

Development Plan Review Application

Town of Rolesville Planning Department | PO Box 250 | Rolesville, NC 27571 | 919-554-6517 | planning@rolesville.nc.gov

Planning Department Home Page: [Official Town Webpage](#)

PROJECT & PLAN INFORMATION:	
<input type="checkbox"/> Preliminary Subdivision Plat (PSP)	<input type="checkbox"/> Site Development Plan (SDP)
<input checked="" type="checkbox"/> Construction Infrastructure Drawings (CID)	<input type="checkbox"/> Final Subdivision Plat (FSP)
Submittal #: x Original <input type="checkbox"/> 2 nd <input type="checkbox"/> 3 rd <input type="checkbox"/> Other _____ OR <input type="checkbox"/> Revision to Previously Approved (_____) If a resubmittal, revisions to the plan must be clouded and a comment response letter must be provided for the resubmittal to be complete.	
Legal Description (Book of Maps if platted, or Register of Deeds Bk/Pg if not): See attached legal description.	
Proposed Project Name: Broadmoor	Site Address: 1321 Rolesville Rd, 1501 Rolesville Rd
PIN(s) or REID(s): 1768511519 (portion), 1768500618, 1768409261 (portion), 1767590716 (portion), 1767590335, 1767580938	Site Area (in acres): 105.9
Associated Previous Case Number(s): REZ-23-02, PSP-24-02	Current Use(s): Vacant, Farmland, Single Family
Zoning District(s): RH-CA and RM-CZ	Zoning and/or Watershed Overlay(s): N/A
Proposed # of New Lots (Residential or Nonresidential): 255 Residential Lots	Proposed Residential Dwelling Units: 255 units Proposed Residential Density: 2.41 D.U./AC.
<u>Summary Description of Proposed Use / Project:</u> Residential subdivision consisting of 157 Single Family Homes and 98 Townhomes	

APPLICATION REQUIREMENTS	
Application shall include the following documents by the submittal deadline to be considered complete and ready for review. Additional supporting documents may be requested by the Case Planner and/or may be provided by the applicant.	
<input checked="" type="checkbox"/> Completed Application & Specific application checklist .	<input checked="" type="checkbox"/> Completed Property Owner's Consent Form – 1 per Owner
<input checked="" type="checkbox"/> PDF's (Flattened, < than 100MB) of any/all documents	<input type="checkbox"/> Sketch/Pre-Submittal meeting notes (if applicable).
<input checked="" type="checkbox"/> FIRM panel, USGS, and Soil Survey Maps, as applicable.	<input type="checkbox"/> Any approved/recorded Special Use Permits, Variances, etc.
<input type="checkbox"/> <i>Note: INVOICE issued for the application fee payment during the completeness check or following application review.</i>	<input checked="" type="checkbox"/> Traffic Impact Analysis, ITE Traffic Generation Letter, or Letter/Email from Planning staff confirming one is <u>not</u> required

Financially Responsible Party: Pulte Home Company, LLC

>(*that who receives and will pay Invoices for the Actual Cost Consultant Review Fees*)

Mailing Address 1225 Crescent Green Drive, Suite 250 City/State/Zip Cary, NC 27518

Phone 919-606-0878 Email Kelly.Race@PulteGroup.com

Property Owner See attached list (if more than 1 use separate sheet)

Mailing Address _____ City/State/Zip _____

Phone _____ Email _____

Applicant / Engineer / Architect / Attorney / Agents

Name: Terrence Cook (Project Engineer) Phone: 919-469-3340 Email: tcook@WithersRavenel.com

Name: Kristy Penland (Project Coordinator) Phone: 919-469-3340 Email: kpenland@WithersRavenel.com

Name: Suzy Russell (Project Manager) Phone: 919-469-3340 Email: srussell@WithersRavenel.com

Name: _____ Phone: _____ Email: _____

Primary Point of Contact: Owner Applicant Engineer/Architect Registered Agent/Attorney