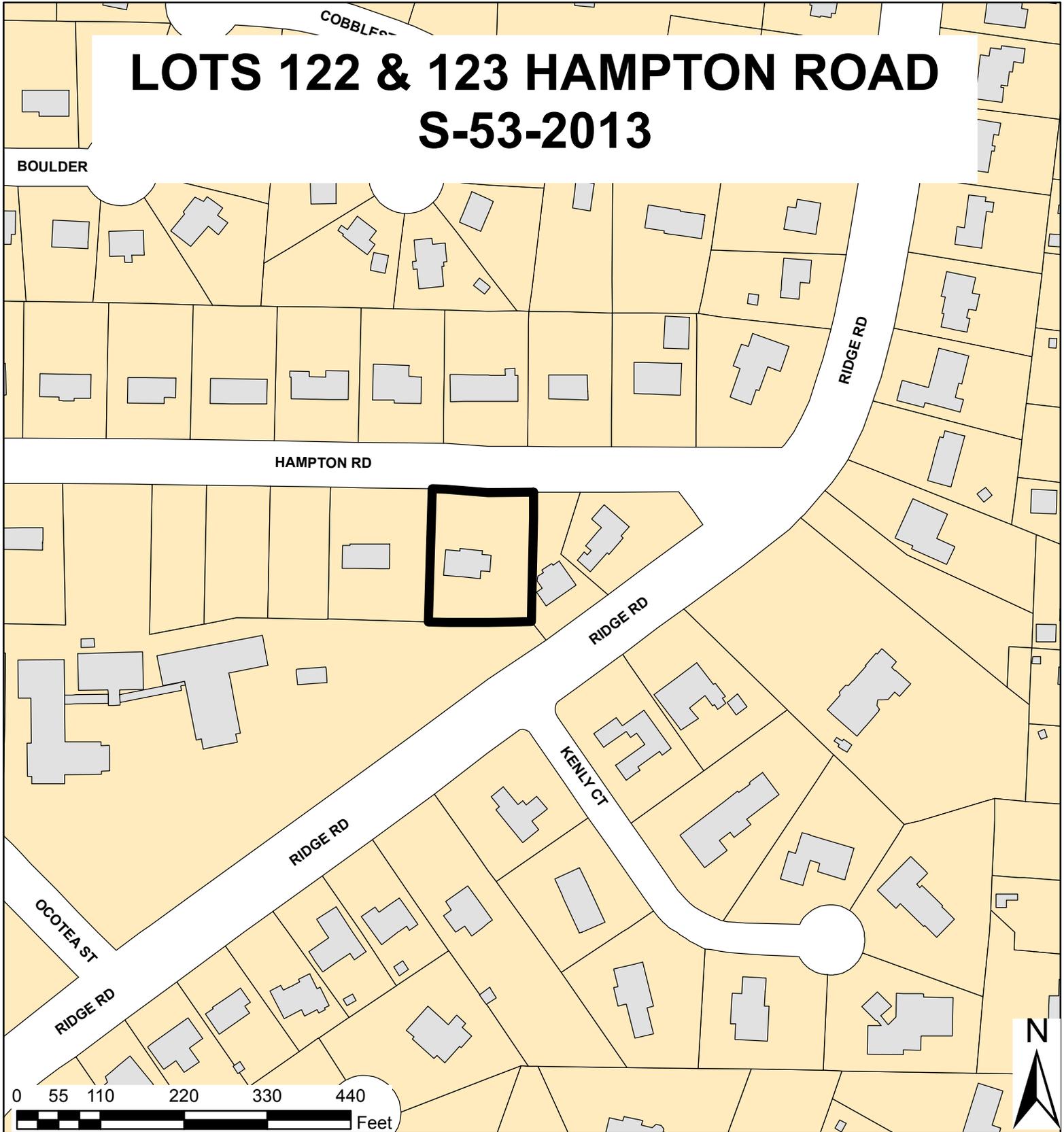


LOTS 122 & 123 HAMPTON ROAD S-53-2013



Zoning: **R-4**
CAC: **Glenwood**
Drainage: **House**
Basin:
Acreage: **0.54**

Number of Lots: **2**
Planner:
Phone:
Applicant Contact:
Phone:

Michael Walters
(919) 996-2636
Blackmon Development Assoc.
(919) 539-3636

LOT 122 & 123 HAMPTON ROAD HOUSES RALEIGH, WAKE COUNTY, NORTH CAROLINA SUBDIVISION PLANS

PIN 0795-43-9060

SUBMITTALS

FIRST SUBMITTAL 11/13/2013

builder:
DJF Builders, Inc.
3716 National Drive Suite 101
Raleigh, North Carolina 27612
919-363-1700

civil engineer:
Blackmon Development Associates, PLLC
401 Aversboro Road, Suite 100
Garner, North Carolina 27529
919-539-3636

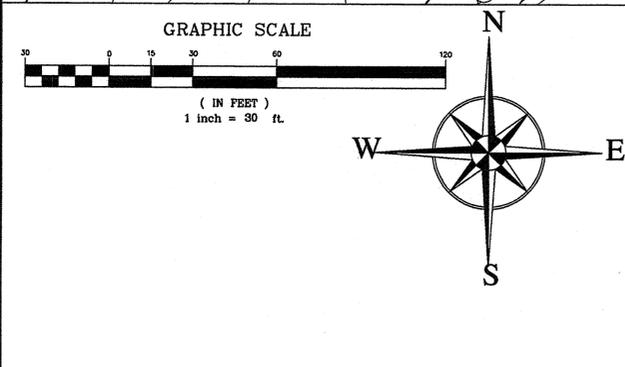
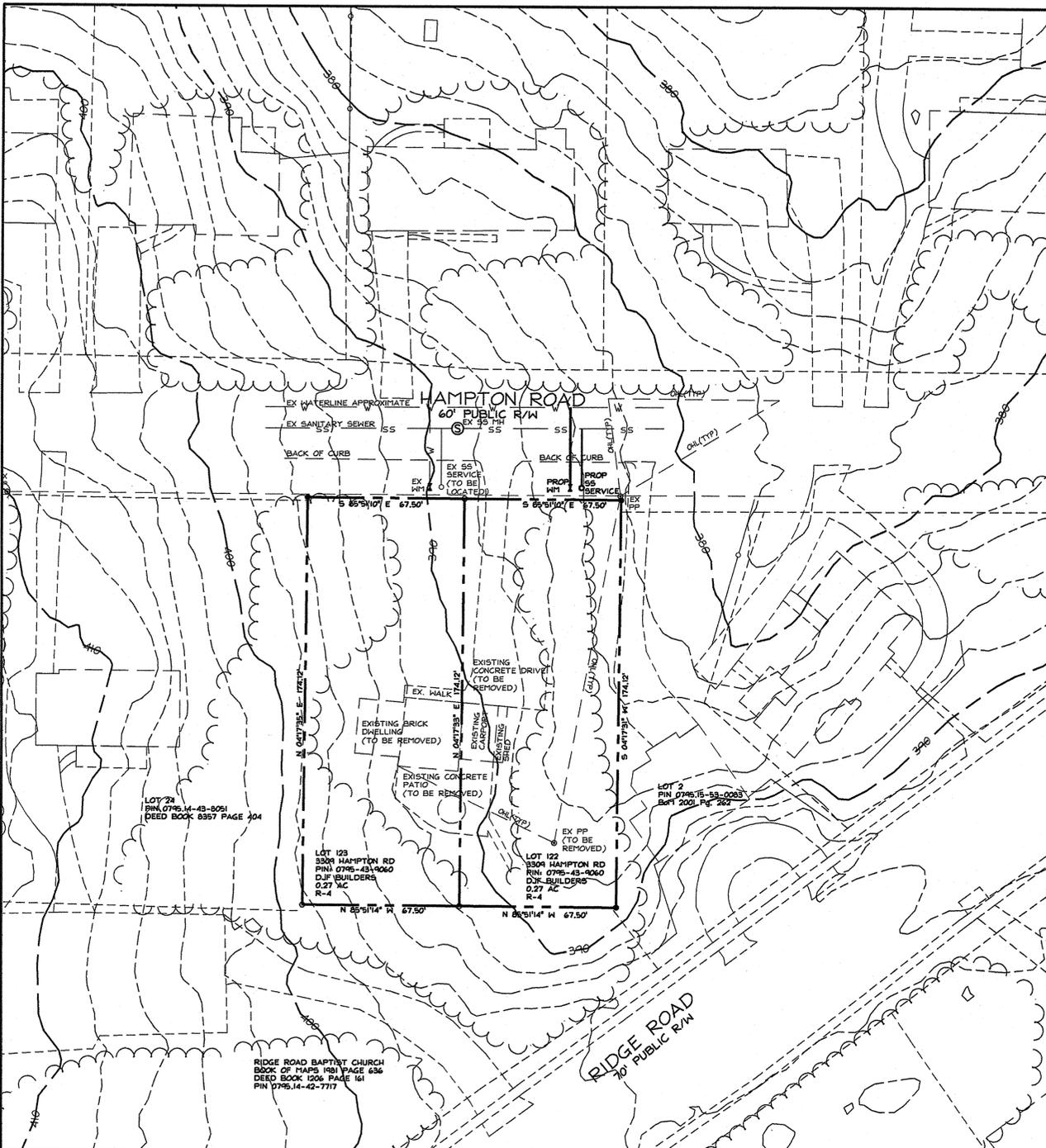
surveyor:
Sullivan Surveying
1143-D Executive Circle
Cary, North Carolina 27511
919-469-4738



VICINITY MAP

1"=500'

REVISIONS:



SITE DATA	
TOTAL AREA	23,506 SF (0.54 ACRES)
PROPOSED USE	SINGLE FAMILY RESIDENCE
EXISTING USE	SINGLE FAMILY RESIDENCE
CURRENT ZONING	R-4
EXISTING IMPERVIOUS AREA	4,480 S.F. (19.06%)

NOTES
1. Boundary information taken from Sullivan Surveying.
2. Topographic information from digital data by Wake County GIS.
3. Contractor shall verify the location of all existing utilities & shall be responsible for any damage resulting from his activities. Call utility locator service at least 48 hours prior to digging.
4. All construction shall conform to City of Raleigh standards & specifications.



Planning & Development

Development Services
Customer Service Center
One Exchange Plaza
1 Exchange Plaza, Suite 400
Raleigh, North Carolina 27601
Phone 919-985-2495
Fax 919-516-2685

Preliminary Development Plan Application

When submitting plans, please check appropriate review type and include the Plan Checklist document.

Preliminary Approvals		FOR OFFICE USE ONLY
<input type="checkbox"/> Site Plans for Planning Commission	<input checked="" type="checkbox"/> Subdivision*	Transaction Number
<input type="checkbox"/> Preliminary Administrative Site Plans	<input type="checkbox"/> Cluster Subdivision**	Assigned Project Coordinator
<input type="checkbox"/> Group Housing**	<input type="checkbox"/> Infill Subdivision**	Assigned Team Leader
<input type="checkbox"/> Multifamily (Infill)**	<input type="checkbox"/> Expedited Subdivision Review	
	<input type="checkbox"/> Conventional Subdivision	
	<input type="checkbox"/> Compact Development	
	<input type="checkbox"/> Conservation Subdivision	

* May require Planning Commission or City Council Approval ** Legacy Districts Only

Has your project previously been through the Due Diligence process? If yes, provide the transaction #

GENERAL INFORMATION

Development Name **Lot 122 & 123 Hampton Road**
 Proposed Use **2 Single Family Residences**
 Property Address(es) **3309 Hampton Road**
 Wake County Property Identification Number(s) for each parcel to which these guidelines will apply:
0795-43-9060

P.L.N. Recorded Deed **0795-43-9060**

What is your project type? Apartment Banks Elderly Facilities Hospitals Hotels/Motels Industrial Building Mixed Residential Non-Residential Condo Office Religious Institutions Residential Condo Retail School Shopping Center Single Family Telecommunication Tower Townhouse Other: if other, please describe:

PRELIMINARY ADMINISTRATIVE REVIEW: Per City Code Section 10-2132.2, summarize the reason(s) this plan can be reviewed administratively not requiring Planning Commission or City Council approval.

PLANNING COMMISSION: Per City Code Section 10-2132.2, summarize the reason(s) this plan requires Planning Commission or City Council Preliminary Approval.

CLIENT (Owner or Developer):
 Company **DJF Builders** Name (s) **Dennis Fitzgerald**
 Address **3716 National Dr Ste 101 Raleigh, NC 27612**
 Phone **919-363-1700** Email **chrissy@djfbuilders.com** Fax **919-363-4005**

CONSULTANT (Contact Person for Plans):
 Company **Blackmon Development Assoc** Name (s) **Chad Blackmon**
 Address **401 Aversboro Rd Ste 100 Garner, NC 27529**
 Phone **919-539-3636** Email **chadpe2@yahoo.com** Fax **888-331-0724**

DEVELOPMENT TYPE & SITE DATA TABLE (Applicable to all developments)	
Zoning District(s) R-4	Proposed building use(s) Single Family Residential
If more than one district, provide the acreage of each	Existing Building(s) sq. ft. gross
Overlay District	Proposed Building(s) sq. ft. gross
Total Site Acres Inside City Limits Yes <input type="checkbox"/> No <input type="checkbox"/>	Total sq. ft. gross (existing & proposed)
Off street parking Required Yes <input type="checkbox"/> Provided Yes <input type="checkbox"/>	Proposed height of building(s)
COA (Certificate of Appropriateness) case #	FAR (Floor area ratio percentage)
BOA (Board of Adjustment) case # A-	Building Lot Coverage percentage (site plans only)
OUJ (Conditional Use District) case # Z-	
Existing Impervious Surface acres/square feet 4,480 SF	Flood Hazard Area <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>
Proposed Impervious Surface acres/square feet	If Yes, please provide
House River Buffer <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> Wetland <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>	Alluvial Soils Flood Study FEMA Map Panel #

CONFORMITY WITH THE COMPREHENSIVE PLAN (Applicable to all developments)

Provide a description of how your plan conforms to the guidelines of the Comprehensive Plan 2030.

FOR SUBDIVISION, APARTMENT, TOWNHOUSE, CONDOMINIUM PROJECTS ONLY			
1. Total # of Townhouse Lots	Detached	Attached	11. Total number of all lots 2
2. Total # of Single Family Lots	2		12. Is your project a cluster unit development? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
3. Total # of Apartment or Condominium Units			If Yes, please answer the questions below:
4. Total # of Congregate Care or Life Care Dwelling Units			a) Total number of Townhouse Lots
5. Total # of Mobile Home Lots			b) Total number of Single Family Lots
6. Total Number of Hotel Units			c) Total number of Group Housing Units
7. Overall Total # of Dwelling Units (1-6 Above) 2			d) Total number of Open Space Lots
8. Bedroom Units 1br 2br 3br 4br or more			e) Minimum Lot Size
9. Overall Unit(s)/Acre Densities Per Zoning District(s)			f) Total Number of Phases
10. Total number of Open Space (only) lots			g) Perimeter Protective Yard Provided <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
			h) Must provide open space quotient per City Code 10-3071 (5)

SIGNATURE BLOCK (Applicable to all developments)

In filing this plan as the property owner(s), I/we do hereby agree and firmly bind ourselves, my/our heirs, executors, administrators, successors and assigns jointly and severally to construct all improvements and make all obligations as shown on this proposed subdivision plan as approved by the City. I hereby designate **Chad Blackmon, Blackmon Development Associates** to serve as my agent regarding this application, to receive and respond to administrative comments, to resubmit plans on my behalf and to represent me in any public meeting regarding this application. I/we have read, acknowledge and affirm that this project is conforming to all application requirements applicable with the proposed development use.

Signed **[Signature]** Date **11-14-13**

SUBDIVISION PLAN
LOT 122 & 123 HAMPTON ROAD HOUSES
 3309 Hampton Road, Raleigh, Wake County, North Carolina
 DJF Builders 3716 National Drive Suite 101 Raleigh, NC 27612

SCALE:
1"=30'
 DRAWN BY:
E.H.B.
 DATE:
11/13/2013
 SHEET
L-1
 OF 1