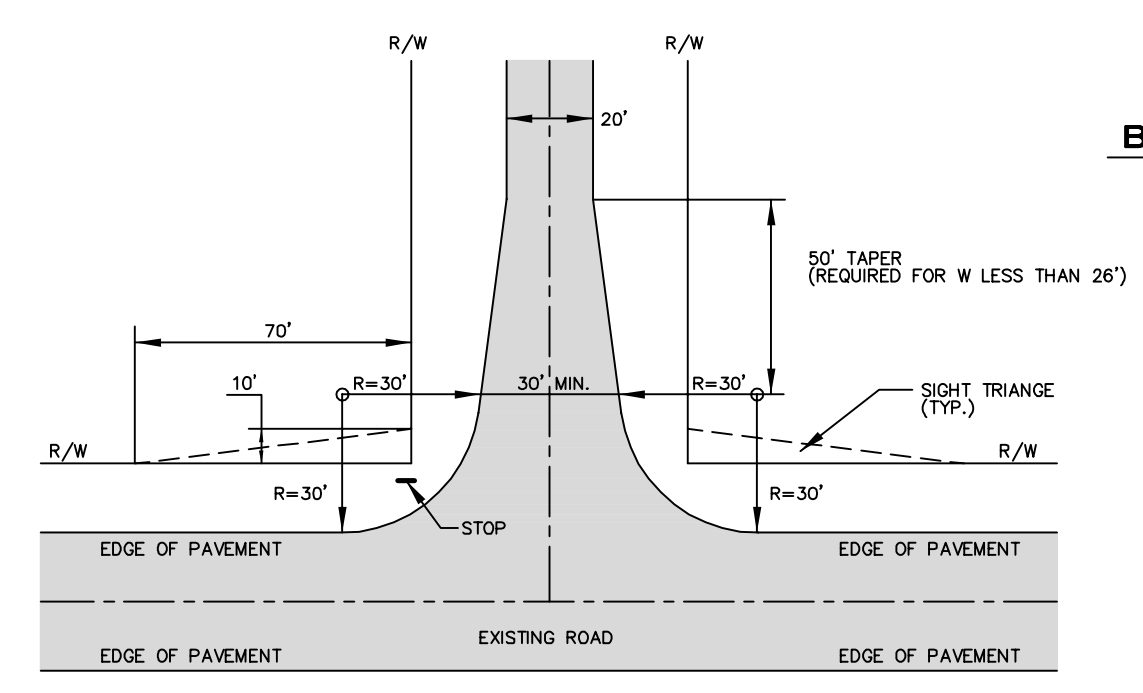
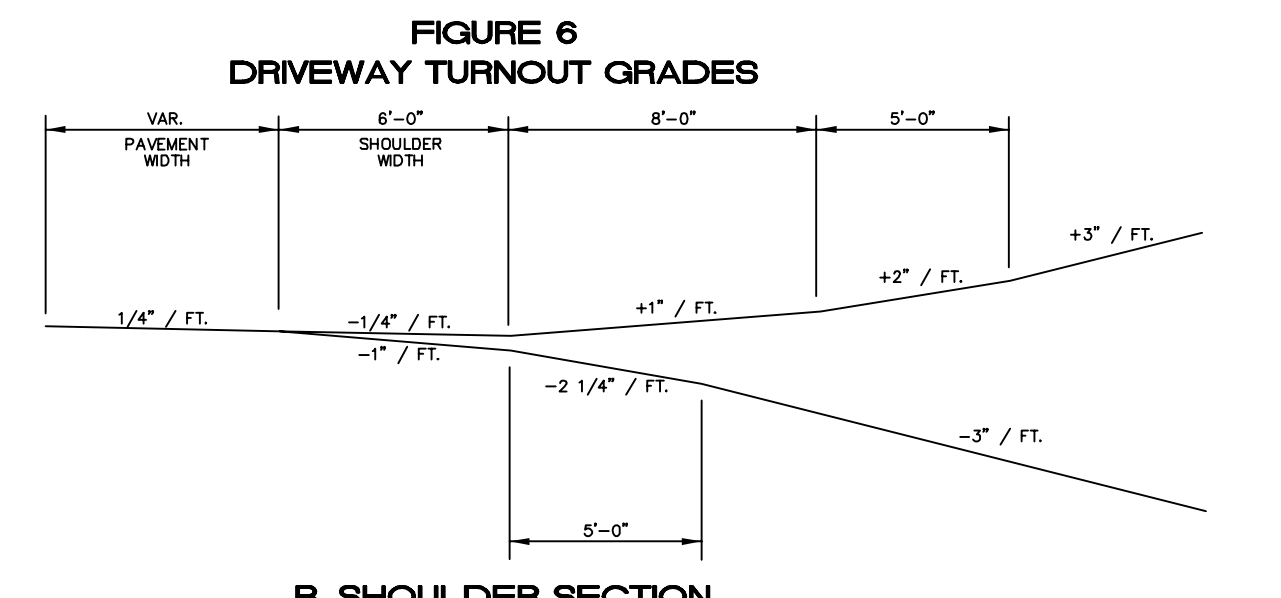
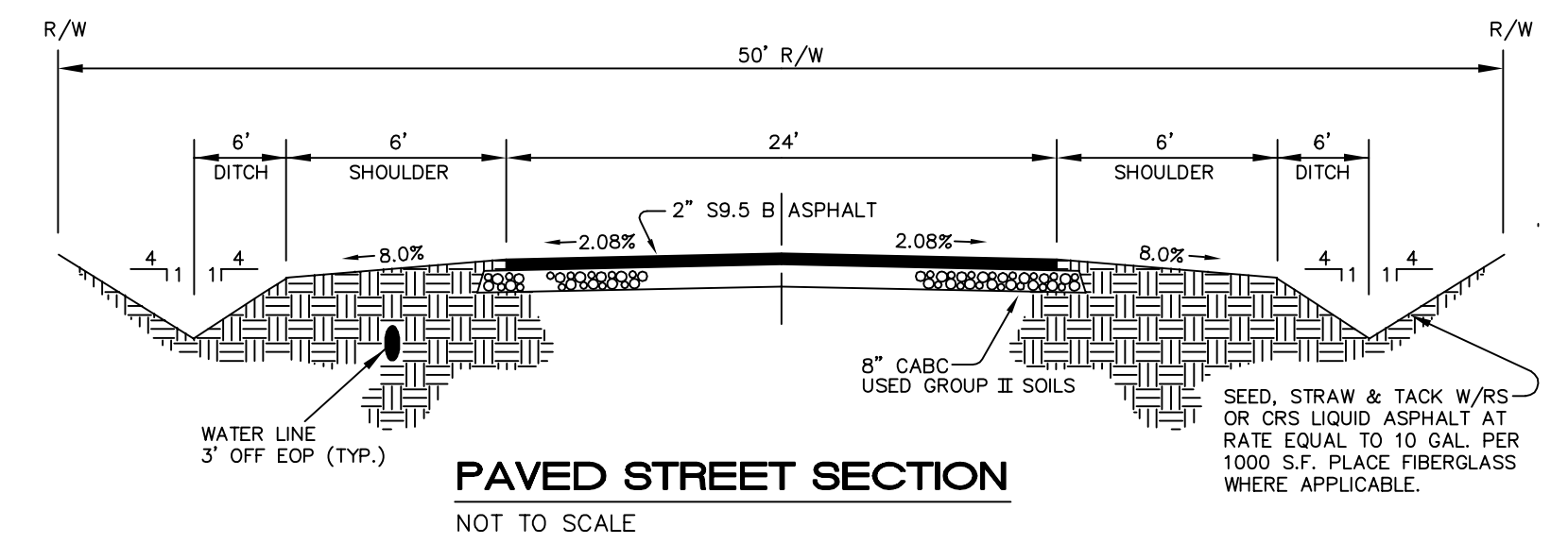
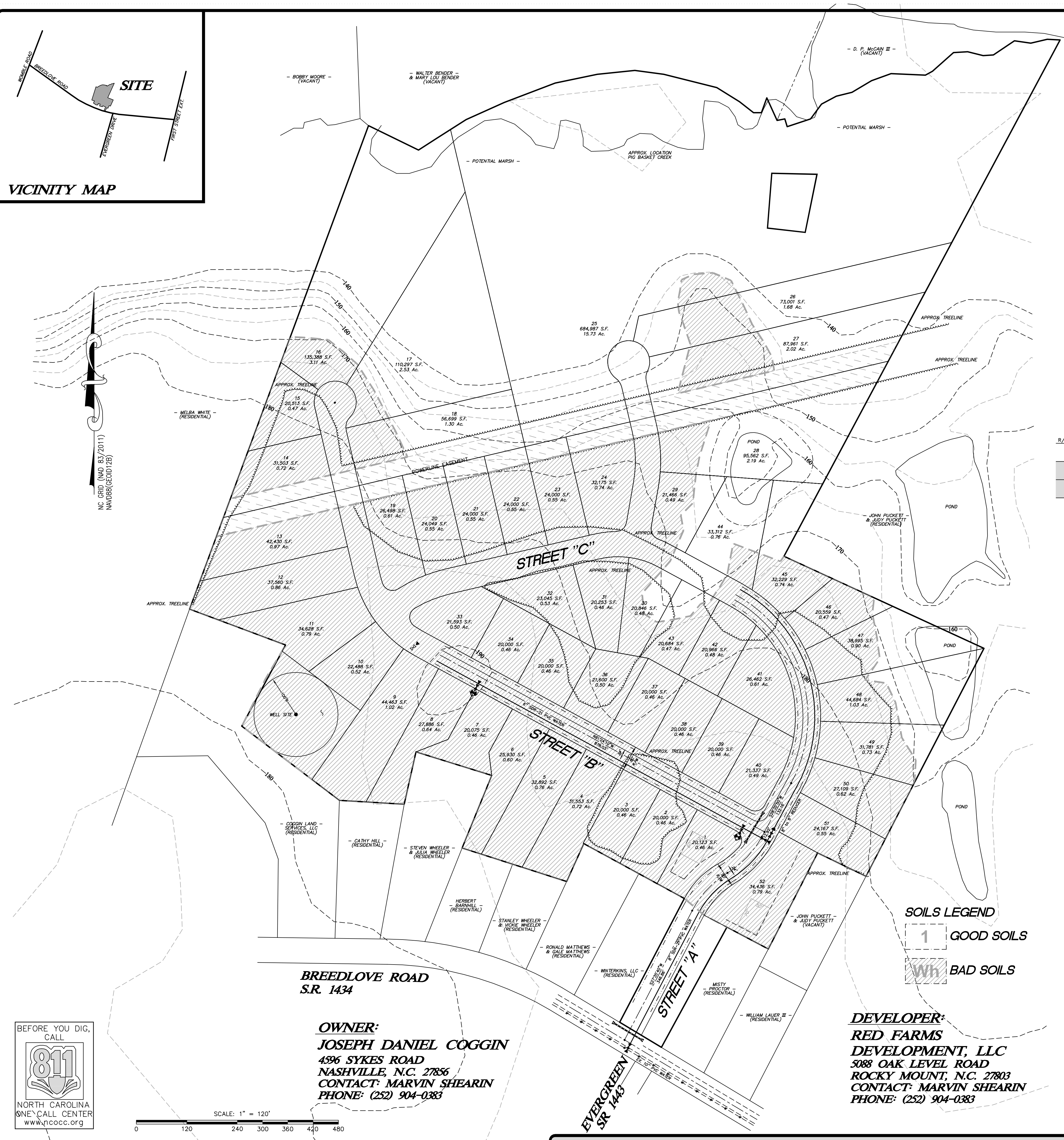


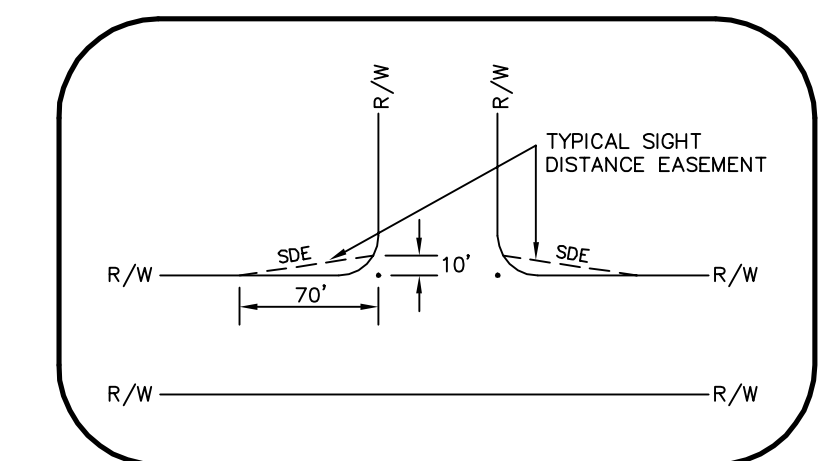
VICINITY MAP



CURVE	LENGTH	RADIUS	DELTA	TANGENT	CORD	DIRECTION	CHORD LENGTH
C1	124.15	230.00	30.5539°	63.63	54.10330°W		122.65
C2	120.11	230.00	29.5297°	61.47	44.73335°E		118.76
C3	514.32	330.00	89.7756°	325.99	N76.0308°W		463.63
C4	190.55	230.00	47.2804°	101.12	S36.5804°E		185.14
C5	58.13	330.00	10.9332°	29.14	S68.7116°E		58.65
C6	100.36	330.00	17.2222°	50.27	S20.3411°W		99.97
C7	151.33	180.00	48.1028°	80.46	S37.1806°E		146.91
C8	129.69	180.00	41.1658°	67.81	S27.2427°W		126.91

General Notes:

- Topographical and Boundary data obtained from Nash County GIS.
- The contractor shall notify and cooperate with all utility companies or firms having facilities on or adjacent to the site before disturbing, altering, removing, relocating, adjusting or connecting to said facilities.
- All excavation is unclassified and shall include all materials encountered.
- All structural fill material shall be free of all sticks, rocks, and clumps of mud.
- Unusable excavated materials and all waste resulting from clearing and grubbing shall be disposed of off-site by the contractor in an approved solid waste landfill.
- Location of underground utilities are approximate and must be field verified. Contact the NC One Call Center at least 48 hours prior to digging @ 1.800.532.4949. Lambert Surveying has only located the utilities that are above ground at the time of field survey. Underground lines shown hereon are approximate or as reported by various responsible parties. The surveyor does not guarantee that any underground structures such as utilities, tanks and pipes are located hereon.
- All pipe lengths are horizontal distances and are approximate.
- All work shall comply with all applicable codes, regulations, and/or local standards imposed by local utility.
- All construction and materials shall meet NCDOT Standards, latest edition. All work within NCDOT right-of-way shall meet the specifications and standards of NCDOT.
- All concrete pipe is to be ASTM C76, Class III with manhole.
- This property is not located in a Flood Hazard Zone per FEMA Map.
- All lot dimensions shown are approximate. Consult the boundary survey for actual site boundary information.
- The contractor shall be responsible for all work zone traffic control in or adjacent to NCDOT right-of-way. All signs, pavement markings and other traffic control devices shall conform to the Manual on Uniform Traffic Control Devices (MUTCD), 2003 edition as amended.
- Prior to placing C&G stone base, the contractor should notify the Engineer to inspect and proof roll the subgrade. Any stone placed without prior approval will be the sole responsibility of the contractor.
- DESIGN/FIELD CONDITIONS quite easily may vary from that represented in the initial soils report and/or topographical report. Isolated areas may show weak and adverse soils or groundwater conditions may be discovered that were not revealed during the initial soils investigation. Therefore, the Contractor is to be aware that Stocks Engineering, P.A. will not and cannot be held responsible for any failures to street pavement design as a result of soil conditions.
- All utility services (power, telephone, cable, etc.) are proposed to be underground. Do not see or much disturbed areas until all underground utilities have been installed. Utility Contractors to bring Main Services to R/W as shown in plans.
- Regulatory signs, stop signs and street name signs shall be manufactured from high intensity reflective materials and shall be supplied by the contractor.
- All excess topsoil and unclassified excavation is to be hauled off-site, unless otherwise directed by the owner.
- All site construction must be inspected by the Project Engineer at the following stages:
 A. Completion of grading subgrade prior to placing Stone Base.
 B. Completion of Stone Placement prior to paving.
 C. Final Inspection when all work is completed.
- The surveyor did not visibly see any cemeteries in any open areas unless otherwise noted.
- This property does not depict encroachments that are found during a thorough title search.
- Contractor to furnish all paint striping as shown.
- All dimensions are to edge of pavement (EOP) unless indicated otherwise.
- Contractor shall saw-cut to provide smooth transitions where existing asphalt and/or curb and gutter is to be removed, or where proposed asphalt meets existing asphalt.
- Information concerning underground utilities was obtained from available records and field conditions when possible, but the contractor must determine the exact location and elevation of all existing utilities by digging test pits by hand at all utility crossings well in advance of trenching. If the clearances are less than specified on the plans or 12 inches, which ever is less, contact the project engineer and the Owner prior to proceeding with construction.
- The contractor is responsible for the design and implementation of all required/necessary sheeting, shoring, and special excavation measures required on the project to meet OSHA, Federal, State and Local regulations pursuant to the installation of the work indicated on the drawings. The Owner and Stocks Engineering, P.A. accept no responsibility for the design to install said items.
- The contractor shall include in the contract price daily record keeping of the as-built condition of all of the underground utilities, construction stakeout associated with the project. Preparation of the necessary required as-built plans to be submitted to the Engineer and all other information required in connection with release of bonds.
- The Land Disturbance Permit must be kept on the work site and shown upon request.
- The contractor shall include in the contract price any de-watering necessary to construct the project as shown on the plans.
- The contractor shall include in the price, any and all costs associated with providing a professional engineer on site if required, during the construction of the storm water management facilities, underground utilities, etc. as required for as-built certification.
- All grass, topsoil and building debris material dumped onsite shall be removed in the base bid prior to placement of structural fill material.
- All generated waste shall be disposed of on-site as directed by the owner.
- Do not apply permanent seed and mulch until underground electric has been installed.
- All rights-of-way are to be public.
- Evaluation of 404 Jurisdictional Wetlands. No filling of grading is to be performed in areas designated as 404 Jurisdictional wetland until an approved permit has been obtained from the USCOE and NCDM DWQ.
- The site is to be served by septic sewer and public water.
- Soils on the property have been evaluated by Dan Billey. Actual soil survey data is provided not county soil mapping data. Soil Report has been submitted.
- Contractor is responsible for coordinating installation of underground utilities and shall regrade and reseed any areas disturbed during construction.
- Fire Hydrant locations are shown representative. All Fire Hydrants shall be located 1' inside the right-of-way and shall not be located in a ditch or swale.
- Box-offs in shoulder shall have a concrete collar.
- All Fire Hydrants to have Storz Connections.
- Fire Hydrants to be C&W Medallion of Equal.
- S' Drainage and utility easement around the perimeter of each lot.
- Not stubs provided due to no options to connect. Waiver Requested.



SITE INFORMATION

SITE ADDRESS: BREEDLOVE ROAD
NASHVILLE, N.C. 27856

TRACT ACREAGE: ±63.2 Ac.

NUMBER OF LOTS: 52

LINEAR FOOTAGE OF STREETS: 4,324 LF

AREA OF PROPOSED STREET R/W: 5.51 Ac.

DISTURBED AREA: ±6.5 Ac.

ZONE: R-15 (PROPOSED)

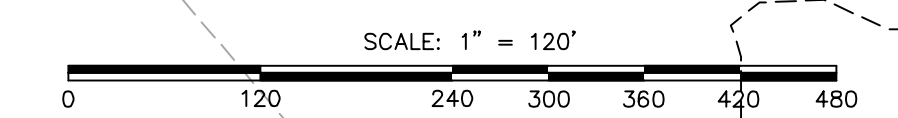
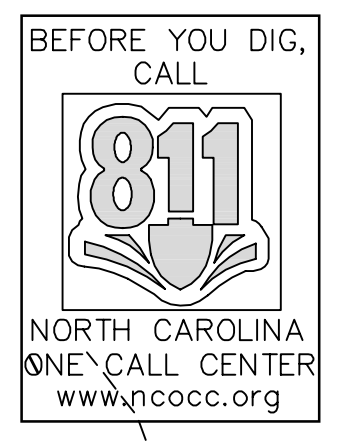
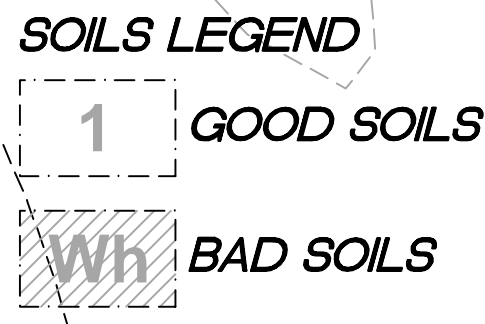
TAX ID# 3801-0098-3410
3801-0097-6541

MINIMUM BUILDING SETBACKS:
 FRONT: 35'
 SIDE: 15'
 REAR: 40'
 SIDE STREET: 25'

MINIMUM LOT SIZE: 20,000 S.F.

PROPOSED IMPERVIOUS: ±4.48 Ac.

PRO. LOT IMPERVIOUS: 7,500 S.F. PER LOT



There is therefore now no condemnation for those who are in Christ Jesus. For the law of the Spirit of life in Christ Jesus has set you free from the law of sin and death. - Romans 8:1

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 WWW.STOCKSENGINEERING.COM

BLN-C-1874

**BREEDLOVE ROAD SUBDIVISION
 TOWN OF NASHVILLE, NORTH CAROLINA**

SEAL 19843
 MICHAEL STOCKS
 11/9/21

CONSTRUCTION PLAT

REVISIONS

FILE NO. 2021-075
 HORZ. SCALE: 1"=120'
 VERT. SCALE: NONE

CE-01