THE PIPELINE

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CHARLOTTE
CHARLOTTE-MECKLENBURG UTILITY DEPARTMENT

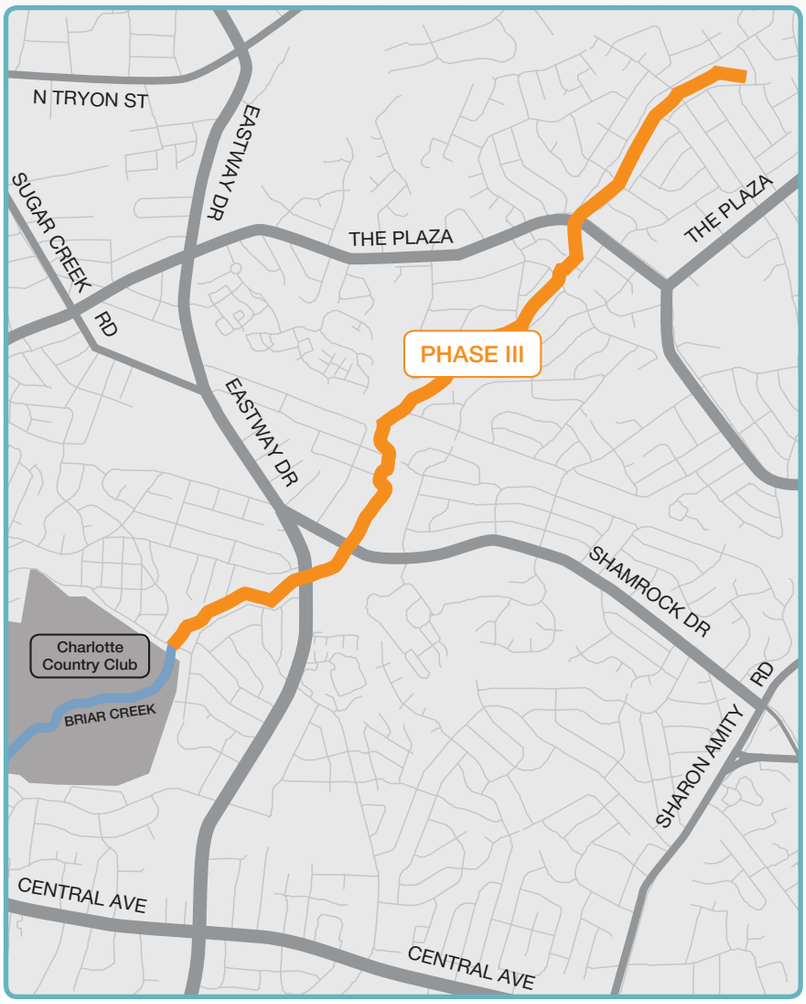
A NEWSLETTER ABOUT THE BRIAR CREEK PROJECT

Design for Phase III of Sewer Line is Under Way

Charlotte-Mecklenburg Utility Department (CMUD) is currently designing the final phase of the Briar Creek Sewer Improvement Project. Phase III of the project runs from Country Club Drive to near Harris Boulevard and construction could begin in Fall 2014 or later.

When finished, this three-phase project will enhance system performance, provide increased sewer capacity for present and future needs, and protect the water quality in Briar Creek.

Phase I of the project – from Sugar Creek Wastewater Treatment Plant near Tyvola and Park roads to Randolph Road at the Mint Museum – was completed in late summer of 2011. Phase II picks up at Randolph Road, follows Briar Creek to Independence Boulevard and ends at Country Club Drive. Construction for Phase II began in the spring and is expected to take 24 months to complete.



Public Meetings for Input

A key part of the design process is determining the optimal route for the sewer line to follow through the area. Many factors are considered and property owners' input is important. Residents and businesses in the area will be invited to participate in public meetings during the design phase.

The purpose of the meetings is to discuss the proposed route and to listen to property owners' input. Engineers hope to identify a route that has as little impact as possible on properties, neighborhood assets and surrounding environment, while taking into account critical technical and cost factors such as:

- Engineering specifications: the slope of the land, location of manholes
- Human impact: safety, property disruption
- Environmental impact: habitat, water quality, soil erosion
- Regulatory requirements: state and federal permitting
- Budget: cost factor associated with the above criteria

"As we review public input for Phase III, we will be better able to finalize the sewer route and refine the engineering design for this project," said Cam Coley, spokesperson for CMUD. "We will keep residents and businesses informed of our progress and the planned route through various communications with property owners and residents in the area. People can expect to hear from us through mailings, email, neighborhood meetings, our website and more."

Meetings will be scheduled with neighborhoods based on their location along the proposed project route. Residents and businesses will be notified by mail when their meeting is set. The first meetings should be scheduled in early 2013.

Join The Email List for Project Updates

Keeping up to date on the Briar Creek Sewer Improvement Project is as easy as checking your email. You can register to receive email updates about the project and construction progress. To register, send your name, property address and email address to akirkpatrick@carolinapr.com. Please place "Briar Creek Email List" in the subject line.

Briar Creek Sewer Improvement Project Q&A

Why is this project necessary?

Improvements will increase sanitary sewer capacity to meet current and future needs. The current system is worn by age, high use and obstructions. The new sewer line will reduce the risk of sewer overflows and protect water quality in Briar Creek.

What is an easement?

A property easement is a legal document that gives the CMUD the right to use land for a specific purpose. Compensation to property owners is determined through set appraisals and assessment of similar properties in the area.

What happens in an easement during construction?

Permanent easements are cleared of trees, shrubs, structures and debris in preparation for excavation. Temporary easements are cleared of trees and shrubs to allow for access and storage of construction materials and equipment. Existing fences located in the easements are removed and temporary fences are installed during construction. Easement size will vary along the route as it's based on the size and depth of the pipe to be installed. The pipe diameter decreases as it goes upstream, possibly starting as 3.5 ft. at the Charlotte Country Club and ending near Harris Boulevard as 2 ft.

What happens in an easement after construction?

After the project is completed, existing fences are replaced with permanent new fencing. Driveways, parking areas, etc. may be removed from easement areas, but are restored upon project completion. Typically, crews will grade, fertilize and seed easements after construction. Once restored, property owners can make plans to replace landscaping. Property owners cannot place permanent structures or plant large, deep-rooted trees within permanent easement areas. Gardens, crops, shrubbery and ornamental trees with shallow roots are acceptable within easement lines.

Who do I contact with questions or concerns?

Please call 311, Cam Coley at 704-391-5106 or Amy Vershel, project manager, at 704-391-5145 with any questions or concerns about the Briar Creek Sewer Improvement Project.

How will I know when construction is nearing my property?

CMUD will reach residents and property owners several different ways to communicate construction news.

- Mailings
- Email
- News Media
- Neighborhood Meetings
- Phone
- Website

Easements

Permanent and temporary construction easements will be needed to build and maintain the new sewer line. City representatives will begin seeking property easements next year and will notify you if your property will be affected.

During the easement process, property owners will be able to talk one-on-one with city representatives to discuss your options. For more information regarding easements, see the Q&A above.

For the latest information about the Briar Creek project, visit www.cmutilities.com and click on "construction" or call the city/county customer service and information center at 311.

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