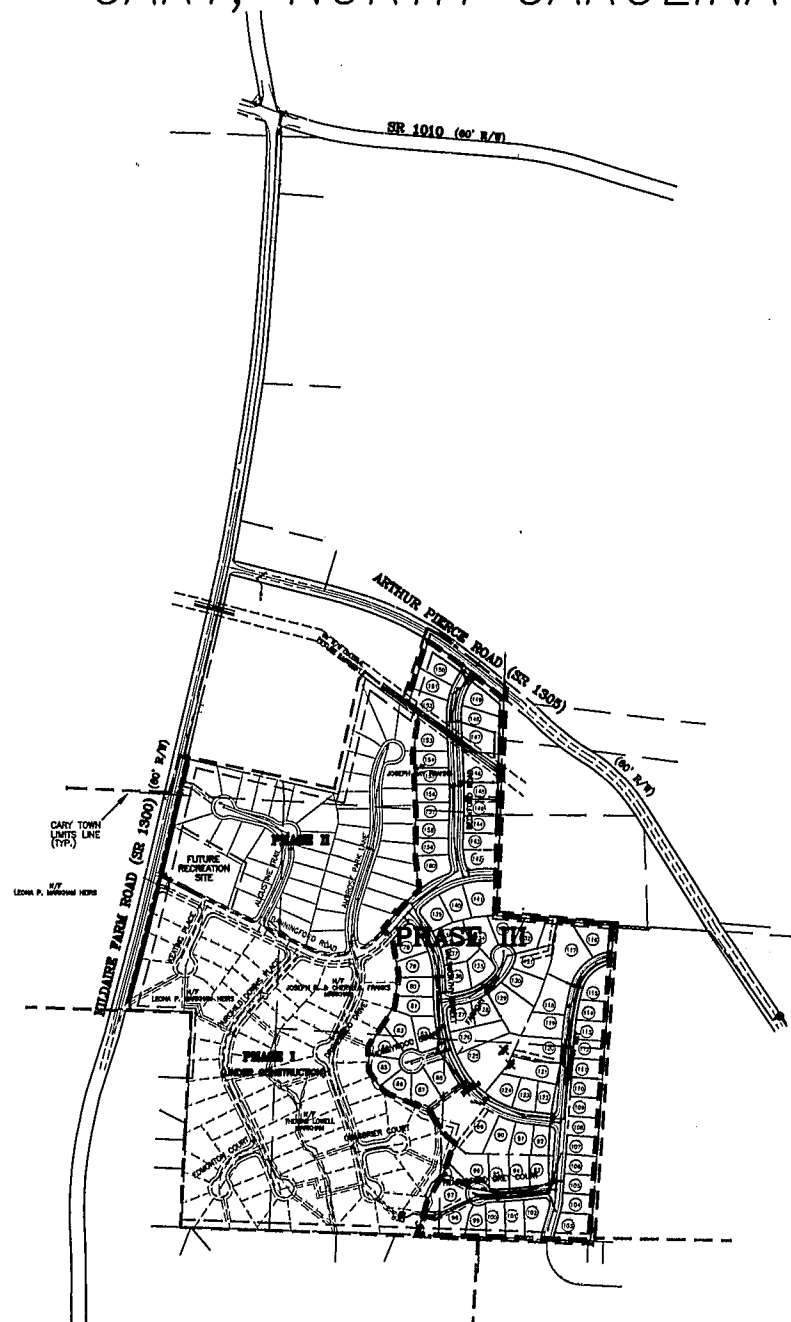


# SUBDIVISION PLANS FOR COTSWOLD SUBDIVISION - PHASE III CARY, NORTH CAROLINA

**ZONING CONDITIONS PER T.O.C. PROJECT #98-REZ-46**

1. TWO FULL-SERVICE STREET ACCESS POINTS MAY BE LOCATED ON THE WEST SIDE OF KILDAIRE FARM ROAD. ONE FULL SERVICE ACCESS POINT MAY BE LOCATED ON THE EAST SIDE OF KILDAIRE FARM ROAD. THIS ACCESS SHALL ALIGN DIRECTLY ACROSS FROM ONE OF THE WESTERN ACCESS POINTS.
2. TWO FULL SERVICE STREET ACCESSES WILL BE LOCATED ON STEPHENSON ROAD (SR 1302).
3. ONE FULL SERVICE ACCESS POINT WILL BE LOCATED ON ARTHUR PIERCE ROAD (SR 1305).
4. THE DENSITY FOR THIS SITE SHALL NOT EXCEED 2.7 UNITS AN ACRE.
5. ALONG THE PROPERTY FRONTING ON BOTH SIDES OF KILDAIRE FARM ROAD, ARTHUR PIERCE ROAD, AND STEPHENSON ROAD, A 30 FOOT STREETSCAPE BUFFER WILL BE PROVIDED. IF VEGETATION EXISTS IN THE BUFFER, NOXIOUS PLANTS AND WEEDS WILL BE UNDERCleared IN THE 30 FOOT BUFFER. IF THERE IS NO EXISTING VEGETATION, BERMS AND PLANT MATERIAL MAY BE PLANTED. A LANDSCAPE PLANTING PLAN FOR THE ABOVE MENTIONED AREAS WILL BE PROVIDED AT THE TIME OF SUBDIVISION APPROVAL.
6. ALONG THE STREETS IN THE SUBDIVISION, STREET TREES WILL BE PLANTED ONE TREE PER LOT IN AREAS WHERE NATURAL TREE VEGETATION DOES NOT EXIST. A STREET TREE PLANTING PLAN WILL BE PROVIDED TO THE TOWN FOR THE ABOVE MENTIONED AREAS AT THE TIME OF SUBDIVISION APPROVAL. THIS PLAN WILL INDICATED SIZE AND LOCATION OF PLANTINGS.
7. THERE WILL BE A RESIDENTIAL COLLECTOR STREET THAT WILL RUN FROM ARTHUR PIERCE ROAD TO KILDAIRE FARM ROAD THROUGH THE PROPERTY TO STEPHENSON ROAD.
8. THERE WILL BE A STREET STUB TO THE EASTERNMOST BOUNDARY OF THE PROPERTY LOCATED ALONG THE EASTERN SIDE OF KILDAIRE FARM ROAD. FURTHERMORE, THERE WILL BE AN ADDITIONAL STREET STUB TO THE NORTHERNMOST BOUNDARY AS IT RELATES TO THE PROPERTY ON THE WESTERN SIDE OF KILDAIRE FARM ROAD.
9. ALONG THE SOUTHERN BOUNDARY LINE, THERE WILL BE A 30 FOOT NON DISTURBED BUFFER, WHICH SHALL BE INCLUDED IN THE LOTS. IF SAID BUFFER IS VOID OF VEGETATION, BERMS AND LANDSCAPING MAY BE PLANTED. A LANDSCAPE PLANTING PLAN WILL BE PROVIDED FOR THE ABOVE MENTIONED AREAS AT THE TIME OF SUBDIVISION APPROVAL.



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DESCRIPTION	EXISTING	PROPOSED
2' CONTOUR INTERVAL	-----	-----
10' CONTOUR INTERVAL	-----	-----
PROPERTY LINE	-----	-----
ROADWAY CENTERLINE	-----	-----
RIGHT OF WAY LIMITS	-----	-----
EASEMENT LINE	-----	-----
CURB & GUTTER	=====	=====
SANITARY SEWER FACILITIES	-----○-----	-----●-----
STORM SEWER FACILITIES	== □ ==	== ■ ==
WATERLINE	-----x-----	-----x-----
FIRE HYDRANT ASSEMBLY	---x---x---	---x---x---
FENCING STRUCTURE	-----○-----	-----●-----
WOODSLINE	~~~~~	~~~~~
WATERWAYS	-----	-----
SILT FENCING	-----	* * * * *

TOWN OF CARY PROJECT # 98-SB-033

**PREPARED BY:**

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"Official Approved Plan"  
98-SB-033

**APPROVED**

BY: DRC DATE: 9-10-98  
 TER DATE: 10-16-98  
 BY: JM DATE: 10-20-98

TOWN OF CARY  
DEVELOPMENT REVIEW GROUP

No plats to be recorded until landscape plan has been approved.

**OWNER / DEVELOPER**

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