

The Conservancy Amendment Excerpt for Private Roads and Construction Drawing Submission Schedule

This request is limited to the following:

- A. Change of roads within the project from “public” to “private”**
- B. Extension of Construction Drawings Submission from 24 months to 30 months**
- C. Re-approval of Prior Road Names**

A. Roads

The construction technique for the roads will still follow NCDOT standards for:

1. Compaction of Subgrade
2. Material Specification including Placement and Compaction of Stone Base
3. Material Specification including Placement and Compaction of Asphalt Courses

A 3rd Party Testing Agency will be retained to test and observe the above roadway construction and offer sealed certifications that the roads have been constructed to the NCDOT standards.

The project will have +/- 1521 homes with an HOA well suited to maintain the roads in perpetuity. The Developer will initiate a reserve fund for future maintenance.

This approach will be helpful in that NCDOT has recently required utilities to be placed outside of the paved roadway section. This condition is problematic for projects like this with planned gravity sewer running along the center of each roadway (typical of any municipal project).

Proposed roadway cross sections are attached. The narrowest planned street is 27' back-to-back curb section (which provides 22' of asphalt width and a 30" curb section on each side).

The proposed roadway sections are attached.

B. (6) month extension for Construction Drawing Submission

Chatham County's standard timeline for all subdivision projects is (24) months for submission of Construction Drawings. For smaller to mid-size projects this is a reasonable time frame. For larger projects with significant on-site and off-site infrastructure; additional time is likely required. We are requesting a (6) month extension to (30) months for the project. None of the final plat deadlines as approved will change.

C. Reapproval of Previously approved Road Names

Chatham Emergency Operations has reapproved the Road Names (list attached)