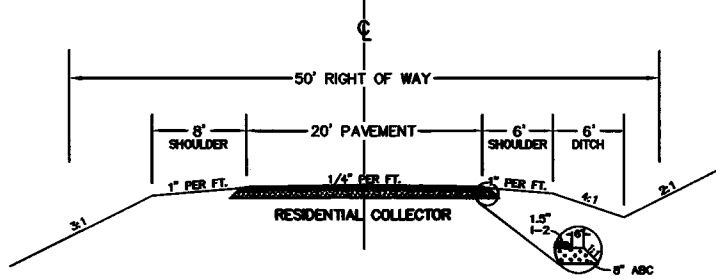
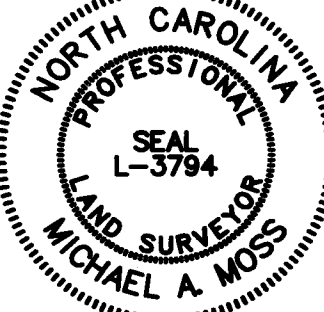


I, MICHAEL A. MOSS, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION; THAT THE SOURCE OF INFORMATION FOR THE SURVEY IS SHOWN HEREON; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED; THAT THE RATIO OF PRECISION IS GREATER THAN 1:10,000; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1600). WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL
THIS 3RD DAY OF APRIL, 2020.

PROFESSIONAL LAND SURVEYOR (L-3794)

I, MICHAEL A. MOSS, PROFESSIONAL LAND SURVEYOR NO. L-3794, CERTIFY THAT THIS PLAT IS OF A SURVEY THAT CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

MICHAEL A. MOSS, PROFESSIONAL LAND SURVEYOR NO. L - 3794



CERTIFICATE OF APPROVAL BY PUBLIC UTILITIES:
THE DIRECTOR OF PUBLIC UTILITIES FOR COUNTY OF JOHNSTON, 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 12TH DAY OF MAY, 2020
COUNTY OF JOHNSTON DIRECTOR OF PUBLIC UTILITIES: Chandra C. Janner

JOHNSTON COUNTY REGISTER OF DEEDS

STATE OF NORTH CAROLINA, JOHNSTON COUNTY

THIS INSTRUMENT WAS PRESENTED FOR REGISTRATION AND RECORDING THIS 14TH DAY OF MAY, 2020.

AT 10:40:37 A.M. BY Craig Olive, Notary Public

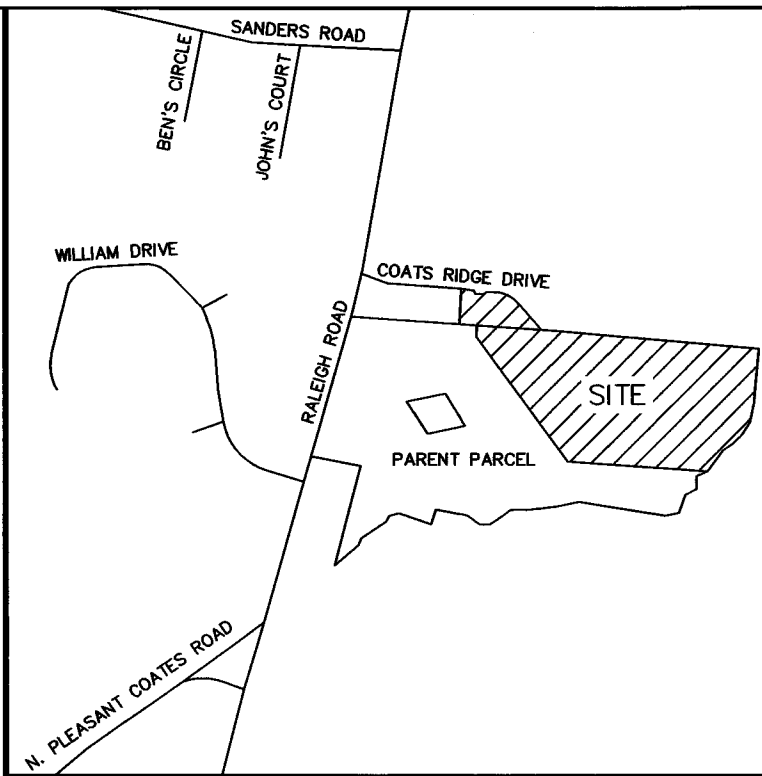
REG. OF DEEDS ASST. REG. OF DEEDS

RECORDED IN BOOK 91, PAGE 84

LINE TYPE LEGEND

---	PROPERTY LINE - LINE SURVEYED
---	RIGHT-OF-WAY
---	ADJOINING LINE - LINE NOT SURVEYED
---	OVERHEAD LINE
---	BUILDING SETBACK
---	EASEMENT
---	BUFFER
---	FLOOD HAZARD SOILS

ADOPTED FROM NC GRID NAD 83 (2011)



VICINITY MAP

LEGEND:

- EIP - EXISTING IRON PIPE
- EIB - EXISTING IRON BAR
- BEIP - BENT IRON PIPE
- BEIB - BENT IRON BAR
- CM - CONCRETE MONUMENT
- EPK - EXISTING PK NAIL
- SPK - SET PK NAIL
- NIP - NEW IRON PIPE SET
- R/W - RIGHT OF WAY
- CATV - CABLE TV BOX
- EB - ELECTRIC BOX
- TEL - TELEPHONE PEDESTAL
- PP - POWER POLE
- OHL - OVERHEAD LINE
- LP - LIGHT POLE
- WM - WATER METER
- WV - WATER VALVE
- CO - SEWER CLEAN-OUT

MINIMUM BUILDING SETBACKS

FRONT	20'
REAR	5'
SIDE	5'

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, ESTABLISH MINIMUM SETBACK LINES, AND DEDICATE ALL STREETS, ALLEYS, PARKS AND OTHER SITES AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED.

4-16-20 J. Dale Moss
DATE OWNER

CERTIFICATE OF FLOODWAY INFORMATION

PROPERTY SHOWN HEREON IS NOT LOCATED IN A FEMA DESIGNATED FLOOD ZONE.

FLOOD HAZARD PANEL NO. 3720-1634-00K

EFFECTIVE DATE: JUNE 20, 2018

4-3-2020 J. Dale Moss
DATE SURVEYOR

SUBDIVISION ADMINISTRATOR'S CERTIFICATE

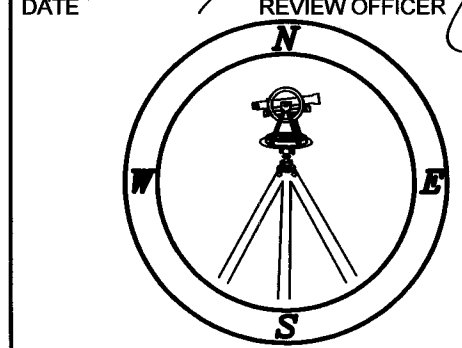
I HEREBY CERTIFY THAT THIS RECORD PLAT HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION ORDINANCE OF JOHNSTON COUNTY, NORTH CAROLINA, AND THAT THIS PLAT HAS BEEN APPROVED FOR RECORDING IN THE REGISTER OF DEEDS OF JOHNSTON COUNTY.

5-14-2020 J. Dale Moss
DATE SUBDIVISION ADMINISTRATOR

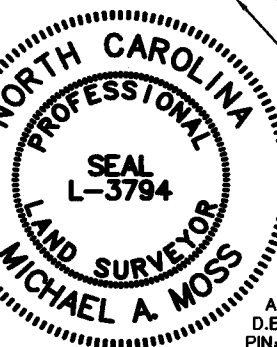
REVIEW OFFICER'S CERTIFICATE

STATE OF NORTH CAROLINA
COUNTY OF JOHNSTON
I, [Signature], REVIEW OFFICER OF JOHNSTON COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

5-14-2020 J. Dale Moss
DATE REVIEW OFFICER



CMP



DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS

PROPOSED SUBDIVISION ROAD
CONSTRUCTION STANDARDS CERTIFICATION

[Signature] DISTRICT ENGINEER

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

CERTIFICATE OF PRELIMINARY APPROVAL OF WATER SUPPLY AND SEWAGE DISPOSAL SYSTEMS INSTALLED OR PROPOSED FOR INSTALLATION IN MEADOWS AT COATS RIDGE PH 2, SECTION 1-A SUBDIVISION MEET PUBLIC HEALTH REQUIREMENTS AS DESCRIBED IN APPENDIX II JOHNSTON COUNTY SUBDIVISION REGULATIONS FINAL APPROVAL FOR INDIVIDUAL LOTS WITH 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.

4-23-2020 J. Dale Moss
DATE 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.

NOTE: ONLY NORTH CAROLINA DEPARTMENT OF TRANSPORTATION APPROVED STRUCTURES ARE TO BE CONSTRUCTED ON PUBLIC RIGHT OF WAY. 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 THEREIN, SO AS TO MAINTAIN THE INTEGRITY OF THE DRAINAGE SYSTEM AND INSURE POSITIVE DRAINAGE. 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.

NOTES:

- AREA COMPUTED BY COORDINATE METHOD.
- THERE IS NO NCOS MONUMENT WITHIN 2000' OF THIS PROPERTY.
- ONLY NORTH CAROLINA DEPARTMENT OF TRANSPORTATION APPROVED STRUCTURES ARE TO BE CONSTRUCTED ON PUBLIC RIGHT OF WAY.
- ALL LOTS SHALL ACCESS INTERNAL STREETS.
- THERE SHALL BE A DRAINAGE AND PUBLIC UTILITY EASEMENT TEN FEET IN WIDTH ON THE LOT SIDE AND ALONG THE ENTIRE LENGTH OF THE ROAD RIGHT OF WAY.
- THERE SHALL BE A DRAINAGE AND PUBLIC UTILITY EASEMENT SEVEN AND ONE-HALF FEET IN WIDTH OR WIDTH OF REQUIRED MINIMUM SETBACK AS DESCRIBED IN SUBSECTIONS (1) AND (2), WHICHEVER IS LESS RESTRICTIVE, ALONG ALL INTERIOR PROPERTY LINES AND EXTERIOR BOUNDARY LINES.

ROAD MAINTENANCE STATEMENT OF UNDERSTANDING

I, STEEL BRIDGE CROSSING, LLC, AM RESPONSIBLE FOR THE CONSTRUCTION, MAINTENANCE AND REQUIRED ROAD IMPROVEMENTS OF SUBDIVISION STREETS UNTIL:

APPROVED/TAKEN OVER BY NORTH CAROLINA DEPARTMENT OF TRANSPORTATION FOR PUBLIC ROADS, OR

APPROVED/TAKEN OVER BY HOMEOWNERS ASSOCIATION FOR PRIVATE ROADS MAINTENANCE, OR

PRIVATE ROAD MAINTENANCE AGREEMENT IS SIGNED AND RECORDED BY OWNERS OF EACH LOT

4-16-20 J. Dale Moss
DATE DEVELOPER/OWNER

LINE	BEARING	DISTANCE
L-1	S 10°49'46" W	24.50'
L-2	S 10°49'46" W	149.98'
L-3	S 07°07'29" W	67.91'
L-4	S 40°06'04" W	69.75'
L-5	S 36°15'12" W	33.48'
L-6	N 01°47'10" E	52.46'

CURVE	ARC LENGTH	RADIUS	CHORD LENGTH	CHORD BEARING
C-1	159.22'	205.00'	155.25'	S 64°42'04" E
C-2	21.03'	25.00'	20.41'	N 68°57'11" E
C-3	241.19'	50.00'	66.67'	S 03°02'53" W
C-4	21.03'	25.00'	20.41'	N 62°51'26" W
C-5	84.24'	255.00'	83.85'	N 77°29'19" W
C-6	40.04'	255.00'	40.00'	N 63°31'36" W
C-7	73.78'	255.00'	73.52'	N 50°44'21" W

N/F
KEITH J. JOHNSON REVOCABLE TRUST
& KEITH J. JOHNSON TRUSTEE
D.B. 3719, PAGE 435
PIN# 1634.00-97-4947

OWNER/DEVELOPER:

STEEL BRIDGE CROSSING, LLC
5160 NC HWY 42 W.
GARNER, NC 27529

ALL OBLIGATIONS AND REQUIREMENT FOR THE UTILITY TO SERVE COATS RIDGE PH 2, SEC. 1-A SUBDIVISION, LOTS 33-36 AS SET FORTH BY THE JOHNSTON COUNTY PUBLIC UTILITY DEPARTMENT, HAVE BEEN MET AND ARE SATISFACTORY FOR THE PURPOSE OF RECORDING THE SUBDIVISION MAP.

Chandra C. Janner
DIRECTOR OF INFRASTRUCTURE & ENGINEERING

NOTE: NO STRUCTURES TO BE BUILT INSIDE ANY UTILITY EASEMENT.

THE TOTAL ALLOWABLE IMPERVIOUS AREA PER LOT IS 4,545 SQUARE FEET PER LOT. IMPERVIOUS AREA IS DEFINED AS ASPHALT, CONCRETE BLOCK, STONE, SLATE, CONCRETE, OR OTHER HARDENED MATERIAL.

FINAL PLAT FOR

COATS RIDGE PHASE 2
SECTION 1A

COATS RIDGE ROAD

OWNER: STEEL BRIDGE CROSSING, LLC

REF: D.B. 4915, PAGE 643

REF: P.B. 87, PAGE 35-38

COATS RIDGE ROAD

OWNER: ALICE DALE COATS

REF: D.B. 4366, PAGE 540

ELEVATION TOWNSHIP

JOHNSTON COUNTY, NORTH CAROLINA

100 50 0 100 200

SCALE 1"=100'

SEPTEMBER 11, 2019

ZONED AR

PIN #1634.00-77-7421

CAWTHORNE, MOSS & PANCIERA, P.C. PROFESSIONAL LAND SURVEYORS, C-1525, 333 S. WHITE STREET, P.O. BOX 1253, WAKE FOREST N.C., 27588, (919) 556-3148