REDEVELOPMENT PLAN FOR

SOUTH PARK
COMMUNITY DEVELOPMENT NEIGHBORHOOD
RALEIGH, NORTH CAROLINA

MARCH, 1980

Prepared for
HOUSING AUTHORITY OF THE CITY OF RALEIGH
By
CITY OF RALEIGH PLANNING DEPARTMENT

South Pk '8
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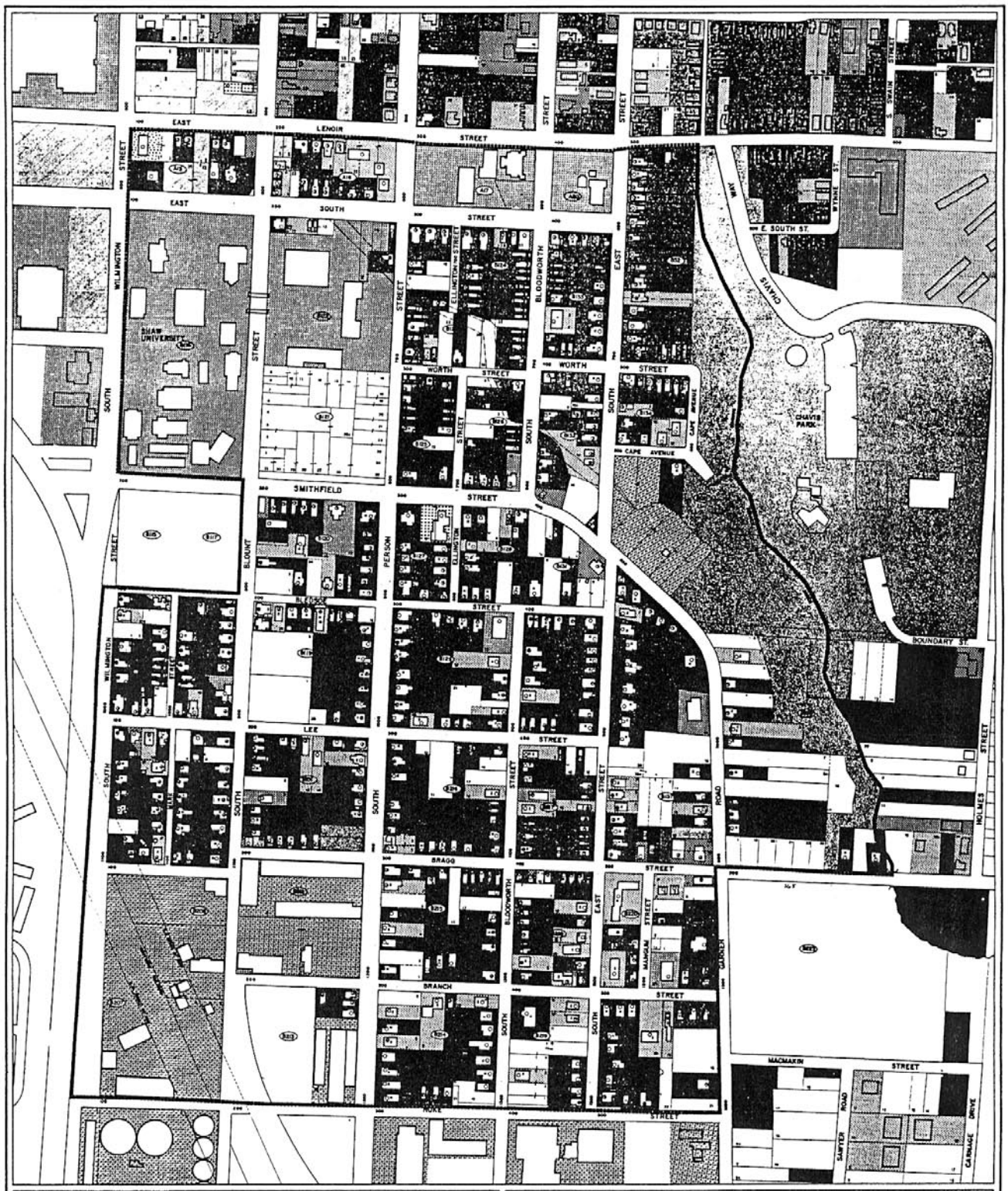


SOUTH PARK REDEVELOPMENT AREA

Housing Authority of the City of Raleigh
Wake County, North Carolina

CITY OF RALEIGH PLANNING DEPARTMENT

R.P.1
Map Number

North

LEGEND

- BLOCK NUMBER
- PARCEL NUMBER
- PROJECT BOUNDARY
- ADJACENT PARCEL UNDER COMMON OWNERSHIP
- DRAINAGE EASEMENT

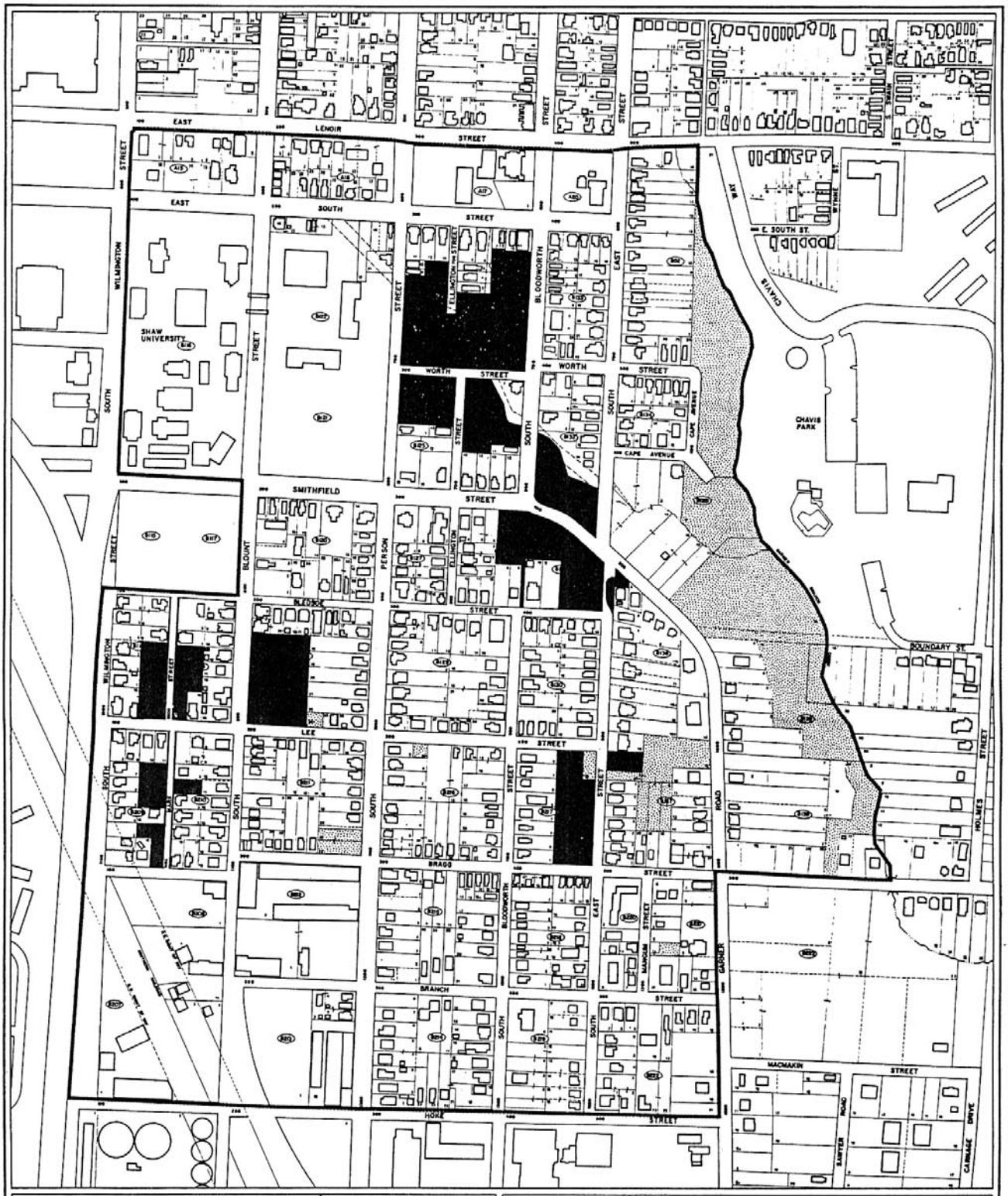
EXISTING LAND USE

- SINGLE FAMILY RESIDENTIAL
- MULTI-FAMILY RESIDENTIAL
- CIVIC AND INSTITUTIONAL
- NEIGHBORHOOD COMMERCIAL
- COMMUNITY COMMERCIAL
- HIGHWAY COMMERCIAL
- NEIGHBORHOOD OFFICE
- REGIONAL OFFICE
- PARKS, OPEN SPACE, CEMETERIES
- PARKING
- VACANT LOT
- INDUSTRIAL

CONDITION OF STRUCTURES

- STANDARD OR IN NEED OF MINOR REPAIR ("A" AND "B" STRUCTURE TYPE AS DESCRIBED IN TEXT)
- IN NEED OF MAJOR REPAIR ("C" STRUCTURE TYPE)
- DILAPIDATED ("D" STRUCTURE TYPE)
- NUMERAL INDICATES THE NUMBER OF DWELLING UNITS IN MULTI-FAMILY STRUCTURES. LETTER "H" INDICATES HOMEOWNER.

PROJECT AREA MAP



SOUTH PARK REDEVELOPMENT AREA

Housing Authority of the City of Raleigh
Wake County, North Carolina

CITY OF RALEIGH PLANNING DEPARTMENT

R.P.2
Map Number

North

LEGEND

- BLOCK NUMBER
- PARCEL NUMBER
- PROJECT BOUNDARY
- ADJACENT PARCEL UNDER COMMON OWNERSHIP
- DRAINAGE EASEMENT

PROJECT IMPROVEMENT ACQUISITIONS

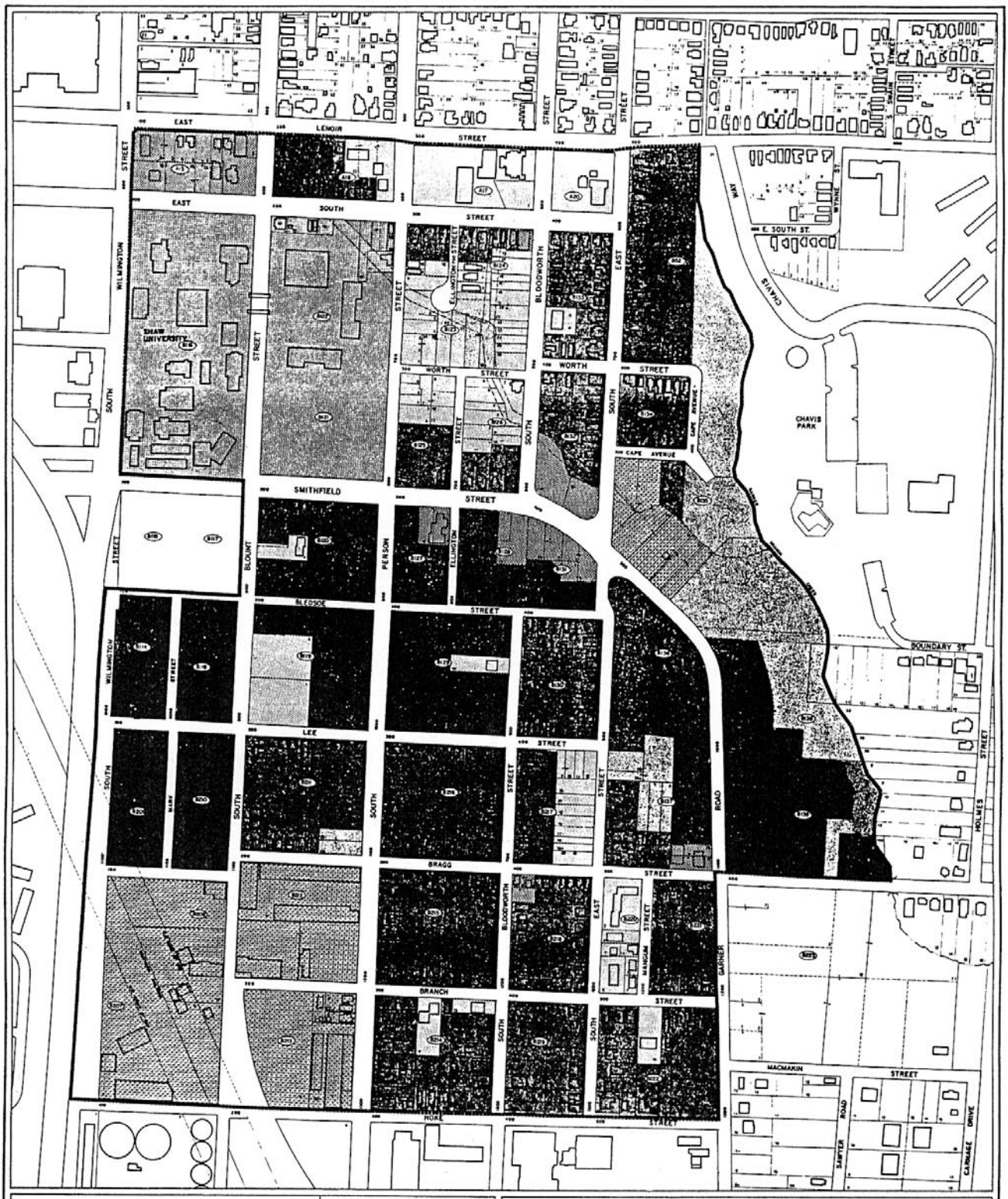
- PROPERTY TO BE ACQUIRED FOR REDEVELOPMENT AND PUBLIC FACILITIES IMPROVEMENTS

OTHER PROPERTY

- CITY OWNED PROPERTY
- RIGHT-OF-WAY TO BE VACATED

NOTE: ALL PROPERTIES NOT DESIGNATED "TO BE ACQUIRED" SHALL BE CONSIDERED PROPERTY "NOT DESIGNATED FOR ACQUISITION" UNDER SECTION IIIA2 OF THE REDEVELOPMENT PLAN.

LAND ACQUISITION AND BOUNDARY MAP



SOUTH PARK REDEVELOPMENT AREA

Housing Authority of the City of Raleigh
Wake County, North Carolina

CITY OF RALEIGH PLANNING DEPARTMENT

R.P. 3
Map Number

North

LEGEND

- BLOCK NUMBER
- PARCEL NUMBER
- PROJECT BOUNDARY
- ADJACENT PARCEL UNDER COMMON OWNERSHIP
- DRAINAGE EASEMENT

PROPOSED LAND USE

- SINGLE FAMILY RESIDENTIAL
- MULTI-FAMILY RESIDENTIAL
- CIVIC AND INSTITUTIONAL
- NEIGHBORHOOD COMMERCIAL
- PARKS, OPEN SPACE
- INDUSTRIAL

LAND USE PLAN

SOUTH PARK REDEVELOPMENT AREA

Housing Authority of the City of Raleigh
Wake County, North Carolina

CITY OF RALEIGH PLANNING DEPARTMENT

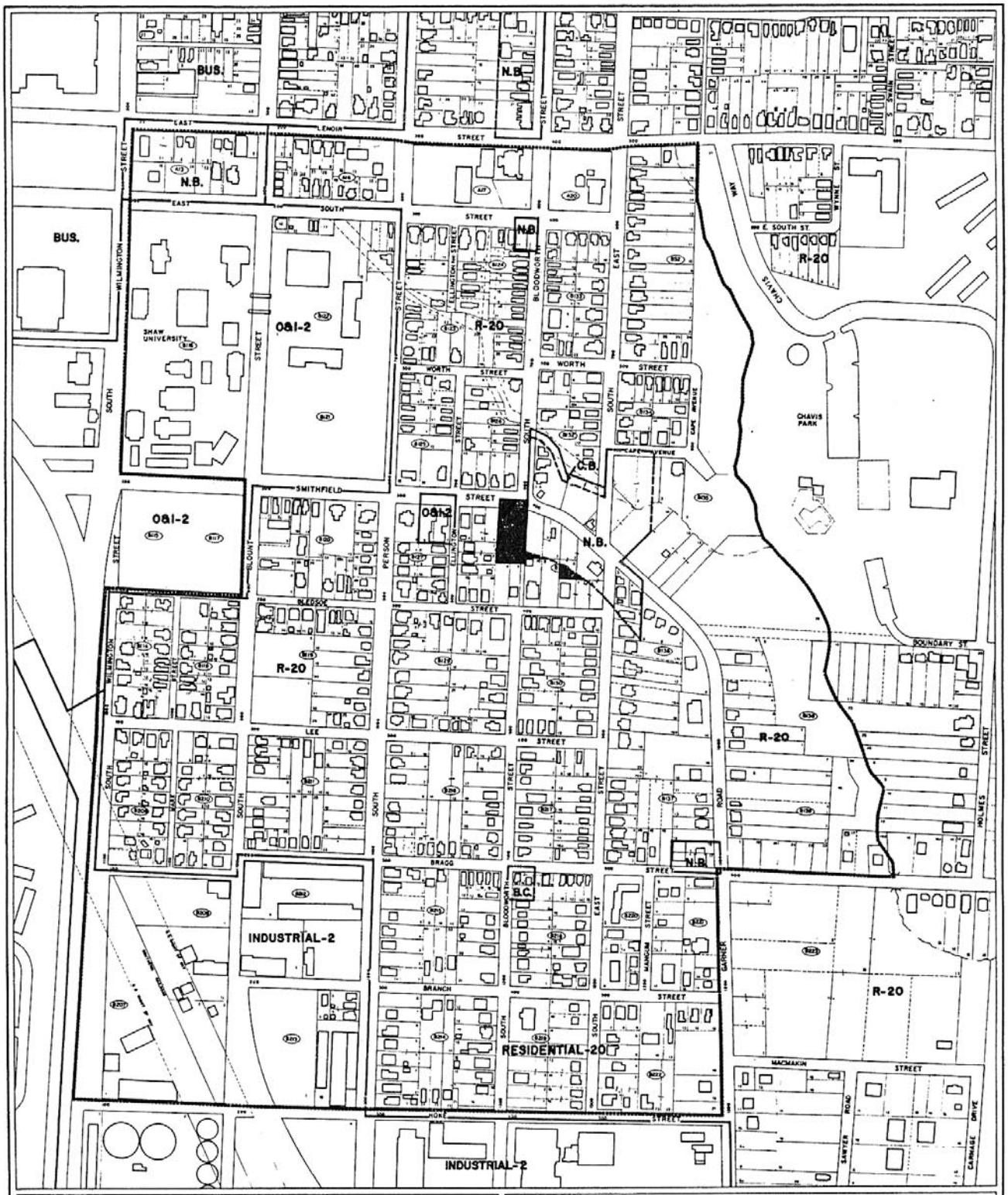
R.P.4
Map Number

North

LEGEND

- BLOCK NUMBER
- PARCEL NUMBER
- PROJECT BOUNDARY
- ADJACENT PARCEL UNDER COMMON OWNERSHIP
- DRAINAGE EASEMENT

PRELIMINARY SITE PLAN



SOUTH PARK REDEVELOPMENT AREA

Housing Authority of the City of Raleigh
Wake County, North Carolina

CITY OF RALEIGH PLANNING DEPARTMENT

R.P.5
Map Number

North

LEGEND

- BLOCK NUMBER
- PARCEL NUMBER
- PROJECT BOUNDARY
- ADJACENT PARCEL UNDER COMMON OWNERSHIP
- DRAINAGE EASEMENT
- ZONING DISTRICT BOUNDARY

EXISTING ZONING

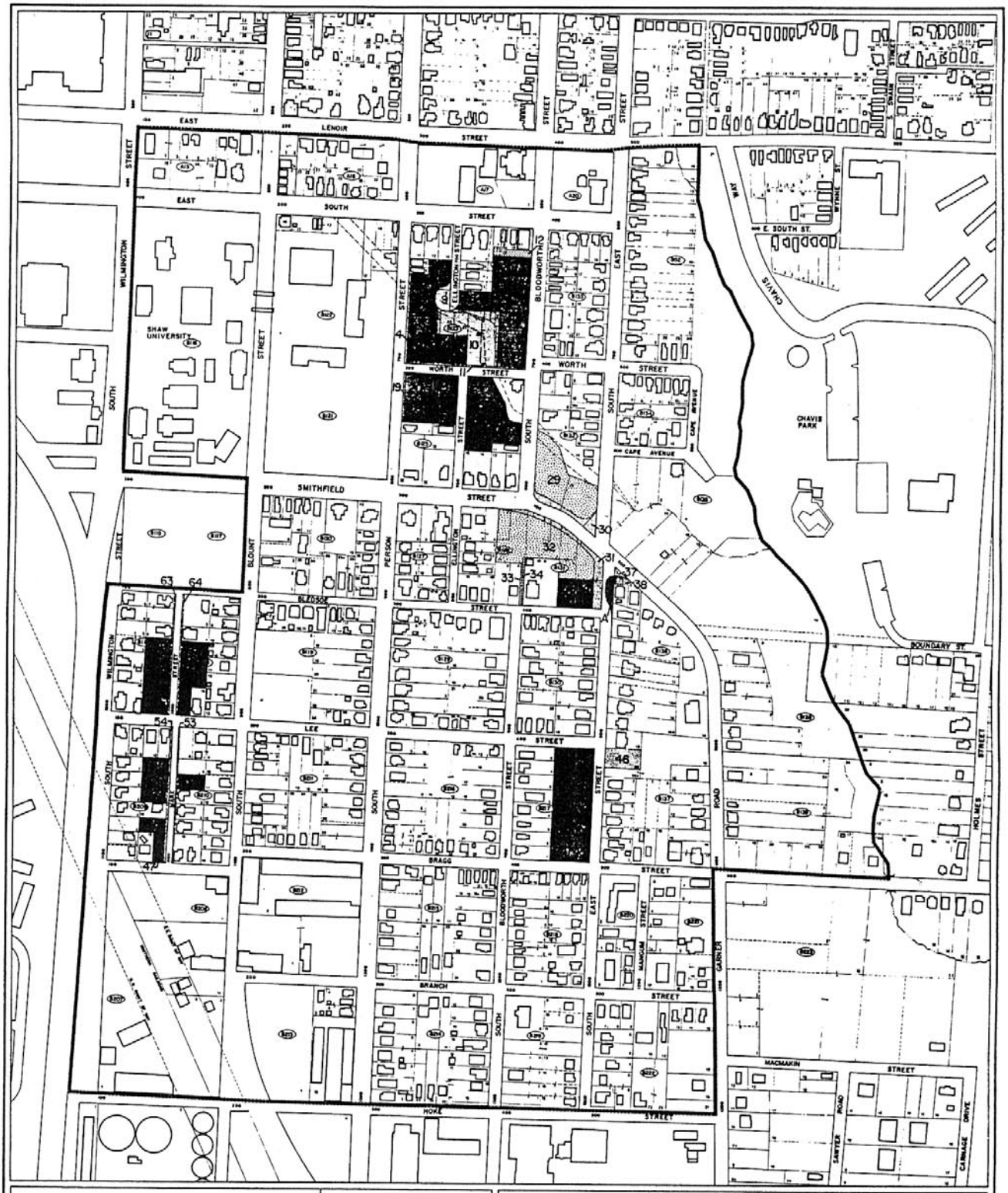
C.B.	CONSERVATION BUFFER
R-20	RESIDENTIAL-20
O&I-2	OFFICE & INSTITUTIONAL-2
B.C.	BUFFER COMMERCIAL
N.B.	NEIGHBORHOOD BUSINESS
BUS.	BUSINESS
IND.-2	INDUSTRIAL-2

PROPOSED ZONING CHANGES

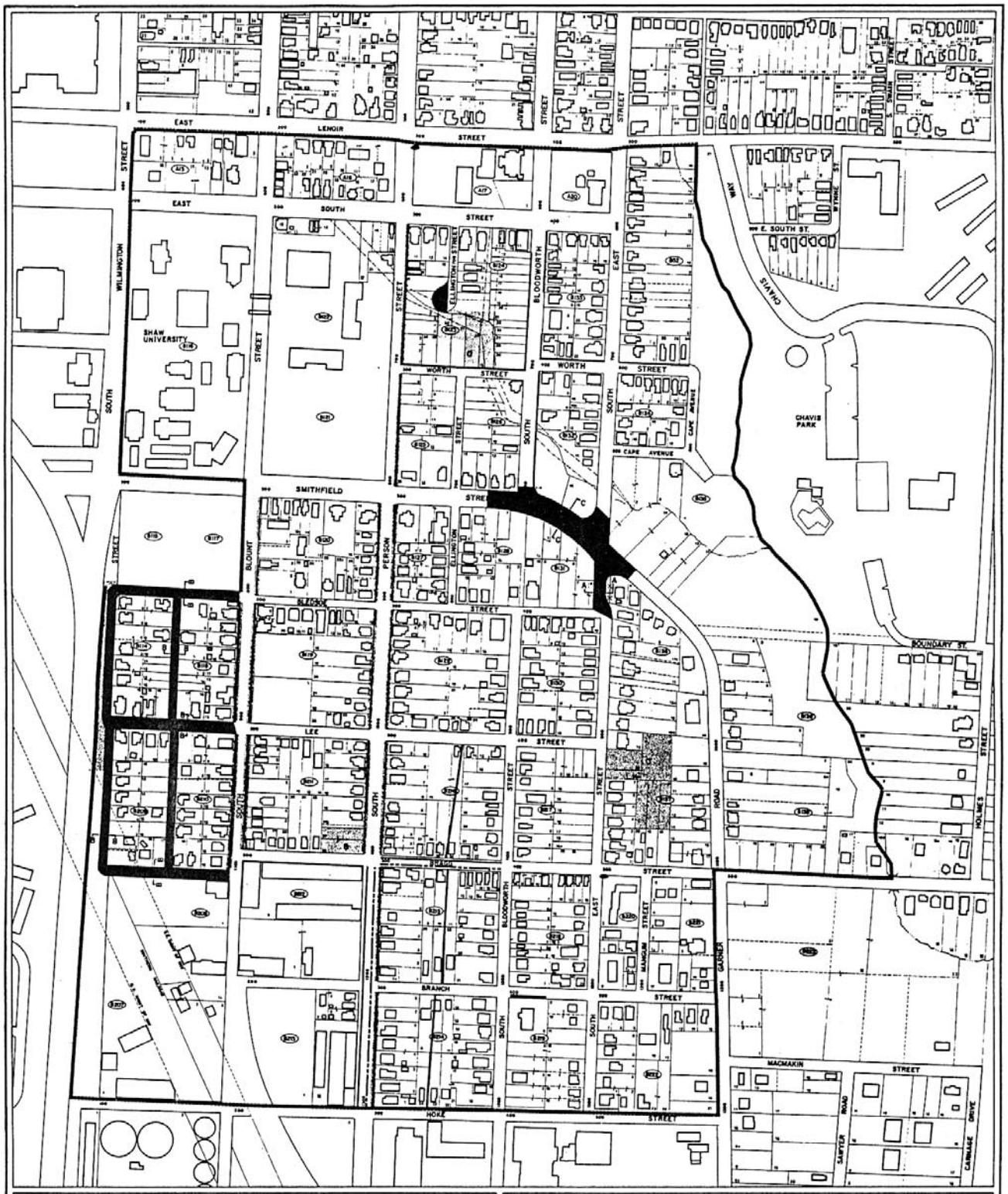
AREAS TO BE REZONED NEIGHBORHOOD BUSINESS

NOTE: DISTRICT LINES ARE DRAWN AS SCALED FROM THE CITY ZONING MAP AND IN SOME INSTANCES WILL NOT CORRESPOND TO PROPERTY LINES AS INDICATED ON THAT MAP.

EXISTING AND PROPOSED ZONING MAP



PROPERTY DISPOSAL MAP



SOUTH PARK REDEVELOPMENT AREA

Housing Authority of the City of Raleigh
Wake County, North Carolina

CITY OF RALEIGH PLANNING DEPARTMENT

S.D.7
Map Number

North

LEGEND

- BLOCK NUMBER
- PARCEL NUMBER
- PROJECT BOUNDARY
- ADJACENT PARCEL UNDER COMMON OWNERSHIP
- DRAINAGE EASEMENT

UTILITY LINES

- PROPOSED 6" WATER LINE TO REPLACE EXISTING SUBSTANDARD LINE. (+)
- PROPOSED 8" SEWER LINE TO REPLACE EXISTING SUBSTANDARD LINE. (+)
- EXISTING WATER/SEWER LINE TO BE ABANDONED. (+)

STORM DRAINAGE

- DRAINAGEWAY TO BE PIPED UPON DEDICATION OF DRAINAGE EASEMENT.

PARKS

- PROPOSED MINI-PARK (INCLUDING TOT LOT AND SITTING PLAZA)
- EXISTING MINI-PARK (PROPOSED BASKETBALL COURT EXPANSION)

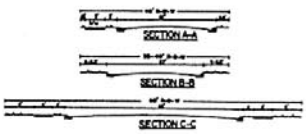
TRANSPORTATION

- PROPOSED BUS SHELTER

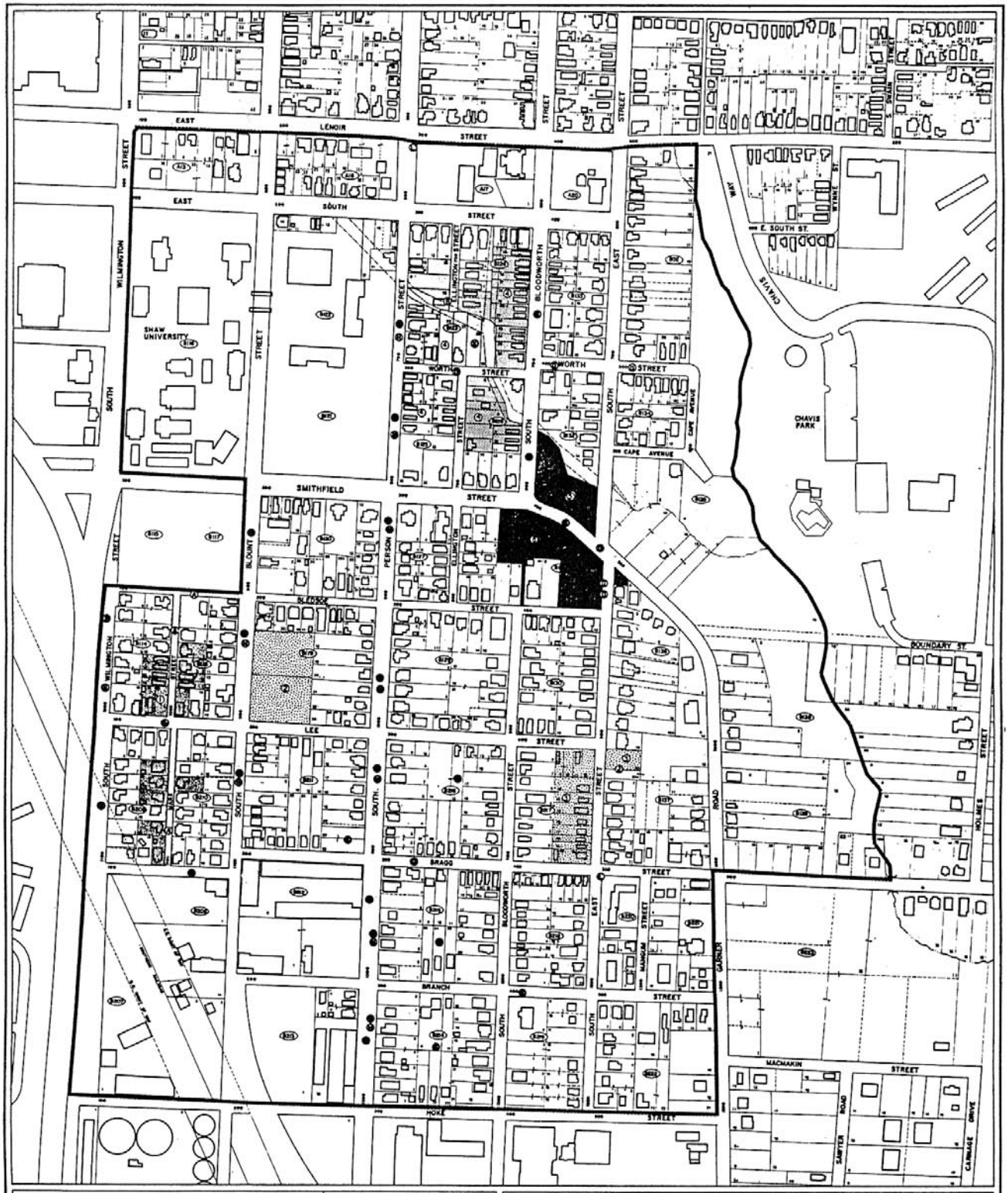
STREETS

- PROPOSED STREET IMPROVEMENT (SEE TYPICAL SECTIONS BELOW)
- PROPOSED SIDEWALK
- PROPOSED VEGETATIVE BUFFER

- TYPICAL STREET SECTIONS -



PROJECT IMPROVEMENTS MAP



SOUTH PARK REDEVELOPMENT AREA

Housing Authority of the City of Raleigh
Wake County, North Carolina

CITY OF RALEIGH PLANNING DEPARTMENT

S.D. 8
Map Number

North

LEGEND

- BLOCK NUMBER
- PARCEL NUMBER
- PROJECT BOUNDARY
- ADJACENT PARCEL UNDER COMMON OWNERSHIP
- DRAINAGE EASEMENT

SCHEDULE FOR REDEVELOPMENT ACTIVITIES

- 1980-1981
- 1981-1982
- 1982-1983
- 1983-1984
- 1984-1985

PROJECT IMPROVEMENT ACQUISITIONS

1. MARK STREET SITE
2. BLOUNT STREET SITE
3. SOUTH EAST STREET SITE (1100 BLOCK)
4. ELLINGTON/WORTH STREET SITE
5. SMITHFIELD STREET SITE

PUBLIC FACILITIES CONSTRUCTION

I. STREETS AND UTILITIES

(1981-82) (A) BLEDSOE, LEE, MARK, BRAGG, WILMINGTON ST. PAVING
BLEDSOE, MARK, BRAGG, WILMINGTON ST. UPGRADED UTILITIES

(1983-84) (B) ELLINGTON ST. PAVING & RETAINING WALL

(1983-84) (C) PERSON, BRAGG UTILITIES UPGRADED

(1984-85) (D) SMITHFIELD STREET WIDENING; S. EAST ST. REALIGNMENT

II. STORMWATER DRAINAGE

(1982-83) (E) LEE TO HOKE PIPING; BRANCH ST. DROP INLET

III. SIDEWALKS AND BUFFERING

(1981-82) (F) SOUTH WILMINGTON ST. BUFFER

(1984-85) (G) WORTH, BLOODWORTH, PERSON, BLOUNT, SMITHFIELD STREET SIDEWALKS

(1984-85) (H) PERSON/ BLOUNT BUFFER

IV. PARKS

(1982-83) (I) IMPROVEMENTS TO BRAGG ST. PARK

(1982-83) (J) CONSTRUCTION S. EAST ST. PARK SITE

(1983-84) (K) CONSTRUCTION ELLINGTON ST. PARK SITE

V. OTHER IMPROVEMENTS

PROJECT SCHEDULE MAP

SCHEDULE CHART

LEGEND:
ACQUISITION PERIOD
RELOCATION PERIOD
CONSTRUCTION PER

1960 | 1961 | 1962 | 1963 | 1964 | 1965

JULY AUGUST SEPTEMBER OCTOBER NOVEMBER DECEMBER JANUARY FEBRUARY MARCH APRIL MAY JUNE JULY AUGUST SEPTEMBER OCTOBER NOVEMBER DECEMBER JANUARY FEBRUARY MARCH APRIL MAY JUNE JULY AUGUST SEPTEMBER OCTOBER NOVEMBER DECEMBER JANUARY FEBRUARY MARCH APRIL MAY JUNE JULY AUGUST SEPTEMBER OCTOBER NOVEMBER DECEMBER JANUARY FEBRUARY MARCH APRIL MAY JUNE JULY AUGUST SEPTEMBER OCTOBER NOVEMBER DECEMBER JANUARY FEBRUARY MARCH APRIL MAY JUNE

"PROJECT IMPROVEMENTS" ACQUISITIONS AND RELOCATIONS (12 RELOCATIONS/MONTH)

- ① MARK STREET SITE
- ② BLOUNT STREET SITE
- ③ SOUTH EAST STREET SITE (1100 BLOCK)
- ④ ELLINGTON-WORTH STREET SITE
- ⑤ SMITHFIELD STREET SITE

"PRS" INSPECTION PROGRAM

- INSPECTION/COMPLIANCE PERIOD
- ACQUISITION PERIOD
- RELOCATION PERIOD

RELOCATIONS (TOTALS PER MONTH): 0 0 2 2 2 2 2 2 2 3 2 0 0 2 2 4 4 4 4 2 2 2 2 0 2 4 4 4 2 2 2 2 2 2 0 0 2 4 4 4 3 2 2 2 2 0 0 4 4 4 4 4 2 2 0 0 0

PUBLIC FACILITIES CONSTRUCTION

I. STREETS/UTILITIES

- ENGINEERING WORK (CONTRACT, FIELDWORK AND DRAWINGS)
- Ⓐ BLEDSOE, LEE, MARK, BRAGG, & WILMINGTON ST. PAVING, UTILITIES - BLEDSOE, MARK, BRAGG, WILM.
- Ⓑ ELLINGTON ST. PAVING & RETAINING WALL
- Ⓒ UTILITY UPGRADING ON PERSON ST. AND BRAGG ST.
- Ⓓ SMITHFIELD ST. WIDENING; PAVING, UTILITY RELOCATION ON S. EAST ST.

II. STORMWATER DRAINAGE

- Ⓔ LEE TO HOKE PIPING
- Ⓔ BRANCH ST. DROP INLET

III. SIDEWALKS AND BUFFERING

- Ⓕ SOUTH WILMINGTON ST. BUFFER
- Ⓖ WORTH, BLOODWORTH, PERSON, BLOUNT, SMITHFIELD ST. SIDEWALK
- Ⓗ BUFFER ALONG PERSON AND BLOUNT STREET

IV. PARKS

- Ⓘ IMPROVEMENTS TO BRAGG STREET PARK
- Ⓙ DESIGN, CONSTRUCTION OF S. EAST STREET PARK SITE
- Ⓚ DESIGN, CONSTRUCTION OF ELLINGTON STREET PARK SITE

V. OTHER IMPROVEMENTS

- Ⓛ 2 NEIGHBORHD. SIGNS
- Ⓛ 2 BUS SHELTERS