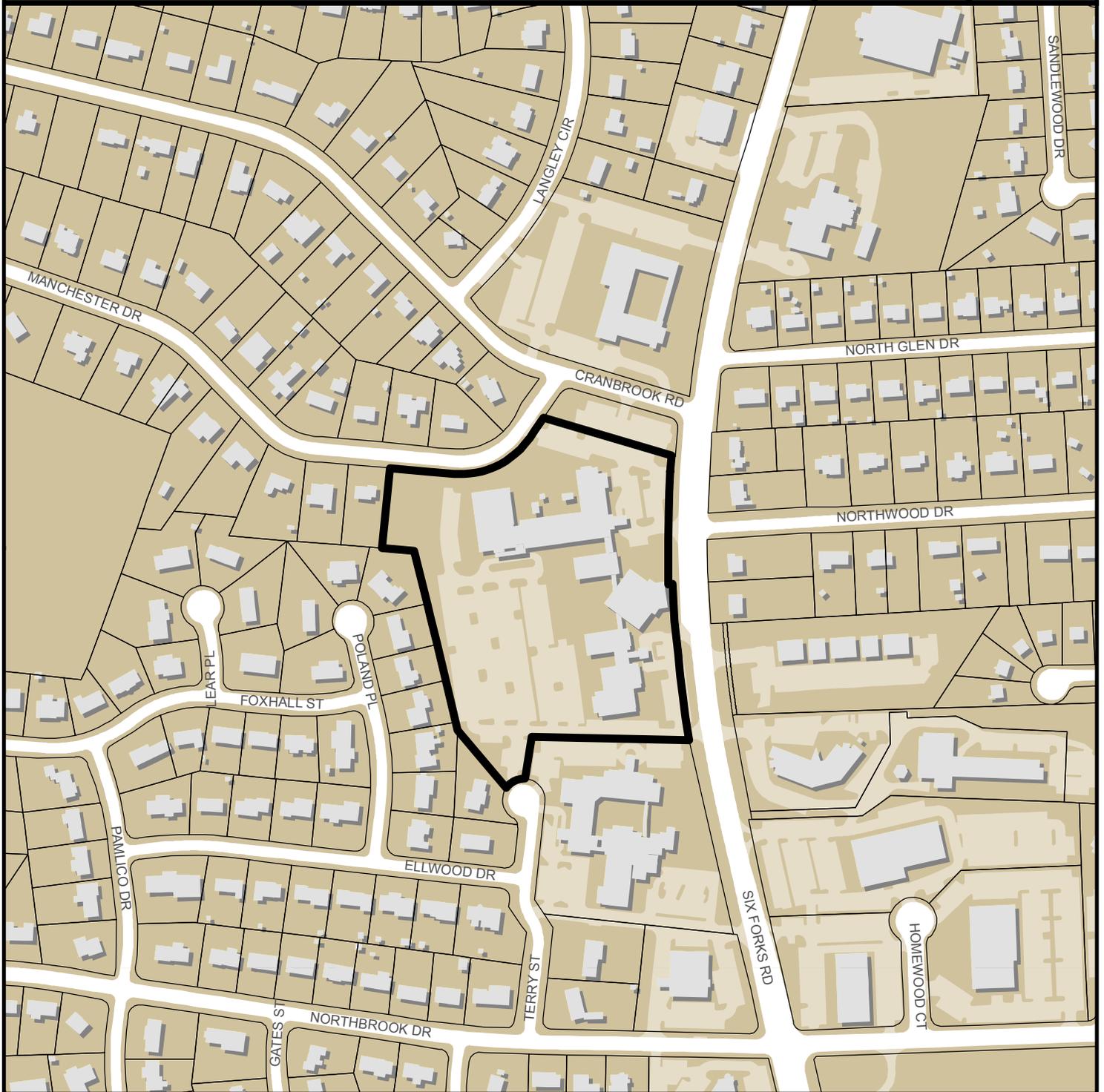


TRINITY BAPTIST CHURCH S-55-2016



0 300 600 Feet

Zoning: **R-4**
CAC: **Midtown**

Drainage Basin: **Crabtree Basin**
Acreage: **9.49**
Number of Lots: **2**

Planner: **Michael Walters**
Phone: **(919) 996-2635**

Applicant: **Trinity Baptist**
Phone: **919-787-3740**



Preliminary Subdivision Plan Application



**DEVELOPMENT
SERVICES
DEPARTMENT**

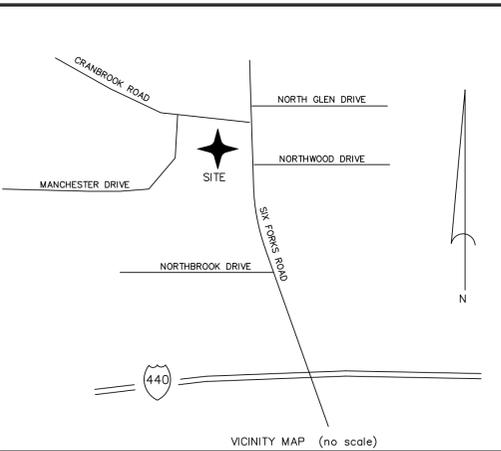
Development Services Customer Service Center | 1 Exchange Plaza, Suite 400 | Raleigh, NC 27601 | 919-996-2495 | efax 919-996-1831
Litchford Satellite Office | 8320 - 130 Litchford Road | Raleigh, NC 27601 | 919-996-4200

S-55-16

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

Office Use Only: Transaction #		Project Coordinator		Team Leader	
PRELIMINARY APPROVALS					
<input checked="" type="checkbox"/> Subdivision *		<input type="checkbox"/> Conventional Subdivision		<input type="checkbox"/> Compact Development	
				<input type="checkbox"/> Conservative Subdivision	
*May require City Council approval if in a Metro Park Overlay or Historic Overlay District					
If your project has been through the Due Diligence process, provide the transaction #:					
GENERAL INFORMATION					
Development Name TRINITY BAPTIST CHURCH					
Proposed Use CHURCH					
Property Address(es) 4815 SIXFORKS ROAD, RALEIGH, NC 27609					
Wake County Property Identification Number(s) for each parcel to which these guidelines will apply:					
PIN Recorded Deed 1706-53-0368		PIN Recorded Deed		PIN Recorded Deed	
What is your project type?					
<input type="checkbox"/> Single family		<input type="checkbox"/> Townhouse		<input type="checkbox"/> Subdivision in a non-residential zoning district	
<input checked="" type="checkbox"/> Other (describe):					
OWNER/DEVELOPER INFORMATION					
Company Name TRINITY BAPTIST CHURCH			Owner/Developer Name TRINITY BAPTIST CHURCH		
Address 4815 SIXFORKS ROAD, RALEIGH, NC 27609					
Phone (919) 787-3740		Email John@milestone.works		Fax	
CONSULTANT/CONTACT PERSON FOR PLANS					
Company Name STEWART-PROCTOR PLLC			Contact Name CARLTON HUNT		
Address 319 CHAPANOKE ROAD, SUITE 106					
Phone 919-779-1855		Email CJWESC@GMAIL.COM		Fax 919-779-1661	

PIN # 1706530308
S-55-16 387



SLOPE EASEMENT LINE TABLE

LINE #	BEARING	LENGTH
L201	S85°28'20"W	18.00'
L202	S31°15'56"E	48.86'
L203	S21°3'04"E	39.38'
L204	N81°45'05"E	10.06'
L205	S21°3'04"E	12.69'
L206	S1°22'48"E	45.52'
L207	S0°23'46"E	48.23'
L208	S0°46'16"W	66.78'
L209	S1°52'45"W	45.33'
L210	S2°47'21"W	46.86'
L211	S3°46'09"W	38.53'

THIS PLAT IS NOT TO BE RECORDED AFTER _____ DAY OF _____ 2016. THIS COPY TO BE RETAINED FOR THE CITY. THIS PROPERTY IS IN OUT OF THE CITY LIMITS.

NEW R/W CURVE TABLE

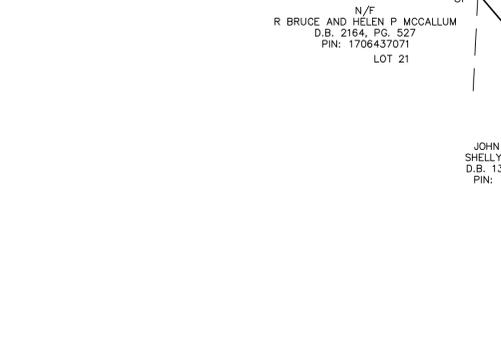
CURVE	RADIUS	LENGTH	DELTA	CHD. BRG.	CHD.
C21	198.55	38.88	11.22	N89° 23' 11"E	38.82
C22	198.55	91.11	26.29	N70° 37' 53"E	90.31
C23	198.55	79.38	22.91	N46° 01' 56"E	78.86
C24	50.00	52.01	59.60	S64° 06' 24"W	49.69

S/W EASEMENT LINE TABLE

LINE #	BEARING	LENGTH
L101	N91°0'45"W	9.46'
L102	N88°47'12"W	274.64'
L103	N7°55'32"W	150.28'
L104	S81°16'34"W	20.00'
L105	N8°43'26"W	55.50'
L106	N81°16'34"E	50.00'
L107	S8°43'26"E	55.50'
L108	S81°16'34"W	20.00'
L109	S7°55'32"E	141.90'
L110	S88°47'12"E	264.29'
L111	S91°0'45"E	10.17'

R/W LINE TABLE

LINE #	BEARING	LENGTH
L21	S84°45'14"E	100.22'
L22	S85°00'14"E	51.83'
L26	N34°34'45"E	58.43'
L27	S3°46'09"W	33.87'
L28	S2°47'21"W	46.53'
L29	S1°52'45"W	44.98'
L30	S0°46'10"W	66.46'
L31	S0°23'46"E	47.77'
L32	S1°22'48"E	45.20'
L33	S21°3'04"E	50.78'
L34	S31°15'56"E	48.45'
L35	S4°31'40"E	83.01'
L36	S5°54'42"E	51.29'
L37	S6°40'02"E	51.85'
L38	S7°40'19"E	46.54'
L39	S91°0'45"E	55.08'



I, Herbert H. Proctor Jr., certify that this survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land; I, Herbert H. Proctor Jr., certify that this plat was drawn under my supervision from an actual survey made under my supervision; that the ratio of precision as indicated by latitudes and departures is 1/10,000; that the boundaries not surveyed are shown as broken lines plotted from information found in references; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, registration number and seal this _____ day of August, 2016.

PRELIMINARY PLAT - NOT FOR SALES, CONSTRUCTION, OR CONVEYANCES

THIS CERTIFIES AND WARRANTS THAT THE UNDERSIGNED IS (ARE) THE SOLE OWNERS OF THE PROPERTY SHOWN ON THIS MAP OR PLAT AND ANY ACCOMPANYING SHEETS SUBJECT TO THE EXCEPTIONS ON RECORD, HAVING ACQUIRED THE PROPERTY IN FEE SIMPLE BY DEED(S) RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS OF WAKE COUNTY, NORTH CAROLINA, OR OTHERWISE, AS SHOWN BELOW, AND AS SUCH, HAS (HAVE) THE RIGHT TO CONVEY THE PROPERTY IN FEE SIMPLE BY, AND THAT THE DEDICATOR(S) WILL WARRANT AND DEFEND THE TITLE AGAINST THE LAWFUL CLAIMS OF ALL PERSONS WHOSEVER UNLESS EXCEPTED HEREIN AND THAT BY SUBMISSION OF THIS PLAT OR MAP FOR APPROVAL, I (WE) DO DEDICATE TO THE CITY OF RALEIGH FOR PUBLIC USE ALL STREETS, EASEMENTS, RIGHTS OF WAY, PARKS AND GREENWAYS, (AS THESE INTERESTS ARE DEFINED IN THE CODE) AND AS THE SAME MAY BE SHOWN THEREON FOR ALL LAWFUL PURPOSES TO WHICH THE CITY MAY DEVOTE OR ALLOW THE SAME TO BE USED AND UPON ACCEPTANCE THEREOF IN ACCORDANCE WITH ALL CITY POLICIES, ORDINANCES, REGULATIONS OR CONDITIONS OF THE CITY OF RALEIGH FOR THE BENEFIT OF THE PUBLIC, SAID DEDICATION SHALL BE IRREVOCABLE, PROVIDED, ANY DEDICATION OF EASEMENTS FOR STORM DRAINAGE ARE NOT MADE TO THE CITY OF RALEIGH BUT ARE IRREVOCABLY MADE TO THE SUBSEQUENT OWNERS OF ANY AND ALL PROPERTIES SHOWN HEREON FOR THEIR USE AND BENEFIT SUBJECT TO CONDITIONS OF SUBSECTIONS (b), (c), (d), AND (f) OF SECTION 1 AND SECTION 1 OF THE "CITY STORM DRAINAGE POLICY" (RESOLUTION 1970-742 AS THE SAME MAY BE FROM TIME TO TIME AMENDED).

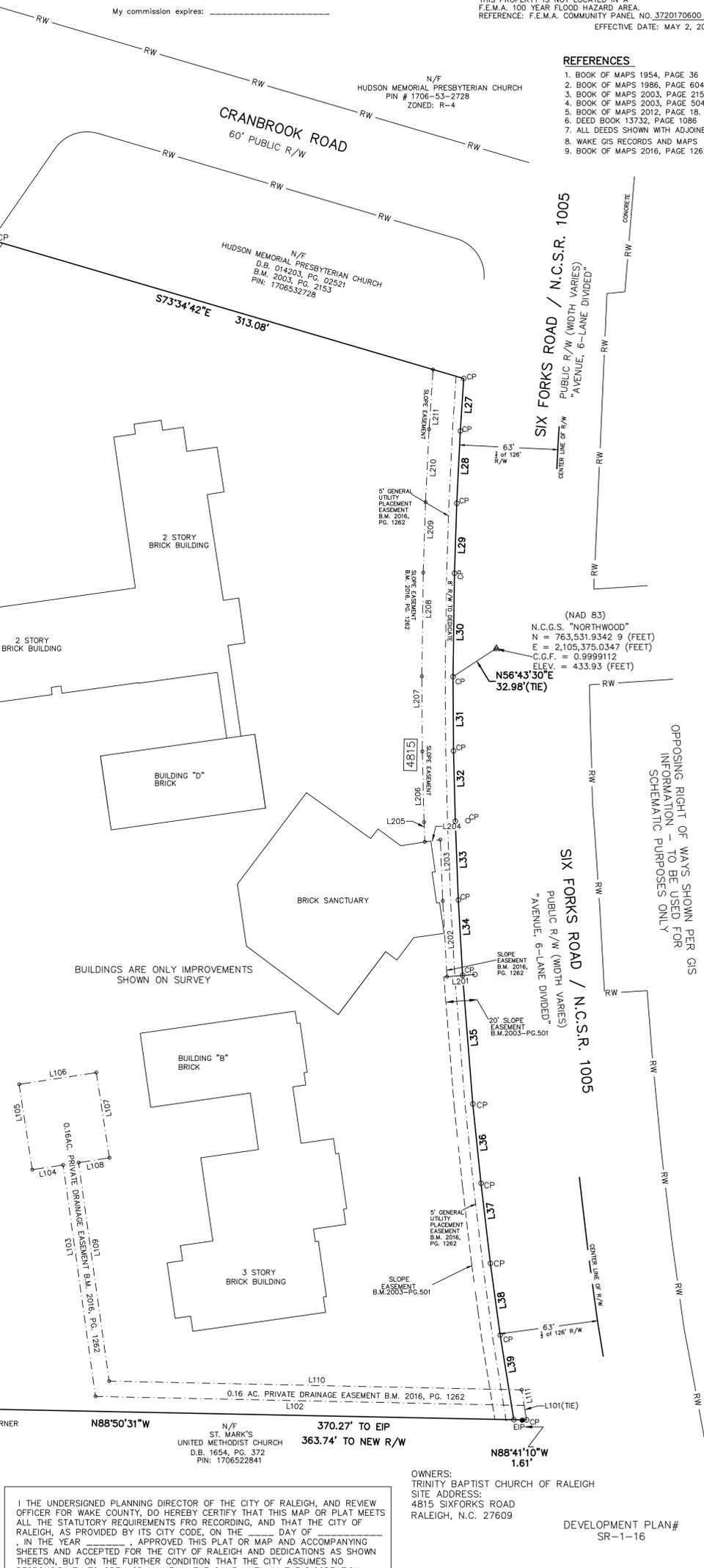
Book No. _____
Page No. _____
Signature(s) & title(position of property owner(s)): _____

I certify that the following person(s) personally appeared before me acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated:
Date _____, 2016
_____, Notary Public
My commission expires: _____

- NOTES**
- AREAS BY COORDINATE CALCULATION.
 - PROPERTY IS SUBJECT TO ALL EASEMENTS AND RIGHT-OF-WAYS OF RECORD PRIOR TO THE DATE OF THIS SURVEY.
 - SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE SEARCH. PROPERTY IS SUBJECT TO ALL FACTS DISCLOSED BY A FULL AND ACCURATE TITLE REPORT.
 - ALL DISTANCES SHOWN ARE HORIZONTAL GROUND DISTANCES.
 - THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND HAS BEEN PREPARED IN CONFORMITY WITH NORTH CAROLINA STANDARDS, GS47-30, AND REQUIREMENTS OF LAW, BUT A NORTH CAROLINA LICENSED ATTORNEY-AT-LAW SHOULD BE CONSULTED REGARDING CORRECT OWNERSHIP, WIDTH AND OWNERSHIP OF EASEMENTS AND OTHER TITLE QUESTIONS REVEALED BY A TITLE EXAMINATION.
 - DASHED LINES REPRESENT LINES NOT SURVEYED.
 - ALL UTILITIES (UNDERGROUND AND ABOVE GROUND) TO BE VERIFIED BY CONTRACTOR PRIOR TO CONSTRUCTION.

THIS PROPERTY IS NOT LOCATED IN A F.E.M.A. 100 YEAR FLOOD HAZARD AREA. REFERENCE: F.E.M.A. COMMUNITY PANEL NO. 3720170600 J EFFECTIVE DATE: MAY 2, 2006

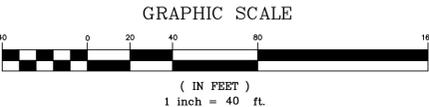
- REFERENCES**
- BOOK OF MAPS 1954, PAGE 36
 - BOOK OF MAPS 1986, PAGE 604.
 - BOOK OF MAPS 2003, PAGE 2153.
 - BOOK OF MAPS 2003, PAGE 504.
 - BOOK OF MAPS 2012, PAGE 18.
 - DEED BOOK 13732, PAGE 1086
 - ALL DEEDS SHOWN WITH ADJOINERS.
 - WAKE GIS RECORDS AND MAPS
 - BOOK OF MAPS 2016, PAGE 1262



I THE UNDERSIGNED PLANNING DIRECTOR OF THE CITY OF RALEIGH, AND REVIEW OFFICER FOR WAKE COUNTY, DO HEREBY CERTIFY THAT THIS MAP OR PLAT MEETS ALL THE STATUTORY REQUIREMENTS FOR RECORDING, AND THAT THE CITY OF RALEIGH, AS PROVIDED BY ITS CITY CODE, ON THE _____ DAY OF _____, IN THE YEAR _____, APPROVED THIS PLAT OR MAP AND ACCOMPANYING SHEETS, AND ACCEPTED FOR THE CITY OF RALEIGH AND DEDICATIONS AS SHOWN THEREON, BUT ON THE FURTHER CONDITION THAT THE CITY ASSUMES NO RESPONSIBILITY TO OPEN OR MAINTAIN THE SAME UNTIL IN THE DISCRETION AND OPINION OF THE GOVERNING BODY OF THE CITY OF RALEIGH IT IS IN THE PUBLIC INTEREST TO DO SO.

PLANNING DIRECTOR/WAKE COUNTY REVIEW OFFICER

FILED FOR REGISTRATION
LAURA M. RIDDICK
REGISTER OF DEEDS
WAKE COUNTY
BY: _____
ASST/DEPUTY
TIME: _____



OWNERS:
TRINITY BAPTIST CHURCH OF RALEIGH
SITE ADDRESS:
4815 SIX FORKS ROAD
RALEIGH, N.C. 27609

DEVELOPMENT PLAN #
SR-1-16

SUBDIVISION PLAT FOR

TRINITY BAPTIST CHURCH
4815 SIX FORKS ROAD
RALEIGH, N.C. 27609-5205
BEING THE TRACT OF LAND SHOWN IN BOOK OF MAPS 2016, PAGE 1262 OF THE WAKE COUNTY REGISTRY.

RALEIGH TOWNSHIP	NORTH CAROLINA
WAKE COUNTY	OWNER
ZONED R-4	P.I.N. 1706-53-0368

STEWART-PROCTOR
ENGINEERING and SURVEYING
FIRM LICENSE # P-0148
319 CHAPANOKE ROAD, SUITE 106
RALEIGH, NC 27603
TEL. 919 779-1855 FAX 919 779-1661

DATE 08/22/16	SURVEYED BY
SCALE 1"=40'	DRAWN BY

REVISIONS: