

Facts and questions on Recombined Parcel 1 (old 1375 Odell School Road) +/- 6.052 Acres.

Utilities: Electric: Duke Power at Odell School Road, service would be an underground primary feed to a pad transformer on the parcel. Water: County water at Odell School Road, serviced by City of Concord. Natural Gas: Dominion Energy; Odell School Road. Telecommunications; Windstream and Spectrum both at Odell School Road. There is no Sewer.

Will the land "perc". That is determined by the Cabarrus Health Alliance and by various things such as the number of Bedrooms in the proposed house, the footprint of the house on the parcel. I have no problem granted access to "CHA" for a test, if I get a copy of the report.

Why can't I use the paved road on the western boundary of the property? There is already a gravel driveway entrance. It's not a road, it's the Big Tree Estates private driveway and under a shared maintenance agreement. The gravel area is where the trash truck backs in and turns around and was an old entrance before Big Tree Estates was ever developed. I had one prospective buyer write to the owners and got no response. They have no interest in having anyone else use the driveway.

What's going to happen to the land to the south? What's going to happen to the other parcel to the east? One day they all have the possibility to be developed in one way or the other.

What business goes on in those big buildings to the north of the property?

One is RGS is an architectural metals and glass fabrication contracting company.
The others are two Tree companies who store trucks and equipment.