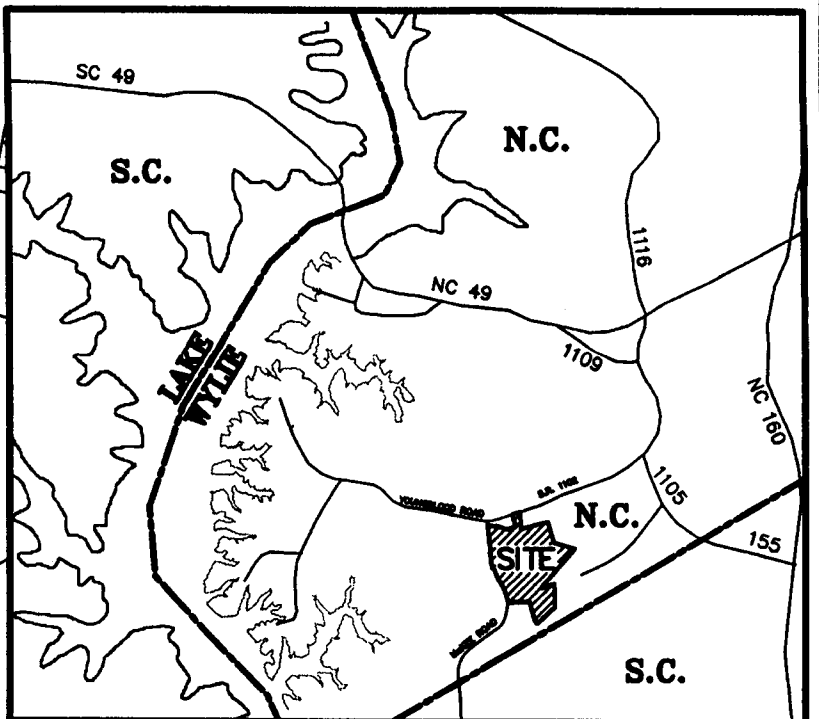


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SHEET 70 KENTUCKY HOME LANE
SHEET 71 PADDOCK FARM LANE

LINE TABLE		
LINE	LENGTH	BEARING
L1	3.18	N032°30'W
L2	70.02	N110°20'W
L3	30.24	N102°01'W
L4	100.05	N102°22'W
L5	100.03	N104°22'W
L6	98.98	N22°03'W
L7	100.02	N22°42'W
L8	100.00	N27°30'W
L9	75.98	N53°04'W
L10	13.45	S82°20'W
L11	43.47	N103°14'W
L12	48.01	N103°14'W
L13	14.09	N88°04'W



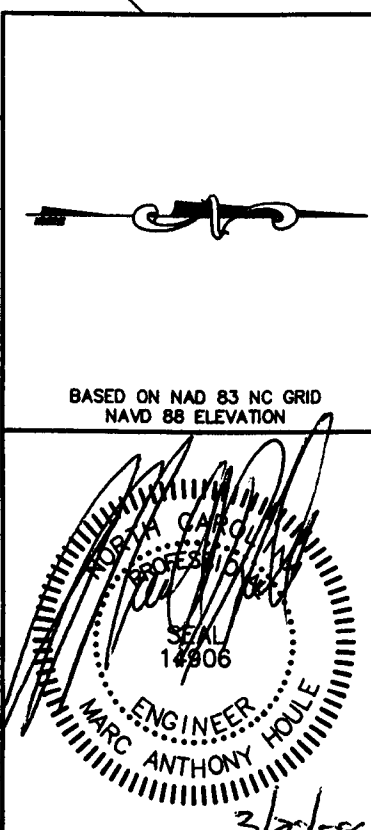
VICINITY MAP
NOT TO SCALE

THIS PLAN IS A **FINAL DESIGN-NOT RELEASED FOR CONSTRUCTION** UNLESS INITIALLED/DATED AS APPROVED:
APPROVED: _____ INITIALS _____ DATE _____

4	3/16/08	PER CITY ENG. & CMPC RESUBMIT	AC
3	1/10/08	REVISED STREETS & LOTS PER CLIENT	DC
2	5/3/07	REVISION PER CMPC RESUBMIT	ANW
1	1/20/07	REVISION PER CLIENT, CMPC, AND ENG. RESUBMIT	RAS
NO.	DATE	REVISION	BY
SHEET TITLE			
MASTER COVER SHEET			
PROJECT			
WILDWOOD (CHARLOTTE, E.T.J.)			
STEELE CREEK TOWNSHIP, MECKLENBURG COUNTY, NC			
FOR: RHEIN INTERESTS OF CHARLOTTE, LLC.			
DRAWING NO.			
176-103			
SHEET 1 OF 71			

APPROVED FOR CONSTRUCTION
CMPC
12/8/05
12/8/05
DC
MAH

YARBROUGH-WILLIAMS & HOULE, INC.
Planning • Surveying • Engineering
730 Windsor Oak Court (28273) P.O. Box 7007 (28241)
Charlotte, North Carolina
704.558.1900 704.558.0050(fax)



NOW OR FORMERLY
DORIS H. GILES
& DAVID GILES
DB 1878 PG 178
TAX ID #217-031-02

NOW OR FORMERLY
MARC K. STANTON
& JULIE M. STANTON
DB 12297 PG 134
TAX ID #217-251-10

NOW OR FORMERLY
WILLIAM J. FREEMAN
& RALPH FREEMAN
DB 2808 PG 189
TAX ID #217-251-05

NOW OR FORMERLY
KENNETH ROBERT KIEWER
DB 2808 PG 189
TAX ID #217-251-06

NOW OR FORMERLY
BENJAMIN J. McDONALD
& MELISSA J. McDONALD
DB 17314 PG 845
TAX ID #217-251-07

NOW OR FORMERLY
CHARLES T. BARNES JR.
& PATRICIA H. BARNES
DB 5806 PG 090
TAX ID #217-251-08

NOW OR FORMERLY
MAXINE B. THOMAS
& PHILIP THOMAS
DB 2808 PG 189
TAX ID #217-251-04

NOW OR FORMERLY
ANDREW L. &
KATHRYN THOMAS
DB 02863 PG 201
TAX ID #217-251-03

NOW OR FORMERLY
DANDALOO LIMITED PARTNERSHIP
DB 8541 PG 862
TAX ID #217-251-02

NOW OR FORMERLY
JOHN T. SIMMONS JR.
& CAROL B. SIMMONS
DB 7101 PG 478
TAX ID #217-051-26

NOW OR FORMERLY
BRET C. BALAMUTSKY
DB 15803 PG 805
TAX ID #217-051-01

NOW OR FORMERLY
MARSHA TIPPETT GRIZZLE
DB 10743 PG 602
TAX ID #217-051-14

NOW OR FORMERLY
MATTHEW E. TIPP
& KARA S. TIPP
DB 8084 PG 797
TAX ID #217-061-16

NOW OR FORMERLY
MONTAUX
& JENNIFER MONTAUX
DB 1884 PG 811
TAX ID #217-051-18

NOW OR FORMERLY
MARY MCKEE
DB 1886 PG 191
TAX ID #217-051-04

NOW OR FORMERLY
A.W. BARNES
& RUBY S.
DB 2790 PG 245
TAX ID #217-281-04

NOW OR FORMERLY
THE BUTNER FAMILY TRUST
AND R. ALVIN BUTNER
& DOROTHY MARIE SPRINKLER BUTNER
DB 21884 PG 60
TAX ID #217-281-13

NOW OR FORMERLY
THE BUTNER FAMILY
AND R. ALVIN BUTNER
& DOROTHY MARIE SPRINKLER BUTNER
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NOW OR FORMERLY
THE BUTNER FAMILY
AND R. ALVIN BUTNER
& DOROTHY MARIE SPRINKLER BUTNER
DB 21884 PG 60
TAX ID #217-281-13

DEVELOPMENT DATA

TAX PARCEL NO.: 217-051-03, 217-051-01 & 217-051-02
 ZONING: R-3 CLUSTER WITH S.W.M./TREE INCENTIVES

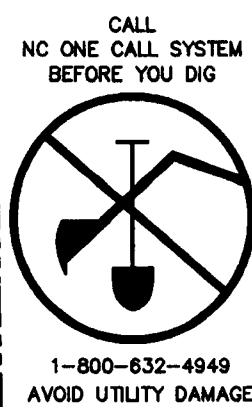
TOTAL SITE AREA: 159.24 AC.
 NET SITE AREA: 151.87 AC. (GROSS AREA LESS DEDICATED R/W - 2.67 AC.)

COMMON OPEN SPACE: 31.19 AC. (20.54%)
 TREESAVE AREA: 15.25 AC.
 TOTAL LOTS: 267 LOTS
 TYPICAL LOT SIZE: 90' x 100' FLOW
 MIN. LOT AREA: 8,000 s.f.
 MIN. LOT WIDTH: 20'±
 MIN. FRONT SETBACK: 30'±
 MIN. SIDEYARD: 3'±
 MIN. SIDEYARD CORNER LOT: 12'±
 MIN. REARYARD: 30'±
 R-3 CLUSTER
 ** TREE ORDINANCE INCENTIVES

DEVELOPER TO WIDEN EXISTING ROAD WITH 15' OF PAVEMENT FROM THE CENTERLINE AND 2'-6" STANDARD CURB AND GUTTER PER NC DOT STANDARD 604.01

NOW OR FORMERLY
 MATTHEW E. TIPP
 & KARA S. TIPP
 DB 8396 PG 787
 TAX ID #217-051-16

NOW OR FORMERLY
 MARSHA TIPPETT GRIZZLE
 DB 10749 PG 902
 TAX ID #217-051-14



CALL
 NC ONE CALL SYSTEM
 BEFORE YOU DIG
 1-800-632-4949
 AVOID UTILITY DAMAGE

- CONTRACTOR IS FULLY RESPONSIBLE FOR CONTACTING APPROPRIATE AGENCIES AND ASSURING THAT EXISTING UTILITIES ARE LOCATED PRIOR TO BEGINNING CONSTRUCTION.
- CONTRACTOR IS RESPONSIBLE FOR PLACING BARRICADES USING FLAGMEN, ETC., AS NECESSARY TO INSURE SAFETY TO THE PUBLIC.
- ALL PAVEMENT CUTS, CONCRETE OR ASPHALT, ARE TO BE REPLACED ACCORDING TO STANDARDS OF THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION AND CIVIL SPECIFICATIONS.
- SHORING WILL BE ACCORDING TO OSHA TRENCHING STANDARDS PART 1928 SUBPART P, OR AS AMENDED.

NOW OR FORMERLY
 BRETT C. BALAMUCKI
 DB 15603 PG 805
 TAX ID #217-051-01

CURVE TABLE									
CURVE	BEARING	CHORD	LENGTH	RADIUS	PC	PT	PC	PT	PT
C1	N89°49'54"W	85.96	87.84	150.00	118.17	118.17	118.17	118.17	118.17
C2	N74°02'41"W	28.79	29.79	100.00	44.52	44.52	44.52	44.52	44.52
C3	S68°22'48"E	63.33	63.81	150.00	118.17	118.17	118.17	118.17	118.17
C4	S14°39'58"E	74.10	74.34	300.00	54.06	54.06	54.06	54.06	54.06
C5	S89°13'43"E	85.21	85.84	150.00	118.17	118.17	118.17	118.17	118.17
C6	S12°12'04"E	40.08	40.02	750.00	84.70	84.70	84.70	84.70	84.70
C7	N39°00'59"W	66.87	66.92	500.00	104.86	104.86	104.86	104.86	104.86
C8	N2°18'17"W	102.91	103.85	250.00	154.50	154.50	154.50	154.50	154.50
C9	N03°49'48"E	131.57	133.14	250.00	154.50	154.50	154.50	154.50	154.50
C10	N03°19'28"E	214.10	216.17	450.00	114.84	114.84	114.84	114.84	114.84
C11	N1°33'40"W	53.34	53.44	350.00	184.81	184.81	184.81	184.81	184.81
C12	S02°38'40"E	250.89	253.35	524.48	111.30	111.30	111.30	111.30	111.30
C13	S00°09'05"E	294.55	296.97	500.00	141.86	141.86	141.86	141.86	141.86
C14	S04°49'39"W	74.81	74.40	50.00	12.58	12.58	12.58	12.58	12.58
C15	N88°28'18"E	210.61	211.00	1000.00	241.00	241.00	241.00	241.00	241.00
C16	S89°24'53"E	78.78	78.80	500.00	12.54	12.54	12.54	12.54	12.54
C17	S87°44'11"E	175.72	175.78	1984.14	147.80	147.80	147.80	147.80	147.80
C18	N01°30'17"W	140.37	140.83	500.00	114.86	114.86	114.86	114.86	114.86
C19	N02°38'40"E	188.50	189.50	551.71	134.06	134.06	134.06	134.06	134.06
C20	N02°05'42"E	420.21	424.31	878.48	134.06	134.06	134.06	134.06	134.06
C21	N07°41'41"W	130.31	130.89	500.00	104.86	104.86	104.86	104.86	104.86
C22	N08°13'48"E	178.58	178.57	500.00	141.86	141.86	141.86	141.86	141.86
C23	N08°41'52"E	461.30	464.18	1199.48	184.27	184.27	184.27	184.27	184.27

GENERAL NOTES

A PRELIMINARY PLAN APPROVED UNDER THE PROVISIONS OF THE SUBDIVISION ORDINANCE WILL BE VALID FOR A PERIOD OF THREE YEARS. FOR SUCH APPROVAL, THE OWNER MUST MAINTAIN THE ADJACENT FINISHED GROUND SURFACE TO REMAIN VALID THROUGHOUT THE PERIOD OF THE PLAN'S VALIDITY.

THE OWNER WISHES TO SAVE CERTAIN TREES ON THE SITE. PLACE TREE BARRICADES AS SHOWN ON THE PLAN OR AS SPECIFIED BY THE OWNER BEFORE CONSTRUCTION ACTIVITY BEGINS.

ALL OPENINGS (E.G. DOORS, WINDOWS, VENTILATION STRUCTURES) BUILT ON LOTS SHOULD BE LOCATED AT A MINIMUM OF ONE FOOT ABOVE THE ADJACENT FINISHED GROUND SURFACE (APPLIES TO LOTS WHICH MAY EXPERIENCE SIGNIFICANT OVERLAND FLOW NOT CONSIDERED IN THE 100-YEAR FLOOD ANALYSIS).

THE DEVELOPER SHALL MAINTAIN THE STREAMBED OF EACH STREAM, CREEK, OR BACKWASH CHANNEL IN AN UNDISTURBED STATE AND SHALL REMOVE FROM THE CHANNEL AND BANKS OF THE STREAM ALL DEBRIS, LOGS, TIMBER, JUNK AND OTHER ACCUMULATIONS.

SUBSURFACE DRAINAGE FACILITIES MAY BE REQUIRED IN THE STREET RIGHT OF WAY IF DEEMED NECESSARY BY THE INSPECTOR.

ALL ROAD IMPROVEMENTS ON MAKE ROAD TO BE COORDINATED WITH ENGINEERING DEPARTMENT PRIOR TO CONSTRUCTION.

ALL STORM PIPE TO BE CLASS B RCP UNLESS OTHERWISE NOTED.

"AS-BUILT" DRAWINGS AND PLANS OF THE STORM DRAINAGE SYSTEM, INCLUDING DESIGN DITCHES, MUST BE SUBMITTED PRIOR TO SUBDIVISION FINAL INSPECTION TO THE CITY/COUNTY ENGINEERING DEPARTMENT IN ACCORDANCE WITH THE CITY/COUNTY SUBDIVISION ORDINANCE.

PRIOR TO PLAT RECORDATION, OFFSITE R/W AND/OR CONSTRUCTION EASEMENTS ARE REQUIRED TO BE OBTAINED ACCORDING TO THE GUIDELINES OF THE "OFFSITE R/W ACQUISITION PROCESS". THESE EASEMENTS AND CONSTRUCTION LIMITS ARE CLEARLY SHOWN ON THE ROADWAY IMPROVEMENT PLAN.

IN ROLLING AND HILLY TERRAINS, SLOPING OF STONE BASE AND/OR APPLICATION OR A TACK COAT MAY BE REQUIRED NEAR INTERSECTIONS. THESE REQUIREMENTS WILL BE ESTABLISHED BY THE INSPECTOR BASED ON FIELD CONDITIONS.

ALL CONSTRUCTION SHALL CONFORM TO CITY OF CHARLOTTE STANDARDS. IN ORDER TO INSURE PROPER DRAINAGE, KEEP A MINIMUM OF 0.5% SLOPE ON CURBS.

NON-STANDARD ITEMS (LA. PAVERS, BRIGGINS SYSTEMS, ETC.) IN THE RIGHT OF WAY REQUIRES A "RIGHT OF WAY ENCROACHMENT AGREEMENT" WITH THE (CHARLOTTE DEPARTMENT OF TRANSPORTATION/ NORTH CAROLINA DEPARTMENT OF TRANSPORTATION) BEFORE INSTALLATION.

COORDINATE ALL CURB AND STREET GRADES IN INTERSECTION WITH INSPECTOR.

CURB AND GUTTER SHOWN ON PLANS MAY BE ADJUSTED BASED UPON FIELD STAKING BY CITY ENGINEERING. ASSOCIATED STORM DRAINAGE MAY ALSO REQUIRE MODIFICATION BASED UPON FIELD CONDITIONS.

THE PURPOSE OF THE STORM DRAINAGE EASEMENT (S.D.E.) IS TO PROVIDE STORMWATER CONVEYANCE AND ANY STRUCTURES AND/OR OBSTRUCTIONS TO STORMWATER FLOW IS PROHIBITED.

DEVELOPER WILL PROVIDE STREET SIGNS PER CMDS 50.05 (7' SIGNS ONLY).

SIGHT TRIANGLES SHOWN ARE THE MINIMUM REQUIRED. FURTHER REQUIREMENTS MAY BE MADE BY THE CHARLOTTE DEPARTMENT OF TRANSPORTATION IN ACCORDANCE WITH CITY CODE.

PE SEAL SHOP DRAWINGS FOR ALL HEADWALLS/RETAINING WALL MUST BE SUBMITTED TO CITY ENGINEER PRIOR TO CONSTRUCTION.

SLOPES SHALL BE NO STEEPER THAN 2:1.

C.O.S. - COMMON OPEN SPACE

C.M. - CONCRETE MONUMENT

ALL CURB AND R/W RADIUS DIMENSIONS ARE 25' UNLESS SHOWN OTHERWISE.

COMMON OPEN SPACE TO BE MAINTAINED BY THE HOMEOWNERS ASSOCIATION.

SIDEWALKS ARE TO MEET ALL A.D.A. REQUIREMENTS FOR SLOPE AND SPACING BETWEEN TURNAROUND AREA.

DIRECT VEHICULAR ACCESS TO MAKE ROAD FROM LOTS IS PROHIBITED.

BEGIN CONSTRUCTION IN 2007. APPROXIMATELY 3 YEARS TO FULL BUILD OUT.

100% - STORM WATER PROTECTION ELEVATION (100 YEAR FLOOD ELEVATION PLUS ONE FOOT)(SPE)

S.W.E.L. - 100 YR-1 STORM WATER ELEVATION LINE

ANY BUILDING WITHIN THE 100-YEAR STORM WATER ELEVATION LINE IS SUBJECT TO THE RESTRICTIONS OF THE (CITY OF CHARLOTTE/MECKLENBURG COUNTY) SUBDIVISION ORDINANCE, SECTION 7.200.8.

ALL RIGHT-OF-WAY AND CURB TAPERS ARE 20' UNLESS OTHERWISE NOTED.

ALL TOPOGRAPHY IS FROM AERIAL SURVEY.

ACCESSIBLE RAMPS SHALL BE INSTALLED AT ALL INTERSECTIONS PER CLMD #10.31A THRU 10.35B.

THE CONSTRUCTION OF BUILDINGS OR STRUCTURES BELOW THE ELEVATION OF THE STORM WATER ELEVATION LINE IS SUBJECT TO THE RESTRICTIONS IMPOSED BY THE CITY OF CHARLOTTE ORDINANCE.

SIGHT DISTANCE EASEMENTS WILL BE RECORDED FOR ALL SIGHT LINES OUTSIDE THE RECORDED RIGHT-OF-WAY.

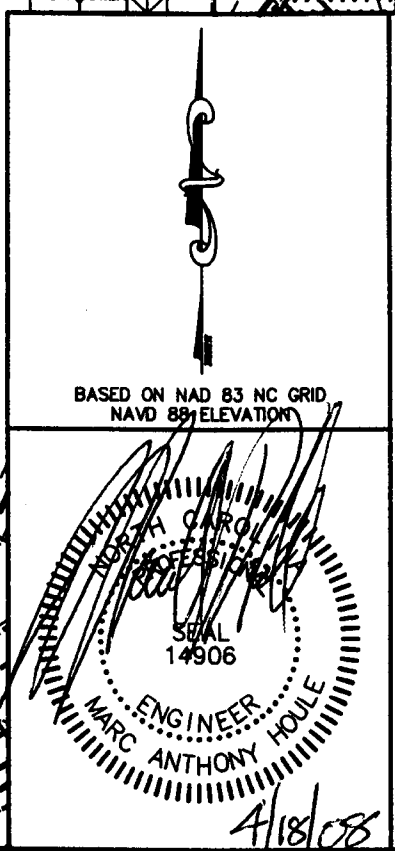
NOW OR FORMERLY
 CHARLES T. BARNES, JR.
 & PATSY H. BARNES
 DB 5288 PG 895
 TAX ID #217-251-08

NOW OR FORMERLY
 KENNETH ROBERT KIEFER
 DB 12283 PG 254
 TAX ID #217-251-06

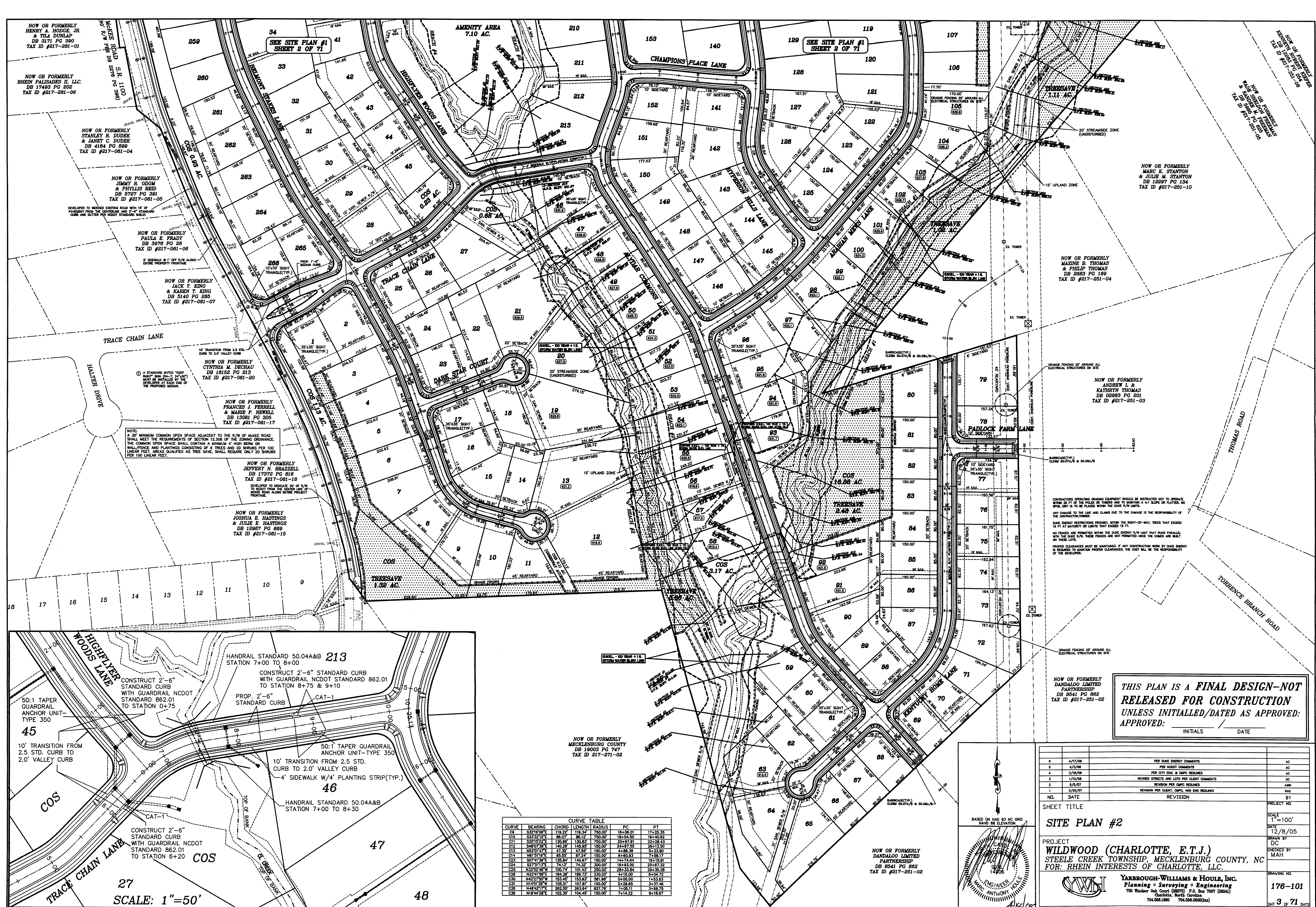
NOW OR FORMERLY
 LINDA L. BARNES
 & KENNETH ROBERT KIEFER
 DB 12283 PG 254
 TAX ID #217-251-07

THIS PLAN IS A FINAL DESIGN-NOT
 RELEASED FOR CONSTRUCTION
 UNLESS INITIALLED/DATED AS APPROVED:
 APPROVED: _____ INITIALS _____ DATE _____

SHEET TITLE		PROJECT	
SITE PLAN #1		WILDWOOD (CHARLOTTE, E.T.J.)	
		STEELE CREEK TOWNSHIP, MECKLENBURG COUNTY, NC	
		FOR: RHEIN INTERESTS OF CHARLOTTE, LLC.	
		YARBROUGH-WILLIAMS & HOULE, INC.	
		Planning • Surveying • Engineering	
		730 Windsor Oak Court (28203) P.O. Box 7007 (28241)	
		Charlotte, North Carolina	
		704.556.1980 704.556.0000(fax)	
		176-102	
		Sht. 2 of 71 SHTS	



THIS PRELIMINARY PLAN MAY NOT CONTAIN FINAL STAKE OUT INFORMATION



THIS PRELIMINARY PLAN MAY NOT CONTAIN FINAL STAKE OUT INFORMATION