



# ALBEMARLE

## NORTH CAROLINA

*Water. Air. Land. Opportunity.*

### Contact

Darren Rhodes - Assistant City Manager  
704.984.9408 | Email: drhodes@albemarlenc.gov



282-Acres | Class A Industrial Park | Albemarle, North Carolina | Stanly County | Charlotte Region

# ABC Albemarle Business Center



## Albemarle Business Center Site Info >>>

**Park Name:** Albemarle Business Center

**Certified:** Yes (Electricities Smart Sites – 2018)

**Total Acres:** 282 **Usable:** 175

**Location:** Albemarle, NC 28001

**Highway Access Points:** NC 24/27 & US 52,

**Latitude/Longitude:** 35.331421/-80.174238

**Parcels:** 654702867353 & 655701086047

**Owner:** City of Albemarle

**Minimum Acres Available:** 6

**Maximum Acres Available:** 62

**Standalone Industrial Park:** Yes

**Price Per Acre:** Negotiable (City-Owned)

**Zoning:** Heavy Industrial

**Nearby Uses:** Commercial along NC 24/27; Industrial, and Agricultural

**Structures On Site:** No

**Maximum Elevation:** 616 AMSL

**Minimum Elevation:** 500 AMSL

**Slope:** Moderately Rolling

**Wetlands:** Small, isolated areas, ponds

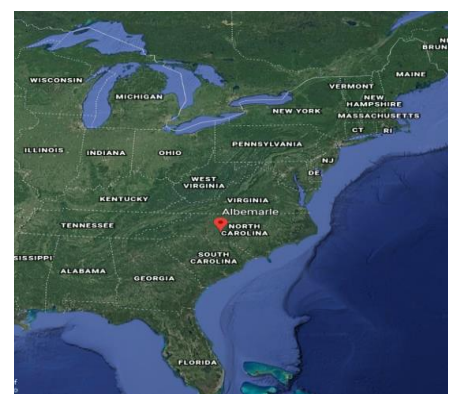
**Other Due Diligence:** ElectriCities SmartSites certified industrial park. SmartSite documentation available.

## Your New Business Address

*Located near major metro areas of Charlotte, Greensboro and Raleigh-Durham*

*The 282-acre Albemarle Business Center is located on 4-lane NC Highway 24/27 and US Highway 52. The industrial park will be under construction in early 2022 with initial phase buildout and all infrastructure in place by Q1 2023. Owned by the City of Albemarle, this Class A park is an ElectriCities Smart Sites Certified Park. In addition to the park being owned by the City of Albemarle, the City's public utilities department is the park provider for electricity, water, and sewer.*

The City of Albemarle Economic Development plan has targeted high-end manufacturing and distribution for this park. Within a single's day drive to approximately 60% of the U.S. population, Albemarle is less than 1.5 hours to three major metro areas (Charlotte, Greensboro, and Raleigh-Durham); two major seaports (Port of Wilmington and the Port of Charleston) are within 4 hours drive; the nation's 6<sup>th</sup> busiest airport in Charlotte Douglas International (CLT) is 1 hour away; and major state and U.S highways connect to interstates 485, 85, 74, 77, 40 and 95; No matter if you need just in time raw materials or access to the Eastern U.S. to ship or distribute goods, Albemarle makes for a good location for your business or industry.



Location >>>

3...2...1...

3 Metro Areas, 2 Major Seaports, 1 International Airport



## Metros

Albemarle is located within 1 hour or less of Charlotte and Greensboro and within 1.5 hours of the Raleigh-Durham area.

- [www.charlottesgotalot.com](http://www.charlottesgotalot.com)
- [www.visitgreensboronc.com](http://www.visitgreensboronc.com)
- [www.visitraleigh.com](http://www.visitraleigh.com)

## Ports

If you utilize ports for your business or industry, Albemarle is 178 miles and 3:15 to the Port of Wilmington via US 74; and is just under 4 hours and 222 miles to the Port of Charleston via US52, I-95 and I-26.

- [www.ncports.com/wilmington](http://www.ncports.com/wilmington)
- [www.scsipa.com](http://www.scsipa.com)



## Airports

Charlotte Douglas International Airport (CLT) is 51 miles or just over 1 hour from Albemarle via 4-lane highway NC 24/27 and I-485. Charlotte Douglas ranks as the 10th busiest airport in the nation with 46 million passengers traveling through in 2020.

- [www.cltairport.com](http://www.cltairport.com)

Stanly County Airport (VUJ) is a premier general aviation airport. Home to an Air National Guard Operation Unit, the airport has a 5,500 foot runway, an operating tower, ILS and modern terminal.

- [www.stanlycountyairport.com](http://www.stanlycountyairport.com)

## Distance From Albemarle To Major Southeastern Cities...

Charlotte, NC	51 miles
Greensboro, NC	64 miles
Raleigh-Durham, NC	109 miles
Wilmington, NC	178 miles
Columbia, SC	137 miles
Charleston, SC	222 miles
Richmond, VA	264 miles
Atlanta, GA	292 miles
Washington, DC	371 miles
Jacksonville, FL	396 miles
Savannah, GA	266 miles
Baltimore, MD	410 miles
Nashville, TN	457 miles



## State & Local Incentives That Prove We Mean Business

North Carolina annually ranks as one of the top states in the nation in recruitment of new business and industry. As a Tier 2 County, Stanly County and the City of Albemarle can provide new and expanding companies with incentives that positively impact your company's bottom line.

The City of Albemarle encourages and supports new business development and the expansion of its business base through retention, recruitment and entrepreneurship. The City of Albemarle determines incentives based on:

- Diversifying the local business and manufacturing base by encouraging existing businesses to reinvest and to help attract new business to the City whether industrial or retail.
- Recruitment of business and industry that are complimentary to our environment and that are active participants in the community.
- Increasing the ad valorem tax base
- Increasing quality employment opportunities within the City with wages that help increase per capita incomes and jobs that provide strong health insurance and other employee benefits.

Incentive grants are offered over a period of time and vary in amount. The amount of a grant is dependent upon the amount of investment, job creation, wages, whether existing business or new, whether it is a headquarters, and if the business is complementary to existing businesses. The City of Albemarle also owns and operates the electric, water, and sewer systems serving the ABC industrial park so we can provide you outstanding rates and the potential for utility incentives for large utility users. One of only a handful of communities that have a world-class industrial park with City-owned utilities. *Contact us and we will be happy to provide you a state and local incentive summary for your project.*

## Distance To Nearby Interstates From Albemarle



32 miles – 39 minutes



30 miles - 40 minutes



34 miles – 40 minutes



52 miles – 46 minutes



53 miles – 1 hr. 11 min.



94 miles – 2 hours





The new Pfeiffer University Health Sciences Center is located in the Five Points area of downtown Albemarle.



In the fall of 2020, Pfeiffer University opened the Health Sciences Center in downtown Albemarle. The City of Albemarle, numerous donors, alumni, and benefactors throughout the community came together to partner with Pfeiffer University to build the Center. Current enrollment is 150 and will grow to more than 270 students in less than two years.

Pfeiffer, Atrium Health Stanly County, and GHA - one of the nation's leading non-profits providing services and resources for autistic children - makes Albemarle a great location for healthcare services, niche research, and medical manufacturing.

**Pfeiffer University:** [www.pfeiffer.edu](http://www.pfeiffer.edu)

**Atrium Stanly County:** [www.atriumhealth.org](http://www.atriumhealth.org)

**GHA:** [www.ghaautismsupports.org](http://www.ghaautismsupports.org)

## Quality of Life >>>

# The Good Life...

*Albemarle is a thriving City with just over 16,000 residents and serves as the County seat of Stanly County. Largely rural and agricultural in nature throughout its history, in recent years Albemarle and the entire County has seen a resurgence in growth including the attraction of new business and industry in downtown Albemarle. The City's development of the 282-acre ABC industrial park will bring new investment and high-paying manufacturing jobs to the City. When you visit you'll find leadership that "gets it" when it comes to meeting the needs of business.*

From our lovely homes in the Pee Dee Historic District to new single-family communities there are plenty housing opportunities. You can even live downtown and walk to shopping, dining, and other services as former mills, department stores and our historic downtown hotel have been or are under renovation into apartments. A Main Street community, Albemarle's economic development staff works tirelessly to grow the downtown and partners with our businesses while maintaining its historic charm.

The City of Albemarle, as part of the 16-County Charlotte Region, works closely with Stanly County to recruit new business and industry while also growing the County in a way that protects the environment, provides a quality of life that is balanced, and provides opportunity for all.



[www.visitstanly.com](http://www.visitstanly.com)  
[stanlychamber.org](http://stanlychamber.org)  
[www.albemarlenc.gov](http://www.albemarlenc.gov)  
[www.stanlycountync.gov](http://www.stanlycountync.gov)



## Our Lakes & The Uwharrie National Forest Offer Ideal Getaways >>>

Most head west to the Great Smoky or Blue Ridge Mountains in the western part of the state. But one of the oldest mountain chains in the world is just minutes east of Albemarle and is a recreation enthusiasts paradise. The Uwharrie Mountains, part of the Uwharrie National Forest, have more archaeological sites per acre than any other forest in the southeast. The same forces of erosion that wore the Appalachians down from their former Rocky-Mountain-like heights also took their toll as the Uwharrie range now tops out at 1,100 feet.

The Uwharrie National Forest offers camping, trails, picnic areas, and other outdoor amenities residents and visitors of all ages to enjoy. Your family can be just minutes from these mountains and lakes.



[www.fs.usda.gov](http://www.fs.usda.gov)

## Lake Tillery & Badin Lake

Lake Tillery and Badin Lake bring thousands of tourists to the area each year. With an address in Albemarle you're just minutes from two of North Carolina's great fishing and deepwater recreational lakes and recreation on both water and land. For more info go to:

[www.visitstanly.com](http://www.visitstanly.com)



# additional information

The Albemarle Business Center is an \$8 million investment by the City to create a future jobs center for our residents. The ABC is an ElectriCities SmartSites certified site. The ABC site certification info is available online or we can email it to you. With the City owning the park as well as the electric, water, and sewer utilities, we can provide your company with the most cost-effective location packages anywhere in the Carolinas.

**Have Questions Or Need Additional Info?**

**Email:** [ktunnell@albemarlenc.gov](mailto:ktunnell@albemarlenc.gov) | **Phone:** 704.984.9419



[www.electricities.com](http://www.electricities.com)

**Water:** City of Albemarle

Line Size: 12" Adjacent with loop to be completed

Capacity: 16.5 MGD Excess Capacity: 6 MGD



**Sewer:** City of Albemarle

Line Size: 12", will be completed Q4 2021

Capacity: 12 MGD Excess Capacity: 6.6 MGD

**Electric:** City of Albemarle

Location: East end of park property

Voltage: 25kV up to 600 V 277/480

Dual Feed Available: Yes

Distance To Nearest Substation: 12,153 ft.

**Natural Gas:** Piedmont Natural Gas

Location: Piedmont Natural Gas currently maintains both an 8-inch distribution line on US 52 parallel to the parcel and a 6-inch high pressure transmission line on the south side of the parcel

**Telecommunications**

Type: Broadband fiber

Providers: Spectrum and Windstream

**Solid Waste:** Waste Management, GDS

**Police:** City of Albemarle, 200 full-time officers

Response Time: 2 minutes

**Fire:** City of Albemarle, 130 full time firefighters

Nearest Station: 1 mile/2 minute response time

**EMS:** 5.6 miles/4 miles

Hospital: Atrium-Stanly County, 8 minutes

When it comes to finding the talent you need, NCWorks provides services to help your business hire more confidently. In addition to supplying employers with candidate and job market trends, NCWorks can assist you in your candidate search, as well as managing your job postings and applicants. Contact us to learn more about how NCWorks can go to work for your company. To learn more: [www.ncworks.gov](http://www.ncworks.gov)



Located in the City of Albemarle, Stanly Community College has an outstanding reputation for working closely with our business and industry to provide them with technical and other training that meets and exceeds their needs. For more information visit: [www.stanly.edu](http://www.stanly.edu).

The Stanly Community College Small Business Center is uniquely positioned to assist you in starting your own business in Stanly County. Located in downtown Albemarle, the center provides a wide-range of programs and services to assist new and expanding business. For more info: [www.ncsbc.net](http://www.ncsbc.net)

## A Special Place >>>

*"As the Mayor of the City of Albemarle, I welcome your interest in the ABC. It is my sincere wish that you will find a home here for your business or industry. The City Council is committed to creating jobs and increasing investment in both the industrial and retail sectors. It's why we invested more than \$8 million in the ABC industrial park and are committed to being truly pro-business."*

*A good quality of life is important in any decision to locate a new facility. Albemarle has charm and is growing. While other towns and cities are building new buildings and trying to make them look old, we have the real thing. Buildings constructed as far back as 1897 along with modern buildings including the new Pfeiffer University Health Sciences Center in Five Points give the City a great mix of historic and new architecture that compliment the streetscape. apartment, retail, and restaurant projects are underway as well as City initiatives to create public spaces and amenities to make downtown a destination. We believe downtown will return it to its glory days when it was the "go-to" place for shopping, dining, entertainment, and just being seen.*

*You'll find the people here friendly and welcoming. Our leadership and allies work together to create an environment where all of our business and industry can invest, grow and prosper. Come visit, once you do, we think you'll make the decision to stay."*

**-Mayor Ronnie Michael**





DRAFT



LEGEND	
PROPERTY BOUNDARY	
EXISTING CONTOUR (2' INTERVAL)	
EXISTING CONTOUR (5' INTERVAL)	
EXISTING WETLANDS	
PROPOSED WETLANDS BUFFER (30' WIDE)	
NOTES:	
1. ALL LOCATIONS ARE APPROXIMATE	
2. FUTURE ROAD EXTENSION BASED ON SITE PLAN COMPLETED BY CHAMBERS ENGINEERING AND CREATIVE, DATED NOVEMBER 7, 2017	
3. BOUNDARIES BASED ON GEOGRAPHIC DATA OBTAINED FROM NC ONE MAP ON FEBRUARY 17, 2021, DATED 2020	
4. TOPOGRAPHY BASED ON 2019 LIDAR OBTAINED FROM NC DATA DOWNLOAD ON FEBRUARY 12, 2021, DATED MAY 31, 2018	
5. EXISTING WETLANDS BASED ON WETLANDS DELINEATION COMPLETED BY ECS ON MARCH 31, 2017	
6. AERIAL PHOTOGRAPHY OBTAINED FROM Bing Maps on February 12, 2021	

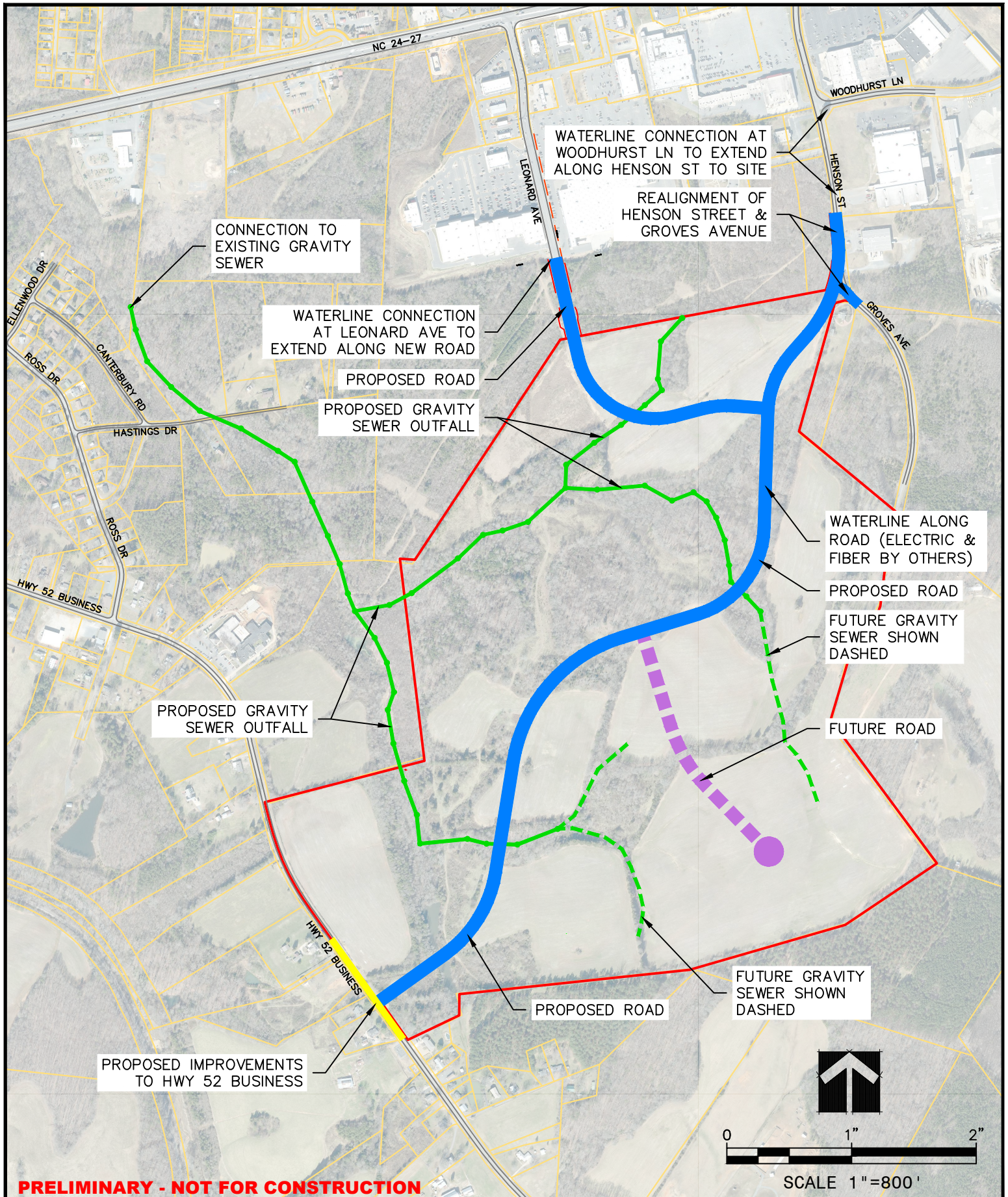


CIVIL ENGINEER: DANIEL S. WARRICK, P.E. (NC) DWARRICK@SYNTERRA.COM 10430 HUNTERS DAVIS BOULEVARD, SUITE 111 CHARLOTTE, NORTH CAROLINA 28269 PHONE: (866) 312-6690 WWW.SYNTERRA.COM	
DRAWN BY: J. LEE CHECKED BY: C. DEAT PROJECT MANAGER: D. WARRICK LAYOUT: CONCEPTUAL SITE PLAN	DATE: 02/15/2021

GRAPHIC SCALE 0 75 150 1 INCH = 150 FEET	
CONCEPTUAL SITE PLAN FOR A PROPOSED ±100,000-SF INDUSTRIAL BUILDING ON THE ±23.5-ACRE SITE IN THE ALBEMARLE BUSINESS CENTER LOCATED ALONG U.S. HIGHWAY 52 CITY OF ALBEMARLE, NORTH CAROLINA PARCEL ID#: 654702867363	
2/15/2021 10:58 AM	

SYNTERRA\ALBEMARLE\PROJECTS\ALBEMARLE\PROJECTS\CONCEPT PLANNING





**PRELIMINARY - NOT FOR CONSTRUCTION**

Scale: 1" = 800'

Date: December, 2020

Drawn By: drb

Checked By: sgc



**Chambers Engineering, PA**

129 North First St., Albemarle, NC 28001 704-984-6427  
NCBELS Firm License No. C-1660

**Option 2 - Total Road & Leonard Ave Extension**

Albemarle Business Center  
Albemarle, NC

PROJECT NO: 2018-1170

SHEET

**2**





**chambers**  
engineering, pa

129 North First Street | 704.984.6427 ph  
Albemarle, NC 28001 | www.ce-pa.com



**Owner:** City of Albemarle  
**Project Name:** Albemarle Business Center  
**Description:** Option 2 - Total Road & Leonard Ave Extension

100 - General Requirements	\$	407,426.95	
200 - Roadways & Drainage	\$	5,314,380.00	
300 - Water Distribution	\$	1,338,500.00	
400 - Sanitary Sewers	\$	1,913,900.00	
500 - Primary Power	\$	2,852,955.00	
<b>Total Construction</b>	<b>\$</b>	<b>11,827,161.95</b>	
Construction Contingency 15%	\$	1,774,074.29	
Base Survey & Plat Maps	\$	-	*
Technical Design Services - Phase 1	\$	-	*
Technical Design Services - Phase 2	\$	-	*
Construction Administration, Inspection, & CMT	\$	333,590.00	
401/404 Permitting	\$	-	*
Environmental Impact Mitigation Fees	\$	236,400.00	
Right of Way Acquisition	\$	75,000.00	
Legal & Administration	\$	50,000.00	
<b>Total Soft Cost</b>	<b>\$</b>	<b>694,990.00</b>	
<b>Total Project Cost</b>	<b>\$</b>	<b>14,296,226.25</b>	

\*Items Previously Contracted and/or Paid



**chambers**  
engineering, pa

129 North First Street | 704.984.6427 ph  
Albemarle, NC 28001 | www.ce-pa.com



**Owner:** City of Albemarle  
**Project Name:** Albemarle Business Center  
**Description:** Option 2 - Total Road & Leonard Ave Extention  
100 - General Requirements

No.	Item Description	Unit Measure	Estimated Quantity	Unit Price	Total Line Price
1.00	Payment & Performance Bond	Percent	1.15%	\$ 11,419,735.00	\$ 131,326.95
1.01	Photographic Documentation	Lump Sum	1	\$ 2,000.00	\$ 2,000.00
1.02	Permits & Applications	Lump Sum	1	\$ 3,000.00	\$ 3,000.00
1.03	Temporary Utilities	Month	15	\$ 1,500.00	\$ 22,500.00
1.04	Temporary Office	Month	15	\$ 1,200.00	\$ 18,000.00
1.05	Protective Equipment	Lump Sum	1	\$ 2,500.00	\$ 2,500.00
1.06	Equipment Mobilization	Lump Sum	1	\$ 15,000.00	\$ 15,000.00
1.07	Equipment De-Mobilization	Lump Sum	1	\$ 15,000.00	\$ 15,000.00
1.08	Temporary Fencing	Plan Linear Feet	500	\$ 15.00	\$ 7,500.00
1.09	Waste Management & Disposal	Month	12	\$ 800.00	\$ 9,600.00
1.10	Temporary Lighting	Month	4	\$ 1,000.00	\$ 4,000.00
1.11	Sanitary Facilities	Month	15	\$ 500.00	\$ 7,500.00
1.12	Data & Technology Fees	Month	15	\$ 300.00	\$ 4,500.00
1.13	Project Management	Month	15	\$ 11,000.00	\$ 165,000.00
<b>Total General Requirements</b>					<b>\$ 407,426.95</b>





**Owner:** City of Albemarle  
**Project Name:** Albemarle Business Center  
**Description:** Option 2 - Total Road & Leonard Ave Extention  
200 - Roadways & Drainage

No.	Item Description	Unit Measure	Estimated Quantity	Unit Price	Total Line Price
2.00	Construction Staking	Crew Day	12	\$ 1,400.00	\$ 16,800.00
2.01	Construction Safety Fencing	Plan Linear Feet	2000	\$ 3.00	\$ 6,000.00
2.02	Staging Area, 51,400 SF x 6 in thick	Ton	1930	\$ 45.00	\$ 86,850.00
2.03	Clearing & Grubbing	Acre	17.0	\$ 8,500.00	\$ 144,500.00
2.04	Topsoil Removal & Stockpile	Cubic Yard	17000	\$ 6.50	\$ 110,500.00
2.05	Mass Grading, On-site	Cubic Yard	85000	\$ 8.00	\$ 680,000.00
2.06	Mass Grading, Import	Cubic Yard	0	\$ 22.00	\$ -
2.07	Unsuitable Materials	Cubic Yard	6000	\$ 18.00	\$ 108,000.00
2.08	Mass Rock Excavation	Cubic Yard	5000	\$ 65.00	\$ 325,000.00
2.09	Fine Grading, Shoulders	Cubic Yard	8500	\$ 6.00	\$ 51,000.00
2.10	2' Ribbon Curb	Plan Linear Feet	16800	\$ 20.00	\$ 336,000.00
2.11	2' Curb & Gutter	Plan Linear Feet	240	\$ 24.00	\$ 5,760.00
2.12	5' Sidewalk	Square Feet	42000	\$ 7.40	\$ 310,800.00
2.13	Asphalt Wearing Surface, 2"S9.5C, 30'	Ton	3150	\$ 98.00	\$ 308,700.00
2.14	Asphalt Intermediate Course, 3"I19.0C, 30'	Ton	4725	\$ 90.00	\$ 425,250.00
2.15	Compacted Stone Base, 8"	Ton	12600	\$ 40.00	\$ 504,000.00
2.16	NC Hwy 52B Turnlane Improvements	Lump Sum	1	\$ 325,000.00	\$ 325,000.00
2.17	Henson St & Groves Ave Improvements	Lump Sum	1	\$ 250,000.00	\$ 250,000.00
2.18	18" RCP Culvert Pipe	Plan Linear Feet	205	\$ 52.00	\$ 10,660.00
2.19	24" RCP Culvert Pipe	Plan Linear Feet	105	\$ 66.00	\$ 6,930.00
2.20	30" RCP Culvert Pipe	Plan Linear Feet	155	\$ 89.00	\$ 13,795.00
2.21	48" RCP Culvert Pipe	Plan Linear Feet	80	\$ 153.00	\$ 12,240.00
2.22	54" RCP Culvert Pipe	Plan Linear Feet	260	\$ 250.00	\$ 65,000.00
2.23	60" RCP Culvert Pipe	Plan Linear Feet	220	\$ 275.00	\$ 60,500.00
2.24	18" Flared End Section	Each	5	\$ 500.00	\$ 2,500.00
2.25	24" Flared End Section	Each	1	\$ 600.00	\$ 600.00
2.26	30" Flared End Section	Each	4	\$ 700.00	\$ 2,800.00



**Owner:** City of Albemarle  
**Project Name:** Albemarle Business Center  
**Description:** Option 2 - Total Road & Leonard Ave Extention  
200 - Roadways & Drainage

No.	Item Description	Unit Measure	Estimated Quantity	Unit Price	Total Line Price
2.27	48" Headwall	Each	2	\$ 1,200.00	\$ 2,400.00
2.28	54" Headwall	Each	2	\$ 1,400.00	\$ 2,800.00
2.29	60" Headwall	Each	2	\$ 1,600.00	\$ 3,200.00
2.30	54" Double Headwall	Each	2	\$ 2,800.00	\$ 5,600.00
2.31	60" Double Headwall	Each	2	\$ 3,000.00	\$ 6,000.00
2.32	Area Inlet	Each	2	\$ 750.00	\$ 1,500.00
2.33	Segmented Block Retaining Wall	Square Feet	1225	\$ 85.00	\$ 104,125.00
2.34	Pond Removal & Stream Restoration	Lump Sum	1	\$ 150,000.00	\$ 150,000.00
2.35	Erosion Control - Sediment Fence	Plan Linear Feet	6850	\$ 3.50	\$ 23,975.00
2.36	Erosion Control - Construction Entrance	Each	3	\$ 1,500.00	\$ 4,500.00
2.37	Erosion Control - Temporary Skimmer Basin	Each	2	\$ 18,500.00	\$ 37,000.00
2.38	Erosion Control - Temporary Sediment Trap	Each	15	\$ 15,000.00	\$ 225,000.00
2.39	Erosion Control - Check Dams	Each	275	\$ 75.00	\$ 20,625.00
2.40	Erosion Control - Inlet Protection	Each	7	\$ 150.00	\$ 1,050.00
2.41	Erosion Control - Incidental Stone, Rip Rap	Ton	250	\$ 50.00	\$ 12,500.00
2.42	Erosion Control - Slope Matting	Square Feet	50000	\$ 0.75	\$ 37,500.00
2.43	Erosion Control - Stream Bypass/ Diversion	Each	4	\$ 15,000.00	\$ 60,000.00
2.44	Seeding & Mulching, Temporary	Acre	18.5	\$ 6,500.00	\$ 120,250.00
2.45	Seeding & Mulching, Permanent	Acre	18.5	\$ 6,500.00	\$ 120,250.00
2.46	Entrance Signage	Each	2	\$ 5,000.00	\$ 10,000.00
2.47	Landscaping, General	Lump Sum	1	\$ 40,000.00	\$ 40,000.00
2.48	Street Trees (200' O.C. Each Side)	Each	84	\$ 200.00	\$ 16,800.00
2.49	Traffic Signage	Each	24	\$ 250.00	\$ 6,000.00
2.50	4" Sleeves (50' Sleeve 500' O.C.)	Plan Linear Feet	840	\$ 18.00	\$ 15,120.00
2.51	Decorative Street Lights (500' O.C. Each Side)	Each	34	\$ 3,500.00	\$ 119,000.00

**Total Roadways & Drainage \$ 5,314,380.00**

\*Cement base course, with a combined material and installation cost of \$2.25/SF, increases Roadways and Drainage construction total by \$645,000.00.





**Owner:** City of Albemarle  
**Project Name:** Albemarle Business Center  
**Description:** Option 2 - Total Road & Leonard Ave Extention  
300 - Water Distribution

No.	Item Description	Unit Measure	Estimated Quantity	Unit Price	Total Line Price
3.00	Connect to Existing Waterline	Lump Sum	2	\$ 4,500.00	\$ 9,000.00
3.01	12" DIP PC 350 WL	Plan Linear Feet	6500	\$ 85.00	\$ 552,500.00
3.02	12" DIP PC 350 WL, Restrained Joint	Plan Linear Feet	2700	\$ 120.00	\$ 324,000.00
3.03	24" Steel Casing Pipe	Plan Linear Feet	50	\$ 280.00	\$ 14,000.00
3.04	12" Gate Valve	Each	6	\$ 3,400.00	\$ 20,400.00
3.05	12x12 Tee	Each	3	\$ 2,400.00	\$ 7,200.00
3.06	12" 45 Deg. Bend	Each	18	\$ 2,000.00	\$ 36,000.00
3.07	12" 22.5 Deg. Bend	Each	4	\$ 2,000.00	\$ 8,000.00
3.08	12" Plug	Each	4	\$ 1,000.00	\$ 4,000.00
3.09	Fire Hydrant Assembly	Each	19	\$ 6,000.00	\$ 114,000.00
3.10	2" Blowoff	Each	1	\$ 2,500.00	\$ 2,500.00
3.11	12" Master Meter & Vault	Lump Sum	1	\$ 55,000.00	\$ 55,000.00
3.12	12" Back Flow Device & Vault	Lump Sum	1	\$ 58,000.00	\$ 58,000.00
3.13	Select Backfill, No. 67 Stone	Ton	300	\$ 45.00	\$ 13,500.00
3.14	Testing, Cleanup, & Certification	Plan Linear Feet	9200	\$ 5.00	\$ 46,000.00
3.15	Trench Rock Excavation	Cubic Yard	620	\$ 120.00	\$ 74,400.00
<b>Total Water Distribution</b>					<b>\$ 1,338,500.00</b>



**Owner:** City of Albemarle  
**Project Name:** Albemarle Business Center  
**Description:** Option 2 - Total Road & Leonard Ave Extention  
400 - Sanitary Sewers

No.	Item Description	Unit Measure	Estimated Quantity	Unit Price	Total Line Price
4.00	Clearing & Grubbing	Acre	9.0	\$ 8,500.00	\$ 76,500.00
4.01	12" SDR 35 PVC Gravity Sewer, 0-6'	Plan Linear Feet	1960	\$ 115.00	\$ 225,400.00
4.02	12" SDR 35 PVC Gravity Sewer, 6-10'	Plan Linear Feet	4840	\$ 125.00	\$ 605,000.00
4.03	12" SDR 26 PVC Gravity Sewer, 10-15'	Plan Linear Feet	1310	\$ 140.00	\$ 183,400.00
4.04	12" Epoxy Lined DIP Gravity Sewer, 0-6'	Plan Linear Feet	670	\$ 135.00	\$ 90,450.00
4.05	12" Epoxy Lined DIP Gravity Sewer, 6-10'	Plan Linear Feet	810	\$ 145.00	\$ 117,450.00
4.06	12" Epoxy Lined DIP Gravity Sewer, 10-15'	Plan Linear Feet	120	\$ 155.00	\$ 18,600.00
4.07	12" Epoxy Lined DIP Gravity Sewer, 15-20'	Plan Linear Feet	120	\$ 175.00	\$ 21,000.00
4.08	4' Dia Manhole, 0-6'	Each	11	\$ 4,500.00	\$ 49,500.00
4.09	4' Dia Manhole, 6-10'	Each	31	\$ 4,800.00	\$ 148,800.00
4.10	4' Dia Manhole, 10-15'	Each	6	\$ 5,000.00	\$ 30,000.00
4.11	5' Dia Manhole, 15-20'	Each	1	\$ 5,800.00	\$ 5,800.00
4.12	Seeding & Mulching - Temporary	Acre	9.0	\$ 6,500.00	\$ 58,500.00
4.13	Seeding & Mulching - Permanent	Acre	9.0	\$ 6,500.00	\$ 58,500.00
4.14	Trench Rock Excavation	Cubic Yard	1500	\$ 120.00	\$ 180,000.00
4.15	Connection to Existing Manhole	Each	1	\$ 2,500.00	\$ 2,500.00
4.16	Erosion Control - Sediment Fence	Plan Linear Feet	9500	\$ 3.50	\$ 33,250.00
4.17	Erosion Control - Straw Wattle	Each	20	\$ 50.00	\$ 1,000.00
4.18	Erosion Control - Slope Matting	Square Feet	11000	\$ 0.75	\$ 8,250.00
<b>Total Sanitary Sewers</b>					<b>\$ 1,913,900.00</b>





**chambers**  
engineering, pa

129 North First Street | 704.984.6427 ph  
Albemarle, NC 28001 | www.ce-pa.com



**Owner:** City of Albemarle  
**Project Name:** Albemarle Business Center  
**Description:** Option 2 - Total Road & Leonard Ave Extention  
500 - Primary Power Distribution

No.	Item Description	Unit Measure	Estimated Quantity	Unit Price	Total Line Price
5.00	336 ACSR Rebuilds	Lump Sum	1	\$ 1,610,250.00	\$ 1,610,250.00
5.01	Underground Units	Lump Sum	1	\$ 960,705.00	\$ 960,705.00
5.02	Substation and Line Equipment	Lump Sum	1	\$ 282,000.00	\$ 282,000.00
Total Primary Power Distribution					\$ 2,852,955.00

**Owner:** City of Albemarle  
**Project Name:** Albemarle Business Center  
**Description:** Option 1 - Partial Road (From Hwy 52 Business)

100 - General Requirements	\$	330,139.54	
200 - Roadways & Drainage	\$	3,491,840.00	
300 - Water Distribution	\$	1,065,550.00	
400 - Sanitary Sewers	\$	1,280,050.00	
500 - Primary Power	\$	2,852,955.00	
<b>Total Construction</b>	<b>\$</b>	<b>9,020,534.54</b>	
Construction Contingency 15%	\$	1,353,080.18	
Base Survey & Plat Maps	\$	-	*
Technical Design Services - Phase 1	\$	-	*
Technical Design Services - Phase 2	\$	-	*
Construction Administration, Inspection, & CMT	\$	254,620.00	
401/404 Permitting	\$	-	*
Environmental Impact Mitigation Fees	\$	236,400.00	
Right of Way Acquisition	\$	75,000.00	
Legal & Administration	\$	50,000.00	
<b>Total Soft Cost</b>	<b>\$</b>	<b>616,020.00</b>	
<b>Total Project Cost</b>	<b>\$</b>	<b>10,989,634.72</b>	

\*Items Previously Contracted and/or Paid



**Owner:** City of Albemarle  
**Project Name:** Albemarle Business Center  
**Description:** Option 1 - Partial Road (From Hwy 52 Business)  
**100 - General Requirements**

No.	Item Description	Unit Measure	Estimated Quantity	Unit Price	Total Line Price
1.00	Payment & Performance Bond	Percent	1.15%	\$ 8,690,395.00	\$ 99,939.54
1.01	Photographic Documentation	Lump Sum	1	\$ 2,000.00	\$ 2,000.00
1.02	Permits & Applications	Lump Sum	1	\$ 3,000.00	\$ 3,000.00
1.03	Temporary Utilities	Month	12	\$ 1,500.00	\$ 18,000.00
1.04	Temporary Office	Month	12	\$ 1,200.00	\$ 14,400.00
1.05	Protective Equipment	Lump Sum	1	\$ 2,500.00	\$ 2,500.00
1.06	Equipment Mobilization	Lump Sum	1	\$ 15,000.00	\$ 15,000.00
1.07	Equipment De-Mobilization	Lump Sum	1	\$ 15,000.00	\$ 15,000.00
1.08	Temporary Fencing	Plan Linear Feet	500	\$ 15.00	\$ 7,500.00
1.09	Waste Management & Disposal	Month	9	\$ 800.00	\$ 7,200.00
1.10	Temporary Lighting	Month	4	\$ 1,000.00	\$ 4,000.00
1.11	Sanitary Facilities	Month	12	\$ 500.00	\$ 6,000.00
1.12	Data & Technology Fees	Month	12	\$ 300.00	\$ 3,600.00
1.13	Project Management	Month	12	\$ 11,000.00	\$ 132,000.00
<b>Total General Requirements</b>					<b>\$ 330,139.54</b>

**Owner:** City of Albemarle  
**Project Name:** Albemarle Business Center  
**Description:** Option 1 - Partial Road (From Hwy 52 Business)  
 200 - Roadways & Drainage

No.	Item Description	Unit Measure	Estimated Quantity	Unit Price	Total Line Price
2.00	Construction Staking	Crew Day	10	\$ 1,400.00	\$ 14,000.00
2.01	Construction Safety Fencing	Plan Linear Feet	2000	\$ 3.00	\$ 6,000.00
2.02	Staging Area, 51,400 SF x 6 in thick	Ton	1930	\$ 45.00	\$ 86,850.00
2.03	Clearing & Grubbing	Acre	15.0	\$ 8,500.00	\$ 127,500.00
2.04	Topsoil Removal & Stockpile	Cubic Yard	13000	\$ 6.50	\$ 84,500.00
2.05	Mass Grading, On-site	Cubic Yard	73000	\$ 8.00	\$ 584,000.00
2.06	Mass Grading, Import	Cubic Yard	0	\$ 22.00	\$ -
2.07	Unsuitable Materials	Cubic Yard	5000	\$ 18.00	\$ 90,000.00
2.08	Mass Rock Excavation	Cubic Yard	4500	\$ 65.00	\$ 292,500.00
2.09	Fine Grading	Cubic Yard	6500	\$ 6.00	\$ 39,000.00
2.10	2' Ribbon Curb	Plan Linear Feet	6800	\$ 20.00	\$ 136,000.00
2.11	2' Curb & Gutter	Plan Linear Feet	240	\$ 24.00	\$ 5,760.00
2.12	5' Sidewalk	Square Feet	17000	\$ 7.40	\$ 125,800.00
2.13	Asphalt Wearing Surface, 2"S9.5C, 30'	Ton	1280	\$ 98.00	\$ 125,440.00
2.14	Asphalt Intermediate Course, 3"I19.0C, 30'	Ton	1920	\$ 90.00	\$ 172,800.00
2.15	Compacted Stone Base, 8"	Ton	5100	\$ 40.00	\$ 204,000.00
2.16	NC Hwy 52B Turnlane Improvements	Lump Sum	1	\$ 325,000.00	\$ 325,000.00
2.17	18" RCP Culvert Pipe	Plan Linear Feet	205	\$ 52.00	\$ 10,660.00
2.18	24" RCP Culvert Pipe	Plan Linear Feet	105	\$ 66.00	\$ 6,930.00
2.19	30" RCP Culvert Pipe	Plan Linear Feet	85	\$ 89.00	\$ 7,565.00
2.20	48" RCP Culvert Pipe	Plan Linear Feet	80	\$ 153.00	\$ 12,240.00
2.21	54" RCP Culvert Pipe	Plan Linear Feet	130	\$ 250.00	\$ 32,500.00
2.22	60" RCP Culvert Pipe	Plan Linear Feet	220	\$ 275.00	\$ 60,500.00
2.23	18" Flared End Section	Each	5	\$ 500.00	\$ 2,500.00
2.24	24" Flared End Section	Each	1	\$ 600.00	\$ 600.00
2.25	30" Flared End Section	Each	2	\$ 700.00	\$ 1,400.00
2.26	48" Headwall	Each	2	\$ 1,200.00	\$ 2,400.00



**Owner:** City of Albemarle  
**Project Name:** Albemarle Business Center  
**Description:** Option 1 - Partial Road (From Hwy 52 Business)  
200 - Roadways & Drainage

No.	Item Description	Unit Measure	Estimated Quantity	Unit Price	Total Line Price
2.27	54" Headwall	Each	2	\$ 1,400.00	\$ 2,800.00
2.28	60" Headwall	Each	2	\$ 1,600.00	\$ 3,200.00
2.29	60" Double Headwall	Each	2	\$ 3,000.00	\$ 6,000.00
2.30	Area Inlet	Each	2	\$ 750.00	\$ 1,500.00
2.31	Segmented Block Retaining Wall	Square Feet	1225	\$ 85.00	\$ 104,125.00
2.32	Pond Removal & Stream Restoration	Lump Sum	1	\$ 150,000.00	\$ 150,000.00
2.33	Erosion Control - Sediment Fence	Plan Linear Feet	5700	\$ 3.50	\$ 19,950.00
2.34	Erosion Control - Construction Entrance	Each	1	\$ 1,500.00	\$ 1,500.00
2.35	Erosion Control - Temporary Skimmer Basin	Each	2	\$ 18,500.00	\$ 37,000.00
2.36	Erosion Control - Temporary Sediment Trap	Each	11	\$ 15,000.00	\$ 165,000.00
2.37	Erosion Control - Check Dams	Each	200	\$ 75.00	\$ 15,000.00
2.38	Erosion Control - Inlet Protection	Each	6	\$ 150.00	\$ 900.00
2.39	Erosion Control - Incidental Stone, Rip Rap	Ton	200	\$ 50.00	\$ 10,000.00
2.40	Erosion Control - Slope Matting	Square Feet	50000	\$ 0.75	\$ 37,500.00
2.41	Erosion Control - Stream Bypass/ Diversion	Each	3	\$ 15,000.00	\$ 45,000.00
2.42	Seeding & Mulching, Temporary	Acre	18	\$ 6,500.00	\$ 117,000.00
2.43	Seeding & Mulching, Permanent	Acre	18	\$ 6,500.00	\$ 117,000.00
2.44	Entrance Signage	Each	1	\$ 5,000.00	\$ 5,000.00
2.45	Landscaping, General	Lump Sum	1	\$ 40,000.00	\$ 40,000.00
2.46	Street Trees (200' O.C. Each Side)	Each	34	\$ 200.00	\$ 6,800.00
2.47	Traffic Signage	Each	8	\$ 250.00	\$ 2,000.00
2.48	4" Sleeves (50' Sleeve 500' O.C.)	Plan Linear Feet	340	\$ 18.00	\$ 6,120.00
2.49	Decorative Street Lights (500' O.C. Each Side)	Each	12	\$ 3,500.00	\$ 42,000.00
<b>Total Roadways &amp; Drainage</b>					<b>\$ 3,491,840.00</b>

\*Cement base course, with a combined material and installation cost of \$2.25/SF, increases Roadways and Drainage construction total by \$260,000.00.



**Owner:** City of Albemarle  
**Project Name:** Albemarle Business Center  
**Description:** Option 1 - Partial Road (From Hwy 52 Business)  
300 - Water Distribution

No.	Item Description	Unit Measure	Estimated Quantity	Unit Price	Total Line Price
3.00	Connect to Existing Waterline	Lump Sum	1	\$ 4,500.00	\$ 4,500.00
3.01	12" DIP PC 350 WL	Plan Linear Feet	5000	\$ 85.00	\$ 425,000.00
3.02	12" DIP PC 350 WL, Restrained Joint	Plan Linear Feet	2100	\$ 120.00	\$ 252,000.00
3.03	24" Steel Casing Pipe	Plan Linear Feet	50	\$ 280.00	\$ 14,000.00
3.04	12" Gate Valve	Each	5	\$ 3,400.00	\$ 17,000.00
3.05	12x12 Tee	Each	3	\$ 2,400.00	\$ 7,200.00
3.06	12" 45 Deg. Bend	Each	14	\$ 2,000.00	\$ 28,000.00
3.07	12" 22.5 Deg. Bend	Each	2	\$ 2,000.00	\$ 4,000.00
3.08	12" Plug	Each	4	\$ 1,000.00	\$ 4,000.00
3.09	Fire Hydrant Assembly	Each	15	\$ 6,000.00	\$ 90,000.00
3.10	2" Blowoff	Each	1	\$ 2,500.00	\$ 2,500.00
3.11	12" Master Meter & Vault	Lump Sum	1	\$ 55,000.00	\$ 55,000.00
3.12	12" Back Flow Device & Vault	Lump Sum	1	\$ 58,000.00	\$ 58,000.00
3.13	Select Backfill, No. 67 Stone	Ton	250	\$ 45.00	\$ 11,250.00
3.14	Testing, Cleanup, & Certification	Plan Linear Feet	7100	\$ 5.00	\$ 35,500.00
3.15	Trench Rock Excavation	Cubic Yard	480	\$ 120.00	\$ 57,600.00
<b>Total Water Distribution</b>					<b>\$ 1,065,550.00</b>



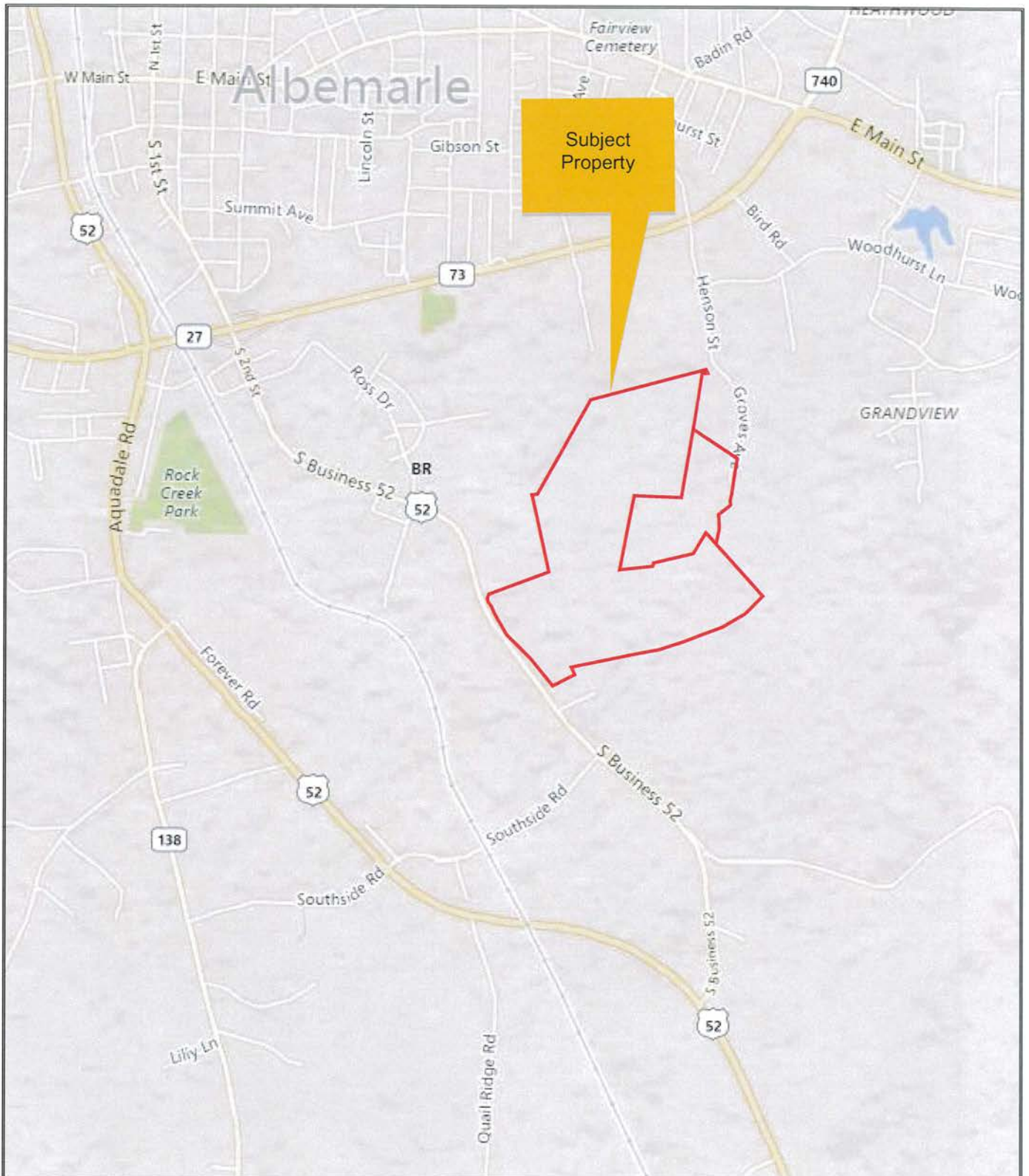
**Owner:** City of Albemarle  
**Project Name:** Albemarle Business Center  
**Description:** Option 1 - Partial Road (From Hwy 52 Business)  
400 - Sanitary Sewers

No.	Item Description	Unit Measure	Estimated Quantity	Unit Price	Total Line Price
4.00	Clearing & Grubbing	Acre	6.0	\$ 8,500.00	\$ 51,000.00
4.01	12" SDR 35 PVC Gravity Sewer, 0-6'	Plan Linear Feet	1920	\$ 115.00	\$ 220,800.00
4.02	12" SDR 35 PVC Gravity Sewer, 6-10'	Plan Linear Feet	3020	\$ 125.00	\$ 377,500.00
4.03	12" SDR 26 PVC Gravity Sewer, 10-15'	Plan Linear Feet	540	\$ 140.00	\$ 75,600.00
4.04	12" Epoxy Lined DIP Gravity Sewer, 0-6'	Plan Linear Feet	580	\$ 135.00	\$ 78,300.00
4.05	12" Epoxy Lined DIP Gravity Sewer, 6-10'	Plan Linear Feet	420	\$ 145.00	\$ 60,900.00
4.06	12" Epoxy Lined DIP Gravity Sewer, 10-15'	Plan Linear Feet	100	\$ 155.00	\$ 15,500.00
4.07	12" Epoxy Lined DIP Gravity Sewer, 15-20'	Plan Linear Feet	120	\$ 175.00	\$ 21,000.00
4.08	4' Dia Manhole, 0-6'	Each	10	\$ 4,500.00	\$ 45,000.00
4.09	4' Dia Manhole, 6-10'	Each	18	\$ 4,800.00	\$ 86,400.00
4.10	4' Dia Manhole, 10-15'	Each	2	\$ 5,000.00	\$ 10,000.00
4.11	5' Dia Manhole, 15-20'	Each	1	\$ 5,800.00	\$ 5,800.00
4.12	Seeding & Mulching - Temporary	Acre	6.0	\$ 6,500.00	\$ 39,000.00
4.13	Seeding & Mulching - Permanent	Acre	6.0	\$ 6,500.00	\$ 39,000.00
4.14	Trench Rock Excavation	Cubic Yard	1000	\$ 120.00	\$ 120,000.00
4.15	Connection to Existing Manhole	Each	1	\$ 2,500.00	\$ 2,500.00
4.16	Erosion Control - Sediment Fence	Plan Linear Feet	6500	\$ 3.50	\$ 22,750.00
4.17	Erosion Control - Straw Wattle	Each	15	\$ 50.00	\$ 750.00
4.18	Erosion Control - Slope Matting	Square Feet	11000	\$ 0.75	\$ 8,250.00
<b>Total Sanitary Sewers</b>					<b>\$ 1,280,050.00</b>

**Owner:** City of Albemarle  
**Project Name:** Albemarle Business Center  
**Description:** Option 1 - Partial Road (From Hwy 52 Business)  
500 - Primary Power Distribution

No.	Item Description	Unit Measure	Estimated Quantity	Unit Price	Total Line Price
5.00	336 ACSR Rebuilds	Lump Sum	1	\$ 1,610,250.00	\$ 1,610,250.00
5.01	Underground Units	Lump Sum	1	\$ 960,705.00	\$ 960,705.00
5.02	Substation and Line Equipment	Lump Sum	1	\$ 282,000.00	\$ 282,000.00
<b>Total Primary Power Distribution</b>					<b>\$ 2,852,955.00</b>





**FIGURE 1 STREET MAP**

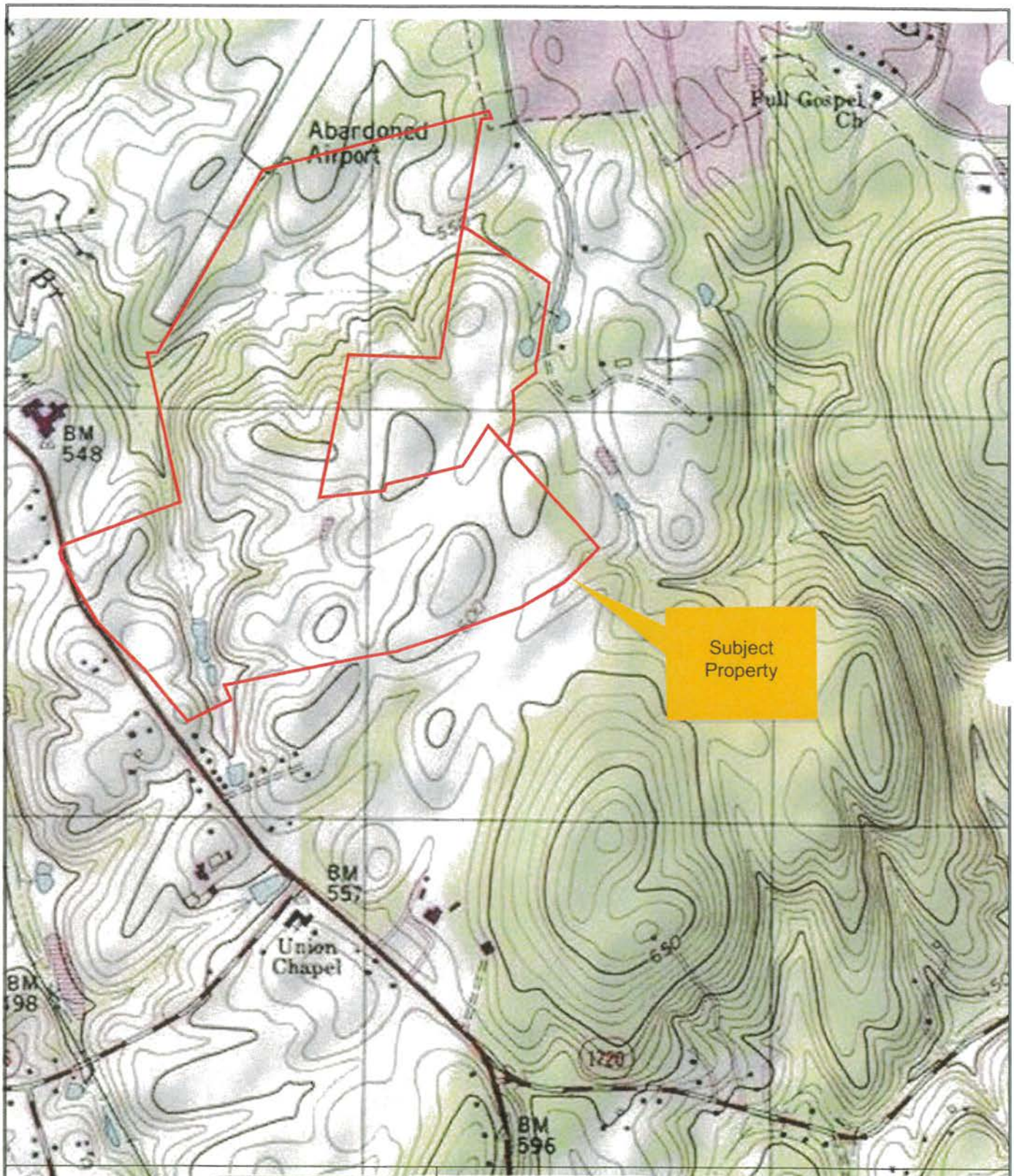
Not to Scale

**N↑**

**CONCORD ENGINEERING  
AND SURVEYING, INC.**

**Project:** Albemarle Corporate Center  
Parcels 654702867363, 655701086047  
**Site:** South Business Highway 52  
Albemarle, NC 28001  
**Project:** 170137.000





**FIGURE 2 TOPOGRAPHIC MAP**

Not to Scale



**CONCORD ENGINEERING  
AND SURVEYING, INC.**

**Project:** Albemarle Corporate Center  
Parcels 654702867363, 655701086047  
**Site:** South Business Highway 52  
Albemarle, NC 28001  
**Project:** 170137.000









**FIGURE 3 Site Map**

Not to Scale

**N↑**

**CONCORD ENGINEERING  
AND SURVEYING, INC.**

**Project:** Albemarle Corporate Center  
Parcels 654702867363, 655701086047  
**Site:** South Business Highway 52  
Albemarle, NC 28001  
**Project:** 170137.000





OBA

08/15/2016

# ALBEMARLE, NC

## CONCEPTUAL PLAN

11-07-17

1" = 600'







A - 11.11 AC
B - 12.26 AC
C - 28.93 AC
D - 52.68 AC
E - 10.08 AC
F - 11.74 AC
G - 18.85 AC
H - 21.85 AC
K - 15.41 AC
I - 18.49 AC
J - 14.92 AC
L - 11.42 AC
M - 10.43 AC
N - 26.62 AC

OB A

# ALBLEMARLE, NC

## SUBDIVISION TRACT

1" = 600'

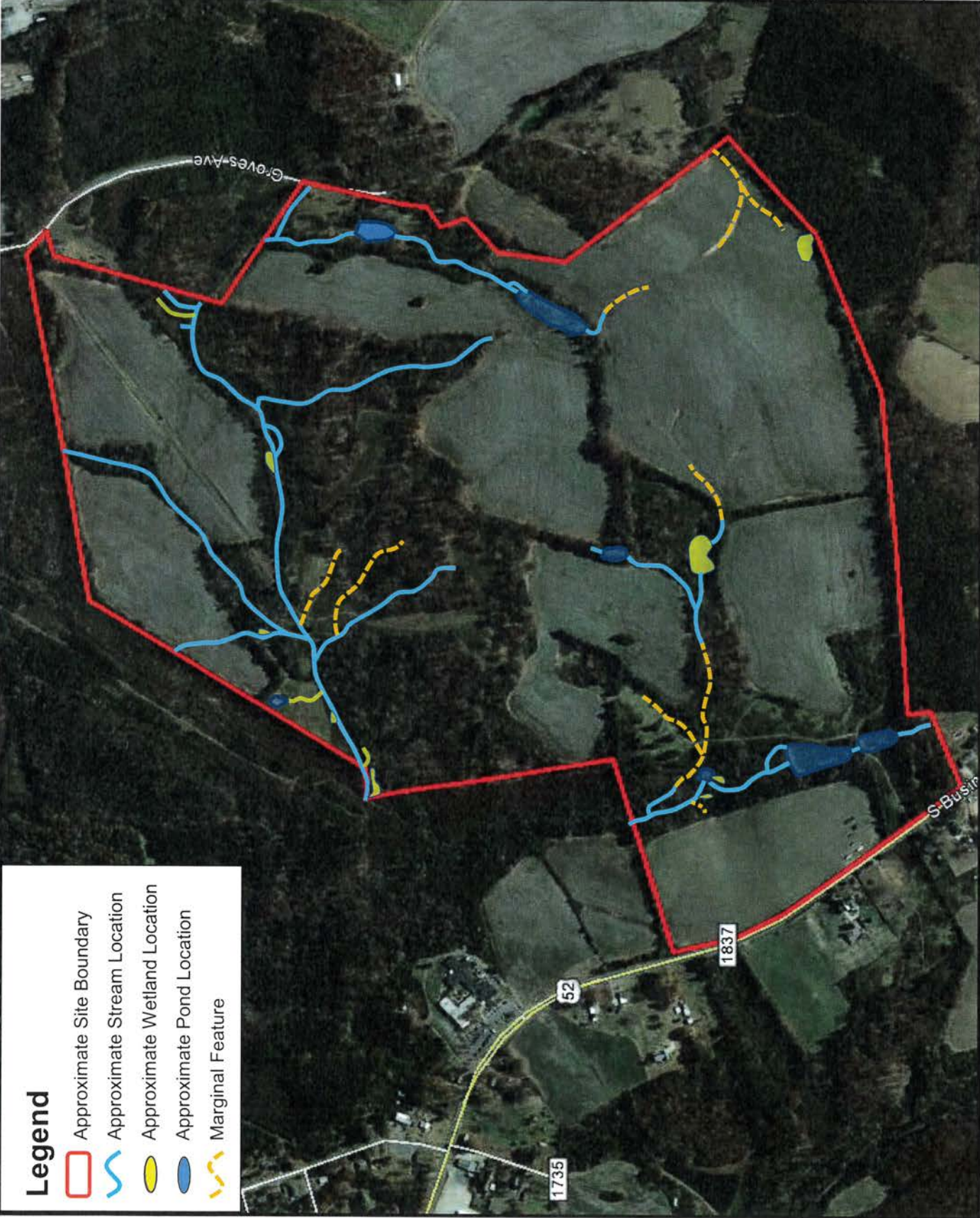


11-07-17





THE STREAM WETLAND/POND LOCATIONS SHOWN ARE APPROXIMATE. THEY HAVE NOT BEEN DELINEATED BY ECS. THEY HAVE NOT BEEN VERIFIED BY THE USACE OR THE NCDENR-DWR. THEY HAVE NOT BEEN SURVEYED. THIS FIGURE SHOULD BE USED FOR PRELIMINARY PLANNING PURPOSES ONLY.



## Legend

- Approximate Site Boundary
- Approximate Stream Location
- Approximate Wetland Location
- Approximate Pond Location
- Marginal Feature



Client:

CITY OF ALBEMARLE

Project:

ALBEMARLE  
CORPORATE CENTER  
STANLY COUNTY,  
NORTH CAROLINA

Title:

WATERS  
LOCATION MAP



STANLY COUNTY,  
NORTH CAROLINA

Drawn By:  
DEV

Checked By:  
WBF

Approved By:  
WBF

Date:  
3/31/2017

ECS Project No:  
49-4202

FIGURE 6





Client:

CITY OF ALBEMARLE

Project:

ALBEMARLE  
CORPORATE CENTER  
STANLY COUNTY,  
NORTH CAROLINA

Title:

USFWS  
NATIONAL WETLANDS  
INVENTORY MAP



STANLY COUNTY,  
NORTH CAROLINA

Drawn By:

DEV

Checked By:

WBF

Approved By:

WBF

Date:

3/31/2017

ECS Project No:

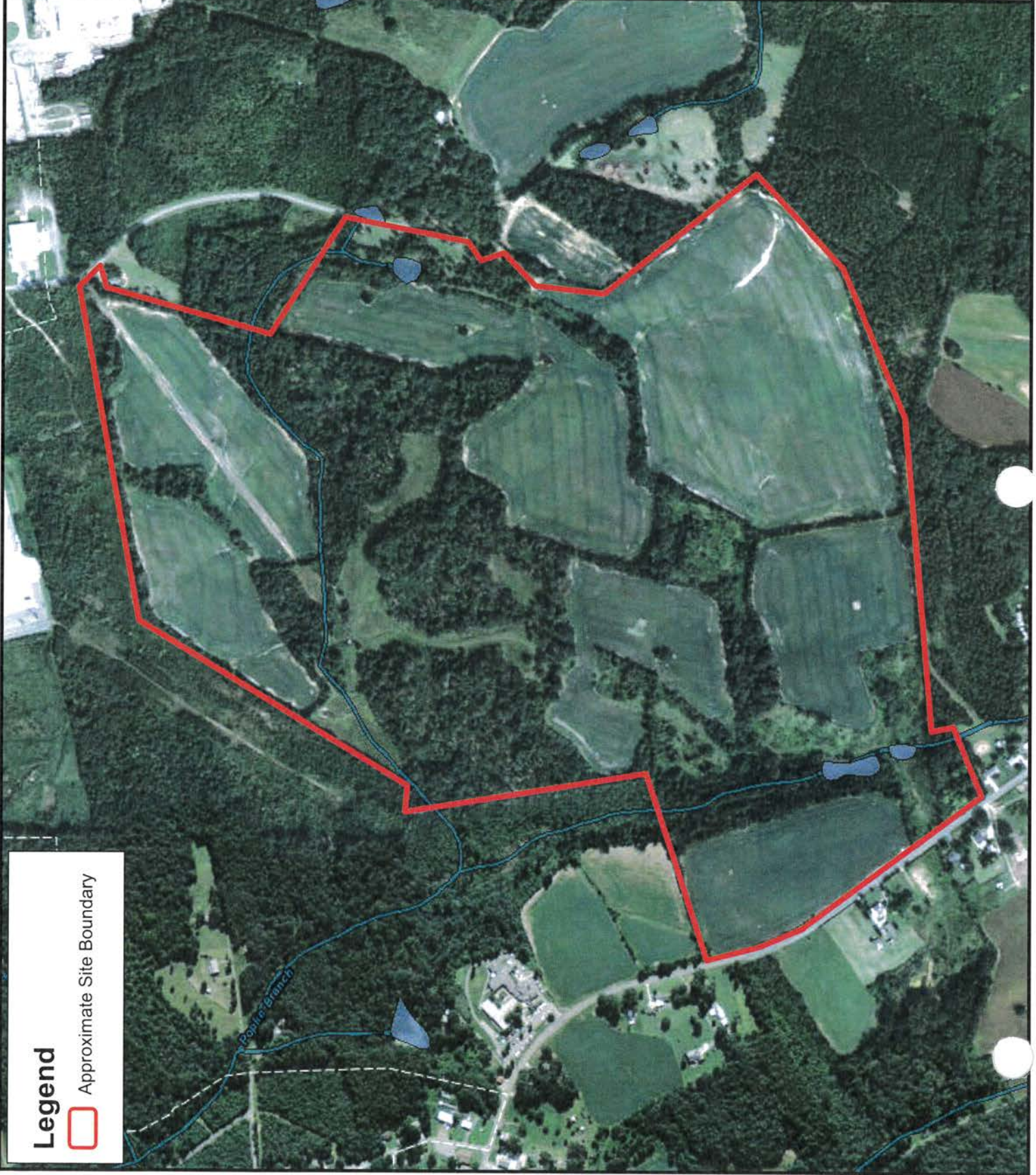
49-4202

FIGURE 5

## Legend



Approximate Site Boundary





## Legend

 Approximate Site Boundary



Client:

CITY OF ALBEMARLE

Project:

ALBEMARLE  
CORPORATE CENTER

STANLY COUNTY,  
NORTH CAROLINA

Title:

FEMA FIRM  
MAP PANELS:  
3710654800J  
3710655800J  
3710654700J  
3710655700J



STANLY COUNTY,  
NORTH CAROLINA

Drawn By:  
DEV

Checked By:  
WBF

Approved By:  
WBF

Date:  
3/31/2017

ECS Project No:  
49-4202

FIGURE 4





**Legend**  
 Approximate Site Boundary

Bab = Badin channery silt loam

BaD = Badin channery silt loam

GoC = Goldston very channery silt loam


GoF = Goldston very channer silt loam

KkB = Kirksey silt loam



MhB = Misenhower channery silt loam

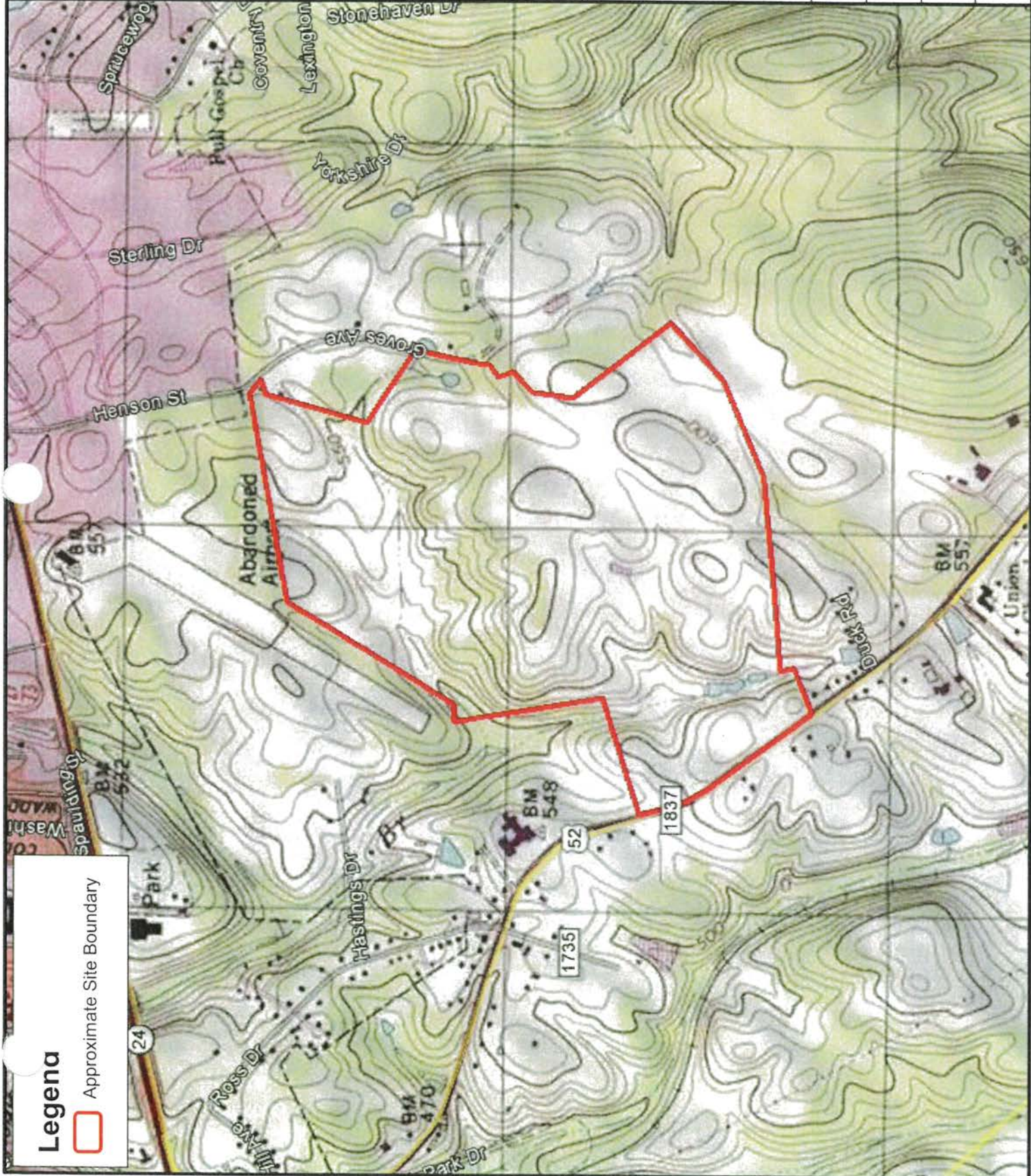
OaA = Oakboro silt loam

W = Water

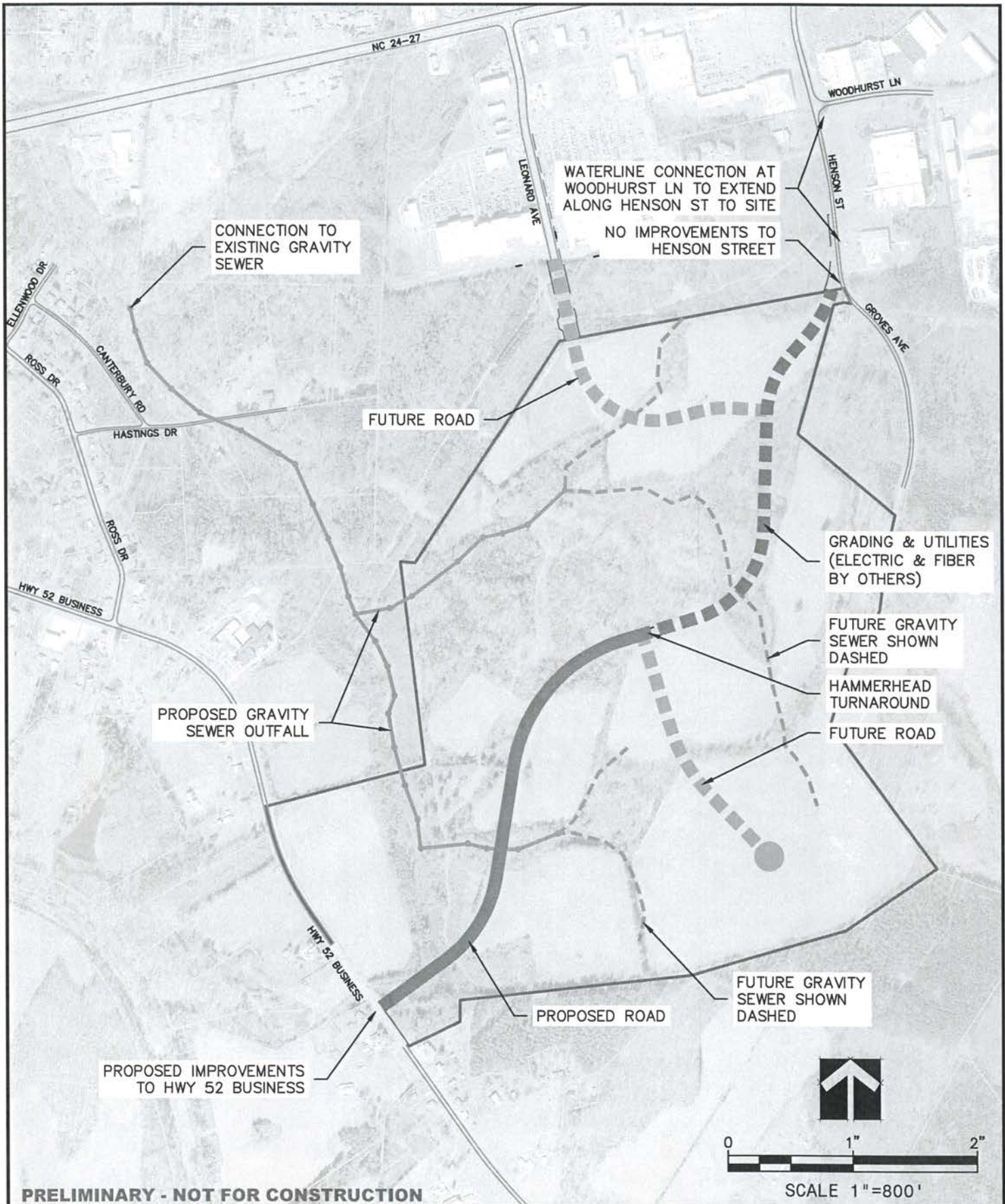
	
Client: CITY OF ALBEMARLE	
Project: ALBEMARLE CORPORATE CENTER STANLY COUNTY, NORTH CAROLINA	
Title: NRCS WEB SOIL MAP SOIL SURVEY OF STANLY COUNTY, NORTH CAROLINA	
Drawn By: DEV	Checked By: WBF
Approved By: WBF	Date: 3/31/2017
ECS Project No: 49-4202	
FIGURE 3	



	
Client:	CITY OF ALBEMARLE
Project:	ALBEMARLE CORPORATE CENTER STANLY COUNTY, NORTH CAROLINA
Title:	USGS TOPOGRAPHIC MAP ALBEMARLE, NC DATED 1993
	
STANLY COUNTY, NORTH CAROLINA	
Drawn By:	DEV
Checked By:	WBF
Approved By:	WBF
Date:	3/31/2017
ECS Project No: 49-4202	
FIGURE 2	







**PRELIMINARY - NOT FOR CONSTRUCTION**

Scale: 1" = 800'

Date: December, 2020

Drawn By: drb

Checked By: sgc



**Chambers Engineering, PA**

129 North First St., Albemarle, NC 28001 704-984-6427  
NCBELS Firm License No. C-1660

**Option 1 - Partial Road  
From Hwy 52 Business**

Albemarle Business Center  
Albemarle, NC

PROJECT NO: 2018-1170

SHEET

**1**