

Diagram illustrating the 10' Aggregate Side Setback (3' Min.) requirement. The diagram shows a rectangular building footprint with a dashed line indicating the setback from the ROW. The setback is labeled "10' AGGREGATE SIDE SETBACK (3' MIN.)". Other setbacks shown include "20' FRONT SETBACK" and "10' REAR SETBACK".

NOTE: EACH SINGLE FAMILY LOT MUST ALLOW ROOM FOR PARKING TWO CARS WITHOUT BLOCKING SIDEWALK.

1. A HARD SURFACE IS REQUIRED PRIOR TO BUILDING CONSTRUCTION.
2. FIRE LANE STRIPING WILL BE COORDINATED WITH THE CARBORO FIRE MARSHALL PRIOR TO THE ISSUANCE OF A CO PER CHAPTER 12 OF THE CARBORO TOWN CODE.

[illegible]

Plan view of a 12' wide minor street. The layout includes a 5' ROW on the left, a 9.5' shoulder, a 19' B-B (18' F-F) travel lane, a 9.5' shoulder, and a 5' TO RW on the right. The road surface consists of a 2" surface course of NCDOT Type I-2 asphalt, followed by 1/4" per 1' of compacted backfill (top 6" compacted to 100% AASHTO T99 & proof rolled). The base is 8" thick NCDOT Type ABC stone compacted to 100% AASHTO T99, and the subgrade is 4" stone. Utilities include a standard 30" curb and gutter, a waterline, a sanitary sewer, and a telephone (one side). The road is bordered by a 6% average slope for 10' on the left and a 124' buffer (100' + 24') on the right. The right side also shows a lake view extension into 'villages at berkley' and a north arrow.

[illegible]

60' ROW

18' 5' WALK 3' 35' B-B (34' F-F) 3' 5' WALK 18' 3' TO R/W

9.5' SHOULDER 6' BIKE LANE (FROM FOC) 2" SURFACE COURSE NCDOT TYPE I-2 ASPHALT 6' BIKE LANE (FROM FOC) 9.5' SHOULDER 18' 3' TO R/W

3:1 MAX 1/4" FT 1/2" FT 1/4" PER 1' 4" STONE STANDARD 30" CURB AND GUTTER TELEPHONE (ONE SIDE)

ELECTRICAL WATERLINE 8" THICK NCDOT TYPE ABC STONE COMPACTED TO 100% AASHTO T99 SANITARY SEWER

DEVELOPER/OWNER SHALL PROVIDE

50' ROW

18' 5' WALK 3' 27' B-B (28' F-F) 3' 5' WALK 18' 2' TO R/W

9.5' SHOULDER

1/4" PER 1'

2" SURFACE COURSE NCDOT TYPE I-2 ASPHALT

8" THICK NCDOT TYPE ABC STONE COMPACTED TO 100% AASHTO T99

14" 1/2" 14" 1/2"

4" STONE

STANDARD 30" CURB AND GUTTER

STANDARD 30" CURB AND GUTTER

WATERLINE

ELECTRICAL

SANITARY SEWER

TELEPHONE (ONE SIDE)

1 MAX. 1 MAX. 3/4 MAX. 3/4 MAX.

A circular professional engineer seal for the State of North Carolina. The outer ring contains the text "NORTH CAROLINA" at the top and "ENGINEER" at the bottom. Inside the ring, the word "PROFESSIONAL" is at the top, "SEAL" is in the center, and "27892" is below it. The name "STEVEN P. BAILEY" is written in a curved path at the bottom. A signature, "Steven P. Bailey", is written across the seal. The date "1/19/06" is handwritten at the bottom.