



Bateman Civil Survey Company
 Engineers • Surveyors • Planners
 2524 Reliance Avenue, Apex, North Carolina 27539
 Phone: 919.577.1080 Fax: 919.577.1081
 NCBELS FIRM No. C-2378



CHANDLER'S RIDGE
 CONSTRUCTION DOCUMENTS
 CONSERVATION SUBDIVISION

OVERALL SITE
 & OPEN SPACE PLAN

Project Engineer: TSS
 Designed By: TEP
 Drawn By: TEP
 Checked By: TSS
 Scale: 1" = 200'
 Date: 06/17/2020
 Project Number: P170347

SHEET
C200

LEGEND:

	EXISTING POND
	EXISTING WETLANDS
	PROPOSED PHASING LINE
	EXISTING TOWN OF ROLESVILLE ETJ
	EXISTING STREAM
	50' STREAM AND POND RIPARIAN BUFFER
	DEDICATED PRIMARY PROTECTED OPEN SPACE
	DEDICATED SECONDARY PROTECTED OPEN SPACE
	PROPOSED ASPHALT PAVEMENT
	PROPOSED RIGHT OF WAY
	PROPOSED SETBACK
	PROPOSED EASEMENT

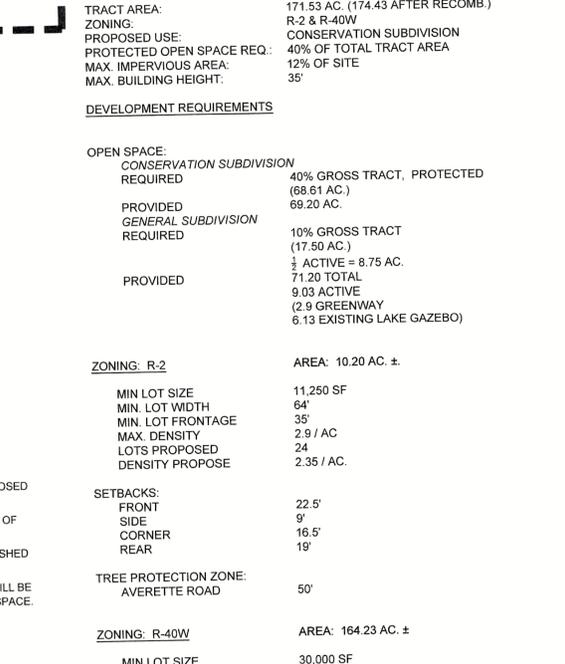
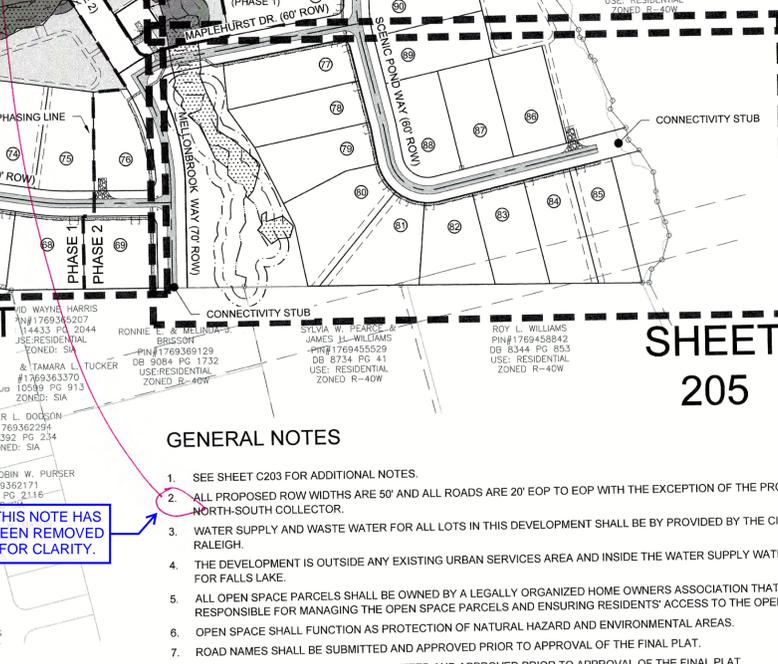
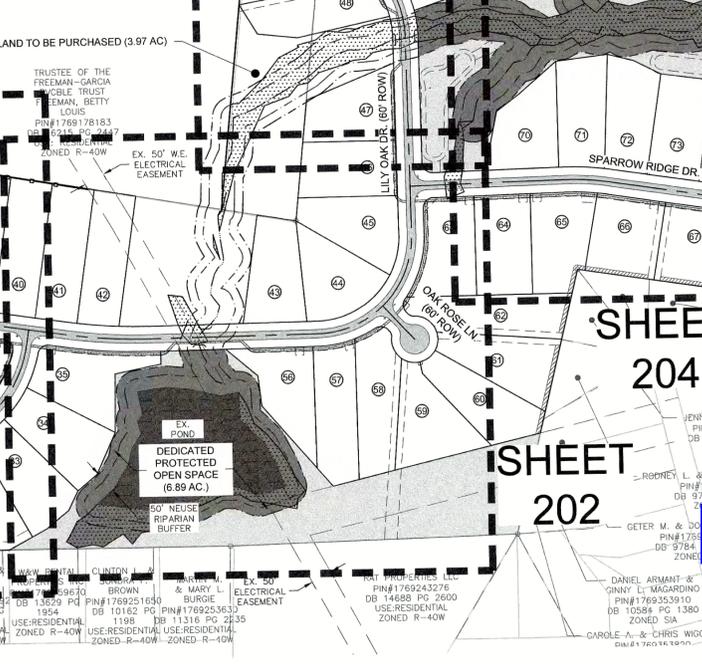
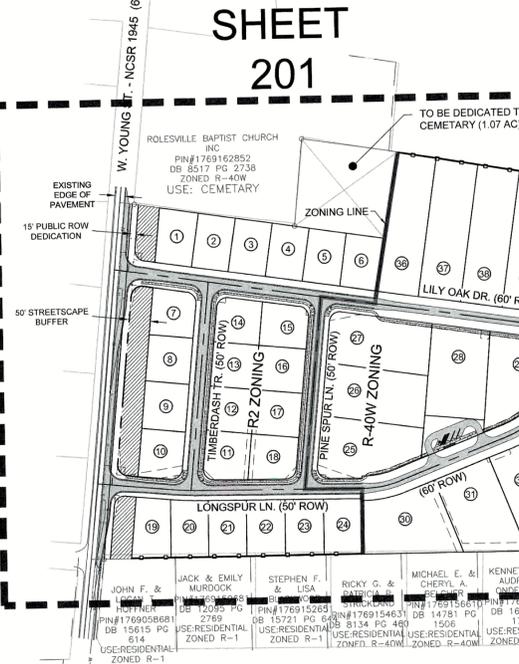
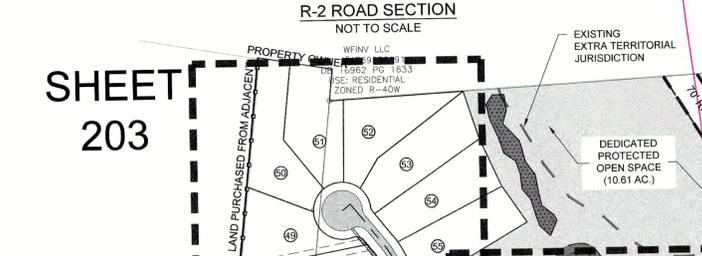
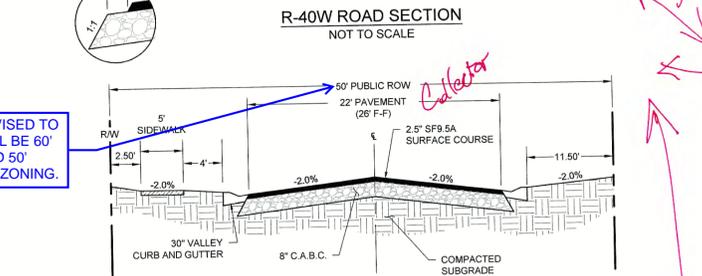
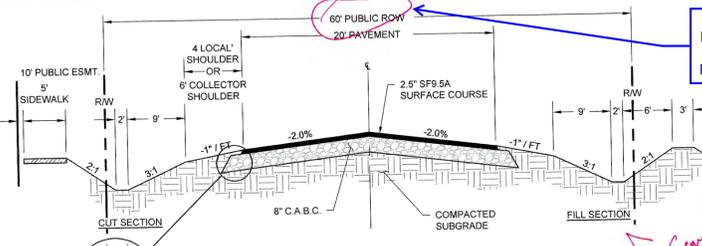
PLEASE NOTE THAT 10-YR AND 25-YR HGL'S, GUTTER SPREADS, RIP RAP, DITCH, AND DRAINAGE AREA MAPS HAVE ALSO BEEN PROVIDED WITH THIS RESUBMITTAL SEPARATELY.

THIS SECTION HAS BEEN REVISED TO STATE THAT THE ROW SHALL BE 60' ALONG LILY OAK DR. AND 50' ELSEWHERE WITHIN THE R-2 ZONING.

PER ROLESVILLE UDO, ROADS WITHOUT C&G SHALL HAVE A 60' ROW. THIS PERTAINS TO R-40W ZONING.

THIS NOTE HAS BEEN REMOVED FOR CLARITY.

THIS NUMBERING HAS BEEN REVISED.



- GENERAL NOTES**
- SEE SHEET C203 FOR ADDITIONAL NOTES.
 - ALL PROPOSED ROW WIDTHS ARE 50' AND ALL ROADS ARE 20' EOP TO EOP WITH THE EXCEPTION OF THE PROPOSED NORTH-SOUTH COLLECTOR.
 - WATER SUPPLY AND WASTE WATER FOR ALL LOTS IN THIS DEVELOPMENT SHALL BE PROVIDED BY THE CITY OF RALEIGH.
 - THE DEVELOPMENT IS OUTSIDE ANY EXISTING URBAN SERVICES AREA AND INSIDE THE WATER SUPPLY WATERSHED FOR FALLS LAKE.
 - ALL OPEN SPACE PARCELS SHALL BE OWNED BY A LEGALLY ORGANIZED HOME OWNERS ASSOCIATION THAT WILL BE RESPONSIBLE FOR MANAGING THE OPEN SPACE PARCELS AND ENSURING RESIDENTS' ACCESS TO THE OPEN SPACE.
 - OPEN SPACE SHALL FUNCTION AS PROTECTION OF NATURAL HAZARD AND ENVIRONMENTAL AREAS.
 - ROAD NAMES SHALL BE SUBMITTED AND APPROVED PRIOR TO APPROVAL OF THE FINAL PLAT.
 - A SUBDIVISION NAME SHALL BE SUBMITTED AND APPROVED PRIOR TO APPROVAL OF THE FINAL PLAT.
 - PER FEMA NFIP PANELS 1769 FOR NORTH CAROLINA, THERE ARE FLOOD HAZARD AREAS AS DELINEATED WITHIN THE DEVELOPMENT BOUNDARIES.
 - THERE SHALL BE NO FILLING OR ERECTION OF PERMANENT STRUCTURES IN THE AREAS OF WAKE COUNTY FLOOD HAZARD SOILS OR FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) 100 YEAR FLOOD ZONES UNTIL A FLOOD STUDY IS APPROVED BY WAKE COUNTY AND/OR FEMA.

OVERALL IMPERVIOUS AREA SUMMARY

EXISTING	0
ASPHALT ROADWAY	209,712 SF / 4.81 AC.
MAIL KIOSK	150 SF / 0.003 AC.
RESIDENTIAL LOTS	R-2 ZONED = 4,600 SF / 0.105 AC. R-40W ZONED = 6,500 SF / 0.148 AC.
CONCRETE SIDEWALK AND CURB GUTTER	53,278 S.F. / 1.22 AC.
PUMP STATION & DRIVEWAY	6,847 S.F. / 0.16 AC.
GREENWAY	37,758 S.F. / 0.86 AC.
GRAVEL TURN-AROUNDS	5,779 S.F. / 0.13 AC.
TOTAL IMPERVIOUS AREA PROVIDED (AC)	891,924 SF / 20.48 AC.
IMPERVIOUS AREA RATIO	11.74%
MAX ALLOWED BY LITTLE RIVER WATERSHED RULES (NOTE: RESIDENTIAL LOT IMPERVIOUS ALLOCATION DOES NOT INCLUDE SIDEWALK. SIDEWALK IS ALREADY ACCOUNTED FOR)	< 12.00%

DEVELOPMENT DATA:

TRACT AREA:	171.53 AC. (174.43 AFTER RECOMB.)
ZONING:	R-2 & R-40W
PROPOSED USE:	CONSERVATION SUBDIVISION
PROTECTED OPEN SPACE REQ.:	40% OF TOTAL TRACT AREA
MAX. IMPERVIOUS AREA:	12% OF SITE
MAX. BUILDING HEIGHT:	35'

DEVELOPMENT REQUIREMENTS

OPEN SPACE:	CONSERVATION SUBDIVISION REQUIRED	PROVIDED
CONSERVATION SUBDIVISION REQUIRED	40% GROSS TRACT, PROTECTED (68.61 AC.)	69.20 AC.
GENERAL SUBDIVISION REQUIRED	10% GROSS TRACT (17.50 AC.)	17.50 AC.
PROVIDED	1/3 ACTIVE = 8.75 AC.	71.20 TOTAL 9.03 ACTIVE (2.9 GREENWAY 6.13 EXISTING LAKE GAZEBO)

ZONING: R-2

AREA:	10.20 AC. ±
MIN LOT SIZE	11,250 SF
MIN LOT WIDTH	64'
MIN. LOT FRONTAGE	35'
MAX. DENSITY	2.9 / AC
LOTS PROPOSED	24
DENSITY PROPOSE	2.35 / AC.

SETBACKS:

FRONT	22.5'
SIDE	9'
CORNER	16.5'
REAR	19'

TREE PROTECTION ZONE:

AVERETTE ROAD	50'
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ZONING: R-40W

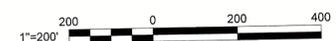
AREA:	164.23 AC. ±
MIN LOT SIZE	30,000 SF
MIN. LOT WIDTH	83'
MIN. LOT FRONTAGE	35'
MAX. DENSITY	1 / AC
LOTS PROPOSED	72
DENSITY PROPOSED	0.44 / AC.

SETBACKS:

FRONT	38'
SIDE	15'
CORNER	15'
REAR	23'

PHASING SUMMARY

PHASE 1 AREA	91.40 ACRES
PHASE 1 OPEN SPACE	36.70 ACRES (40.15%)
PHASE 2 AREA	80.13 ACRES
PHASE 2 OPEN SPACE	32.50 ACRES (40.56%)



REV	DESCRIPTION	DATE
03	CONSTRUCTION DOCUMENTS 3rd SUBMITTAL	06/17/2020
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01	CONSTRUCTION DOCUMENTS 1st SUBMITTAL	01/13/2020
REV	DESCRIPTION	DATE

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LEGEND:

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- PROPOSED PHASING LINE
- EXISTING TOWN OF ROLESVILLE ETJ
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- PROPOSED RIGHT OF WAY
- PROPOSED SETBACK
- PROPOSED EASEMENT



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CHANDLER'S RIDGE
 CONSTRUCTION DOCUMENTS
 CONSERVATION SUBDIVISION

PHASE 1
 SITE PLAN

Project Engineer: TSS
 Designed By: TEP
 Drawn By: TEP
 Checked By: TSS
 Scale: 1" = 50'
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SHEET
C201

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JOHN F. & LOGAN T. HORTNER
 PIN#176905681
 DB 15615 PG 614
 USE-RESIDENTIAL ZONED R-1

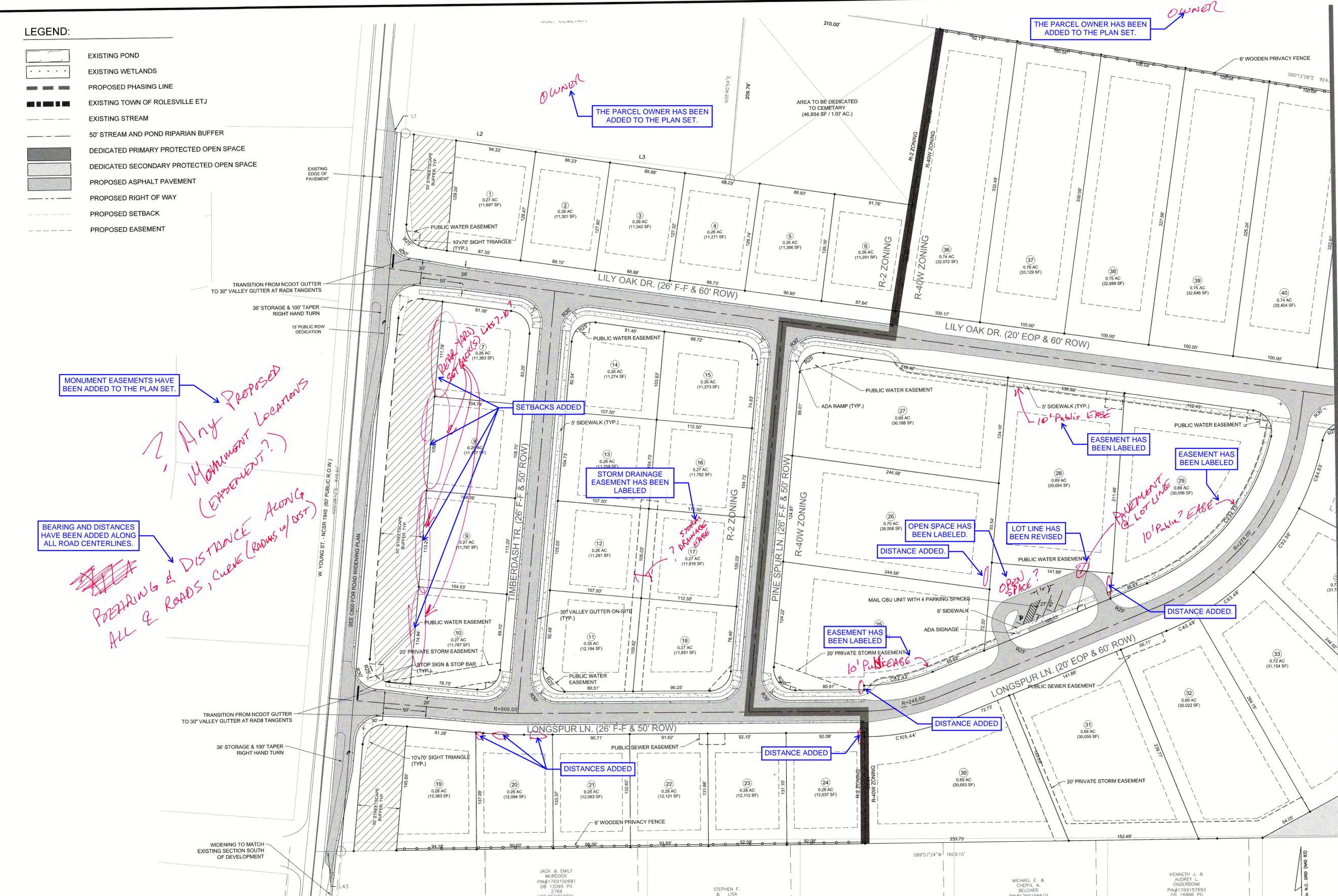
JACK & EMILY MURDOCK
 PIN#1769150681
 DB 12095 PG 2769
 USE-RESIDENTIAL ZONED R-1

STEPHEN F. & LISA BLACKWOOD
 PIN#1769152651
 DB 15721 PG 644
 USE-RESIDENTIAL ZONED R-1

RICKY G. & PATRICIA P. STRICKLAND
 PIN#1769154631
 DB 8134 PG 460
 USE-RESIDENTIAL ZONED R-40W

MICHAEL E. & CHERYL A. BELCHER
 PIN#1769156610
 DB 14781 PG 1732
 USE-RESIDENTIAL ZONED R-40W

KENNETH J. & AUDREY L. ONDERDONK
 PIN#1769157692
 DB 16885 PG 1732
 USE-RESIDENTIAL ZONED R-40W

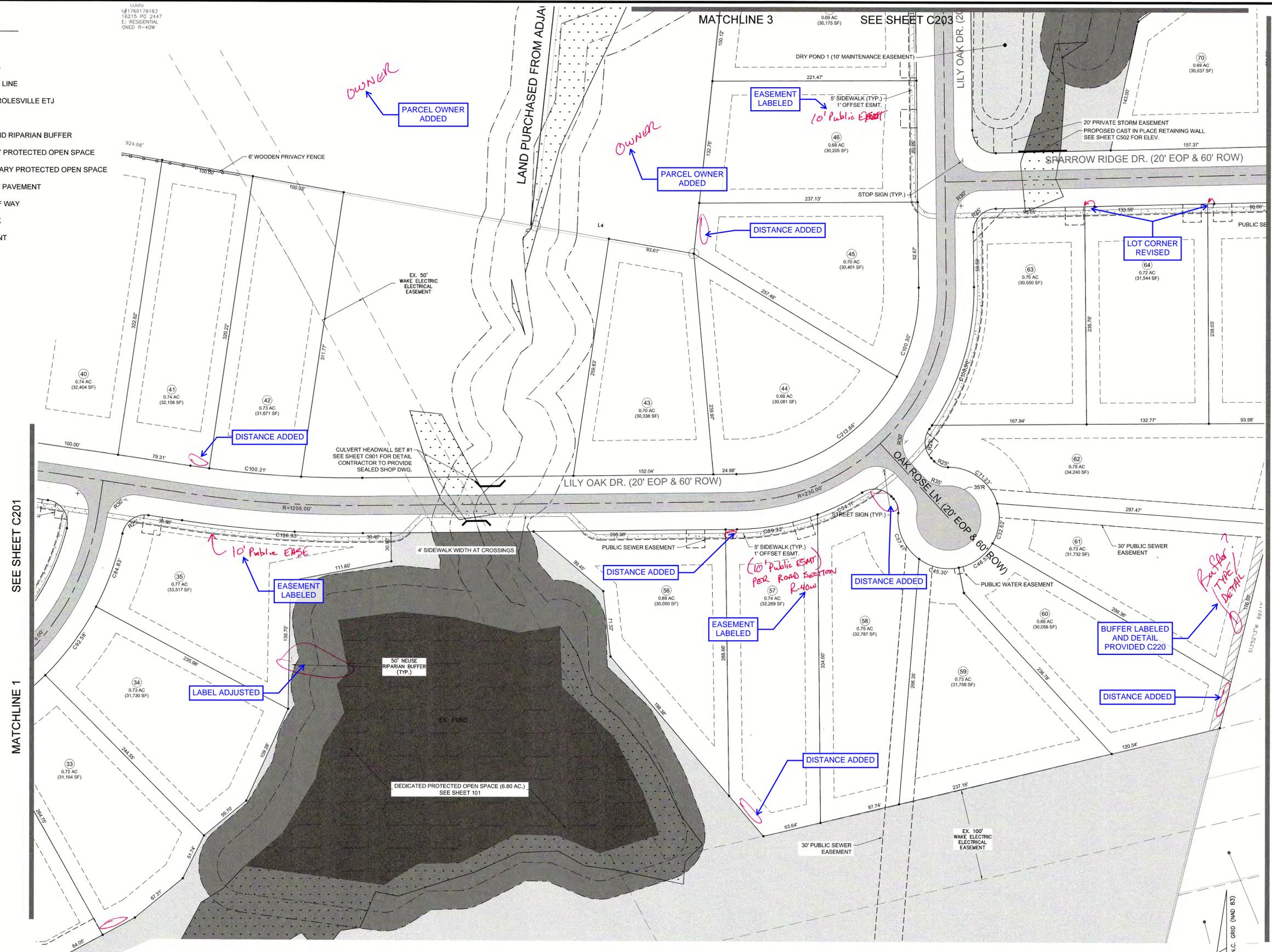


SEE SHEET C202

MATCHLINE 1

LEGEND:

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LOUIS
#1769178183
16215 PG 2447
E-RESIDENTIAL
ONED R-40W



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CHANDLER'S RIDGE
CONSTRUCTION DOCUMENTS
CONSERVATION SUBDIVISION
410 W. YOUNG ST.
ROLESVILLE, NC
WAKE COUNTY

PHASE 1
SITE PLAN

Project Engineer: TSS
Designed By: TEP
Drawn By: TEP
Checked By: TSS
Scale: 1" = 50'
Date: 06/17/2020
Project Number: P170347

SHEET
C202

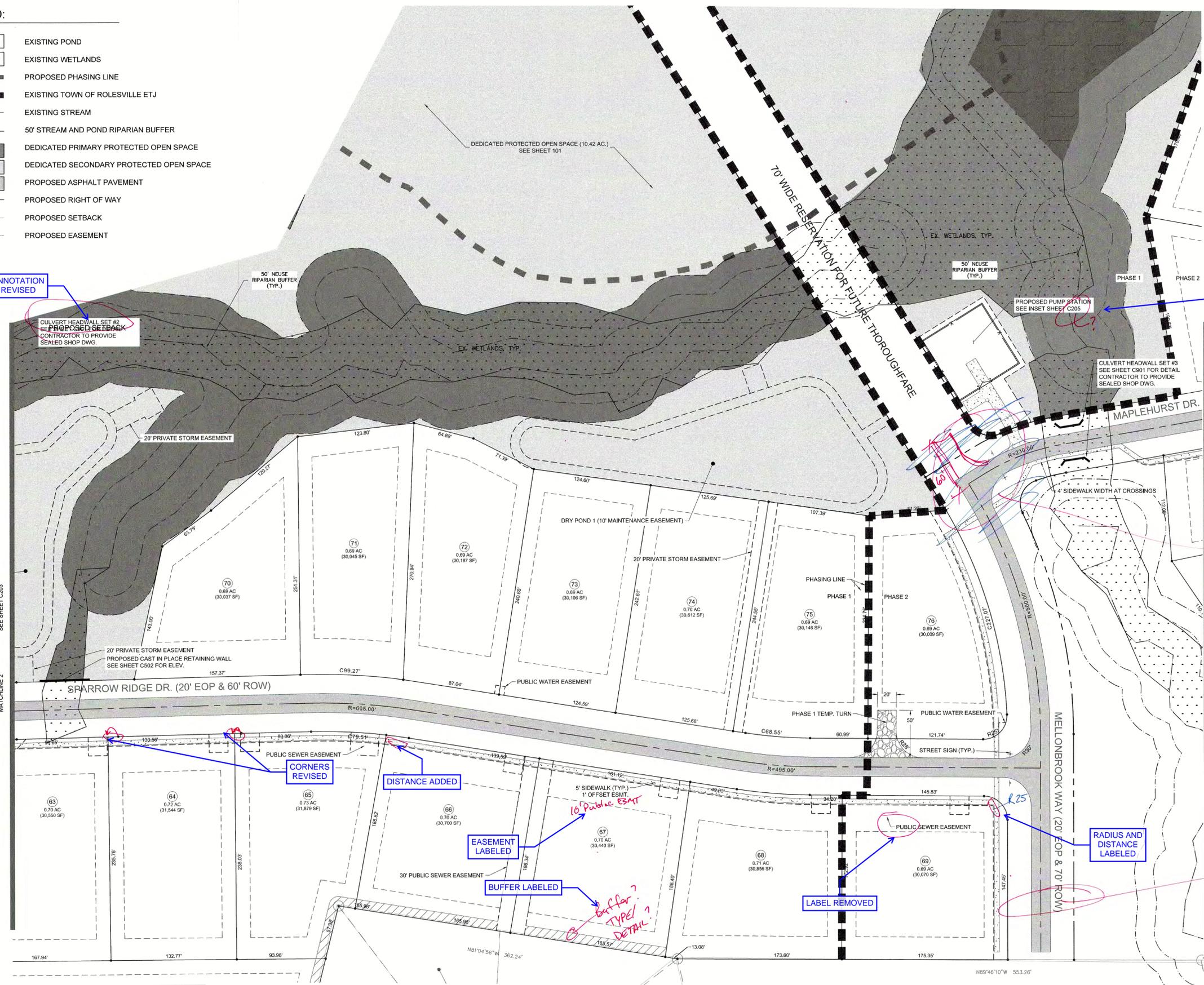
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	REVISIONS	



NORTH
Referenced to N.C. GRID (NAD 83)

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ANNOTATION REVISED

INSET REFERENCE HAS BEEN REVISED

OKAY
 SHOULD A TURN AROUND BE REQUIRED HERE
 NOTED AS OKAY

CORNERS REVISED

DISTANCE ADDED

EASEMENT LABELED

BUFFER LABELED

LABEL REMOVED

RADIUS AND DISTANCE LABELED

CURRENT SECTION TO MEET 20' STANDARD SUBDIVISION WIDTH. FUTURE SECTION HAS BEEN FEE IN LIEU'D. ROW IS 70' IN FUTURE THOROUGHFARE.

ROAD SECTION w/ 70' R.O.W. IS SECTION DIFFERENT FOR FUTURE THOROUGHFARE

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CHANDLER'S RIDGE
 CONSTRUCTION DOCUMENTS
 CONSERVATION SUBDIVISION
 410 W. YOUNG ST.
 ROLESVILLE, NC
 WAKE COUNTY

PHASE 1 / 2
SITE PLAN

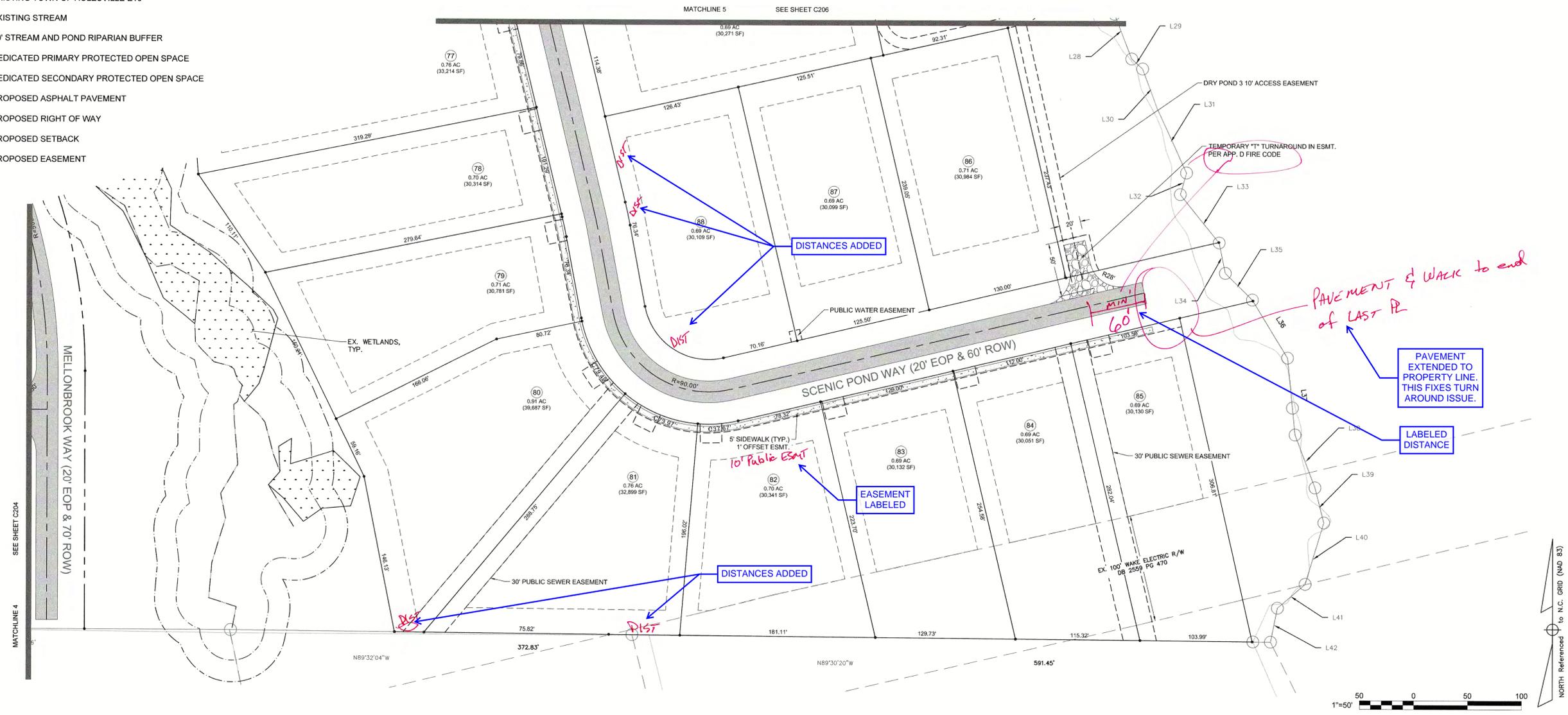
Project Engineer: TSS
 Designed By: TEP
 Drawn By: TEP
 Checked By: TSS
 Scale: 1" = 50'

Date: 06/17/2020
 Project Number: P170347

SHEET
C204

LEGEND:

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-  PROPOSED EASEMENT



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CHANDLER'S RIDGE
 CONSTRUCTION DOCUMENTS
 CONSERVATION SUBDIVISION
 410 W. YOUNG ST.
 ROLESVILLE, NC
 WAKE COUNTY

PHASE 2
SITE PLAN

Project Engineer:	TSS
Designed By:	TEP
Drawn By:	TEP
Checked By:	TSS
Scale:	1" = 50'
Date:	06/17/2020
Project Number:	P170347

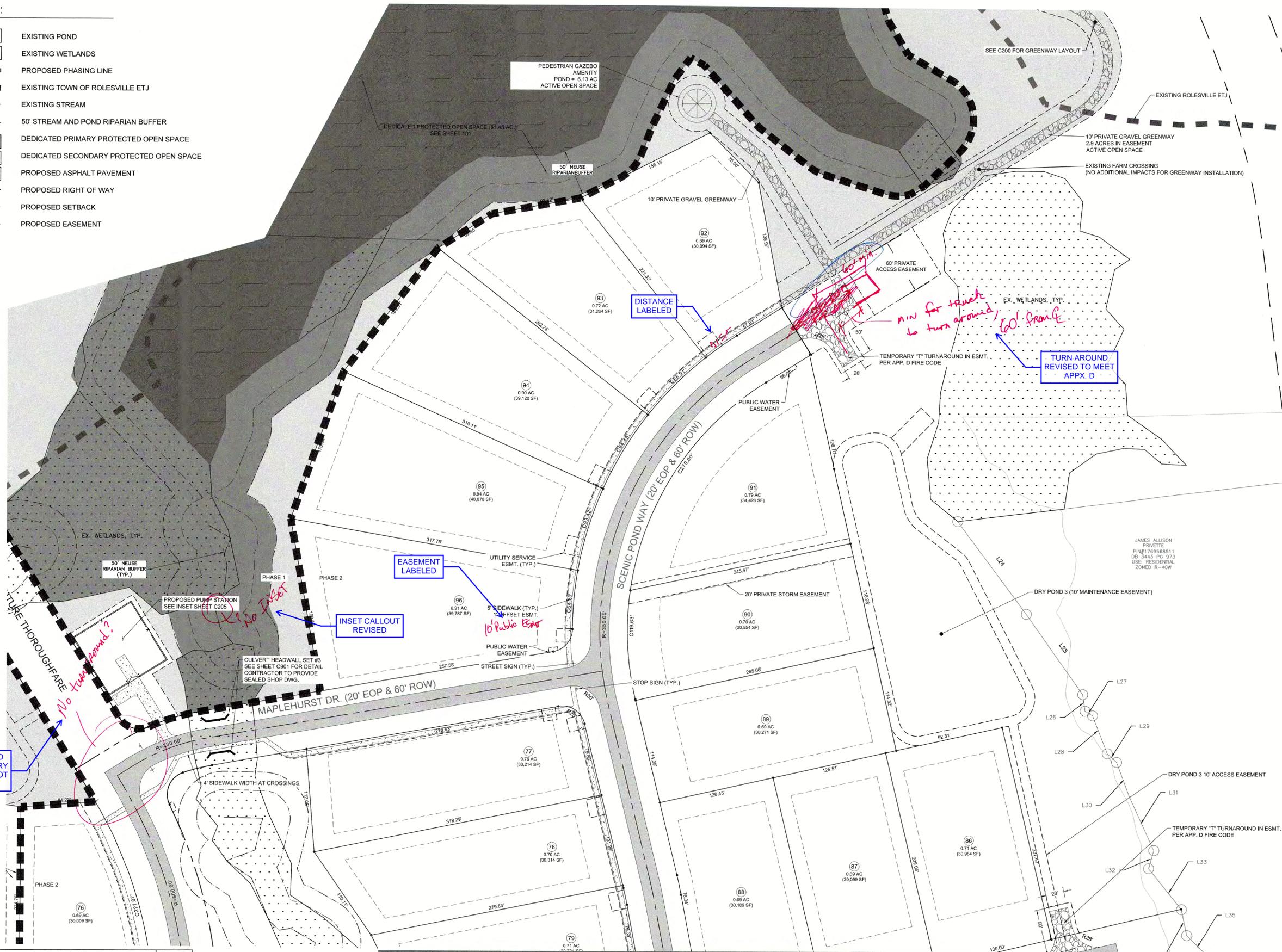
SHEET
C205

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	REVISIONS	

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CHANDLER'S RIDGE
 CONSTRUCTION DOCUMENTS
 CONSERVATION SUBDIVISION

PHASE 2
 SITE PLAN

Project Engineer:	TSS
Designed By:	TEP
Drawn By:	TEP
Checked By:	TSS
Scale:	1" = 50'
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Project Number:	P170347

SHEET
C206

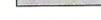
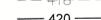
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NORTH Referenced to N.C. GRID (NAD 83)

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-  PROPOSED ASPHALT PAVEMENT
-  PROPOSED RIGHT OF WAY
-  PROPOSED EASEMENT
-  EXISTING MAJOR / MINOR CONTOUR
-  PROPOSED MAJOR / MINOR CONTOUR

DB 8517 PG 2738
ZONED RT-40W
USE: CEMETARY

AREA TO BE DEDICATED TO CEMETARY (46,854 SF / 1.07 AC.)



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CHANDLER'S RIDGE
CONSTRUCTION DOCUMENTS
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PHASE 1
GRADING PLAN

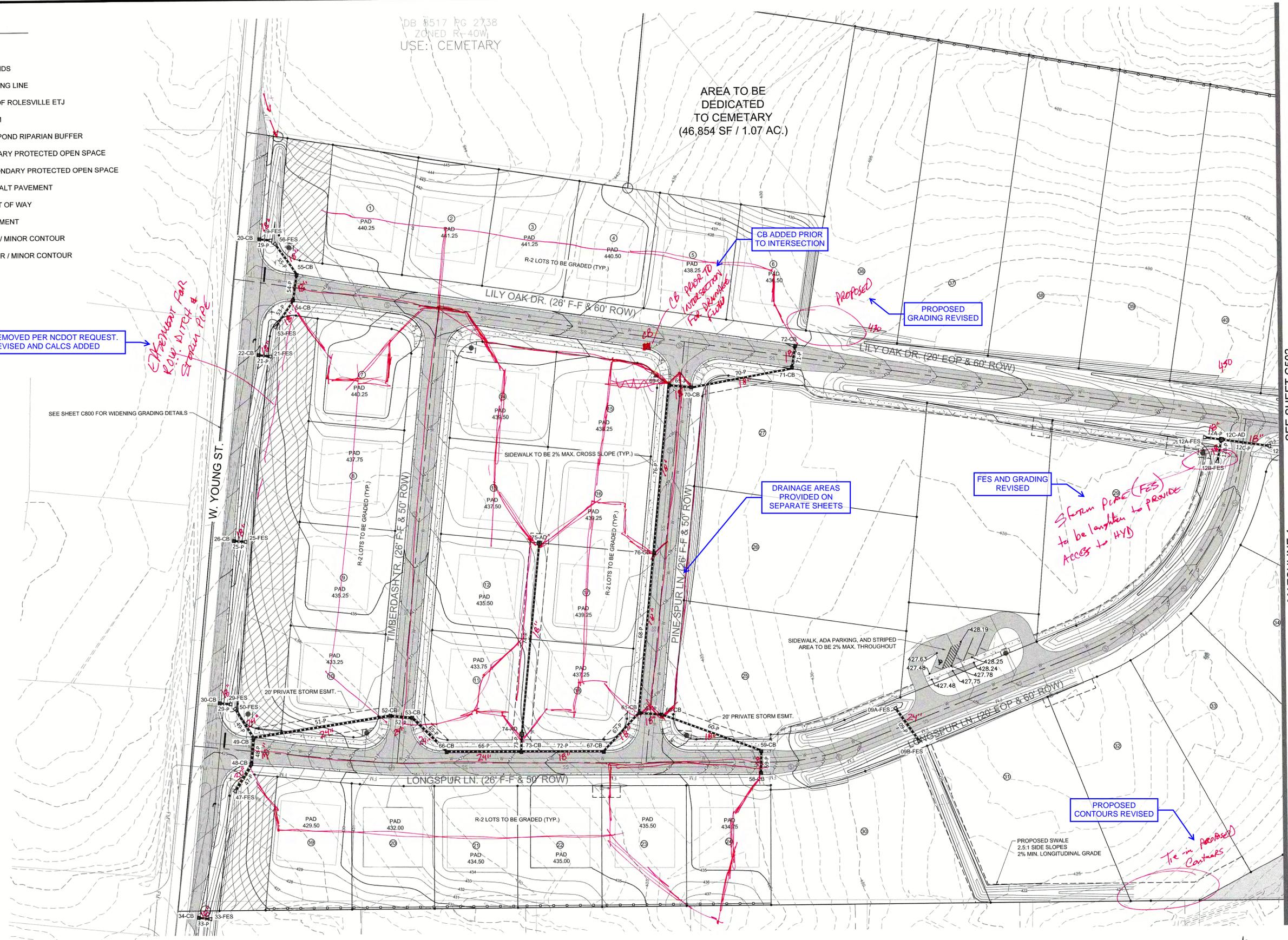
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SHEET
C501

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ROW DITCH REMOVED PER NCDOT REQUEST. PIPING REVISED AND CALCS ADDED

Efficient for Row Ditch & Storm Pipe

CB PRIOR TO Intersection For Downhill Flow

PROPOSED

PROPOSED GRADING REVISED

SEE SHEET C800 FOR WIDENING GRADING DETAILS

DRAINAGE AREAS PROVIDED ON SEPARATE SHEETS

FES AND GRADING REVISED

Storm Pipe (FES) to be lengthen to provide Access to HYD

PROPOSED CONTOURS REVISED

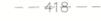
Tie in Proposed Contours

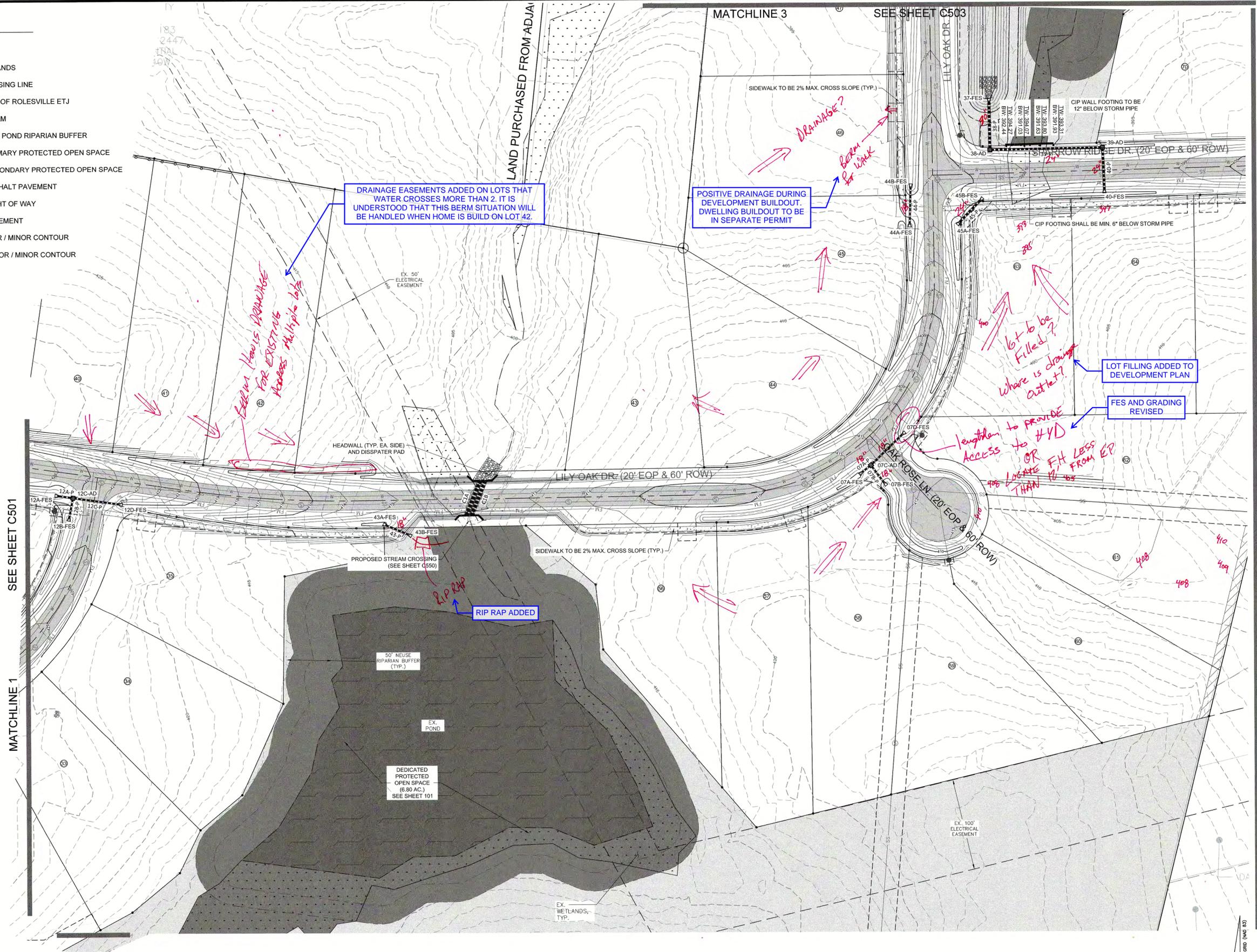
NOTE: 1' INTERVAL CONTOURS



MATCHLINE 1 SEE SHEET C502

LEGEND:

-  EXISTING POND
-  EXISTING WETLANDS
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-  PROPOSED RIGHT OF WAY
-  PROPOSED EASEMENT
-  EXISTING MAJOR / MINOR CONTOUR
-  PROPOSED MAJOR / MINOR CONTOUR



DRAINAGE EASEMENTS ADDED ON LOTS THAT WATER CROSSES MORE THAN 2. IT IS UNDERSTOOD THAT THIS BERM SITUATION WILL BE HANDLED WHEN HOME IS BUILT ON LOT 42.

POSITIVE DRAINAGE DURING DEVELOPMENT BUILDOUT. DWELLING BUILDOUT TO BE IN SEPARATE PERMIT

LOT FILLING ADDED TO DEVELOPMENT PLAN

FES AND GRADING REVISED

RIP RAP ADDED

NOTE: 1' INTERVAL CONTOURS



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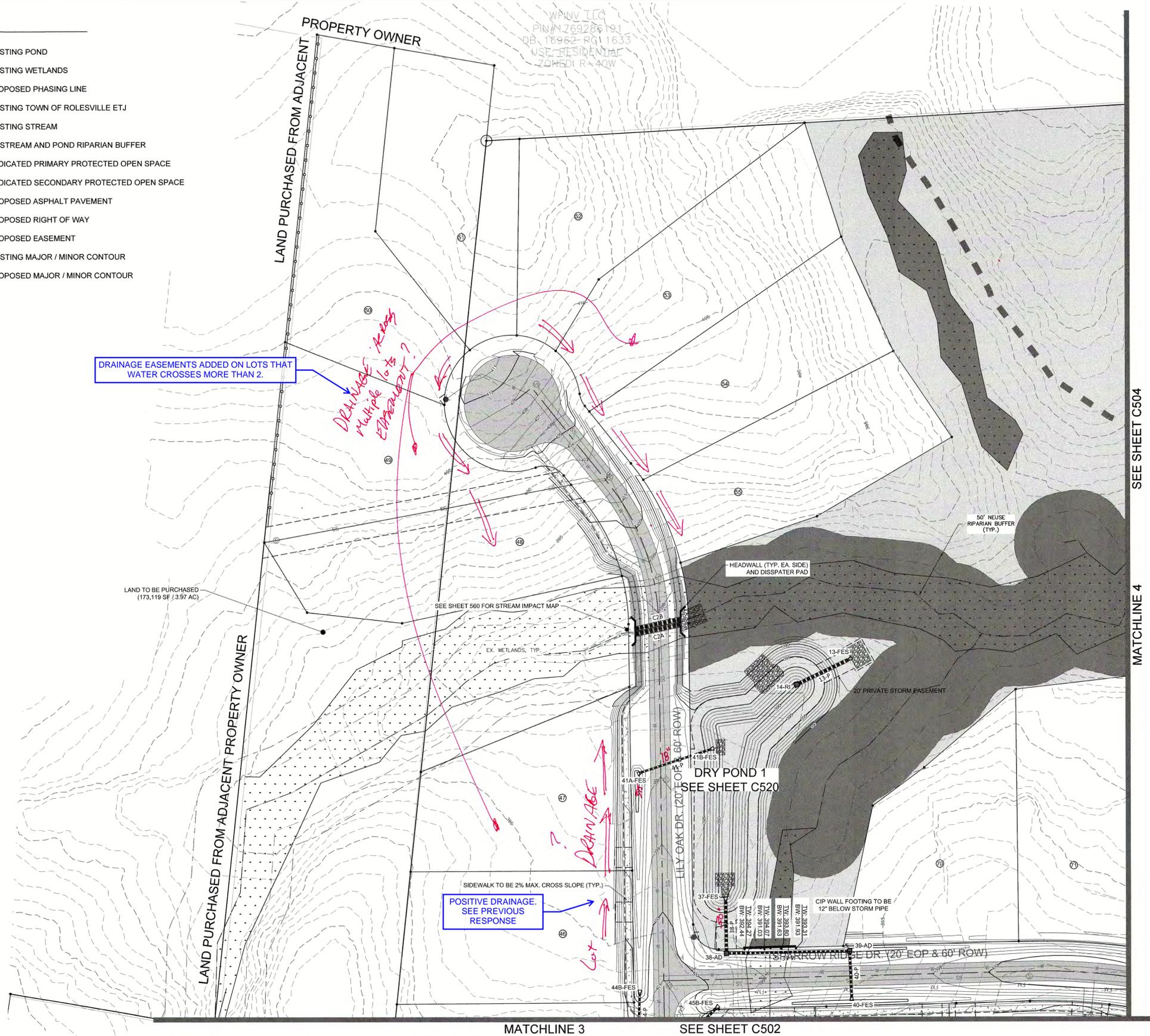
PHASE 1
 GRADING PLAN

Project Engineer:	TSS
Designed By:	TEP
Drawn By:	TEP
Checked By:	TSS
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SHEET
C502

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-  EXISTING MAJOR / MINOR CONTOUR
-  PROPOSED MAJOR / MINOR CONTOUR



DRAINAGE EASEMENTS ADDED ON LOTS THAT WATER CROSSES MORE THAN 2.

*DRAINAGE REVIS
Multiple lots
Easement?*

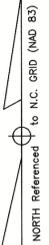
POSITIVE DRAINAGE.
SEE PREVIOUS
RESPONSE

MATCHLINE 3 SEE SHEET C502

SEE SHEET C504

MATCHLINE 4

NOTE: 1' INTERVAL CONTOURS



P:\2017 Projects\170347 Chandler's Ridge\Eng\CAD\DWG\TP SHEET P_170347_C503 GRADING BLOWUPS.dwg

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03	CONSTRUCTION DOCUMENTS 3rd SUBMITTAL	06/17/2020
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01	CONSTRUCTION DOCUMENTS 1st SUBMITTAL	01/13/2020
	REVISIONS	



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 Phone: 919.577.1080 Fax: 919.577.1081
 NCBELS FIRM No. C-2378



CHANDLER'S RIDGE
 CONSTRUCTION DOCUMENTS
 CONSERVATION SUBDIVISION
 410 W. YOUNG ST.
 ROLESVILLE, NC
 WAKE COUNTY

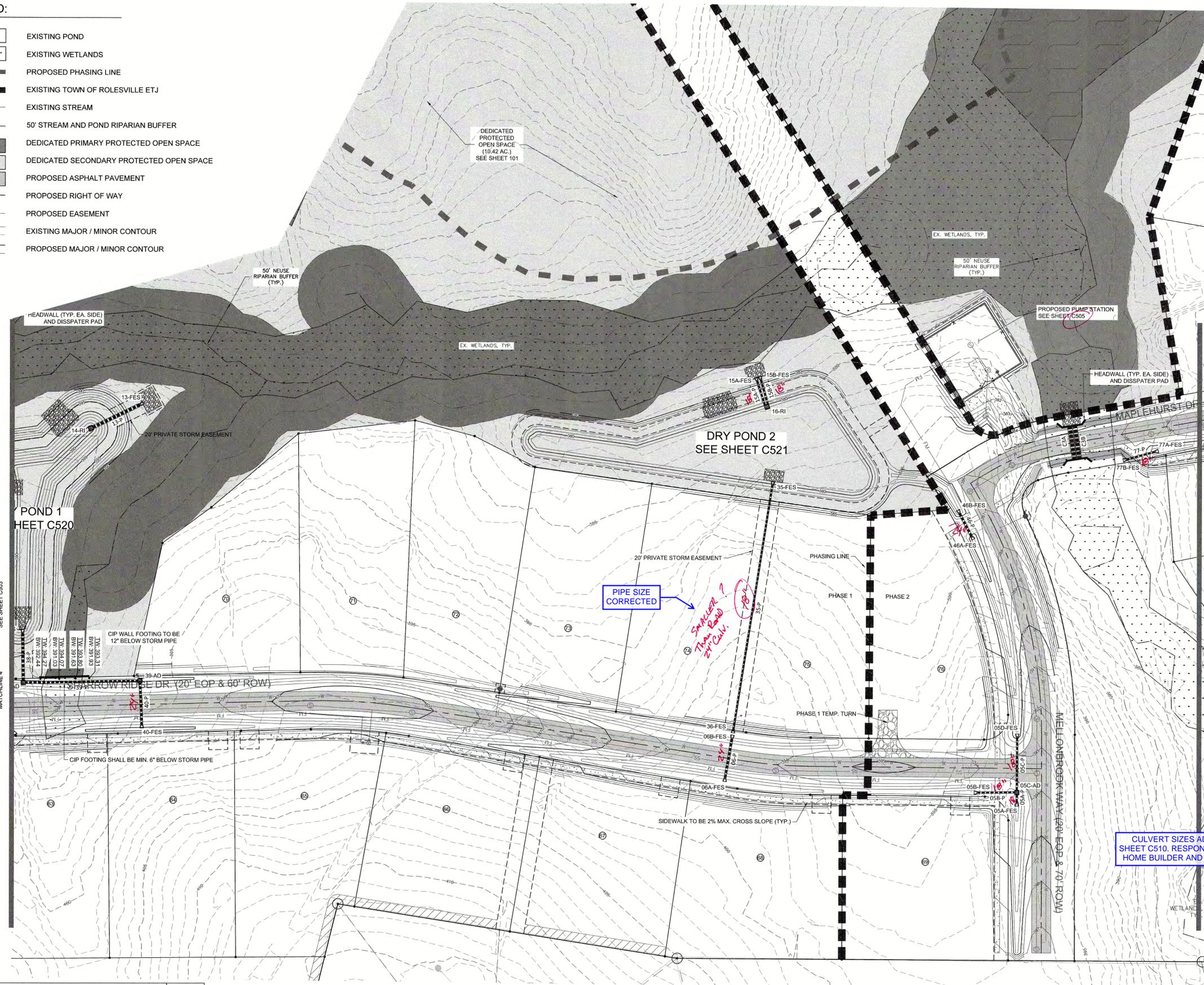
PHASE 1
 GRADING PLAN

Project Engineer: TSS
 Designed By: TEP
 Drawn By: TEP
 Checked By: TSS
 Scale: 1" = 50'
 Date: 06/17/2020
 Project Number: P170347

SHEET
C503

LEGEND:

-  EXISTING POND
-  EXISTING WETLANDS
-  PROPOSED PHASING LINE
-  EXISTING TOWN OF ROLESVILLE ETJ
-  EXISTING STREAM
-  50' STREAM AND POND RIPARIAN BUFFER
-  DEDICATED PRIMARY PROTECTED OPEN SPACE
-  DEDICATED SECONDARY PROTECTED OPEN SPACE
-  PROPOSED ASPHALT PAVEMENT
-  PROPOSED RIGHT OF WAY
-  PROPOSED EASEMENT
-  420
418
EXISTING MAJOR / MINOR CONTOUR
-  420
418
PROPOSED MAJOR / MINOR CONTOUR

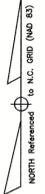


PIPE SIZE CORRECTED

*SMALLER ?
THAN ROAD ?
24" CULV.*

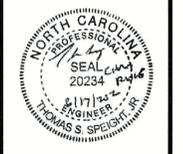
*Culvert sizes
For DRIVEWAYS
(EACH LOT DRIVE
SIZE & WHO INSTALLS ?
Builder/Contractor?)*

CULVERT SIZES ADDED TO PLANS ON SHEET C510. RESPONSIBILITY WILL FALL ON HOME BUILDER AND IT IS NOTED AS SUCH



P:\017 Projects\170347 Chandlers Ridge\Eng\CADD\DWG\TP SHEETP_170347_C501 GRADING BLOWUPS.dwg

REV	DESCRIPTION	DATE
03	CONSTRUCTION DOCUMENTS 3rd SUBMITTAL	06/17/2020
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01	CONSTRUCTION DOCUMENTS 1st SUBMITTAL	01/13/2020
REV	DESCRIPTION	DATE
	REVISIONS	



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CHANDLER'S RIDGE
 CONSTRUCTION DOCUMENTS
 CONSERVATION SUBDIVISION

410 W. YOUNG ST.
 ROLESVILLE, NC
 WAKE COUNTY

PHASE 1 / 2
GRADING PLAN

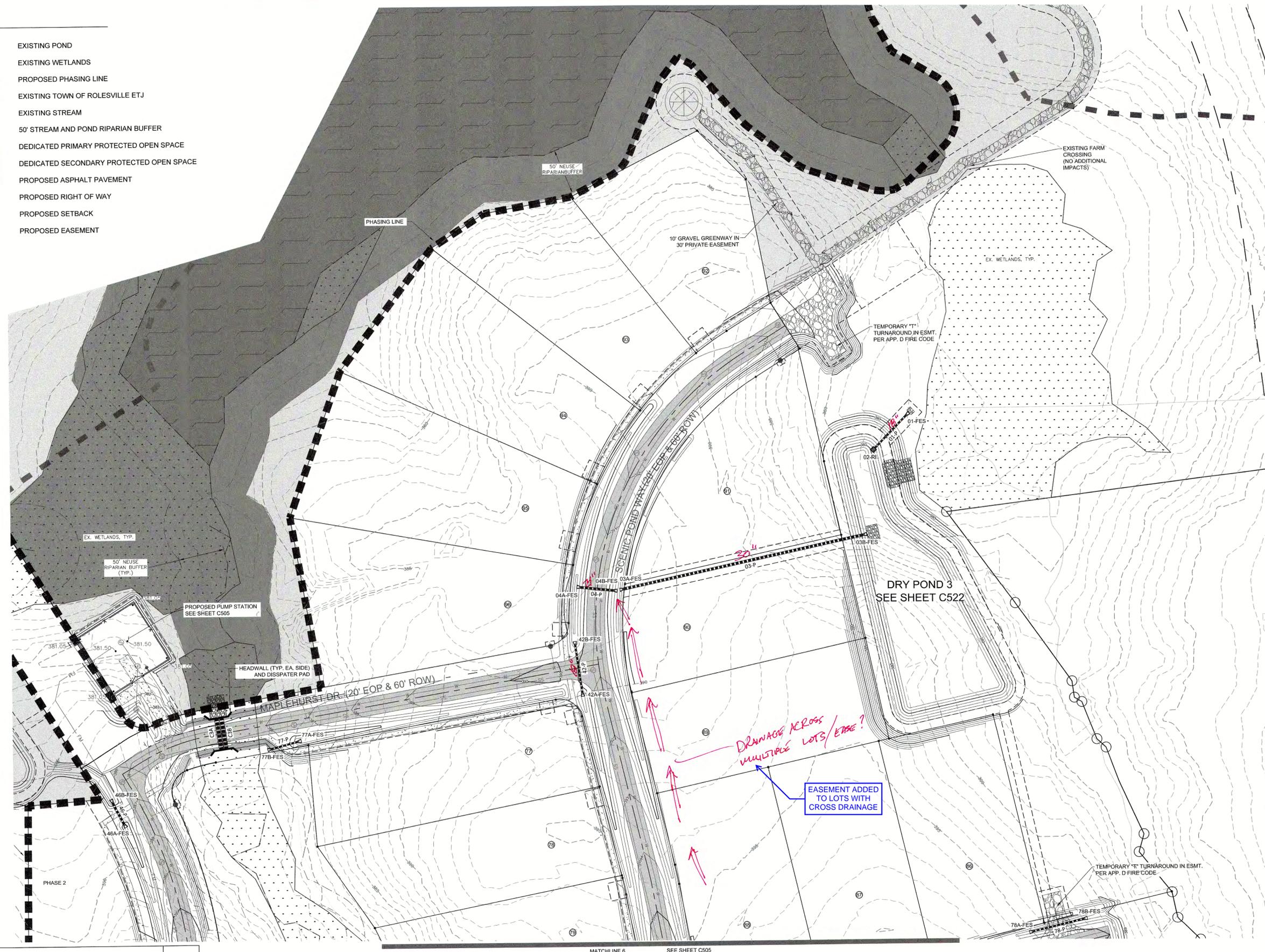
Project Engineer: TSS
 Designed By: TEP
 Drawn By: TEP
 Checked By: TSS
 Scale: 1" = 50'

Date: 06/17/2020
 Project Number: P170347

SHEET
C504

LEGEND:

-  EXISTING POND
-  EXISTING WETLANDS
-  PROPOSED PHASING LINE
-  EXISTING TOWN OF ROLESVILLE ETJ
-  EXISTING STREAM
-  50' STREAM AND POND RIPARIAN BUFFER
-  DEDICATED PRIMARY PROTECTED OPEN SPACE
-  DEDICATED SECONDARY PROTECTED OPEN SPACE
-  PROPOSED ASPHALT PAVEMENT
-  PROPOSED RIGHT OF WAY
-  PROPOSED SETBACK
-  PROPOSED EASEMENT



MATCHLINE 6 SEE SHEET C505



NOTE: 1' INTERVAL CONTOURS

P:\2017 Projects\170347 Chandlers Ridge\CAD\DWG\TP SHEET\TP_170347_C501 GRADING BLOWUPS.dwg

REV	DESCRIPTION	DATE
03	CONSTRUCTION DOCUMENTS 3rd SUBMITTAL	06/17/2020
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01	CONSTRUCTION DOCUMENTS 1st SUBMITTAL	01/13/2020
	REVISIONS	



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CHANDLER'S RIDGE
 CONSTRUCTION DOCUMENTS
 CONSERVATION SUBDIVISION
 410 W. YOUNG ST.
 ROLESVILLE, NC
 WAKE COUNTY

EAST
GRADING PLAN

Project Engineer:	TSS
Designed By:	TEP
Drawn By:	TEP
Checked By:	TSS
Scale:	1" = 50'
Date:	06/17/2020
Project Number:	P170347

SHEET
C506

PIPE TABLE					
NAME	CONNECT	SIZE	LENGTH	SLOPE	MATERIAL
01-P	UP: 02-RI @ 378.00' DOWN: 01-FES @ 377.00'	18"	52.25'	1.91%	CLASS III RCP
03-P	UP: 03A-FES @ 386.50' DOWN: 03B-FES @ 378.00'	30"	271.29'	3.13%	DOUBLE WALL HDPE
04-P	UP: 04A-FES @ 386.96' DOWN: 04B-FES @ 386.60'	24"	36.00'	1.00%	CLASS IV RCP
05A-P	UP: 05A-FES @ 390.54' DOWN: 05C-AD @ 389.77'	18"	10.25'	7.51%	CLASS IV RCP
05B-P	UP: 05B-FES @ 390.40' DOWN: 05C-AD @ 389.77'	18"	40.69'	1.55%	CLASS III RCP
05C-P	UP: 05C-AD @ 389.67' DOWN: 05D-FES @ 389.10'	18"	57.17'	1.00%	CLASS IV RCP
06-P	UP: 06A-FES @ 390.20' DOWN: 06B-FES @ 389.79'	24"	40.79'	1.00%	CLASS IV RCP
07A-P	UP: 07A-FES @ 409.31' DOWN: 07C-AD @ 409.19'	18"	11.78'	1.00%	CLASS III RCP
07B-P	UP: 07B-FES @ 408.13' DOWN: 07C-AD @ 407.90'	18"	23.47'	1.00%	CLASS III RCP
07C-P	UP: 07C-AD @ 407.69' DOWN: 07D-FES @ 407.22'	18"	47.35'	1.00%	CLASS IV RCP
09-P	UP: 09A-FES @ 423.94' DOWN: 09B-FES @ 423.56'	24"	38.17'	1.00%	CLASS V RCP
12A-P	UP: 12A-FES @ 422.53' DOWN: 12C-AD @ 422.37'	18"	15.51'	1.00%	CLASS III RCP
12B-P	UP: 12B-FES @ 420.97' DOWN: 12C-AD @ 420.76'	18"	21.28'	1.00%	CLASS III RCP
12C-P	UP: 12C-AD @ 420.66' DOWN: 12D-FES @ 420.16'	18"	49.74'	1.00%	CLASS IV RCP
13-P	UP: 14-RI @ 388.00' DOWN: 13-FES @ 387.43'	36"	56.90'	1.00%	CLASS III RCP
15A-P	UP: 16-RI @ 377.50' DOWN: 15A-FES @ 377.00'	18"	25.93'	1.93%	CLASS III RCP
15B-P	UP: 16-RI @ 377.50' DOWN: 15B-FES @ 377.00'	18"	25.91'	1.93%	CLASS III RCP
19-P	UP: 20-CB @ 434.67' DOWN: 19-FES @ 434.58'	18"	8.50'	1.05%	CLASS III RCP
21-P	UP: 22-CB @ 431.98' DOWN: 21-FES @ 431.89'	18"	8.94'	1.00%	CLASS III RCP
25-P	UP: 26-CB @ 427.98' DOWN: 25-FES @ 427.89'	18"	8.56'	1.00%	CLASS III RCP
29-P	UP: 30-CB @ 423.57' DOWN: 29-FES @ 423.49'	18"	7.77'	1.08%	CLASS III RCP
33-P	UP: 34-CB @ 418.61' DOWN: 33-FES @ 418.52'	18"	8.95'	1.00%	CLASS III RCP
35-P	UP: 36-FES @ 389.29' DOWN: 35-FES @ 389.00'	18"	258.72'	3.59%	DOUBLE WALL HDPE
38-P	UP: 38-AD @ 390.97' DOWN: 37-FES @ 390.00'	30"	51.64'	1.88%	CLASS III RCP
39-P	UP: 39-AD @ 392.30' DOWN: 38-AD @ 391.07'	24"	123.15'	1.00%	CLASS III RCP
40-P	UP: 40-FES @ 394.90' DOWN: 39-AD @ 392.40'	24"	45.18'	5.53%	CLASS IV RCP
41-P	UP: 41A-FES @ 394.48' DOWN: 41B-FES @ 392.06'	18"	71.80'	3.37%	CLASS IV RCP
42-P	UP: 42A-FES @ 387.74' DOWN: 42B-FES @ 387.22'	18"	52.48'	1.00%	CLASS IV RCP
43-P	UP: 43A-FES @ 409.52' DOWN: 43B-FES @ 407.26'	18"	24.83'	9.10%	CLASS III RCP
44-P	UP: 44A-FES @ 398.32' DOWN: 44B-FES @ 397.67'	18"	38.35'	1.70%	CLASS III RCP
45-P	UP: 45A-FES @ 398.00' DOWN: 45B-FES @ 396.22'	24"	31.75'	5.61%	CLASS III RCP
46-P	UP: 46A-FES @ 383.31' DOWN: 46B-FES @ 383.05'	24"	26.24'	1.00%	CLASS III RCP
47-P	UP: 48-CB @ 421.21' DOWN: 47-FES @ 420.90'	30"	30.62'	1.00%	CLASS III RCP
48-P	UP: 49-CB @ 421.61' DOWN: 48-CB @ 421.31'	30"	29.62'	1.00%	CLASS IV RCP
49-P	UP: 50-FES @ 423.42' DOWN: 49-CB @ 421.71'	24"	34.03'	5.03%	CLASS III RCP
51-P	UP: 52-CB @ 423.21' DOWN: 49-CB @ 421.71'	24"	150.21'	1.00%	CLASS III RCP
52-P	UP: 53-CB @ 423.56' DOWN: 52-CB @ 423.31'	24"	25.46'	1.00%	CLASS III RCP
53-P	UP: 54-CB @ 432.88' DOWN: 53-FES @ 432.37'	18"	31.20'	1.00%	CLASS III RCP
54-P	UP: 55-CB @ 433.08' DOWN: 54-CB @ 432.78'	18"	29.81'	1.00%	CLASS IV RCP
55-P	UP: 56-FES @ 434.62' DOWN: 55-CB @ 433.18'	18"	37.35'	3.86%	CLASS III RCP

PIPE TABLE					
NAME	CONNECT	SIZE	LENGTH	SLOPE	MATERIAL
59-P	UP: 59-CB @ 428.71' DOWN: 59-CB @ 428.46'	18"	25.54'	-1.00%	CLASS IV RCP
60-P	UP: 59-CB @ 428.35' DOWN: 60-CB @ 427.20'	18"	114.70'	1.00%	CLASS III RCP
61-P	UP: 60-CB @ 427.10' DOWN: 61-CB @ 426.84'	18"	25.63'	1.00%	CLASS III RCP
65-P	UP: 66-CB @ 424.17' DOWN: 65-CB @ 423.66'	24"	51.46'	1.00%	CLASS III RCP
66-P	UP: 73-CB @ 425.08' DOWN: 66-CB @ 424.27'	24"	81.41'	1.00%	CLASS III RCP
67-P	UP: 61-CB @ 426.74' DOWN: 67-CB @ 426.18'	18"	56.23'	1.00%	CLASS III RCP
68-P	UP: 76-CB @ 428.58' DOWN: 69-CB @ 430.11'	18"	174.48'	1.00%	CLASS III RCP
69-P	UP: 70-CB @ 430.37' DOWN: 69-CB @ 430.11'	18"	25.69'	1.01%	CLASS III RCP
70-P	UP: 71-CB @ 431.52' DOWN: 70-CB @ 430.97'	18"	110.50'	0.50%	CLASS III RCP
71-P	UP: 72-CB @ 431.88' DOWN: 71-CB @ 431.62'	18"	25.79'	1.00%	CLASS IV RCP
72-P	UP: 74-AD @ 429.00' DOWN: 73-CB @ 428.00'	18"	89.85'	1.00%	CLASS III RCP
73-P	UP: 74-AD @ 429.00' DOWN: 73-CB @ 428.00'	18"	18.41'	5.43%	CLASS III RCP
74-P	UP: 75-AD @ 433.00' DOWN: 74-AD @ 430.00'	18"	208.77'	1.44%	DOUBLE WALL HDPE
76-P	UP: 69-CB @ 430.01' DOWN: 76-CB @ 428.68'	18"	183.27'	0.73%	CLASS III RCP
77-P	UP: 77A-FES @ 382.80' DOWN: 77B-FES @ 379.00'	18"	29.66'	12.81%	CLASS III RCP
78-P	UP: 78A-FES @ 392.79' DOWN: 78B-FES @ 391.77'	18"	57.17'	1.78%	CLASS IV RCP
C1A	UP: @ 402.00' DOWN: @ 401.28'	48"	41.22'	1.75%	CLASS III RCP
C1B	UP: @ 402.00' DOWN: @ 401.28'	48"	41.00'	1.76%	CLASS III RCP
C2A	UP: @ 384.00' DOWN: @ 382.80'	48"	46.22'	2.60%	CLASS III RCP
C2B	UP: @ 384.00' DOWN: @ 382.80'	48"	46.28'	2.59%	CLASS III RCP
C3A	UP: @ 376.00' DOWN: @ 375.67'	48"	33.25'	1.00%	CLASS III RCP
C3B	UP: @ 376.00' DOWN: @ 375.67'	48"	33.21'	1.00%	CLASS III RCP

SLOPE REVISED

STRUCTURE TABLE			
NAME	RIM	PIPES IN	PIPES OUT
01-FES		01-P - 18" RCP - INV IN = 377.00'	
02-RI			01-P - 18" RCP - INV OUT = 378.00'
03A-FES			03-P - 30" RCP - INV OUT = 386.50'
03B-FES		03-P - 30" RCP - INV IN = 378.00'	
04A-FES			04-P - 24" RCP - INV OUT = 386.96'
04B-FES		04-P - 24" RCP - INV IN = 386.60'	
05A-FES			05A-P - 18" RCP - INV OUT = 390.54'
05B-FES		05B-P - 18" RCP - INV IN = 389.77'	
05C-AD	392.83'	05A-P - 18" RCP - INV IN = 389.77' 05B-P - 18" RCP - INV IN = 389.77'	05C-P - 18" RCP - INV OUT = 389.67'
05D-FES		05C-P - 18" RCP - INV IN = 389.10'	
06A-FES			06-P - 24" RCP - INV OUT = 390.20'
06B-FES		06-P - 24" RCP - INV IN = 389.79'	
07A-FES			07A-P - 18" RCP - INV OUT = 409.31'
07B-FES			07B-P - 18" RCP - INV OUT = 408.13'
07C-AD	411.69'	07A-P - 18" RCP - INV IN = 409.19' 07B-P - 18" RCP - INV IN = 407.90'	07C-P - 18" RCP - INV OUT = 407.69'
07D-FES		07C-P - 18" RCP - INV IN = 407.22'	
09A-FES			09-P - 24" RCP - INV OUT = 423.94'
09B-FES		09-P - 24" RCP - INV IN = 423.56'	
12A-FES			12A-P - 18" RCP - INV OUT = 422.53'
12B-FES			12B-P - 18" RCP - INV OUT = 420.97'
12C-AD	425.08'	12A-P - 18" RCP - INV IN = 422.37' 12B-P - 18" RCP - INV IN = 420.76'	12C-P - 18" RCP - INV OUT = 420.66'
12D-FES		12C-P - 18" RCP - INV IN = 420.16'	
13-FES		13-P - 36" RCP - INV IN = 387.43'	
14-RI	405.96'		13-P - 36" RCP - INV OUT = 388.00'
15A-FES		15A-P - 18" RCP - INV IN = 377.00'	
15B-FES		15B-P - 18" RCP - INV IN = 377.00'	
16-RI			15A-P - 18" RCP - INV OUT = 377.50' 15B-P - 18" RCP - INV OUT = 377.50'
19-FES		19-P - 18" RCP - INV IN = 434.58'	
20-CB	437.96'		19-P - 18" RCP - INV OUT = 434.67'
21-FES		21-P - 18" RCP - INV IN = 431.89'	
22-CB	435.00'		21-P - 18" RCP - INV OUT = 431.98'
25-FES		25-P - 18" RCP - INV IN = 427.89'	
26-CB	431.00'		25-P - 18" RCP - INV OUT = 427.98'
29-FES		29-P - 18" RCP - INV IN = 423.49'	
30-CB	428.87'		29-P - 18" RCP - INV OUT = 423.57'
33-FES		33-P - 18" RCP - INV IN = 418.52'	
34-CB	421.75'		33-P - 18" RCP - INV OUT = 418.61'
35-FES		35-P - 18" RCP - INV IN = 380.00'	
36-FES			35-P - 18" RCP - INV OUT = 389.29'
37-FES		38-P - 30" RCP - INV IN = 390.00'	
38-AD	395.79'	38-P - 24" RCP - INV IN = 391.07'	38-P - 30" RCP - INV OUT = 390.97'
39-AD	394.76'	40-P - 24" RCP - INV IN = 392.40'	38-P - 24" RCP - INV OUT = 392.30'

STRUCTURE TABLE			
NAME	RIM	PIPES IN	PIPES OUT
40-FES			40-P - 24" RCP - INV OUT = 394.90'
41A-FES			41-P - 18" RCP - INV OUT = 394.48'
41B-FES		41-P - 18" RCP - INV IN = 392.06'	
42A-FES			42-P - 18" RCP - INV OUT = 387.74'
42B-FES		42-P - 18" RCP - INV IN = 387.22'	
43A-FES			43-P - 18" RCP - INV OUT = 409.52'
43B-FES		43-P - 18" RCP - INV IN = 407.26'	
44A-FES			44-P - 18" RCP - INV OUT = 398.32'
44B-FES		44-P - 18" RCP - INV IN = 397.67'	
45A-FES			45-P - 24" RCP - INV OUT = 398.00'
45B-FES		45-P - 24" RCP - INV IN = 396.22'	
46A-FES			46-P - 24" RCP - INV OUT = 383.31'
46B-FES		46-P - 24" RCP - INV IN = 383.05'	
47-FES		47-P - 30" RCP - INV IN = 420.90'	
48-CB	425.15'	48-P - 30" RCP - INV IN = 421.31'	47-P - 30" RCP - INV OUT = 421.21'
49-CB	425.47'	51-P - 24" RCP - INV IN = 421.71' 49-P - 24" RCP - INV IN = 421.71'	48-P - 30" RCP - INV OUT = 421.61'
50-FES			49-P - 24" RCP - INV OUT = 423.42'
52-CB	431.41'	52-P - 24" RCP - INV IN = 423.31'	51-P - 24" RCP - INV OUT = 423.21'
53-CB	431.41'	65-P - 24" RCP - INV IN = 423.66'	52-P - 24" RCP - INV OUT = 423.56'
53-FES		53-P - 18" RCP - INV IN = 432.37'	
54-CB	436.56'	54-P - 18" RCP - INV IN = 432.78'	53-P - 18" RCP - INV OUT = 432.68'
55-CB	436.68'	55-P - 18" RCP - INV IN = 433.18'	54-P - 18" RCP - INV OUT = 433.08'
56-FES			55-P - 18" RCP - INV OUT = 434.62'
58-CB	431.45'	59-P - 18" RCP - INV IN = 428.71'	
59-CB	431.44'		60-P - 18" RCP - INV OUT = 428.35' 59-P - 18" RCP - INV OUT = 428.45'
60-CB	435.29'	60-P - 18" RCP - INV IN = 427.20'	61-P - 18" RCP - INV OUT = 427.10'
61-CB	435.29'	61-P - 18" RCP - INV IN = 426.84' 60-P - 18" RCP - INV IN = 426.84'	67-P - 18" RCP - INV OUT = 426.74'
66-CB	432.56'	66-P - 24" RCP - INV IN = 424.27'	65-P - 24" RCP - INV OUT = 424.17'
67-CB	435.35'	67-P - 18" RCP - INV IN = 426.18'	72-P - 18" RCP - INV OUT = 426.08'
69-CB	436.70'	69-P - 18" RCP - INV IN = 430.11'	76-P - 18" RCP - INV OUT = 430.01'
70-CB	436.69'	70-P - 18" RCP - INV IN = 430.97'	69-P - 18" RCP - INV OUT = 430.37'
71-CB	434.80'	71-P - 18" RCP - INV IN = 431.62'	70-P - 18" RCP - INV OUT = 431.52'
72-CB	434.79'		71-P - 18" RCP - INV OUT = 431.88'
73-CB	434.04'	72-P - 18" RCP - INV IN = 425.18' 73-P - 18" RCP - INV IN = 428.00'	66-P - 24" RCP - INV OUT = 425.08'
74-AD	434.28'	74-P - 18" RCP - INV IN = 430.00'	73-P - 18" RCP - INV OUT = 429.00'
75-AD	437.22'		74-P - 18" RCP - INV OUT = 433.00'
76-CB	438.73'	76-P - 18" RCP - INV IN = 428.68'	68-P - 18" RCP - INV OUT = 428.58'
77A-FES			77-P - 18" RCP - INV OUT = 382.80'
77B-FES		77-P - 18" RCP - INV IN = 379.00'	
78A-FES			78-P - 18" RCP - INV OUT = 392.79'
78B-FES		78-P - 18" RCP - INV IN = 391.77'	



Bateman Civil Survey Company
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CHANDLER'S RIDGE
 CONSTRUCTION DOCUMENTS
 CONSERVATION SUBDIVISION
 410 W. YOUNG ST.
 ROLESVILLE, NC
 WAKE COUNTY

STORM DRAINAGE
 PIPE/STRUCTURE TABLES

Project Engineer: TSS
 Designed By: TEP
 Drawn By: TEP
 Checked By: TSS
 Scale: 1" = 100'
 Date: 06/17/2020
 Project Number: P170347

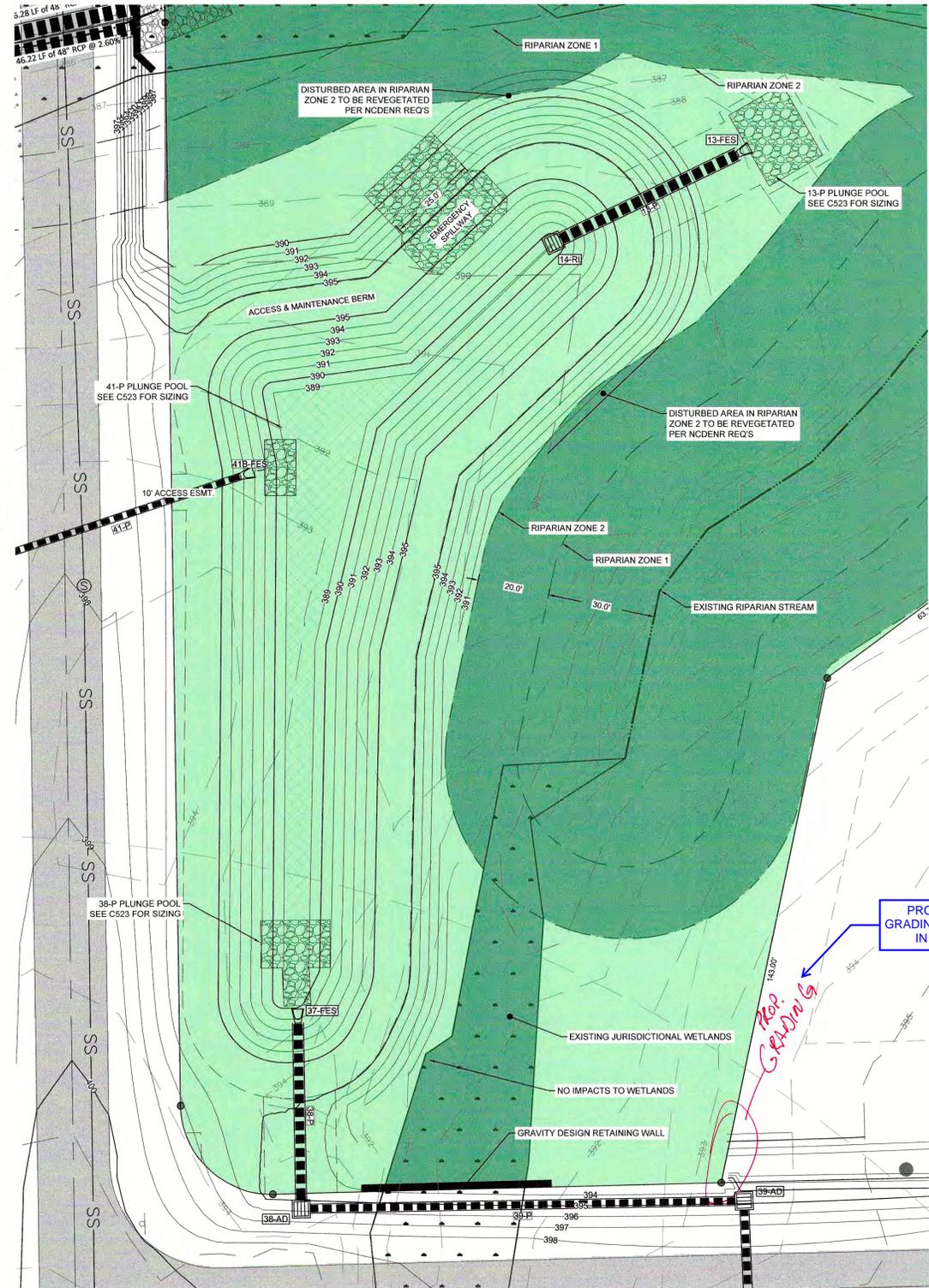
SHEET
C510

P:\2017 Projects\170347 Chandler's Ridge\Eng\CAD\DWG\TSS SHEET\TSS_C510 GRADING BLOWUPS.dwg

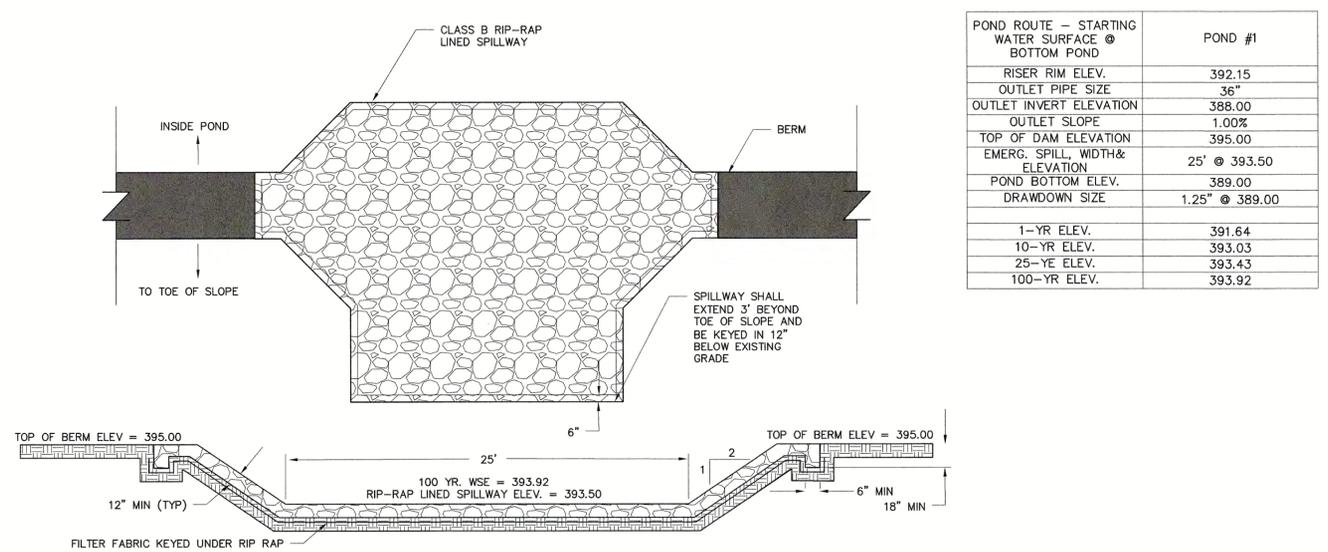
REV	DESCRIPTION	DATE
03	CONSTRUCTION DOCUMENTS 3rd SUBMITTAL	06/17/2020
02	CONSTRUCTION DOCUMENTS 2nd SUBMITTAL	04/15/2020
01	CONSTRUCTION DOCUMENTS 1st SUBMITTAL	01/13/2020
REV	DESCRIPTION	DATE
	REVISIONS	

LEGEND:

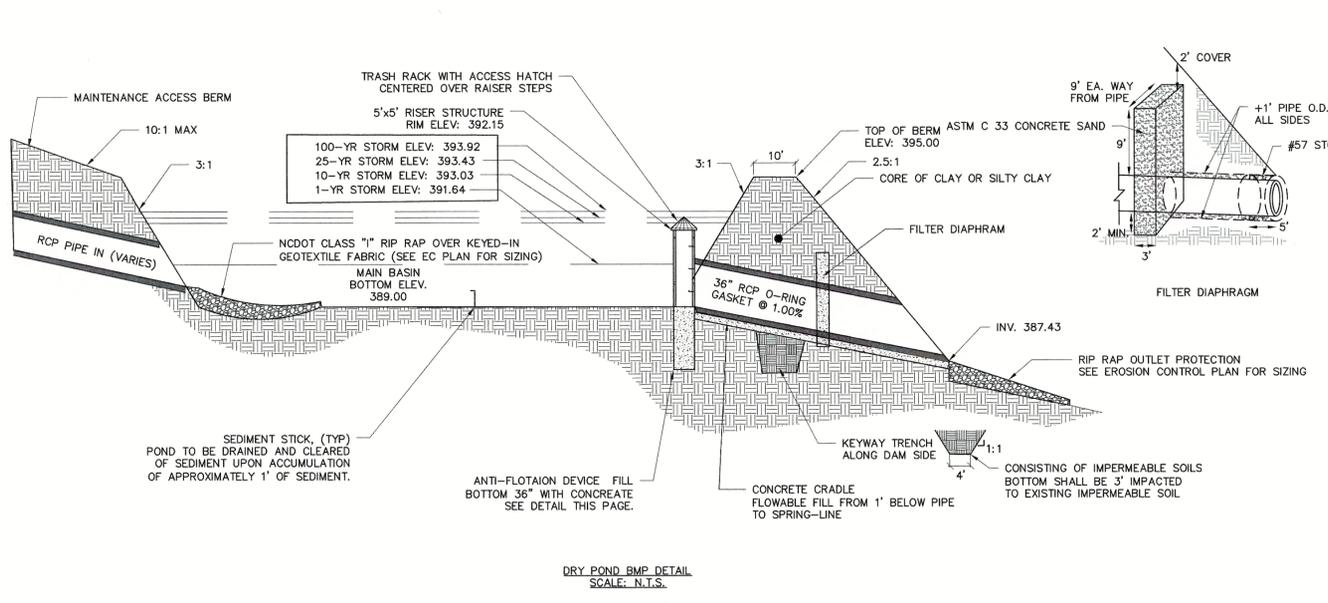
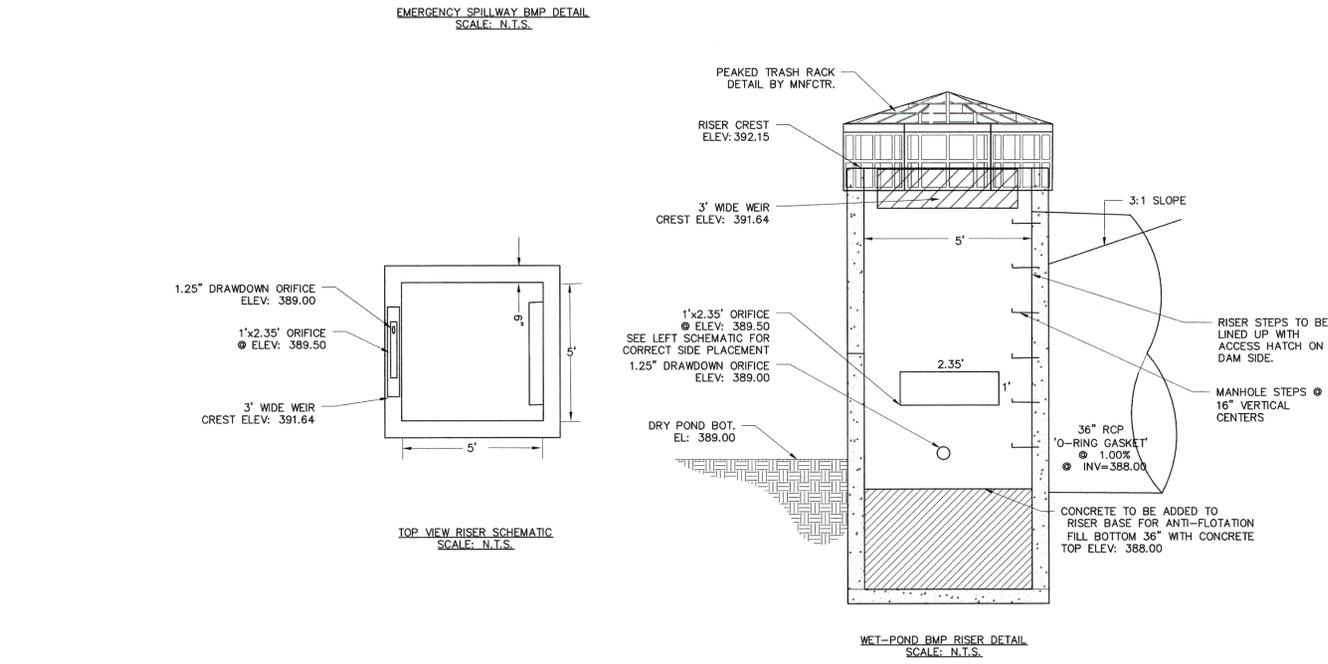
- EXISTING RIPARIAN STREAM
- EXISTING RIPARIAN BUFFER
- PROJECT PARCEL BOUNDARY
- PRIVATE RIGHT OF WAY
- EXISTING MINOR CONTOUR (1 FT.)
- EXISTING MAJOR CONTOUR (5 FT.)
- PROPOSED MINOR CONTOUR (1 FT.)
- PROPOSED MAJOR CONTOUR (5 FT.)
- PROPOSED PAVEMENT
- PROPOSED GRAVEL
- TREE AND VEGETATION PROTECTION AREA
- PROPOSED EASEMENT
- PROPOSED SETBACK



DRY POND #1 DETAIL
SCALE: 1" = 20'



POND ROUTE - STARTING WATER SURFACE @ BOTTOM POND	POND #1
RISER RIM ELEV.	392.15
OUTLET PIPE SIZE	36"
OUTLET INVERT ELEVATION	388.00
OUTLET SLOPE	1.00%
TOP OF DAM ELEVATION	395.00
EMERG. SPILL. WIDTH & ELEVATION	25' @ 393.50
POND BOTTOM ELEV.	389.00
DRAWDOWN SIZE	1.25' @ 389.00
1-YR ELEV.	391.64
10-YR ELEV.	393.03
25-YR ELEV.	393.43
100-YR ELEV.	393.92



Bateman Civil Survey Company
Engineers • Surveyors • Planners
2524 Reliance Avenue, Apex, North Carolina 27539
Phone: 919.577.0800 Fax: 919.577.1081
NCBELS FIRM No. C-2378



CHANDLER'S RIDGE
CONSTRUCTION DOCUMENTS
CONSERVATION SUBDIVISION
410 W. YOUNG ST.
ROLESVILLE, NC
WAKE COUNTY

DRY POND #1
PLAN & DETAILS

Project Engineer: TSS
Designed By: TEP
Drawn By: TEP
Checked By: TSS
Scale:
Date: 06/17/2020
Project Number: P170347

P:\2017 Projects\170347 Chandler's Ridge\Eng\CAD\DWG\TOP SHEETS\170347_C520_SCM.dwg

REV	DESCRIPTION	DATE
03	CONSTRUCTION DOCUMENTS 3rd SUBMITTAL	06/17/2020
02	CONSTRUCTION DOCUMENTS 2nd SUBMITTAL	04/15/2020
01	CONSTRUCTION DOCUMENTS 1st SUBMITTAL	01/13/2020
REV	DESCRIPTION	DATE
	REVISIONS	

LEGEND:

- EXISTING POND
- EXISTING WETLANDS
- PROPOSED PHASING LINE
- EXISTING TOWN OF ROLESVILLE ETJ
- EXISTING STREAM
- 50' STREAM AND POND RIPARIAN BUFFER
- DEDICATED PRIMARY PROTECTED OPEN SPACE
- DEDICATED SECONDARY PROTECTED OPEN SPACE
- PROPOSED ASPHALT PAVEMENT
- PROPOSED RIGHT OF WAY
- PROPOSED SETBACK
- PROPOSED EASEMENT
- PROPOSED WATER MAIN
- PROPOSED SEWER MAIN
- PROPOSED FORCE MAIN
- PROPOSED 4" SEWER SERVICE
- PROPOSED 3/4" WATER SERVICE

SITE PERMITTING APPROVAL

Water and Sewer Permits (if applicable)

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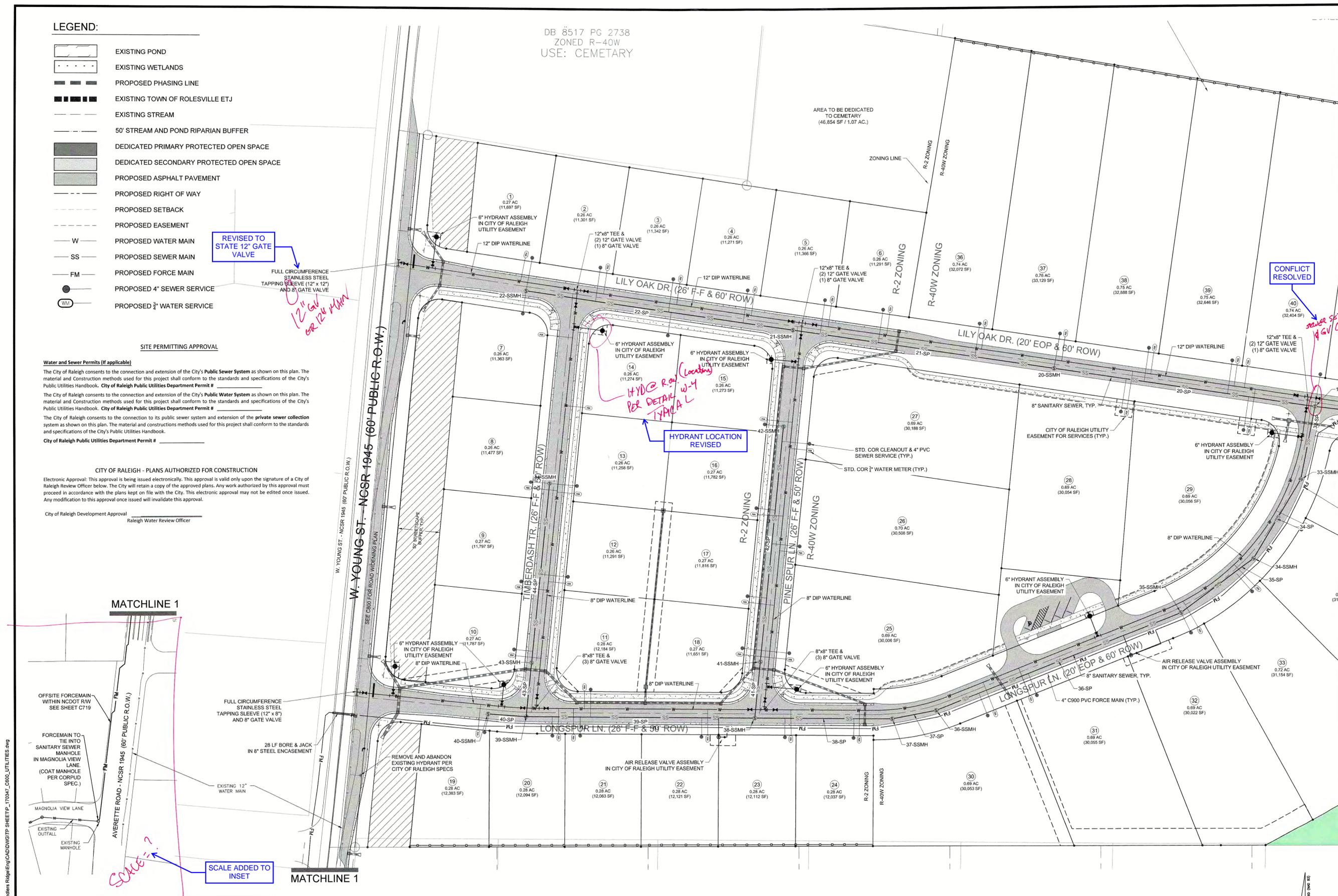
CITY OF RALEIGH - PLANS AUTHORIZED FOR CONSTRUCTION

Electronic Approval: This approval is being issued electronically. This approval is valid only upon the signature of a City of Raleigh Review Officer below. The City will retain a copy of the approved plans. Any work authorized by this approval must proceed in accordance with the plans kept on file with the City. This electronic approval may not be edited once issued. Any modification to this approval once issued will invalidate this approval.

City of Raleigh Development Approval _____
Raleigh Water Review Officer _____

DB 8517 PG 2738
ZONED R-40W
USE: CEMETARY

AREA TO BE DEDICATED TO CEMETARY (46,854 SF / 1.07 AC.)



REVISED TO STATE 12" GATE VALVE

FULL CIRCUMFERENCE STAINLESS STEEL TAPPING SLEEVE (12" x 12") AND 8" GATE VALVE
12" GATE VALVE OR 12" MANHOLE

HYDRANT LOCATION REVISED
HYDRANT @ R.O.W. (Location) PER DETAIL W-4 TYPICAL

CONFLICT RESOLVED

sewer service to 4" G.V. Conflict?

MATCHLINE 1

SCALE ADDED TO INSET

MATCHLINE 1

MATCHLINE 2 SEE SHEET C602

CHANDLER'S RIDGE
CONSTRUCTION DOCUMENTS
CONSERVATION SUBDIVISION

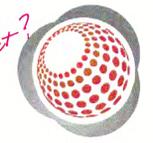
WEST
UTILITY PLAN

Project Engineer:	TSS
Designed By:	TEP
Drawn By:	TEP
Checked By:	TSS
Scale:	1" = 50'
Date:	06/17/2020
Project Number:	P170347

SHEET
C601



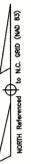
Bateman Civil Survey Company
Engineers • Surveyors • Planners
2524 Reliance Avenue, Apex, North Carolina 27539
Phone: 919.577.1080 Fax: 919.577.1081
NCBELS FIRM No. C-2378



410 W. YOUNG ST.
ROLESVILLE, NC
WAKE COUNTY

P:\2017 Projects\170347 Chandler's Ridge\Eng\CAD\DWG\TP SHEETP_170347_C600 UTILITIES.dwg

REV	DESCRIPTION	DATE
03	CONSTRUCTION DOCUMENTS 3rd SUBMITTAL	06/17/2020
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LEGEND:

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-  PROPOSED PHASING LINE
-  EXISTING TOWN OF ROLESVILLE ETJ
-  EXISTING STREAM
-  50' STREAM AND POND RIPARIAN BUFFER
-  DEDICATED PRIMARY PROTECTED OPEN SPACE
-  DEDICATED SECONDARY PROTECTED OPEN SPACE
-  PROPOSED ASPHALT PAVEMENT
-  PROPOSED RIGHT OF WAY
-  PROPOSED SETBACK
-  PROPOSED EASEMENT
-  W PROPOSED WATER MAIN
-  SS PROPOSED SEWER MAIN
-  FM PROPOSED FORCE MAIN

WFINV LLC
 PIN#1769286191
 DB 16962 PG 1633
 USE: RESIDENTIAL
 ZONED R-40W

SITE PERMITTING APPROVAL

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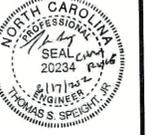
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City of Raleigh Public Utilities Department Permit # _____

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City of Raleigh Development Approval _____
 Raleigh Water Review Officer



Bateman Civil Survey Company
 Engineers • Surveyors • Planners
 2524 Reliance Avenue, Apex, North Carolina 27639
 Phone: 919.577.1080 Fax: 919.577.1081
 NCBELS FIRM No. C-2376



**CHANDLER'S RIDGE
 CONSTRUCTION DOCUMENTS
 CONSERVATION SUBDIVISION**

410 W. YOUNG ST.
 ROLESVILLE, NC
 WAKE COUNTY

**WEST
 UTILITY PLAN**

Project Engineer: TSS
 Designed By: TEP
 Drawn By: TEP
 Checked By: TSS
 Scale: 1" = 50'
 Date: 06/17/2020
 Project Number: P170347
**SHEET
 C603**



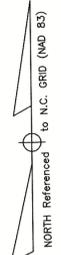
LAND TO BE PURCHASED
 (173,119 SF / 3.97 AC)

LAND PURCHASED FROM ADJACENT PROPERTY OWNER

LAND PURCHASED FROM ADJACENT

SEE SHEET C604
 MATCHLINE 4

MATCHLINE 3
 SEE SHEET C602



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REV	DESCRIPTION	DATE
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01	CONSTRUCTION DOCUMENTS 1st SUBMITTAL	01/13/2020
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-  PROPOSED ASPHALT PAVEMENT
-  PROPOSED RIGHT OF WAY
-  PROPOSED SETBACK
-  PROPOSED EASEMENT
-  PROPOSED WATER MAIN
-  PROPOSED SEWER MAIN
-  PROPOSED FORCE MAIN

SITE PERMITTING APPROVAL

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City of Raleigh Development Approval _____
Raleigh Water Review Officer



Bateman Civil Survey Company
Engineers • Surveyors • Planners
2624 Reliance Avenue, Apex, North Carolina 27539
Phone: 919.677.1080 Fax: 919.677.1081
NCBELS FRM INC. C-2378



CHANDLER'S RIDGE
CONSTRUCTION DOCUMENTS
CONSERVATION SUBDIVISION
410 W. YOUNG ST.
ROLESVILLE, NC
WAKE COUNTY

EAST
UTILITY PLAN

Project Engineer: TSS
Designed By: TEP
Drawn By: TEP
Checked By: TSS
Scale: 1" = 50'

Date: 06/17/2020
Project Number: P170347

SHEET
C604

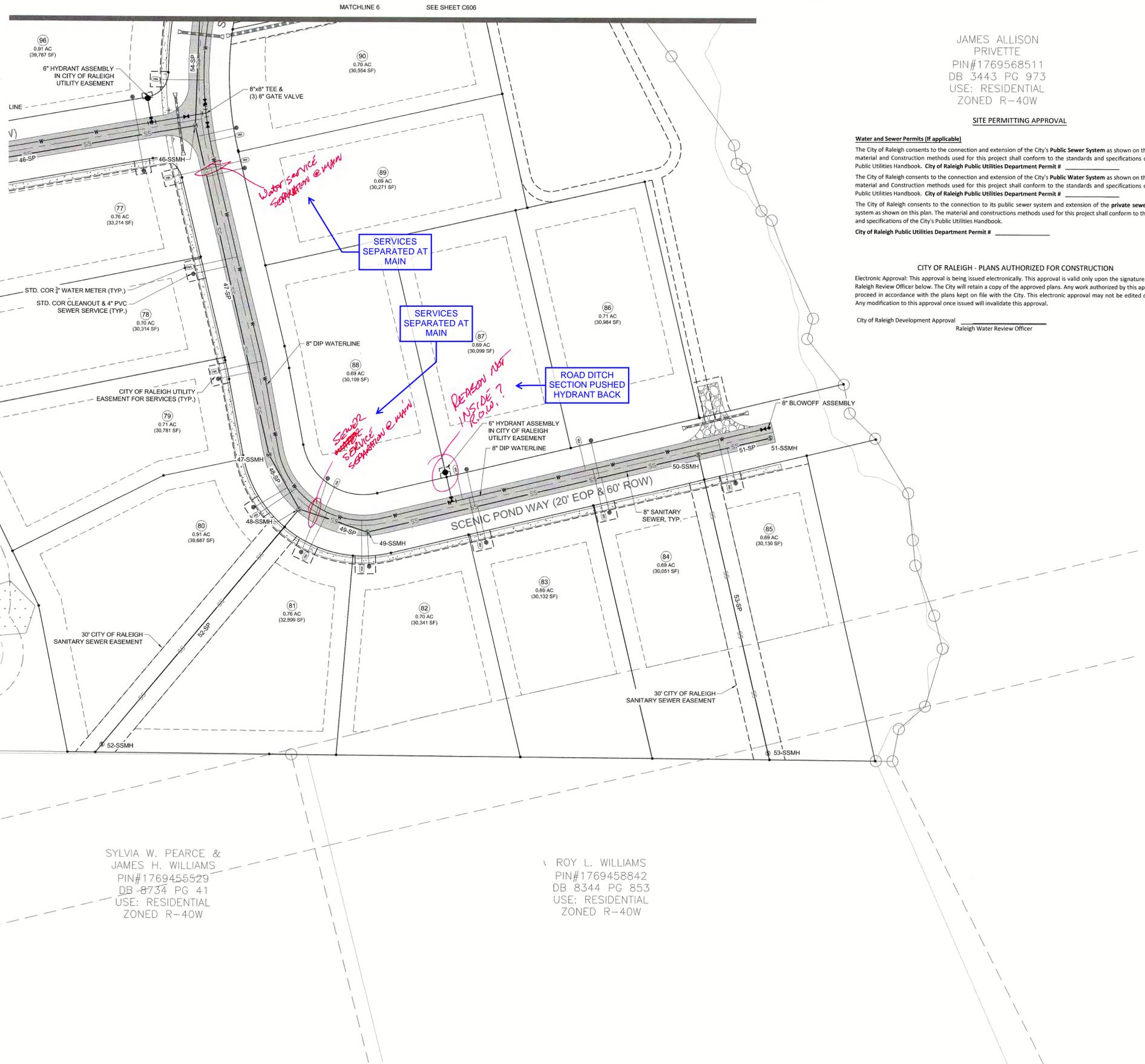


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REV	DESCRIPTION	DATE
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01	CONSTRUCTION DOCUMENTS 1st SUBMITTAL	01/13/2020
REV	DESCRIPTION	DATE
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-  EXISTING TOWN OF ROLESVILLE ETJ
-  EXISTING STREAM
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-  DEDICATED SECONDARY PROTECTED OPEN SPACE
-  PROPOSED ASPHALT PAVEMENT
-  PROPOSED RIGHT OF WAY
-  PROPOSED SETBACK
-  PROPOSED EASEMENT
-  PROPOSED WATER MAIN
-  PROPOSED SEWER MAIN
-  PROPOSED FORCE MAIN



JAMES ALLISON
PRIVETTE
PIN#1769568511
DB 3443 PG 973
USE: RESIDENTIAL
ZONED R-40W

SITE PERMITTING APPROVAL

Water and Sewer Permits (if applicable)
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 City of Raleigh Development Approval _____
 Raleigh Water Review Officer



Bateman Civil Survey Company
 Engineers • Surveyors • Planners
 2524 Reliance Avenue, Apex, North Carolina 27539
 Phone: 919.677.1080 Fax: 919.677.1081
 NCBELS FIRM No. C-2378



CHANDLER'S RIDGE
 CONSTRUCTION DOCUMENTS
 CONSERVATION SUBDIVISION
 410 W. YOUNG ST.
 ROLESVILLE, NC
 WAKE COUNTY

EAST
 UTILITY PLAN

Project Engineer:	TSS
Designed By:	TEP
Drawn By:	TEP
Checked By:	TSS
Scale:	1" = 50'
Date:	06/17/2020
Project Number:	P170347

SHEET
C605



NORTH Reference to N.C. GRID (NAD 83)

P:\2017 Projects\170347 Chandlers Ridge\Eng\CADD\DWG\TP SHEET_P_170347_C600 UTILITIES.dwg

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03	CONSTRUCTION DOCUMENTS 3rd SUBMITTAL	06/17/2020
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01	CONSTRUCTION DOCUMENTS 1st SUBMITTAL	01/13/2020
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SITE PERMITTING APPROVAL

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City of Raleigh Development Approval
Raleigh Water Review Officer



Bateman Civil Survey Company
Engineers • Surveyors • Planners
2524 Reliance Avenue, Apex, North Carolina 27539
Phone: 919.577.1080 Fax: 919.577.1081
NCBELS FIRM No. C-2378



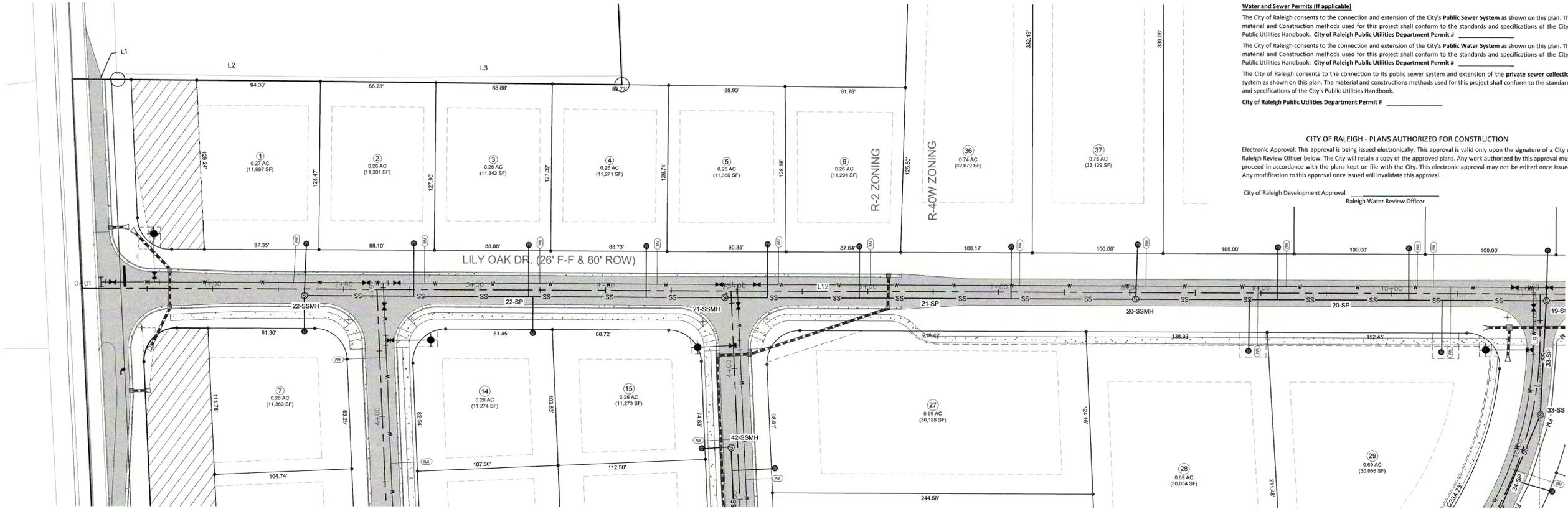
CHANDLER'S RIDGE
CONSTRUCTION DOCUMENTS
CONSERVATION SUBDIVISION
410 W. YOUNG ST.
ROLESVILLE, NC
WAKE COUNTY

LILY OAK DR.
PLAN & PROFILE

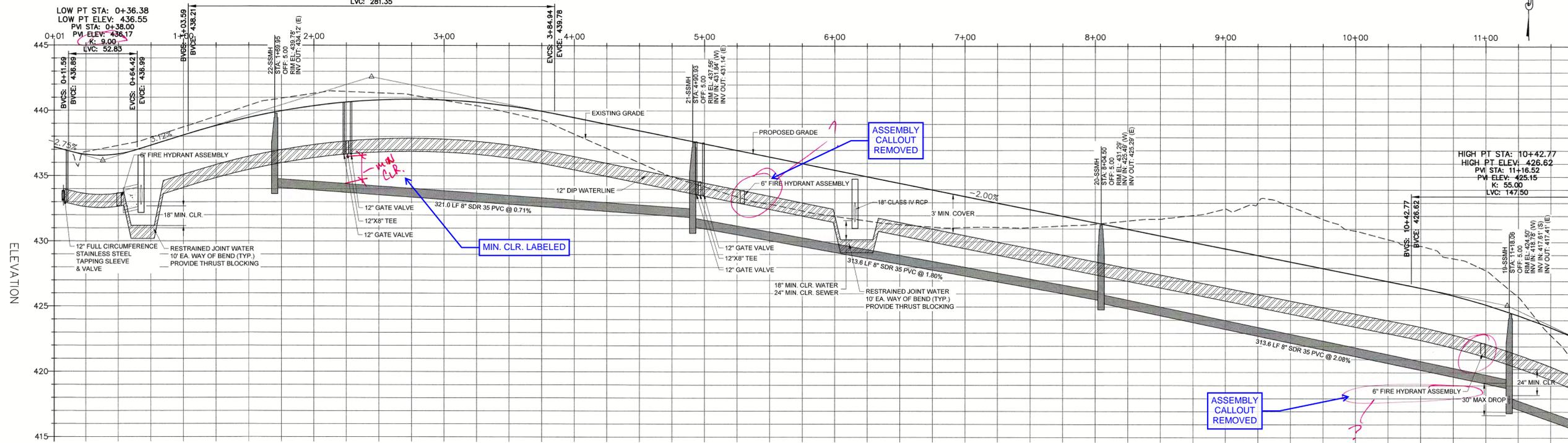
Project Engineer: TSS
Designed By: TEP
Drawn By: TEP
Checked By: TSS
Scale: 1" = 40'

Date: 06/17/2020
Project Number: P170347

SHEET
C700



LILY OAK DR. - PLAN
SCALE: 1"=40'
STA: 0+00 - 10+50



Line Table: Alignments

Line #	Length	Direction	Start Point	End Point
L12	1204.03	S81° 35' 14.57"E	0+00.66	12+04.70
L13	406.20	N89° 16' 35.52"E	13+96.84	18+03.04
L14	469.73	N0° 43' 24.48"W	21+64.33	26+34.06
L15	120.79	N38° 45' 44.62"W	27+86.76	29+07.55

Curve Table: Alignments

Curve #	Radius	Length	Chord Direction	Start Point	End Point
C7	1205.00	192.14	S86° 09' 19.52"E	12+04.70	13+96.84
C8	230.00	361.28	N44° 16' 35.52"E	18+03.04	21+64.33
C9	230.00	152.70	N19° 44' 34.55"W	26+34.06	27+86.76

LILY OAK DR. - PROFILE
HOR. SCALE: 1"=40' VER. SCALE: 1"=4'
STA: 0+00 - 10+50

P:\2017\Projects\170347\Chandler's Ridge\Eng\CADD\WGTP_SHEETP_170347_C700_ROAD.dwg

REV	DESCRIPTION	DATE
03	CONSTRUCTION DOCUMENTS 3rd SUBMITTAL	06/17/2020
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01	CONSTRUCTION DOCUMENTS 1st SUBMITTAL	01/13/2020



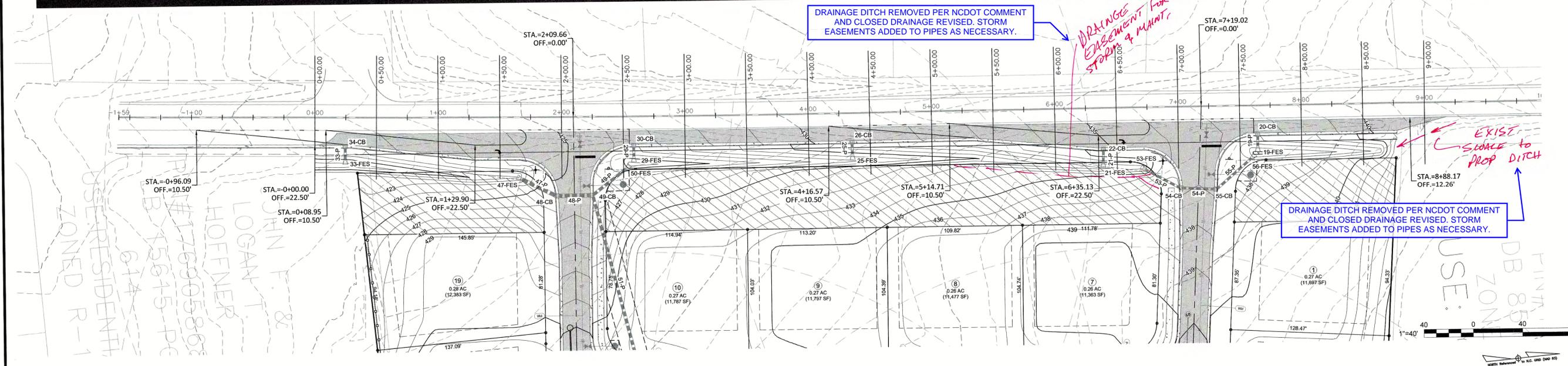
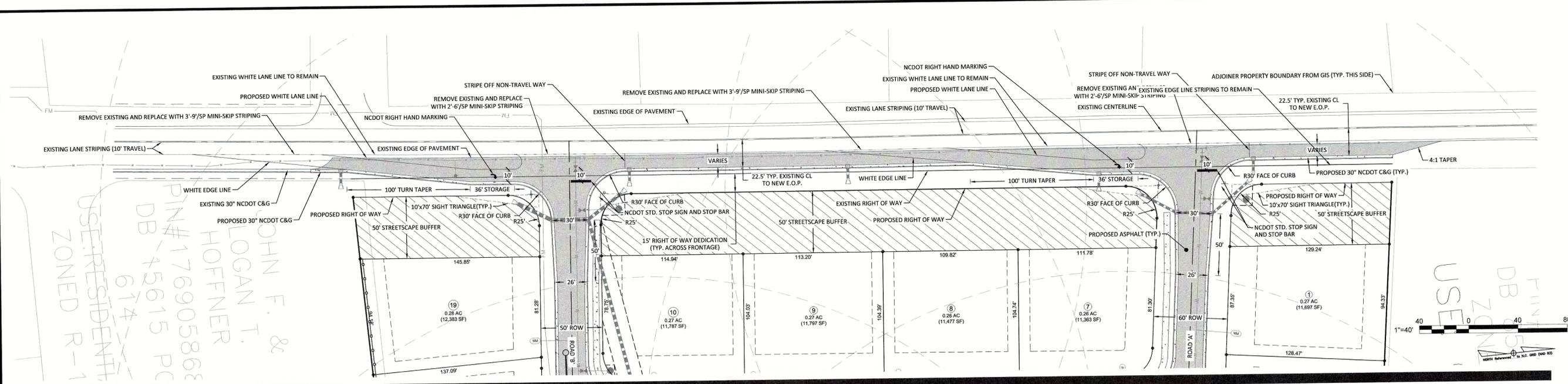
Bateman Civil Survey Company
 Engineers • Surveyors • Planners
 2524 Reliance Avenue, Apex, North Carolina 27639
 Phone: 919.577.1080 Fax: 919.577.1081
 NCEBS FRM No. C-2378



CHANDLER'S RIDGE
 CONSTRUCTION DOCUMENTS
 CONSERVATION SUBDIVISION

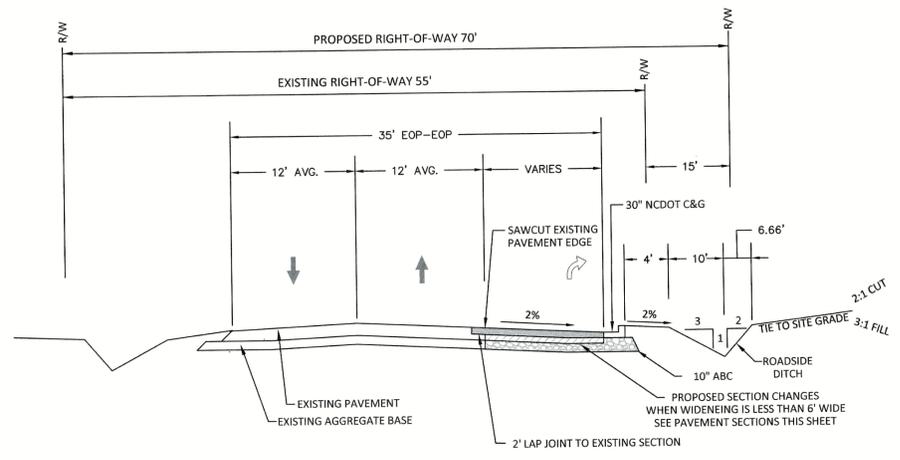
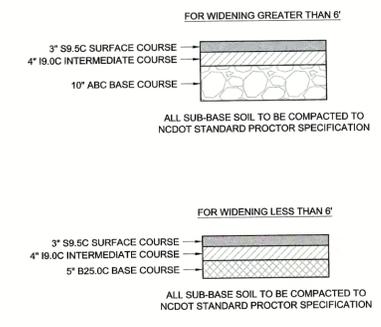
ROAD WIDENING
 W. YOUNG ST.

Project Engineer: TSS
 Designed By: TEP
 Drawn By: TEP
 Checked By: TSS
 Scale: 1" = 40'
 Date: 06/17/2020
 Project Number: P170347
 SHEET
C800



SIGNAGE, STRIPING, AND MARKING NOTES:

1. ALL INTERNAL SIGNAGE SHALL BE COORDINATED WITH OWNER FOR ACTUAL LOCATION AT TIME OF INSTALLATION. SIGNAGE LEADING ONTO PUBLIC THOROUGHFARE SHALL BE INSTALLED AT RIGHT OF WAY PER DOT STANDARDS
2. ALL PAVEMENT STRIPING SHALL BE THERMOPLASTIC REFLECTIVE PAINT. MATERIALS AND DIMENSIONS SHALL CONFORM TO NCDOT STANDARDS AND SPECIFICATIONS.



TYPICAL ROAD WIDENING SECTION
 AVERETTE ROAD, WAKE COUNTY
 NOT TO SCALE

NOTES:

1. ALL CONSTRUCTION IN THE RIGHT OF WAY SHALL BE IN ACCORDANCE WITH NORTH CAROLINA DEPARTMENT OF TRANSPORTATION STANDARDS AND SPECIFICATIONS.
2. CONTRACTOR SHALL VERIFY THE LOCATION OF ALL EXISTING UTILITIES, AND SHALL BE RESPONSIBLE FOR ANY DAMAGE RESULTING FROM THEIR ACTIVITIES. CONTRACTOR SHALL CALL UTILITY LOCATOR SERVICE 48 HOURS PRIOR TO BEGINNING CONSTRUCTION. NC ONE CALL 1-800-632-4949 PER NCGS 87-102.
3. NORTH CAROLINA DEPARTMENT OF TRANSPORTATION DRIVEWAY PERMIT IS REQUIRED BEFORE STARTING CONSTRUCTION.
4. THE DEVELOPER IS RESPONSIBLE FOR THE FABRICATION AND INSTALLATION OF ALL REQUIRED SIGNS AND PAVEMENT MARKINGS WITHIN THE PUBLIC RIGHT OF WAY.
5. CONTRACTOR IS RESPONSIBLE FOR PREPARING AND SUBMITTING A TRAFFIC MAINTENANCE PLAN FOR REVIEW AND APPROVAL BY DOT PRIOR TO BEGINNING WORK WITHIN THE RIGHT OF WAY.
6. CONTRACTOR SHALL MAINTAIN ACCESS DURING ALL TIMES OF CONSTRUCTION.
7. CONTRACTOR SHALL CONTACT WAKE COUNTY SCHOOLS TO COORDINATE ROAD WORK SO IT WILL NOT ADVERSELY AFFECT THE SCHOOLS TRANSPORTATION SCHEDULE AND OR OPERATIONS
8. THERMOPLASTIC PAVEMENT MARKINGS AND RAISED PAVEMENT MARKERS SHALL BE INSTALLED WITHIN THE TURN LANE CONSTRUCTION LIMITS IN ACCORDANCE WITH THE STANDARD NCDOT STANDARDS AND SPECIFICATIONS.
9. A 2' LAP JOINT TO EXISTING PAVEMENT SHALL BE PROVIDED ALONG THE ENTIRE LENGTH OF ROAD IMPROVEMENTS.

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	DESCRIPTION	DATE
	REVISIONS	

SITE PERMITTING APPROVAL

Water and Sewer Permits (if applicable)

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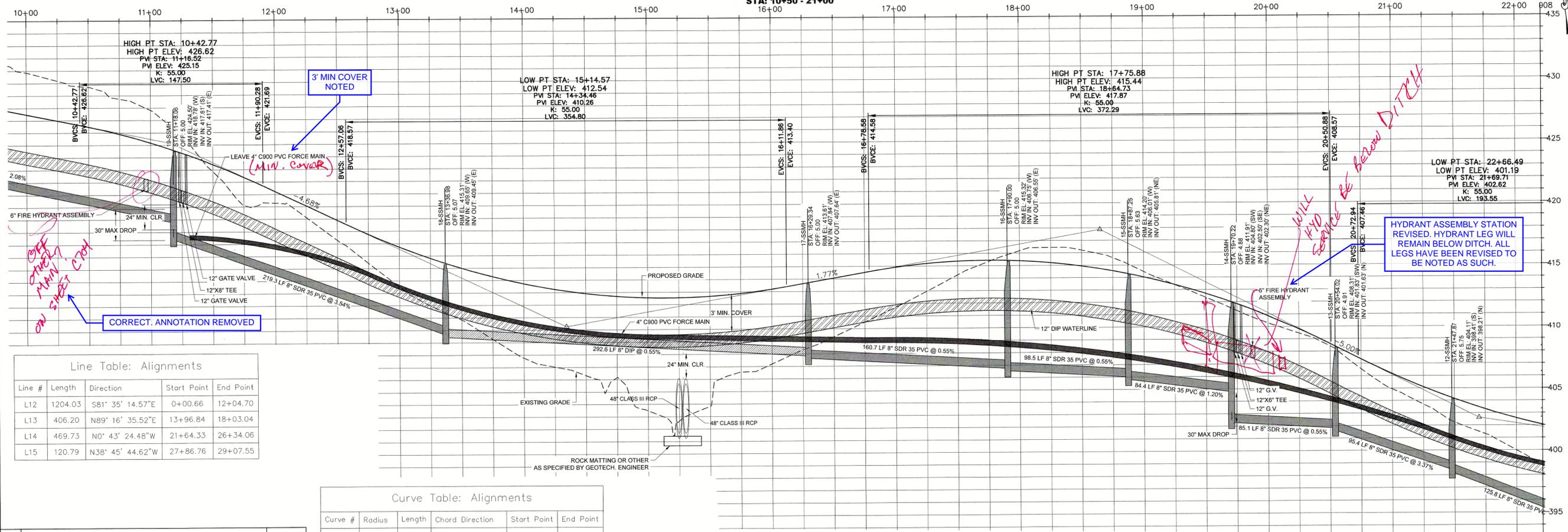
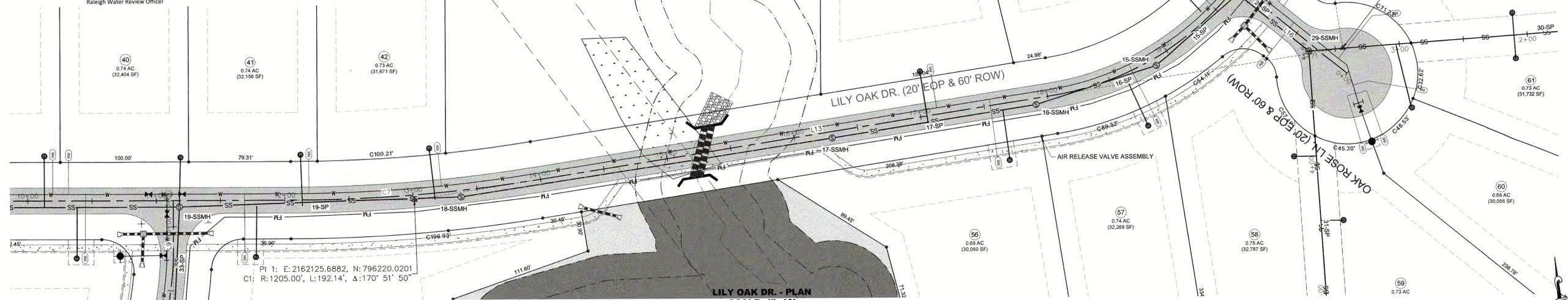
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City of Raleigh Development Approval
Raleigh Water Review Officer



Line Table: Alignments

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L13	406.20	N89° 16' 35.52"E	13+96.84	18+03.04
L14	469.73	N0° 43' 24.48"W	21+64.33	26+34.06
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Curve Table: Alignments

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03	CONSTRUCTION DOCUMENTS 3rd SUBMITTAL	06/17/2020
02	CONSTRUCTION DOCUMENTS 2nd SUBMITTAL	04/15/2020
01	CONSTRUCTION DOCUMENTS 1st SUBMITTAL	01/13/2020



Bateman Civil Survey Company
Engineers • Surveyors • Planners
2524 Reliance Avenue, Apex, North Carolina 27539
Phone: 919.577.1080 Fax: 919.577.1081
NCBELS FIRM No. C-2378



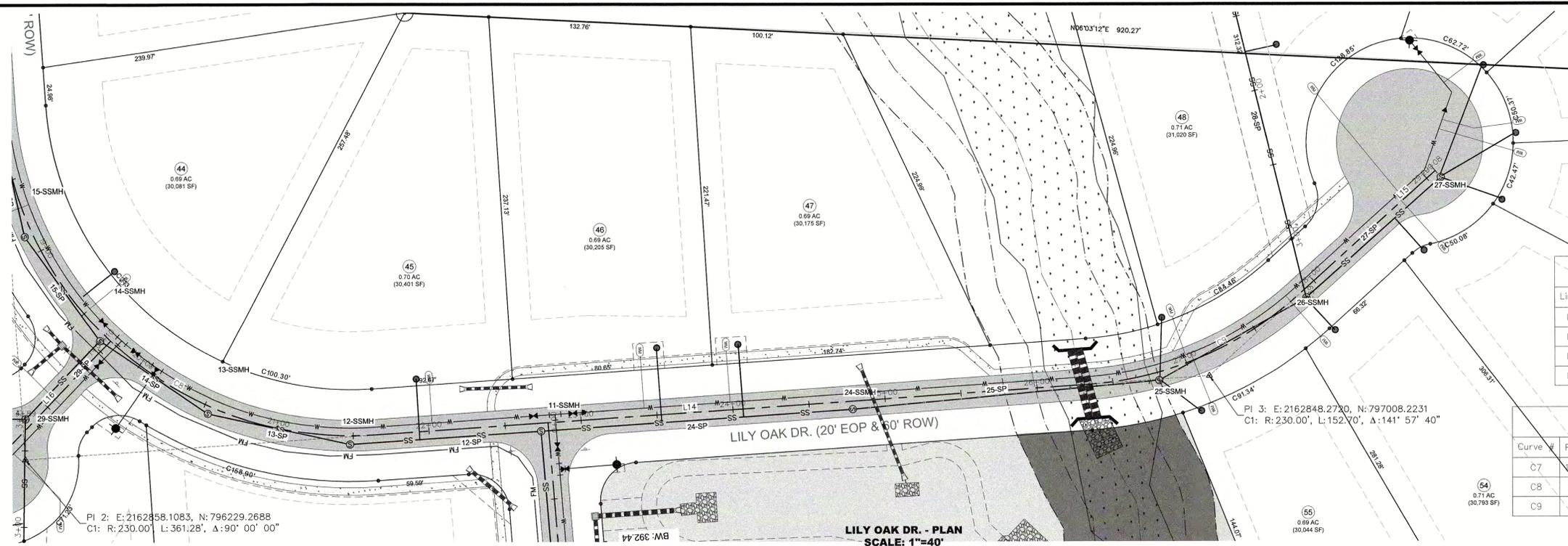
CHANDLER'S RIDGE
CONSTRUCTION DOCUMENTS
CONSERVATION SUBDIVISION
410 W. YOUNG ST.
ROLESVILLE, NC
WAKE COUNTY

LILY OAK DR.
PLAN & PROFILE

Project Engineer: TSS
Designed By: TEP
Drawn By: TEP
Checked By: TSS
Scale: 1" = 40'
Date: 06/17/2020
Project Number: P170347

SHEET
C701

P:\2017\Projects\170347\Chandler's Ridge\Eng\CAD\DWG\TF SHEETP_170347_C701_ROAD.dwg



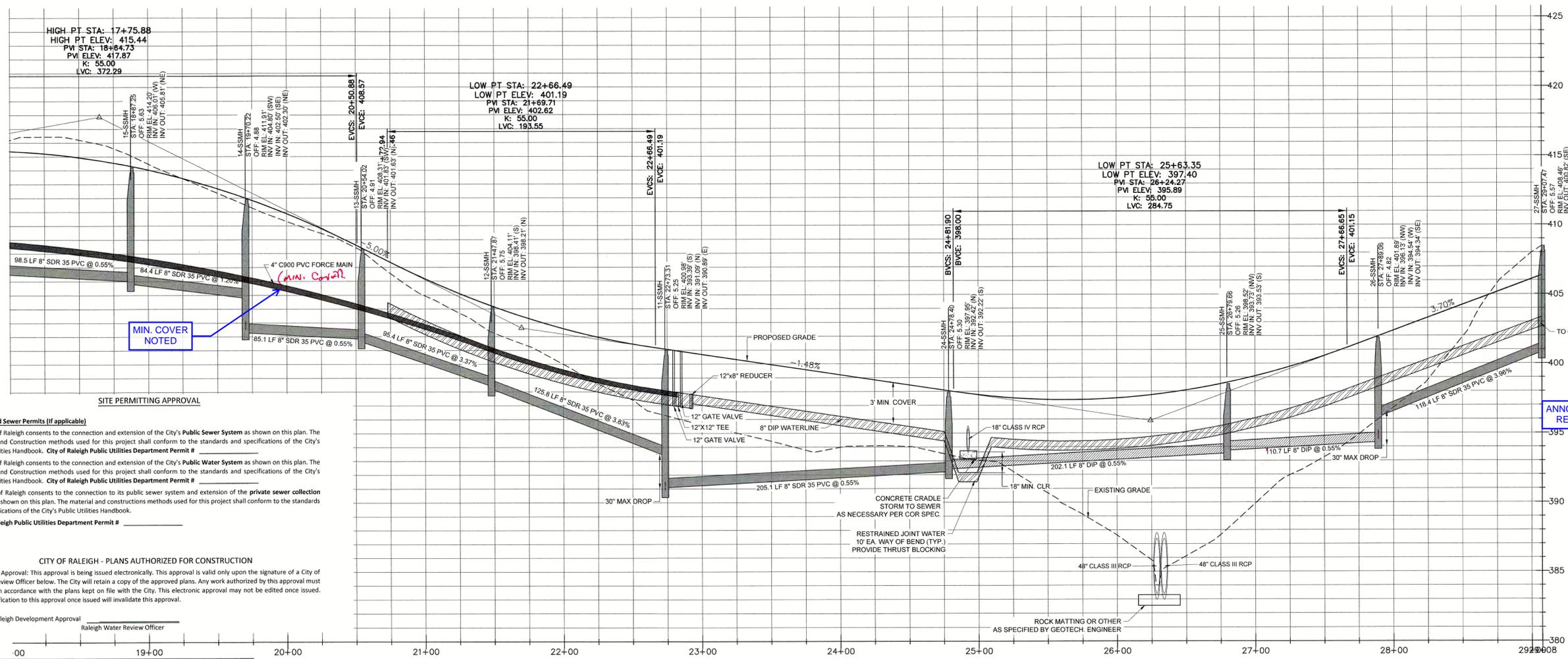
Line Table: Alignments

Line #	Length	Direction	Start Point	End Point
L12	1204.03	S81° 35' 14.57"E	0+00.66	12+04.70
L13	406.20	N89° 16' 35.52"E	13+96.84	18+03.04
L14	469.73	N0° 43' 24.48"W	21+64.33	26+34.06
L15	120.79	N38° 45' 44.62"W	27+86.76	29+07.55

Curve Table: Alignments

Curve #	Radius	Length	Chord Direction	Start Point	End Point
C7	205.00	192.14	S86° 09' 19.52"E	12+04.70	13+96.84
C8	230.00	361.28	N44° 16' 35.52"E	18+03.04	21+64.33
C9	230.00	152.70	N19° 44' 34.55"W	26+34.06	27+86.76

LILY OAK DR. - PLAN
SCALE: 1"=40'
STA: 21+00 - 29+08



LILY OAK DR. - PROFILE
HOR. SCALE: 1"=40' VER. SCALE: 1"=4'
STA: 21+00 - 29+08

Water and Sewer Permits (If applicable)
The City of Raleigh consents to the connection and extension of the City's Public Sewer System as shown on this plan. The material and construction methods used for this project shall conform to the standards and specifications of the City's Public Utilities Handbook. **City of Raleigh Public Utilities Department Permit #**
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CITY OF RALEIGH - PLANS AUTHORIZED FOR CONSTRUCTION
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City of Raleigh Development Approval
Raleigh Water Review Officer

P:\2017 Projects\170347 Chandler's Ridge\Eng\CADD\DWG\TP SHEETS_170347_C702_ROAD.dwg

REV	DESCRIPTION	DATE
03	CONSTRUCTION DOCUMENTS 3rd SUBMITTAL	06/17/2020
02	CONSTRUCTION DOCUMENTS 2nd SUBMITTAL	04/15/2020
01	CONSTRUCTION DOCUMENTS 1st SUBMITTAL	01/13/2020



Bateman Civil Survey Company
Engineers • Surveyors • Planners
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NCBELS FIRM No. C-2378



CHANDLER'S RIDGE
CONSTRUCTION DOCUMENTS
CONSERVATION SUBDIVISION
410 W. YOUNG ST.
ROLESVILLE, NC
WAKE COUNTY

LILY OAK DR.
PLAN & PROFILE

Project Engineer: TSS
Designed By: TEP
Drawn By: TEP
Checked By: TSS
Scale: 1" = 40'

Date: 06/17/2020
Project Number: P170347

SHEET
C702



Bateman Civil Survey Company
 Engineers • Surveyors • Planners
 2624 Reliance Avenue, Apex, North Carolina 27539
 Phone: 919.577.1080 Fax: 919.577.1081
 NCBELS FIRM No. C-2378

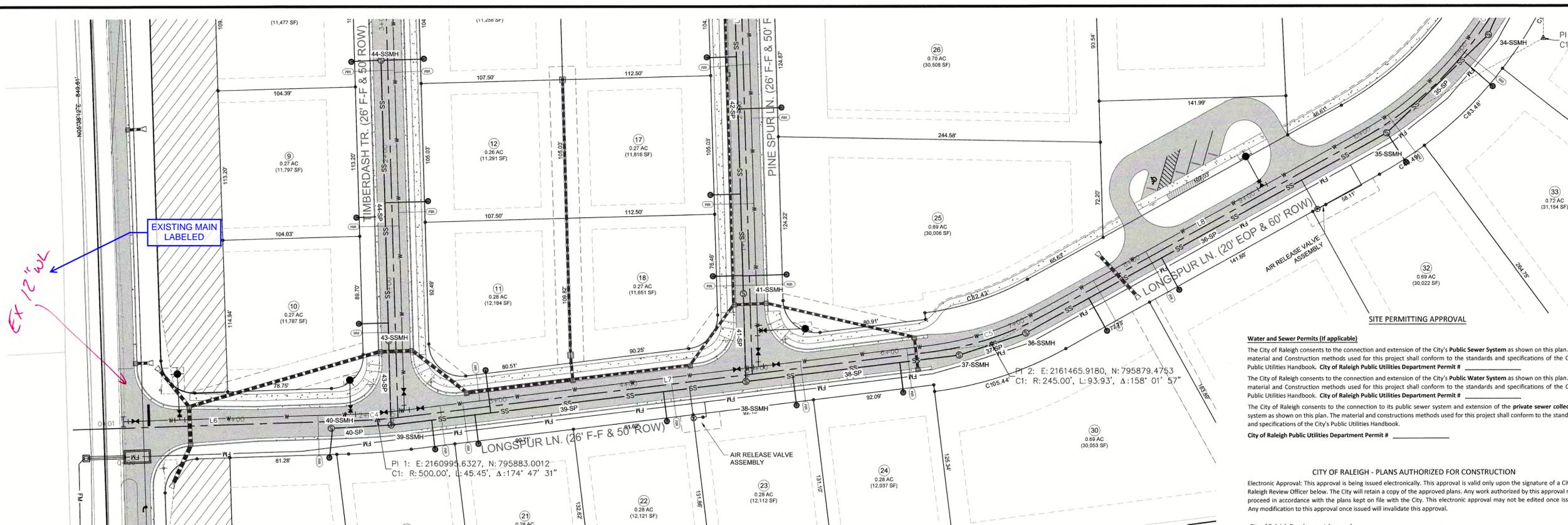


CHANDLER'S RIDGE
 CONSTRUCTION DOCUMENTS
 CONSERVATION SUBDIVISION

LONGSPUR LN.
 PLAN & PROFILE

Project Engineer: TSS
 Designed By: TEP
 Drawn By: TEP
 Checked By: TSS
 Scale: 1" = 40'
 Date: 06/17/2020
 Project Number: P170347

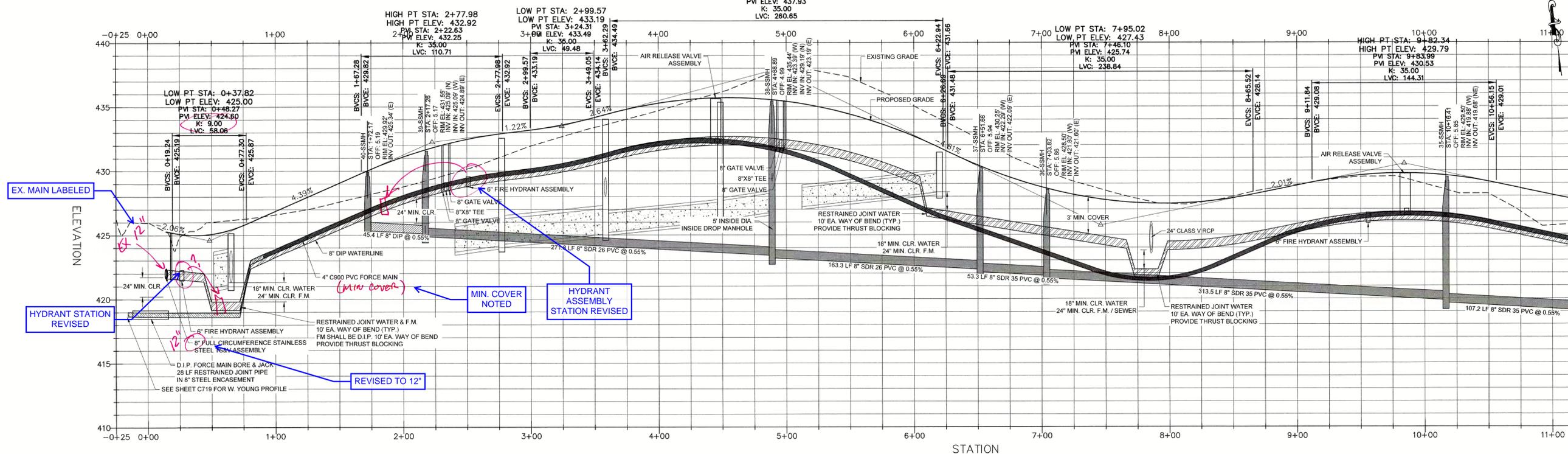
SHEET
C703



Water and Sewer Permits (If applicable)
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 City of Raleigh Development Approval _____
 Raleigh Water Review Officer _____

LONGSPUR LN. - PLAN
 SCALE: 1"=40'
 STA: 0+00 - 10+00



Line Table: Alignments

Line #	Length	Direction	Start Point	End Point
L6	183.49	S84° 21' 44.46"E	0+01.23	1+84.72
L7	400.01	S89° 34' 13.59"E	2+30.17	6+30.18
L8	272.70	N68° 27' 43.24"E	7+24.11	9+96.81
L9	35.25	N8° 24' 45.43"E	12+85.03	13+20.27

Curve Table: Alignments

Curve #	Radius	Length	Chord Direction	Start Point	End Point
C4	500.00	45.45	S86° 57' 59.02"E	1+84.72	2+30.17
C5	245.00	93.93	N79° 26' 44.83"E	6+30.18	7+24.11
C6	275.00	288.22	N38° 26' 14.33"E	9+96.81	12+85.03

LONGSPUR LN. - PROFILE
 HOR. SCALE: 1"=40' VER. SCALE: 1"=4'
 STA: 0+00 - 10+00

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REV	DESCRIPTION	DATE
03	CONSTRUCTION DOCUMENTS 3rd SUBMITTAL	06/17/2020
02	CONSTRUCTION DOCUMENTS 2nd SUBMITTAL	04/15/2020
01	CONSTRUCTION DOCUMENTS 1st SUBMITTAL	01/13/2020
REV	DESCRIPTION	DATE
	REVISIONS	

SITE PERMITTING APPROVAL

Water and Sewer Permits (If applicable)

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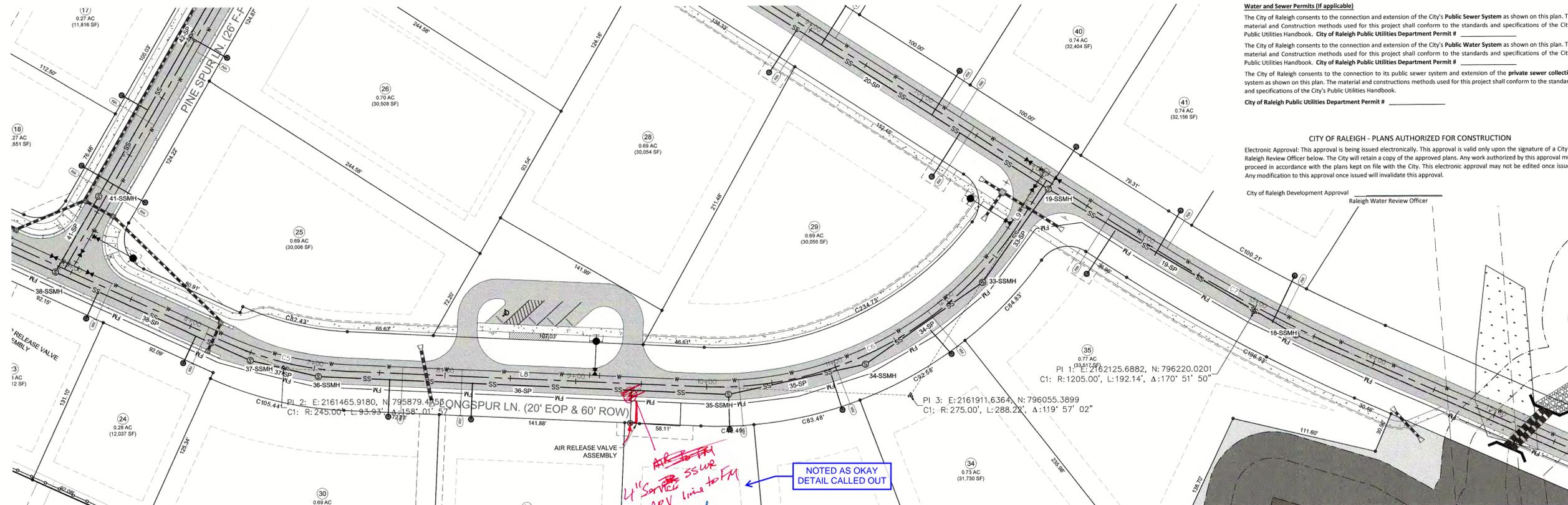
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City of Raleigh Public Utilities Department Permit # _____

CITY OF RALEIGH - PLANS AUTHORIZED FOR CONSTRUCTION

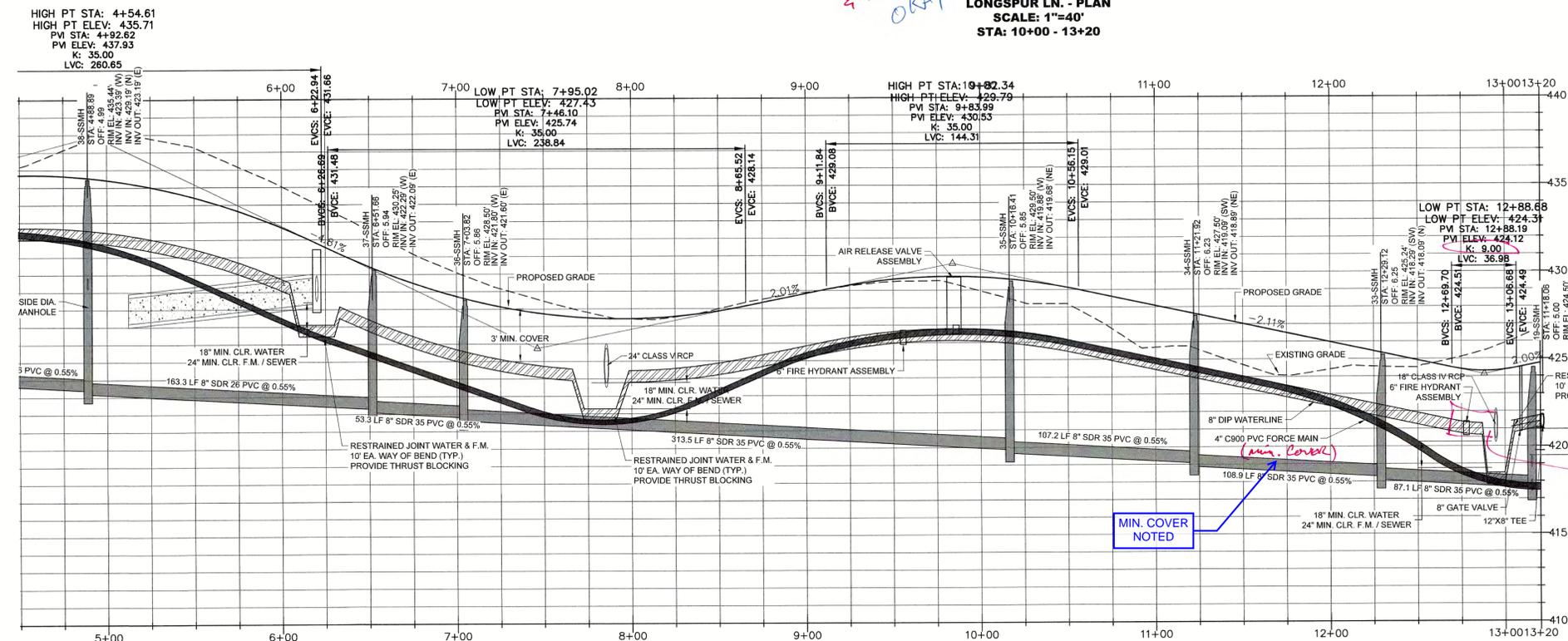
Electronic Approval: This approval is being issued electronically. This approval is valid only upon the signature of a City of Raleigh Review Officer below. The City will retain a copy of the approved plans. Any work authorized by this approval must proceed in accordance with the plans kept on file with the City. This electronic approval may not be edited once issued. Any modification to this approval once issued will invalidate this approval.

City of Raleigh Development Approval
Raleigh Water Review Officer



NOTED AS OKAY
DETAIL CALLED OUT

ARV to PM
L" Service S.S. LRP
& ARV line to FM
OKAY



prop. ditch elev.
culvert & HYD conflict?

HYDRANT LEG
NOTED TO REMAIN
BELOW DITCH

Line Table: Alignments

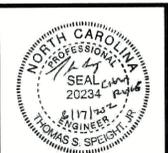
Line #	Length	Direction	Start Point	End Point
L6	183.49	S84° 21' 44.46"E	0+01.23	1+84.72
L7	400.01	S89° 34' 13.59"E	2+30.17	6+30.18
L8	272.70	N68° 27' 43.24"E	7+24.11	9+96.81
L9	35.25	N8° 24' 45.43"E	12+85.03	13+20.27

Curve Table: Alignments

Curve #	Radius	Length	Chord Direction	Start Point	End Point
C4	500.00	45.45	S86° 57' 59.02"E	1+84.72	2+30.17
C5	245.00	93.93	N79° 26' 44.83"E	6+30.18	7+24.11
C6	275.00	288.22	N38° 26' 14.33"E	9+96.81	12+85.03

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REV	DESCRIPTION	DATE
03	CONSTRUCTION DOCUMENTS 3rd SUBMITTAL	06/17/2020
02	CONSTRUCTION DOCUMENTS 2nd SUBMITTAL	04/15/2020
01	CONSTRUCTION DOCUMENTS 1st SUBMITTAL	01/13/2020



Bateman Civil Survey Company
Engineers • Surveyors • Planners
2524 Reliance Avenue, Apex, North Carolina 27539
Phone: 919.577.1080 Fax: 919.577.1081
NCBELS FIRM No. C-2376

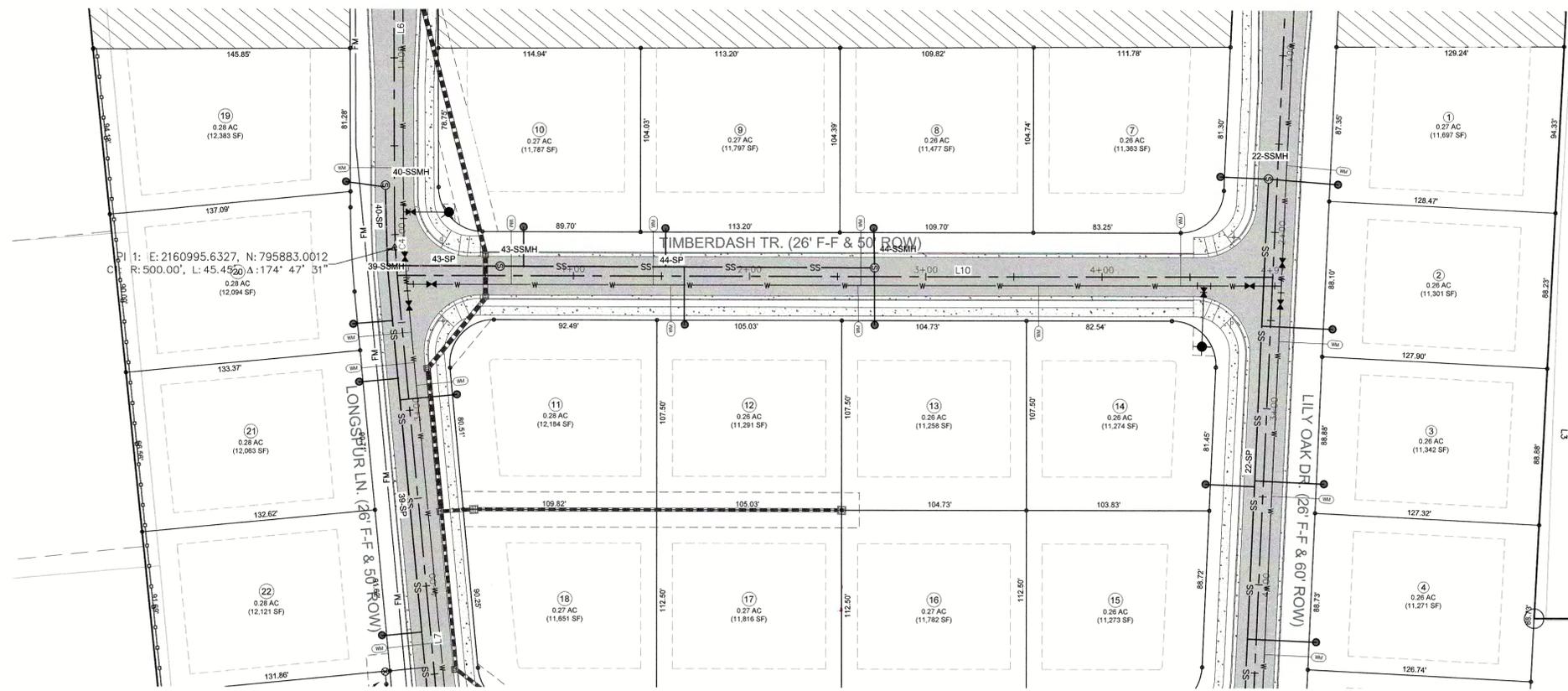


CHANDLER'S RIDGE
CONSTRUCTION DOCUMENTS
CONSERVATION SUBDIVISION
410 W. YOUNG ST.
ROLESVILLE, NC
WAKE COUNTY

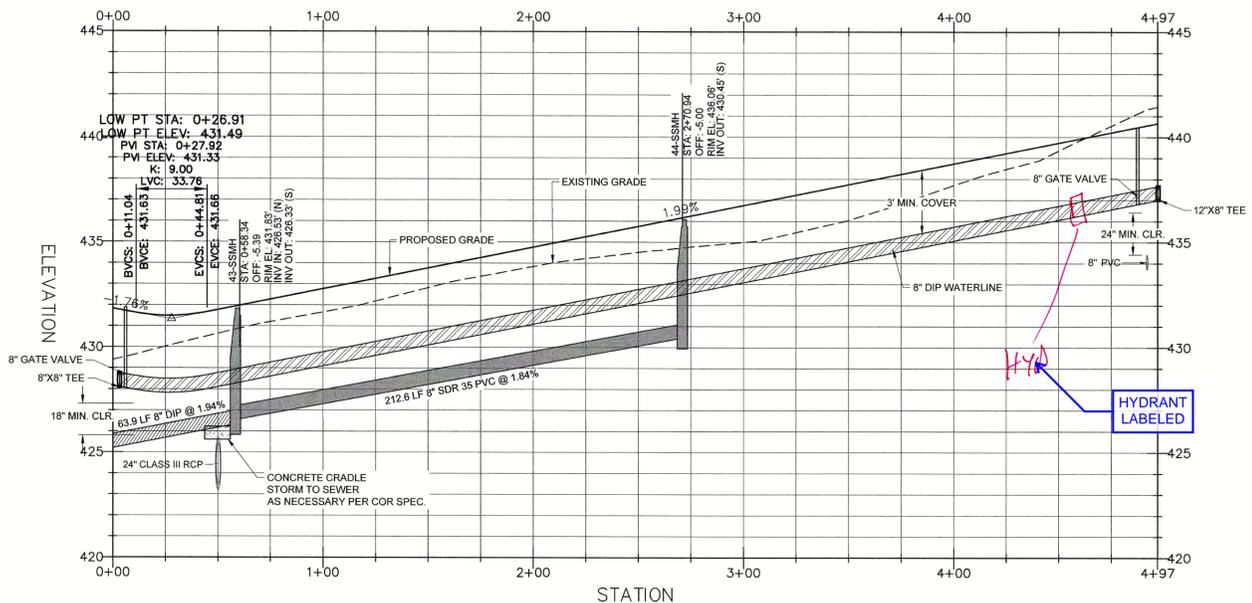
LONGSPUR LN.
PLAN & PROFILE

Project Engineer:	TSS
Designed By:	TEP
Drawn By:	TEP
Checked By:	TSS
Scale:	1" = 40'
Date:	06/17/2020
Project Number:	P170347

SHEET
C704



TIMBERDASH TR. - PLAN
SCALE: 1"=40'
STA:0+00 - 4+97



TIMBERDASH TR. - PROFILE
HOR. SCALE: 1"=40' VER. SCALE: 1"=4'
STA: 0+00 - 4+97

Line Table: Alignments				
Line #	Length	Direction	Start Point	End Point
L10	497.00	N5° 49' 00.97"E	0+00.00	4+97.00

SITE PERMITTING APPROVAL

Water and Sewer Permits (if applicable)
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City of Raleigh Development Approval _____
 Raleigh Water Review Officer _____



Bateman Civil Survey Company
 Engineers • Surveyors • Planners
 2524 Ralanda Avenue, Apex, North Carolina 27639
 Phone: 919.677.1880 Fax: 919.677.1081
 NCBELS FIRM NO. C-2376



CHANDLER'S RIDGE
CONSTRUCTION DOCUMENTS
CONSERVATION SUBDIVISION
 410 W. YOUNG ST.
 ROLESVILLE, NC
 WAKE COUNTY

TIMBERDASH TR.
PLAN & PROFILE

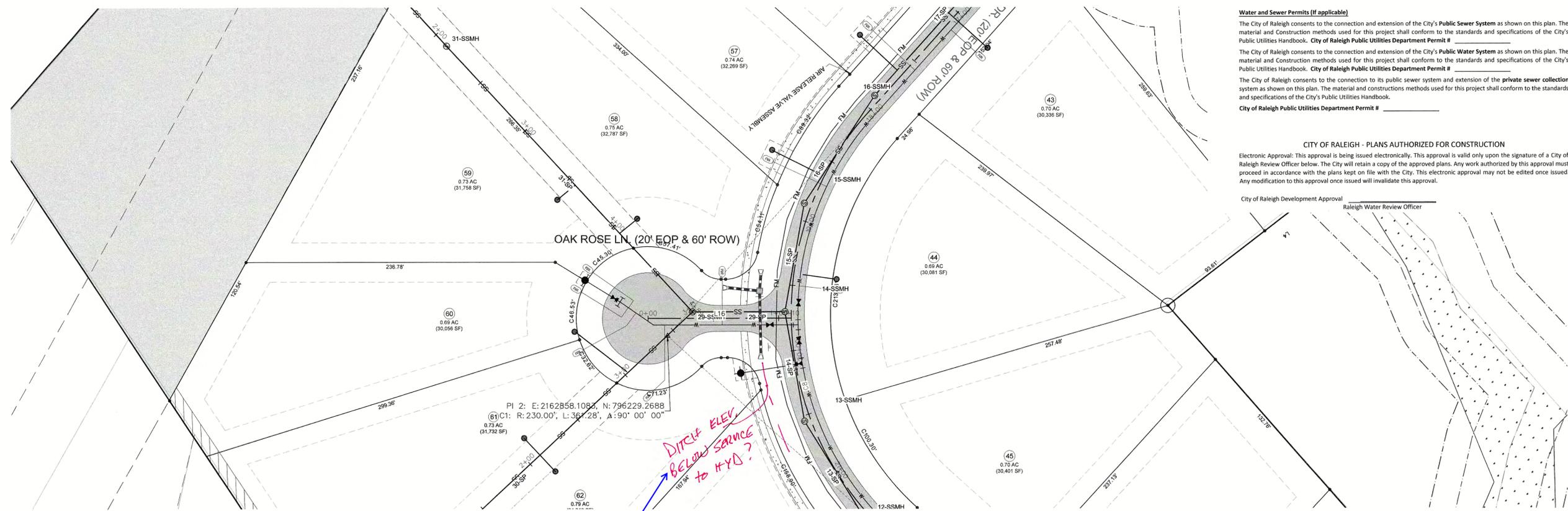
Project Engineer: TSS
 Designed By: TEP
 Drawn By: TEP
 Checked By: TSS
 Scale: 1" = 40'

Date: 06/17/2020
 Project Number: P170347

SHEET
C705

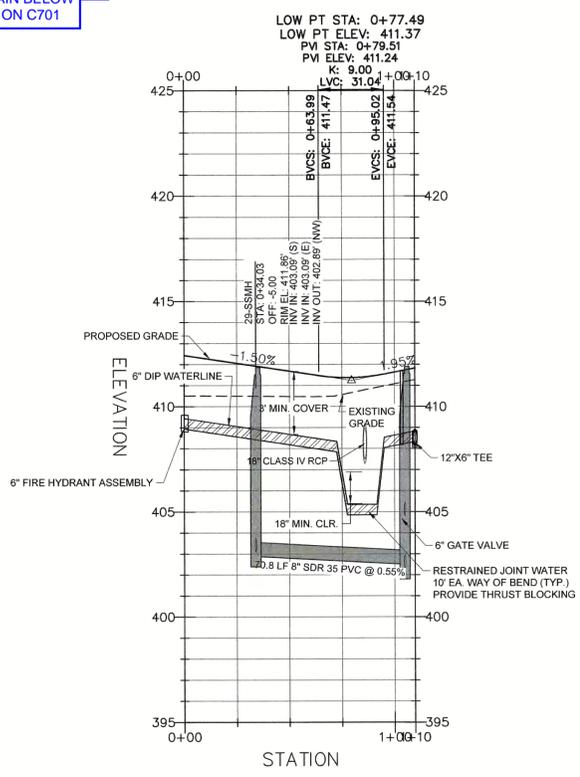
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REV	DESCRIPTION	DATE
03	CONSTRUCTION DOCUMENTS 3rd SUBMITTAL	06/17/2020
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01	CONSTRUCTION DOCUMENTS 1st SUBMITTAL	01/13/2020
REV	DESCRIPTION	DATE
	REVISIONS	



OAK ROSE LN. - PLAN
SCALE: 1"=40'
STA:00+00 - 1+10

HYDRANT NOTED TO REMAIN BELOW DITCH ON C701



OAK ROSE LN. - PROFILE
HOR. SCALE: 1"=40' VER. SCALE: 1"=4'
STA: 0+00 - 1+10

Line Table: Alignments

Line #	Length	Direction	Start Point	End Point
L16	109.71	N42° 46' 21.68"W	0+00.00	1+09.71

SITE PERMITTING APPROVAL

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City of Raleigh Development Approval _____
 Raleigh Water Review Officer _____



Bateman Civil Survey Company
 Engineers • Surveyors • Planners
 2524 Reliance Avenue, Apex, North Carolina 27539
 Phone: 919.577.1080 Fax: 919.577.1051
 NCBELS FIRM No. C-2378



CHANDLER'S RIDGE
CONSTRUCTION DOCUMENTS
CONSERVATION SUBDIVISION
 410 W. YOUNG ST.
 ROLESVILLE, NC
 WAKE COUNTY

OAK ROSE LN.
PLAN & PROFILE

Project Engineer: TSS
 Designed By: TEP
 Drawn By: TEP
 Checked By: TSS
 Scale: 1" = 40'
 Date: 06/17/2020
 Project Number: P170347

SHEET
C707

P:\2017 Projects\170347 Chandler's Ridge\Eng\CADD\DWG\TP SHEETS\170347_C707_ROAD.dwg

REV	DESCRIPTION	DATE
03	CONSTRUCTION DOCUMENTS 3rd SUBMITTAL	06/17/2020
02	CONSTRUCTION DOCUMENTS 2nd SUBMITTAL	04/15/2020
01	CONSTRUCTION DOCUMENTS 1st SUBMITTAL	01/13/2020
REV	DESCRIPTION	DATE
REVISIONS		

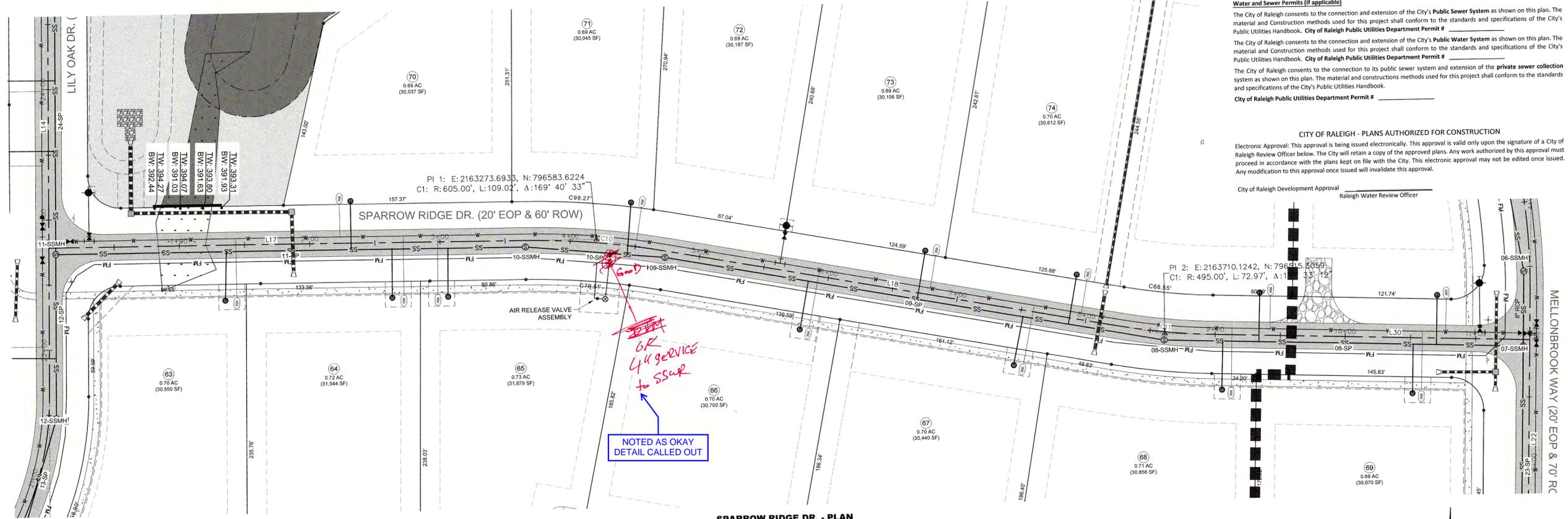
SITE PERMITTING APPROVAL

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City of Raleigh Development Approval _____
 Raleigh Water Review Officer _____

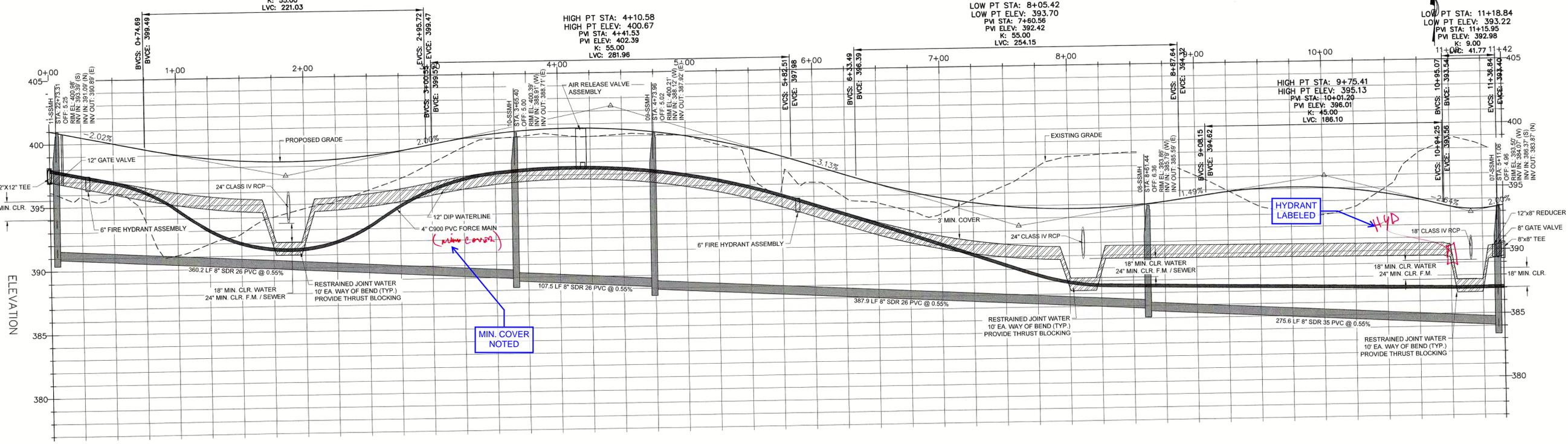


LOW PT STA: 1+85.69
 LOW PT ELEV: 398.37
 PVI STA: 1+85.20
 PVI ELEV: 397.26
 K: 55.00
 LVC: 221.03

SPARROW RIDGE DR. - PLAN
 SCALE: 1"=40'
 STA: 00+00 - 11+00

LOW PT STA: 8+05.42
 LOW PT ELEV: 393.70
 PVI STA: 7+80.56
 PVI ELEV: 392.42
 K: 55.00
 LVC: 254.15

LOW PT STA: 11+18.84
 LOW PT ELEV: 393.22
 PVI STA: 11+15.95
 PVI ELEV: 392.98
 K: 9.00
 LVC: 417.71

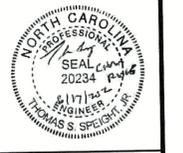


Line Table: Alignments

Line #	Length	Direction	Start Point	End Point
L17	365.40	N88° 34' 20.15"E	0+00.00	3+65.40
L18	350.54	S81° 06' 12.36"E	4+74.42	8+24.95
L30	243.60	S89° 32' 59.98"E	8+97.93	11+41.53

Curve Table: Alignments

Curve #	Radius	Length	Chord Direction	Start Point	End Point
C10	605.00	109.02	S86° 15' 56.11"E	3+65.40	4+74.42
C11	495.00	72.97	S85° 19' 36.17"E	8+24.95	8+97.93



Bateman Civil Survey Company
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 Phone: 919.577.1080 Fax: 919.577.1081
 NCBELS FIRM No. C-2378

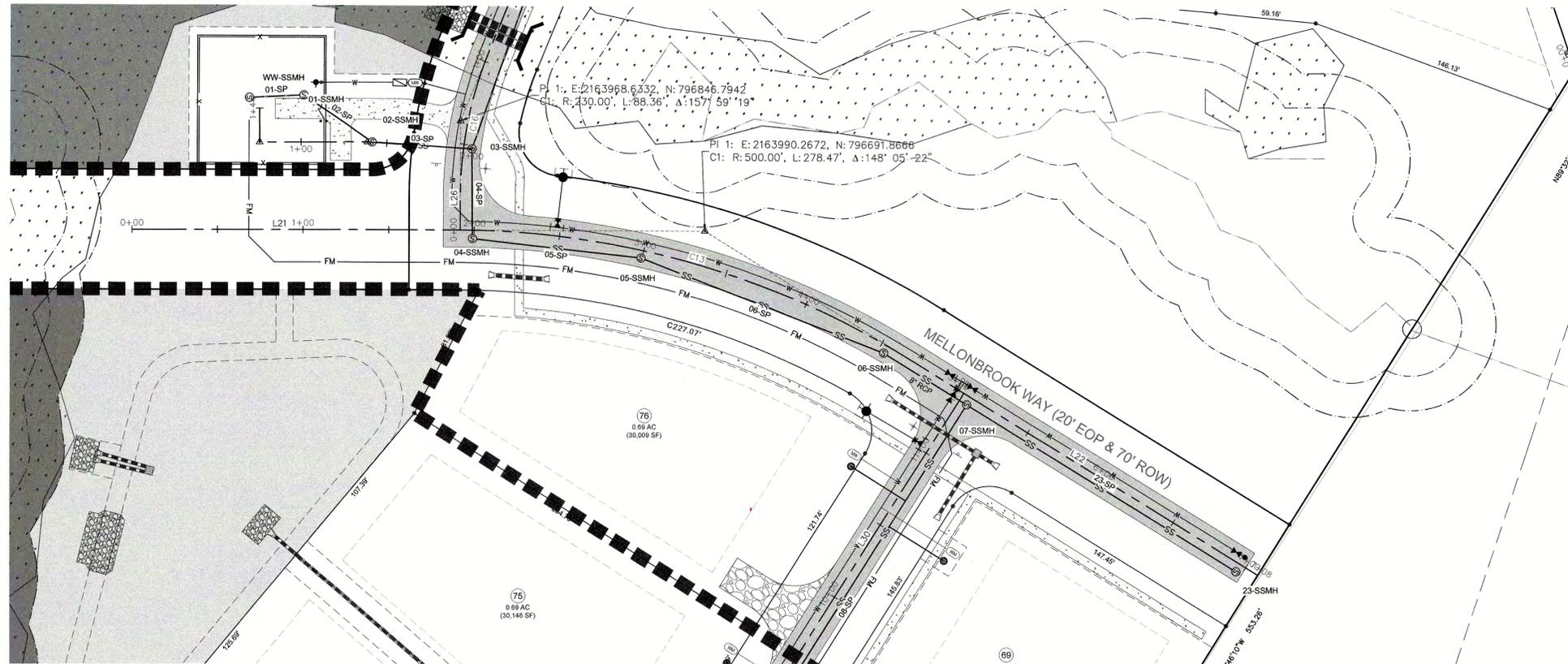


**CHANDLER'S RIDGE
 CONSTRUCTION DOCUMENTS
 CONSERVATION SUBDIVISION**

**SPARROW RIDGE DR.
 PLAN & PROFILE**

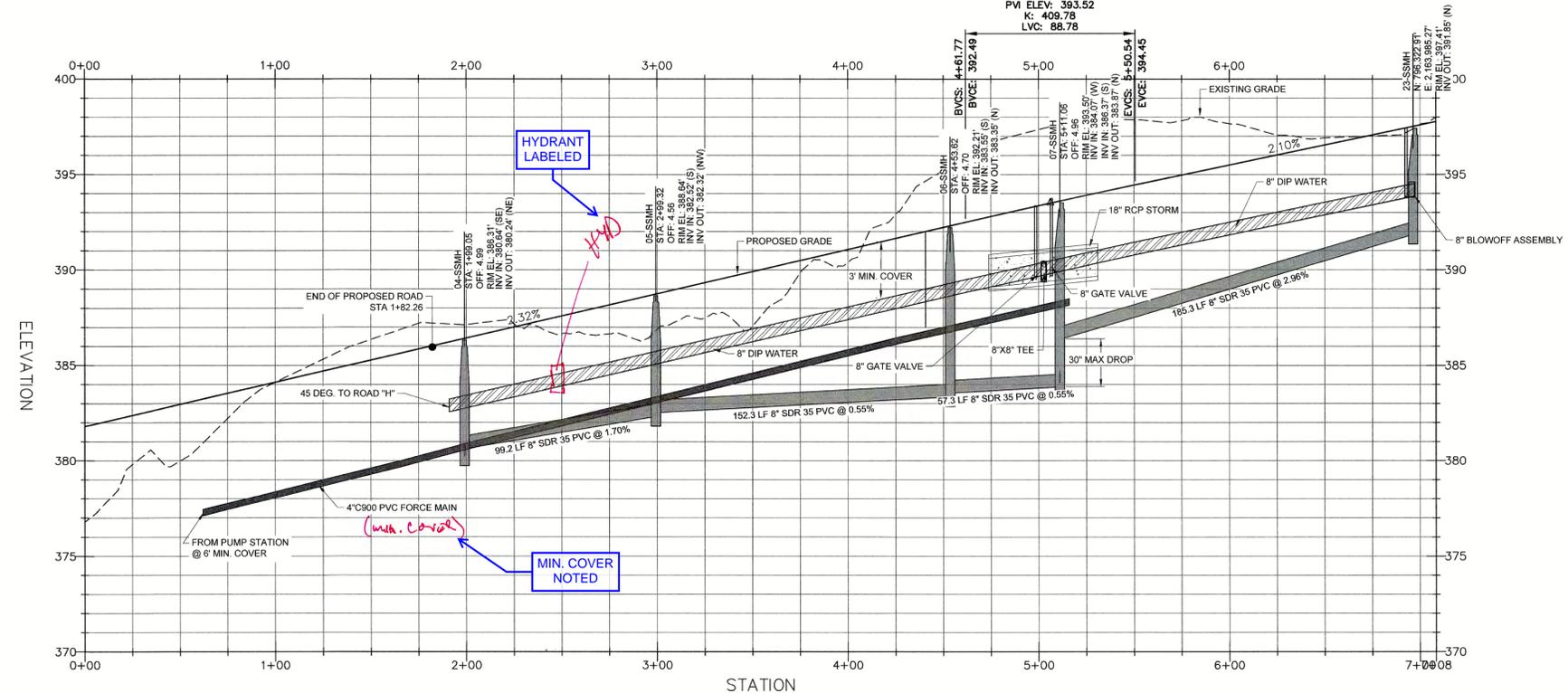
Project Engineer:	TSS
Designed By:	TEP
Drawn By:	TEP
Checked By:	TSS
Scale:	1" = 40'
Date:	06/17/2020
Project Number:	P170347
SHEET	
C708	

REV	DESCRIPTION	DATE
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01	CONSTRUCTION DOCUMENTS 1st SUBMITTAL	01/13/2020
	DESCRIPTION	DATE
	REVISIONS	



MELLONBROOK WAY - PLAN
SCALE: 1"=40'
STA: 0+00 - 7+08

HIGH PT STA: 5+50.54
 HIGH PT ELEV: 394.45
 PW STA: 5+06.16
 PW ELEV: 393.52
 K: 409.78
 LVC: 88.78



MELLONBROOK WAY - PROFILE
HOR. SCALE: 1"=40' VER. SCALE: 1"=4'
STA: 0+00 - 7+08

Line Table: Alignments

Line #	Length	Direction	Start Point	End Point
L22	237.94	S0° 00' 00.00"E	4+70.34	7+08.26
L21	191.87	S31° 54' 37.54"E	0+00.00	1+91.87

Curve Table: Alignments

Curve #	Radius	Length	Chord Direction	Start Point	End Point
C13	500.00	278.47	S15° 57' 18.77"E	1+91.87	4+70.34

SITE PERMITTING APPROVAL

Water and Sewer Permits (if applicable)
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City of Raleigh Development Approval _____
 Raleigh Water Review Officer _____



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 Phone: 919.577.1080 • Fax: 919.577.1081
 NCBELS FIRM No. C-2378



CHANDLER'S RIDGE
 CONSTRUCTION DOCUMENTS
 CONSERVATION SUBDIVISION
 410 W. YOUNG ST.
 ROLESVILLE, NC
 WAKE COUNTY

MELLONBROOK WAY
 PLAN & PROFILE

Project Engineer: TSS
 Designed By: TEP
 Drawn By: TEP
 Checked By: TSS
 Scale: 1" = 40'

Date: 06/17/2020
 Project Number: P170347

SHEET
C709

P:\2017 Projects\170347 Chandlers Ridge\Eng\CADD\DWG\TP SHEETP_170347_C709_ROAD.dwg

REV	DESCRIPTION	DATE
03	CONSTRUCTION DOCUMENTS 3rd SUBMITTAL	06/17/2020
02	CONSTRUCTION DOCUMENTS 2nd SUBMITTAL	04/15/2020
01	CONSTRUCTION DOCUMENTS 1st SUBMITTAL	01/13/2020

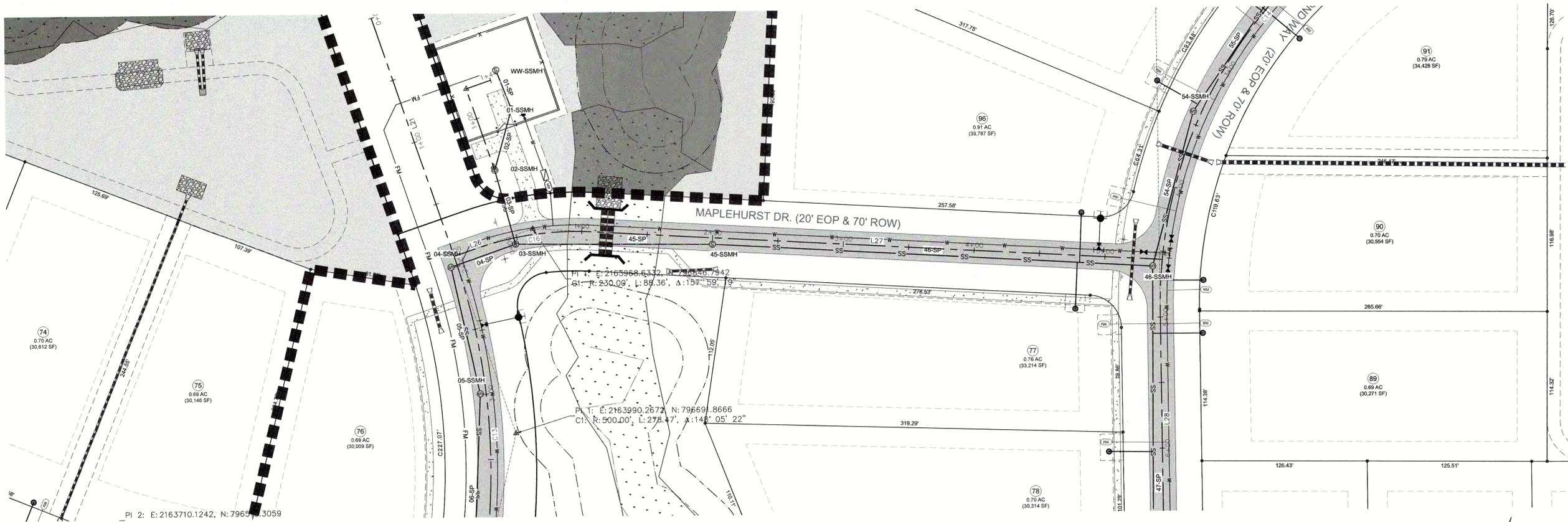


Bateman Civil Survey Company
 Engineers • Surveyors • Planners
 2524 Reliance Avenue, Apex, North Carolina 27539
 Phone: 919.577.1080 Fax: 919.577.1081
 NCBELS FIRM No. C-2378



CHANDLER'S RIDGE
 CONSTRUCTION DOCUMENTS
 CONSERVATION SUBDIVISION
 410 W. YOUNG ST.
 ROLESVILLE, NC
 WAKE COUNTY

MAPLEHURST DR.
 PLAN & PROFILE



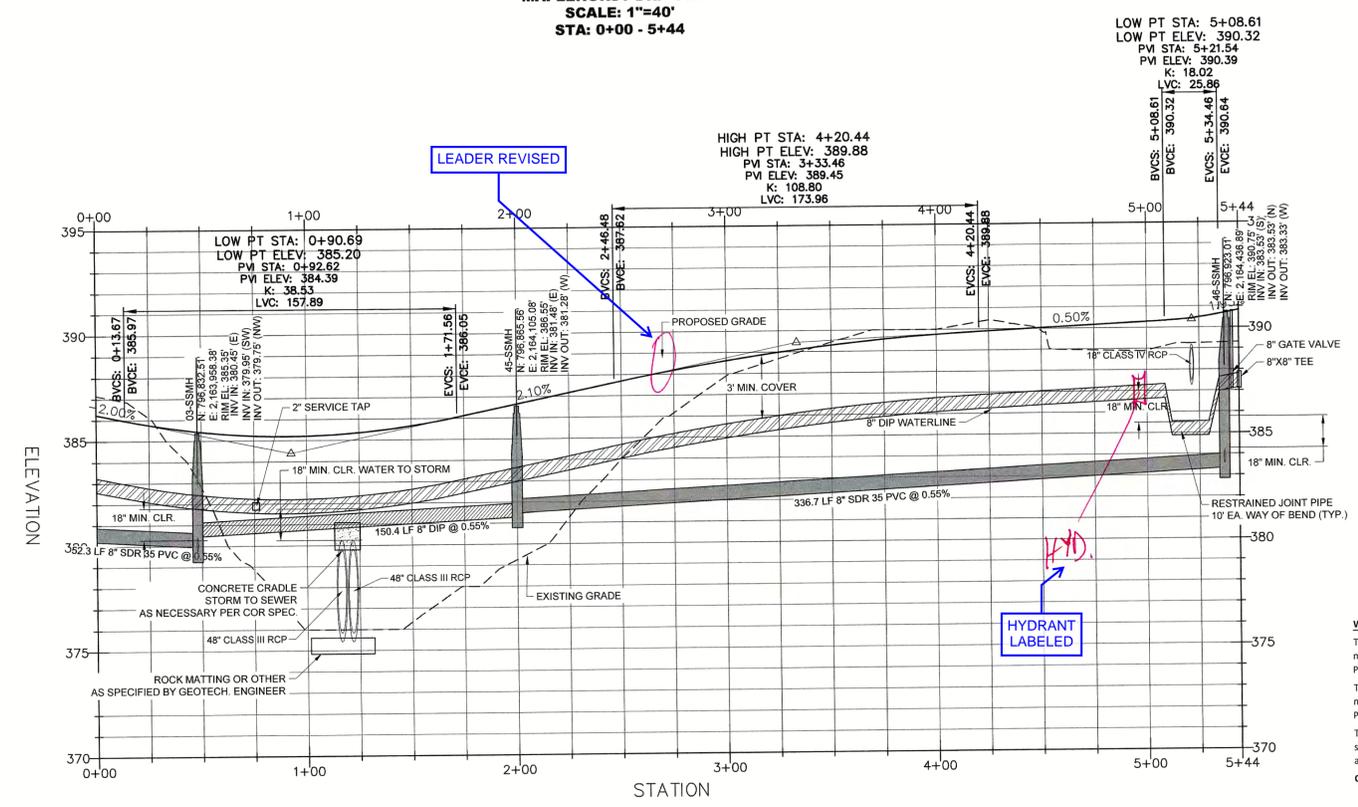
MAPLEHURST DR. - PLAN
 SCALE: 1"=40'
 STA: 0+00 - 5+44

Curve Table: Alignments

Curve #	Radius	Length	Chord Direction	Start Point	End Point
C16	230.00	88.36	N69° 05' 43.04"E	0+18.80	1+07.16

Line Table: Alignments

Line #	Length	Direction	Start Point	End Point
L26	18.80	N58° 05' 22.46"E	0+00.00	0+18.80
L27	436.77	N80° 06' 03.61"E	1+07.16	5+43.92



SITE PERMITTING APPROVAL

Water and Sewer Permits (If applicable)
 The City of Raleigh consents to the connection and extension of the City's Public Sewer System as shown on this plan. The material and Construction methods used for this project shall conform to the standards and specifications of the City's Public Utilities Handbook. **City of Raleigh Public Utilities Department Permit #** _____
 The City of Raleigh consents to the connection and extension of the City's Public Water System as shown on this plan. The material and Construction methods used for this project shall conform to the standards and specifications of the City's Public Utilities Handbook. **City of Raleigh Public Utilities Department Permit #** _____
 The City of Raleigh consents to the connection to its public sewer system and extension of the private sewer collection system as shown on this plan. The material and construction methods used for this project shall conform to the standards and specifications of the City's Public Utilities Handbook. **City of Raleigh Public Utilities Department Permit #** _____

CITY OF RALEIGH - PLANS AUTHORIZED FOR CONSTRUCTION
 Electronic Approval: This approval is being issued electronically. This approval is valid only upon the signature of a City of Raleigh Review Officer below. The City will retain a copy of the approved plans. Any work authorized by this approval must proceed in accordance with the plans kept on file with the City. This electronic approval may not be edited once issued. Any modification to this approval once issued will invalidate this approval.
 City of Raleigh Development Approval: _____
 Raleigh Water Review Officer

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REV	DESCRIPTION	DATE
	REVISIONS	

Project Engineer:	TSS
Designed By:	TEP
Drawn By:	TEP
Checked By:	TSS
Scale:	1" = 40'
Date:	06/17/2020
Project Number:	P170347
SHEET	
C710	