

V.

Amended
10/1/96

SPECIFICATIONS FOR PLAT DRAWINGS

The requirements of this Section shall apply to the format of drawings.

V-A

Amended
2/24/03

RESERVED

V-B.

Amended
7/1/96
2/24/03

Concept Plan

The Concept Plan required by Section III-D-1 for Major Subdivisions consists of three parts:

- A Site Analysis Map;
- A Conventional Subdivision Option; and
- A Flexible Development Option.

The Concept Plan shall be prepared according to the "four-step" process for designing Flexible Development subdivisions described in Section IV-B-10-E. It shall be drawn in black ink or pencil to a scale of not less than two hundred (200) feet to the inch. The scale chosen shall be large enough to show all required detail clearly and legibly.

V-B-1.

General Information

Each Site Analysis Map and Development Option shall contain the following general information:

- (1) A sketch vicinity map showing the location of the subdivision in relation to the existing street or highway system;
- (2) The plotted boundaries of the tract from deeds or maps of record and the portion of the tract to be subdivided;
- (3) The total acreage to be subdivided, including tax map, block and lot number reference;
- (4) The name, address and telephone number of the subdivider or owner and the person responsible for the subdivision design;
- (5) Scale, approximate north arrow and date of plat preparation; and
- (6) Name of subdivision.

V-B-2. Site Analysis Map

As determined from readily identifiable on-site inventories, aerial photographs, maps of record, State/Federal resource maps, and local planning documents and inventories, the Site Analysis Map shall contain the following information:

V-B-2-a. Primary Conservation Areas

Identification of physical resources associated with the site which restrict its development potential or contain significant natural and/or cultural resources, including:

- (1) Topographic contours at ten-foot intervals, showing rock outcrops and slopes of seven and one-half percent (7-1/2%) to fifteen percent (15%), and more than fifteen percent (15%).
- (2) Soil type locations and characteristics relating to seasonal high water table and depth to bedrock.
- (3) Hydrologic characteristics of the site, including drainage tributaries, surface water bodies, floodplains, and wetlands.
- (4) Natural areas, and wildlife habitats and corridors.
- (5) Historic and archaeological sites listed on the National Register of Historic Places or included on the State's National Register study list, designated as a local historic landmark, located in a local historic district, and/or identified as having a high potential for archaeological remains.

V-B-2-b. Secondary Conservation Areas

Identification of significant site elements on buildable portions of the site, including:

- (1) Vegetation of the site, defining approximate location and boundaries of woodland areas, and, wherever possible, vegetative association in terms of species and size. Information from aerial photographs shall be acceptable at the Concept Plan stage.
- (2) Current land use and land cover (cultivated areas, pastures, etc.), existing buildings and structures, and burial grounds.
- (3) Scenic views onto the site from surrounding roads as well as views of scenic features from within the site as determined by field survey.
- (4) Other historic and archaeological sites and structures.

V-B-2-c. Transportation and Utility Systems

Identification of facilities associated with the movement of people and goods, or the provision of public services, including:

- (1) Railroad and street rights-of-way.
- (2) Easements for vehicular access, electric and gas transmission lines, and similar uses.
- (3) Public and private water and sewer lines, and storm drainage facilities.

V-B-3. Conventional Subdivision Option

The Conventional Subdivision Option shall contain the following information:

- a. The proposed street layout within the subdivision, including travelway and right-of-way widths, and connection to existing streets;
- b. The location of soils suitable for individual septic systems as determined by:
 - (1) Preliminary soil suitability analyses of ten to fifteen percent (10% to 15%) of the proposed lots; or
 - (2) Provision of a map showing the location of soil types suited for septic systems as based on the Orange County, N.C. Soil Survey. The map shall be prepared in consultation with the Soil Scientist of the Environmental Health Division of the Health Department.
 - (3) The proposed arrangement of lots within the subdivision, including size and number, as based on soil suitability analysis.

V-B-4. Flexible Development Option

The Flexible Development Option shall contain the following information:

- a. The proposed arrangement of lots within the subdivision, including size and number.
- b. The proposed street layout within the subdivision, including travelway and right-of-way widths, and connection to existing streets.
- c. The location, type, and area of the open space proposed in the subdivision, including open space to be preserved:
 - (1) In a separate lot or lots under the ownership of a homeowners association.

- (2) As part of individually owned lots through a conservation easement applicable to multiple lots.
 - (3) As part of individually owned estate lots through designation of buildable areas and the use of restrictive covenants.
 - (4) In a separate lot or lots through dedication for public use, such as a park site, to a unit of local government, state government or a private land conservancy.
- d. The location of proposed water supply and sewage disposal facilities, including:
- (1) Well sites for individual and community water systems.
 - (2) Nitrification fields and land application areas for community sewage disposal systems employing subsurface disposal and spray irrigation, respectively.
 - (3) Nitrification fields and land application areas for individual on- and off-lot sewage disposal systems employing subsurface disposal and spray irrigation, respectively.
 - (4) Public water and sewer lines, where such facilities are available or capable of being extended.

Where the applicant is seeking approval only of a Flexible Development Plan, he/she shall submit information showing the location of soils suitable for individual septic systems as required in Section IV-B-3-b.

V-C. Preliminary Plat

The Preliminary Plat or plans shall be prepared by a North Carolina registered land surveyor, professional engineer or registered architect or landscape architect, at a scale of not less than two hundred (200) feet to the inch nor more than twenty (20) feet to the inch. The scale chosen shall be large enough to show all required detail clearly and legibly. The plat shall be drawn in black ink or pencil, and the sheets shall be numbered in sequence if more than one (1) sheet is used. Approximate dimensions and locations are acceptable provided that on the Final Plat all information shall be based on an actual field survey.

V-C-1. Title Block

The title block shall contain the following information:

- (a) The proposed name of the subdivision, preceded by the words "Preliminary Plan of _____", which shall not duplicate nor closely approximate, phonetically or in spelling, the name of any other subdivision in Orange County;
- (b) The scale, approximate north arrow, date of preparation and any other pertinent legend data;
- (c) County and township location; Parent Parcel Identification Number, tax map, block and lot number of the parcel; and deed book and page citations for the property to be subdivided; and
- (d) The name and address of the owner(s) of the land to be subdivided, the name and address of the subdivider if other than the owner, and the name, address, registration number and seal of the registered land surveyor, professional engineer or registered architect or landscape architect responsible for preparation of the plat.

V-C-2. Vicinity Map

A vicinity map showing the general location of the subdivision in relation to the surrounding area shall be placed on the plat. The vicinity map shall be shown at a sufficient size to show the relationship of the tract to the existing street or highway system and readily recognized Orange County landmarks. Streets and roads shall be identified by State road number and name.

V-C-3. Existing Site Data

Information on existing conditions shall be shown as noted below.

V-C-3-a. Boundary Lines

The approximate or survey location, distance and bearings for boundary available information on lines of the tract shall be shown, as well as the location, width and purpose of all recorded easements and any readily visible and apparent easements. The approximate location of boundary lines which abut the tract shall be shown as dashed lines. The boundary lines of the tract shall be shown by a heavy line which provides quick and easy distinction between the property to be subdivided and adjacent properties.

The approximate location of corporate limit lines, township boundaries, and county lines shall also be shown on the plat as well as the names of owners of adjacent unsubdivided land. For adjacent subdivided land, the subdivision plat name, plat book and page number, and perimeter lot numbers abutting the tract to be subdivided shall also be shown.

V-C-3-b. Streets and Transportation Systems

The location, name and right-of-way width of streets, roads and railroads abutting the tract, as well as surface material and width of travelways, shall be shown. Curb, gutters and culverts, if existing, shall also be denoted and shown in cross-section as well as the location and width of alleys, sidewalks, bike lanes, transit systems, and bus stops.

V-C-3-c. Utility Systems

The location and size (if appropriate) of all above-ground installations of major electric, CATV and telephone transmission lines, underground gas transmission mains, underground water mains and sanitary sewer lines, and important storm sewer systems on or abutting the tract shall be shown. Information about underground installations of the utilities listed above shall be based on information obtained from the respective utility provider.

V-C-3-d. Contour Information

Existing contours on the tract shall be shown at vertical intervals of not more than ten (10) feet. Contours shall be referenced to mean sea level datum as obtained from the latest applicable U.S. Geological Survey topographic map or other geodetic bench mark shall be the source of the contour information noted.

Where a field topographic survey of the tract has been performed, contours shall be referenced to a permanent identifiable bench mark.

***V-C-3-e.**

*Amended
9/4/90

Other Conditions

Streams and rivers, ponds or lakes, swamps or marshes, and natural areas identified in "An Inventory of Sites of Cultural, Historic, Recreational, Biological and Geological Significance in the Unincorporated Portion of Orange County" or "Inventory of the Natural Areas and Wildlife Habitats of Orange County, North Carolina" shall be shown. In addition, manmade features including houses, barns, and known or identified cemeteries shall be shown in their approximate location. The zoning of the subject tract and adjacent properties shall be noted.

V-C-4.

Subdivision Layout Data

Information on the proposed development shall be shown as noted below.

V-C-4-a.

Site Calculations

Site calculations shall be shown as follows and may be approximate, provided that the Final Plat shows all calculations based on an actual field survey:

- (1) Acreage in tract to be subdivided;
- (2) Lineal feet of road centerlines and approximate acreage within new street rights-of-ways;
- (3) Acreage in recreational areas and other non-residential uses; and
- (4) Total number of lots or parcels created.

V-C-4-b.

Lot Arrangement

Proposed lot lines, lot and block numbers and the approximate dimensions and area of each proposed lot shall be shown on the plat. Lot areas exclusive of road right-of-way shall be shown. Blocks shall be consecutively numbered or lettered in alphabetical order and all lots in each block shall be consecutively numbered. Required building setback lines shall be shown for each lot or noted on the plat.

In addition to the proposed lot arrangement, the location and approximate dimensions of all property to be set aside for recreational use or other public or private dedications, reservations or easements shall be shown. The purpose and conditions of the dedication, reservation or easements shall be noted. For recreation areas with improvements, a separate sheet shall be provided showing the proposed site dimension and improvements drawn at a scale of not less than fifty (50) feet to the inch, or at a different scale if approved by the Planning Director.

V-C-4-c. Streets and Transportation Systems

The location, dimensions and classification (public or private) of all proposed streets, easements, alleys and other right-of-ways shall be shown on the plat. The location and dimensions of proposed pedestrian paths and sidewalks, bike lanes or paths, and bus stops shall also be shown. Proposed streets, pavement or travelway widths shall be denoted as well as typical roadway cross sections. The approximate centerline radius shall be shown on all proposed streets.

Proposed street names shall be indicated on the plat. Such names shall not duplicate or approximate the name of any other street in Orange County except where a proposed street is the continuation or extension of an existing street.

***V-C-5. Utility and Drainage Data**

*Amended
1/6/92

Proposed utility systems shall be shown on the plat, including but not limited to, public or private community water supply systems, public or private community sewage disposal systems, and storm drainage facilities, including existing and proposed drainageways and channels. Any easements associated with such utility systems shall also be denoted and the purpose for the easements designated on the plat.

***V-C-6. Preliminary Plat - Floodway and Watershed Standards**

*Amended
4/2/90
1/4/94

The boundaries for both the floodway and floodway fringe areas shall be designated and labeled on the plat as required by the Orange County Flood Damage Prevention Ordinance.

For subdivisions located within a Watershed Protection Overlay District, as identified on the Orange County Zoning Atlas, the following information shall be designated and labeled on the plat:

- (a) Impervious surface data as required by Article 6.23.3 of the Orange County Zoning Ordinance;
- (b) Stream buffers as required by Article 6.23.7 of the Orange County Zoning Ordinance; and
- (c) Stormwater detention and/or retention sites and undisturbed areas for infiltration purposes as required by the Orange County Sedimentation and Erosion Control Ordinance and Articles 6.23.3 and 6.23.6 of the Orange County Zoning Ordinance.

V-C-7. Landscaping and Buffer Data

The following information shall be denoted on the Preliminary Plat to show compliance with the provisions of Section IV-B-8 of this Ordinance:

- (a) Existing trees and/or vegetation to be preserved and proposed trees and/or landscape materials to be installed as required by Section IV-B-8-d of this Ordinance or Article 12 of the Orange County Zoning Ordinance, whichever is greater.
- (b) Buffers as required by Section IV-B-8-e of this Ordinance or Article 12 of the Orange County Zoning Ordinance, whichever is greater.

V-D

Amended
1/6/92
2/3/04

Final Plat

The Final Plat shall be drawn in accordance with the requirements of G.S. 47-30 as amended and to the specifications of this Section. The plat shall be prepared by a Professional Land Surveyor at a scale of not less than one hundred (100) feet to the inch nor more than twenty (20) feet to the inch.

V-D-1

Plat Preparation

All Final Plats shall be prepared in accordance with the Manual of Practice for Land Surveying in North Carolina as prepared by the North Carolina State Board of Registration for Professional Engineers and Land Surveyors.

V-D-2

Title Block

A title block shall be placed on the plat, which shall contain the following information:

- (a) The name of the subdivision, preceded by the words "Final Plat of _____", which shall not duplicate nor closely approximate, phonetically or in spelling, the name of any other subdivision in Orange County, and, where the plat at hand is only part of a larger subdivision bearing the same name, the unit or section number of other necessary identification;
- (b) The graphic scale in feet per inch in words or figures and bar graph; a north arrow accurately positioned and designated as magnetic north, true north, North Carolina State Plane Coordinate Grid System North or north referenced to a recorded instrument with the recording reference shown; the date or dates the survey was conducted; and any other pertinent legend data;
- (c) State, county and township location; tax map, Parent PIN, block and lot number references; and deed book and page number citations for the property being subdivided; and
- (d) The name and address of the owner(s) of the land being subdivided; the name and address of the subdivider if other than the owner; and the name and address, registration number and seal of the land surveyor responsible for preparation of the plat.

V-D-3

Vicinity Map

A vicinity map showing the general location of the subdivision in relation to the surrounding area shall be placed on the plat. The vicinity map shall be drawn at a sufficient size to show the relationship of the tract to the existing street or highway system and readily recognized Orange County landmarks. The vicinity map shall show the street names in addition to the SR designations.

V-D-4 **Existing Site Data**

Information on existing conditions shall be shown as noted below.

V-D-4-a **Boundary Lines**

The location, distance and bearings for the boundary line of the tract to be subdivided shall be shown on the plat. Areas not designated as lots that will be under common ownership such as a conservancy, public agency or similar entity or a homeowners' association's ownership shall be appropriately labeled as tracts.

Locations of corporate limits or Extraterritorial Zoning Jurisdiction (ETJ) lines, township boundaries, and county lines shall also be shown on the plat as well as the names of owners and Parcel Identification Numbers (PIN) of adjacent land. For adjacent land that is platted, the subdivision plat name, plat book and page number abutting the tract to be subdivided shall also be shown.

V-D-4-b **Other Conditions**

If any portion of the final plat includes land referenced in the *"Inventory of the Natural Areas and Wildlife Habitats of Orange County, North Carolina"* it shall be shown on the plat. In addition, constructed features including houses, barns, sheds, railroads and overhead utility lines shall be denoted. Cemeteries shall be shown if designated either by a previously recorded instrument or if disclosed to or found by the surveyor during the course of the survey.

All street rights-of-way, which adjoin the boundaries of the tract being subdivided, shall be shown with dashed lines and shall denote the right-of-way location and width.

V-D-5 **Subdivision Layout Data**

The lot design plan shall be drawn and shall show the following information:

V-D-5-a **Lot Arrangement and Development Potential**

The lot lines, Parent Parcel Identification Number, and lot and block numbers of each lot shall be shown on the plat. Blocks shall be consecutively numbered or lettered in alphabetical order and, all lots in each block shall be consecutively numbered. Lot and block numbers provided shall be in substantial compliance with those shown on the approved Preliminary Plat.

The location and dimensions of all lot lines, all new easements and any existing easements which are recorded or easements which are visible and apparent reservations, and areas dedicated to public or private use with notes stating their purposes shall be shown on the Final Plat. Lots shown on the Final Plat shall be substantially the same as those shown on the approved Preliminary Plat.

Front, rear, and side yard setbacks that are greater than the minimum setback requirements of the district in which the parcel is located shall be designated with dashed lines on the individual lots and labeled as 'Minimum Setback'.

All lots which are of restricted development potential shall be noted on the Final Plat with reference to a separate recorded instrument which describes the restricted lot(s) by metes and bounds and designates the lot as "Of restricted development potential because of (specify condition), pursuant to Section IV-B-2 of the Orange County Subdivision Regulations".

V-D-5-b **Streets and Transportation Systems**

The location, dimensions and classification (public or private) of all streets, new easements or any existing easements which are recorded or which are visible and apparent uses, alleys and other public or private ways shall be shown on the Final Plat, including pedestrian and non-motorized vehicle easements. All streets intended for future extension either within or beyond the boundaries of the subdivision shall clearly be indicated on the Final Plat by the words, "Subject to future extension". A No Vehicular Access Easement (NVA) (aka Negative Access Easement) 10 feet in width shall be designated, with a dashed line, along the right-of-way of all lots and tracts where direct vehicular access to a roadway is not approved.

Street names, including State road numbers if applicable, shall be indicated on the Final Plat and shall not duplicate or approximate the name of any other street in Orange County, or an adjacent County if a similar street name is in use in the vicinity, except where a street is the continuation or extension of an existing street. All street names shall be approved through Land Records office.

V-D-5-c
Amended
1/6/92

Utility and Drainage Data

Construction plans shall be submitted to proper authorities, as required, to document any new public or private community water supply system, public or private community sewage disposal system, and storm drainage facilities. Written approval and a set of approved construction plans shall be submitted to the Planning Department prior to approval of the Final Plat.

The location and purpose of all new easements for utility systems shall be shown on the Final Plat, including, but not limited to, sanitary sewers, septic tanks and nitrification fields, storm sewer lines, water mains, gas, transmission mains and overhead electric, telephone and CATV transmission mains, and any other above or below ground utility systems which are contained within a designated easement.

It is understood that utility distribution systems to individual lots for gas, electric, telephone, and TV cable service are customarily covered by "blanket easements" or "general easements". If these easements have been recorded, the recording data shall be shown on the plat. Otherwise, these easements need not be denoted on the plat.

***V-D-5-d**
*Amended
4/2/90
1/4/94

Final Plat-Floodway and Watershed Data

Boundaries of both the floodway and floodway fringe areas shall be designated and labeled on the plat as required by the Orange County Flood Damage Prevention Ordinance.

For subdivisions located within a water supply watershed of regional and/or local importance, the following information shall be shown on the Final Plat:

- (a) The maximum impervious surface data as required by Articles 6.23, 6.24, and/or 6.25 of the Orange County Zoning Ordinance shall be shown for each lot.
- (b) Stream buffers as required by Articles 6.23, 6.24, and/or 6.25 of the Orange County Zoning Ordinance shall be delineated with widths noted on the Final Plat. Development restrictions within the buffer shall be specified in a separate document to be recorded concurrently with the Final Plat. The Deed Book and Page reference shall be noted on the Final Plat.
- (c) Storm water detention and/or retention sites and undisturbed areas for infiltration purposes as required by Section IV-B-9-c of this Ordinance and/or Articles 6.23, 6.24, and/or 6.25 of the Orange County Zoning Ordinance shall be delineated and labeled on the Final Plat. Any restrictions or requirements associated with the detention/retention sites shall be specified in a separate document to be recorded concurrently with the Final Plat. The Deed Book and Page reference shall be noted on the Final Plat.

V-D-5-e

Landscaping and Buffer Data

Buffers widths and locations as required by Section IV-B-8-d of this Ordinance or Article 12 of the Orange County Zoning Ordinance, whichever is greater, shall be shown on the Final Plat and specified in a separate document to be recorded concurrently with the Final Plat. The Deed Book and Page reference shall be noted on the Final Plat.

***V-D-5-f**
*Amended
9/4/90

Protection of Natural And Cultural Resources

Any areas identified in the "Inventory of the Natural Areas and Wildlife Habitats of Orange County, North Carolina" shall be shown on the Final Plat. A description of the resource, and the conditions of subdivision approval, which assure its protection shall be included in a document of describing development restriction to be recorded concurrently with the plat.

V-D-6

Certificates and Endorsements to Appear on Final Plat

***V-D-6-a**
*Amended
1/6/92

Certificates of Dedication and Maintenance

The Final Plat shall be made by or prepared under the supervision of a Professional Land Surveyor licensed to practice in the State of North Carolina and shall contain a certificate as required by Section 47-30 of the General Statutes and prepared in substantially the following form and acknowledged by a notary public:

- (1) "I, _____, certify that this plat was drawn under my supervision from (an actual survey made under my supervision) (deed description recorded in Book ____, Page ____, etc.) (other); that the ratio of precision is 1: _____; that the boundaries not surveyed are shown as broken lines plotted from information found in Book ____, Page ____; that this map was prepared in accordance with G.S. 47-30 as amended. Witness my hand and seal this ____ day of _____, A.D., 19__."

(The surveyor shall also certify on the plat as required by G.S. 47-30 (f) (11) as amended.)

Seal or Stamp
Surveyor Registration Number

***V-D-6-b**
*Amended
8/6/90
8/3/92

Certificates of Dedication and Maintenance

- (1) The following certificate shall be printed on the Final Plat and shall be followed by the signature of the owner(s) of the property being subdivided acknowledged by a notary public.

"The undersigned owner hereby certifies that the land shown hereon is located within the subdivision-regulation jurisdiction of Orange County and hereby freely dedicates all rights-of- way, easements, streets, recreation areas, open spaces, common areas, utilities and other improvements to public or private common use as noted on this plat, and further assumes full responsibility for the maintenance and control of said improvements until they are accepted for maintenance and control by an appropriate public body or by an incorporated neighborhood or homeowners association or similar legal entity."

Owner(s): _____ Date: _____

*Amended 10/16/90
(eff.12/3/90)

(2) Where a Final Plat shows a private road, an instrument substantially in the form of the County's Standard Road Maintenance Agreement entitled, "DECLARATION OF RESTRICTIONS AND PROVISIONS FOR PRIVATE ROAD MAINTENANCE", shall be recorded contemporaneously with the recordation of the approved Final Plat which guarantees (a) right of access to any private road in the subdivision by all lots served by the road and by law enforcement and emergency vehicles, (b) right of access for the proposed private road to a State or municipally maintained road by way of direct access or other private roads, (c) perpetual maintenance for any private road serving the subdivision at the standards set for approval, and (d) provide record notice of the probability that future development dependent on the private roads for access will require upgrading of the roads to a higher private road standard or public dedication and upgrading of the road to North Carolina Department of Transportation standards. This instrument shall also note acceptance by the owner of all liability related to the use of the road, and agreement to hold both the County and State harmless from such liability, and acknowledge that some public services may not be provided due to the private nature of the road. The guarantees of right of access and maintenance of the subdivision roads shall run with the land and shall be disclosed to any prospective purchaser of land in the subdivision as provided in North Carolina General Statutes Chapter 136- 102.6. Upon recordation the Deed Book and Page Number of the recorded document shall be referenced on the Final Plat.

Owner(s): _____ Date: _____

(3) The following shall be printed on the final plat and shall be followed by the signature of the County Manager:

"Orange County hereby accepts, for the use of the general public, without maintenance responsibility, the offer of public dedication of all public rights-of-way, public easements, public streets, public recreation areas, public open space, public utilities and other public improvements shown on this plat."

County Manager: _____ Date: _____

- (4) Where water and/or sewage disposal is to be provided by a public or quasi-public entity the following statement shall be certified by the person authorized to represent the service provider:

"I hereby certify that the construction plans for the water system and/or sewer system have been approved for [Name of Project]. The utilities have been constructed, or secured via a Letter of Credit, to the [Service Provider] standards.

[Authorized Signature]

Date

[Attest Signature]

Date

SEAL

- (5) a) Where a division of property is found to be exempt from the provision of this Ordinance as specified in the definition of "subdivision" in Article 2, the plat shall show the following statements for Planning Department endorsement:

"I hereby certify that the division of property shown and described hereon is exempt from the Orange County Subdivision Regulations by definition.

Planning Director:

Date:

- b) Where a property is recombining property that includes a vacant lot or an existing dwelling the following statement shall be shown on the plat:

"The recombination of existing lots has been reviewed by the Orange County Health Department, Environmental Health Division. Based on available information, this proposal does not appear to adversely affect the suitability of the lots for the issuance of an improvement permit, nor the installation, maintenance, or repair of an existing wastewater system. This certification is not an Improvement Permit or an approval for septic system on any of the lots. Subsequent changes to the lots may affect the ability to obtain Improvement Permits and/or Construction Authorizations."

- (6) Where lots have been approved for recordation by either the Orange County School System or the Chapel Hill/Carrboro School System the following statement and endorsements shall appear on the final plat:

I hereby certify that the lots shown on this plat have been approved by the _____ School System for recordation prior to [Insert date] in accordance with the Schools Adequate Public Facilities Ordinance.

Chair

Date

Secretary Attest

Date

SEAL

All certificates and endorsement signatures on the Final Plat, except those of the County Manager, Planning Board Chair, Planning Director and Environmental Health Officer shall be notarized by the statement of a Notary Public entered on the Final Plat. The Notary Public statement shall be shown in substantially the following form:

"North Carolina _____ County

I, a Notary Public of the County and State aforesaid, certify that _____ personally appeared before me this day and acknowledged the execution of the foregoing certificate. Witness my hand and seal this ____ day of _____, 19____.

"Seal or Stamp Notary Public

My Commission expires _____

V-D-7

Certificate of Improvements

- (1) If the required improvements are completed prior to the submission of the Final Plat, then one of the following certificates shall be shown on the plat and followed by the County Manager's signature:

"The County Manager hereby certifies that all improvements required by the Orange County Subdivision Regulations have been installed as specified by the approved Preliminary Plat for _____ Subdivision and that said improvements comply with Orange County specifications."

County Manager: _____ Date: _____

- (2) If the required improvements are not completed prior to the submission of the Final Plat and their completion is not insured by regulations applicable to developments financed by the U.S. Department of Housing and Urban Development, the following certificate shall be recorded followed by the County Manager's signature:

"The County Manager hereby certifies that (a) cash in the amount of \$_____, or (b) an irrevocable letter of credit by an approved institution and as approved by the Orange County Attorney, has been posted with Orange County guaranteeing that all improvements will be installed as specified by the approved Preliminary Plat for _____ Subdivision. All required improvements must be completed within three hundred and sixty-five (365) days hereof."

County Manager: _____ Date: _____