



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: Savannah Ridge

Property Owner/Applicant:

Representative (Surveyor, Engineer, Etc.):

Name: Esplanade Communities of Florida, LLC

Name: Beth Blackmon/ Mike Zaccardo, PE

Address: 3000 Gulf Breeze Pkwy

Company Name: Timmons Group

Gulf Breeze, FL 32563

Address: 5410 Trinity Road, Ste. 102

Phone: (W) (919) 233-6747

Raleigh, NC 27607

(H)

Phone: (W) (919) 866-4509

(C)

(C)

Fax:

Fax: beth.blackmon@timmons.com

Email:

Email: mike.zaccardo@timmons.com

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

PROPOSAL

Parcel # (AKPAR): 11229 P.I.N. # 9678-00-55-1853 Zoning District: Residential District 1

Flood Map # 3710967800L Zone: X Watershed District: WS-IV PA

Existing Access Road (S. R. # and name): Moncure School Road

Total Acreage 152.08 Total # of Lots 159 Min. Lot Size (Acres) 0.14

Max. Lot Size 0.46 Avg. Lot Size 0.29 # Exempt Lots (over 10 ac.) 0

Phased Development/Development Schedule? YES [X] NO [] How Many Phases? 2

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 159 Commercial 0 Other 0

If Other, Specify (i.e. recreation)

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

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

Public Water System Name: Chatham County

Public Wastewater System Name (ex. Aqua NC): N/A

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

Type of Road: Private Length (mi.): _____ Public Length (mi.): 1.4937

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

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.):

Date of Community Meeting: 03-09-2020

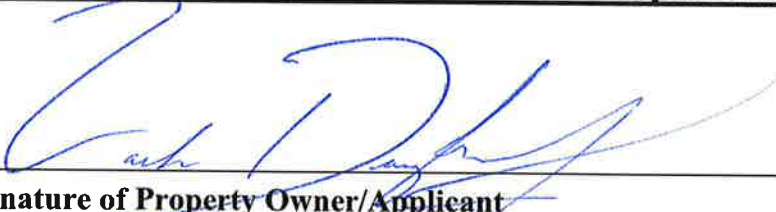
Location: Moncure School Cafeteria
600 Mocure School Road
Moncure, NC

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

3/15/2021

Date

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