





FSP-24-20 – PARKER RIDGE PHASE 1A – V3 Submittal review cycle

START DATE: MARCH 2025	DUE DATE: _03-14-25_	TRC/STAFF Comments issued on: _03/17/2025_
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Review Group / Staff	Comments	Cleared Comments
Planning & Zoning – Planning Staff	<ol style="list-style-type: none"> 1. <i>Continue to Provide</i> written responses to ALL the comments received; mark-up to mark-up is fine. 2. <i>Continue to Bubble/cloud</i> any revisions made – these will be removed on the final/recordable version. 3. <i>Continue to Revise</i> all dates on all materials – keep original/initial dates as well (build the dates). 4. NEW – Cover Sheet Note #12 has “blanks” – “Blanks” cannot be recorded – fill these in before Recording. 5. NEW – The Bond estimate requires review by the Town infrastructure inspector and Town Engineer, and when approved by them, a Bond for that amount needs to be provided to the Planning Director prior to/same time as the plat is provided for Signature. 6. NEW - The Fee-In-Lieu (FIL) of construction of Greenway approved through the PSP and CID plans is now due at time of signature and recordation – the FIL amount must be reviewed and approved by the Town Engineer and Infrastructure Inspector, then the cash (check) amount paid to the Town when Plat submitted for signature (paired with infrastructure Bond). 	
Wake Co. Watershed Mgt - *Elizabeth Powell*	<i>No comments were received, which is not atypical for a Final Plat. Wake Co. will be included in the next submittal.</i>	
Parks & Recreation - Eddie Henderson	<i>No further comments. Please provide contact information to start the previously mentioned conversations.</i>	
COR Public Utilities - Tim Beasley	<i>Approvable (no correction comments provided).</i>	
Engineering - Jacque Thompson	<i>No further Comments.</i>	
NCDOT – Jacob Nicholson	<i>Based on previous discussion, with the removal of the only direct access to a NCDOT street, I have objections to the approval of the final plat.</i>	
Wake Co. Fire / EMS - Brittany Hocutt	<i>No comments on this Final Plat.</i>	