



Case No. _____

Date _____

Map Amendment Application

Contact Information

Property Owner OPTIMAL DEVELOPMENT LLC

Address 924 EVENING SNOW ST City/State/Zip WAKE FOREST NC 27587-3968

Phone 610-295-3699 Email Shaar@myoptimalequity.com

Developer Same

Contact Name _____

Address _____ City/State/Zip _____

Phone _____ Email _____

Property Information

Address 1216 Rolesville Rd

Wake County PIN(s) 1768-33-7689

Current Zoning District RL Requested Zoning District NC

Total Acreage 11.78

Owner Signature

I hereby certify that the information contained herein is true and completed. I understand that if any item is found to be otherwise after evidentiary hearing before the Town Board of Commissioners, that the action of the Board may be invalidated.

Signature _____ Date _____

STATE OF NORTH CAROLINA

COUNTY OF WAKE

I, a Notary Public, do hereby certify that ROBERT SHAR

personally appeared before me this day and acknowledged the due execution of the foregoing instrument. This

the 13th day of OCTOBER 2021

My commission expires FEB 15, 2022

Signature _____ Seal

Travis Barkley
NOTARY PUBLIC
Wake County, NC
My Commission Expires February 15, 2022

Town of Rolesville Planning

PO Box 250 / Rolesville, North Carolina 27571 / RolesvilleNC.gov / 919.554.6517



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Rezoning Justification

The subject parcel is currently within the Town of Rolesville's jurisdiction and is zoned RL, Residential Low Density. The parcel is within the Town of Rolesville's Future Land Use Plan (2017) and designated as Mixed Use Neighborhood. The map amendment application for Neighborhood Center Mixed-Use (NC) is requested for the establishment of a zoning district that will allow for development that is suburban in nature with a limited commercial component that will be compatible with nearby residential and other uses. The Point development proposes to bring a mix of residential uses immediately adjacent to the subject property, and Rolesville High School is across Rolesville Road from the property to the northeast. Thus, the map amendment will be in harmony with surrounding developments and the Future Land Use Plan. Adequate public infrastructure exists in the area, and the site will be developed according to the Town of Rolesville's Land Development Ordinance, which will ensure that the proposed uses do not adversely affect adjoining uses.



Map Amendment Application

Property Owner Information

Wake County PIN	Property Owner	Mailing Address	Zip Code
1768068057	ASHTON RALEIGH RESIDENTIAL LLC	5711 SIX FORKS RD STE 300, RALEIGH, NC	27609
1768236815	SELF, LINDA ESTELLE MERRITT MERRITT, JAMES FRANCIS	6411 MATCHETT RD, BELLE ISLE FL	32809
1768328863	GUNZ, BETTY R TEXWEST LLC	1409 MARYLAND AVE, CHARLOTTE NC	28209