



Chatham County Planning Department
80-A East Street
P.O. Box 54, Pittsboro, NC 27312-0054
Phone: 919-542-8204

MAJOR SUBDIVISION - CONSTRUCTION PLAN

Subdivision Name: McBane Park Subdivision

Property Owner/Applicant:

Surveyor / Engineer:

Name: Swain Land & Timber, LLC

Name: Craig Nursey, PE

Address: 117 Edinburg South Drive - Ste 101
Cary, NC 27511

Company Name: WithersRavenel

Address: 115 MacKenan Drive
Cary, NC 27511

Phone: (W) 919-417-2990

Phone: (W) 919-469-3340

(H)

(C)

(C)

Fax:

Fax:

Email: hadley@swainco.com

Email: cnursey@withersravenel.com

Parcel # (AKPAR): 85448 P.I.N. # 973400498086 Zoning District: R-1

Flood Map # 3710973400K Zone: AE Watershed District: Jordan Lake

Existing Access Road (S. R. # and name): Old Graham Road (S. R. 1520)

Phased Development/Development Schedule? YES [checked] NO [ ] Phases # 6+/-

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

Max. Lot Size Avg. Lot Size 0.50 AC # Exempt Lots (over 10 ac.) N/A

Please attached a DETAILED Phasing Schedule or Development Schedule (for subdivisions consisting of 50 Lots or More).

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

Proposed Number of Lots: Residential 149 Commercial N/A Other

If Other, Specify (i.e. recreation) Conservation Space, HOA property

Are there historical structures located on the property that may be 50 years or older, i.e. cemetery, fences, chimneys, structures. Yes [ ] No [checked] If yes, type of structure(s) and date and type of contact, i.e. on-site visit, telephone, letter, with Chatham County Historical Association:

Type of Wastewater Disposal: Individual Septic [ ] Community Septic [ ] Public System [checked]

Type of Water System: Individual Well [ ] Community Well(s) [ ] Public System [checked]

Public Water System Name: Chapel Ridge

Public Wastewater System Name (ex. Aqua NC): AQUA NC - Chapel Ridge WWTP

Type of Road: Private  Length (mi.): \_\_\_\_\_ Public  Length (mi.): 2+/- mi.

Road Surface: Paved  Gravel  Width of Road Surface (feet) Varies - see plan sheet C12.0. Majority are local with 20' wide pavement

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

**PERMITS/APPROVALS REQUIRED: (copies of all required permits shall be included with Construction Plan submittal)**

- |  |   |                        |   |
|--|---|------------------------|---|
| NCDOT ROAD PLAN APPROVAL                         | YES <input checked="" type="checkbox"/> | DATE <u>12/21/2023</u> | N/A <input type="checkbox"/>            |
| NCDOT COMMERCIAL DRIVEWAY PERMIT                 | YES <input checked="" type="checkbox"/> | DATE <u>12/21/2023</u> | N/A <input type="checkbox"/>            |
| EROSION CONTROL PLAN APPROVAL                    | YES <input checked="" type="checkbox"/> | DATE <u>12/20/2023</u> | N/A <input type="checkbox"/>            |
| STORMWATER PLAN APPROVAL                         | YES <input type="checkbox"/>            | DATE <u>PENDING</u>    | N/A <input type="checkbox"/>            |
| NCDENR (401 WATER QUALITY CERT)                  | YES <input type="checkbox"/>            | DATE _____             | N/A <input checked="" type="checkbox"/> |
| U.S. ARMY CORPS OF ENGINEERS (404 STREAM IMPACT) | YES <input type="checkbox"/>            | DATE _____             | N/A <input checked="" type="checkbox"/> |
| ROAD NAME REQUEST FORM                           | YES <input checked="" type="checkbox"/> | DATE <u>2/20/2021</u>  | N/A <input type="checkbox"/>            |
| COUNTY PUBLIC WATER APPROVAL                     | YES <input type="checkbox"/>            | DATE _____             | N/A <input checked="" type="checkbox"/> |
| STATE PUBLIC WATER APPROVAL (NCDENR)             | YES <input checked="" type="checkbox"/> | DATE <u>9/11/2023</u>  | N/A <input type="checkbox"/>            |
| NCDENR DWQ (WASTE WATER TREATMENT PLANT)         | YES <input checked="" type="checkbox"/> | DATE <u>11/30/2023</u> | N/A <input type="checkbox"/>            |
| SOIL SCIENTIST REPORT                            | YES <input type="checkbox"/>            | DATE _____             | N/A <input checked="" type="checkbox"/> |

OTHER:

Include one (1) paper copy and (1) electronic copy of all items above (see Digital Document Requirements) and 2 paper copies of Construction Plan (scale not to be more than 200 feet to 1 inch)

  
Signature of Property Owner/Applicant

Date

<b>For Staff Use Only</b>	PL _____
Date Received _____	By _____
Date Review Completed _____	Date Applicant Contacted _____
TRC Meeting Date: _____	Construction Plan Approval Date: _____