

LEGEND

- PR. RIGHT OF WAY
- PR. LOT LINE/ PARCEL LINE
- PR. EASEMENT
- PR. DRIVE
- PR. GUTTER
- PR. RETAINING WALL
- PR. ROAD CENTER LINE
- PR. HEAVY DUTY PAVEMENT
- PR. LIGHT DUTY PAVEMENT
- PR. PERIMETER BUFFER
- PR. SCH ACCESS EASEMENT
- PR. IMPROVED OPEN SPACE
- PR. ACTIVE OPEN SPACE
- PR. FENCE
- PR. HANDICAP PARKING
- PR. HANDICAP RAMP
- PR. LOT NUMBER
- PR. PARKING SPACE COUNT
- PR. OPEN SPACE
- PR. LIMIT OF DISTURBANCE
- PR. TREE PROTECTION FENCE
- PR. TREE LINE
- PR. 1/2 CONTOUR
- PR. 1/4 CONTOUR
- PR. 3/4 CONTOUR
- PR. 1/8 CONTOUR
- PR. PROPERTY LINE
- PR. ADJACENT PROPERTY LINE
- PR. EASEMENT
- PR. 1/2 ANNUAL CHANCE FLOODPLAIN
- PR. NON-TIDAL WETLAND
- PR. OPEN SPACE BUFFER
- PR. BUILDING
- PR. CARE
- PR. PAVEMENT/EDGE OF GUTTER
- PR. HALL
- PR. GREENHOUSE
- PR. TREE LINE
- PR. TREE
- PR. STORM DRAIN
- PR. SANITARY LINE
- PR. WASTEWATER
- PR. GAS LINE
- PR. UNDERGROUND ELECTRIC
- PR. OVERHEAD ELECTRIC

COLLECTOR ROAD WITH POTENTIAL ROUNDABOUT per the Thoroughfare Plan (FY) out of your property limits

1) PROPOSED COLLECTOR ROAD PER THE THOROUGHFARE PLAN

6) Consider revising access to parking to eliminate drive access this close together

4) FULL ROAD SINCE THE PROPERTY IS PART OF SURVEY (PRIVATE ROAD ON IS PROPERTY) PROPOSED 60 FT ROW

Access makes more sense to come off this potential roadway vs. what is currently proposed.

WE DO NOT SEE REASON FOR ANOTHER ROAD CONNECTION WITH PARCEL HAVING ROW FRONTAGE ON 3 SIDES

5) FULL BUFFER NEEDED?

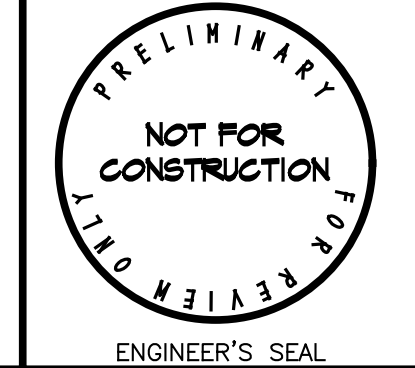
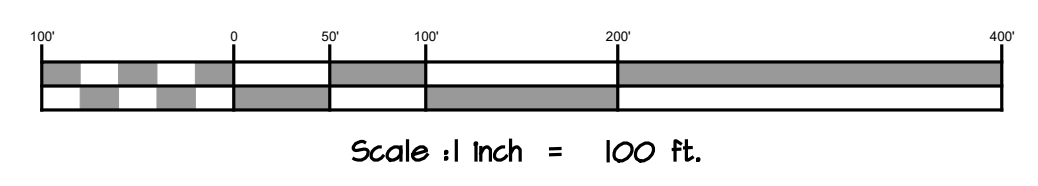
3) Discuss with Parks about master greenway - Currently doesn't show location here. If not part of the master greenway, please label as private greenway

2) ROAD IMPROVEMENTS ALONG FRONTAGE PER THE TOWN COMMUNITY TRANSPORTATION PLAN, PAGE 12

For future submittals (Preliminary Plat, Construction Drawings) please show ROW and pavement dimensions and include typical sections

REQUIRED PARKING

REQUIRED:	2.0/DWELLING UNIT PLUS 0.25 GUEST SPACES/DWELLING UNIT 81 UNITS X 2.25 = 183 SPOTS REQUIRED
PROVIDED:	81 UNITS X 1 (DRIVEWAY) = 81 SPOTS PARKING LOTS = 111 SPOTS (4 HANDICAP) TOTAL PROVIDED = 192 SPOTS



OVERALL SITE PLAN FOR JONESVILLE ROAD

TOWN OF ROLESVILLE WAKE COUNTY, NORTH CAROLINA



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No.	DATE	REVISIONS