



Transportation

PAT McCRORY
Governor

NICHOLAS J. TENNYSON
Secretary

May 12, 2016

Chatham County

James G. Crawford, Chair
Chatham County Board of Commissioners
P.O. Box 1809
Pittsboro, NC 27312

Subject: Addition - 0.882 mile Horizon Drive, and 0.146 mile Coley Court in the Horizon Subdivision, Plat Book 2014, Page 53, and Plat Book 2008, Page 349.

Dear Sirs and Madames:

This is to request appropriate resolution for the addition of the above-mentioned streets in the Horizon Subdivision. Please find attached a street summary, plats, and a county map showing the location of these streets. This office has investigated the subject streets and found them to meet minimum requirements for addition.

If you would forward the resolution directly to this office, I will attach it with other necessary documents and forward it through proper channels for addition to the State System.

Sincerely,

DocuSigned by:

E72EF75317784CB...

Marty Tillman
District Engineer

MCT/jlb

Attachment

cc: Patrick Molamphy, Board Member
Brandon Jones, P.E., Division Engineer
Justin Bullock, P.E., Chatham County Maintenance Engineer
Lindsay Ray, Clerk to the Chatham County Board of Commissioners
File



HORIZON SUBDIVISION

STREET SUMMARY

Horizon Drive

From the centerline intersection of SR 1506 to the centerline intersection with Horizon Drive (Road loops back around)

4658 Ft. (0.882 mile)

60 Ft. Right-of-way

45 Ft. Ditch to Ditch

20 Ft. 1.5" Asphalt Surface

16 Occupied Homes

Coley Court

From the centerline intersection of Horizon Drive to center of cul-de-sac.

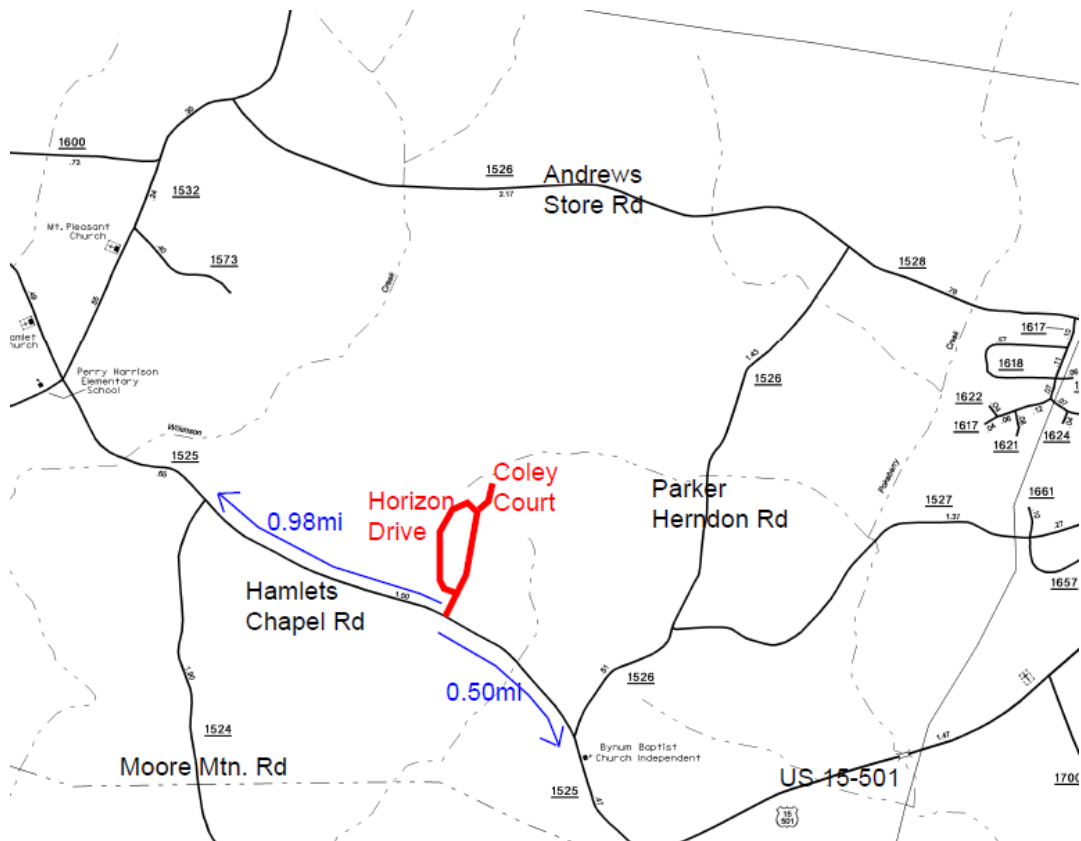
772 Ft. (0.146 mile)

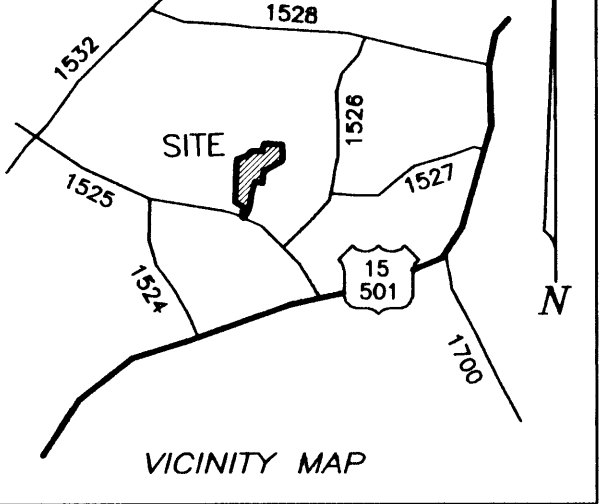
60 Ft. Right-of-way

45 Ft. Ditch to Ditch

20 Ft. 1.5" Asphalt Surface

10 Occupied Homes





Tables providing CURVE, RADIUS, TANGENT, LENGTH, DELTA, CHORD, and CH.BEARING data for various segments of the subdivision.

COURSE BEARING DISTANCE table listing bearings (e.g., S 32°56'31"E) and distances (e.g., 121.95') for individual lots.

NOTE: These parcels are located near an area that is presently used for agricultural purposes. Normal agricultural operations may conflict with residential land use...

CERTIFICATION OF OWNERSHIP AND DEDICATION: We hereby certify that we are the owners of the property shown and described herein...

State of North Carolina County of Chatham Review Officer... State of North Carolina County of Chatham Review Officer...

Van R. Finch, Professional Land Surveyor No. L-2507, certify to one of the following as indicated...

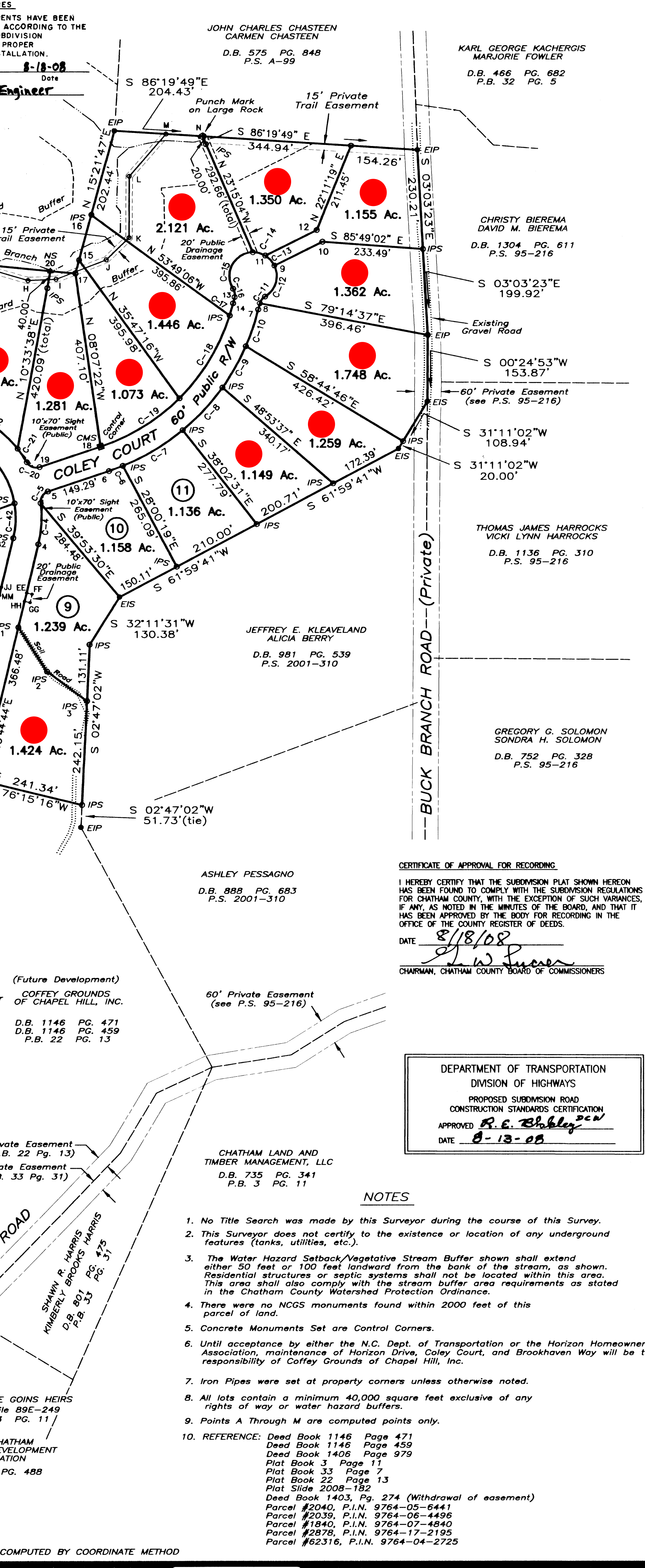
Table with columns COURSE, BEARING, DISTANCE listing specific course bearings and distances for various segments.

STELLA W. GATTIS D.B. 454 PG. 589 CHARLIE COTTEN HEIRS D.B. FJ PG. 403 RICHARD A. HOWERTON, JR. KELLY WORKMAN HOWERTON D.B. 699 PG. 730 P.S. 90-270 GENE G. GOLDENBURG DEBRA G. GOLDENBURG D.B. 906 PG. 180 P.S. 90-270 THOMAS EARL KIRBY D.B. 512 PG. 71

CERTIFICATE OF THE APPROVAL OF UTILITIES I HEREBY CERTIFY THAT THE WATER IMPROVEMENTS HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO THE SPECIFICATIONS OF THE CHATHAM COUNTY SUBDIVISION REGULATIONS...

COFFEY GROUNDS OF CHAPEL HILL, INC. D.B. 1146 PG. 471 D.B. 1146 PG. 459 P.B. 22 PG. 13 JOHN CHARLES CHASTEEN CARMEN CHASTEEN D.B. 575 PG. 848 P.S. A-99 KARL GEORGE KACHERGIS MARJORIE FOWLER D.B. 466 PG. 682 P.B. 32 PG. 5 CHRISTY BIEREMA DAVID M. BIEREMA D.B. 1304 PG. 611 P.S. 95-216 THOMAS JAMES HARROCKS VICKI LYNN HARROCKS D.B. 1136 PG. 310 P.S. 95-216 JEFFREY E. KLEAVELAND ALICIA BERRY D.B. 981 PG. 539 P.S. 2001-310 GREGORY G. SOLOMON SONDRA H. SOLOMON D.B. 752 PG. 328 P.S. 95-216 ASHLEY PESSAGNO D.B. 888 PG. 683 P.S. 2001-310

CHATHAM LAND AND TIMBER MANAGEMENT, LLC D.B. 735 PG. 341 P.B. 3 PG. 11



CERTIFICATE OF APPROVAL FOR RECORDING I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS FOR CHATHAM COUNTY...

DEPARTMENT OF TRANSPORTATION DIVISION OF HIGHWAYS PROPOSED SUBDIVISION ROAD CONSTRUCTION STANDARDS CERTIFICATION APPROVED R.E. Shibley P.E.M. DATE 8-13-08

- NOTES: 1. No Title Search was made by this Surveyor... 2. This Surveyor does not certify to the existence or location of any underground features... 3. The Water Hazard Setback/Vegetative Stream Buffer shown shall extend either 50 feet or 100 feet...

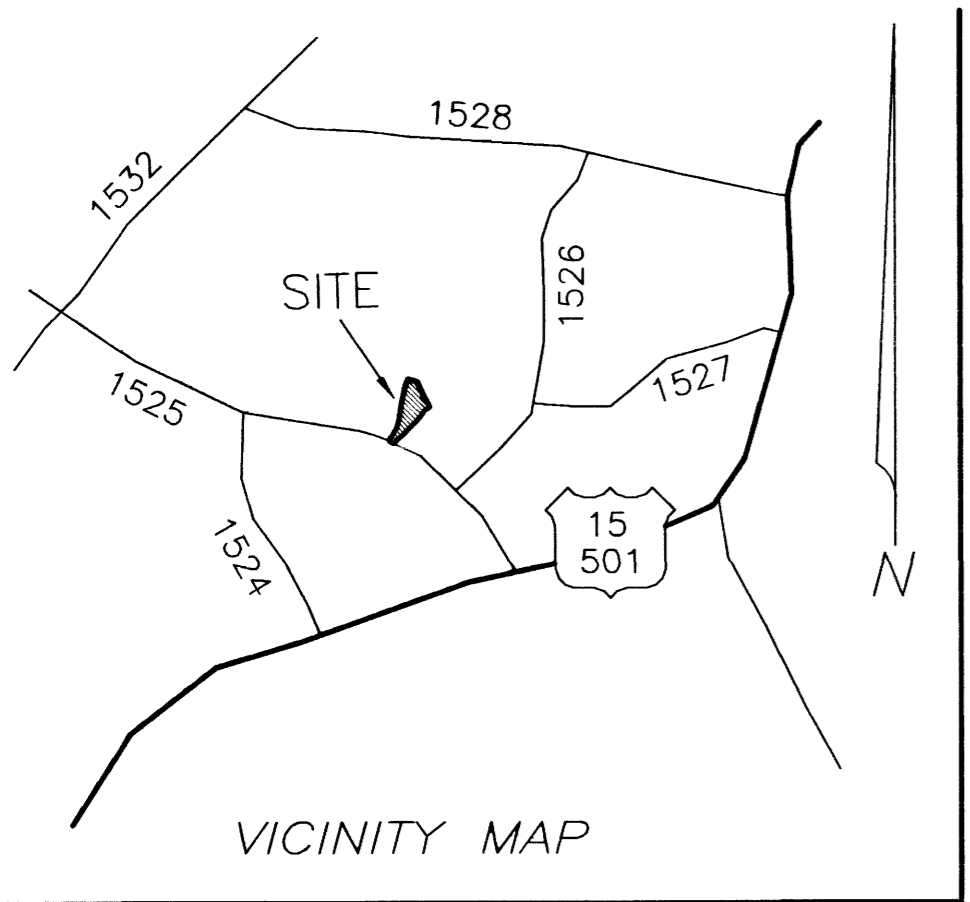
2008-349

MAP LEGEND: EXISTING IRON PIPE, IRON PIPE SET, CONCRETE MONUMENT SET, POWER POLE, COMPUTED POINT, EXISTING IRON STAKE, NAIL SET, EXISTING CONCRETE MONUMENT

OWNER/DEVELOPER: COFFEY GROUNDS OF CHAPEL HILL, INC. DATE: JULY 11, 2008. SCALE: 1" = 150'

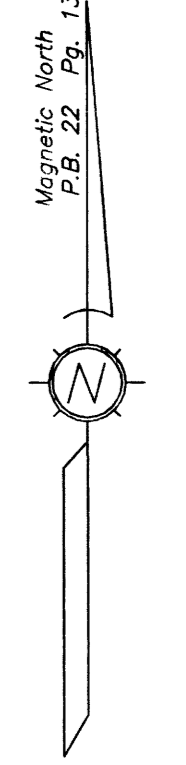
SURVEY FOR HORIZON (Phase One) Lots 8-23 and Lots 41-62. VAN R. FINCH - LAND SURVEYS, P.A. 109 Hillsboro St. Pittsboro, N.C. 27312

2008.349



CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	25.00'	38.17'	34.57'	N 16°07'34" W	87°29'02"
C2	530.00'	9.21'	9.21'	N 27°07'02" E	00°59'43"
C3	530.00'	171.42'	170.68'	N 17°21'13" E	18°31'54"
C4	870.00'	60.26'	60.25'	N 10°04'20" E	03°58'07"
C5	870.00'	25.65'	25.65'	N 12°54'04" E	01°41'20"

LINE	BEARING	DISTANCE
1 - 2	N 59°57'20" W	88.09'
6 - 7	S 42°07'36" W	3.02'
7 - 8	S 44°29'13" W	56.92'
9 - 1	S 42°11'20" W	150.89'
1 - 37	S 34°43'22" W	30.21'(tie)
10 - 13	N 08°05'17" E	117.54'
15 - 16	S 03°43'17" E	78.76'
16 - 17	S 03°43'17" E	53.66'
17 - 12	S 44°27'54" W	81.06'
18 - 19	N 08°05'17" E	133.23'
13 - 18	N 08°05'17" E	30.09'
21 - 23	N 86°05'58" E	30.19'
27 - 28	S 44°03'03" W	166.37'
28 - 17	S 44°27'54" W	27.55'
34 - 35	S 02°47'02" W	51.73'



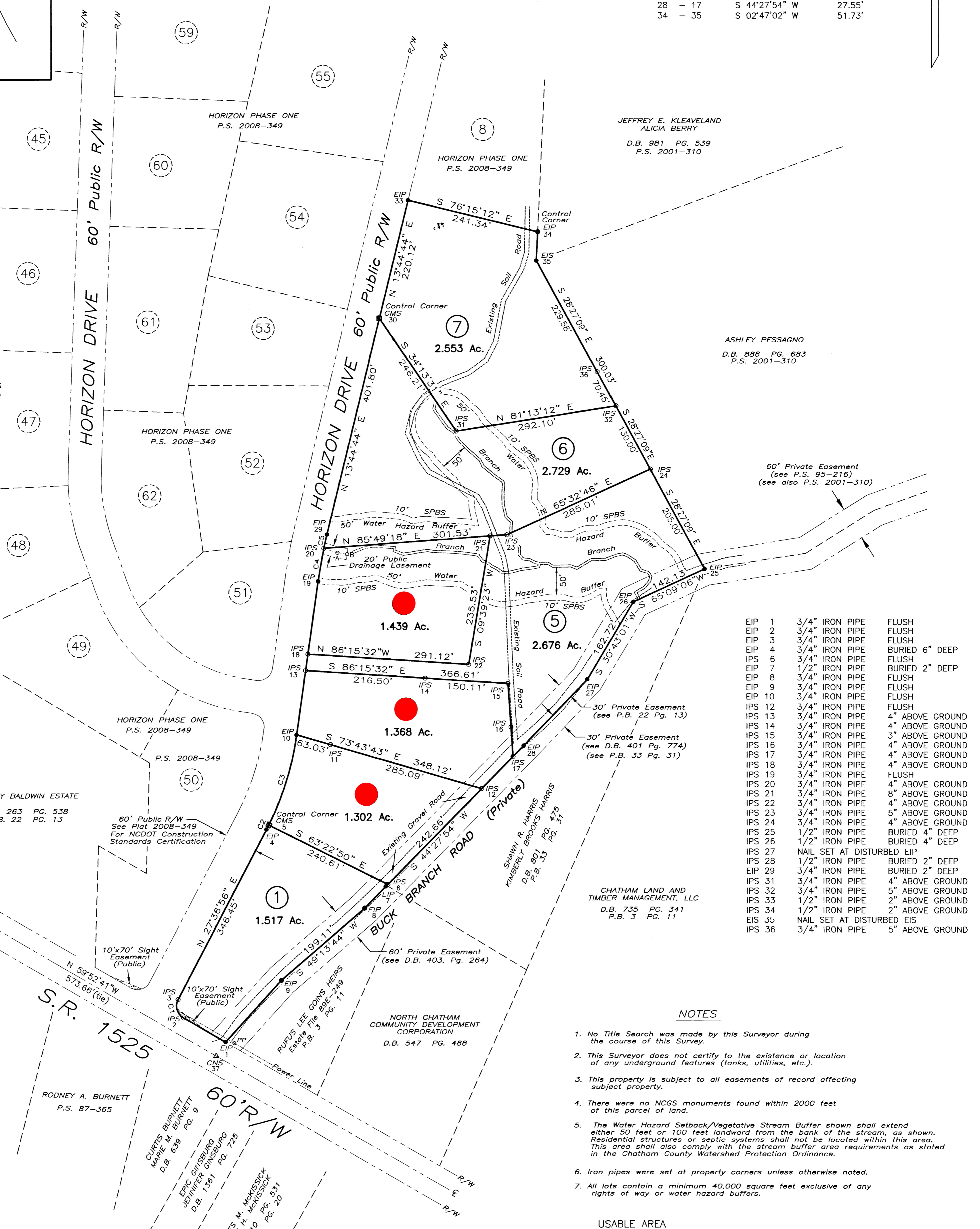
NOTE: These parcels are located near an area that is presently used for agricultural purposes. Normal agricultural operations may conflict with residential land use. NC law (General Statutes Section 106-701) provides some protection for existing agricultural operations against nuisance lawsuits.

CERTIFICATION OF OWNERSHIP AND DEDICATION
 We hereby certify that we are the owners of the property shown and described herein and that we hereby adopt this plan of subdivision with our free consent, establish the minimum building restriction lines, and dedicate all rights-of-way, streets, alleys, walks, easements, parks, and other open spaces to the public or for private use as noted.
 DATE: 3-17-14
 Coffey Grounds of Chapel Hill, Inc.
 By: [Signature] President
 OWNER

CERTIFICATE OF APPROVAL FOR RECORDING
 I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS FOR CHATHAM COUNTY, WITH THE EXCEPTION OF SUCH VARIANCES, IF ANY, AS NOTED IN THE MINUTES OF THE BOARD, AND THAT IT HAS BEEN APPROVED BY THE BODY FOR RECORDING IN THE OFFICE OF THE COUNTY REGISTER OF DEEDS.
 DATE: 3-17-14
 [Signature]
 CHAIRMAN, CHATHAM COUNTY BOARD OF COMMISSIONERS

CENTERLINE OF 20' PUBLIC DRAINAGE EASEMENT

LINE	BEARING	DISTANCE
20 - A	S 72°01'56" E	25.60'
A - B	S 81°09'46" E	17.67'



EIP	PIPE	DEPTH
EIP 1	3/4" IRON PIPE	FLUSH
EIP 2	3/4" IRON PIPE	FLUSH
EIP 3	3/4" IRON PIPE	FLUSH
EIP 4	3/4" IRON PIPE	BURIED 6" DEEP
EIP 6	3/4" IRON PIPE	FLUSH
EIP 7	1/2" IRON PIPE	BURIED 2" DEEP
EIP 8	3/4" IRON PIPE	FLUSH
EIP 9	3/4" IRON PIPE	FLUSH
EIP 10	3/4" IRON PIPE	FLUSH
EIP 12	3/4" IRON PIPE	FLUSH
EIP 13	3/4" IRON PIPE	4" ABOVE GROUND
EIP 14	3/4" IRON PIPE	4" ABOVE GROUND
EIP 15	3/4" IRON PIPE	3" ABOVE GROUND
EIP 16	3/4" IRON PIPE	4" ABOVE GROUND
EIP 17	3/4" IRON PIPE	4" ABOVE GROUND
EIP 18	3/4" IRON PIPE	4" ABOVE GROUND
EIP 19	3/4" IRON PIPE	FLUSH
EIP 20	3/4" IRON PIPE	4" ABOVE GROUND
EIP 21	3/4" IRON PIPE	8" ABOVE GROUND
EIP 22	3/4" IRON PIPE	4" ABOVE GROUND
EIP 23	3/4" IRON PIPE	5" ABOVE GROUND
EIP 24	3/4" IRON PIPE	4" ABOVE GROUND
EIP 25	1/2" IRON PIPE	BURIED 4" DEEP
EIP 26	1/2" IRON PIPE	BURIED 4" DEEP
EIP 27	NAIL SET AT DISTURBED EIP	
EIP 28	1/2" IRON PIPE	BURIED 2" DEEP
EIP 29	3/4" IRON PIPE	BURIED 2" DEEP
EIP 31	3/4" IRON PIPE	4" ABOVE GROUND
EIP 32	3/4" IRON PIPE	5" ABOVE GROUND
EIP 33	1/2" IRON PIPE	2" ABOVE GROUND
EIP 34	1/2" IRON PIPE	2" ABOVE GROUND
EIS 35	NAIL SET AT DISTURBED EIS	
EIS 36	3/4" IRON PIPE	5" ABOVE GROUND

- NOTES**
- No Title Search was made by this Surveyor during the course of this Survey.
 - This Surveyor does not certify to the existence or location of any underground features (tanks, utilities, etc.).
 - This property is subject to all easements of record affecting subject property.
 - There were no NCGS monuments found within 2000 feet of this parcel of land.
 - The Water Hazard Setback/Vegetative Stream Buffer shown shall extend either 50 feet or 100 feet landward from the bank of the stream, as shown. Residential structures or septic systems shall not be located within this area. This area shall also comply with the stream buffer area requirements as stated in the Chatham County Watershed Protection Ordinance.
 - Iron pipes were set at property corners unless otherwise noted.
 - All lots contain a minimum 40,000 square feet exclusive of any rights of way or water hazard buffers.

USABLE AREA

LOT 4	42035 SQ. FT.
LOT 5	76326 SQ. FT.
LOT 6	81778 SQ. FT.

MAP LEGEND

● EIP	EXISTING IRON PIPE
● EIS	EXISTING IRON STAKE
○ IPS	IRON PIPE SET
○ ISS	IRON STAKE SET
■ CMS	CONCRETE MONUMENT SET
■ ECM	EXISTING CONCRETE MONUMENT
▲ RRS	RAILROAD SPIKE
△ EXN	EXISTING NAIL
○ PP	POWER POLE
○ CMP	COMPUTED POINT
--- SPBS	STREAM PROTECTION BUILDING SETBACK

State of North Carolina
 County of Chatham
 I, Sarah Gitt, Review Officer of Chatham County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.
 Date: 3/24/2014

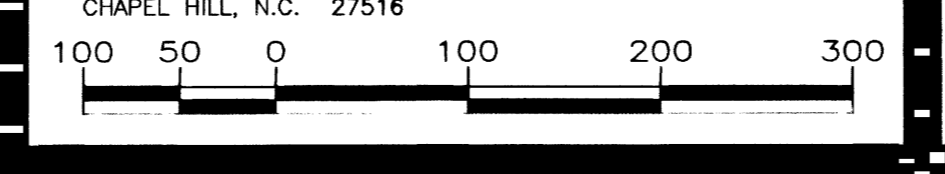
I, Van R. Finch, Professional Land Surveyor No. L-2507, certify to one of the following as indicated thus, (a) That the survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.
 (b) That the survey is located in such portion of a county or municipality that is unregulated as to an ordinance that regulates parcels of land.
 (c) That the survey is of an existing parcel or parcels of land and does not create a new street or change an existing street.
 (d) That the survey is of another category, such as the recombination of existing parcels, a court ordered survey, or other exception to the definition of subdivision.
 Van R. Finch

REFERENCE: DEED BOOK 1146 PAGE 471
 DEED BOOK 1146 PAGE 459
 PLAT BOOK 22 PAGE 13
 PARCEL #2040
 P.I.N. 9764-05-8356

HORIZON Phase Two (Lots 1 - 7)

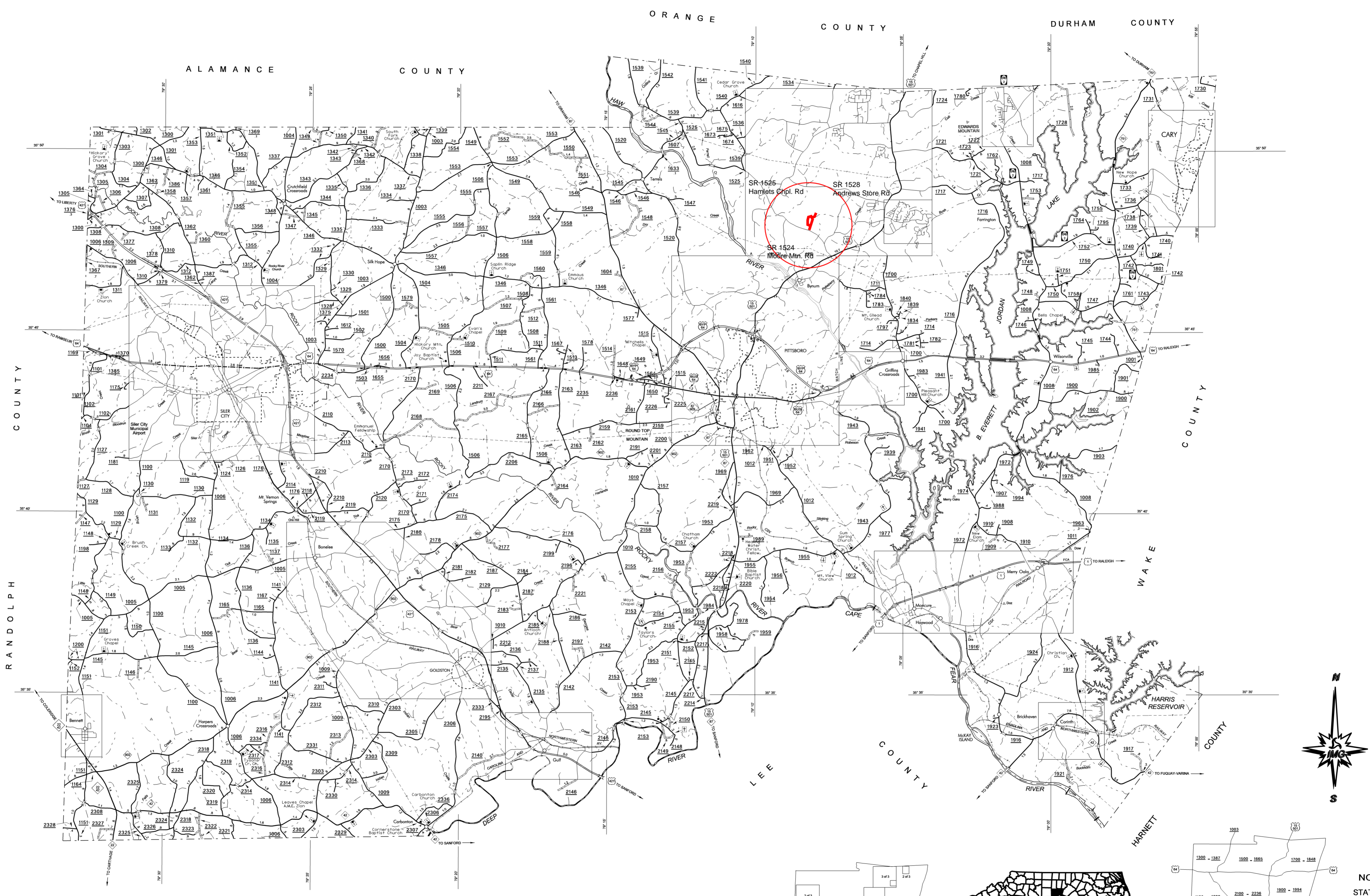
OWNER: COFFEY GROUNDS OF CHAPEL HILL, INC.
 127 ARAYA LANE
 CHAPEL HILL, N.C. 27516
 DATE: JANUARY 9, 2014
 REVISED MARCH 17, 2014
 SCALE: 1" = 100'

BALDWIN TOWNSHIP
 CHATHAM COUNTY, N.C.
 VAN R. FINCH - LAND SURVEYS, P.A.
 109 Hillsboro St. Pittsboro, N.C. 27312
 FIRM LICENSE #C-513



2014-53

2014-53



- LEGEND**
- PRIMITIVE OR UNIMPROVED ROAD
 - GRADED AND DRAINED ROAD
 - SOIL, GRAVEL OR STONE SURFACED ROAD
 - HARD SURFACED ROAD
 - 4 LANE UNDIVIDED HIGHWAY
 - DIVIDED HIGHWAY
 - HIGHWAY WITH FRONTAGE ROADS
 - FCA FULL CONTROL ACCESS
 - NS NON-SYSTEM ROAD
 - PROJECTION LOCATION
 - INTERSECTION DISTANCE
 - TRAFFIC CIRCLE
 - HIGHWAY INTERCHANGE
 - DETAILED HIGHWAY INTERCHANGE
 - ROAD THROUGH MOUNTAIN PASS
 - HIGHWAY BRIDGE
 - UNDERPASS
 - OVERPASS
 - DRAW SPAN ON BRIDGE
 - HIGHWAY TUNNEL
 - FORD
 - INTERSTATE HIGHWAY
 - U.S. NUMBERED HIGHWAY
 - N.C. NUMBERED HIGHWAY
 - U.S. NUMBERED BICYCLE ROUTE
 - INTERSTATE INTERCHANGE NUMBER
 - SECONDARY ROAD NUMBER
 - CABLE
 - RAILROAD, ANY NUMBER OF TRACKS USED BY SINGLE OPERATING COMPANY
 - RAILROAD, ANY NUMBER OF TRACKS USED BY MORE THAN ONE OPERATING COMPANY ON SAME OR ADJACENT RIGHTS-OF-WAY
 - RAILROAD STATION
 - RAILROAD GRADE CROSSING
 - UNDERPASS
 - OVERPASS
 - RAILROAD TUNNEL
 - RISE AREA
 - URBAN EXTENSION
 - RESERVATION OR PARK BOUNDARY
 - CITY LIMIT
 - NATIONAL FOREST BOUNDARY
 - FEDERAL GAMELAND BOUNDARY
 - STATE GAMELAND BOUNDARY
 - MILITARY RESERVATION BOUNDARY
 - COUNTY LINE
 - STATE LINE
 - INCORPORATED CITY OR VILLAGE (GENERALIZED)
 - FREE OR TOLL FERRY
 - CANAL
 - NARROW STREAM
 - WIDE STREAM
 - DAM WITH LOCK
 - DAM
 - RESERVOIR, POND, OR LAKE
 - COMMUNITY AND TOWN CENTER
 - COUNTY SEAT
 - SCHOOL
 - COLLEGE OR UNIVERSITY
 - HOSPITAL
 - CHURCH
 - CHURCH WITH CEMETERY
 - CEMETERY
 - PATROL STATION
 - CORRECTIONAL OR PENAL INSTN.
 - HIGHWAY GARAGE OR MAINT. YARD
 - HIGHWAY DIV. OR DIST. OFFICE
 - WEIGHT STATION
 - MONUMENT-SMALL HISTORICAL SITE
 - LIGHTHOUSE
 - MOUNTAIN PEAK
 - REST AREA
 - TRIANGULATION STATION
 - COAST GUARD STATION
 - MILITARY AIRFIELD
 - COMMERCIAL OR MUNICIPAL FIELD
 - HANGAR ON FIELD
 - LANDING STRIP
 - MARKED AUXILIARY FIELD

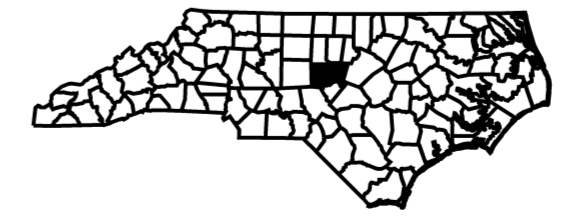
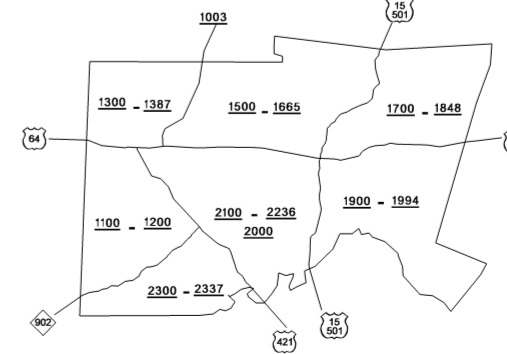
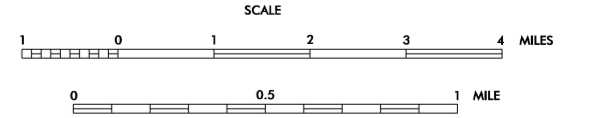


CHATHAM COUNTY

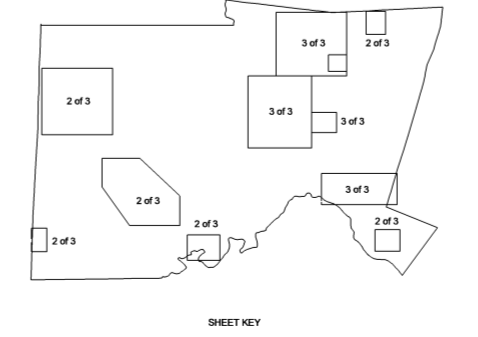
NORTH CAROLINA

PREPARED BY THE
NORTH CAROLINA DEPARTMENT OF TRANSPORTATION
 STATE ROAD MAINTENANCE UNIT - MAPPING AND INFORMATION SECTION

IN COOPERATION WITH THE
U.S. DEPARTMENT OF TRANSPORTATION
 FEDERAL HIGHWAY ADMINISTRATION



NOTE: MAP INCLUDES ONLY STATE MAINTAINED ROADS OR IMPORTANT NON-SYSTEM ROADS. ROADS SHOWN AS OF JUNE 9, 2008.



COPIES OF THIS MAP ARE AVAILABLE TO THE PUBLIC AT A NOMINAL COST.
 ADDRESS:
 N.C. DEPARTMENT OF TRANSPORTATION
 STATE ROAD MAINTENANCE UNIT - MAPPING AND INFORMATION SECTION
 3401 CAPE SANDHURST CT.
 FOLEY, NC 27838

County Boundary alignments are based on information provided by State and Federal agencies, and are shown in their approximate locations.

REVISED
4/05/01 JSH
6/06/02 JSH
12/24/03 JSH
10/18/04 JSH
09/06/05 JSH
7/06/06 TRP
12/22/06 TRP
6/08/08 TRP

