

5-08-16



Planning, Development & Inspections

TEL (PLANNING) 919 856 6310
TEL (INSPECTIONS) 919 856 6222

A Division of Community Services
P.O. Box 550 • Raleigh, NC 27602
www.wakegov.com



PRELIMINARY SUBDIVISION PLAN APPROVAL APPLICATION

Name of Subdivision GLEN HAVEN

() cluster subdivision (X) lot-by-lot subdivision () open space
Has a preliminary plan previously been approved for subdivision of this site? () Yes () No
If yes, when and under what name? _____

Property

Parcel Identification Number: 0799684890 (PART) 0799 58 3535

Address: 13621 & 13329 NORWOOD ROAD

Location: SOUTH EAST side of NORWOOD at/between
(north east, south, west) (street)
CAESAR ROAD and Mt. VELADON CHURCH ROAD
(street) (street)

Total site area in square feet and acres: _____ square feet 51.87 acres

Zoning District(s) and Overlay Districts (if any) and land area within each: R 40 W

Conditions of any Conditional Use Zoning Districts: _____

Present land use(s): WOODLAND & SINGLE FAMILY RESIDENCE

Property Owner (Contact information is needed for reviews to proceed- Please provide fax or email)

Name: ADDER FAMILY LIMITED PARTNERSHIP

Address: 6031 DELAVAL LANE

City: RALEIGH State: NC Zip Code: 27614

E-mail Address: _____ FAX: _____

Telephone Number: _____

Consultant (i.e. surveyor or engineer, person to whom all correspondence will be sent)

Name: DIEM & PHILLIPS, P.A.

Address: 1500 PINEY PLANK ROAD SUITE 200

City: CARY State: NC Zip Code: 27518

E-mail Address: ARKEITH@BELLSOUTH.NET FAX: 919 467 5327

Telephone Number: 919 467 9972 Relationship to Owner: CLIENT/CONSULTANT

Proposal

Max. allowable lot density standard* (see Article 5, Unified Development Ordinance, and the Wake County Land Use Plan): 1 DU/AC

Max. # of lots allowable*: 51 Proposed # of lots*: 40

Min. allowable lot area*: 40,000 sf Proposed min. lot area*: 40,000 sf

Average lot area*: _____ sf

Min. allowable lot width*: 110 ft Proposed min. lot width*: 110 ft

* if applicable, show for each zoning district

Min. open space standard (see Sec. 3.4.3(E)(1)): () 10% () 25% () 30% () 40% of site area
 Min. open space area: _____ acres
 Proposed open space area [by parcel]: _____ acres
 Proposed open space use(s) [by parcel]: _____
 Proposed future development site area [by site]: _____ acres
 Proposed impervious surfaces area: 338,900 sf
 Proposed impervious surface coverage (impervious surfaces area/site area x 100): 15 %
 Site area w/in area of special flood hazard (see Article 14, Unified Development Ordinance): 0 acres
 within floodway: 0 acres

Vehicular Access

Names of access street(s) and number of access points along each:

Name of access or adjacent street	Right-of-way width (ft)	Pavement width (ft)	No. of lanes	Paved? (Y or N)	Roadway design capacity	Traffic volume (ADT) ²	Est. traffic generated (ADT) ³
<u>NORWOOD ROAD</u>	<u>VARIABLE</u>	<u>24</u>	<u>2</u>	<u>Y</u>			
<u>MT VERNON CHURCH</u>	<u>VARIABLE</u>	<u>24</u>	<u>2</u>	<u>Y</u>			

¹ See NCDOT Highway Capacity Manual or Wake County Thoroughfare Plan Appendix

² See CAMPO web site (www.raleigh-nc.org/campo) or contact NCDOT Traffic Survey Unit

³ Base on Institute of Transportation Engineers ratios - ratio used for estimate (e.g., x tps per y sf)

Estimated traffic generated by heavy vehicles (vehicles other than automobiles and light trucks)

Type of vehicle: GARBAGE TRUCK ADT: 1

Type of vehicle: _____ ADT: _____

Utilities and Services

Water supply provided by: () municipal system (_____)

(X) community system (AQUA NORTH CAROLINA) () individual well(s)

Estimated total water demand: 16,000 gpd

Wastewater collection/treatment provided by: () municipal system (_____)

() community system - specify type(_____) (X) individual on-site system

Estimated total wastewater discharge: 0 gpd

Electrical service provided by: DUKE ENERGY Underground (X) yes () no

Natural gas service provided by: PSNC IF AVAILABLE

Telephone service provided by: ATE OR OTHERS Underground (X) yes () no

Cable television service provided by: TWCABLE OR OTHERS Underground (X) yes () no

Fire protection provided by: BAYLEAF

Miscellaneous

Generalized slope of site: ~ 5%

Valuable natural features (rare plant community, wildlife habitat, lake, stream, geology, etc.) on or adjoining site: N/A

Valuable historic resources (homestead, mill, archeological site) on or adjoining site: N/A

Land Use Plan Classifications

General Classification (note associated municipality and/or watershed)

() Short-Range Urban Services Area/Water Supply Watershed _____

() Short-Range Urban Services Area _____

() Long-Range Urban Services Area/Water Supply Watershed _____

() Long-Range Urban Services Area _____

(X) Non-Urban Area/Water Supply Watershed _____

() Non-Urban Area _____

Land Use Classification(s) (Note Area Land Use Plan, if applicable):

Other information (additional relevant information about the site or proposal you wish to note or cite)

All property owners must sign this application unless one or more individuals are specifically authorized to act as an agent on behalf of the collective interest of some or all of the owners (provide a copy of such authorization).

The undersigned property owner(s) hereby authorize the filing of this application (and any subsequent revisions thereto). The filing of this application authorizes the Wake County staff to enter upon the site to conduct relevant site inspections as deemed necessary to process the application.

Signature: _____ Date: _____

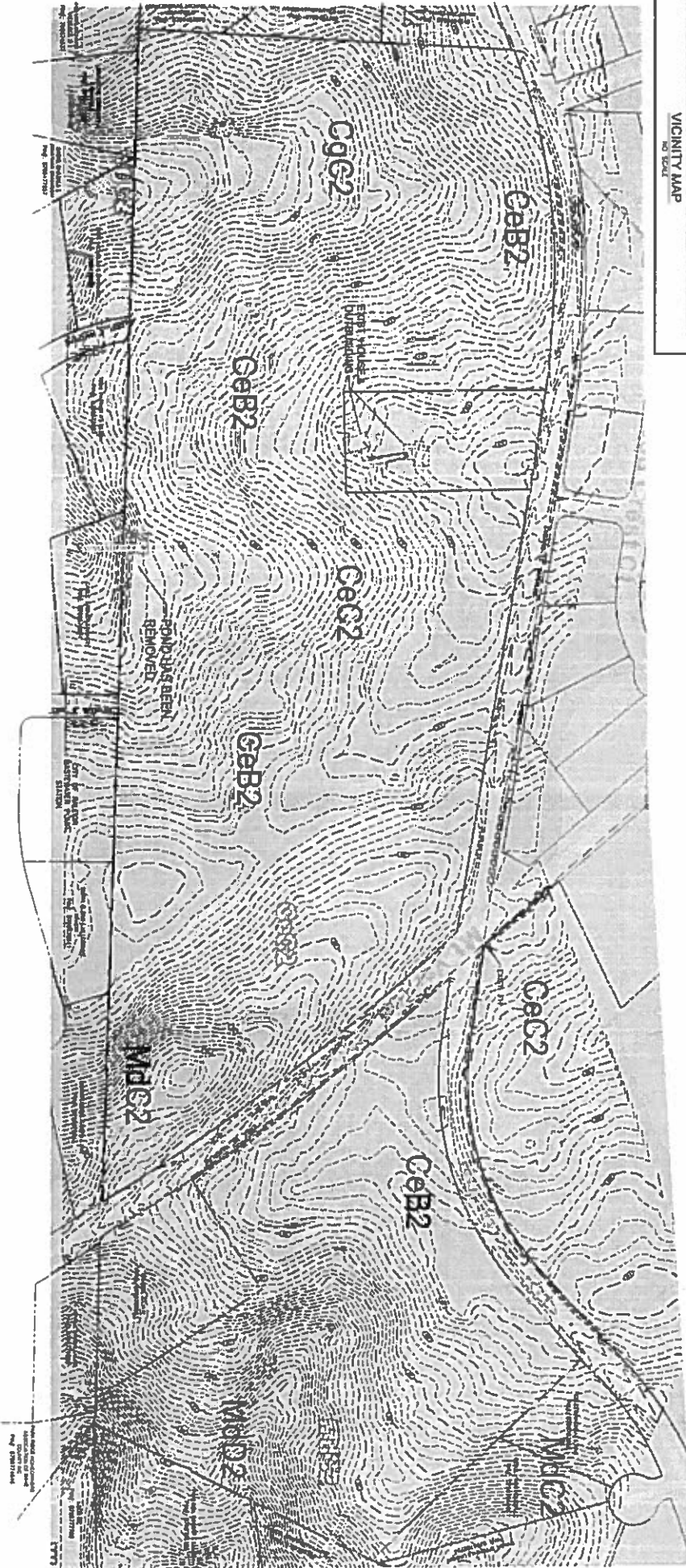
Signature: William J. Rippen R Date: 4-3-16

Signature: Julia N. Williams Date: 4-3-16

The undersigned applicant hereby certifies that, to the best of his or her knowledge and belief, all information supplied with this application is true and accurate.

Signature: Ch. M.H. Date: 4/5/16

Notes: All documents and maps submitted as required become the property of Wake County
The Wake County Unified Development Ordinance is on the web at <http://www.wakegov.com/>
All application fees are non-refundable



GRAPHIC SCALE
1" = 100'



EXISTING CONDITIONS

GLENHAVEN
WAKE COUNTY, NORTH CAROLINA



DIEHL & PHILLIPS, P.A.
CONSULTING ENGINEERS - LIC. NO. 13717
1301 FINNEY PLAINS RD., SUITE 203
CARY, NC 27518 • (919) 667-9972

DATE	DESCRIPTION
11/11/88	PRELIMINARY PLAN
11/11/88	FINAL PLAN
11/11/88	AS SHOWN



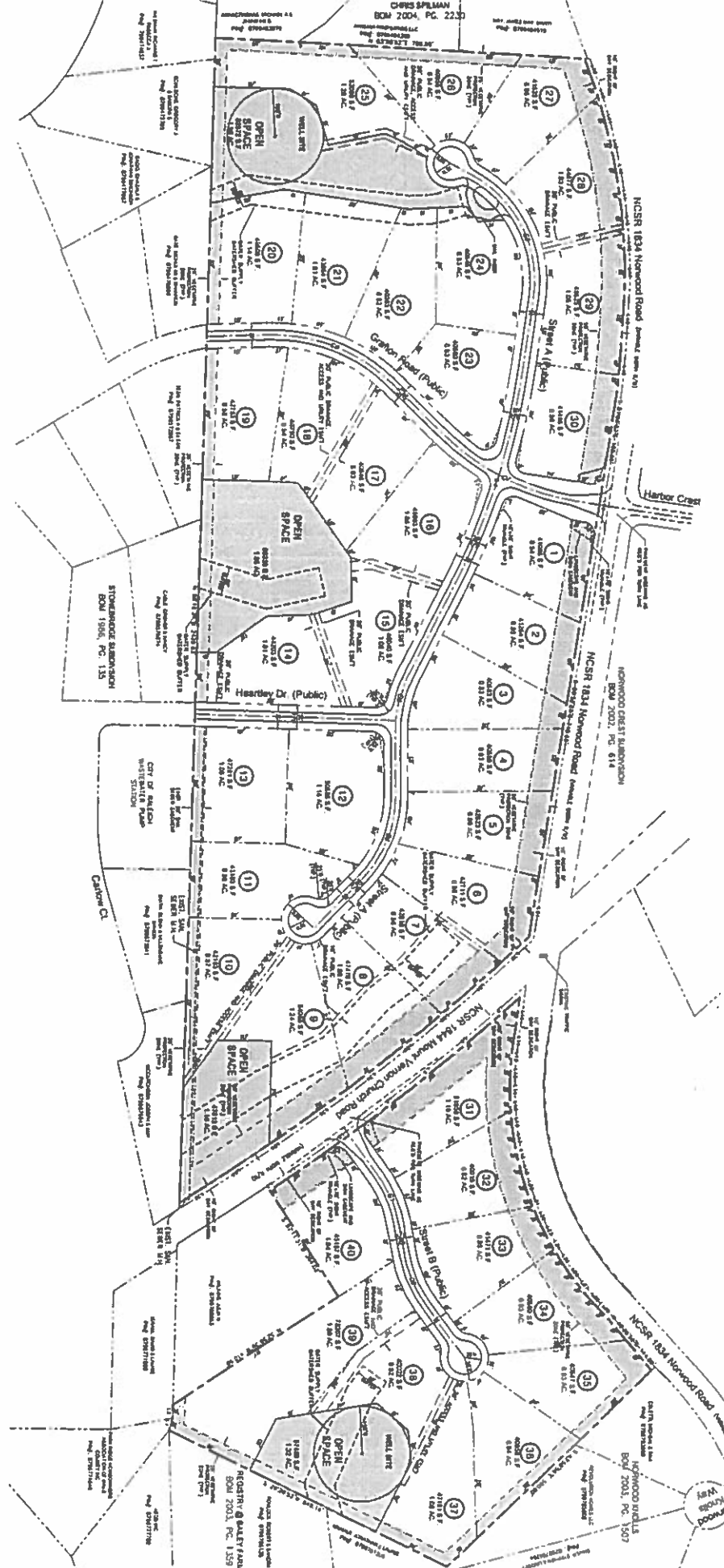
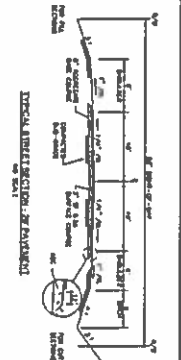
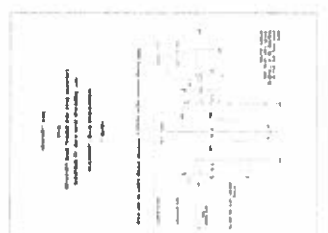
- NOTES:**
1. This plan shows the proposed subdivision of land into lots.
 2. The lots are numbered 1 through 37.
 3. The area is bounded by NCSR 1834 Norwood Road to the north, Harbor Crest to the east, and various streets to the south and west.
 4. The subdivision is subject to the approval of the local planning board and the zoning board.
 5. The subdivision is subject to the approval of the State Planning Commission.
 6. The subdivision is subject to the approval of the State Board of Education.
 7. The subdivision is subject to the approval of the State Board of Health.
 8. The subdivision is subject to the approval of the State Board of Labor.
 9. The subdivision is subject to the approval of the State Board of Social Services.
 10. The subdivision is subject to the approval of the State Board of Transportation.
 11. The subdivision is subject to the approval of the State Board of Utilities.
 12. The subdivision is subject to the approval of the State Board of Veterans Affairs.
 13. The subdivision is subject to the approval of the State Board of Workforce Development.
 14. The subdivision is subject to the approval of the State Board of Agriculture.
 15. The subdivision is subject to the approval of the State Board of Commerce.
 16. The subdivision is subject to the approval of the State Board of Cultural Affairs.
 17. The subdivision is subject to the approval of the State Board of Environmental and Natural Resources.
 18. The subdivision is subject to the approval of the State Board of Finance.
 19. The subdivision is subject to the approval of the State Board of General Services.
 20. The subdivision is subject to the approval of the State Board of Governmental Administration.
 21. The subdivision is subject to the approval of the State Board of Health Care Services.
 22. The subdivision is subject to the approval of the State Board of Human Resources.
 23. The subdivision is subject to the approval of the State Board of Information Technology.
 24. The subdivision is subject to the approval of the State Board of Insurance.
 25. The subdivision is subject to the approval of the State Board of Justice.
 26. The subdivision is subject to the approval of the State Board of Law.
 27. The subdivision is subject to the approval of the State Board of Legal Services.
 28. The subdivision is subject to the approval of the State Board of Library and Archives.
 29. The subdivision is subject to the approval of the State Board of Parks and Recreation.
 30. The subdivision is subject to the approval of the State Board of Public Safety.
 31. The subdivision is subject to the approval of the State Board of Public Works.
 32. The subdivision is subject to the approval of the State Board of Retirement and Pensions.
 33. The subdivision is subject to the approval of the State Board of Statewide Administration.
 34. The subdivision is subject to the approval of the State Board of Statewide Planning.
 35. The subdivision is subject to the approval of the State Board of Statewide Services.
 36. The subdivision is subject to the approval of the State Board of Statewide Transportation.
 37. The subdivision is subject to the approval of the State Board of Statewide Utilities.

VEGETATIVE PROTECTIVE ZONE

Lot No.	Area (Ac.)	Vegetative Protective Zone (Ac.)
1	0.10	0.10
2	0.10	0.10
3	0.10	0.10
4	0.10	0.10
5	0.10	0.10
6	0.10	0.10
7	0.10	0.10
8	0.10	0.10
9	0.10	0.10
10	0.10	0.10
11	0.10	0.10
12	0.10	0.10
13	0.10	0.10
14	0.10	0.10
15	0.10	0.10
16	0.10	0.10
17	0.10	0.10
18	0.10	0.10
19	0.10	0.10
20	0.10	0.10
21	0.10	0.10
22	0.10	0.10
23	0.10	0.10
24	0.10	0.10
25	0.10	0.10
26	0.10	0.10
27	0.10	0.10
28	0.10	0.10
29	0.10	0.10
30	0.10	0.10
31	0.10	0.10
32	0.10	0.10
33	0.10	0.10
34	0.10	0.10
35	0.10	0.10
36	0.10	0.10
37	0.10	0.10

LOT DATA

Lot No.	Area (Ac.)	Frontage (ft)	Depth (ft)	Width (ft)	Shape
1	0.10	100	100	100	Square
2	0.10	100	100	100	Square
3	0.10	100	100	100	Square
4	0.10	100	100	100	Square
5	0.10	100	100	100	Square
6	0.10	100	100	100	Square
7	0.10	100	100	100	Square
8	0.10	100	100	100	Square
9	0.10	100	100	100	Square
10	0.10	100	100	100	Square
11	0.10	100	100	100	Square
12	0.10	100	100	100	Square
13	0.10	100	100	100	Square
14	0.10	100	100	100	Square
15	0.10	100	100	100	Square
16	0.10	100	100	100	Square
17	0.10	100	100	100	Square
18	0.10	100	100	100	Square
19	0.10	100	100	100	Square
20	0.10	100	100	100	Square
21	0.10	100	100	100	Square
22	0.10	100	100	100	Square
23	0.10	100	100	100	Square
24	0.10	100	100	100	Square
25	0.10	100	100	100	Square
26	0.10	100	100	100	Square
27	0.10	100	100	100	Square
28	0.10	100	100	100	Square
29	0.10	100	100	100	Square
30	0.10	100	100	100	Square
31	0.10	100	100	100	Square
32	0.10	100	100	100	Square
33	0.10	100	100	100	Square
34	0.10	100	100	100	Square
35	0.10	100	100	100	Square
36	0.10	100	100	100	Square
37	0.10	100	100	100	Square



Sheet No.	Sheet Title	Scale	Author	Checked	Date
1	Site Plan	1" = 40'	J. Diehl	J. Diehl	10/15/02
2	Storm Drainage & Utility Plan	1" = 40'	J. Diehl	J. Diehl	10/15/02
3	Grading Plan	1" = 40'	J. Diehl	J. Diehl	10/15/02
4	Site Plan	1" = 40'	J. Diehl	J. Diehl	10/15/02
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39	Grading Plan	1" = 40'	J. Diehl	J. Diehl	10/15/02
40	Site Plan	1" = 40'	J. Diehl	J. Diehl	10/15/02

UN Unavailable error for conventional or LPE style systems.

Areas outlined with 20' radius or more of approximately indicated conventional style systems. These will be indicated with 20' radius or more of approximately indicated LPE style systems. These may only be indicated by LPE style systems.

Areas outlined with 25' to 29' radius or more of approximately indicated conventional style systems. These areas will be indicated with 25' to 29' radius or more of approximately indicated LPE style systems. These may only be indicated by LPE style systems.

Subtotal Data Location: [unclear]
 Total Area: [unclear]
 Total Volume: [unclear]
 Total Length: [unclear]
 Total Cost: [unclear]

Discharge Area	Permeable Area (ft ²)	Permeable Area (ft ²)	Permeable Area (ft ²)
D11	121.00	121.00	121.00
D12	121.00	121.00	121.00
D13	121.00	121.00	121.00
D14	121.00	121.00	121.00
D15	121.00	121.00	121.00
D16	121.00	121.00	121.00
D17	121.00	121.00	121.00
D18	121.00	121.00	121.00
D19	121.00	121.00	121.00
D20	121.00	121.00	121.00
D21	121.00	121.00	121.00
D22	121.00	121.00	121.00
D23	121.00	121.00	121.00
D24	121.00	121.00	121.00
D25	121.00	121.00	121.00
D26	121.00	121.00	121.00
D27	121.00	121.00	121.00
D28	121.00	121.00	121.00
D29	121.00	121.00	121.00
D30	121.00	121.00	121.00
D31	121.00	121.00	121.00
D32	121.00	121.00	121.00
D33	121.00	121.00	121.00
D34	121.00	121.00	121.00
D35	121.00	121.00	121.00
D36	121.00	121.00	121.00
D37	121.00	121.00	121.00
D38	121.00	121.00	121.00
D39	121.00	121.00	121.00
D40	121.00	121.00	121.00

