

VICINITY MAP (NOT TO SCALE)

I HEREBY CERTIFY THAT THIS RECORD PLAT HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION ORDINANCE OF JOHNSTON COUNTY, NORTH CAROLINA, AND THAT THIS PLAT HAS BEEN APPROVED FOR RECORDING IN THE REGISTER OF DEEDS OF JOHNSTON COUNTY.

2-24-2020 DATE Bh. Nt. SUBDIVISION ADMINISTRATOR

THIS SURVEY:

- A. CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.
- B. IS LOCATED IN A PORTION OF A COUNTY OR MUNICIPALITY THAT IS UNREGULATED AS TO AN ORDINANCE THAT REGULATES PARCELS OF LAND.
- C. IS ONE OF THE FOLLOWING:
  - 1) IS OF AN EXISTING PARCEL OR PARCELS OF LAND OR ONE OR MORE EXISTING EASEMENTS AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET.
  - 2) IS OF AN EXISTING FEATURE, SUCH AS A BUILDING OR OTHER STRUCTURE, OR NATURAL FEATURE, SUCH AS A WATERCOURSE.
  - 3) IS A CONTROL SURVEY
  - 4) IS OF A PROPOSED EASEMENT FOR A PUBLIC UTILITY AS DEFINED IN G.S. 62-3.
- D. IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY, OR OTHER EXEMPTION OR EXCEPTION TO THE DEFINITION OF SUBDIVISION.
- E. THE INFORMATION AVAILABLE TO THE SURVEYOR IS SUCH THAT THE SURVEYOR IS UNABLE TO MAKE A DETERMINATION TO THE BEST OF THE TO THE BEST OF THE SURVEYOR'S PROFESSIONAL ABILITY AS TO PROVISIONS CONTAINED IN (A) THROUGH (D) ABOVE.

01-27-20 DATE [Signature] SURVEYOR

SURVEYOR'S DISCLAIMER: NO ATTEMPT WAS MADE TO LOCATE ANY CEMETERIES, WETLANDS, HAZARDOUS MATERIAL SITES, UNDERGROUND UTILITIES OR ANY OTHER FEATURES ABOVE OR BELOW GROUND OTHER THAN THOSE SHOWN.

01-27-20 DATE [Signature] SURVEYOR

STATE OF NORTH CAROLINA, JOHNSTON COUNTY

I, CURK T. LANE, DO HEREBY CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK 5473, PAGE 840, ETC.); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN BOOK 5473, PAGE 840; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000±; THAT THE GLOBAL POSITIONING ACCURACY (GPS) OBSERVATIONS WERE PERFORMED TO THE GEOSPATIAL POSITIONING ACCURACY STANDARDS, PART 2: STANDARDS FOR GEODETIC NETWORKS AT 1 CENTIMETER ACCURACY CLASSIFICATION (95% CONFIDENCE) USING RTK NETWORK; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. THAT THIS PLAT MEETS THE REQUIREMENT OF G.S. 47-30 SECTION F-11 -A. WITNESS MY ORIGINAL SIGNATURE AND SEAL THIS 27th DAY OF JANUARY, A.D. 2020

[Signature] SURVEYOR  
L - 3990 LICENSE NUMBER

CERTIFICATE OF OWNERSHIP AND DEDICATION

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF JOHNSTON COUNTY AND THAT I HEREBY ADOPT THIS SUBDIVISION PLAN WITH MY FREE CONSENT, ESTABLISHED MINIMUM SETBACK LINES, AND DEDICATE ALL STREETS, ALLEYS, PARKS AND OTHER SITES AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED.

1-31-20 DATE [Signature] OWNER

PROPERTY SHOWN HEREON IS LOCATED IN ZONE X AND OUTSIDE THE CURRENT DESIGNATED FLOOD PLAIN FEMA FLOOD HAZARD PANEL NO. 3720166600 K EFFECTIVE DATE: JUNE 20, 2018

CERTIFICATE OF APPROVAL BY PUBLIC UTILITIES

THE DIRECTOR OF PUBLIC UTILITIES FOR JOHNSTON COUNTY, NORTH CAROLINA, HEREBY CERTIFIES THAT THIS PLAT MEETS ALL JOHNSTON COUNTY STANDARDS AND REQUIREMENTS FOR PUBLIC UTILITIES REQUIRED BY THE JOHNSTON COUNTY ORDINANCES. UPON RECORDATION OF THIS PLAT, JOHNSTON COUNTY ACCEPTS THE OWNER'S OFFER OF DEDICATION FOR PUBLIC WATER AND/OR SANITARY SEWER PURPOSES, ALL EASEMENTS, COMMON AREAS, AND/OR RIGHTS-OF-WAY SHOWN AND DELINEATED ON THIS PLAT AS DEDICATED FOR PUBLIC UTILITY PURPOSES. NO STRUCTURES OR FENCES SHALL BE PLACED WITHIN THE PUBLIC UTILITY EASEMENTS. ACCESS TO THE DEDICATED AREAS SHALL NOT BE BLOCKED OR OBSTRUCTED BY ANY FENCE OR STRUCTURES, UNLESS PRE-APPROVED ACCESS IS PROVIDED WITH A 12' MINIMUM OPENING GATE. THE COUNTY SHALL HAVE THE RIGHT TO CLEAR AND/OR REMOVE ANY VEGETATION WITHIN THE PUBLIC UTILITY EASEMENTS. FURTHERMORE, THE COUNTY WILL NOT REPLACE ANY LANDSCAPING (OTHER THAN GRASS, WHICH WILL BE REPLACED WITH SEED) WITHIN THE PUBLIC UTILITY EASEMENT AREA DISTURBED FOR MAINTENANCE OF THE UTILITIES.

THIS THE 21<sup>st</sup> DAY OF February, 20, 20

COUNTY OF JOHNSTON  
BY: Chandra C. Fauman DIRECTOR OF PUBLIC UTILITIES

MAXIMUM IMPERVIOUS SURFACE LIMIT SHALL NOT EXCEED 3500 SQUARE FEET PER LOT

CERTIFICATE OF PRELIMINARY APPROVAL OF WATER SUPPLY AND SEWAGE DISPOSAL SYSTEMS INSTALLED OR PROPOSED FOR INSTALLATION IN \_\_\_\_\_ SUBDIVISION MEET PUBLIC HEALTH REQUIREMENTS AS DESCRIBED IN APPENDIX II JOHNSTON COUNTY SUBDIVISION REGULATIONS. FINAL APPROVAL FOR INDIVIDUAL LOTS WITHIN THIS SUBDIVISION WILL BE BASED ON DETAILED LOT EVALUATION UPON APPLICATION AND SUBMISSION OF PLANS FOR PROPOSED USE. THIS PRELIMINARY CERTIFICATION IS ADVISORY ONLY AND CONFERS NO GUARANTEE.

2-12-2020 DATE Todd Pinner COUNTY HEALTH OFFICER OR AUTHORIZED REP.

NOTE: EACH LOT SHOWN HEREON MAY REQUIRE THE USE OF SEWAGE PUMPS, LOW PRESSURE PIPE SYSTEMS, FILL SYSTEMS, INNOVATIVE SYSTEMS OR ANY OTHER ALTERNATIVE SYSTEM TYPE AND SITE MODIFICATIONS SPECIFIED IN THE NORTH CAROLINA LAWS AND RULES FOR SEWAGE TREATMENT AND DISPOSAL SYSTEMS, 15A NCAC 18A SECTION. 1900. THE ACTUAL SYSTEM TYPE, DESIGN AND SITE MODIFICATIONS WILL BE DETERMINED AT THE TIME OF PERMITTING.

NOTES:

- 1) ALL DISTANCES SHOWN ARE HORIZONTAL GROUND DISTANCES
- 2) AREAS COMPUTED BY COORDINATE METHOD.
- 3) PROPERTY SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.
- 4) NO. 5 REBAR IRON STAKES SET AT ALL LOT CORNERS UNLESS OTHERWISE NOTED
- 5) ALL INTERIOR LOT LINES SHALL HAVE A 10' DRAINAGE AND UTILITY EASEMENT, 5' EACH SIDE OF ALL LOT LINES
- 6) A 10' DRAINAGE AND UTILITY EASEMENT SHALL LIE INSIDE OF ALL EXTERIOR BOUNDARY LINES
- 7) A 10' WIDE GRADING, SLOPE, DRAINAGE AND UTILITY EASEMENT IS RESERVED ON THE LOT SIDE OF AND ADJACENT TO ALL STREET RIGHTS-OF-WAY
- 8) ZONING: AR
- 9) GRID TIE BY GPS
- 10) PARENT TRACT DEED DB 5473 PG 840
- 11) PARCEL NO. 05H05021B

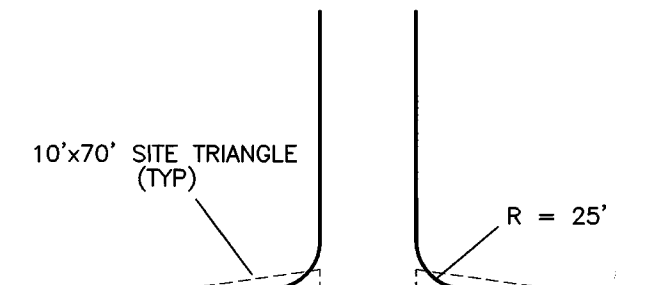
REFERENCES:

- DB 1408 PG 574
- DB 4421 PG 001
- PB 19 PG 107
- PB 63 PG 195

DEPARTMENT OF TRANSPORTATION  
DIVISION OF HIGHWAYS

PROPOSED SUBDIVISION ROAD  
CONSTRUCTION STANDARDS CERTIFICATION

APPROVED [Signature] DISTRICT ENGINEER  
FEB 10, 2020



TYPICAL INTERSECTION  
DETAIL

ONLY NORTH CAROLINA DEPARTMENT OF TRANSPORTATION APPROVED STRUCTURES ARE TO BE CONSTRUCTED ON PUBLIC RIGHT-OF-WAYS

NOTE: SIGHT TRIANGLES TAKE PRECEDENT OVER ANY SIGN EASEMENT

ALL DRAINAGE EASEMENTS SHALL BE DEDICATED AS PUBLIC AND IT SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS TO MAINTAIN THE DRAINAGE EASEMENTS AND ANY DRAINAGE STRUCTURES THERE IN, SO AS TO MAINTAIN THE INTEGRITY OF THE DRAINAGE SYSTEM AND INSURE POSITIVE DRAINAGE.

THE OWNER, DEVELOPER, OR CONTRACTOR SHALL SET THE CENTERLINE OF THE EXISTING ROADWAY DITCH BACK TO A MINIMUM OF 12 FEET FROM THE EXISTING/PROPOSED EDGE OF PAVEMENT ALONG ALL ROAD FRONT LOTS.

ALL LOTS SHALL BE SERVED BY INTERNAL STREET SYSTEMS ONLY.

OWNER: STEEL BRIDGE CORSSING, LLC  
5160 HWY 42 W  
GARNER, N.C. 27529

SUBDIVISION PLAT  
OF

**STEEL BRIDGE  
CROSSING**

FOR  
**CAROLINA PACKERS**  
CLAYTON TOWNSHIP, JOHNSTON COUNTY  
NORTH CAROLINA  
NOVEMBER 5, 2019  
SHEET 1 OF 2

REVIEW OFFICER'S CERTIFICATE

[Signature] REVIEW OFFICER OF JOHNSTON COUNTY, NC  
CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.  
2/24/2020 DATE [Signature] REVIEW OFFICER

STATE OF NORTH CAROLINA, JOHNSTON COUNTY

THIS INSTRUMENT WAS PRESENTED FOR REGISTRATION AND RECORDING THIS 24th DAY OF February, 20 20 AT 10:36:05 AM

CRAIG OLIVE BY [Signature] DEPUTY REG. OF DEEDS

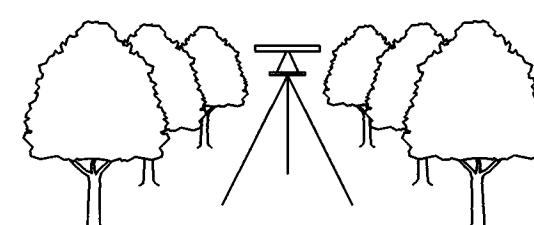
RECORDED IN PB 90 PG 305

LEGEND

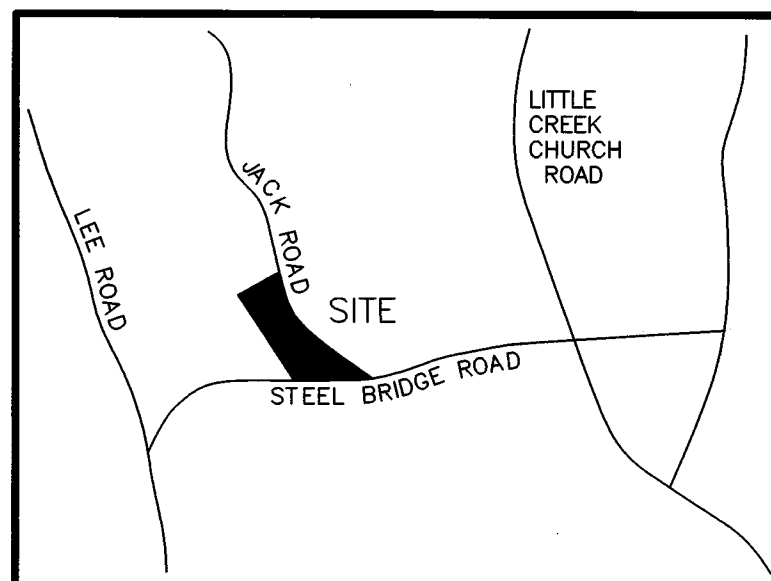
- IPF IRON PIPE FOUND
- IPS IRON PIPE SET
- CMF CONCRETE MONUMENT FOUND
- PKNF PARKER-KALON NAIL FOUND
- FNKS PARKER-KALON NAIL SET
- RRS RAILROAD SPIKE
- CSF COTTON SPIKE FOUND
- CSS COTTON SPIKE SET
- CC CONTROL CORNER
- CP COMPUTED POINT
- P/P POWER POLE
- OPW OVERHEAD POWER LINE
- R/W RIGHT OF WAY
- S.F. SQUARE FEET
- AC ACRE
- DB DEED BOOK
- PB PLAT BOOK
- BOM BOOK OF MAPS
- PG PAGE
- LF LINEAR FEET
- 15S LOT HAS OFFSITE SEWER
- 15SL OFFSITE SEWER LOT
- 15R RECOMBINATION LOT
- [TOD] STREET ADDRESS
- --- LINES NOT SURVEYED

SURVEYED BY: TLS  
DRAWN BY: MIKE  
CHECKED BY: CURK  
DRAWING NAME: 1-13RECORD.DWG  
SURVEY DATE: 9-15-19  
JOB NO. 122.400

**TRUE LINE SURVEYING, P.C.**



205 WEST MAIN STREET  
CLAYTON, N.C. 27520  
TELEPHONE: (919) 359-0427  
FAX: (919) 359-0428  
www.truelinesurveying.com

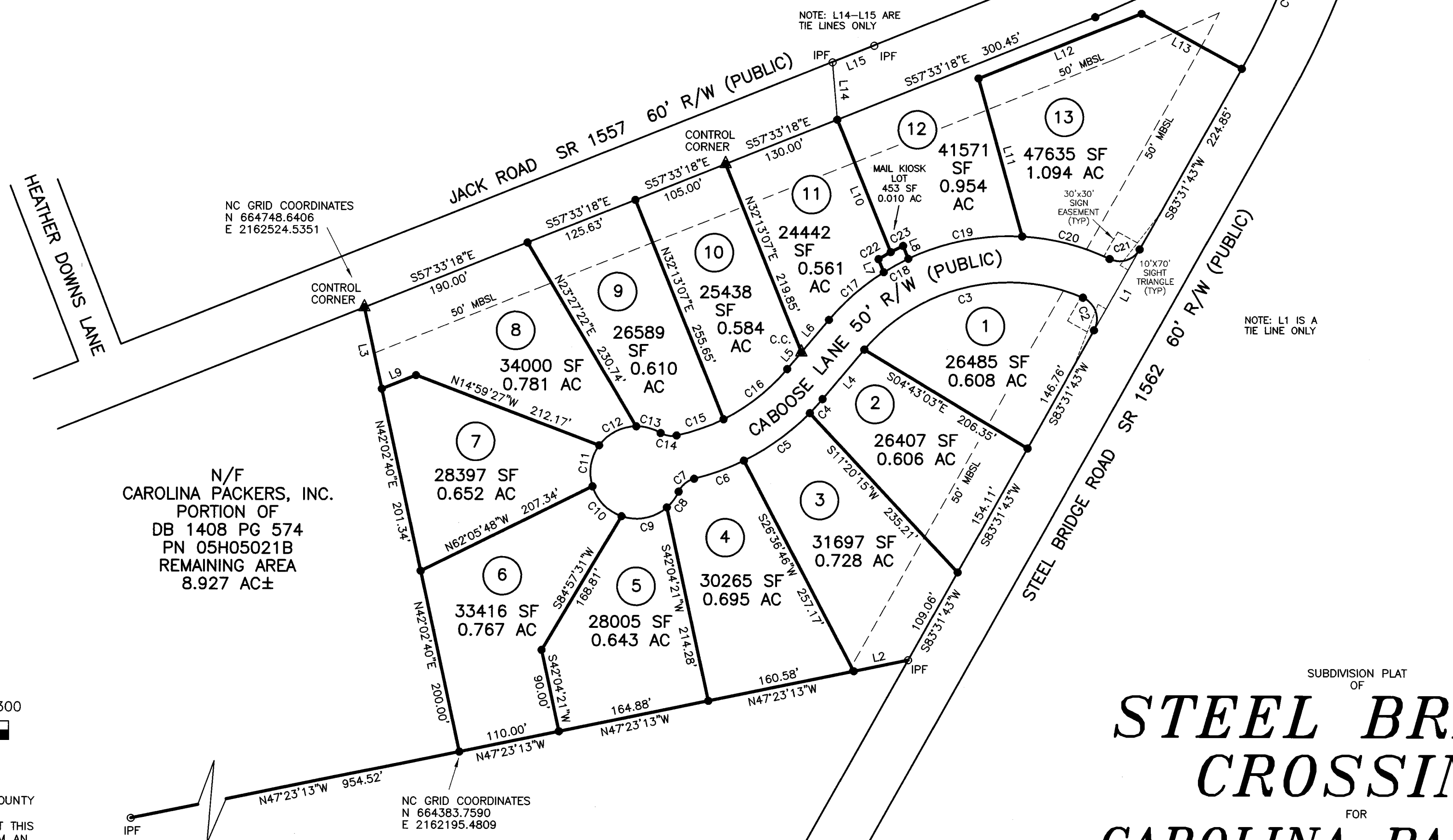
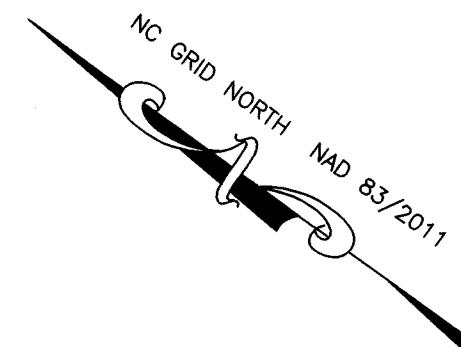


VICINITY MAP (NOT TO SCALE)

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	878.01'	172.08'	171.80'	S77°54'51"W
C2	25.00'	42.07'	37.28'	N35°19'15"E
C3	205.00'	260.40'	243.24'	N49°16'37"W
C4	265.00'	20.39'	20.39'	N83°27'45"W
C5	265.00'	88.42'	88.01'	N71°41'56"W
C6	265.00'	57.39'	57.27'	N55°56'10"W
C7	25.00'	22.53'	21.78'	N75°33'10"W
C8	50.00'	21.43'	21.27'	N89°05'43"W
C9	50.00'	52.36'	50.00'	N46°49'02"W
C10	50.00'	46.68'	45.00'	N09°55'36"E
C11	50.00'	46.68'	45.00'	N63°24'50"E
C12	50.00'	46.68'	45.00'	S63°05'55"E
C13	50.00'	27.10'	26.77'	S20°49'49"E
C14	25.00'	18.55'	18.13'	S26°34'02"E
C15	215.00'	53.79'	53.65'	S54°59'46"E
C16	215.00'	88.20'	87.58'	S73°54'54"E
C17	255.00'	78.72'	78.41'	S76°49'24"E
C18	255.00'	30.23'	30.21'	S64°34'59"E
C19	255.00'	126.76'	125.46'	S46°56'46"E
C20	255.00'	98.42'	97.81'	S21°38'53"E
C21	25.00'	37.47'	34.06'	S53°31'51"E
C22	270.00'	15.15'	15.15'	S65°47'59"E
C23	270.00'	15.06'	15.05'	S62°35'41"E

LINE	BEARING	DISTANCE
L1	S83°31'43"W	100.40'
L2	N47°23'13"W	60.00'
L3	N42°02'40"E	90.00'
L4	N85°40'02"W	69.86'
L5	S85°40'02"E	23.61'
L6	S85°40'02"E	46.25'
L7	N32°13'07"E	15.23'
L8	S32°13'07"W	15.03'
L9	N57°33'18"W	40.00'
L10	N32°13'07"E	154.79'
L11	N38°42'23"E	177.64'
L12	S57°33'18"E	190.00'
L13	S07°11'35"E	123.49'
L14	N49°25'08"E	62.20'
L15	S57°30'56"E	48.41'

MAXIMUM IMPERVIOUS SURFACE LIMIT SHALL NOT EXCEED 3500 SQUARE FEET PER LOT

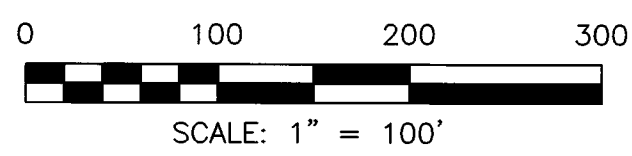


N/F CAROLINA PACKERS, INC. PORTION OF DB 1408 PG 574 PN 05H05021B REMAINING AREA 8.927 AC±

N/F KENNETH AND JEAN LANGLEY TRUST DB 4421 PG 001 PN 05H05019A

OWNER: STEEL BRIDGE CORSSING, LLC 5160 HWY 42 W GARNER, N.C. 27529

SUBDIVISION PLAT OF  
**STEEL BRIDGE CROSSING**  
 FOR  
**CAROLINA PACKERS**  
 CLAYTON TOWNSHIP, JOHNSTON COUNTY  
 NORTH CAROLINA  
 NOVEMBER 5, 2019  
 SHEET 2 OF 2



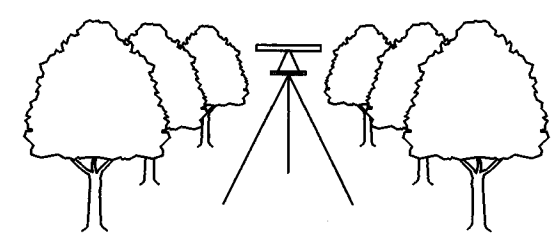
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STATE OF NORTH CAROLINA, JOHNSTON COUNTY  
 THIS INSTRUMENT WAS PRESENTED FOR REGISTRATION AND RECORDING THIS 20th DAY OF January 2020 AT 10:26:05 AM  
 CRAIG OLIVE BY *[Signature]*  
 REGISTER OF DEEDS DEPUTY REG. OF DEEDS  
 RECORDED IN PB 90 PG 306

- LEGEND
- IPF IRON PIPE FOUND
  - IPS IRON PIPE SET
  - CMF CONCRETE MONUMENT FOUND
  - PKNF PARKER-KALON NAIL FOUND
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  - LINES NOT SURVEYED

SURVEYED BY:	TLS
DRAWN BY:	MIKE
CHECKED BY:	CURK
DRAWING NAME:	1-13RECORD.DWG
SURVEY DATE:	9-15-19
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