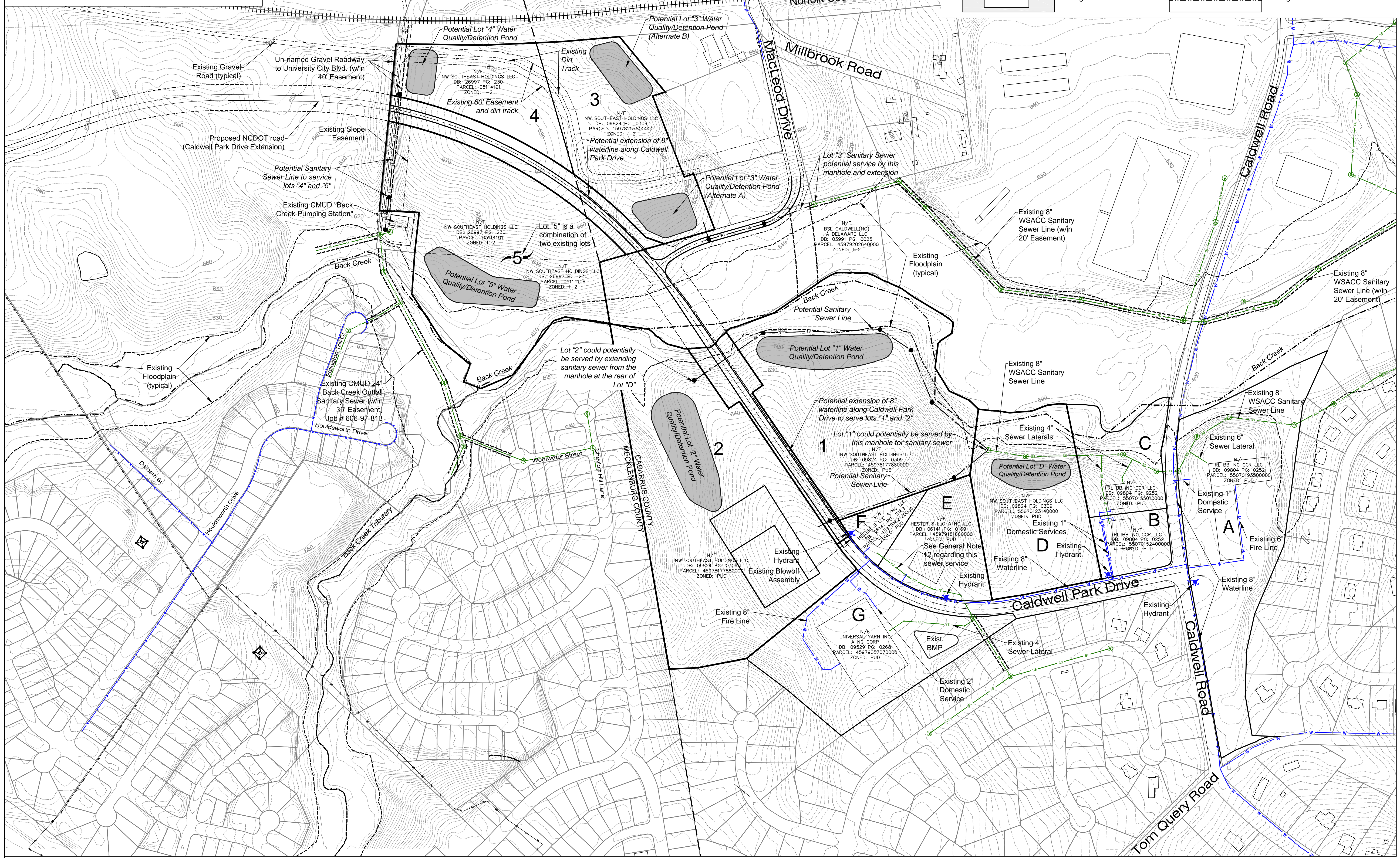


**Legend:**

	County Line		Existing Waterline w/Existing Hydrant
	Caldwell Business Park (Undeveloped Lots) w/Lot number		Potential Waterline
	Caldwell Business Park (Developed Lots) w/Lot letter		Existing San. Sewer (w/Manhole)
	Adjacent Property Lines		Potential San. Sewer (w/Manhole)
	Future Offsite NCDOT R/W		Existing Utility Easement
	Existing Road		Existing General Easement
	Proposed NCDOT Road (w/Centerline)		Potential WQ/Detention (BMP) Basin (No hatch implies existing BMP)
	Existing Structures		Existing Floodplain
			Existing Creek/Stream

**GENERAL NOTES:**

- THESE ARE NOT CONSTRUCTION PLANS OR INTENDED FOR CONSTRUCTION PURPOSES
- ANY INFORMATION AS CONTAINED WITHIN THIS DRAWING IS NOT TO BE CONSTRUED AS AN ACCURATE REPRESENTATION OF REAL SITE INFORMATION.
- INFORMATION HAS BEEN REPRODUCED AND MERGED WHERE NECESSARY FROM VARYING SOURCES RESULTING IN APPROXIMATIONS, INFERENCES AND INTERPOLATIONS. NO GUARANTEES ARE OFFERED FOR ANYTHING CONTAINED WITHIN THIS PLAN.
- THE INTENT OF THIS DRAWING IS TO ILLUSTRATE A BASIC UNDERSTANDING OF SITE CONDITIONS, INCLUDING (BUT NOT LIMITED TO) UTILITIES AVAILABLE TO THE INDIVIDUAL LOTS CONTAINED WITHIN CALDWELL BUSINESS PARK OR POTENTIAL FUTURE EXPANSION THEREOF.
- SUGGESTED SITE CONNECTIONS FOR UTILITY SERVICES ARE PURELY FOR REPRESENTATIONAL PURPOSES ONLY OF POTENTIAL CONNECTION POINTS. REAL SURVEYED LIMITATIONS, PROPERTY RIGHTS AND OTHER RESTRICTIONS MAY RESULT IN THE SUGGESTIONS BEING INVALID.
- WATER QUALITY AND/OR DETENTION (BMPs)
  - LOCATIONS OF BMPs AS SHOWN ARE REPRESENTATIVE ONLY AND DO NOT CONSTITUTE AN ACCURATE SIZE OR LOCATION OF A REAL AND USABLE BEST MANAGEMENT PRACTICE (BMP). SIZE AND SHAPE WILL GREATLY DEPEND ON USAGE OF LOTS ALONG WITH TYPE OF BMP USED AND ANY BUFFERS THAT MAY EXIST.
  - SIZING OF SUCH DEVICES FOR THE PURPOSES OF THIS DEVELOPMENT PLAN UTILIZES AN APPROXIMATION OF AREA NEEDED OF AROUND 10% OF THE OVERALL LOT TO WHICH THEY SERVE. SINGLE DEVICES SERVING TWO OR MORE LOTS ARE AN ALTERNATIVE TO THAT SHOWN OF A DEVICE FOR EACH LOT.
- INFORMATION ON ADJACENT PROPERTIES IS LESS DETAILED AND MINIMALLY REPRODUCED THAN THAT WHICH HAS BEEN REPRODUCED FOR CALDWELL BUSINESS PARK.
- SURVEY DATA HAS BEEN OBTAINED FROM A SURVEY PRODUCED BY R.B. PHARR AND ASSOCIATES, DATED DECEMBER 31, 2011, AS PROVIDED BY NW SOUTHEAST HOLDINGS LLC IN PAPER FORMAT.
- GIS DATA HAS BEEN OBTAINED FROM MECKLENBURG COUNTY AND CABARRUS COUNTY, MERGED AS NECESSARY TO MINIMIZE VARIANCES IN REPRESENTATION OF DATA.
- APPROXIMATE LOCATION OF FUTURE ROADS AS PART OF NCDOT PROJECT HAVE BEEN OBTAINED FROM STATE OF NORTH CAROLINA NCDOT RAIL DIVISION (PROJECT REFERENCE NUMBER P-5208E). PROPOSED STORM IS NOT SHOWN.
- WSACC (WATER AND SEWER AUTHORITY OF CABARRUS COUNTY) INFORMATION HAS BEEN OBTAINED FROM TOWN OF HARRISBURG GIS DATA.
- SANITARY SEWER LINE AS DIRECTED TO THIS NOTE IS ASSUMED BASED ON FIELD OBSERVATION.
- ASBUILT INFORMATION HAS BEEN OBTAINED FROM VARIOUS SOURCES INCLUDING (BUT NOT LIMITED TO) CHARLOTTE MECKLENBURG UTILITY DEPARTMENT (CMUD), PAPER DRAWINGS AND GIS DATA.



**SERVICABILITY**

- LOTS DEMARCATED BY THE LETTERS "A" THROUGH "G" ARE EXISTING WITHIN THE CALDWELL PARK DEVELOPMENT (OR ADJACENT TO) AND CURRENTLY HAVE WATER AND SANITARY SEWER SERVICE PROVIDED TO THEM.
- THE ONLY UNDEVELOPED LOT, LOT "D", HAS ACCESS TO WATER ALONG CALDWELL PARK DRIVE AND TO SANITARY SEWER AT THE REAR OF THE PROPERTY.
- LOT "1"
    - WATERLINE SHOULD HAVE ACCESS BY EXTENDING THE EXISTING 8" WATERLINE ALONG THE CALDWELL PARK DRIVE EXTENSION.
    - SANITARY SEWER CAN LIKELY BE ACCESSED BY CONNECTING TO THE EXISTING MANHOLE AT THE REAR OF LOT "D"
  - LOT "2"
    - WATERLINE SHOULD HAVE ACCESS TO WATER BY EXTENDING THE EXISTING 8" WATERLINE ALONG THE CALDWELL PARK DRIVE EXTENSION.
    - SANITARY SEWER HAS POTENTIAL TO BE ACCESSED BY CONNECTING TO THE EXISTING MANHOLE AT THE REAR OF LOT "D", AND EXTENDING A SANITARY SEWER LINE ALONG THE PROPERTY LINE BETWEEN LOT "1" AND LOT "D"
  - LOT "3"
    - WATERLINE SHOULD HAVE ACCESS TO WATER BY EXTENDING THE EXISTING 8" WATERLINE ALONG THE CALDWELL PARK DRIVE EXTENSION (BUT WILL REQUIRE CROSSING BACK CREEK EITHER AS PART OF THE BRIDGE CONSTRUCTION OR SEPARATELY UNDER THE CREEK).
    - SERVICING THIS LOT WITH SANITARY SEWER WOULD REQUIRE SERVING AN ADJACENT PROPERTY OR ALTERNATIVELY AS PART OF THE NCDOT ROADWAY IMPROVEMENTS WITHIN THE NCDOT R/W ALONG THE MACLEOD ROAD EXTENSION THAT WILL CONNECT TO THE CALDWELL ROAD EXTENSION.
  - LOT "4"
    - WATERLINE WILL BE DIFFICULT TO SERVE THIS LOCATION DUE TO THE LOT FALLING WITHIN MECKLENBURG COUNTY AND THE LACK OF WATER SYSTEMS NEARBY TO CONNECT WITH.
    - SANITARY SEWER SHOULD HAVE ACCESS TO THE NEARBY CMUD BACK CREEK PUMP STATION
  - LOT "5"
    - WATERLINE WILL BE DIFFICULT TO SERVE THIS LOCATION DUE TO THE LOT FALLING WITHIN MECKLENBURG COUNTY AND THE LACK OF WATER SYSTEMS NEARBY TO CONNECT WITH. NEAREST AVAILABLE WATER IS A STUB OUT ON DALBETH STREET APPROXIMATELY 2,000' FROM THE SITE.
    - SANITARY SEWER SHOULD HAVE ACCESS TO THE NEARBY CMUD BACK CREEK PUMP STATION

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**NW Southeast Holdings, LLC**  
 423 South Sharon Amity Road  
 Charlotte, NC 28211

DESIGN BY:	DATE:	DESIGNED:	DATE:
MJK	3.31.17		
CHKD BY:	JAM	3.31.17	
APPRD BY:	SRT	3.31.17	

REVISIONS:	NO.	DESCRIPTION	DATE:	BY:

**Caldwell Business Park**  
 Charlotte, North Carolina

**GIS Base Map Development Plan "A"**

JOB NO: 7637  
 DATE: 3.31.17  
 SHEET 1

