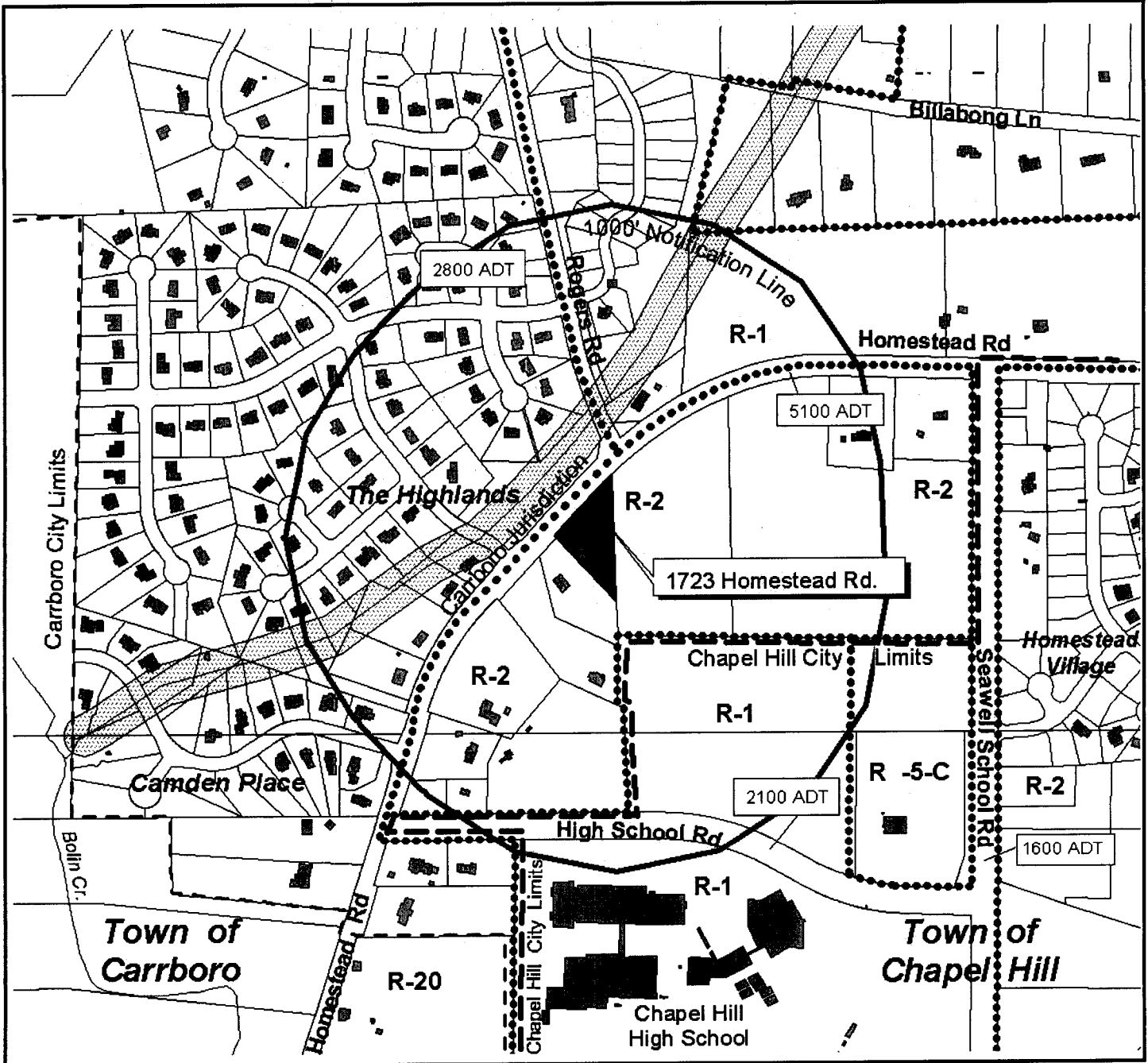





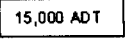

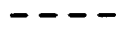


(27)  
**Area Map**  
**1723 Homestead Road**  
**Subdivision**  
**Preliminary Plat Approval Application**

**ATTACHMENT 10**



-  Site of 1723 Homestead Rd Subdivision
-  1000' Radius Notification Line
-  Buildings
-  Chapel Hill Zoning
-  Streams/Ponds with RCD/Floodplain (approx.)
-  Average Daily Traffic Count (ADT) 1999 Data
-  Chapel Hill City Limits
-  Carrboro City Limits

N

200 0 200 400 Feet

GIS Map prepared by  
Chapel Hill Planning

Public Hearing  
April 23, 2003

OWNERS' CONTROUCE  
THE UNDERSIGNED OWNERS HEREBY RESOLVE ALL RIGHTS-OF-WAY, EASEMENTS, RIGHTS OF FIRST REFUSAL, RIGHTS OF FIRST OFFER AND OTHER MATTERS TO PUBLIC OR PRIVATE COMMON LAW AS NOTED ON THIS PLAN, AND FURTHER ASSUME FULL RESPONSIBILITY FOR THE ACCURACY AND CORRECTNESS OF SAID IMPROVEMENTS PLAN, THEY ARE HEREBY WAIVING AND CONTRACTING AWAY ANY AND ALL RIGHTS, CLAIMS, DEMANDS OR INTERESTS OF ANY KIND OR CHARACTER, INCLUDING BUT NOT LIMITED TO, THE RIGHT OF RESCUE OR REFORMATION OF THIS INSTRUMENT, IN CONNECTION WITH THE FOREGOING, AND THAT THIS PLAN WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

STATE OF NORTH CAROLINA  
I, A NOTARY PUBLIC OF THE COUNTY AND STATE AFORESAID,  
DO HEREBY CERTIFY THAT \_\_\_\_\_  
DATE \_\_\_\_\_  
DATE \_\_\_\_\_  
2003.  
NOTARY PUBLIC - BY COMMISSION EXPIRES \_\_\_\_\_

PERSONALLY APPEARED BEFORE ME THIS DAY AND  
ACKNOWLEDGED THE EXECUTION OF THE FOREGOING INSTRUMENT,  
WITNESSED BY HAND AND OFFICIAL SEAL OR SEAL THIS  
THE \_\_\_\_\_ DAY OF \_\_\_\_\_  
2003.  
NOTARY PUBLIC - BY COMMISSION EXPIRES \_\_\_\_\_

28

NOTE:  
ACCESS TO LOTS A, B & C IS RESTRICTED TO THE ACCESS EASEMENT  
ACROSS LOT B. I.A. NO DIRECT ACCESS TO HOMESTEAD ROAD.

PETER J. GRIFFITHS  
YVONNE P. GRIFFITHS  
D.B. 1871-88  
LOT 2, BOSWORTH  
P.B. 70-183

(A) NLA = 12,288 SF  
OLA = 19,888 SF

(B) NLA = 18,100 SF  
OLA = 19,888 SF

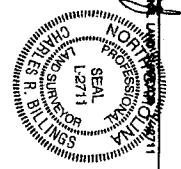
(C) NLA = 11,282 SF  
OLA = 12,377 SF

WILLIAM HENRY BURCH  
D.B. 1188-511

TOTAL AREA = 54,823 SF  
1.282 ACRES

PROVIDED THAT THIS PLAN BE RECORDED WITHIN  
30 DAYS OF FINAL APPROVAL, APPROVED BY  
TOWN MANAGER: \_\_\_\_\_ (DATE)

1. CHARLES R. BILLINGS, HEREBY CERTIFY THAT I HAVE BY DIRECTOR  
AND OTHER MATTERS TO PUBLIC OR PRIVATE COMMON LAW AS NOTED  
ON THIS PLAN, AND FURTHER ASSUME FULL RESPONSIBILITY FOR THE  
ACCURACY AND CORRECTNESS OF SAID IMPROVEMENTS PLAN, THEY ARE  
HEREBY WAIVING AND CONTRACTING AWAY ANY AND ALL RIGHTS, CLAIMS,  
DEMANDS OR INTERESTS OF ANY KIND OR CHARACTER, INCLUDING BUT  
NOT LIMITED TO, THE RIGHT OF RESCUE OR REFORMATION OF THIS  
INSTRUMENT, IN CONNECTION WITH THE FOREGOING, AND THAT THIS  
PLAN WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.



REVIEW OFFICER  
ORANGE COUNTY LAND RECORDS/CIS  
DATE OF CERTIFICATION: \_\_\_\_\_

PRELIMINARY - NOT FOR SALES,  
RECORDING OR CONVEYANCE

MAJOR SUBDIVISION  
OF THE PROPERTY OF  
**A. PRESTON NISBET, JR.  
ELLEN F. NISBET**

PROPERTY ADDRESS: 1723 HOMESTEAD ROAD  
TAX MAP REFERENCE: 7-109 .98  
PIN REFERENCE: 9870-80-0777  
DEED BOOK REFERENCE: 2538-128  
OWNER ADDRESS: 819 OXBOW CROSSING ROAD  
CHAPEL HILL, N.C. 27316

CHABEL HILL TOWNSHIP  
ORANGE COUNTY  
NORTH CAROLINA  
REVISED FEBRUARY 4, 2003  
REVISED OCTOBER 10, 2002  
REVISED AUGUST 21, 2002  
AUGUST 14, 2002  
SCALE: 1" = 40'

FREIHOOLD LAND SURVEYS, INC.

113 W. MAIN STREET  
P.O. BOX 188, CHARLOTTE, NC 27810  
PHONE: 919-467-8888  
FAX: 919-467-8889

STEPHEN E. WILSON PROFESSIONAL LAND SURVEYOR L-1370  
CHARLES R. BILLINGS PROFESSIONAL LAND SURVEYOR L-2711

19472 R

Post-DHR File 2.12.03

(29)

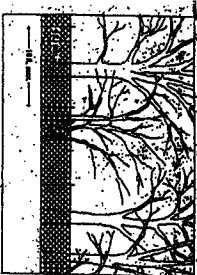
1. The applicant shall provide a copy of this plan to the adjacent property owner(s) and to the adjacent utility companies (water, sewer, gas, electric, etc.) for their review and approval. The applicant shall be responsible for obtaining all necessary permits from the appropriate agencies.

2. The applicant shall provide a copy of this plan to the adjacent property owner(s) and to the adjacent utility companies (water, sewer, gas, electric, etc.) for their review and approval. The applicant shall be responsible for obtaining all necessary permits from the appropriate agencies.

3. The applicant shall provide a copy of this plan to the adjacent property owner(s) and to the adjacent utility companies (water, sewer, gas, electric, etc.) for their review and approval. The applicant shall be responsible for obtaining all necessary permits from the appropriate agencies.

4. The applicant shall provide a copy of this plan to the adjacent property owner(s) and to the adjacent utility companies (water, sewer, gas, electric, etc.) for their review and approval. The applicant shall be responsible for obtaining all necessary permits from the appropriate agencies.

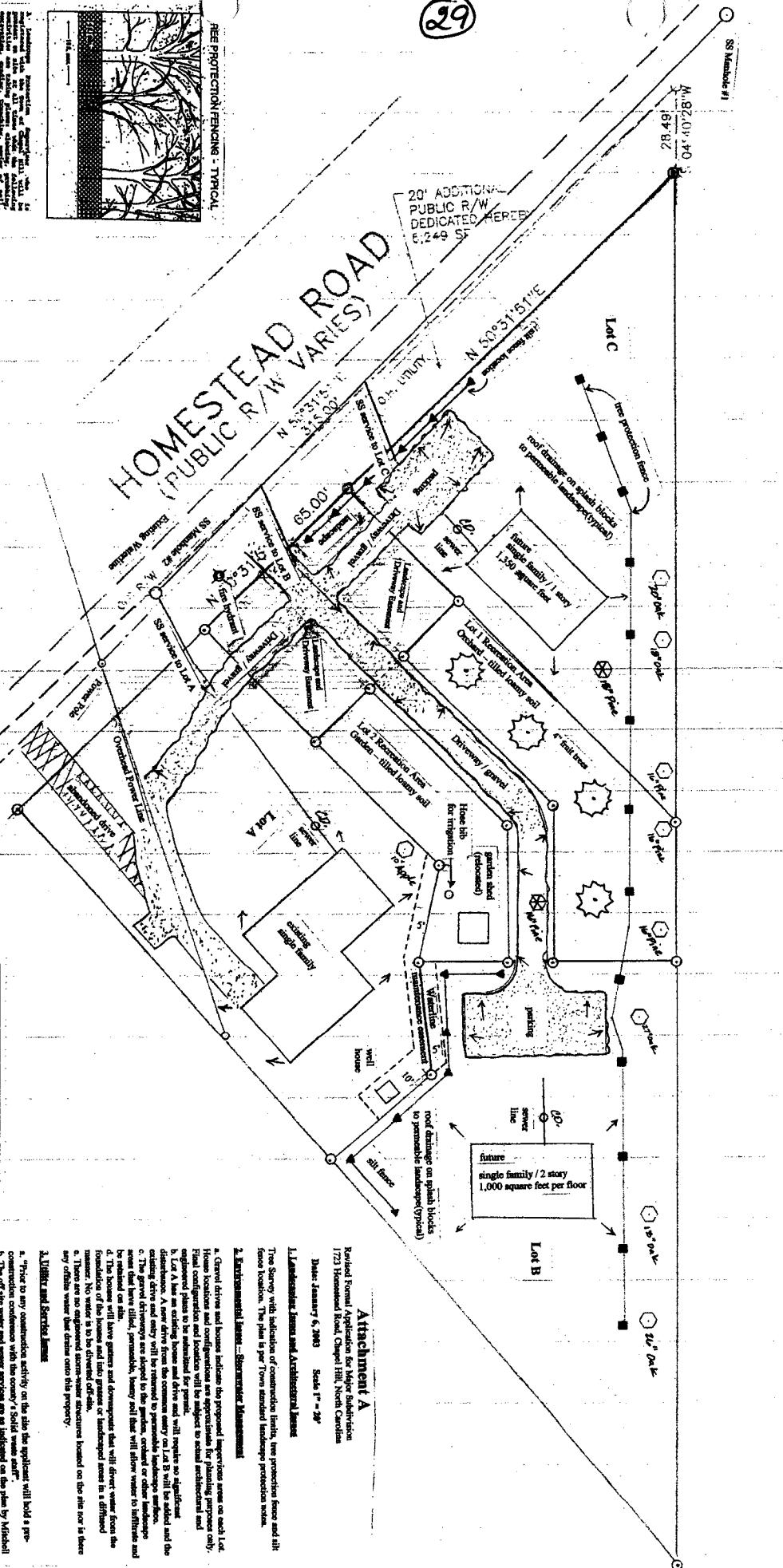
5. The applicant shall provide a copy of this plan to the adjacent property owner(s) and to the adjacent utility companies (water, sewer, gas, electric, etc.) for their review and approval. The applicant shall be responsible for obtaining all necessary permits from the appropriate agencies.



RETAINING WALL - TYPICAL

**HOMESTEAD ROAD**  
(PUBLIC R/W VARIES)

20' ADDITIONAL PUBLIC R/W DEDICATED HEREIN 6,249 SF



**1723 Homestead Road Subdivision**  
As-built & Proposed Improvements

Prepared by: A. Freeman Nibler - Owner  
919 Outdoor Crossing Road  
Chapel Hill, North Carolina  
Tel (919) 968-6523, Fax (919) 968-9591

**Attachment A**

Revised Final Application for Major Subdivision  
1723 Homestead Road, Chapel Hill, North Carolina  
Date: January 6, 2003 Scale: 1" = 20'

**1. Landscaping, Stormwater, and Architectural Issues**

The Survey with indication of construction limits, the protection fence and all fence location. The plan is per Town standard landscape protection fence.

**2. Environmental Issues - Stormwater Management**

- a. General drive and houses indicate the proposed improvements shown on each Lot. House location and configuration are appropriate for planning purposes only. Final configuration and location will be subject to actual construction and engineering plans to be submitted for permit.
- b. Lot A has an existing driveway that will require no significant improvement.
- c. The gravel driveways are sloped to the gullies, existing or other landscape areas that have silted, permeable, heavy soil that will allow water to infiltrate and be retained on site.
- d. The houses will have gutters and downspouts that will direct water from the roof to the driveway or to the gullies. Landscape areas in a driveway.
- e. There are no proposed stormwater structures located on the site or in these areas. No water is to be directed off-site.
- f. There are no proposed stormwater structures located on the site or in these areas other than the driveway.

**3. Utility and Service Issues**

- a. Prior to any construction activity on this site the applicant will hold a pre-construction conference with the owner's "Solid waste staff".
- b. The off-site water and sewer services are as indicated on the plan by Mitchell Wastewater Attachment B.
- c. Future services to this site will be provided with a water meter and sewer connection for each of the houses at the time of their permit service review. The existing sewer will be extended to new water and sewer service within the site.
- d. Electrical service is within the right of way of Homestead Road and Lot A is served accordingly. Future electrical service for Lot B and Lot C will be underground with equipment to be provided at the time of future building permit applications.

Post-DHR

File 7.017.02