



STATE OF NORTH CAROLINA
DEPARTMENT OF TRANSPORTATION

ROY COOPER
GOVERNOR

J. ERIC BOYETTE
SECRETARY

June 22, 2023

Rowan County – US 601

Permit No.: D091-080-23-00057

Subject: 9 Lot Subdivision

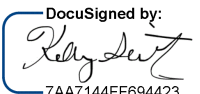
Mr. Kyle Keller
3D Conservation Group, LLC
4110 S. 100th E. Ave Suite 109
Tulsa, Ok 74146
(Kyle@kellercarolina.com)

Dear Mr. Keller,

Enclosed, please find the approved driveway permit application for the 9 lot Subdivision site onto US 601 in Rowan County. This permit is contingent upon compliance with the attached provisions.

- Please see Standard Provisions Attachment.
- Please contact County Maintenance Engineer, Michael Hedrick prior to construction.
- A copy of this approval package should be on site at all times.
- All Utilities will need to be approved under separate encroachments.
- Approval of this driveway permit application allows the applicant to establish a connection to an existing state-maintained roadway and does not constitute approval of the proposed commercial site plan or subdivision design.

Sincerely yours,

DocuSigned by:

7AA7144FF694423
Kelly Seitz, P.E.
District Engineer

PKS: etg

Attachments(s)

pc: Mr. S.P. Ivey, PE, Division Engineer
Mr. Michael Hedrick, PE, County Maintenance Engineer
Mr. Shane Stewart, Rowan County Planning Department

Mailing Address:
NC DEPARTMENT OF TRANSPORTATION
DIVISION 9/ DISTRICT 1
4770 SOUTH MAIN STREET
SALISBURY, NC 28147

Telephone: (704) 630 3200
Fax: (704) 639-7566
Customer Service: 1-877-368-4968

Website: www.ncdot.gov

Location:
4770 SOUTH MAIN STREET
SALISBURY, NC 28147

APPLICATION IDENTIFICATION		N.C. DEPARTMENT OF TRANSPORTATION	
Driveway Permit No. D091-080-23-00057	Date of Application 06/19/2023	STREET AND DRIVEWAY ACCESS PERMIT APPLICATION	
County: Rowan			
Development Name: N/A			
LOCATION OF PROPERTY:			
Route/Road: SR1948,US601			
Exact Distance 1,940	<input type="checkbox"/> Miles <input checked="" type="checkbox"/> Feet	<input checked="" type="checkbox"/> N <input type="checkbox"/> S <input type="checkbox"/> E <input type="checkbox"/> W	
From the Intersection of Route No. SR1948 and Route No. US601 Toward SR1829			
Property Will Be Used For: <input checked="" type="checkbox"/> Residential /Subdivision <input type="checkbox"/> Commercial <input type="checkbox"/> Educational Facilities <input type="checkbox"/> TND <input type="checkbox"/> Emergency Services <input type="checkbox"/> Other			
Property: <input checked="" type="checkbox"/> is <input type="checkbox"/> is not within Salisbury City Zoning Area.			
AGREEMENT			
<ul style="list-style-type: none"> • I, the undersigned property owner, request access and permission to construct driveway(s) or street(s) on public right-of-way at the above location. • I agree to construct and maintain driveway(s) or street entrance(s) in absolute conformance with the current "Policy on Street and Driveway Access to North Carolina Highways" as adopted by the North Carolina Department of Transportation. • I agree that no signs or objects will be placed on or over the public right-of-way other than those approved by NCDOT. • I agree that the driveway(s) or street(s) will be constructed as shown on the attached plans. • I agree that that driveway(s) or street(s) as used in this agreement include any approach tapers, storage lanes or speed change lanes as deemed necessary. • I agree that if any future improvements to the roadway become necessary, the portion of driveway(s) or street(s) located on public right-of-way will be considered the property of the North Carolina Department of Transportation, and I will not be entitled to reimbursement or have any claim for present expenditures for driveway or street construction. • I agree that this permit becomes void if construction of driveway(s) or street(s) is not completed within the time specified by the "Policy on Street and Driveway Access to North Carolina Highways". • I agree to pay a \$50 construction inspection fee. Make checks payable to NCDOT. This fee will be reimbursed if application is denied. • I agree to construct and maintain the driveway(s) or street(s) in a safe manner so as not to interfere with or endanger the public travel. • I agree to provide during and following construction proper signs, signal lights, flaggers and other warning devices for the protection of traffic in conformance with the current "Manual on Uniform Traffic Control Devices for Streets and Highways" and Amendments or Supplements thereto. Information as to the above rules and regulations may be obtained from the District Engineer. • I agree to indemnify and save harmless the North Carolina Department of Transportation from all damages and claims for damage that may arise by reason of this construction. • I agree that the North Carolina Department of Transportation will assume no responsibility for any damages that may be caused to such facilities, within the highway right-of-way limits, in carrying out its construction. • I agree to provide a Performance and Indemnity Bond in the amount specified by the Division of Highways for any construction proposed on the State Highway system. • The granting of this permit is subject to the regulatory powers of the NC Department of Transportation as provided by law and as set forth in the N.C. Policy on Driveways and shall not be construed as a contract access point. • I agree that the entire cost of constructing and maintaining an approved private street or driveway access connection and conditions of this permit will be borne by the property owner, the applicant, and their grantees, successors, and assignees. • I AGREE TO NOTIFY THE DISTRICT ENGINEER WHEN THE PROPOSED WORK BEGINS AND WHEN IT IS COMPLETED. 			
<div style="display: flex; justify-content: space-between; font-size: small;"> 2004-07 NOTE: Submit Four Copies of Application to Local District Engineer, N.C. Department of Transportation TEB 65-04rev. </div> <div style="text-align: center; margin-top: 5px;">61-03419</div>			

SIGNATURES OF APPLICANT

PROPERTY OWNER (APPLICANT)		WITNESS	
COMPANY	3D Conservation Group, LLC	NAME	_____
SIGNATURE	<i>Michael Graves</i>	SIGNATURE	_____
ADDRESS	4110 S 100th E Ave Ste. 109 Tulsa, Ok 74146	ADDRESS	_____
	Phone No. 918-955-5686		_____

AUTHORIZED AGENT		WITNESS	
COMPANY	_____	NAME	_____
SIGNATURE	_____	SIGNATURE	_____
ADDRESS	_____	ADDRESS	_____
	Phone No. _____		_____

APPROVALS

APPLICATION RECEIVED BY DISTRICT ENGINEER

DocuSigned by:

Joshua A. Miller

SIGNATURE

DATE

APPLICATION APPROVED BY LOCAL GOVERNMENTAL AUTHORITY (when required)

SIGNATURE

TITLE

DATE

APPLICATION APPROVED BY NCDOT

DocuSigned by:

Kelly Deitz

SIGNATURE

District Engineer

06/22/2023

TITLE

DATE

INSPECTION BY NCDOT

SIGNATURE

TITLE

DATE

COMMENTS:

STANDARD PROVISIONS

1. The Rowan County Maintenance Engineer's Office shall be notified at least five (5) days prior to the actual start of work and upon completion of all the work. A pre-construction meeting with Michael Hedrick, P.E., County Maintenance Engineer, Telephone (704-630-3240) shall be held in order that he may schedule his inspections accordingly.
2. An executed copy of this driveway permit shall always be present at the site during construction. If safety, traffic conditions, or absence of an approved permit warrant such an action, the Department reserves the right to further limit, restrict or suspend operations within the right-of-way.
3. All materials and construction shall be in accordance with current NCDOT standards and specifications, including, but not limited to, the NCDOT Standard Specifications of Roads and Structures dated January 2018, the NCDOT Roadway Standard Drawings, and NCDOT Utilities Accommodations Manual.
4. Strict compliance with the Policy on Street and Driveway Access to North Carolina Highways and Subdivision Roads Minimum Construction Standards manuals shall be required.
5. It shall be the responsibility of the developer to acquire or dedicate new right-of-way for all roadway improvements associated with the driveway permit. This shall include any and all construction easements, utility easements, sidewalk maintenance easements, etc. The Department of Transportation will not approve or take on maintenance of any facility that is located outside of recorded right-of-way. The developer shall identify the need for additional right-of-way or easements and officially record those with the respective county's register of deeds office.
6. Traffic control devices, lane closures, road closures, positive protection and/or any other warning devices shall be used in accordance with the latest NCDOT Roadway Standard Drawings, Standard Specifications for Roads and Structures, and/or any additional amendments. If there is no guidance provided in the above mentioned standards all traffic control devices shall comply with the latest Manual on Uniform Traffic Control Devices for Streets and Highways. The Department reserves the right to require a written traffic control plan for encroachment operations. Standard lane closure restrictions requires contractors close no lane between the hours of 7:00AM-9:00AM and 4:00PM-6:00PM. Additional holiday or special event lane closure restrictions may be enforced. The permittee shall be responsible for notifying the Department and/or any other necessary agencies a minimum of 72 hours prior to the traffic control installation.
7. During construction, ingress and egress shall be maintained to all businesses and dwellings affected by the project. Special attention shall be paid to police and fire stations, fire hydrants, and hospitals. Work requiring lane or shoulder closures shall not be performed on both sides of the road simultaneously within the same area.
8. The Department reserves the right to modify, remove, or relocate any access point if it is deemed necessary to maintain the safety, mobility, and efficiency of the roadway. The applicant may be held liable for the redesigning any necessary modifications, including but not limited to, medians, auxiliary lanes, and turning movement restrictions.
9. All permanent driveway connections shall be paved for a minimum of fifty (50) feet along the centerline of the new driveway, unless otherwise directed by the District Engineer.
10. It shall be the responsibility of the Permittee to determine the location of existing utilities and coordinate the relocation of any utilities within the encroachment area. The Permittee shall be responsible for notifying utility owners, providing protection and safeguards to prevent damage or interruption to existing facilities and for maintaining accessibility to existing utilities. Relocation costs of any utilities shall be the responsibility of the permittee.
11. Individual encroachment agreements shall be obtained for all work within the right-of-way, including but not limited to; utility connections, public extensions, widening, sidewalk, etc. For direction on submittal guidelines and requirements review the NCDOT Policies and Procedures for Accommodating Utilities on Highway Rights of Way. Approvals must be obtained prior to beginning any work within the right-of-way.
12. All erosion control devices and measures shall be constructed, installed, maintained, and removed by the Permittee in accordance with all applicable Federal, State, and Local laws, regulations, ordinances, and policies. All earth areas shall be regarded and seeded in accordance with NCDOT Standard Specifications for Roads and Structures dated January 2018.

13. It shall be the responsibility of the developer to install all necessary regulatory traffic signage, pavement markings, etc. in accordance with the latest NCDOT Roadway Standard Drawings. Any existing signage or control-of-access (C/A) fencing that is removed or damaged as a result of construction, shall be replaced at no cost to the Department.
14. When surface areas in excess of one acre will be disturbed, the Permittee shall submit a Sediment and Erosion Control Plan which has been approved by the appropriate regulatory agency or authority prior to beginning any work on the Right of Way. Failure to provide information shall be grounds for suspension of operations.
15. Driveways and/or roadway improvements must be constructed so that they do not adversely affect highway drainage or drainage of adjacent properties. Drainage and stability of the highway subgrade must not be impaired by construction or roadside development. In no case may construction cause water to flow across the highway pavement, to pond on the shoulders or in the ditch, or result in erosion within the right-of-way. Any modification of existing drainage facilities will require prior notification and approval by the Department.
16. It shall be the responsibility of the owner to maintain a sight distance triangle being measured seventy (70) feet in length, along the right of way, in each direction from the edges of the proposed or existing driveway and being measured ten (10) feet in width along each side of the drive from its intersection with the right of way and being in addition to the right of way. It is further understood that no structures, signage or vegetation over fifteen (15) inches in height shall be placed within the above described sight distance triangles.
17. It shall be the responsibility of the developer to ensure adequate sight distance in both directions at the driveway connection. Sight distance shall be based upon ten (10) feet of clear sight distance for each one (1) mile per hour of the prevailing speed limit.
18. While the Department of Transportation permits sidewalk construction within the right-of-way, behind curb and gutter sections only, the liability and maintenance of the sidewalk remains the responsibility of the permittee/property owners. All newly constructed sidewalk and curb ramps within NCDOT right-of-way must be constructed in compliance with the Americans with Disabilities Act (ADA) standards. See STD 848.05
19. In the event that plantings require relocation or removal for highway construction, reconstruction, maintenance or safety, such removal or relocation will be done immediately by the permittee (municipality/civic group/individual) upon notification by the Division of Highways, entirely at the expense of the permittee. The Division of Highways will not be responsible for any damage to the planting which may be done by third parties. Maintenance of the plantings will be the responsibility of the permittee. All plantings shall be maintained in a condition that will not interfere nor endanger vehicular or pedestrian traffic. Sightlines to roadway signs must be visible and unobstructed. No planting shall be taller than 24" above roadway elevations. All vegetation must maintain a minimum 5' setback from all ditches and drainage structures.
20. All temporary construction entrances are to be stoned and maintained at all times to prevent mud from being tracked onto the highway. Any mud/dirt which may collect on the roadway from equipment and/or truck traffic on site shall be removed in a timely manner to avoid any unsafe traffic conditions.
21. The driveway connection must be completed within one (1) year from the above approval date. Once this time has expired, a reapplication will be required unless otherwise directed by the District Engineer.
22. All work completed within the NCDOT right-of-way shall be completed by a pre-qualified NCDOT approved contractor. If a contractor is not pre-qualified they must be approved by the District Engineer prior to beginning any work. For a list of approved contractors visit the link below: (<https://www.ebs.nc.gov/VendorDirectory/search.html?s=fn&a=new>)
23. All personnel performing any activity inside the highway right-of-way are required to be familiar with the NCDOT Maintenance/Utility Traffic Control Guidelines. All flagging, spotting, or operating Automated Flagger Assist Devices (AFAD) inside the highway right-of-way requires qualified and trained work zone flaggers. Training for this certification is provided by NCDOT training resources and pre-approved private entities. All personnel in charge of overseeing work zone traffic control are required to be qualified work zone supervisors. For any questions regarding proper work zone

flagger or supervisor training please refer to our website at <http://connect.ncdot.gov/projects/WZTC/pages/Training.aspx>. You may also contact Kenneth Thornwell, P.E. at (919-814-5037) or kthornewell@ncdot.gov

24. Prior to completing any work within five hundred (500') feet of a signalized intersection, please contact Division Traffic Engineer J.P. Couch at 336-747-7800. The developer will be held liable for any damages to existing signal loops or other components.
25. **Failure to comply with these set forth provisions will void your driveway access permit and may result in the removal of your driveway entrances. Any change of use and/or modification to the site operation may require submittal and approval of a new driveway permit.**

PROJECT SPECIAL PROVISIONS

26. **Lot # 1 must be accessed from the southern edge of the property line. This location has some overgrowth that will need to be cleared before occupied.**
27. **All 9 driveway entrances will be required to have a drainage culvert pipe installed in the ditch line to carry the water. The developer is responsible for purchasing and installing these drainage culverts. NCDOT forces will determine the diameter size of culvert needed. Please contact Mr. Michael Hedrick 704-630-3240 to coordinate.**

