

Agenda  
Work Session  
Aberdeen Town Board

October 6, 2014  
Monday, 6:00 p.m.

Robert N. Page Municipal Building  
Aberdeen, North Carolina

1. Resolution Supporting New Library for the Town of Aberdeen. Consider action at Work Session
2. Architect Recommendation for the Aberdeen Police Department. Consider action at Work Session
3. A Resolution of Support for the 2014 Veteran's Weekend Events in Aberdeen, Pinehurst, and Southern Pines, North Carolina. Consider action at Work Session
4. Parks & Recreation Advisory Committee Appointments. New Business on 10/20/14
5. Historic Preservation Commission Appointment. Consider action at Work Session
6. Release of Surety for Landscape Buffer for Shepherd's Ridge, Phases 3 and 4. Consider action at Work Session
7. Resolution to Accept a Letter of Credit to Guarantee Installation of Sidewalks for Phase 1 of the Meadow Ridge Subdivision. Consider action at Work Session
8. Other Business.
9. Adjournment.

SPECIAL ACCOMMODATIONS FOR INDIVIDUALS WITH DISABILITIES OR IMPAIRMENTS WILL BE MADE UPON REQUEST TO THE EXTENT THAT REASONABLE NOTICE IS GIVEN TO THE TOWN OF ABERDEEN.

COMMISSIONERS  
JOE DANNELLEY  
ELEASE GOODWIN  
PAT ANN McMURRAY  
BUCK MIMS  
JAMES W. THOMAS

# Town of Aberdeen



AGENDA  
ITEM \_\_\_\_\_

ROBERT A. FARRELL, Mayor

BILL ZELL, Town Manager

REGINA M. ROSY, Town Clerk

## RESOLUTION SUPPORTING NEW LIBRARY FOR THE TOWN OF ABERDEEN

**WHEREAS**, the Town of Aberdeen is continuing to grow in population and overall size, and the population needs to have access to modern facilities for cultural and educational activities; and

**WHEREAS**, the current library, Page Memorial Library, is a one hundred and seven year old historical building that is restricted in size and unable to be expanded to meet the educational or cultural aspects or general needs of the citizens of Aberdeen or surrounding area; and

**WHEREAS**, the Town of Aberdeen is continuing to upgrade its appeal and is working to attract more businesses and residents to this area and is working with the county and surrounding cities to upgrade educational facilities, building a new library will contribute immensely to the appeal; and

**WHEREAS**, a new library would contribute to the evolving needs of the citizens, educational needs of its children and quality of life requirements for its citizens and the surrounding area; and

**WHEREAS**, a new library would continue to be part of the Sandhills Regional Library System, offering free services and access to all citizens of Moore County.

**NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND THE BOARD OF COMMISSIONERS OF THE TOWN OF ABERDEEN, NORTH CAROLINA** to hereby endorse the efforts of The Friends of the Aberdeen Library to establish a new town library for use by the citizens and children of Aberdeen and surrounding areas.

This Resolution passed and adopted this \_\_\_\_\_ day of October, 2014.

\_\_\_\_\_  
Robert A. Farrell, Mayor

Attest:

\_\_\_\_\_  
Regina M. Rosy, Town Clerk

# Town of Aberdeen

AGENDA  
ITEM 3  
ROBERT A. FARRELL, Mayor

COMMISSIONERS  
JOE DANNELLEY  
ELEASE GOODWIN  
PAT ANN McMURRAY  
BUCK MIMS  
JAMES W. THOMAS



BILL ZELL, Town Manager

REGINA M. ROSY, Town Clerk

## A RESOLUTION OF SUPPORT FOR THE 2014 VETERAN'S WEEKEND EVENTS IN ABERDEEN, PINEHURST, AND SOUTHERN PINES, NORTH CAROLINA.

**THAT WHEREAS**, on November 11, 2014 the United States of America will observe Veteran's Day honoring our veterans for their patriotism, love of country, and willingness to serve and sacrifice for the common good; and

**WHEREAS**, on the eleventh hour of the eleventh day of the eleventh month, an armistice went into effect between Germany and the allied nations to cease all fighting during World War I and in 1919 President Wilson proclaimed November 11 as the first commemoration of Armistice Day for the United States; and

**WHEREAS**, with the approval of an Act on May 13, 1938, the 11<sup>th</sup> of November became a legal holiday dedicated to the cause of world peace and on June 1, 1954, by legislative approval, November 11<sup>th</sup> became a day to honor American veterans of all wars and President Dwight D. Eisenhower issued the first "Veteran's Day Proclamation"; and

**WHEREAS**, in 2013 the Mayors of Aberdeen, Pinehurst, and Southern Pines, North Carolina jointly proclaimed the first "Veteran's Weekend" among the three municipalities, successfully joining efforts to support the dedicated activities and to honor service members near and far who have served our great Nation; and

**WHEREAS**, the activities from the inaugural Veteran's Weekend connected our greater community to honor, pay tribute, join hands, share laughter, shed tears, and upon request of our citizens it was determined to continue this annual tradition.

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Board of Commissioners of the Town of Aberdeen, North Carolina, in a regular meeting assembled this 20th day of October, 2014, as follows:

**SECTION 1.** That the Mayor and Board of Commissioners hereby dedicate the weekend of November 8-11, 2014 as "Veteran's Weekend" in the Town of Aberdeen, North Carolina and encourage all of our citizens to join in these patriotic activities and programs.

**SECTION 2.** That the Town Manager is hereby directed to have a copy of this resolution presented to representatives of the Military Officers Association of America, Sandhills Chapter as a token of our gratitude.

**THIS RESOLUTION** passed and adopted this 20<sup>th</sup> day of October, 2014.

By: \_\_\_\_\_  
Robert A. Farrell, Mayor

Attest:

\_\_\_\_\_  
Regina M. Rosy, Town Clerk



10/3/14

Board of Commissioners,

In discussions with the Town Manager, Bill Zell, a proposed idea of expanding the Parks and Recreation Advisory Board from its current 6 members to 8 was developed. The idea was to add a Malcolm Blue Farm element to the board, to help with future programming of the property. I would like to adjust the current parameters of the board to reflect this idea, and meet with this board quarterly. The current board members are Betsy Mofield, Ken Byrd, Charlie Needham, and Mona Kahl. It is my pleasure to recommend the following individuals be added to our Parks and Recreation Advisory Board.

- Dene Moon – Current Aberdeen Appearance & Beautification Commission member, and former chair of the Malcolm Blue Historical Society.
- Rev. Dr. Douglas Kelly – author of several books regarding the history of the Blue family including *History of the Malcolm Kelly Family of Moore County, NC* and *The Scottish Blue Family from North Carolina to Texas*.
- Billy Hartness – Park Superintendent at Weymouth Woods, with a degree in Natural Resource Management with a concentration in Parks and Recreation.
- Timothy Todd – Retired US Air Force of 22 years, father who has coached his son in our basketball, kickball, and currently in our T-Ball programs.

I am requesting the Board consider my recommendations regarding the configuration of the Parks and Recreation Advisory Board, and approve the 4 new applicants for the Board. I have included their applications for further information.

Respectfully,

Adam Crocker, Director  
Aberdeen Parks and Recreation Department

*Town of Aberdeen*  
**Advisory Board Appointment Application**

The Town of Aberdeen encourages you to participate in local government by serving on one of the following advisory boards. The purpose of these boards is to assist the Town Commissioners in making effective decisions concerning local projects and issues affecting the quality of life of our community. If you are interested in being appointed, please complete this application and return it to *Town of Aberdeen, Regina Rosy, Town Clerk, P.O. Box 785, Aberdeen, NC 28315*. Your willingness to serve is greatly appreciated.

Please check area of interest below. You may mark more than one.

<input type="checkbox"/> Planning Board	<input type="checkbox"/> Appearance & Beautification Commission
<input type="checkbox"/> Historic Preservation Commission	<input type="checkbox"/> Malcolm Blue Farm Advisory Committee
<input checked="" type="checkbox"/> Parks & Recreation Advisory Committee	<input type="checkbox"/> Advisory Board _____

NAME: Timothy N Todd

ADDRESS: 145 Newington Way

Aberdeen, NC 28315

TELEPHONE: (HOME) 910-527-7128 (WORK) \_\_\_\_\_

OCCUPATION: Full Time Student at UNC Chapel Hill, US Air Force Retired

PAST OR CURRENT APPOINTMENT: Retired US Air Force

BACKGROUND AND QUALIFICATIONS: (Resume or biography may be attached)

22 Years US Air Force (Aircraft Avionics, Computers, Management), MSF Motorcycle

Safety Foundation RiderCoach, Coached and Played all sports but Golf

SIGNATURE:  DATE: 2 Oct 2014

I reside  Within Aberdeen's City Limits

**This application is a public record and may be retained for two (2) years**

## *Town of Aberdeen* Advisory Board Appointment Application

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<input type="checkbox"/> Historic Preservation Commission	<input checked="" type="checkbox"/> Malcolm Blue Farm Advisory Committee
<input type="checkbox"/> Parks & Recreation Advisory Committee	<input type="checkbox"/> Advisory Board _____

NAME: Rev. Dr. Douglas F. Kelly

ADDRESS: 3313 Kelly Plantation Rd.  
Carthage, NC 28327-8257

TELEPHONE: (HOME) (910) 947-2626 (WORK) (704) 366-5066

OCCUPATION: RTS Seminary, Charlotte

PAST OR CURRENT APPOINTMENT: See attached CV

BACKGROUND AND QUALIFICATIONS: (Resume or biography may be attached)  
See attached brief bio

SIGNATURE: *Douglas F. Kelly* DATE: \_\_\_\_\_

I reside  Within Aberdeen's City Limits

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## DOUGLAS F. KELLY, PH.D.

Douglas Kelly is a native of Lumberton, North Carolina, with deep roots in Moore County, where his father was born and raised. Douglas is a graduate of the University of North Carolina (Chapel Hill) and Union Theological Seminary (Richmond, Virginia). He spent his senior year from Chapel Hill abroad at the University of Lyon in France. He received a scholarship from the St. Andrew's Society of New York to pursue Ph.D. studies at the University of Edinburgh (Scotland), and graduated there in 1973. He spent a semester on exchange from Edinburgh studying at the University of Tübingen in Germany in 1971.

He was ordained into the Presbyterian ministry at First Presbyterian Church in Raeford, NC in 1968. He served as minister of First Presbyterian Church in Dillon, SC from 1973-1981. Since then he has served as Professor of Systematic Theology at Reformed Theological Seminary, first at the campus in Jackson, Mississippi, and since 1994 at the campus in Charlotte.

He is author of a number of books of both theological and also historical/genealogical interest. Among others, he has written: *If God Already Knows, Why Pray?*; *Emergence of Liberty in the Modern World*; *Preachers with Power: four stalwarts of the South*; *Creation and Change*, and translated *John Calvin's Sermons on II Samuel*.

He is the historian of the Blue Family, and Malcolm Blue was brother to his great-great grandfather John Blue.

He wrote *History of the Malcolm Kelly Family of Moore County, NC* and *The Scottish Blue Family From Carolina to Texas*, and most recently, *Carolina Scots*.

He is an Honorary Fellow of New College (University of Edinburgh); an editor of *The Scottish Bulletin of Theology*, and a member of the International Calvin Studies Society and The International Society for the Study of Medieval Theology. He is a member of the St. Andrews Society of N.C., and the Magna Carta Barons, and serves as a Director of Scottish Heritage USA, and is a trustee of Highland Theological Institute in Inverness (Scotland), and the Foundation for Scottish Studies in America.

In 1973 Douglas married Caroline Switzer of Cambridge, England, and they have five children.

Publications by Dr. Douglas Kelly

*The Westminster Confession of Faith: An Authentic Modern Version*, Attic Press, Greenwood, S.C., 1981, (authored jointly with Prof. Phil Rollinson of University of South Carolina and Dr. Hugh McClure, formerly pastor of First Presbyterian Church of Columbia, SC). Reprinted regularly.

*An English Translation of John Calvin's Sermons on II Samuel* (The first volume of this two volume project is now complete. Published Jan., 1992 in Edinburgh)

*Emergence of Liberty in the Modern World: Five Calvinist Governments from the 16th to 18th centuries* (Presbyterian and Reformed, 1992)

*Preachers with Power: Four Stalwarts of the South* (With chapters on Daniel Baker, J. H. Thornwell, B. M. Palmer, and J. L. Girardeau. Published 1992 by Banner of Truth).

*If God Already Knows, Why Pray?* Wolgemuth & Hyatt, 1989. (Korean edition in 1992.) Portuguese ed. 1996. Spanish and Romanian editions to appear in 1998.

*Creation and Change: Genesis 1:1-2:4 in the Light of Changing Scientific Paradigms* (Christian Focus: Mentor, Scotland, 1997).

*Carolina Scots: An Historical and Genealogical Study of Over 100 Years of Emigration*, with Caroline Switzer Kelly, 1739 Publications, Dillon, SC, 1998.

## Town of Aberdeen Advisory Board Appointment Application

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<input checked="" type="checkbox"/> Parks & Recreation Advisory Committee	<input type="checkbox"/> Advisory Board _____

NAME: Billy Hartness

ADDRESS: 1390 Bethesda rd.  
Aberdeen, NC 28315

TELEPHONE: (HOME) 919-559-3466 (WORK) 910-692-2167

OCCUPATION: Weymouth Woods SNP Park Superintendent

PAST OR CURRENT APPOINTMENT: \_\_\_\_\_

BACKGROUND AND QUALIFICATIONS: (Resume or biography may be attached)

10 yrs NC State Parks, B.S. in Natural Resource Mgmt with concentration in Parks + Rec  
Admin. lived in Aberdeen a total of 5 yrs, I have a wife + 3 children. We all benefit from Aberdeen Parks + Rec.

SIGNATURE: Billy Hartness DATE: 9-4-14

I reside  Within Aberdeen's City Limits

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*Town of Aberdeen*  
**Advisory Board Appointment Application**

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<input checked="" type="checkbox"/> Parks & Recreation Advisory Committee	<input type="checkbox"/> Advisory Board _____

NAME: Dene P. Moon

ADDRESS: 1393 Bethesda Rd.  
Aberdeen, N.C. 28315

TELEPHONE: (HOME) 910-944-3464 (~~WORK~~) <sup>cell</sup> 910-639-0092

OCCUPATION: Nurse

PAST OR **CURRENT APPOINTMENT**: Appearance & Beautification Committee  
*(very much enjoy/would like to remain on)*

BACKGROUND AND QUALIFICATIONS: (Resume or biography may be attached)

Actively involved with Malcolm Blue since 2005. Was V/P of  
MB Historical Society 2006 and President in 2007

SIGNATURE: Dene P. Moon DATE: 10-2-2014

I reside  Within Aberdeen's City Limits

**This application is a public record and may be retained for two (2) years**

**MEMORANDUM TO THE BOARD OF COMMISSIONERS**

**FROM:** Pamela Graham, RLA  
 Planning Director  
**DATE:** October 6, 2014  
**SUBJECT:** Appointment to the Historic Preservation Commission

**Request:**

Appointments to the Historic Preservation Commission (HPC) are still needed to fully seat this board. The HPC now has two openings due to the upcoming relocation of Chairperson Kam Hurst outside of the town’s jurisdiction. The seat vacated by Mike Lashley is also yet to be filled. For your consideration at this time is an application submitted by Mr. Mike Ratkowski, attached for reference and review.

The Board of Commissioners is responsible for appointing persons to the HPC, a majority of which shall have demonstrated special interest, experience or education in history, architecture, archaeology or related fields. The Board of Commissioners shall use its best efforts to appoint qualified members to the commission. If the Board is unable to get qualified members to serve who reside in the Historic District, it may appoint others who reside within the corporate limits or extraterritorial jurisdiction of the Town of Aberdeen. Members of the Commission serve terms of four (4) years with possible reappointment for a second consecutive term. After two (2) consecutive terms a member is ineligible for reappointment until one (1) calendar year has elapsed from the date of the termination of the second term.

The current HPC members and terms are as follows:

- |  |  |
|--|--|
| <p>1. <b>Chair (Vacant)</b><br/>       June 2018<br/>       (Formerly held by Kam Hurst)</p> | <p>2. Mollie Wilson (Vice-Chair)<br/>       June 2016<br/>       In-district</p> |
| <p>3. Jon Ring<br/>       June 2016<br/>       In-district</p>                               | <p>4. Ernestine Chapman<br/>       June 2016<br/>       In-district</p>          |
| <p>5. <b>Vacant</b><br/>       June 2018<br/>       (Formerly held by Mike Lashley)</p>      |  |

**STAFF RECOMMENDATION:**

Staff recommends that the Board consider the appointment of Mr. Ratkowski to fill one of the vacancies, both with terms ending in 2018. According to the Commission’s adopted Rules of Procedure, a Chairman and a Vice-Chairman will be elected at the first regular meeting in October, scheduled for October 21<sup>st</sup>. Mr. Ratkowski is the owner and operator of Railhouse Brewery, located on Garrett Street within the Historic District, and resides on Argyll Avenue (in the town’s corporate limits but outside of the Historic District).

**Town of Aberdeen**  
**Advisory Board Appointment Application**

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Please check area of interest below. You may mark more than one.

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<input checked="" type="checkbox"/> Historic Preservation Commission	<input type="checkbox"/> Malcolm Blue Farm Advisory Committee
<input type="checkbox"/> Parks & Recreation Advisory Committee	<input type="checkbox"/> Advisory Board _____

NAME: Michael Thomas Ratkowski

ADDRESS: 130 Argyll Ave  
Aberdeen NC  
28315

TELEPHONE: (HOME) 910 975 6019 (WORK) 910 783 5280

OCCUPATION: Brewery owner

PAST OR CURRENT APPOINTMENT: \_\_\_\_\_

BACKGROUND AND QUALIFICATIONS: (Resume or biography may be attached)

own and operate business within Aberdeen's historic district, work regularly with committee in the past.

SIGNATURE: *Michael Thomas Ratkowski* DATE: 23 Sep 14

I reside  Within Aberdeen's City Limits

mike.ratkowski@vanthousebrewery.com

**This application is a public record and may be retained for two (2) years**



MEMORANDUM TO THE BOARD OF COMMISSIONERS

**FROM:** Pamela Graham, Planning Director  
**DATE:** October 6, 2014  
**SUBJECT:** Surety Letter of Credit for Phase 1 Meadow Ridge Sidewalks

**REQUEST:**

Jackie Speight requests approval to post a Letter of Credit in the amount of \$40,000 for sidewalk surety for Phase 1 of the Meadow Ridge Subdivision.

**BACKGROUND:**

In August of 2013, The Board approved a Conditional Use Permit submitted by Jackie Speight for the development of a 152 acre tract for construction of single family homes; the development has since been given the name Meadow Ridge. Installation of sidewalks on both sides of all new roads in the subdivision was a condition of the CUP approval.

The town's practice regarding the installation of sidewalks in residential subdivisions is to permit the construction of the sidewalk as each lot is developed. A primary reason for allowing the development to proceed in this manner relates to the differing specifications for concrete to be used by vehicles (i.e. driveways) compared to the less restrictive specification for concrete to serve pedestrians. Until each lot is developed the precise location of the driveways are unknown, and it is cost prohibitive to pour concrete to the vehicular specifications throughout the development. The responsibility for construction of the sidewalk therefore falls on the builder of the residence for any given lot. This practice has been successful and staff has initiated a protocol to insure that the sidewalk is installed before the Certificate of Occupancy is approved for the builder.

An additional measure of assurance for the construction of the sidewalks is provided in a surety bond or letter of credit required of the developer of the subdivision at the initiation of each phase. Mr. Speight has provided staff with a final plat for Phase 1 consisting of forty (40) lots (see attached). They are prepared to post a letter of credit from their lending institution to provide surety for sidewalks for these lots according to an engineer sealed estimate for construction of \$32,000 with a 25% additional for contingency as required by the UDO.

A surety letter of credit in the amount of \$40,000 is being prepared by Select Bank for 1.25 times the estimated cost of completion of the Phase 1 sidewalks. The letter is to be held by the department until such time as the last section of sidewalks for the forty lots associated with Phase 1 has been completed. An additional letter of credit will be offered for the sidewalks adjoining the two commercially zoned lots fronting Highway 5. Permitting for the building lots may not proceed until the attached resolution is approved and the final plat is signed by the Planning Director.

**RECOMMENDATION:**

Staff recommends that the Board consider the attached resolution and consider adoption during the Work Session.

**RESOLUTION TO ACCEPT A LETTER OF CREDIT  
FOR INFRASTRUCTURE IMPROVEMENTS**

Meadow Ridge, Phase 1

**WHEREAS**, A preliminary plat for Meadow Ridge was approved on August 12, 2013 by the Town of Aberdeen Board of Commissioners; and

**WHEREAS**, Jackie Speight (the Developer) desires approval of a final plat for Phase 1 containing forty (40) lots as identified on the attached map; and

**WHEREAS**, The Subdivision Regulations (Regulations) require that a developer install the improvements specified within the regulations or guarantee their installation; and

**WHEREAS**, the Regulations specify that surety must be posted at 1.25 times the estimated cost of construction of the proposed improvements; and

**WHEREAS**, the Developer intends to or has installed all infrastructure improvements for Meadow Ridge with the exception of sidewalks required by the Conditional Use Permit for the subdivision; and

**WHEREAS**, the estimated cost of completing sidewalks is \$32,000; and

**WHEREAS**, the amount of surety shall equal 1.25 times \$32,000 or \$40,000; and

**WHEREAS**, the Developer desires to provide surety in the form of a Letter of Credit for \$40,000 to be pledged to the Town of Aberdeen for completion of infrastructure that may not be released unless documentation is received from the Town directing the bank to do so;

**NOW, THEREFORE BE IT RESOLVED** by the Board of Commissioners of the Town of Aberdeen that a Letter of Credit in the amount of \$40,000 pledged to the Town of Aberdeen will be accepted as surety for completion of sidewalks for Phase 1 of Meadow Ridge.

Adopted this the \_\_\_\_ day of \_\_\_\_\_, 2014.

\_\_\_\_\_  
Robert A. Farrell, Mayor

Attest:

\_\_\_\_\_  
Regina M. Rosy, Clerk



**SNS**  
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Delivering efficient solutions...

275 S Bennett St. Ste. A  
Southern Pines, NC 28387  
Phone: (910) 246-0038  
www.snsengineers.com  
License # C-3791

September 25, 2014

Jackie Speight  
J. Speight Investments  
304 Crestview Road  
Southern Pines, NC 28387

Re: Sidewalk estimate  
Meadow Ridge Subdivision Phase 1  
SNS Project #1209801

Dear Mr. Speight,

A review of the plans for Phase 1 of Meadow Ridge Subdivision has been completed to obtain an estimate for the construction of sidewalks serving the 40 residential lots. Based on this review, I estimate the construction cost to be \$32,000. Based on your request for a bond estimate of 125% of construction cost, I estimate an amount of \$40,000.

Sincerely,

M. Shane Sanders, PE, PLS  
Owner





- General Notes:**
- This map is in accordance with GS 47-30 as amended.
  - Area by coordinate method.
  - This property is in a water supply watershed (WS-1).
  - Total Area of property is 152.22 Acres.
  - Total Area of Phase 1 is 31.36 Acres.
  - There shall be reserved a 10' driveway easement on all lot lines.
  - Property is within Town of Aberdeen City Limits.
  - Total number of lots in Phase 1 is 40 lots.
  - All roadways, utilities, open space areas, sidewalks, and storm drainage will be dedicated to the Town of Aberdeen.
  - Proposed sidewalk to be installed by builder during construction of homes on individual lots.
  - Section of Aberdeen County Whitley Lane between HWY 5 and the property, "J. Speight Investments of Moore County, LLC DB 1642 PG 167" will be installed at time of commercial development of that property.

I, W. Shore Sanders, certify that this plat was drawn under my supervision from an actual survey made under my supervision (based description recorded in Book 1642, Page 167) that the boundaries not surveyed are clearly indicated as drawn from information as indicated, that the ratio of precision as calculated is 1/100,000; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, registration number and seal this 18th day of September, 2014.

I, W. Shore Sanders, a Professional Land Surveyor L-4476, certify that this plat is of a survey that created a subdivision of land within the area of the county or municipality that has an ordinance that requires plats of lots.

**Preliminary Plat.**  
**Not For Sales, Recordation or Conveyance**

Corner	Station	Chord	Ch. Distance	AC. Cont.
1	25.00	25.00	177.170	28.79
2	25.00	34.64	107.470	25.39
3	25.00	53.80	152.200	23.24
4	25.00	72.56	202.200	22.27
5	25.00	91.32	257.200	21.46
6	25.00	110.08	317.200	20.76
7	25.00	128.84	382.200	20.14
8	25.00	147.60	452.200	19.58
9	25.00	166.36	527.200	19.06
10	25.00	185.12	607.200	18.57
11	25.00	203.88	692.200	18.10
12	25.00	222.64	782.200	17.64
13	25.00	241.40	877.200	17.19
14	25.00	260.16	977.200	16.75
15	25.00	278.92	1082.200	16.32
16	25.00	297.68	1192.200	15.89
17	25.00	316.44	1307.200	15.46
18	25.00	335.20	1427.200	15.03
19	25.00	353.96	1552.200	14.60
20	25.00	372.72	1682.200	14.17
21	25.00	391.48	1817.200	13.74
22	25.00	410.24	1957.200	13.31
23	25.00	429.00	2102.200	12.88
24	25.00	447.76	2252.200	12.45
25	25.00	466.52	2407.200	12.02
26	25.00	485.28	2567.200	11.59
27	25.00	504.04	2732.200	11.16
28	25.00	522.80	2902.200	10.73
29	25.00	541.56	3077.200	10.30
30	25.00	560.32	3257.200	9.87
31	25.00	579.08	3442.200	9.44
32	25.00	597.84	3632.200	9.01
33	25.00	616.60	3827.200	8.58
34	25.00	635.36	4027.200	8.15
35	25.00	654.12	4232.200	7.72
36	25.00	672.88	4442.200	7.29
37	25.00	691.64	4657.200	6.86
38	25.00	710.40	4877.200	6.43
39	25.00	729.16	5102.200	6.00
40	25.00	747.92	5332.200	5.57

Lot	Area	Area
1	28.79	28.79
2	25.39	25.39
3	23.24	23.24
4	22.27	22.27
5	21.46	21.46
6	20.76	20.76
7	20.14	20.14
8	19.58	19.58
9	19.06	19.06
10	18.57	18.57
11	18.10	18.10
12	17.64	17.64
13	17.19	17.19
14	16.75	16.75
15	16.32	16.32
16	15.89	15.89
17	15.46	15.46
18	15.03	15.03
19	14.60	14.60
20	14.17	14.17
21	13.74	13.74
22	13.31	13.31
23	12.88	12.88
24	12.45	12.45
25	12.02	12.02
26	11.59	11.59
27	11.16	11.16
28	10.73	10.73
29	10.30	10.30
30	9.87	9.87
31	9.44	9.44
32	9.01	9.01
33	8.58	8.58
34	8.15	8.15
35	7.72	7.72
36	7.29	7.29
37	6.86	6.86
38	6.43	6.43
39	6.00	6.00
40	5.57	5.57

- Legend:**
- Iron Pipe Found
  - Iron Pipe Set
  - Iron Rod Found
  - Iron Rod Set
  - Concrete Monument Found
  - Concrete Monument Set
  - Iron Nail Found
  - Iron Nail Set
  - Beam Marker
  - Beam Control
  - Tree Marker
  - Water Valve
  - Water Meter
  - Telephone Pedestal
  - Gas Pedestal
  - Power Sub. Cut
  - Light Pole
  - Utility Pole
  - Flag
  - Electric Transformer
  - Sign
  - Surveyor's Seal
  - Computed Metal Pipe
  - Reinforced Concrete Pipe
  - 12" Pipe Line (Tap)
  - 12" Fire Line (Tap)
  - Existing Boundary Line
  - Boundary Line not Surveyed
  - Existing Easement
  - Proposed Easement
  - Proposed Lot Line
  - Existing Overhead Utilities
  - Existing Right of Way
  - Existing Easement

**Certificate of Ownership and Dedication**

I, hereby certify that I am the owner of the property described herein, which property is located within the jurisdiction of the Town of Aberdeen, that I hereby irrevocably grant the plan of subdivision and dedicate to public use of great value on this plat as streets, alleys, water, ponds, open space, and easements, except those specifically reserved as private, and that I will maintain all such areas until the order of dedication is accepted by the appropriate public authority, if property shown on this plat is dedicated for a public use that is deemed to be dedicated for any other public use authorized by law when such other use is approved by the Aberdeen Board of Commissioners in the public interest.

Owner: \_\_\_\_\_ Date: \_\_\_\_\_

**Certificate of Approval**

I, hereby certify that all streets shown on this plat are within the Town of Aberdeen's zoning jurisdiction, all streets and other improvements shown on this plat have been installed or completed or that their installation or completion (within 12 months after the date hereof) has been assured by the posting of a surety bond, or other sufficient surety, and that the subdivision shown on this plat is in all respects in compliance with Aberdeen Code of Ordinances Chapter 152, and therefore this plat has been approved by the Aberdeen Planning Board. Other subject to be being recorded in the Moore County Register of Deeds within sixty (60) days of the date hereof.

Planning Director: \_\_\_\_\_ Date: \_\_\_\_\_

**Certificate of Approval for Recording**

I certify that the plat shown hereon complies with the Adopted Protection Ordinance and is approved by the Watershed Review Board for recording in the Moore County Registry.

Date: \_\_\_\_\_ Chairman, Watershed Review Board

NOTICE: This property is located within a Public Water Study Watershed - development restrictions may apply.

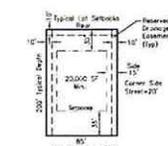
Review Officer: \_\_\_\_\_ Date: \_\_\_\_\_

**References:**

Deed Book 1640, Page 167  
 Moore County Registry

**Owner/Developer:**

J SPEIGHT INVESTMENTS OF MOORE COUNTY, LLC  
 304 PINEVIEW ROAD  
 SOUTHBEND PHASE, NC 28587



**Typical Lot Dimensions**  
 Scale: None

Survey for  
**Meadow Ridge Subdivision Phase 1**  
 40 Lots  
 Final Plat  
 Sheriff's Property, Moore County  
 Aberdeen, North Carolina  
 September 18, 2014 - Project# 1201801  
 Scale: 1"=100'  
 Drafted: WSS  
 File: 71\_9/25/14\_Plat Aberdeen Comments

