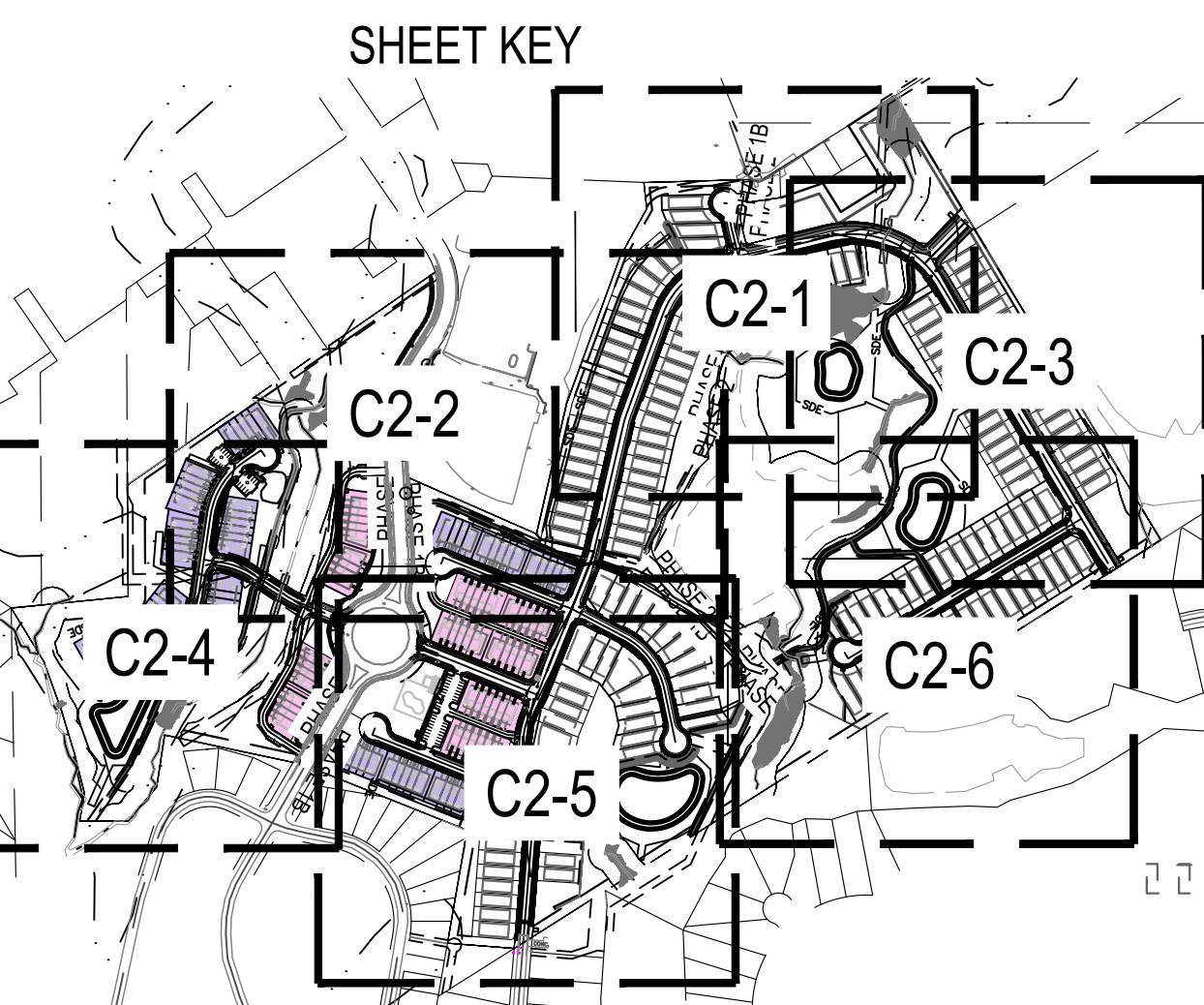


blrowngay.net\panzura\Regions\NCA\Projects\Lennar\8430-03 - DWG\PlanSheets\On-Site\C2-0 - SITE-PLAN.dwg Layout: C2-0 OVERALL SITE PLAN Plotted: 8/1/2023 1:18:16 PM

- ADJOINING PROPERTY OWNERS**
- (A) MARQUIS BRYANT DB 17767 PG 864 BM 2015 PG 859 PIN# 175897232
 - (B) JOHN SHANNON POPE DB 17361 PG 848 BM 2017 PG 107 PIN# 175879088
 - (C) JOHN SHANNON POPE & ALICIA POPE DB 17361 PG 848 BM 2017 PG 107 PIN# 175879113
 - (D) WANDA ELOISE JONES DB 17592 PG 1382 BM 2004 PG 202-203 PIN# 1758878107
 - (E) SUSAN JOHNSON DB 11707 PG 860 BM 2004 PG 202-203 PIN# 1758878213
 - (F) ANDRE KELLY & ARTEMISA KELLY DB 18535 PG 497 BM 2004 PG 202-203 PIN# 1758878218
 - (G) GARY W. PARRISH & CHARLENE T. PARRISH DB 15991 PG 755 BM 2004 PG 202-203 PIN# 1758878325
 - (H) THOMAS E. AUGUSTINE & KATHARINE THERESA SILEO DB 18156 PG 791 BM 2004 PG 202-203 PIN# 1758878431
 - (I) THURMAN GREENE MILLER, JR. & SALLY EVERHART MILLER DB 10993 PG 2523 BM 2004 PG 202-203 PIN# 1758879407
 - (J) PAUL D. HEWITT & TAMMY J. HEWITT DB 15004 PG 251 BM 2004 PG 202-203 PIN# 1758877551
 - (K) ESTHER EFERT DB 18445 PG 747 BM 2004 PG 202-203 PIN# 1758876594
 - (L) NGOZI UMELO & ARTEMISA KELLY DB 17030 PG 1045 BM 2004 PG 202-203 PIN# 1758876546
 - (M) THE VILLAGE AT ROLESVILLE HOMEOWNERS ASSOCIATION, INC. DB 10381 PG 2701 BM 2003 PG 1124-1125 BM 2004 PG 202-203 PIN# 1758875606
 - (N) THE VILLAGE AT ROLESVILLE HOMEOWNERS ASSOCIATION, INC. DB 10381 PG 2701 BM 2003 PG 1121-1123 BM 2004 PG 199-201 PIN# 1758773301
 - (O) DOROTHY JONES PENDER ET AL (HEIRS OF DOROTHY D. JONES) WF 164-4068 DB 1613 PG 481 PIN# 1758997386
 - (P) MICHAEL T. DEBNAM ET AL (HEIRS OF RUTH UPCHURCH DEBNAM) DB 11583 PG 1757 PIN# 1758998460
 - (Q) RICHARD E. DUNN ET AL (HEIRS OF MARY CATHRYN DUNN) DB 9721 PG 2124 PIN# 1758999444
 - (R) ALBERT EMERY BURKE & KIMBERLY LUANNE BURKE DB 15944 PG 1564 PIN# 1768090349
 - (S) ALBERT EMERY BURKE & KIMBERLY LUANNE BURKE DB 15944 PG 1564 PIN# 1768090437
 - (T) EDWARD W. SCARBORO, JR. ET AL WF 14-E-3861 DB 1112 PG 065 PIN# 1758995860
 - (U) EDWARD W. SCARBORO, JR. ET AL WF 14-E-3861 DB 1112 PG 065 PIN# 1758995860
 - (V) EDWARD W. SCARBORO, JR. ET AL WF 14-E-3861 DB 1112 PG 065 PIN# 1758995860
 - (W) EDWARD W. SCARBORO, JR. ET AL WF 14-E-3861 DB 1112 PG 065 PIN# 1758995860
 - (X) EDWARD W. SCARBORO, JR. ET AL WF 14-E-3861 DB 1112 PG 065 PIN# 1758995860
 - (Y) EDWARD W. SCARBORO, JR. ET AL WF 14-E-3861 DB 1112 PG 065 PIN# 1758995860
 - (Z) EDWARD W. SCARBORO, JR. ET AL WF 14-E-3861 DB 1112 PG 065 PIN# 1758995860

- LEGEND**
- PROPOSED CURB AND GUTTER
 - PROPOSED RETAINING WALL
 - PROPOSED HANDICAP PAVEMENT MARKING
 - PROPOSED SIGN
 - PROPOSED ACCESSIBLE RAMP
 - PROPOSED STANDARD DUTY CONCRETE SIDEWALK
 - PROPOSED EASEMENT
 - PROPOSED STORM EASEMENT
 - PROPOSED ROW
 - PROPOSED SETBACK
 - PROPOSED BUFFER
 - EXTENT OF FLOOD PRONE SOIL PER WAKE GIS
 - * POLLINATOR GARDEN
 - FRONT LOAD TOWNHOME LOT
 - REAR LOAD TOWNHOME LOT
 - SINGLE FAMILY LOT
 - OPEN SPACE
 - PERIMETER BUFFER
 - NEUSE RIVER BUFFER



CURVE TABLE

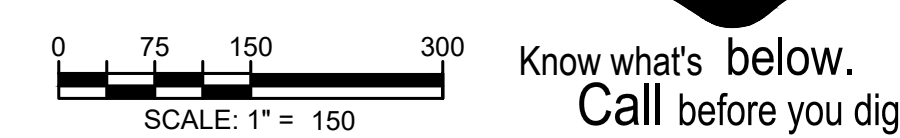
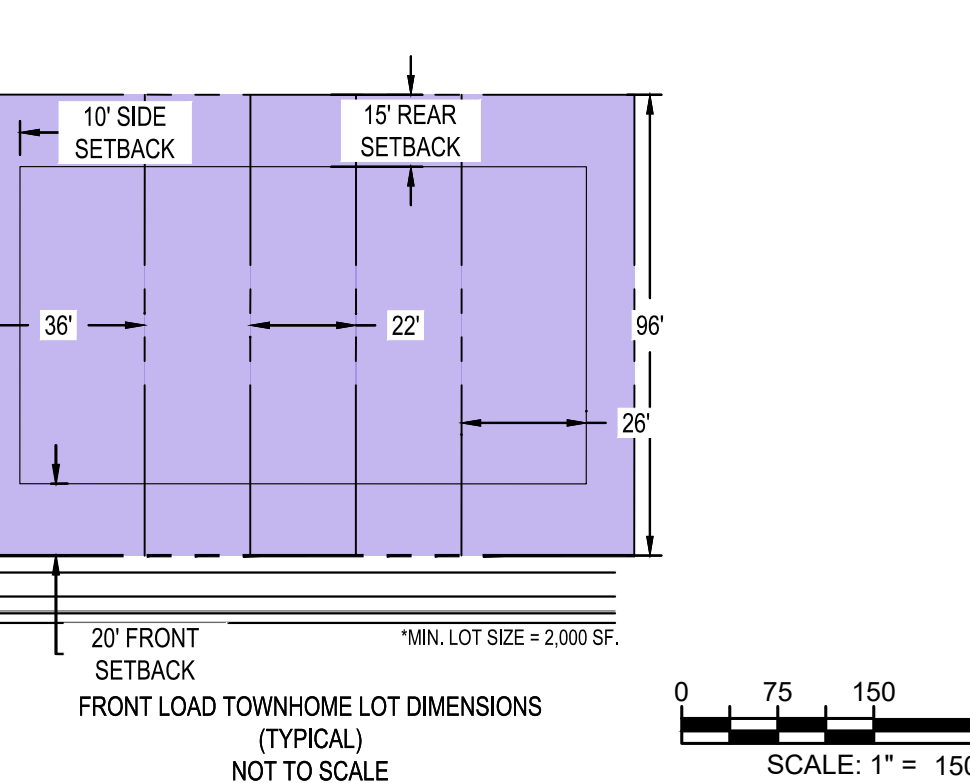
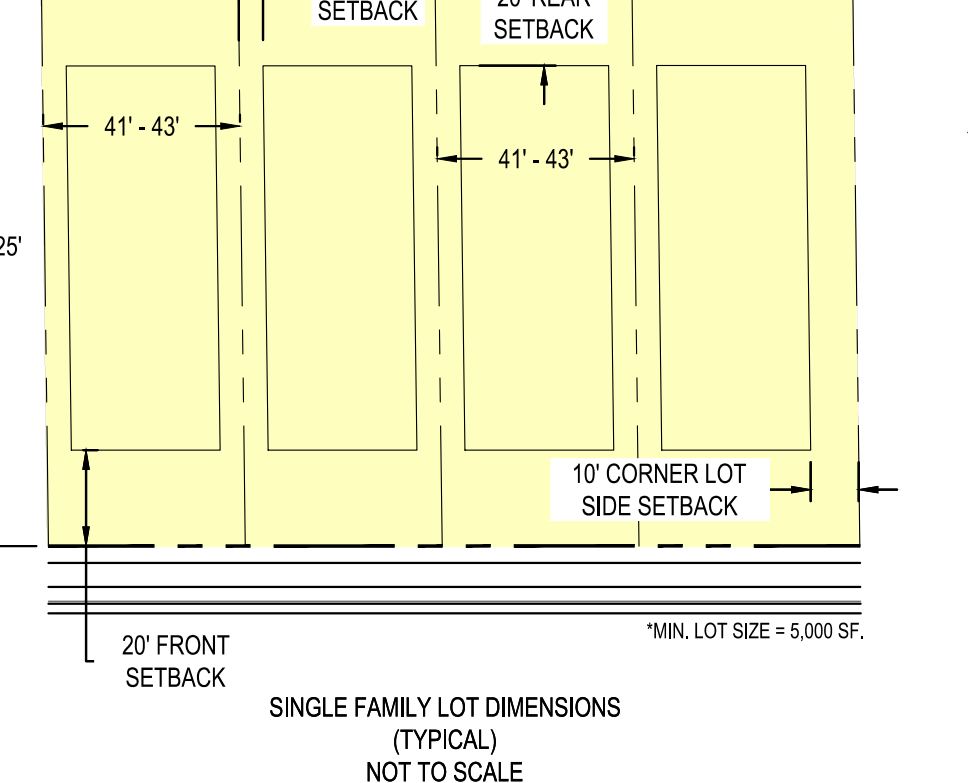
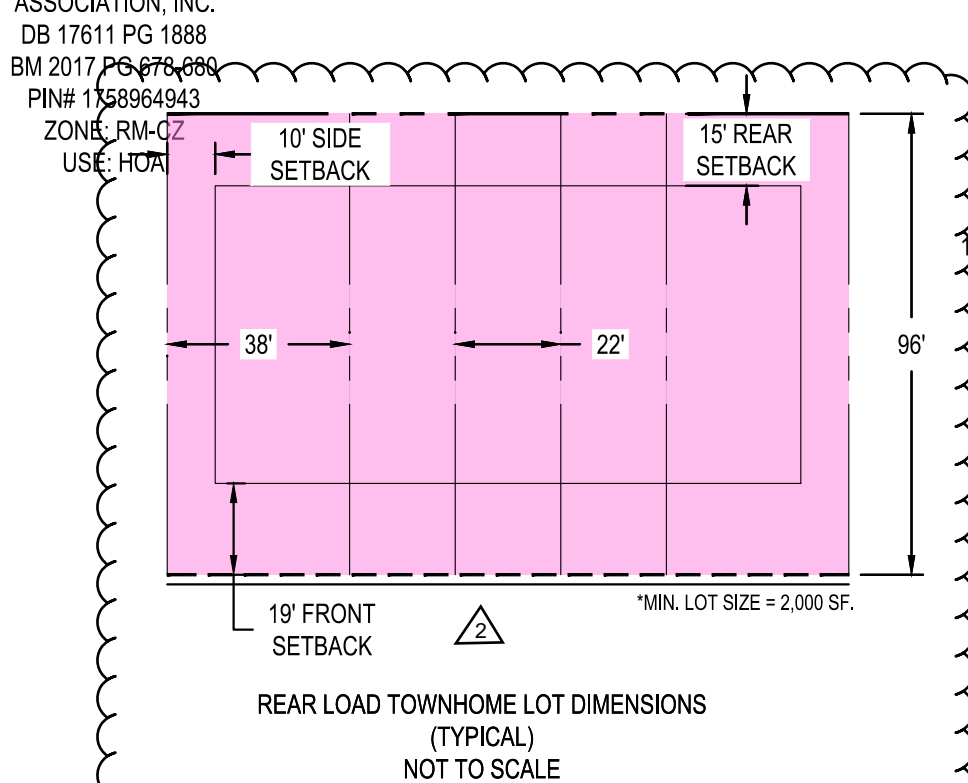
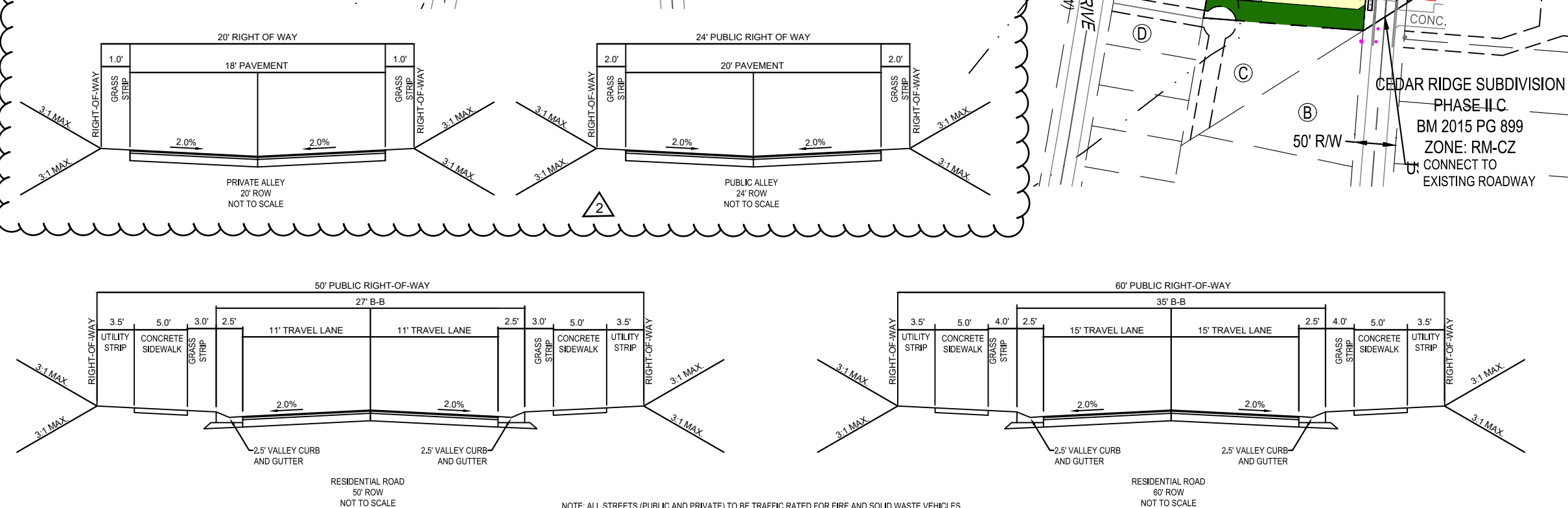
NUMBER	DELTA ANGLE	RADIUS	ARC LENGTH	CHORD DIRECTION	CHORD DISTANCE
C1	72°50'00"	300.00	381.42	S67°20'50"E	356.25
C2	56°09'00"	230.00	225.40	N48°09'20"E	216.49
C3	7°01'20"	230.00	28.19	N10°34'10"E	28.17
C4	8°48'40"	230.00	35.37	N17°27'50"E	35.33
C5	31°30'10"	230.00	128.46	N8°07'00"E	124.87
C6	14°12'10"	230.00	57.02	N2°32'00"W	56.87
C7	31°38'20"	230.00	127.00	N63°57'00"W	125.40
C8	50°27'50"	230.00	202.57	N38°53'00"W	198.09
C9	21°06'20"	150.00	55.25	N3°13'00"W	54.94
C10	24°05'30"	230.00	96.71	N69°26'20"W	96.00
C11	10°41'20"	230.00	42.91	N62°44'10"W	42.84
C12	51°53'10"	230.00	208.28	N34°27'30"E	201.24
C13	47°15'10"	230.00	189.68	N32°08'30"E	184.39
C14	90°00'00"	50.00	78.54	N23°07'50"W	70.71
C15	12°15'00"	100.00	21.38	S15°47'40"W	21.34
C16	20°26'50"	100.00	35.69	S19°53'30"W	35.50
C17	86°45'50"	50.00	75.72	S13°15'50"E	68.69
C18	81°30'30"	50.00	71.13	N48°36'20"E	65.28
C19	18°57'20"	100.00	33.08	N17°21'40"E	32.93
C20	4°55'20"	100.00	8.59	N24°22'40"E	8.59
C21	15°42'20"	50.00	13.70	N75°59'00"W	13.66

LINE TABLE

LINE	LENGTH	DIRECTION
L1	342.55	N4°34'11.00"E
L2	133.83	N9°38'02.77"W
L3	337.55	N21°52'07.57"E
L4	142.82	N21°52'07.57"E
L5	375.19	N13°03'30.98"E
L6	310.99	N20°04'51.30"E
L7	322.73	N78°13'49.69"E
L8	963.87	S30°55'22.00"E
L9	34.05	S80°13'50.62"W
L10	311.46	N68°07'52.39"W
L11	378.33	S69°06'51.48"E
L12	45.00	N11°59'04.67"E
L13	142.88	S30°07'00.00"W
L14	111.22	N11°41'07.91"W
L15	170.59	N62°08'53.42"W
L16	398.13	N68°07'52.43"W
L17	69.76	S22°56'22.78"W
L18	91.10	N15°48'10.34"W
L19	14.90	N7°20'08.54"E
L20	143.78	N68°04'53.33"W

LINE TABLE

LINE	LENGTH	DIRECTION
L21	119.89	N57°23'34.67"W
L22	49.98	N01°23'03.27"W
L23	231.99	N60°24'04.81"E
L24	98.14	N8°30'56.73"E
L25	128.99	N8°30'56.73"E
L26	98.04	N55°46'03.97"E
L27	826.29	S59°04'38.00"W
L28	165.31	N44°21'45.14"E
L29	350.44	N68°07'52.43"W
L30	16.23	N21°52'07.57"E
L31	41.74	S21°55'06.67"W
L32	85.49	S9°40'05.66"W
L33	142.88	S30°07'00.00"W
L34	135.73	S56°04'47.00"E
L35	106.06	N89°23'34.38"E
L36	157.53	N7°53'02.26"E
L37	71.28	N21°55'06.67"E
L38	91.93	N85°50'23.21"E
L39	40.40	N83°50'08.38"W
L40	171.05	N68°07'52.43"W



BCE
5440 WADE PARK BLVD, SUITE 102
RALEIGH NC 27607
WWW.BCEINC.COM
NC LICENSE #C-4397

LENNAR
CORPORAION
1100 PERIMETER PARK DRIVE, SUITE 112
MORRISVILLE / NORTH CAROLINA / 27560

PARKER RIDGE
82 SCHOOL STREET
ROLESVILLE / NORTH CAROLINA / 27351

OVERALL SITE PLAN

PRELIMINARY
NOT FOR CONSTRUCTION

FILE NUMBER: 8430-03
DATE: 08/01/2023

C2-0

DESIGNED BY: DF/CD
DRAWN BY: DF/JWM
REVIEWED BY: DF

08/01/2023 PER TOWN OF ROLESVILLE COMMENT
06/01/2023 INITIAL SUBMITTAL