

NOTE "A"

SUBSURFACE AND ENVIRONMENTAL CONDITIONS WERE NOT EXAMINED OR CONSIDERED DURING THIS SURVEY. ALL BUILDINGS, SURFACE AND SUBSURFACE IMPROVEMENTS ON AND ADJACENT TO THE SITE ARE NOT NECESSARILY SHOWN HEREON. NO STATEMENT IS MADE CONCERNING THE EXISTENCE OF UNDERGROUND CONTAINERS WHICH MAY AFFECT THE USE OF THIS TRACT.

THE LOCATION OF UNDERGROUND UTILITIES AS SHOWN ARE BASED ON VISIBLE EVIDENCE AND DRAWINGS PROVIDED TO THE SURVEYOR. LOCATION OF UNDERGROUND UTILITIES AND STRUCTURES MAY VARY FROM LOCATIONS SHOWN HEREON, AND ADDITIONAL BURIED UTILITIES MAY EXIST. CONTACT THE APPROPRIATE UTILITY COMPANIES FOR INFORMATION REGARDING BURIED UTILITIES.

ALL DISTANCES ARE HORIZONTAL GROUND. ALL AREAS DETERMINED BY COORDINATE COMPUTATION.

THIS SURVEY WAS DONE WITHOUT A TITLE SEARCH AND IS BASED ON
REFERENCED INFORMATION. THERE MAY EXIST OTHER DOCUMENTS OF RECORD
WHICH COULD AFFECT THIS PROPERTY.

EXCEPT AS SPECIFICALLY STATED OR SHOWN, THIS SURVEY DOES NOT REPORT ANY OF THE FOLLOWING: EASEMENTS, OTHER THAN THOSE VISIBLE DURING FIELD EXAMINATION, BUILDING SETBACKS, RESTRICTIVE COVENANTS, ZONING OR LAND USE REGULATIONS AND ANY FACTS WHICH A TITLE SEARCH MAY DISCLOSE.

WETLANDS, JURISDICTIONAL WATERS OR OTHER CONDITIONS WHICH MAY BE REGULATED BY FEDERAL OR STATE OR LOCAL AGENCIES WERE NOT INVESTIGATED DURING THIS SURVEY. RIPARIAN BUFFERS AND OTHER RESTRICTIONS ON DEVELOPMENT MAY BE REQUIRED.

SEE PLAT: "EXEMPT SUBDIVISION RECOMBINATION OF THE PROPERTY OF THE TOWN OF CARRBORO" BY CHARLES R. BILLINGS, PLS, L-2711, DATED NOVEMBER 8, 2004 AND RECORDED IN PLAT BOOK 96 PAGE 100

THE R/W GEOMETRY FOR CREST STREET, AND THE VARIABLE WIDTH PUBLIC ALLEY ARE TAKEN FROM A PLAT TITLED "RECOMBINATION SURVEY FOR OWNER: LYLE LANSDALL" BY J. LEE GRAGG, PLS L-3934, DATED JULY 20, 2001 AND RECORDED IN PLAT BOOK 88 PAGE 151.

NO NCGS HORIZONTAL CONTROL STATION IS LOCATED WITHIN 2000' OF THE PROPERTY SURVEYED.

THIS PROPERTY IS IN THE CAPE FEAR RIVER BASIN

THIS PROPERTY IS LOCATED IN "ZONE "X" AND IS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE. FLOODPLAIN FEMA PANELS 9778. MAP NUMBER# 3710977800K. REVISED 11/17/2017.

STREAM BUFFERS SHOWN HEREON WERE TAKEN FROM TOWN OF CARRBORO GIS. MORE SPECIFIC DELINEATION OF THESE BUFFERS IS BEYOND THE SCOPE OF THIS SURVEY. ALL STREAM BUFFERS SHOWN HEREON SUBJECT TO VERIFICATION BY TOWN OF CARRBORO. CONSULT WITH TOWN OF CARRBORO PRIOR TO ANY ACTIVITY OR DESIGN THAT MAY IMPACT OR BE AFFECTED BY THE STREAM BUFFERS.

ZONING: R-75
MINIMUM LOT AREA: 7,500 SF
MINIMUM LOT WIDTH: 75 FT
MAXIMUM BUILDING HEIGHT: 45 FT
BUILDING FRONT SETBACK: 25 FT
BUILDING SIDE SETBACK: 10 FT
BUILDING REAR SETBACK: 10 FT
SETBACK FROM ROAD CL: 55 FT

I, WILLIAM H. MCCARTHY, JR., NC PLS NO. L-3248, CERTIFY THAT THE NC COORDINATE SYSTEM (NC GS §102-1.1) GRID TIE DATA SHOWN ON THIS PLAT WAS OBTAINED FROM AN ACTUAL GNSS SURVEY MADE UNDER MY SUPERVISION AND THE FOLLOWING INFORMATION (21 NCAC 56.1607) PERTAINS TO THE SURVEY:

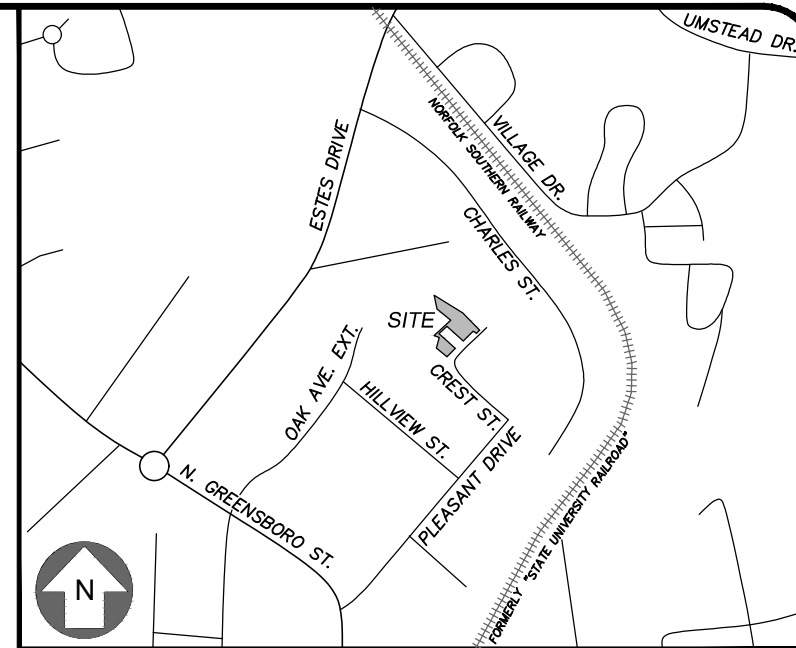
- (1) CLASS OF SURVEY: A (21 NCAC 56.1603)
- (2) POSITIONAL ACCURACY: 0.07 FEET
- (3) TYPE OF GNSS FIELD PROCEDURE: VRS
- (4) DATES OF SURVEY: 10/24/2023
- (5a) HORIZONTAL DATUM/EPOCH: NAD 83 (2011)
- (5b) VERTICAL DATUM: NAVD 88
- (6) CONTROL USED: NC CORS
- (7) GEOID MODEL: GEOID18
- (8a) COMBINED GRID FACTOR: 0.999888616
- (8b) CONVERGENCE ANGLE: -00° 01' 25.99"
- (9) UNITS: US SURVEY FEET

I HEREBY CERTIFY THAT THIS PLAT IS OF THE FOLLOWING TYPE

GS 47-30 (F)(11)(C)(1). THIS SURVEY IS OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET.

"I, WILLIAM H. MCCARTHY, JR., PLS NO. 3248, CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK/PAGE: AS NOTED HEREON OR OTHER REFERENCE SOURCE:AS NOTED HEREON); THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION IN BOOK/PAGE:AS NOTED HEREON OR OTHER REFERENCE SOURCE:AS NOTED HEREON; THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY IS 1:10000+; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56, 1600)." WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 23RD DAY OF APRIL, 2024.

PROFESSIONAL LAND SURVEYOR REG. NUMBER L-3248
SUMMIT DESIGN & ENGINEERING, SERVICES, PLLC. REG. NUMBER P-0339



VICINITY MAP
NOT TO SCALE

[illegible]

PROJECT ENGINEER/ARCHITECT WW	PROJECT MANAGER WHM
DRAWN BY JRW/QFK	FIRST ISSUE DATE

SUMMIT
DESIGN AND ENGINEERING SERVICES



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320 Executive Court
Hillsborough, NJ 07218-8551
Voice: (919) 732-3983 Fax: (919) 732-6676 www.summitde.net

EXISTING CONDITIONS SURVEY OF:
CREST STREET
CARRBORO TOWNSHIP, ORANGE COUNTY NC

PROPERTY DESCRIBED IN DB 3539/381 & PB 96/100
STANDING IN NAME OF:
THE TOWN OF CARRBORO
FIELD WORK PERFORMED 10/24/2023,01/26/2024,03/01/2024

PROJECT NO.
23-0350

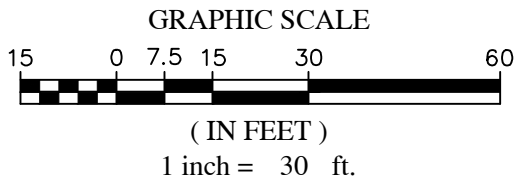
DRAWING NAME:
23-0350_CREST

SHEET NO.
C3.1

SYMBOL LEGEND	
	EP = EXISTING IRON PIPE
	ER = EXISTING IRON ROD
	IRS = 5/8" REBAR SET
	CALCULATED POINT
	ECM = EXISTING CONCRETE MONUMENT
	FIRE HYDRANT
	WATER VALVE
	WATER METER
	POWER POLE
	+ SPOT ELEVATION
	CONFEROUS TREE
	DECIDUOUS TREE
	TPED = TELEPHONE PEDESTAL

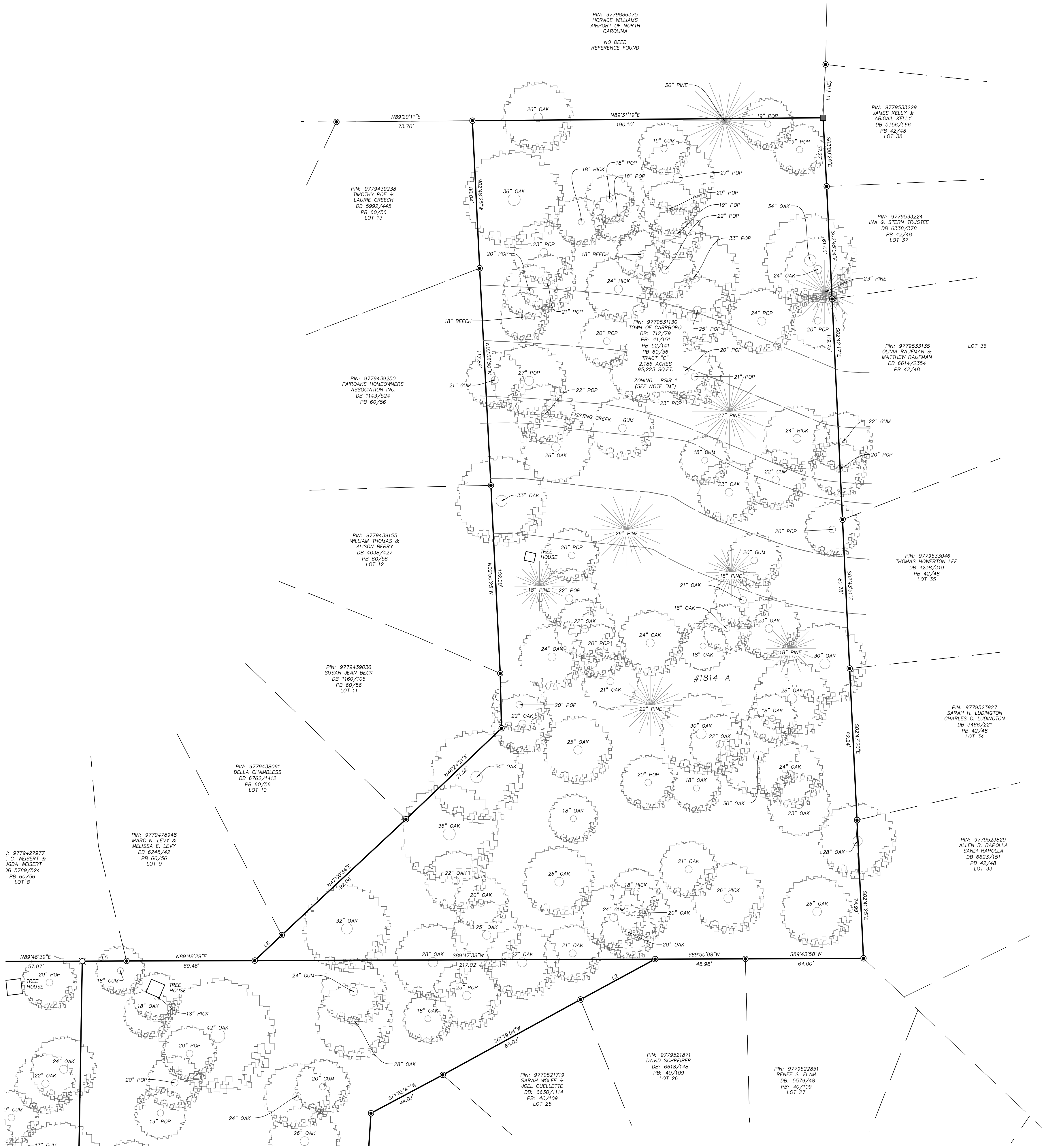
LINE LEGEND	
	PROPERTY LINE
	LINE NOT SURVEYED
	RIGHT OF WAY LINE
	TIE LINE
	EXISTING PIPE
	EDGE OF GRAVEL
	TOP OF CREEK BANK
	OVERHEAD POWER LINE
	EXISTING FENCE

ABBREVIATION LEGEND	
HICK	HICKORY
POP	POPLAR
R/W	RIGHT OF WAY
ROP	REINFORCED CONCRETE PIPE
DIP	DUCTILE IRON PIPE
DBL	DOUBLE
SSMH	SANITARY SEWER MANHOLE
INV	UTILITY INVERT



CURVE TABLE						
CURVE #	RADIUS	LENGTH	DELTA	TANGENT	CHORD BEARING	CHORD
C1	556.05'	38.77'	3°59'41"	19.39'	S88° 09' 30"W	38.76'
C2	899.28'	106.76'	6°48'08"	53.44'	S89° 33' 43"W	106.70'
C3	502.13'	110.01'	12°33'11"	55.23'	N80° 45' 38"W	109.79'
C4	562.39'	107.80'	10°58'58"	54.07'	S81° 30' 44"E	107.64'
C5	960.44'	2.08'	0°07'27"	1.04'	S87° 03' 42"E	2.08'
C6	989.53'	99.24'	5°44'47"	49.66'	N89° 50' 45"E	99.20'
C7	500.00'	60.14'	6°53'31"	30.11'	S84° 36' 12"W	60.11'
C8	500.00'	1.04'	0°07'07"	0.52'	S82° 32' 29"W	1.04'

LINE TABLE		
LINE #	LENGTH	DIRECTION
L1	28.86'	N02°42'26"E
L2	45.97'	S61°33'06"W
L3	29.99'	N01°08'38"E
L4	4.97'	S89°46'04"E
L5	24.01'	N89°46'39"E
L6	30.05'	S02°27'57"E
L7	29.77'	N01°16'56"W
L8	20.10'	N46°41'38"E



TREE SURVEY TABLE	
SPECIES	#
OAK	123
TULIP POPLAR	96
HICKORY	39
GUM	26
PINE	23
BEECH	2
MAPLE	2
HOLLY	1
TOTAL	312

06/11/2024

PROFESSIONAL LAND SURVEYOR REG. NUMBER L-3248
SUMMIT DESIGN & ENGINEERING, SERVICES, PLLC. REG. NUMBER P-0339

TREE SURVEY OF:
1814,1814-A,1816 PATHWAY DRIVE

CARRBORO TOWNSHIP, ORANGE COUNTY, NORTH CAROLINA
FIELD WORK PERFORMED 10/17/2023 - 11/13/23
PROPERTY AS DESCRIBED IN DEED BOOK 267/1214, DB 495/434 & DB 712/79
STANDING IN THE NAME OF
THE TOWN OF CARRBORO

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Hillsborough, NC 27283-8551
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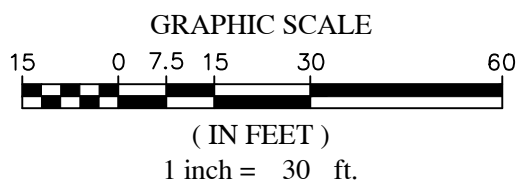
DRAWING ALTERATION
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BY" FOLLOWED BY HIS OR HER SIGNATURE AND
SPECIFIC DESCRIPTION OF THE ALTERATIONS.

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REVISIONS		DATE	BY

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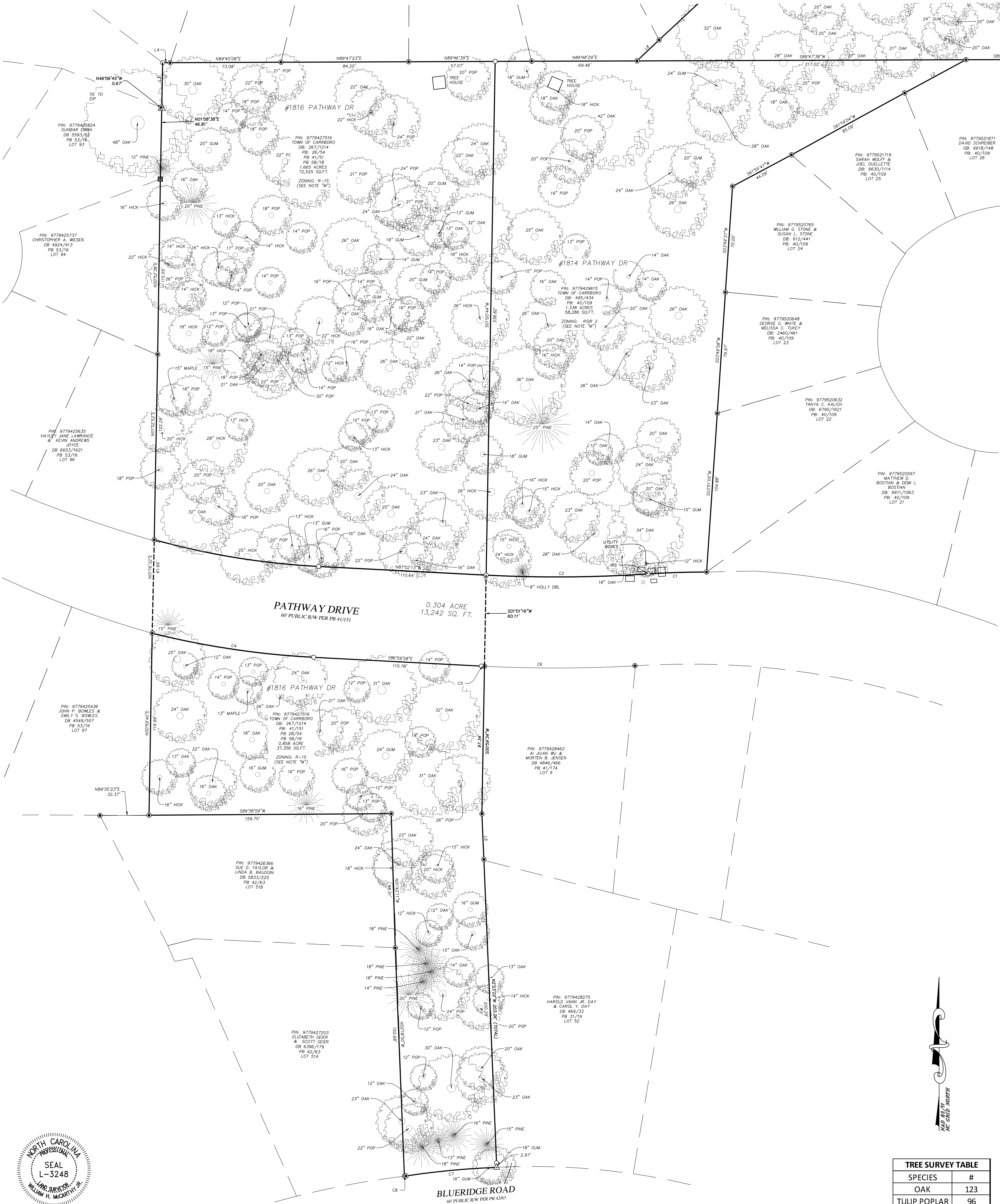
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NAD 83
N 0° 0' 0\"/>



PROFESSIONAL LAND SURVEYOR REG. NUMBER L-3248
SUMMIT DESIGN & ENGINEERING, SERVICES, PLLC. REG. NUMBER P-0339

PROJECT ID:
23-0350

DRAWING ID:
23-0350_PATHWAY DR

SHEET 3 OF 3

PROJECT ENGINEER: N/A

SURVEY PROJECT MANAGER: WM

DRAWN BY: JRW

SURVEYED BY: TD

CHECKED BY: BJF

TREE SURVEY OF:
1814,1814-A,1816 PATHWAY DRIVE

CARRBORO TOWNSHIP, ORANGE COUNTY, NORTH CAROLINA
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