



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: Hamlets Reserve

Property Owner/Applicant: Representative (Surveyor, Engineer, Etc.):

Name: Jason Dell, Hamlets Reserve, LLC

Name: Douglas Cooper, PE

Address: 50051 Governors Drive
Chapel Hill, NC 27517

Company Name: Bateman Civil Survey Company
Address: 2524 Reliance Avenue

Phone: (W) 919-929-6288

Apex, NC 27539

(H)

Phone: (W) 919-577-1080

(C) 919-260-1857

(C)

Fax:

Fax: 919-577-1081

Email: jason@boldnc.com

Email: engineering@batemancivilsurvey.com

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

PROPOSAL Parcel # (AKPAR): 1795, 68866, 61669, 2102, 1900 P.I.N. # 9757-78-8307, 9754-77-5765, 9754-76-5325, 9754-87-7823, 9754-86-9979 Zoning District: R1

Flood Map # 3710975400K Zone: AE, X Watershed District: Jordan Reservoir, WS-IV

Existing Access Road (S. R. # and name): SR 1525 (Hamlets Chapel Road)

Total Acreage 110.28 Total # of Lots 39 Min. Lot Size (Acres) 1.03 Ac.

Max. Lot Size 5.69 Ac. Avg. Lot Size 2.34 Ac. # Exempt Lots (over 10 ac.) 0

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

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 39 Commercial Other

If Other, Specify (i.e. recreation)

Wastewater Disposal: Individual Septic [X] Community Septic [ ] 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):

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

Type of Road: Private  Length (mi.): \_\_\_\_\_ Public  Length (mi.): 0.80

Road Surface: Paved  Gravel  Width of Road Surface (feet) 26'

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: August 19th, 2024 Location: 128 Hillsboro Street, Pittsboro, 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**

9/26/24

Signature of Property Owner/Applicant

Date

<i>For Staff Use Only</i>		PL _____
Date Received _____	By _____	
Date Fee Paid _____	Received By _____	
Date Review Completed _____	Date Applicant Contacted _____	