

**BRADSHAW & ROBINSON, LLP**

ATTORNEYS AND COUNSELORS AT LAW

HALL-LONDON HOUSE

128 HILLSBORO STREET

POST OFFICE BOX 607

PITTSBORO, NORTH CAROLINA 27312

PATRICK E. BRADSHAW  
NICOLAS P. ROBINSON  
ANDREW T. SLAWTER

(919) 542-2400  
FAX 542-0496  
robinson@bradshawrobinson.com

August 10, 2007

Ms. Lynn Richardson  
Chatham County Planning Department  
P. O. Box 54  
Pittsboro, North Carolina 27312

VIA HAND DELIVERY

RE: The Parks at Meadowview, Phase 2A; Preliminary and Final Plat Application

Dear Lynn:

Enclosed please find the preliminary and final plat application for The Parks at Meadowview Phase 2A, along with all the required submittals.

By way of clarification I offer the following:

1. Behind the State public water approval documentation I have included the Chatham County Commissioners resolution amending the Chatham County Water Policy, (Resolution #2006-41), which limits the scope of the Chatham County Water Department to review for fire control purposes. Also included is a transmittal sheet reflecting that the water plans for Phase 2A were submitted to Chatham County Public Works on February 6, 2007. My understanding from the C E Group, Inc. is that Thomas Bender has given a verbal approval of these plans.

2. The storm water management plans were submitted to the County Planning staff on April 6, 2007.

3. With regard to the financial guaranty, please note that the form of subdivision bond is included herein. My understanding is that the engineer certification regarding cost to complete has previously has been forwarded to you by Joe Faulkner. Also attached is the receipt confirmation from the Department of Housing and Urban Development for the consolidation request to HUD involving the addition of Phase 2A to the HUD report.

Letter to Ms. Lynn Richardson  
August 10, 2007  
Page Two

4. Absolute Land Surveys will be delivering all necessary copies of the plat itself as well as an electronic copy of the plat. I will forward an electronic copy of the balance of the application by e-mail today.

Please let me know if you have any questions regarding the above. We look forward to working with you on this matter.

Very truly yours,

A handwritten signature in black ink, appearing to read "Nicolas P. Robinson". The signature is fluid and cursive, with a long horizontal stroke at the end.

Nicolas P. Robinson

NPR:tas

Enclosures

c: Allen S. Harrington  
Joe Faulkner

**CHATHAM COUNTY  
MAJOR SUBDIVISION  
REVIEW CHECKLIST**

Subdivision Name: The Parks at Meadowview, Phase 2A

Review For:  Sketch

Prelim

Final

Attach all supporting documentation regarding these approvals. If approvals are still pending, attach applications for approval.

SKETCH DESIGN REVIEW	APPROVAL DATE
<input type="checkbox"/> 25 Copies of Plat with topo along with one (1) 8-1/2 x 11 copy	-----
<input type="checkbox"/> Application w/Complete Adjacent Owner Addresses	-----
<input type="checkbox"/> Soil Scientist Report and soil map	-----
<input type="checkbox"/> Confirmation from Chatham County Historical Association/Jane Pyle/542-3603	
<input type="checkbox"/> <b>1 electronic copy of all items above (see Digital Document Requirements)</b>	
PRELIMINARY PLAT REVIEW	
<input checked="" type="checkbox"/> 25 Copies of Plat along with one (1) 8-1/2 x 11 copy	.....
<input checked="" type="checkbox"/> Application w/ Complete Adjacent Owner Addresses	.....
<input checked="" type="checkbox"/> Detailed Soils Map and Letter of explanation or D.E.M. approval	6/12/07
{see Requirements for soil scientist report} <b>DWQ Pressure Sewer Ext.</b>	
<input type="checkbox"/> NCDOT Approval (if public roads)	N/A
<input type="checkbox"/> DOT Comm. Driveway Permit	N/A
<input checked="" type="checkbox"/> Erosion Control Plan Approval (if new roads or one acre disturbed)	4/25/07
<input type="checkbox"/> U.S. Army Corps of Engineers Permit (if appl)	N/A
<input checked="" type="checkbox"/> Road Name Request Form	8/7/06
<input type="checkbox"/> County Public Water Approval (if applicable)	N/A
<input checked="" type="checkbox"/> State Public Water Approval (if applicable)	3/13/07
<input checked="" type="checkbox"/> Chatham Co. Schools' Road Comments (if new roads)	8/7/07
<input checked="" type="checkbox"/> Stormwater Management Plan Approval (if appl)	4/6/07
<input type="checkbox"/> Economic & Environmental Impact Study (if appl)	N/A
<input type="checkbox"/> Water / Sewer Impact Statement (if appl)	N/A
<input checked="" type="checkbox"/> <b>1 electronic copy of all items above (see Digital Document Requirements)</b>	
FINAL PLAT REVIEW	
<input checked="" type="checkbox"/> 25 Copies of Plat	-----
<input checked="" type="checkbox"/> Application	.....
<input checked="" type="checkbox"/> <b>1 electronic copy of all items above (see Digital Document Requirements)</b>	
<input type="checkbox"/> <b>Chatham County Environmental Health Division</b> septic improvement permits or NCDWQ septic permits for each lot.	N/A
<input checked="" type="checkbox"/> Road Completion Certificate or Financial Guarantee	8/10/07
<input checked="" type="checkbox"/> Utilities Completion Cert. or Financial Guarantee	8/10/07

Comment \_\_\_\_\_

Date Complete Application Rec'd: \_\_\_\_\_ / \_\_\_\_\_ / \_\_\_\_\_ By: \_\_\_\_\_

**Chatham County Planning Department**

P.O. Box 54  
Pittsboro, NC 27312  
Tel: (919) 542-8204  
Fax: (919) 542-2698

**Type of Review**

- Sketch
- Preliminary
- Final

**MAJOR SUBDIVISION APPLICATION**

**Name of Subdivision:** The Parks at Meadowview Phase 2A

**Subdivision Applicant:**

**Subdivision Owner:**

Name: The Parks at Meadowview, LLC

Name: Same as Applicant

Address: 8450 Falls of the Neuse Rd., Suite 102  
Raleigh, NC 27615

Phone:(W)(919) 847-5004

Phone:(H)\_\_\_\_\_ Fax (919) 847-5090

E-Mail\_\_\_\_\_

Township: Center Zoning: None

Flood Map #3710972200J Zone: X and AE

Watershed: WS IV PA

Address: \_\_\_\_\_

Phone:(W)\_\_\_\_\_

Phone:(H)\_\_\_\_\_ Fax:\_\_\_\_\_

E-Mail\_\_\_\_\_

P. I. N. #9733-66-2393

Parcel # 5983

Existing Access Road: S.R. #1520

S.R. road name Old Graham Rd.

**Total Acreage:** +/- 948.38

**Total # of Lots:** 739

**Min. Lot Size:** +/- .3 acres

Ph. 2A Acreage +/- 34.11 ac.

Ph. 2A# of lots 61

**Max. Lot Size:** +/- .57 acres

Ph. II Acreage. \_\_\_\_\_

Ph. II # of lots \_\_\_\_\_

**Avg. Lot Size:** +/- .4 acres

Ph. III Acreage \_\_\_\_\_

Ph. III # of lots \_\_\_\_\_

**Type of new road:**  Private/ Length Approx. 4,055.89 l.f.

Public/ Length \_\_\_\_\_

**Road Surface:**

paved

gravel

**Water System:**

individual wells

community wells

public system

name Heater Utilities, Inc.

**Sewer System:**

septic systems

community system

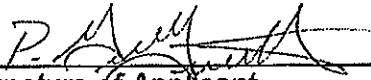
public system

name Heater Utilities, Inc.

**other facilities:** commercial, recreation, etc., and the approximate acreage or square footage:

See Application for The Parks at Meadowview \_\_\_\_\_

THE PARKS AT MEADOWVIEW, LLC

BY:  Date 8/8/07  
Signature of Applicant

THE PARKS AT MEADOWVIEW, LLC

BY:  Date 8/8/07  
Signature of Owner

**For Office Use Only:**

Notes: \_\_\_\_\_

Approved by County Commissioners: Sketch \_\_\_\_\_  
Preliminary \_\_\_\_\_  
Final \_\_\_\_\_

Payment: Date      /      /      Amount: \$

THE PARKS AT MEADOWVIEW  
PHASE 2A  
ADJOINING LAND OWNERS

The Parks at Meadowview, LLC  
8450 Falls of the Neuse Road  
Suite 102  
Raleigh, North Carolina 27615



Michael F. Easley, Governor

William G. Ross Jr., Secretary  
North Carolina Department of Environment and Natural Resources

Coleen H. Sullins, Director  
Division of Water Quality

June 12, 2007

Michael Harwood, Manager of  
Engineering and Compliance,  
Heater Utilities, Inc.  
202 MacKenan Court  
Cary, NC 27511

Subject: Permit No. WQ0030622 **modification**  
The Parks at Meadowview Phase 2  
Pressure Sewer Extension  
Chatham County

Dear Mr. Harwood:

In accordance with your permit application received February 6, 2007, and subsequent additional information received on March 29, 2007, on May 23, 2007, on June 5, 2007, on June 8, 2007, and on June 11, 2007, we are forwarding herewith Permit No. WQ0030622 **modification** dated June 12, 2007, to Heater Utilities, Inc. for the construction and continued operation of the subject wastewater collection extension. This permit shall be effective from the date of issuance until rescinded, shall void Permit No. WQ0030622 issued October 26<sup>th</sup>, 2006, and shall be subject to the conditions and limitations as specified therein.

Please pay particular attention to Permit Condition 3, which requires that the wastewater collection facilities be properly operated and maintained in accordance with 15A NCAC Chapter 2T or any individual system-wide collection system permit issued to the Permittee, and permit Condition 15 that requires that an Authorization to Construct be obtained for the expansion of the receiving WWTF before the existing build out flow capacity is exceeded, and that no further tributary flow can be made until an Engineering certification is acquired for the receiving WWTF expansion.

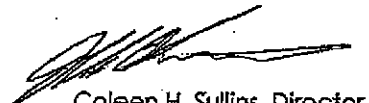
Permitting of this project does not constitute an acceptance of any part of the project that does not meet 15A NCAC 2T .0300; the Division of Water Quality's (Division) Gravity Sewer Minimum Design Criteria adopted February 12, 1996 as applicable; and the Division's Minimum Design Criteria for the Fast-Track Permitting of Pump Stations and Force Mains adopted June 1, 2000 as applicable, unless specifically mentioned herein. Division approval is based on acceptance of the certification provided by a North Carolina-licensed Professional Engineer in the application. It shall be the Permittee's responsibility to ensure that the as-constructed project meets the appropriate design criteria and rules. Failure to comply may result in penalties in accordance with North Carolina General Statute §143-215.6A through §143-215.6C, construction of additional or replacement wastewater collection facilities, and/or referral of the North Carolina-licensed Professional Engineer to the licensing board.

If any parts, requirements, or limitations contained in this permit are unacceptable, you have the right to request an adjudicatory hearing upon written request within 30 days following receipt of this permit. This request must be in the form of a written petition, conforming to Chapter 150B of North Carolina General Statutes, and filed with the Office of Administrative Hearings, 6714 Mail Service Center, Raleigh, NC 27699-6714. Unless such demands are made this permit shall be final and binding.

Mr. Michael Harwood  
June 12, 2007  
Page 2

One set of approved plans and specifications is being forwarded to you. If you need additional information concerning this matter, please contact Adrian Eaton at (919) 733-5083 extension 580.

Sincerely



for Coleen H. Sullins, Director

cc: Chatham County Health Department  
Raleigh Regional Office, Water Quality Section (Permit WQ0022870)  
Mike Zaccardo, P.E., CE Group, Inc., 11000 Regency Parkway, Suite 410, Cary, NC, 27511  
Water Quality Central Files  
PERCS Files

NORTH CAROLINA  
ENVIRONMENTAL MANAGEMENT COMMISSION  
DEPARTMENT OF ENVIRONMENT AND NATURAL RESOURCES  
RALEIGH  
WASTEWATER COLLECTION PERMIT

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In accordance with the provisions of Article 21 of Chapter 143, General Statutes of North Carolina as amended, and other applicable Laws, Rules, and Regulations

PERMISSION IS HEREBY GRANTED TO

**Heater Utilities, Inc.**  
**Chatham County**

FOR THE

construction and continued operation of a pressure sewer collection system consisting of 134 – 2.4 HP simplex pump stations, 22 – 3.5 HP simplex pump stations, and 26 – 6.2 HP simplex pump stations, all pump stations with on-site audible and visual high water alarms and approximately 4754 linear feet of 2-inch pressure sewer, 5032 linear feet of 3-inch pressure sewer, 690 linear feet of 4-inch pressure sewer, 2577 linear feet of 6-inch pressure sewer, 660 linear feet of 8-inch pressure sewer, 2079 linear feet of 10-inch pressure sewer to serve The Parks at Meadowview Phase 2, and the discharge of 45,500 GPD of collected wastewater into the Buck Mountain Reclaimed WWTF's (WQ0022870) existing sewerage system, pursuant to the application received February 6, 2007, and subsequent additional information received by the Division on March 29, 2007, on May 23, 2007, and on June 5, 2007 and in conformity with the project plans, specifications, and other supporting data subsequently filed and approved by the Department of Environment and Natural Resources and considered a part of this permit.

**Permit Modification History**

construction and continued operation of a pressure sewer collection system consisting of 72 – 2.4 HP pump stations with simplex pumps, on-site audible and visual high water alarms and approximately 2,093 linear feet of 2-inch pressure sewer, 1,079 linear feet of 3-inch pressure sewer, 565 linear feet of 4-inch pressure sewer, 1,109 linear feet of 6-inch pressure sewer, 1,991 linear feet of 10-inch pressure sewer The PARKS at Meadowview Subdivision, Phase 1B, and the discharge of 18,000 GPD of collected wastewater into the Buck Mountain Reclaimed WWTF's existing sewerage system, pursuant to the application received July 27, 2006, and subsequent additional information received by the Division, and in conformity with the project plans, specifications, and other supporting data subsequently filed and approved by the Department of Environment and Natural Resources and considered a part of this permit.

construction and continued operation of a pressure sewer collection system consisting of 99 – 2.4 HP pump stations with centrifugal pumps, on-site audible and visual high water alarms and approximately 3,000 linear feet of 2-inch pressure sewer, 749 linear feet of 3-inch pressure sewer, 1,225 linear feet of 4-inch pressure sewer, 205 linear feet of 6-inch pressure sewer, 317 linear feet of 8-inch pressure sewer, 2,128 linear feet of 10-inch pressure sewer and a 561 GPM pump station with duplex pumps and on-site audible and visual high water alarms and approximately 5,440 linear feet of 8-inch force main to serve The PARKS at Meadowview Subdivision, Phase 1B, and the discharge of 24,750 GPD of collected wastewater into the Buck Mountain Reclaimed WWTF's existing sewerage system, pursuant to the

application received July 27, 2006, and subsequent additional information received by the Division, and in conformity with the project plans, specifications, and other supporting data subsequently filed and approved by the Department of Environment and Natural Resources and considered a part of this permit.

This permit shall be effective from the date of issuance until rescinded, shall void Permit No. WQ0030622 issued October 26, 2006, and shall be subject to the following specified conditions and limitations:

1. This permit shall become revocable unless the wastewater collection facilities are constructed in accordance with the conditions of this permit; 15A NCAC 2T .0300; the Division of Water Quality's (Division) Gravity Sewer Minimum Design Criteria adopted February 12, 1996 as applicable; the Division's Minimum Design Criteria for the Fast-Track Permitting of Pump Stations and Force Mains adopted June 1, 2000 as applicable; and other supporting materials unless specifically mentioned herein.
2. This permit is effective only with respect to the nature and volume of wastes described in the application and other supporting data.
3. The wastewater collection facilities shall be properly maintained and operated at all times. The Permittee shall maintain compliance with an individual system-wide collection system permit for the operation and maintenance of these facilities as required by 15A NCAC 2T .0400. If an individual permit is not required, the following performance criteria shall be met as provided in 15A NCAC 2T .0400:
  - a. The sewer system shall be effectively maintained and operated at all times to prevent discharge to land or surface waters, and any contravention of the groundwater standards in 15A NCAC 2L .0200 or the surface water standards in 15A NCAC 2B .0200.
  - b. A map of the sewer system shall be developed and shall be actively maintained.
  - c. An operation and maintenance plan shall be developed and implemented.
  - d. Pump stations that are not connected to a telemetry system shall be inspected every day (i.e. 365 days per year). Pump stations that are connected to a telemetry system shall be inspected at least once per week. This requirement does not apply to pump stations serving a single building associated with a properly permitted pressure sewer system.
  - e. High-priority sewer lines shall be inspected at least once per every six-month period of time.
  - f. A general observation of the entire sewer system shall be conducted at least once per year.
  - g. Overflows and bypasses shall be reported to the appropriate Division regional office in accordance with 15A NCAC 2B .0506(a), and public notice shall be provided as required by North Carolina General Statute §143-215.1C.
  - h. A Grease Control Program shall be in place as follows,
    - (1) For publicly owned collection systems, the grease Control Program shall include at least biannual distribution of educational materials for both commercial and residential users and the legal means to require grease interceptors for new construction and retrofit, if necessary, of grease interceptors at existing establishments. The plan shall also include the legal means for inspection of the grease interceptors, enforcement for violators and the legal means to control grease entering the system from other public and private satellite sewer systems.
    - (2) For privately owned collection systems, the Grease Control Program shall include at least biannual distribution of educational materials to users of the collection system by the permittee or its representative.
    - (3) Grease education materials shall be distributed more often than required in Parts (1) and (2) of this subparagraph if necessary to prevent grease related sanitary sewer overflows.

- i. Rights-of-ways and easements shall be maintained in the full easement width for personnel and equipment accessibility.
4. Documentation shall be kept for Subparagraphs 3(a) through 3(f) of this section for a minimum of three years with the exception of the map, which shall be maintained for the life of the system.
5. The sewage and wastewater collected by this system shall be treated in the Buck Mountain Reclaimed WWTF Wastewater Treatment Facility (Non-Discharge Permit No. WQ0022870) prior to being land applied by spray irrigation.
6. This permit is not transferable. In the event there is a desire for the facilities to change ownership, or there is a name change of the Permittee, a formal permit request must be submitted to the Division of Water Quality (Division) accompanied by documentation from the parties involved and other supporting materials as may be appropriate. The approval of this request will be considered on its merits and may or may not be approved.
7. Construction of the sewers, pump station(s) and force main shall be scheduled so as not to interrupt service by the existing utilities nor result in an overflow or bypass discharge of wastewater to the surface waters of the State.
8. Per 15A NCAC 2T .0116, upon completion of construction and prior to operation of these permitted facilities, the completed Engineering Certification form attached to this permit shall be submitted with the required supporting documents to the address provided on the form. A complete certification is one where the form is fully executed and the supporting documents are provided as applicable.
9. A copy of the approved plans and specifications shall be maintained on file by the Permittee for the life of the wastewater collection facilities.
10. Failure to abide by the conditions and limitations contained in this permit; 15A NCAC 2T .0300; the Division's Gravity Sewer Design Criteria adopted February 12, 1996 as applicable; the Division's Minimum Design Criteria for the Fast-Track Permitting of Pump Station and Force Mains adopted June 1, 2000 as applicable; and other supporting materials may subject the Permittee to an enforcement action by the Division, in accordance with North Carolina General Statutes §143-215.6A through §143-215.6C.
11. The issuance of this permit does not exempt the Permittee from complying with any and all statutes, rules, regulations, or ordinances that may be imposed by other government agencies (i.e., local, state, and federal) having jurisdiction, including but not limited to applicable river buffer rules in 15A NCAC 2B .0200, soil erosion and sedimentation control requirements in 15A NCAC Chapter 4 and under the Division's General Permit NCG010000, and any requirements pertaining to wetlands under 15A NCAC 2B .0200 and 15A NCAC 2H .0500.
12. The Permittee shall provide the following items for the pressure sewer system:
  - a. Pump on/off elevations located so that 2-8 pumping cycles may be achieved per hour in any centralized pump station serving more than one building.
  - b. At least 24 hours of storage capacity above the pump-on activation level for any simplex pump station serving a single family residence.
  - c. An air relief valve located at all high points along the force main.
  - d. A screened vent for the wet well.
  - e. Fillets located in the wet well(s) at the intersection of the flooring and side walls.
  - f. Three feet of cover (minimum) over the force main or the use of ferrous material where three feet cannot be maintained.
  - g. Sufficient devices which will protect the pump station from vandals.
  - h. Flood protection if the pump station is located below the 100-year flood elevation.
  - i. Adherence with the following minimum separations:

- (i) Storm sewers (vertical) 12 inches
- (ii) Water mains (vertical-water over sewer) 18 inches or (horizontal) 10 feet
- (iii) In benched trenches (vertical) 18 inches
- (iv) Any private or public water supply source, including any WS-I waters or Class I or Class II impounded reservoirs used as a source of drinking water 100 feet
- (v) Waters classified WS (other than WS-I), B, SA, ORW, HQW, or SB [from normal high water (or tide elevation)] 50 feet
- (vi) Any other stream, lake or impoundment 10 feet
- (vii) Any building foundation 5 feet
- (viii) Any basement 10 feet
- (ix) Top slope of embankment or cuts of 2 feet or more vertical height 10 feet
- (x) Drainage systems
  - (i) Interceptor drains 5 feet
  - (ii) Ground water lowering and surface drainage ditches 10 feet
- (xi) Any swimming pool 10 feet
- (xii) Ferrous sewer pipe with joints equivalent to water main standards, shall be used where these minimum separations cannot be maintained. The minimum separation shall however not be less than 25 feet from a private well or 50 feet from a public water supply well;

13. In the event that the facilities fail to perform satisfactorily, including the creation of nuisance conditions, the Permittee shall take immediate corrective action, including those that may be required by this Division, such as the construction of additional or replacement wastewater collection facilities.

#### 14. Noncompliance Notification:

The Permittee shall verbally report to a water quality staff member at the Raleigh Regional Office, telephone number (919) 791-4200, as soon as possible, but in no case more than 24 hours or on the next working day following the occurrence or first knowledge of the occurrence of either of the following:

- a. Any process unit failure, due to known or unknown reasons, that render the facility incapable of adequate wastewater transport such as mechanical or electrical failures of pumps, line blockage or breakage, etc.
- b. Any failure of a pumping station or sewer line resulting in a by-pass directly to receiving waters without treatment of all or any portion of the influent to such station or facility.

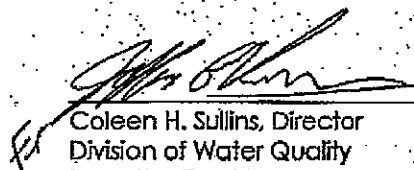
Voice mail messages or faxed information is permissible but this shall not be considered as the initial verbal report. Overflows and spills occurring outside normal business hours may also be reported to the Division of Emergency Management at telephone number (800) 858-0368 or (919) 733-3300. Persons reporting any of the above occurrences shall file a spill report by completing Part I of Form CS-SSO (or the most current Division approved form), within five days following first knowledge of the occurrence. This report shall outline the actions taken or proposed to ensure that the problem does not recur. Per Condition I(2), Part II of Form CS-SSO (or the most current Division approved form) can also be completed to show that the SSO was beyond control.

- 15. The Permittee shall obtain an Authorization to Construct for the expansion of the receiving WWTF before the existing build out flow capacity is exceeded. No further tributary flow can be made until an Engineering certification is acquired for the completion of the receiving WWTF A to C expansion.
- 16. The Permittee shall maintain on hand for immediate installation a supply of spare, fully operational pump units of each type used in the pressure sewer system. The number of pumps on hand shall not be less than 10 percent of the number of installed units or one unit, whichever is greater.

17. Each pump station shall be clearly and conspicuously posted with the telephone number of the owner/operator of the pressure sewer system and instructions to call the number in the event of high water alarm activation.

Permit issued this the 12th Day of June 2007

NORTH CAROLINA ENVIRONMENTAL MANAGEMENT COMMISSION



Coleen H. Sullins, Director  
Division of Water Quality  
By Authority of the Environmental Management Commission

Permit Number WQ0030622 (modification)



Aqua North Carolina, Inc.  
202 MacKenan Court  
Cary, NC 27511

T: 919.467.8712  
F: 919.460.1788  
[www.aquanorthcarolina.com](http://www.aquanorthcarolina.com)

July 31, 2007

The Parks at Meadowview, LLC  
c/o Crescent Communities Greater Raleigh  
8450 Falls of Neuse Road, Suite 102  
Raleigh, North Carolina 27615  
ATTN: Ms. Angela Hebert

RE: Public Water and Sewer System to serve The Parks at Meadowview – Phase 2

Dear Ms. Hebert,

Please accept this letter as our official verification of public water and sewer service to the referenced system in Chatham County, North Carolina. Aqua North Carolina has adequate water and sewer capacity available to serve and will provide service to the anticipated population of Phase 2 of The Parks at Meadowview.

Please feel free to contact our office if you require anything further.

Respectfully,  
AQUA NORTH CAROLINA

A handwritten signature in black ink, appearing to read "Michael S. Harwood".

Michael S. Harwood, P.E.  
Engineering Manager



**CHATHAM COUNTY PUBLIC HEALTH DEPARTMENT**  
*Division of Environmental Health*  
*Soil Erosion and Sedimentation Control*

April 25, 2007  
**LETTER OF APPROVAL**

The Parks @ Meadowview, LLC  
8450 Falls of the Neuse Road  
Suite 102  
Raleigh, NC 27615

RE: Project Name: The Parks @ Meadowview Phase 2  
Project Number: 2007-016  
Acres approved: 44  
Total Acres: 369.55  
Submitted By: CE Group  
Date Received: 4-18-07

Dear Sir or Madam:

This office has reviewed the subject erosion and sedimentation control plan. We find the plan to be acceptable and hereby issue this Letter of Approval. The enclosed Certificate of Approval must be posted at the job site. This plan approval shall expire two (2) years following the date of approval, if no land-disturbing activity has been undertaken.

Section 6 (l) of the Chatham County Sedimentation and Erosion Control Ordinance requires that a copy of the approved erosion control plan be on file at the job site. Also, this letter gives the notice required by G.S. 113A-61.1(a) of our right of periodic inspection to insure compliance with the approved plan.

North Carolina's Sedimentation Pollution Control Act is performance-oriented, requiring protection of existing natural resources and adjoining properties. If, following the commencement of this project, the erosion and sedimentation control plan is inadequate to meet the requirements of the Chatham County Sedimentation and Erosion Control Ordinance, this office may require revisions to the plan and implementation of the revisions to insure compliance with the Act.

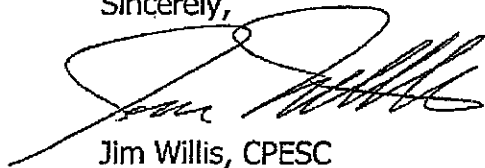
Acceptance and approval of this plan is conditioned upon your compliance with Federal and State water quality laws, regulations, and rules. In addition, local city or county ordinances or rules may also apply to this land-disturbing activity. This approval does not supersede any other permit or approval.

Please be aware that your project will be covered by the enclosed NPDES General Stormwater Permit NCGO1000 (Construction Activities). You should first become familiar with all of the requirements for compliance with the enclosed general permit.

Please note that this approval is based in part on the accuracy of the information provided in the Financial Responsibility Form, which you provided. You are requested to file an amended form if there is any change in the information included on the form. Please notify us when you would like to schedule a preconstruction conference. Notification shall be given at least 7 days prior to initiation of activity.

Your cooperation is appreciated.

Sincerely,

A handwritten signature in black ink, appearing to read "Jim Willis", written over a horizontal line.

Jim Willis, CPESC  
Chatham County Soil Erosion Control Officer

Enclosures: Certificate of Approval  
NPDES Permit

**Nick Robinson**

---

**From:** "Nick Robinson" <robinson@bradshawrobinson.com>  
**To:** "Nick Robinson" <robinson@bradshawrobinson.com>  
**Sent:** Friday, July 27, 2007 3:05 PM  
**Subject:** Re: The Parks @ Meadowview

> -----Original Message-----

> From: Denise Suits [mailto:denise.suits@ncmail.net]

> Sent: Monday, August 07, 2006 10:58 AM

> To: Clay S Lowder

> Subject: The Parks @ Meadowview

>

> Hey Clay,

>

> This is the new list of the names I could approve. If you have any more

> you

> want me to look at just let me know. Please send me the form with the

> names

> you are going to use as soon as you can so I can get them in the database

> and you will be guaranteed to have them.

>

> Thanks,

>

> Denise

>

Holiday  
Old Fort  
Wild Woods

Walking Trail

Eagles Nest

West Pasture  
Mallard

Maple Leaf

River Rock  
Central Park  
Parkside

Misty Glen

Watercress  
Sunny Vista

Dusty Arbor

Fox Run

Pinwheel  
Daisey

Timber Park  
Botanical Way  
Old Well  
Sunflower

Pine Straw  
Play Garden

West Park  
North Park

Brooks Creek

Adventure Lane  
Brookside  
Discovery

Oakcrest  
Parkway  
Sugarberry  
Parksville Way

Grassy Knoll  
Drifting Leaf  
Cloudview

Keystone  
Palmetto



**Division of Environmental Health**  
Terry L. Pierce, Director

State of North Carolina  
Michael F. Easley, Governor

**Public Water Supply Section**  
Jessica G. Miles, Section Chief

Department of Environment and  
Natural Resources  
William G. Ross, Secretary

March 13, 2007

MICHAEL J MYERS  
202 MACKENAN COURT  
CARY, NC 27511

Re: **Authorization to Construct**  
**THE PARKS AT MEADOWVIEW, PHASE 2**  
**CHAPEL RIDGE S/D**  
**CHATHAM COUNTY NC4019009**

Dear Applicant:

This letter is to confirm that a complete Engineer's Report and a Water System Management Plan have been received, and that engineering plans and specifications have been approved by the Department for **THE PARKS AT MEADOWVIEW, PHASE 2, DEH Serial No. 07-00205.**

The Authorization to Construct is valid for 24 months from the date of this letter. Authorization to Construct may be extended if the Rules Governing Public Water Supplies and site conditions have not changed. The Authorization to Construct and the engineering plans and specifications approval letter, shall be posted at the primary entrance of the job site before and during construction.

Approval must be secured from the Department before any construction or installation if:

- Deviation from the approved engineering plans and specifications is necessary; or
- There are changes in site conditions affecting capacity, hydraulic conditions, operating units, the function of water treatment processes, the quality of water to be delivered, or conditions imposed by the Department in any approval letters.

Upon completion of the construction or modification and in accordance with Rule .0303, the applicant shall submit a certification statement directly to HENRI OU of this office. This statement must be signed and sealed by a registered professional engineer stating that construction was completed in accordance with approved engineering plans and specifications, including any provisions stipulated in the Department's engineering plan and specification approval letter. Prior to Final Approval, the applicant shall submit a signed certification stating that the requirements in 15A NCAC 18C .0307 (d) and (e) have been satisfied and if applicable, a completed application for an Operating Permit and fee. Once the certification statements and operating permit application and fee, if applicable, are received and determined adequate, the Department will grant Final Approval in accordance with Rule .0309 (a). Therefore, no construction, alteration, or expansion of a water system shall be placed into service until Final Approval has been issued by the Department.

If we can be of further assistance, please call (919) 733-2321.

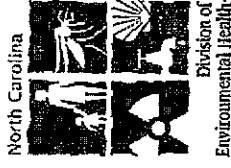
Sincerely,

A handwritten signature in black ink, appearing to read "Tony C. Chen".

Tony C. Chen, P.E.  
Technical Services Branch  
Public Water Supply Section

TCC:HSO

cc: MICHAEL L. DOUGLAS, P.E., REGIONAL ENGINEER  
C E GROUP INC



State of North Carolina  
Department of Environment and Natural Resources  
Division of Environmental Health



Public Water System Authorization to Construct

Public Water System Name  
and PWSID No. (if available):

CHAPEL RIDGE S/D  
NC4019009

Project Name:

THE PARKS AT MEADOWVIEW, PHASE 2

Serial No.

07-00205

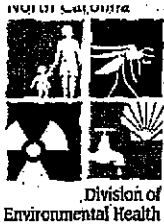
Issue Date:

3/9/2007

Expiration Date:

24 months after Issue Date

In accordance with NCAC 18C .0305, this Authorization to Construct must be posted for inspection at the primary entrance to the job site during construction.



**Division of Environmental Health**

Terry L. Pierce, Director

State of North Carolina  
Michael F. Easley, Governor

Department of Environment  
and Natural Resources  
William G. Ross, Secretary

**Public Water Supply Section**

Jessica G. Miles, Section Chief

March 13, 2007

Mr. Michael J. Myers, Manager  
Heater Utilities, Inc.  
Post Office Drawer 4889  
Cary, North Carolina 27519

Re: Engineering Plans and Specifications Approval  
Water Main Extension  
The Parks at Meadowview, Phase 2  
Buck Mountain/Chapel Ridge Water System  
Chatham County  
I.D. # 40-19-009

**This is not an Authorization to Construct**

Dear Mr. Myers:

Enclosed please find one copy of the "Application for Approval..." together with one copy of the referenced engineering plans and specifications bearing the Division of Environmental Health stamp of approval for the referenced project. These engineering plans and specifications are approved under Division of Environmental Health serial number 07-00205, dated March 9, 2007.

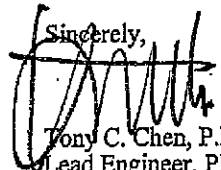
Engineering plans and specifications prepared by Michael V. Zaccardo, P.E., call for the installation of approximately 10,285 feet of 8-inch and 1,679 feet of 4-inch water mains, valves, hydrants and other associated appurtenances along Parkway Drive, Daisey Drive, Adventure Lane, Discovery Drive, Eagles Nest Loop, Grassy Knoll Court, Pine Straw Place, Misty Glen Lane and Central Park Circle to serve The Parks at Meadowview, Phase 2 with 182 lots. Heater Utilities, Inc. is currently purchasing bulk water from the Town of Pittsboro to feed their system that serving Chapel Ridge, The Parks at Meadowview, The Bluffs, Creekside and McBane Subdivisions.

Please note that an "Authorization to Construct" requires both this approval of Engineering Plans and Specifications and submittal of a complete Water System Management Plan. No construction shall be undertaken, and no contract for construction, alteration, or installation shall be entered into until the Department issues an Authorization to Construct letter in accordance with 15A NCAC 18C .0305(a).

These plans and specifications cited in the foregoing application are approved insofar as the protection of public health is concerned as provided in the rules, standards and criteria adopted under the authority of Chapter 130A-317 of the General Statutes. This approval does not constitute a warranty of the design, construction or future operation of the water system.

One copy of each enclosed document is being forwarded to our Raleigh Regional Office. The third copy is being retained in our permanent files.

If we can be of further service, please call on us at (919) 733-2321.

Sincerely,  
  
Tony C. Chen, P.E.  
Lead Engineer, Plan Review  
Technical Services Branch

TCC/HSO/db  
Enclosures: Approval Documents  
cc: Michael Douglas, P.E., Regional Engineer  
Chatham County Health Department  
CE Group, Inc.  
Utilities Commission-Water Division



LAND USE EVALUATION  
 CIVIL ENGINEERING  
 CONSTRUCTION MANAGEMENT

## Transmittal

TO: Chatham County Public Works
P. O. Box 87
Pittsboro, NC 27312
ATTENTION: Roy Lowder

DATE: 2/06/07
PROJECT NO: 125-08
RE: The PARKS at Meadowview
Phase 2 plans
Submitted for System Pressure Review and Hydrant Placement Approval

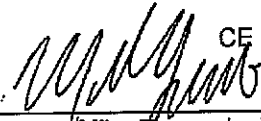
Quantity	Drawing No.	Description
3 sets	Sealed 2/01/07	The PARKS at Meadowview Phase 2 Subdivision
3 copies	Sealed 2/01/07	Water Engineering Report

REMARKS Roy, we are submitting these Phase 2 plans for your review and approval for water system pressure and fire hydrant location placement.

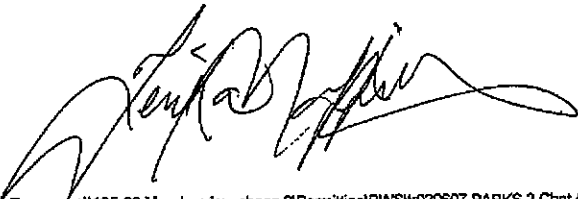
If you need any additional information, do not hesitate to call me.

Thanks

CC: Alan Harrington

Signed  CE Group, inc.  
 Mike Zaccardo, PE

11000 Regency Parkway, Suite 410 Cary, N.C. 27511 919-367-8790 voice 919-367-8791 fax



**RESOLUTION AMENDING THE CHATHAM COUNTY WATER POLICY**

**WHEREAS**, a question has arisen concerning the water system requirements for subdivisions in the County that are served by private water systems; and

**WHEREAS**, certain private water systems operate under the auspices of and are subject to regulation by the North Carolina Utilities Commission; and

**WHEREAS**, the County is interested to see that said systems have sufficient pressure and fire hydrants as necessary for fire fighting purposes; and

**WHEREAS**, the County's present Water System Operating Policies provide that all water transmission lines in subdivisions authorized by the County shall be ductile iron "except where the County is restricted from requiring ductile iron due to the County's funding source"; and

**WHEREAS**, some question has arisen as to whether said policy applies to subdivisions served by private water systems regulated by the North Carolina Utilities Commission; and

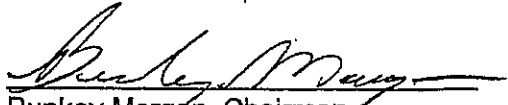
**WHEREAS**, the Board of County Commissioners wishes to clarify the application of said requirement.

**NOW THEREFORE**, be it resolved by the Board of County Commissioners of Chatham County as follows:

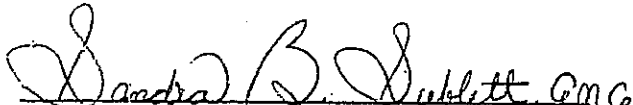
1. That all applications for major subdivision approvals shall be reviewed by the County's Water Department prior to preliminary subdivision approval. Plans for any subdivision to be served by a private water system regulated by the North Carolina Utilities Commission, and which is not to be connected to the County's water system will be reviewed by the Water Department only for adequacy for fire control purposes including, but not limited to, review for hydraulic modeling, system pressure, and fire hydrant placement. In such cases the Water Department review shall not include review of valve location or water line materials.
2. Except as expressly modified herein, the Chatham County Water System Operating Policies shall remain in full force and effect.
3. Nothing contained herein shall be construed to obligate the County to assume responsibility for operating, repairing or replacing any subdivision water system that is not constructed to all applicable standards of the County for subdivisions served by the County water system.
4. This Resolution is effective from and after November 1, 2002.

-----

At a regular meeting of the Board of Commissioners of Chatham County, held in  
Pittsboro, North Carolina on August 7, 2006, the foregoing resolution was introduced by  
Commissioner Barnes, seconded by Commissioner Cross  
and adopted by a vote of five (5) for and zero (0) against.

  
Bunkey Morgan, Chairman

ATTEST:

  
Sandra B. Sublett, CMC, Clerk to The Board

BRADSHAW & ROBINSON, LLP

ATTORNEYS AND COUNSELORS AT LAW

HALL-LONDON HOUSE  
128 HILLSBORO STREET  
POST OFFICE BOX 607

PITTSBORO, NORTH CAROLINA 27312

PATRICK E. BRADSHAW  
NICOLAS P. ROBINSON  
ANDREW T. SLAWTER

(919) 542-2400  
FAX 542-0496  
robinson@bradshawrobinson.com

August 7, 2007

Dr. Ann Y. Hart, Superintendent  
Chatham County Schools  
P. O. Box 128  
Pittsboro, North Carolina 27312

VIA HAND DELIVERY

RE: The Parks at Meadowview Phase Two-A

Dear Dr. Hart:

This firm represents the applicant in connection with an application for preliminary and final plat approval for a subdivision referred to as "The Parks at Meadowview, Phase Two-A." The sketch design for this project was approved some time ago. The developer is now requesting preliminary and final plat review. The Chatham County Subdivision Review Checklist for preliminary plat applications makes reference to comments, if any, from Chatham County school system regarding the proposed roads.

Enclosed is a copy of the proposed plat as well as an overall map showing the entire subdivision. Please let us know if the school system has any comments regarding the roadways. If you need any further information, please let me know.

Very truly yours,



Nicolas P. Robinson

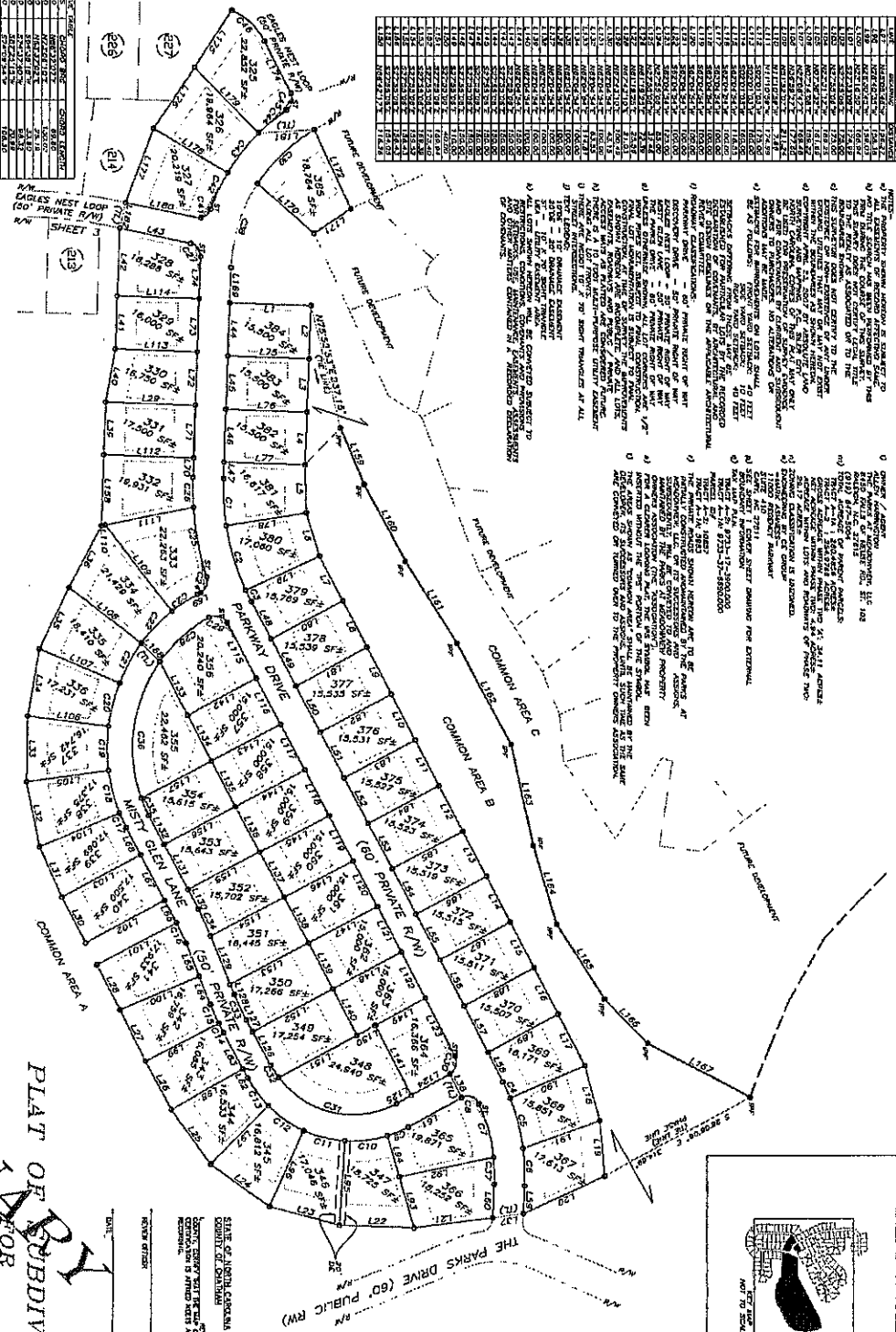
NPR:jbs

Enclosure

c: Allen S. Harrington

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- NOTES:
1. ALL EXISTING SURVEY INSTRUMENTS IN FORCE ARE TO BE KEPT ON FILE IN THE OFFICE OF THE COUNTY CLERK AND TO BE PRODUCED FOR RECORD AS ASSOCIATED WITH THIS PROJECT.
  2. THE SURVEYOR HAS CONDUCTED A VISUAL INSPECTION OF THE PROPERTY AND HAS FOUND NO EVIDENCE OF ANY UNRECORDED INTERESTS.
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  20. THE SURVEYOR HAS CONDUCTED A VISUAL INSPECTION OF THE PROPERTY AND HAS FOUND NO EVIDENCE OF ANY UNRECORDED INTERESTS.

1. OWNER'S NAME: [Name]

2. PROJECT NAME: [Name]

3. DATE: [Date]

4. SCALE: 1" = 100 FEET

5. SURVEYOR'S NAME: [Name]

6. SURVEYOR'S ADDRESS: [Address]

7. SURVEYOR'S PHONE: [Phone]

8. SURVEYOR'S LICENSE: [License]

9. SURVEYOR'S SIGNATURE: [Signature]

10. SURVEYOR'S SEAL: [Seal]

**PRELIMINARY**

**THE PARKS AT MEADOWVIEW**

**PLAT OF SUBDIVISION**

**FOR**

**PHASE TWO, 1/4 SECTION 20, TOWNSHIP 20N, RANGE 10E, COUNTY OF NORTH CAROLINA**

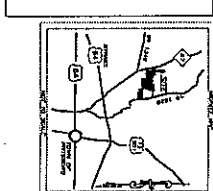
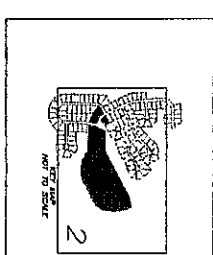
REFERENCE: PLAT SLIDE 2008-29  
 DEED BOOK 1337 PAGE 469  
 DEED BOOK 1313 PAGE 749

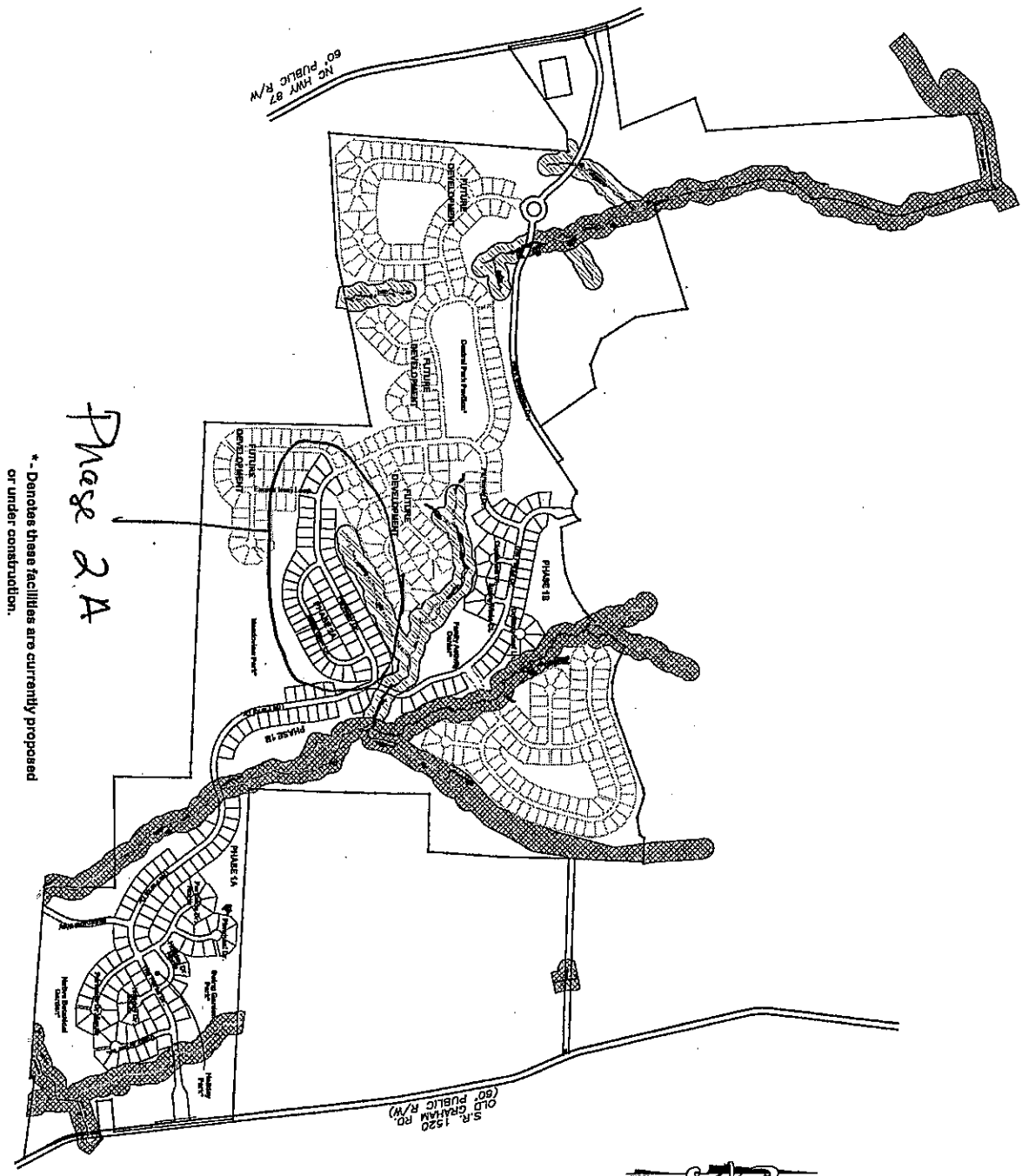
ASSOCIATE LAND SURVEYING AND MAPPING, P.C.  
 117 NORTH CHATEAU AVENUE, SUITE 210, PETERSBORO, N.C. 27564  
 PHONE: 919.487.2312 FAX: 919.487.2313

DATE: [Date]

SCALE: 1" = 100 FEET

APRIL 23, 2007





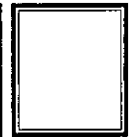
\*- Denotes these facilities are currently proposed or under construction.

Phase 2A

Sheet No.	1
of 1	

DATE	7/20/07
SCALE	1" = 500'
DESIGNER	CE
CHECKER	AP
PROJECT NO.	100-000000-000
PROJECT NAME	The Parks At Meadowview
PROJECT LOCATION	Chatham County, NC

The Parks At Meadowview  
General Map  
Phase 1A, 1B, 2A  
Chatham County, NC



**CE Group, Inc.**  
LAND PLANNING  
CIVIL ENGINEERING  
CONSTRUCTION MANAGEMENT

1000 Peachtree Street, N.E.  
Atlanta, Georgia 30309  
Phone: 404.525.8800  
Fax: 404.525.8801

NO.	REVISIONS	DATE





FedEx Express  
Customer Support Trace  
3875 Airways Boulevard  
Module H, 4th Floor  
Memphis, TN 38116

U.S. Mail: PO Box 727  
Memphis, TN 38194-4643  
Telephone: 901-369-3600

August 9,2007

Dear Customer:

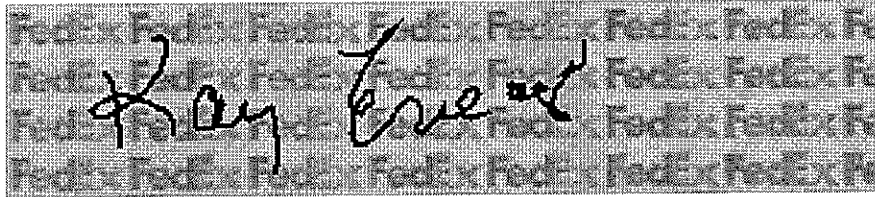
The following is the proof of delivery you requested with the tracking number **858283526492**.

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**Delivery Information:**

---

<b>Status:</b>	Delivered	<b>Delivery date:</b>	Apr 9, 2007 09:54
<b>Signed for by:</b>	K.EVERAGE		
<b>Service type:</b>	Priority Overnight		



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**Shipping Information:**

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<b>Tracking number:</b>	858283526492	<b>Ship date:</b>	Apr 6, 2007
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**Recipient:**  
PITTSBORO, NC US

**Shipper:**  
CARY, NC US

Thank you for choosing FedEx Express.

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CHUBB GROUP OF INSURANCE COMPANIES

Surety Department, 15 Mountain View Road, P.O. Box 1615, Warren, NJ 07061-1615
Phone: 908-903-3497 Facsimile: 908-903-3656

Bond No. 82133476

FEDERAL INSURANCE COMPANY

SUBDIVISION IMPROVEMENT BOND

Know All Men By These Presents,

That we, THE PARKS AT MEADOWVIEW, LLC

as Principal, and FEDERAL INSURANCE COMPANY, a(n) Indiana corporation, as Surety,
are held and firmly bound unto CHATHAM COUNTY PLANNING DEPARTMENT

Obligee, in the amount of One Million Five Hundred Forty Five Thousand Three Hundred Forty Three and 00/100
(\$1,545,343.00), for the payment of which sum, well and
truly to be made, the Principal and Surety bind themselves, their heirs, executors, administrators, successors and assigns,
jointly and severally, firmly by these presents.

WHEREAS the Principal and Obligee have entered into a written agreement dated relative to installation of
improvements and other conditions as indicated on map entitled
The Parks at Meadowview - Phase 2A Infrastructure - Chatham County, NC

and which agreement is hereby made a part hereof.

NOW, THEREFORE, if the Principal shall well and truly perform all of the terms, covenants and conditions of said agreement
on its part to be performed, then this obligation shall be null and void; otherwise to remain in full force and effect.

No right of action or benefit under the Bond shall accrue to anyone other than the named Obligee. The aggregate liability of the
Surety shall not exceed the amount of the Bond for any cause or reason whatsoever.

Signed, sealed and dated August 8, 2007

THE PARKS AT MEADOWVIEW, LLC

By: \_\_\_\_\_

FEDERAL INSURANCE COMPANY

By: \_\_\_\_\_
Attorney In Fact Darella White

08/09/2007

09:44

HUD RESPA/LAND SALES → 917043533163

NO. 665

001



Department of Housing and Urban Development  
 451 7th Street, S.W., Room 9146  
 Washington, DC 20410-2000

**RESPA/Interstate Land Sales Division**  
 Office Number: (202) 708-0502 Fax Number: (202) 708-4559

**FAX COVER SHEET**

Date: <u>8/9/07</u>	Time:
TO: <u>Nina Shor</u>	
DEPT./AGENCY/COMPANY:	
Recipient's Telephone:	Recipient's FAX No. <u>704-353-3163</u>
RESPA/ILS STAFF MEMBER: <u>Mattie Akins</u>	202/708-0502 - EXT: <u>x2068</u>

Number of Pages, including cover: 3

Brief description of Document(s) or other comments:

Call upon receipt:        yes        no



U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT  
WASHINGTON, D.C. 20410-8000

OFFICE OF HOUSING

August 09, 2007

Brian P. Evans  
Hearst Tower, 47th Floor  
214 North Tryon Street  
Charlotte, NC 28202

Subject: ILS Number- 31765; The Parks at Meadowview, LLC; The Parks at Meadowview; Consolidation request received 08/06/2007

Dear Brian P. Evans:

Thank you for filing a consolidation request under the Interstate Land Sales Full Disclosure Act. HUD appreciates your efforts to comply with this important consumer protection law.

HUD received your material on 08/06/2007. You should have also sent a payment, payable to the "Treasurer of the United States," to HUD's College Park address: U.S. Department of HUD/100655 Office of Interstate Land Sales 1075 Loop Road College Park, GA 30337. If you have paid us and we do not respond within thirty days from your initial filing date, your Statement of Record will become effective automatically.

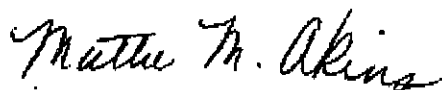
Please make a note of your ILS number: 31765. Use this number whenever you contact HUD concerning this particular filing. In addition, please note the ILS number on the face of any future payments. We will send all correspondence to you by U.S. mail. You may, however, request that HUD send correspondence to a particular e-mail address or facsimile number, and we will try to honor that request.

You may send e-mail inquiries to HUD at the following address: [hsg-respa@hud.gov](mailto:hsg-respa@hud.gov). The Interstate Land Sales web site is located at: <http://www.hud.gov/offices/hsg/sfh/ils/ilshome.cfm>

Mattie M. Akins will be reviewing your material. Should you have any questions relating to this filing, please feel free to telephone Mattie M. Akins at 202-708-0502.

Thank you again for your efforts at complying with the Interstate Land Sales Full Disclosure Act. Should you have any suggestions as to how we may be able to provide better service to you in this process, please feel free to call me.

Sincerely,

A handwritten signature in cursive script that reads "Mattie M. Akins".

Mattie M. Akins  
Office of RESPA and  
Interstate Land Sales