

CERTIFICATE OF APPROVAL

HEREBY CERTIFY THAT ALL STREETS SHOWN ON THIS PLAT ARE WITHIN CAMDEN COUNTY, ALL STREETS AND OTHER IMPROVEMENTS SHOWN ON THIS PLAT HAVE BEEN INSTALLED OR COMPLETED OR GUARANTEED TO ACCORDING TO § 151.243 AND THAT THE SUBDIVISION SHOWN ON THIS PLAT IS IN ALL RESPECTS IN COMPLIANCE WITH THE CAMDEN COUNTY UNIFIED DEVELOPMENT AND, THEREFORE, THIS PLAT HAS BEEN APPROVED BY THE CAMDEN COUNTY PLANNING BOARD AND SIGNED BY THE CHAIRPERSON, BOARD OF COMMISSIONERS, SUBJECT TO ITS BEING RECORDED IN THE CAMDEN COUNTY REGISTRY WITHIN NINETY (90) DAYS OF THE DATE BELOW

DATE _____ CHAIRPERSON, BOARD OF COMMISSIONERS

CERTIFICATE OF OWNERSHIP AND DEDICATION

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY DESCRIBED HEREON, WHICH PROPERTY IS LOCATED WITHIN THE SUBDIVISION JURISDICTION OF CAMDEN COUNTY, THAT I HEREBY FREELY ADOPT THIS PLAT OF SUBDIVISION AND DEDICATE TO PUBLIC USE ALL AREA SHOWN ON THIS PLAT AS STREETS, ALLEYS, WALKS, PARKS, OPEN SPACE AND EASEMENTS, EXCEPT THOSE SPECIFICALLY INDICATED AS PRIVATE AND THAT I WILL MAINTAIN ALL SUCH AREAS UNTIL THE OFFER OF DEDICATION IS ACCEPTED BY THE APPROPRIATE PUBLIC AUTHORITY. ALL PROPERTY SHOWN ON THIS PLAT AS DEDICATED FOR A PUBLIC USE SHALL BE DEDICATED TO BE DEDICATED FOR ANY OTHER PUBLIC USE AUTHORIZED BY LAW WHEN SUCH USE IS APPROVED BY THE APPROPRIATE PUBLIC AUTHORITY IN THE PUBLIC INTEREST.

DATE _____ OWNER

NOTARY

I, _____, A NOTARY PUBLIC OF _____ COUNTY, NORTH CAROLINA, DO HEREBY CERTIFY THAT _____ PERSONALLY APPEARED BEFORE ME THIS DATE AND ACKNOWLEDGED THE DUE EXECUTION OF THE FOREGOING CERTIFICATE. WITNESS MY HAND AND OFFICIAL SEAL THIS _____ DAY OF _____, MY COMMISSION EXPIRES _____, NOTARY PUBLIC

NC DOT COMPLIANCE WITH RULES AND REGULATIONS

I HEREBY CERTIFY THAT THESE STREETS AS INSTALLED (OR AS DESIGNED AND GUARANTEED BY THE APPLICANT) ARE IN ACCORDANCE WITH THE MINIMUM DESIGN CRITERIA PRESENTLY REQUIRED BY THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION, DIVISION OF HIGHWAYS FOR ACCEPTANCE OF SUBDIVISION STREETS ONTO THE SYSTEM FOR MAINTENANCE.

DATE _____ DISTRICT ENGINEER NC DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS

ENGINEER CERTIFICATION OF STORMWATER IMPROVEMENTS

IN THE SUBDIVISION ENTITLED NORTH RIVER CROSSING PHASE 1, STORMWATER DRAINAGE IMPROVEMENTS HAVE BEEN INSTALLED (1) ACCORDING TO PLANS AND SPECIFICATIONS PREPARED BY _____, OR (2) ACCORDING TO AS-BUILT PLANS SUBMITTED BY _____, AND APPROVED BY THE COUNTY. CAMDEN COUNTY ASSUMES NO RESPONSIBILITY FOR THE DESIGN, MAINTENANCE OR THE GUARANTEED PERFORMANCE OF THE STORMWATER DRAINAGE IMPROVEMENTS AND THEIR EFFECTS.

REGISTERED LAND SURVEYOR/CIVIL ENGINEER _____ DATE _____
REGISTRATION NUMBER _____

REVIEW OFFICER CERTIFICATE

I, _____, REVIEW OFFICER OF CAMDEN COUNTY CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER _____

HEALTH DEPARTMENT CERTIFICATE

THIS SUBDIVISION, ENTITLED NORTH RIVER CROSSING PHASE 1, HAS BEEN DESIGNED FOR THE CONSTRUCTION OF INDIVIDUAL SEWAGE SYSTEMS AND MEETS THE CRITERIA AND REQUIREMENTS OF THE DISTRICT HEALTH DEPARTMENT BASED ON EXISTING CONDITIONS AND REGULATIONS. THE DISTRICT HEALTH DEPARTMENT RESERVES THE RIGHT TO REQUIRE ADDITIONAL IMPROVEMENTS TO THESE PROPERTIES AND TO LIMIT THE NUMBER OF BEDROOMS AND SIZE OF STRUCTURE BASED ON SITE CONDITIONS UPON ISSUANCE OF THE FINAL SITE IMPROVEMENTS PERMITS. THIS CERTIFICATION DOES NOT CONSTITUTE A WARRANTY AND IS ISSUED BASED ON THIS SUBDIVISION BEING SERVICED.

DATE _____ DISTRICT HEALTH DEPARTMENT

NOTES:

- OWNERS: SEABOARD DEVELOPMENT ALLIANCE, LLC
1073 BULLARD COURT, SUITE 100
RALEIGH, NC 27615
- BASED UPON GRAPHIC PLOTTING ONLY, THE PROPERTY DELINEATED ON THIS PLAT DOES APPEAR TO BE LOCATED WITHIN A FEMA IDENTIFIED SPECIAL FLOOD HAZARD AREA ACCORDING TO F.I.R.M. FOR CAMDEN COUNTY, NORTH CAROLINA, F.I.R.M. MAP NUMBER 3720896400 K, COMMUNITY ID. NO. 370042, PANEL 8964 DATED EFFECTIVE DECEMBER 15, 2005. THE PROPERTY LIES WITHIN ZONE "X", "AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN" & ZONE "SHADED X" "AREAS OF 0.2% ANNUAL CHANCE FLOOD OR AREAS OF 1% ANNUAL CHANCE FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT." AS DEFINED THEREIN.
- OPEN SPACE, DRAINAGE FACILITIES, RESERVED UTILITY OPEN SPACE, AND PONDS REQUIRED TO BE PROVIDED BY THE DEVELOPER IN ACCORDANCE WITH CH. 151 OF THE CODE OF ORDINANCES SHALL NOT BE DEDICATED TO THE PUBLIC, EXCEPT UPON WRITTEN ACCEPTANCE BY THE COUNTY, BUT SHALL REMAIN UNDER THE OWNERSHIP AND CONTROL OF THE DEVELOPER (OR HIS OR HER SUCCESSOR) OR A HOMEOWNER'S ASSOCIATION OR SIMILAR ORGANIZATION THAT SATISFIES THE CRITERIA ESTABLISHED IN §151.198 OF THE COUNTY'S CODE OF ORDINANCES.
- THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT AND MAY NOT REFLECT ALL EASEMENTS, RESTRICTIONS OR ENCUMBRANCES THAT AFFECT THE SUBJECT PROPERTY.
- THIS PROPERTY IS SUBJECT TO ALL SETBACK AND EASEMENT REQUIREMENTS SET FORTH BY CAMDEN COUNTY. PROPERTY IS ZONED R-2.
SETBACKS:
FRONT: 50 FEET
SIDE: 10 FEET
REAR: 10 FEET
- LOT INFORMATION:
TOTAL NUMBER OF LOTS : 7
TOTAL AREA OF LOTS: 290,061 SQ.FT. OR 6.658 ACRES
TOTAL AREA OF OPEN SPACE: 89,862 SQ.FT. OR 2.063 ACRES
TOTAL AREA OF RIGHT-OF-WAY: 81,519 SQ.FT. OR 1.871 ACRES
TOTAL AREA OF PHASE 1A: 461,442 SQ.FT. OR 10.592 ACRES
- AREA COMPUTED BY COORDINATE METHOD.
- NGCS MONUMENT "CUR 1" COORDINATE INFORMATION WAS OBTAINED FROM NGS WEBSITE "www.ngs.noaa.gov" MAY 31, 2012.
- ALL COORDINATES SHOWN HEREON ARE GRID.
- ALL DISTANCES ARE HORIZONTAL GROUND UNLESS OTHERWISE NOTED.
- PROPERTY CORNERS TO BE SET AT LATER DATE PER BUYERS REQUEST.
- SIGHT TRIANGLES ARE LOCATED WITHIN THE RIGHT-OF-WAY AS SHOWN ON CONSTRUCTION PLANS.
- DEVELOPER REQUIRED TO INSTALL ALL WATERLINES AND RELATED IMPROVEMENTS.
- ALL LOTS SHALL BE CROWNED AND GRADED SUCH THAT THE MINIMUM LOT GRADE ELEVATION ADJACENT TO THE DWELLING IS NO LESS THAN THE ELEVATION NOTED ON EACH LOT.

CERTIFICATE OF ACCURACY

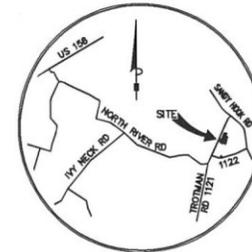
I, PAUL J. TOTI, CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION. DEED DESCRIPTION RECORDED IN D.B. 323, PG. 502 THAT BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAIN FROM INFORMATION FOUND IN P.L. 7, S.L. 106; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000 ±; THAT THIS MAP WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

I, PAUL J. TOTI, PLS-3953, ALSO CERTIFY THAT THIS SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

WITNESS MY ORIGINAL SIGNATURE, REG. NUMBER, AND SEAL THIS 11 DAY OF FEBRUARY, 2014.



PAUL J. TOTI



VICINITY MAP
SCALE: ±1" = 800'

Bowman
CONSULTING

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FINAL SUBDIVISION PLAT
OF
NORTH RIVER CROSSING - PHASE 1A
D.B. 323, PG. 500
SHILOH TOWNSHIP
CAMDEN COUNTY-NC

CITY PROJECT NUMBER
PLAN STATUS

DATE	DESCRIPTION
TRW DRAWN	PJT CHKD

SCALE AS SHOWN

JOB No. 9288-01-002
DATE : 02/11/2015
FILE No. 9288-C-RP-002

SHEET 1 OF 2

CERTIFICATE OF ACCURACY

I, PAUL J. TOTI, CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION. DEED DESCRIPTION RECORDED IN D.B. 323, PG. 000; THAT BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN P.C. 7, S. 102; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000 +/-; THAT THIS MAP WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

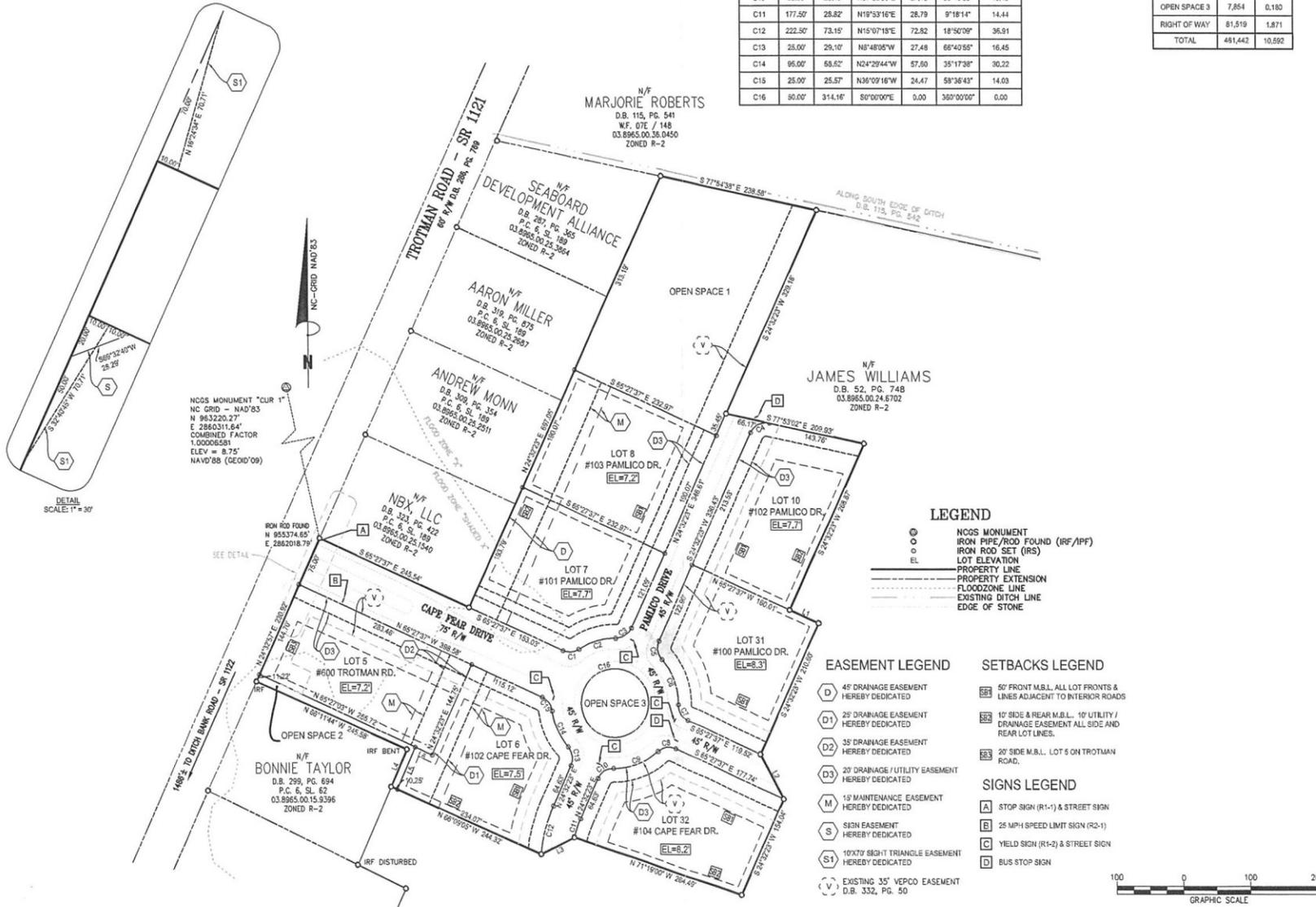
I, PAUL J. TOTI, PLS-3963, ALSO CERTIFY THAT THIS SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

WITNESS MY ORIGINAL SIGNATURE, REG. NUMBER, AND SEAL THIS 11 DAY OF FEBRUARY, 2014.



PAUL J. TOTI

CURVE TABLE						LINE TABLE			LOT AREA			
CURVE #	RADIUS	LENGTH	DIRECTION	CHORD	DELTA	TANGENT	LINE #	BEARING	DISTANCE	PARCEL	SQ.FT.	ACRES
C1	25.00'	25.57'	N85°14'01"E	24.47'	59°38'43"	14.03	L1	S85°27'37"E	47.21'	LOT 5	41,027	0.942
C2	95.00'	55.52'	N73°34'29"E	57.60'	35°17'38"	30.22	L2	S27°45'28"E	73.58'	LOT 6	40,741	0.935
C3	25.00'	29.10'	N57°52'50"E	27.48'	66°40'55"	16.45	L3	S63°55'41"W	55.82'	LOT 7	42,709	0.980
C4	25.00'	33.85'	S63°18'40"W	31.32'	77°34'35"	20.09	L4	N23°57'26"E	59.34'	LOT 8	44,280	1.017
C5	25.00'	29.10'	S8°48'05"E	27.48'	66°40'55"	16.45	L5	N23°57'26"E	67.24'	LOT 10	40,123	0.921
C6	95.00'	71.90'	S20°21'31"E	70.20'	43°21'51"	37.77	L6	S65°27'03"E	27.76'	LOT 31	40,172	0.922
C7	25.00'	29.10'	S32°07'10"E	27.48'	66°40'55"	16.45				LOT 32	41,009	0.941
C8	25.00'	29.10'	N81°11'55"E	27.48'	66°40'55"	16.45				OPEN SPACE 1	78,955	1.813
C9	95.00'	71.90'	N69°32'23"E	70.20'	43°21'51"	37.77				OPEN SPACE 2	3,053	0.070
C10	25.00'	29.10'	N57°52'50"E	27.48'	66°40'55"	16.45				OPEN SPACE 3	7,854	0.180
C11	177.50'	28.82'	N18°53'16"E	28.79'	9°18'14"	14.44				RIGHT OF WAY	81,519	1.871
C12	222.50'	73.15'	N15°07'18"E	72.82'	18°50'09"	36.91				TOTAL	481,442	10.992
C13	25.00'	29.10'	N8°48'05"W	27.48'	66°40'55"	16.45						
C14	95.00'	55.52'	N24°29'44"W	57.60'	35°17'38"	30.22						
C15	25.00'	25.57'	N36°09'16"W	24.47'	59°38'43"	14.03						
C16	90.00'	314.16'	S0°00'00"E	0.00'	360°00'00"	0.00						



- LEGEND**
- NCOS MONUMENT
 - IRON PIPE/ROD FOUND (IRP/IPF)
 - IRON ROD SET (IRS)
 - LOT ELEVATION
 - PROPERTY LINE
 - - - PROPERTY EXTENSION
 - - - FLOODZONE LINE
 - - - EXISTING DITCH LINE
 - - - EDGE OF STONE
- EASEMENT LEGEND**
- D 45' DRAINAGE EASEMENT HEREBY DEDICATED
 - D1 25' DRAINAGE EASEMENT HEREBY DEDICATED
 - D2 35' DRAINAGE EASEMENT HEREBY DEDICATED
 - D3 20' DRAINAGE / UTILITY EASEMENT HEREBY DEDICATED
 - M 15' MAINTENANCE EASEMENT HEREBY DEDICATED
 - S SIGN EASEMENT HEREBY DEDICATED
 - S1 10x70 SIGN-TRIANGLE EASEMENT HEREBY DEDICATED
 - V EXISTING 35' VEPCO EASEMENT D.B. 332, PG. 50
- SETBACKS LEGEND**
- A 50' FRONT M.B.L. ALL LOT FRONTS & LINES ADJACENT TO INTERIOR ROADS
 - B 10' SIDE & REAR M.B.L., 10' UTILITY / DRAINAGE EASEMENT ALL SIDE AND REAR LOT LINES
 - C 20' SIDE M.B.L. LOT 5 ON TROTMAN ROAD.
- SIGNS LEGEND**
- A STOP SIGN (R1-1) & STREET SIGN
 - B 25 MPH SPEED LIMIT SIGN (R2-1)
 - C YIELD SIGN (R1-2) & STREET SIGN
 - D BUS STOP SIGN



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SHEET	2 OF 2