities (ex. Recreation, Mixed-Use, Commercial, etc.):

Open Space (+/- 2 acres) _____

Date of Community Meeting: December 3, 2020 Location: Northwest District Park

Once the Planning Department has determined sufficiency, the applicant shall provide time(s) during at least two (2) separate days for site visits by county staff, advisory board, and elected officials.

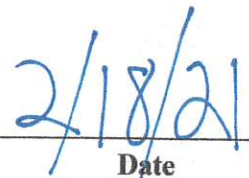
DATE

TIME(S)

* _____
* _____

Please See Attached for Submittal Requirements


Signature of Property Owner/Applicant


Date

For Staff Use Only		PL _____
Date Received _____	By _____	
Date Fee Paid _____	Received By _____	
Date Review Completed _____	Date Applicant Contacted _____	