

I, MICHAEL A. MOSS CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY PERFORMED UNDER MY SUPERVISION FROM REFERENCES AS NOTED HEREON; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION SHOWN IN THE REFERENCES, THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY AS CALCULATED IS GREATER THAN 1:10000; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED, WITNESS MY ORIGINAL SIGNATURE, LICENSE NUMBER AND SEAL

THIS 13th DAY OF JUNE A.D. 2022.

DocuSigned by:
Michael A. Moss
L-3794
PROFESSIONAL LAND SURVEYOR LICENSE NUMBER

THAT THE SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

DocuSigned by:
Michael A. Moss
L-3794
PROFESSIONAL LAND SURVEYOR LICENSE NUMBER

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF THE TOWN OF ROLESVILLE AND THAT I HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY FREE CONCENT, ESTABLISH MINIMUM BUILDING SETBACK LINES, AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS, AND OTHER SITES AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED. FURTHERMORE, I HEREBY DEDICATE ALL SANITARY SEWER, STORM SEWER AND WATER LINES TO THE TOWN OF ROLESVILLE.

DocuSigned by:
Marshall Davis
0E4DB21FED03491
Manager Carlton Group of NC. 6/23/2022

OWNER DATE

Meredith Gruber
I, _____ HEREBY CERTIFY THAT ALL STREETS, UTILITIES AND OTHER REQUIRED IMPROVEMENTS HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO TOWN SPECIFICATIONS AND STANDARDS IN THE SUBDIVISION OR THAT GUARANTEES OF THE INSTALLATION OF THE REQUIRED IMPROVEMENTS IN AN AMOUNT AND MANNER SATISFACTORY TO THE TOWN OF ROLESVILLE HAS BEEN RECEIVED AND THAT THE FILING FEES FOR THIS PLAT, IN THE AMOUNT OF \$280 HAS BEEN PAID.
6/23/2022

DATE
DocuSigned by:
Meredith Gruber
SUBDIVISION ADMINISTRATOR

CERTIFICATE OF APPROVAL FOR RECORDING

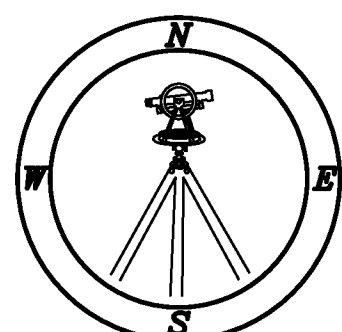
I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF THE TOWN OF ROLESVILLE, NORTH CAROLINA AND THAT THIS PLAT HAS BEEN APPROVED BY THE SUBDIVISION ADMINISTRATOR OF THE TOWN OF ROLESVILLE FOR RECORDING IN THE OFFICE OF THE REGISTER OF DEEDS OF WAKE COUNTY.

DocuSigned by:
Meredith Gruber
SUBDIVISION ADMINISTRATOR, TOWN OF ROLESVILLE
6/23/2022

DATE

ROLESVILLE, NORTH CAROLINA
I, Meredith Gruber, REVIEW OFFICER OF THE TOWN OF ROLESVILLE, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

DocuSigned by:
Meredith Gruber
6/23/2022
DATE REVIEW OFFICER



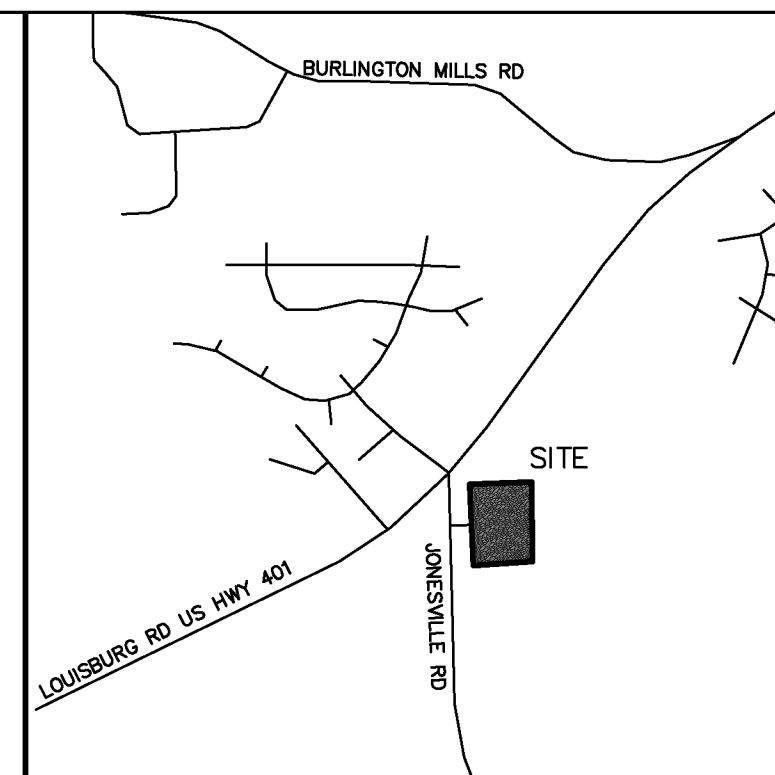
CMP

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



LINE TYPE LEGEND

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



VICINITY MAP

LINE TABLE		
LINE	BEARING	DISTANCE
L-1	S 87°36'33" W	76.34'
L-2	N 87°36'33" E	76.34'
L-3	N 87°36'33" E	76.34'
L-4	N 87°36'33" E	76.34'
L-5	N 87°36'33" E	76.34'
L-6	N 87°36'33" E	76.34'
L-7	S 87°36'33" W	76.34'
L-8	N 87°36'33" E	78.33'
L-9	N 87°36'33" E	78.33'
L-10	N 87°36'33" E	78.33'
L-11	N 87°36'33" E	78.33'
L-12	N 87°36'33" E	78.33'
L-13	N 87°36'33" E	78.33'
L-14	S 02°29'23" E	78.13'
L-15	S 02°29'23" E	78.13'
L-16	S 02°29'23" E	78.13'
L-17	S 02°29'23" E	78.13'
L-18	S 02°29'23" E	78.13'
L-19	S 02°29'23" E	78.13'
L-20	S 02°27'42" E	79.34'
L-21	S 02°27'42" E	79.34'
L-22	S 02°27'42" E	79.34'
L-23	S 02°27'42" E	79.34'
L-24	S 02°46'32" E	44.23'
L-25	N 01°28'14" W	23.31'
L-26	N 89°39'47" E	22.00'
L-27	S 89°39'47" W	22.00'
L-28	N 01°28'14" W	26.70'
L-29	S 02°28'32" E	79.59'
L-30	S 02°28'32" E	81.10'
L-31	S 02°28'32" E	81.11'
L-32	S 02°28'32" E	81.11'
L-33	S 02°28'32" E	81.11'
L-34	S 02°28'32" E	81.11'
L-35	S 02°28'32" E	81.12'
L-36	S 87°36'29" W	79.48'
L-37	S 87°36'29" W	79.48'
L-38	S 87°36'29" W	79.48'
L-39	S 87°36'29" W	79.48'
L-40	S 87°36'29" W	79.48'
L-41	S 89°00'27" W	83.46'
L-42	S 89°00'27" W	83.46'
L-43	S 89°00'27" W	83.46'
L-44	S 89°00'27" W	83.46'
L-45	S 89°00'27" W	83.46'
L-46	S 89°00'27" W	83.46'
L-47	S 89°00'27" W	83.46'
L-48	S 89°00'27" W	83.46'
L-49	S 89°00'27" W	83.46'
L-50	S 89°00'27" W	83.46'
L-51	S 89°00'27" W	83.46'
L-52	S 89°00'27" W	81.96'
L-53	N 87°19'05" E	22.82'
L-54	N 01°32'54" W	21.00'
L-55	N 01°32'54" W	21.00'
L-56	N 87°19'05" E	25.18'
L-57	N 89°00'01" E	75.94'
L-58	N 88°59'58" E	78.66'
L-59	N 88°59'58" E	78.65'
L-60	N 88°59'58" E	78.65'
L-61	N 88°59'58" E	78.66'
L-62	N 88°59'58" E	78.65'
L-63	S 88°59'58" W	78.65'
L-64	S 01°00'02" E	22.11'
L-65	S 88°59'58" W	78.65'
L-66	S 01°00'02" E	22.00'
L-67	S 88°59'58" W	78.65'
L-68	N 88°59'58" E	2.00'
L-69	N 01°00'02" E	22.00'
L-70	S 88°59'58" W	80.65'
L-71	N 88°59'58" E	2.00'
L-72	S 01°00'02" E	22.00'
L-73	S 88°59'58" W	82.65'
L-74	N 88°59'58" E	7.67'
L-75	S 01°00'02" E	22.00'
L-76	S 88°59'58" W	80.02'
L-77	S 01°16'17" E	76.81'
L-78	N 88°43'43" E	22.01'
L-79	S 01°16'17" E	76.26'
L-80	N 88°43'43" E	22.00'
L-81	S 01°16'29" E	75.72'
L-82	N 87°36'29" E	79.48'
L-83	S 45°51'36" E	29.94'
L-84	S 49°58'34" W	33.84'
L-85	S 47°02'00" E	20.97'
L-86	N 87°18'24" E	63.11'

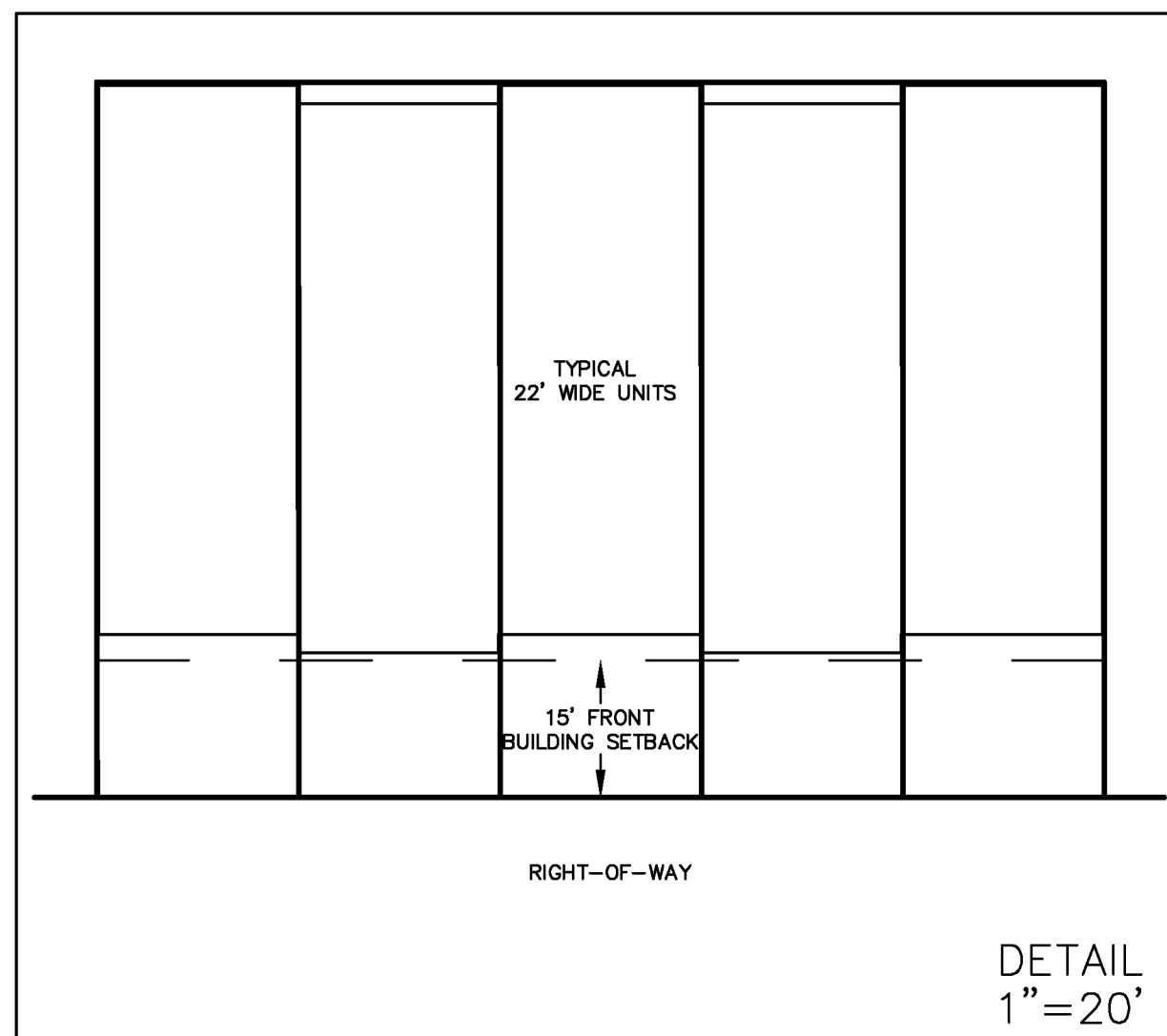
CURVE TABLE				
CURVE	ARC LENGTH	RADIUS	CHORD LENGTH	CHORD BEARING
C-1	15.66'	10.00'	14.10'	S 42°27'29" W
C-2	15.72'	10.00'	14.15'	S 47°25'50" E
C-3	18.64'	12.00'	16.82'	S 43°02'01" W
C-4	12.97'	12.00'	12.35'	S 32°25'48" E
C-5	6.09'	12.00'	6.02'	N 77°55'33" W
C-6	15.70'	10.00'	14.13'	S 42°34'25" W
C-7	30.44'	13.00'	23.95'	N 69°28'54" W
C-8	150.53'	50.00'	99.79'	S 50°19'36" E
C-9	6.07'	12.00'	6.01'	S 15°29'39" E
C-10	13.13'	12.00'	12.49'	N 61°20'05" W
C-11	10.27'	12.00'	9.96'	N 62°47'33" E
C-12	8.22'	12.00'	8.06'	S 18°37'58" W
C-13	12.30'	10.00'	11.54'	S 36°15'08" E
C-14	3.91'	50.00'	3.91'	N 69°15'39" W
C-15	21.22'	50.00'	21.07'	S 54°51'27" E
C-16	17.45'	20.00'	16.90'	S 67°41'42" E
C-17	17.45'	20.00'	16.90'	S 62°18'36" W
C-18	5.34'	50.00'	5.33'	S 40°22'14" W
C-19	63.34'	50.00'	59.19'	N 72°12'29" E

LEGEND:

EIP - EXISTING IRON PIPE
EIB - EXISTING IRON BAR
BEIB - BENT IRON PIPE
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
CC - CONCRETE
CB - CATCH BASIN
MH - MANHOLE
FH - FIRE HYDRANT

TOWN OF ROLESVILLE
ZONED R & PUD
MINIMUM BUILDING SETBACKS

FRONT 15'
REAR 15'
SIDE NONE



NOTES:

- AREA COMPUTED BY COORDINATE METHOD.
- NO NCGS MONUMENTS WERE LOCATED WITHIN 2000' OF THIS PROPERTY.
- COMMON AREAS 1 & 2 AND ACTIVE OPEN SPACE TO BE OWNED BY FUTURE HOMEOWNERS ASSOCIATION (HOA).
- COMMON AREA 1 IS A CONTIGUOUS PARCEL THAT INCLUDES THE AREA BEHIND LOTS 12-20, AROUND JAMESCROFT WAY HAMMERHEAD, AROUND THE ACTIVE OPEN SPACE, AROUND EXCELSIOR COURT HAMMERHEAD AND THE AREA AROUND LOTS 42-53.

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---	FLOOD HAZARD SOILS

SITE DATA

TOTAL AREA = 6.170 AC.
(TO BE SUBDIVIDED)
PROPOSED R/W = 1.044 AC.
TOWNHOME LOTS (53) = 2.194 AC.
COMMON SPACE LOTS (2) = 2.138 AC.
ACTIVE OPEN SPACE = 0.433 AC.
TOTAL ROAD LENGTH = 1017'
PROPOSED USE - TOWNHOMES

OWNER/DEVELOPER:

THE CARLTON GROUP OF NC, LLC
5856 FARINGTON PLACE SUITE 200
RALEIGH, N.C. 27609

FINAL PLAT FOR
**TOWNES AT
CARLTON POINTE**
OWNER: THE CARLTON GROUP OF NC, LLC
A RESUBDIVISION OF
LOTS 2-5, BARRETT VENTURES, LLC
REF: D.B. 17492, PG. 1959
REF: B.M. 2008, PG. 702

TOWN OF ROLESVILLE
WAKE COUNTY, NORTH CAROLINA

50 25 0 50 100
SCALE 1"=50'

MARCH 8, 2022
REVISED JUNE 21, 2022
ZONED R & PUD
PIN #1758.01-45-5319
PIN #1758.01-45-7329
PIN #1758.01-45-7035
PIN #1758.01-45-5033

SHEET 1 OF 2
FP 22-07

I, MICHAEL A. MOSS CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY PERFORMED UNDER MY SUPERVISION FROM REFERENCES AS NOTED HEREON; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION SHOWN IN THE REFERENCES, THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY AS CALCULATED IS GREATER THAN 1:10000; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED, WITNESS MY ORIGINAL SIGNATURE, LICENSE NUMBER AND SEAL

THIS 13th DAY OF JUNE A.D. 2022.

DocuSigned by:

Michael A. Moss

83D193173200411...

L-3794

PROFESSIONAL LAND SURVEYOR

LICENSE NUMBER

THAT THE SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

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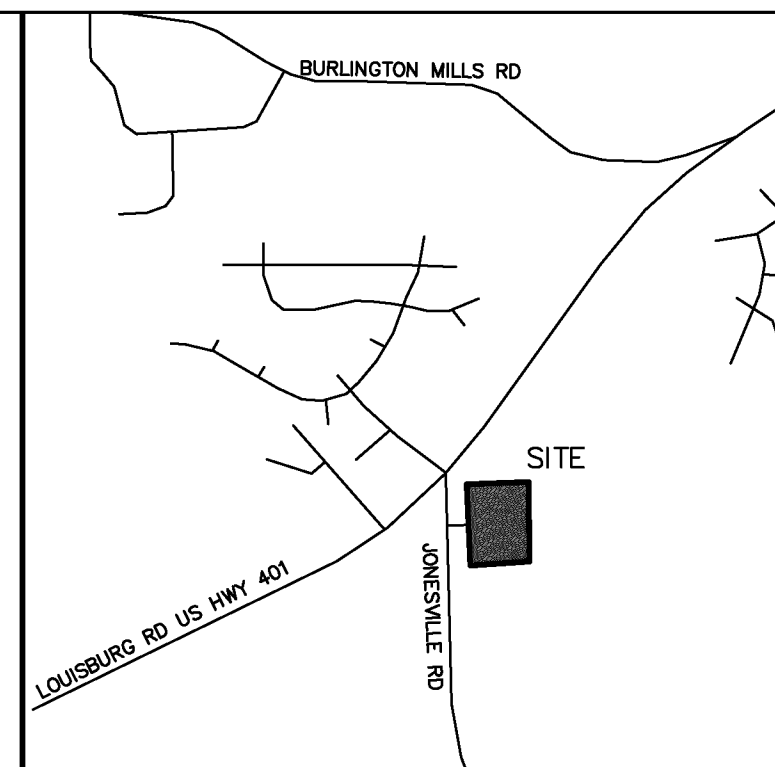


NOTES:

ALL CERTIFICATIONS, SIGNATURES, TABLES AND NOTES ARE LOCATED ON SHEET 1 OF 2.

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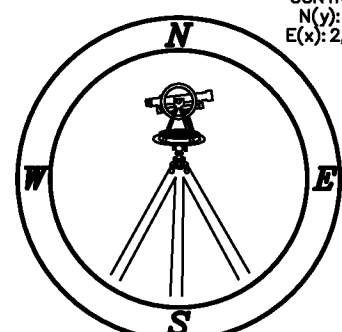
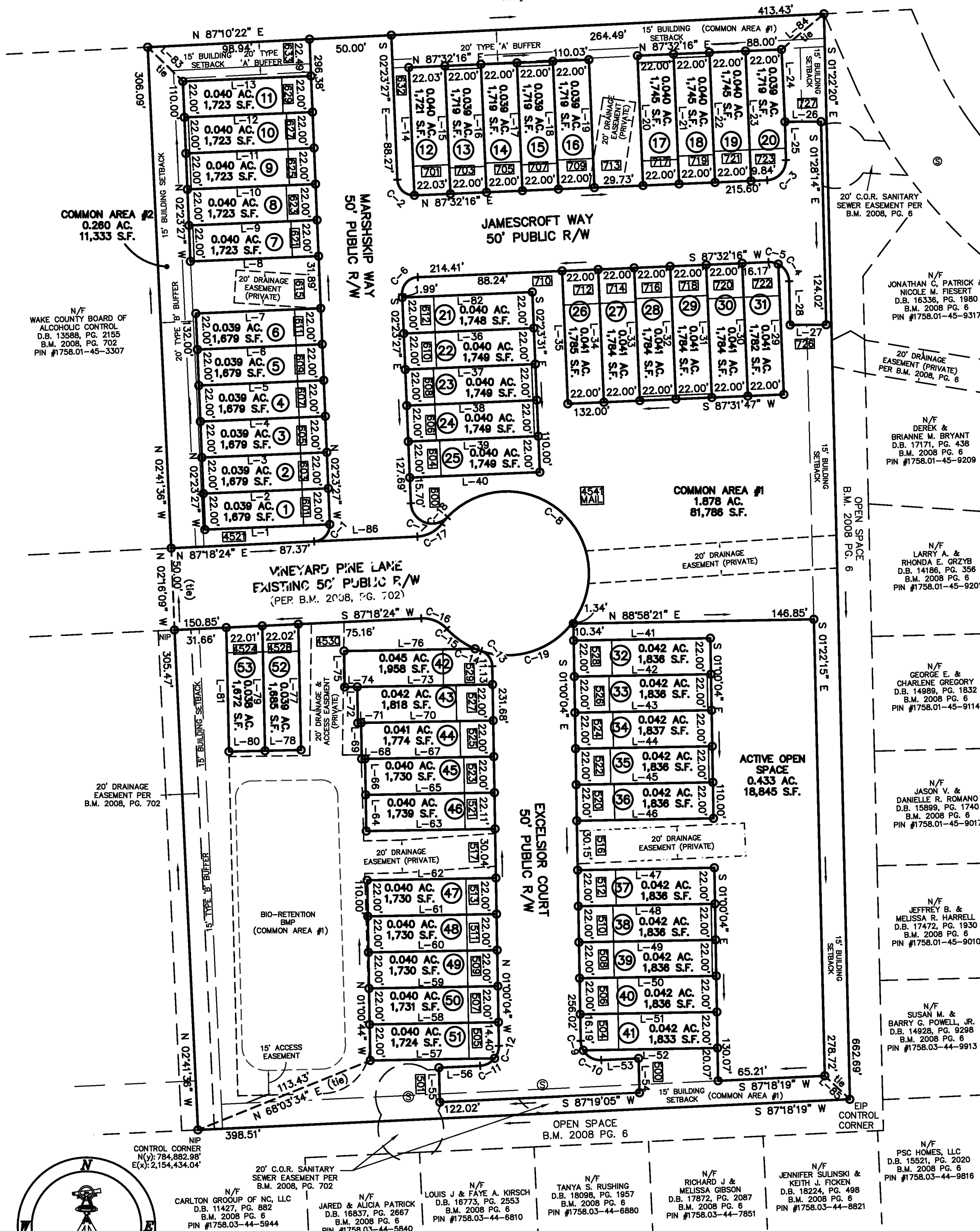
VICINITY MAP

LEGEND:

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CB	- CATCH BASIN
MH	- MANHOLE
FH	- FIRE HYDRANT
XXXX	- ADDRESS

TOWN OF ROLESVILLE ZONED R & PUD MINIMUM BUILDING SETBACKS

FRONT	15'
REAR	15'
SIDE	NONE



FINAL PLAT FOR
**TOWNES AT
CARLTON POINTE**
OWNER: THE CARLTON GROUP OF NC, LLC
A RESUBDIVISION OF
LOTS 2-5, BARRETT VENTURES, LLC
REF: D.B. 17492, PG. 1959
REF: B.M. 2008, PG. 702
TOWN OF ROLESVILLE
WAKE COUNTY, NORTH CAROLINA



SCALE 1"=50'

MARCH 8, 2022
REVISED JUNE 21, 2022
ZONED R & PUD
PIN #1758.01-45-5319
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PIN #1758.01-45-7035
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SHEET 2 OF 2
FP 22-07

CMP

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