

# Development Plan Review Application

Town of Rolesville Planning Department | PO Box 250 | Rolesville, NC 27571 | 919-554-6517 | [planning@rolesville.nc.gov](mailto:planning@rolesville.nc.gov)

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

| PROJECT & PLAN INFORMATION:  |   |
|--|---|
| <input checked="" type="checkbox"/> Preliminary Subdivision Plat (PSP)   | <input type="checkbox"/> Site Development Plan (SDP)                              |
| <input type="checkbox"/> Construction Infrastructure Drawings (CID)  | <input type="checkbox"/> Final Subdivision Plat (FSP)                             |
| Submittal #: <input checked="" type="checkbox"/> Original <input type="checkbox"/> 2 <sup>nd</sup> <input type="checkbox"/> 3 <sup>rd</sup> <input type="checkbox"/> Other _____ OR <input type="checkbox"/> Revision to Previously Approved ( _____ )     |   |
| <b>If a resubmittal, revisions to the plan must be clouded and a comment response letter must be provided for the resubmittal to be complete.</b>  |   |
| Legal Description (Book of Maps if platted, or Register of Deeds Bk/Pg if not): BM2007 pg 01224  |   |
| Proposed Project Name: Harris Creek Farms  | Site Address: 4928 UNIVERSAL DR<br>WAKE FOREST, NC 27587-6356                     |
| PIN(s) or REID(s): 1757471559 / 1757277811 / 1757383572 / 1757384572 / 1757385064 / 1757375975 / 1757375865 / 1757375765 / 1757375665 / 1757375575 / 1757375464 / 1757375365 / 1757375276 / 1757368816 / 1757378013 / 1757378109 / 1757378303 / 1757377990 | Site Area (in acres): 95.51   |
| Associated Previous Case Number(s): MA- 22-08 & ANX 22-05  | Current Use(s): Residential   |
| Zoning District(s): Wake County  | Zoning and/or Watershed Overlay(s): R-30 (No Watershed Overlay)                   |
| Proposed # of New Lots (Residential or Nonresidential): 120 Single Family Homes  | Proposed Residential Dwelling Units: 120<br>Proposed Residential Density: 1.25/ac |
| Summary Description of Proposed Use / Project: Developing 95 ac of land that is mostly wetlands and adding in about 5,800 lf of road (C&G) to improve the current area.  |   |

**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 AND <a href="#">application checklist</a> for that particular application type.                    | <input type="checkbox"/> Traffic Impact Analysis, ITE Traffic Generation Letter, or Letter/Email from Planning staff confirming one is <u>not</u> required |
| <input type="checkbox"/> Note: INVOICE issued for the application fee payment during the completeness check or following application review.                 | <input type="checkbox"/> FIRM panel, USGS, and Soil Survey Maps as they may apply to project   |
| <input type="checkbox"/> Completed <a href="#">Property Owner's Consent Form</a> – one form per Property Owner (ie multiple property owners, multiple forms) | <input type="checkbox"/> Any approved/recorded Special Use Permits, Variances, etc.  |
| <input type="checkbox"/> PDF (Flattened, < than 100KB) of any/all documents, plan sets, etc.   | <input type="checkbox"/> Pre-Submittal meeting notes and date (if applicable).   |

Property Owner Kenneth Investments, LLC (Stephan George)

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Applicant (Business & Contact Name) The CSC Group, LLC

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Engineer/Architect (Business & Contact Name) Quantech Engineering, LLP (Bryan Harris)

Phone 919-996-9455 Email Bryan@TheCSCgrp.com or Bryan@QuantechEng.com

Registered Agent/Attorney (Business & Contact Name) \_\_\_\_\_

Phone \_\_\_\_\_ Email \_\_\_\_\_

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