

**AN ORDINANCE AMENDING
ARTICLE VII APPENDIX-CHECKLIST FOR SKETCH PLAN,
PRELIMINARY PLAT AND FINAL PLAT OF THE
FOXFIRE VILAGE UNIFIED DEVELOPMENT ORDINANCE
FOXFIRE VILLAGE, NORTH CAROLINA
#2022-09**

THE FOXFIRE VILLAGE COUNCIL ORDAINS:

Section 1. Article VII Appendix – Checklist for Sketch Plan, Preliminary Plat and Final Plat, of the Foxfire Village Unified Development Ordinance is repealed in its entirety and replaced with the following:

APPENDIX. - CHECKLIST FOR SKETCH PLAN, PRELIMINARY PLAT AND FINAL PLAT

Information	Sketch Plan	Preliminary Plat	Final Plat
Property designation, i.e., name of subdivision.		X	X
Name of owner.	X	X	X
Location (including township, county and state).	X	X	X
Dates survey was conducted and plat prepared.		X	X
A scale of drawing in feet per inch listing in words or figures.		X	X
A bar graph completion schedule.			X
Name, address, registration number and seal on the registered land surveyor.		X	X
The name of the developer.	X	X	X
A sketch vicinity map showing the relationship between the proposed subdivision and surrounding area.	X	X	X
Corporate limits, township boundaries, county lines in on the subdivision tract.		X	X
Total acreage to be subdivided.	X	X	X
The names, address and telephone number of all owners, mortgages, registered land surveyor, land planners, architects, and professional engineers responsible for the subdivision.		X	X
The registration numbers and seals of the professional engineers.		X	X
North arrow and orientation.	X	X	X
The boundaries of the tract or portion thereof to be subdivided, distinctly and accurately represented with all bearings and distances shown.		X	X
The exact boundary lines of the tract to be subdivided, fully dimensioned by lengths and bearings, and the location of the existing boundary lines of adjoining lands.		X	X
The names of owners of adjoining properties.		X	X

The zoning classification of the tract to be subdivided and adjoining properties.	X	X	X
Existing property lines on the tract to be subdivided and on adjoining properties.	X	X	X
Existing building or other structures, watercourses, railroads, bridges, culverts, storm drains, both on the land to be subdivided and land immediately adjoining.	X	X	X
Proposed lot lines and/or appropriate dimension.	X	X	X
Lot and block numbers consecutively throughout the subdivision.		X	X
Wooded areas, marshes, swamps, rock outcrops, ponds or lakes, streams or streambeds, and any other natural features affecting the site.	X	X	X
The exact location of the flood hazard, floodway and floodways fringe areas from the community's FHMB or other FEMA maps.		X	X
Copy of protective covenants and Homeowner's Association documents, if any.			X
Obtain a site clearing and grading permit from the village.	X		
Obtain a site improvement permit from the village.			X
The following data concerning streets:		X	X
Proposed streets, proposed thoroughfares in accordance with 152.08.		X	X
Rights-of-way, location and dimensions.		X	X
Pavement widths.		X	X
Approximate grades.		X	X
Design engineering for data for all comers and curves.		X	X
Typical street cross-section.		X	X
Street names.		X	X
Street maintenance agreement in accordance with 152.51(G).			X
If any street is proposed to intersect with a state maintained road, the applicant shall apply for driveway approval as required by the state department of transportation, division of highways' manual on driveway regulations; evidence that the applicant has obtained such approval.			X
Type of street dedication; all streets must be designated either public or private. Where public streets are involved which will be dedicated to the Village, the applicant must submit all street plans to the Village for approval. Where public streets are involved which will not be dedicated to a municipality, the applicant must submit the following documents to the state department of transportation, district highway office for review: a complete site layout, including any future expansion anticipated; horizontal alignment indicated by percent grade, PI station and vertical curve length on site plan layout (the district engineer may require the plotting of the ground profile			X

and grade line for roads where special conditions or problems exist); typical section indicating the pavement design and width and sloped, width and details for either the curb and gutter or the shoulder and ditch proposed; drainage facilities and drainage areas.		
The location and dimensions of all:		
Utility and other easements.	X	X
Riding trails.	X	X
Natural buffers.	X	X
Pedestrian or bicycle paths.	X	X
Parks and recreation areas with specific type indicated.	X	X
School sites.	X	X
Areas to be dedicated or reserved for public use.	X	X
Areas to be used for purposes other than residential with the purpose of each stated.	X	X
The future ownership (dedication or reservation for public use to government body, for owners to duly constituted home owner's association, or for tenants remaining in the developer's ownership) of recreation and open space lands.	X	X
Sanitary sewers.	X	X
Storm sewers.	X	X
Water distribution lines, as approved by the village and the state.	X	X
Natural gas lines.	X	X
Telephone lines.	X	X
Electric lines.	X	X
Plans for individual water supply and sewage.	X	X
Site calculations including:		
Acreage in total tract to be subdivided.	X	X
Acreage in parks and recreation areas and other non-residential uses.	X	X
Total number of parcels created.	X	X
Acreage in the smallest lot in the subdivision.	X	X
Linear feet in streets.	X	X
The name and location of any property or buildings within the proposed subdivision or within any contiguous property that is located on the U.S. Department of Interior's National Register of Historic Places.	X	X

Sufficient engineering data to determine readily and reproduce on the ground every straight or curved line, street line, lot line, right-of-way line, easement line, and setback line, including dimensions, bearings or deflection angles, radii, central angles and tangent distances for the centerline of curved streets. All dimensions shall be measured to the nearest one-tenth of a foot and all angles to the nearest minute.			X
The accurate locations and descriptions of all monuments, markers and control points.			X
A copy of any proposed deed restrictions or similar covenants. Such restrictions are mandatory when private recreation areas are established.			X
A copy of the erosion control plan shall be submitted to and approved by the appropriate authority, if such a plan is required.			X
Where streets are dedicated to the public but not accepted into a municipal or the state system before lots are sold, a statement explaining the status of the street in accordance with section 7-13(j).			X
Certificates of approval, ownership and dedication, survey and accuracy, and approval of division of highway's district engineer, if applicable.			X
Landscaping plan.	X		X


Section 2. All provisions of any Village ordinance in conflict with this ordinance is repealed.

Section 3. This ordinance shall become effective upon adoption.

Adopted this 12th day of July, 2022.

ATTEST:


 Don Boito
 Mayor


 Lisa A. Kivett, CMC, NCCMC, CZO
 Village Clerk