

Department Update



PUBLIC WORKS

To: Town Council

From: Chip Hill

Date: May 1, 2025

Re: Public Works Updates

Johnston Drive Alignment: Sealand began and completed the 2" water service line for 315 Main Street this month. Pineville Electricities & their sub-contractors began performing trenching and boring for relocation of the electrical cabinet that would be in conflict with ADA standards once Childers Lane was shifted. A large portion of the conduit placement has been completed. Communications lines and Natural Gas conflicts have yet to be resolved, awaiting utility owners to begin the work needed to relocate these utilities. Once utility conflicts are resolved, we can expect the completion of the stormwater system to be the next area of focus.

Sidewalks on S Polk: Carolina Wetland Services has removed the existing concrete curb at the southern entrance to Sable Point Drive.

Main Street Crosswalks: Continuing work on the 90% construction plans.

Huntley Glen: The developer has completed the PLDS Punchlist. They have submitted the paperwork to have the Town take over the roads. Travis has added trees to be replaced and is requiring them to go to a maintenance bond. True homes does not think a maintenance bond applies to them. The development will not be accepted by the Town until the bond issue is resolved between the county, town and the developer.

Parkway Crossing: Still repairing the storm drain system and working on the as-builts. Work is progressing and should be wrapped up at the end of the month.

Preston Park: Phase 1 is close to scheduling the prefinal. Phase 2 is wrapping up video and as-built review.

McCullough: Update from developer that video should be wrapped up in the next 2-3 weeks. As-builts are in for review and need town staff to sign off on them in Accella.

Miller Farms: Project is progressing. Proof rolls are ongoing for roads. Storm drains are going in per the PLDS process. All work is following along with the process and things are working well.

Chadwick Park: No repair work has been started. All ramps with the exception of Childers and Johnston will need to be in per current standards. All alleyways will need to be petitioned separately from the roads to be taken over by the Town. The developer has been made aware of this. A new prefinal will

need to be done as we are past the time limit for the neighborhood. An email will be sent to Susan, from Mecklenburg County, detailing that it needs to be walked again.

Coventry: Roadway certification was sent this week. Roadway certification was not fully certified with deficiencies. Work has been put on hold until the developer can certify, repair, or complete per the PLDS manual, the installation of roads were done correctly. Work is on hold until the developer figures out how to proceed and deal with the road issues.

Carolina Logistics Park: As-builts complete. The video is approved. Prefinal was completed on 3/17/2025 and the developer was given a punch list of items to address. The final inspection is going to be scheduled for the week of May 5th. If work is complete they will be released for paving.

*see attached spreadsheet of easement permits issued/pending FY 2025

PERMITS ISSUED/PENDING
COMPANY
Fiscal Year 2025
LOCATION
STATUS
PERMIT NO

Ashley Northup/AT&T	625 Eagleton Downs	Issued	PW20240812EAGLETONDOWNS625
Zach Pellicone/Charlotte Water	10112 Industrial Drive	Issued	PW20240807INDUSTRIAL10112
Paul Tatsis/PNG	307 College Street	Issued	PW20240729COLLEGE307
Ashley Northup/AT&T	10810 Park Crossing Dr	Issued	PW20240806PARKCROSSING10810
O'brien Walls/Charlotte Water	109 N Polk Street	Issued	PW20240731NPOLK109
AT&T/SourceOne/Rosita Villavicencio	12026 Carolina Logistics Drive	Issued	PW20241011CAROLINALOGISTICS12026
AT&T/Ashley Northup	10901 Downs Rd	Canceled	
Charlotte Water/Samuel Yuhas	10496 Park Road	Issued	PW20241008PARKROAD10496
Charlotte Water/Samuel Yuhas	12031 Lancaster Hwy/Carolina Place	Issued	PW20241010LANCASTERHWY12031
AT&T/SourceOne/Rosita Villavicencio	12020 Carolina Logistics Drive	Issued	PW20241017CAROLINALOGISTICS12020
Spectrum/STS Cable Services/Tracey Kendall	11925 Carolina Logistics Drive	Issued	PW20241024CAROLINALOGISTICS11925
AT&T/SourceOne/Rosita Villavicencio	10230 Pineville Distribution/Industrial Dr	Issued	PW20250130PINEVILLEDISTRIBUTIONST10230
Spectrum/ACP Fiber Services/Ryan McCumber	Miller Road	Issued	PW20250115MILLER
Charlotte Water/Cirilo Saba	265 Eden Circle/Cone Avenue	Issued	PW20250211EDENCIRCLE265
Comporium/Utility Design/Ross Bradley	12720 & 11724 Downs Road	Issued	PW20250318DOWNSRD12720
Charlotte Water/Samuel Yuhas	10201 Industrial Dr/Emmett Dr	Issued	PW20250313INDUSTRIAL10201
Google Fiber/Kila Lindsay/Prince Telecom	10450 Park Drive	Pending	