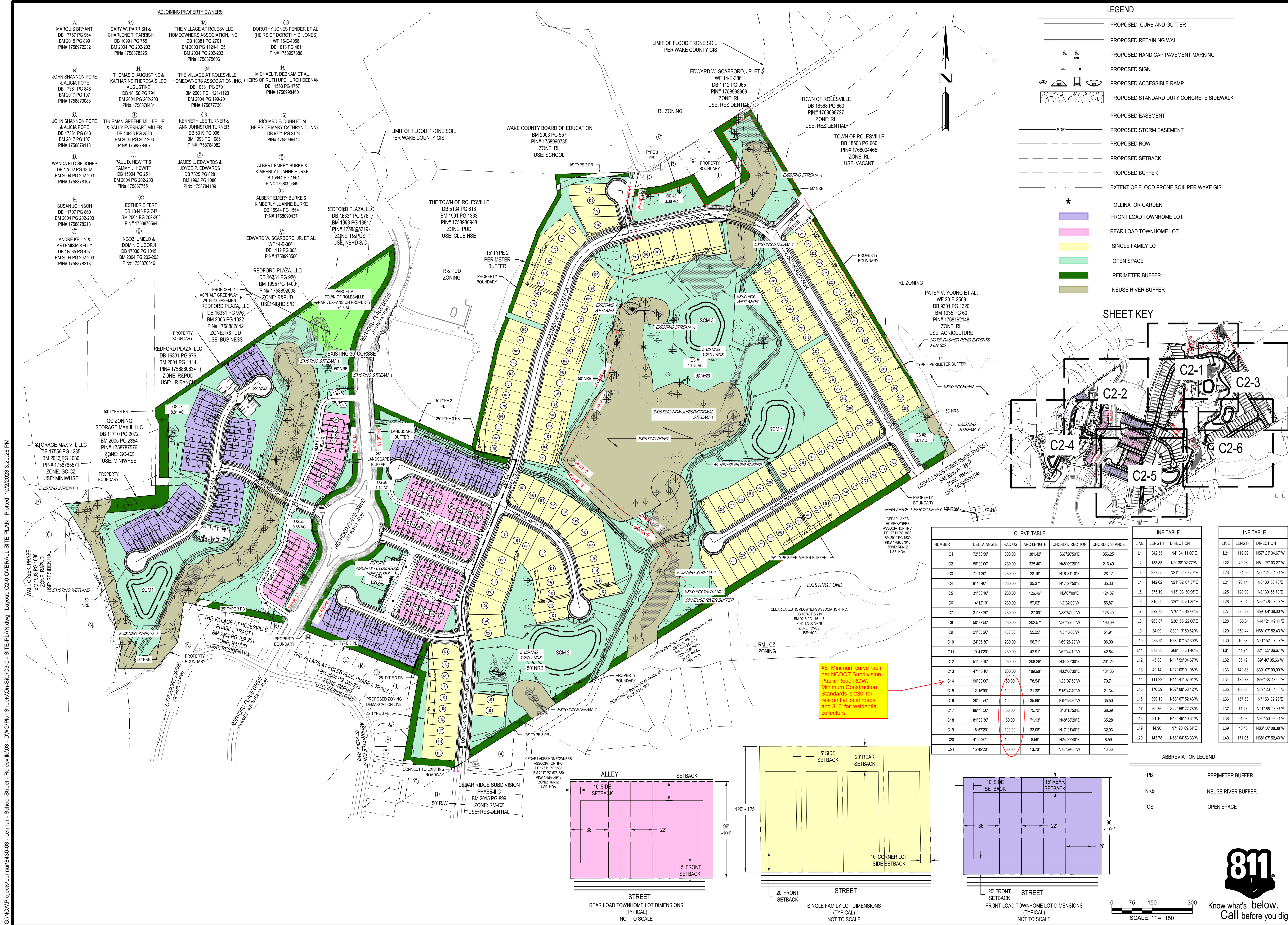




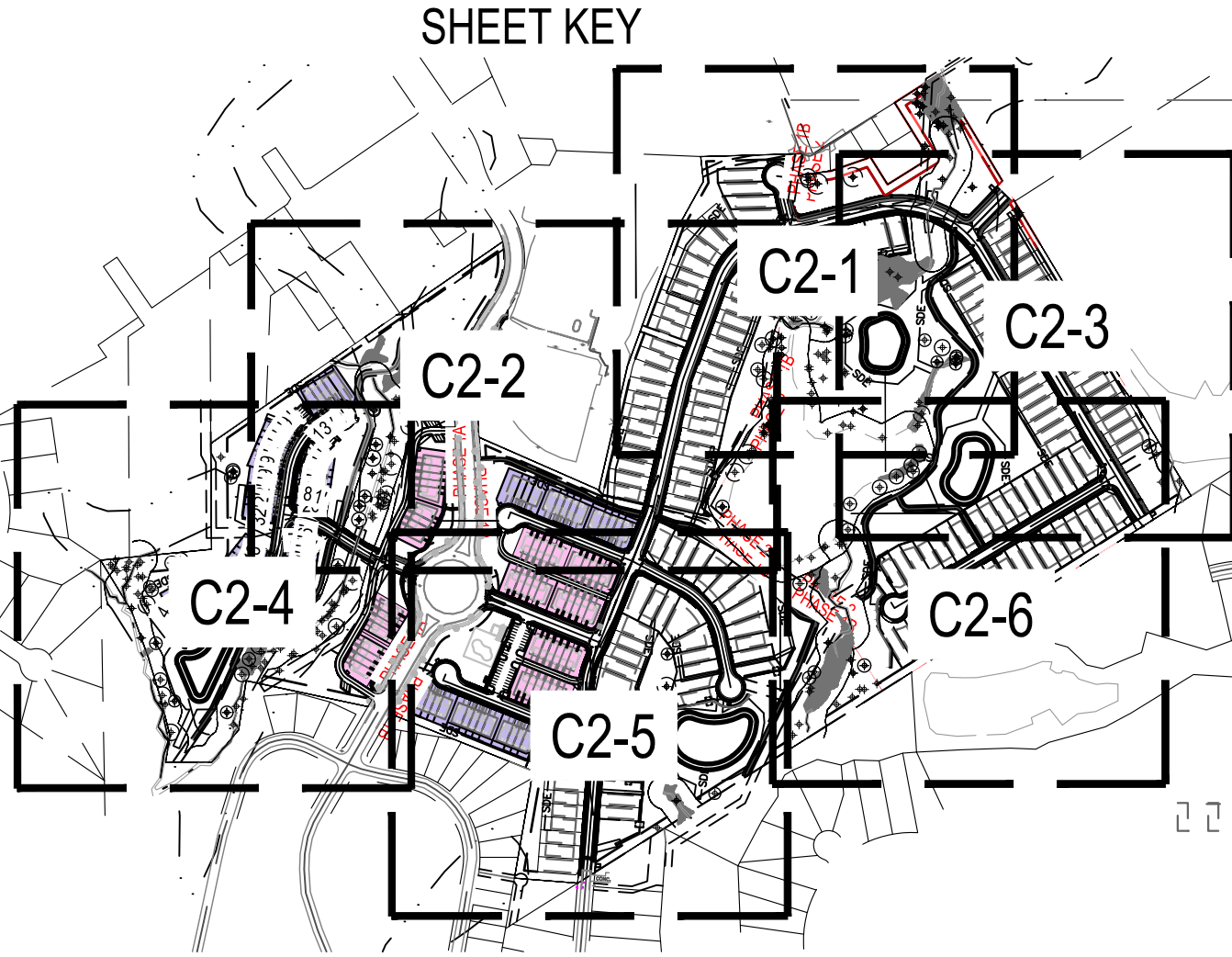
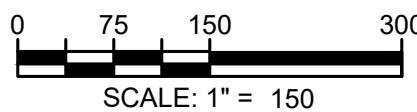
CURVE TABLE					
NUMBER	DELTA ANGLE	RADIUS	ARC LENGTH	CHORD DIRECTION	CHORD DISTANCE
C1	72°50'50"	300.00	381.42'	S67°20'50"E	356.25
C2	56°09'00"	230.00	225.40'	N48°09'20"E	216.49
C3	7°01'20"	230.00	28.19'	N16°34'10"E	28.17
C4	8°48'40"	230.00	35.37'	N17°27'50"E	35.33
C5	31°30'10"	230.00	126.46'	N8°07'00"E	124.87
C6	14°12'10"	230.00	57.02'	N2°32'00"W	56.87
C7	31°38'20"	230.00	127.00'	N83°53'00"W	125.40
C8	50°27'50"	230.00	202.57'	N38°55'00"W	196.09
C9	21°06'20"	150.00	55.25'	N3°13'00"W	54.94
C10	24°05'30"	230.00	96.71'	N89°26'20"W	96.00
C11	10°41'20"	230.00	42.91'	N62°44'10"W	42.84
C12	51°53'10"	230.00	208.28'	N34°27'30"E	201.24
C13	47°15'10"	230.00	189.68'	N32°08'30"E	184.35
C14	90°00'00"	50.00	78.54'	N23°07'50"W	70.71
C15	12°15'00"	100.00	21.38'	S15°47'40"W	21.34
C16	20°26'50"	100.00	35.69'	S19°53'30"W	35.50
C17	86°45'50"	50.00	75.72'	S13°15'50"E	68.69
C18	81°30'30"	50.00	71.13'	N48°36'20"E	65.28
C19	18°57'20"	100.00	33.08'	N17°21'40"E	32.53
C20	4°56'20"	100.00	8.59'	N24°22'40"E	8.59
C21	15°42'20"	50.00	13.70'	N75°59'00"W	13.66

LINE TABLE		
LINE	LENGTH	DIRECTION
L1	342.55	N4°34'11.00"E
L2	133.83	N9°38'02.77"W
L3	337.55	N21°52'07.57"E
L4	142.62	N21°52'07.57"E
L5	375.19	N13°03'30.96"E
L6	310.99	N20°04'51.30"E
L7	322.73	N76°13'49.86"E
L8	963.87	S30°55'22.00"E
L9	34.09	S80°13'50.62"W
L10	433.61	N68°07'52.39"W
L11	378.33	S89°06'51.48"E
L12	45.00	N11°59'04.67"W
L13	40.14	N12°03'01.98"W
L14	111.22	N11°41'07.91"W
L15	170.59	N62°06'53.42"W
L16	399.13	N68°07'52.43"W
L17	69.76	S22°56'22.78"W
L18	91.10	N15°46'10.34"W
L19	14.90	N7°20'08.54"E
L20	143.78	N68°04'53.33"W

LINE TABLE		
LINE	LENGTH	DIRECTION
L21	119.89	N57°23'34.67"W
L22	49.88	N81°29'03.27"W
L23	231.99	N60°24'04.81"E
L24	98.14	N8°30'56.73"E
L25	128.99	N8°30'56.73"E
L26	98.04	N55°46'03.97"E
L27	826.29	S89°04'38.00"W
L28	165.31	N44°21'49.14"E
L29	350.44	N68°07'52.43"W
L30	16.23	N21°52'07.57"E
L31	41.74	S21°55'06.67"W
L32	85.49	S9°40'05.66"W
L33	142.88	S30°07'00.00"W
L34	135.73	S56°38'47.00"E
L35	106.06	N89°23'34.38"E
L36	157.53	N7°53'02.26"E
L37	71.28	N21°55'06.67"E
L38	91.93	N28°50'23.21"E
L39	40.40	N83°50'08.38"W
L40	171.05	N68°07'52.43"W

ABBREVIATION LEGEND

PB	PERIMETER BUFFER
NRB	NEUSE RIVER BUFFER
OS	OPEN SPACE



DESIGNED BY: DF/CD

DRAWN BY: DF/JWM

REVIEWED BY: DF

10/02/2023

08/01/2023

06/01/2023

PER TOWN OF ROLESVILLE COMMENT

PER TOWN OF ROLESVILLE COMMENT

INITIAL SUBMITTAL

5440 WADE PARK BLVD, SUITE 102

RALEIGH NC 27607

WWW.BCEINC.COM

NC LICENSE #C-4397

LENNAR

CORPORAION

1100 PERIMETER PARK DRIVE, SUITE 112

MORRISVILLE / NORTH CAROLINA / 27560

PARKER RIDGE

82 SCHOOL STREET

ROLESVILLE / NORTH CAROLINA / 27571

OVERALL SITE PLAN

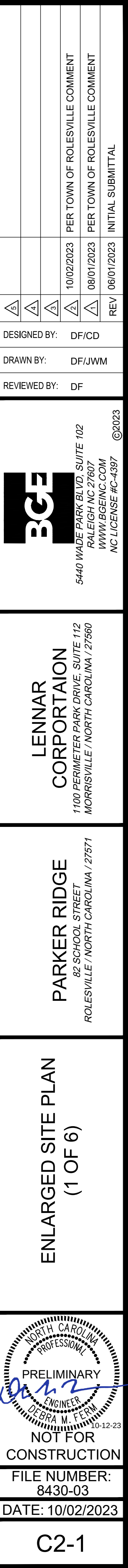
PRELIMINARY

NOT FOR CONSTRUCTION

FILE NUMBER: 8430-03

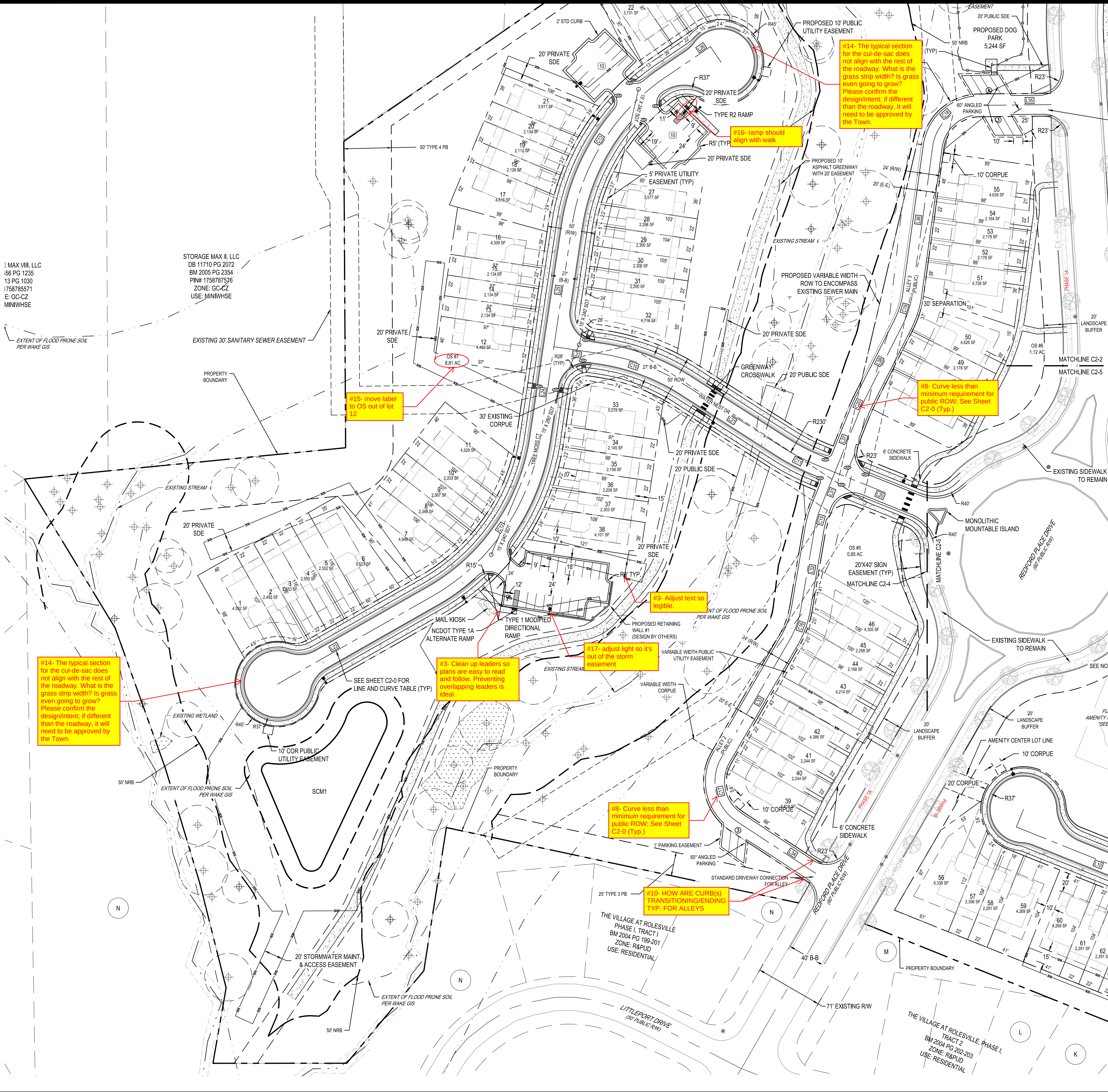
DATE: 10/02/2023

C2-0

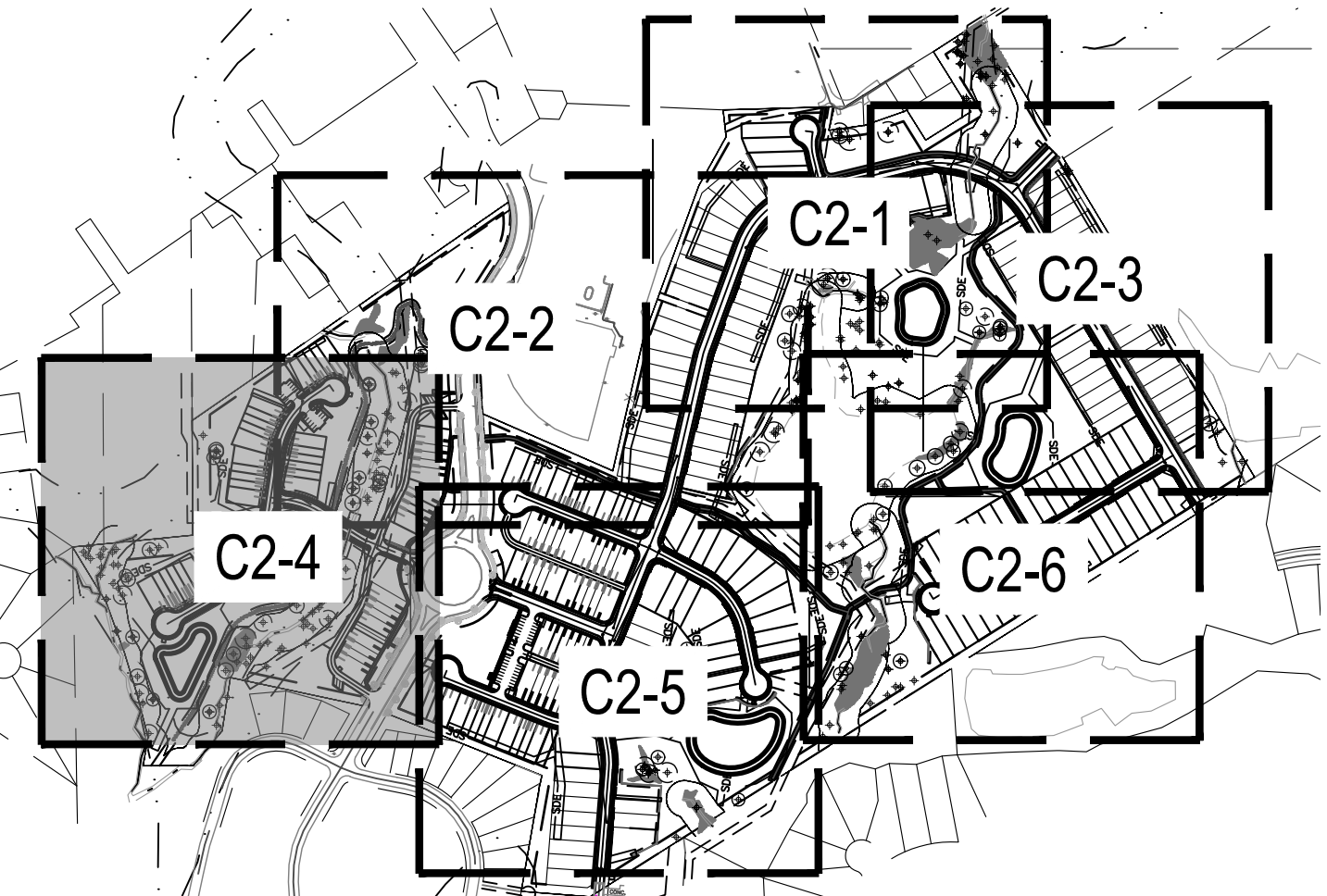


: MAX VIII, LLC
58 PG 1235
13 PG 1030
1758785571
E: GC-C2
MINIWHSE

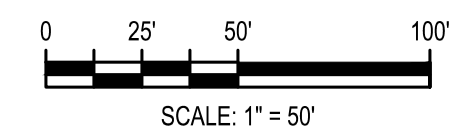
STORAGE MAX II, LLC
DB 11/10 PG 2072
BM 2005 PG 2354
PIN# 1758785576
ZONE: GC-C2
USE: MINIWHSE



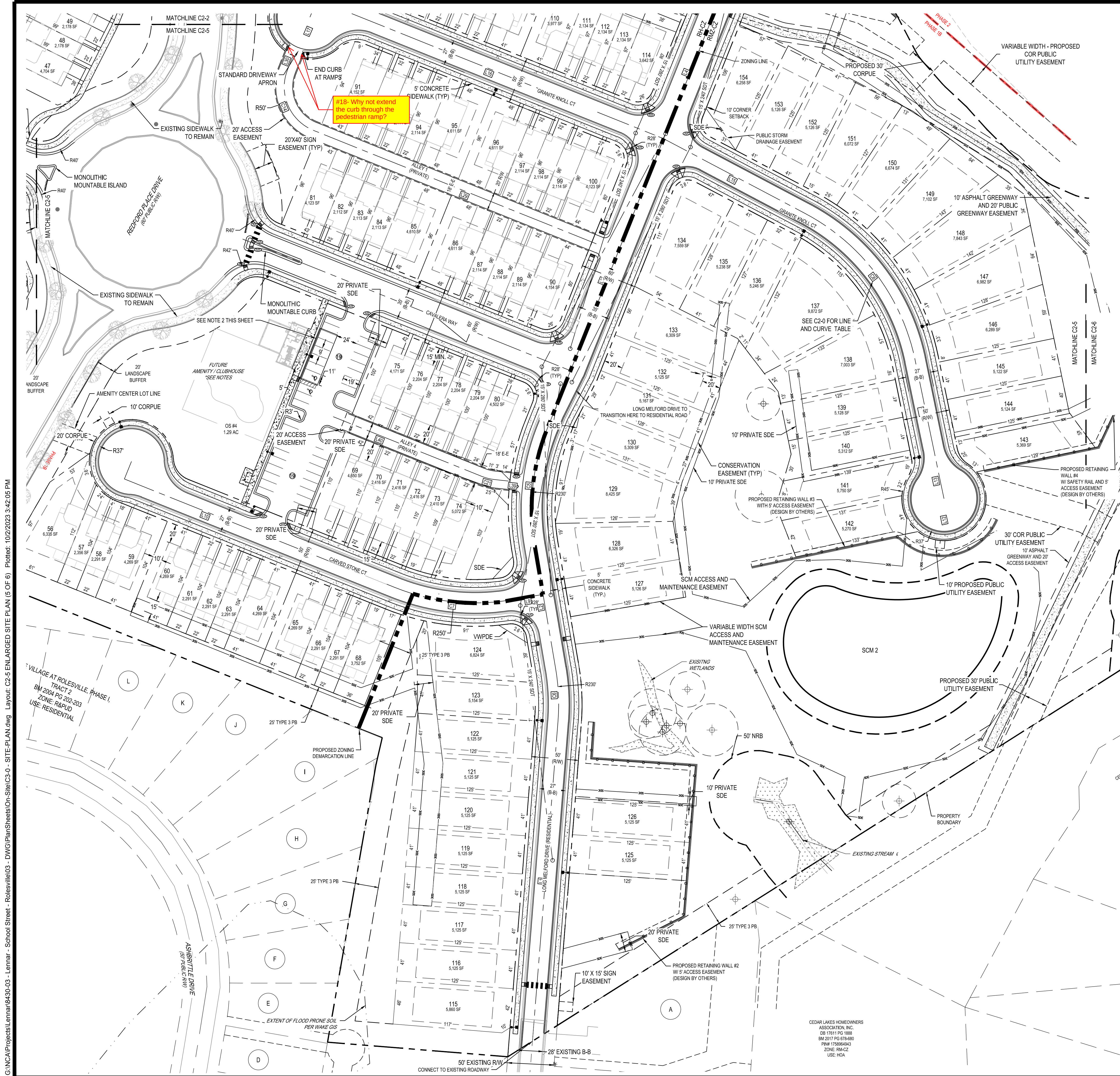
SITE PLAN LEGEND	
	PROPOSED CURB AND GUTTER
	PROPOSED RETAINING WALL
	PROPOSED HANDICAP PAVEMENT MARKING
	PROPOSED SIGN
	PROPOSED ACCESSIBLE RAMP
	PROPOSED STANDARD DUTY CONCRETE SIDEWALK
	PROPOSED EASEMENT
	PROPOSED STORM EASEMENT
	PROPOSED ROW
	PROPOSED SETBACK
	PROPOSED BUFFER
	EXTENT OF FLOOD PRONE SOIL PER WAKE GIS
	POLLINATOR GARDEN



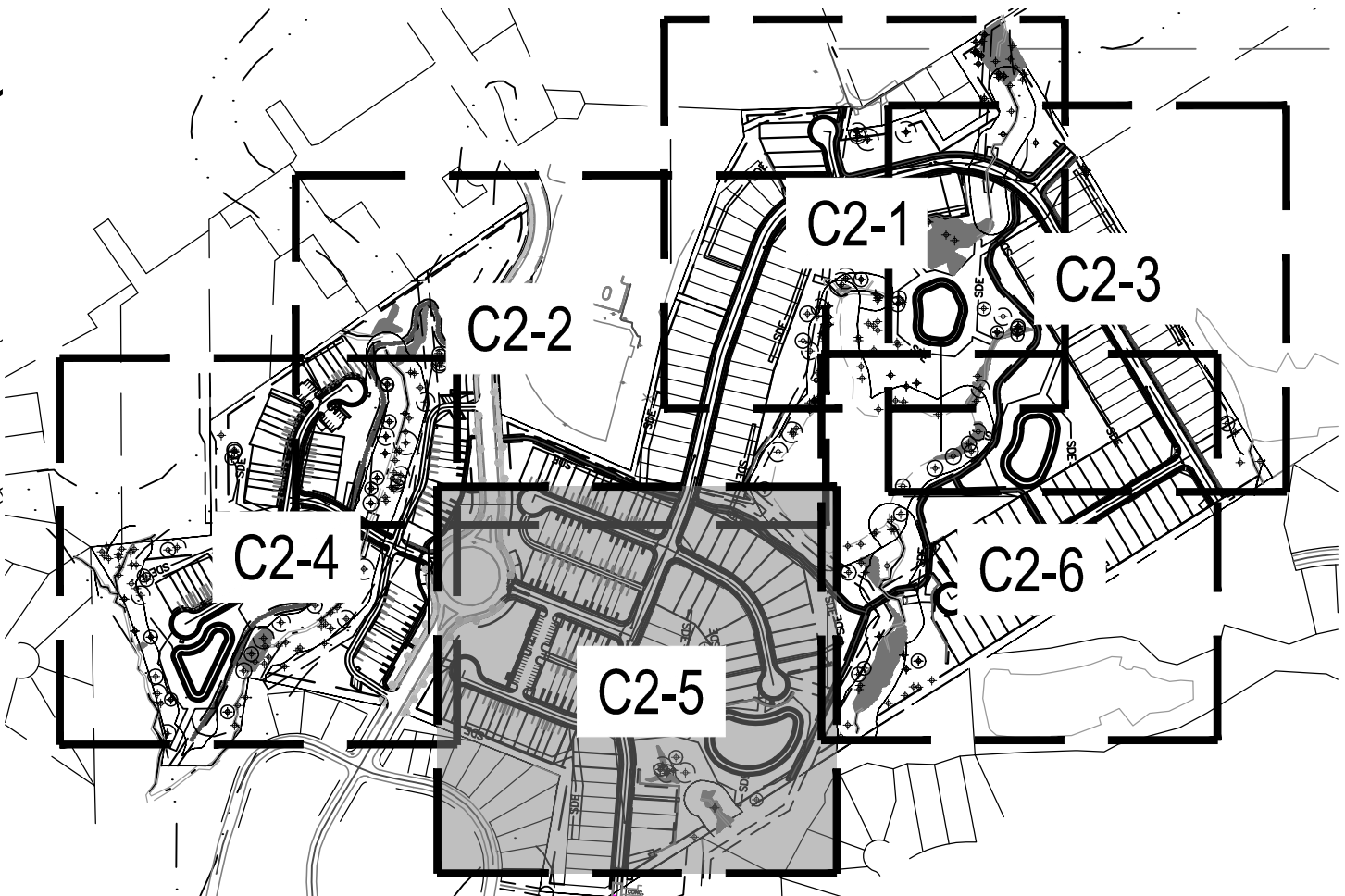
SHEET KEY



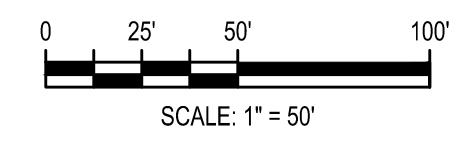
	10/02/2023	PER TOWN OF ROLESVILLE COMMENT
	08/01/2023	PER TOWN OF ROLESVILLE COMMENT
	06/01/2023	INITIAL SUBMITTAL
	REV	
DESIGNED BY: DF/CD		
DRAWN BY: DF/JWM		
REVIEWED BY: DF		
LENNAR CORPORAION		5440 WADE PARK BLVD, SUITE 102 RALEIGH NC 27607 WWW.BCEINC.COM NC LICENSE #C-4397
PARKER RIDGE		1100 PERIMETER PARK DRIVE, SUITE 112 MORRISVILLE / NORTH CAROLINA / 27560
ENLARGED SITE PLAN (4 OF 6)		
NOT FOR CONSTRUCTION		
FILE NUMBER: 8430-03		
DATE: 10/02/2023		
C2-4		



SITE PLAN LEGEND	
	PROPOSED CURB AND GUTTER
	PROPOSED RETAINING WALL
	PROPOSED HANDICAP PAVEMENT MARKING
	PROPOSED SIGN
	PROPOSED ACCESSIBLE RAMP
	PROPOSED STANDARD DUTY CONCRETE SIDEWALK
	PROPOSED EASEMENT
	PROPOSED STORM EASEMENT
	PROPOSED ROW
	PROPOSED SETBACK
	PROPOSED BUFFER
	EXTENT OF FLOOD PRONE SOIL PER WAKE GIS
	POLLINATOR GARDEN



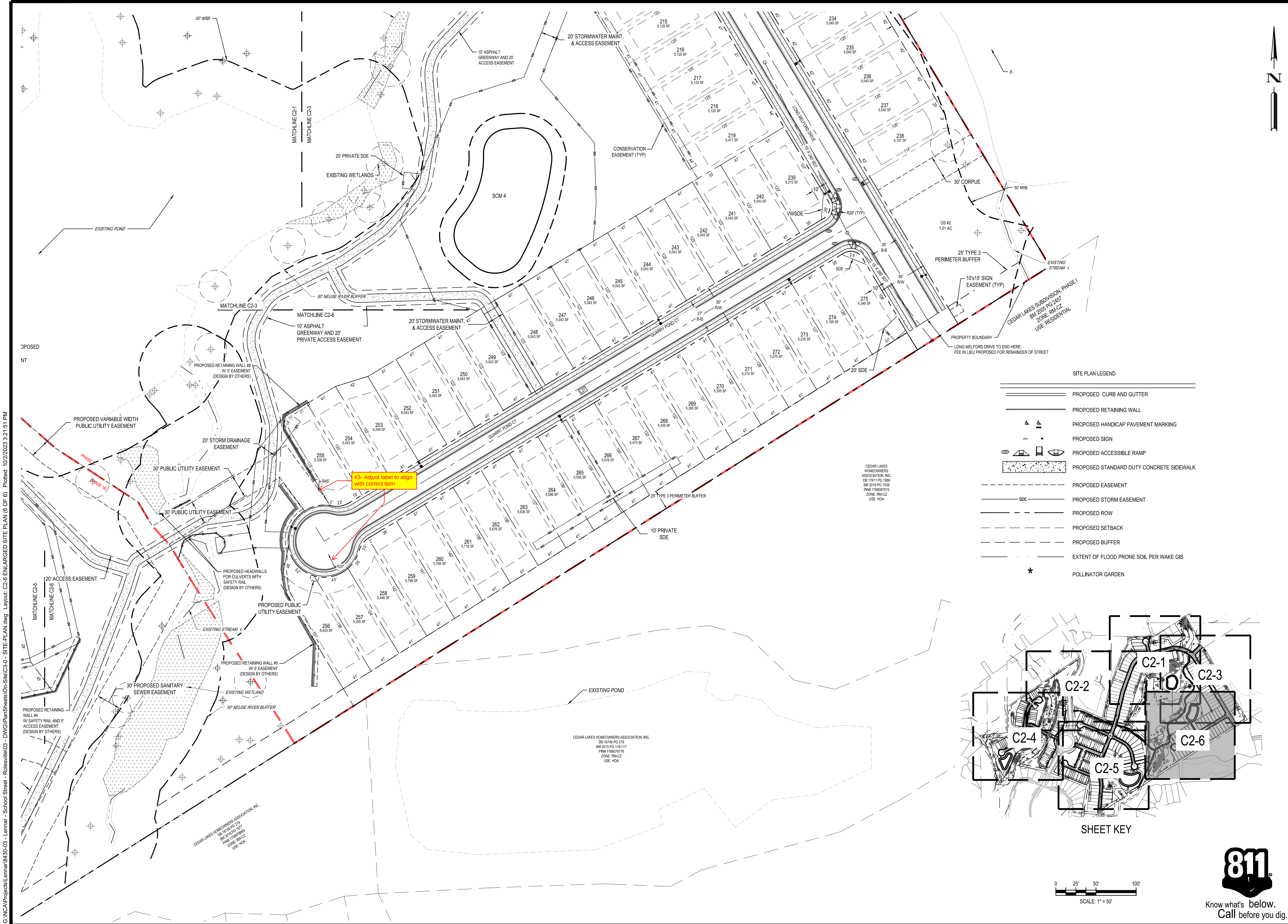
- NOTES:
1. OPEN SPACE #4 WILL CONTAIN THE FUTURE AMENITY CENTER
 2. SIGNAGE TO BE PROVIDED FOR THE 6 SPACES THAT FRONT THE AMENITY CENTER



CEDAR LAKES HOMEOWNERS ASSOCIATION, INC.
C8 17811 PG 1888
BM 2017 PG 674-680
PINK 1758564943
ZONE: RM-CZ
USE: HCA

	DESIGNED BY: DFC/CD	PER TOWN OF ROLESVILLE COMMENT	10/02/2023			
	DRAWN BY: DFC/JWM	PER TOWN OF ROLESVILLE COMMENT	08/01/2023			
	REVIEWED BY: DFC	INITIAL SUBMITTAL	06/01/2023			
	REV					
5440 WADE PARK BLVD, SUITE 102 RALEIGH NC 27607 WWW.BCEINC.COM NC LICENSE #C-4397						
LENNAR CORPORAION 1100 PERIMETER PARK DRIVE, SUITE 112 MORRISVILLE / NORTH CAROLINA / 27560						
PARKER RIDGE 82 SCHOOL STREET ROLESVILLE / NORTH CAROLINA / 27571						
ENLARGED SITE PLAN (5 OF 6)						
NOT FOR CONSTRUCTION						
FILE NUMBER: 8430-03						
DATE: 10/02/2023						
C2-5						

G:\NCA\Projects\Lennar\8430-03 - Lennar - School Street - Rolesville\03 - DWG\PlanSheets\On-Site\C3-0 - SITE-PLAN.dwg Layout: C2-6 ENLARGED SITE PLAN (6 OF 6) Plotted: 10/2/2023 3:21:51 PM

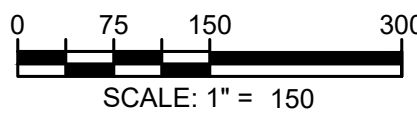




TOTAL AREA OF TOWNHOMES: 14.42 AC



Know what's below.
Call before you dig.



NORTH CAROLINA
 PROFESSIONAL
 PRELIMINARY
 ENGINEER
 DEBRA M. FERN
 8430-03
 NOT FOR
 CONSTRUCTION
 DATE: 10/02/2023

C2-7

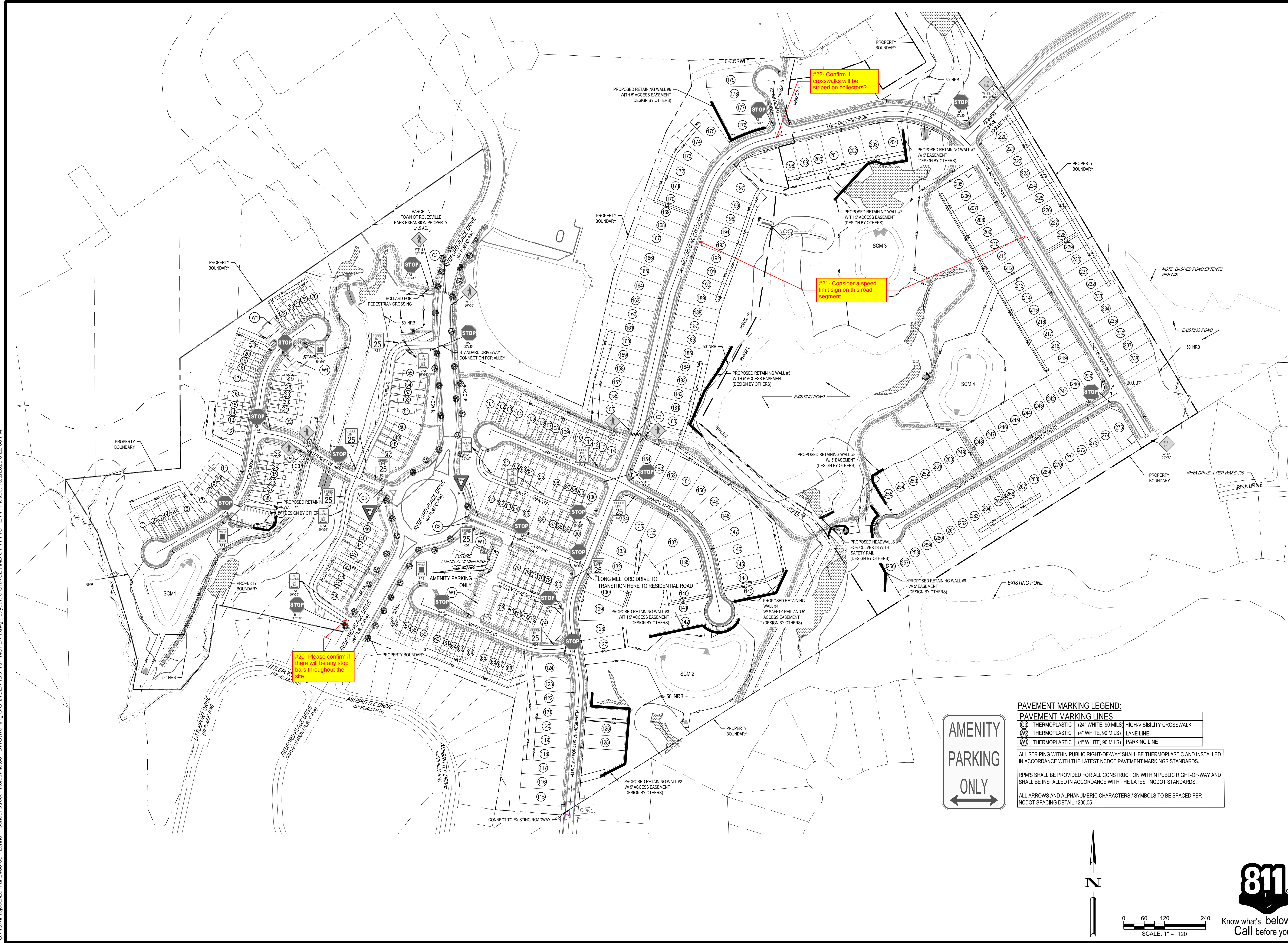
PARKER RIDGE
82 SCHOOL STREET
ROLESVILLE / NORTH CAROLINA / 27571

**LENNAR
CORPORAION**
1100 PERIMETER PARK DRIVE, SUITE 112
MORRISVILLE / NORTH CAROLINA / 27560

BGE
5440 WADE PARK BLVD, SUITE 102
RALEIGH NC 27607
WWW.BGEINC.COM
NC LICENSE #C-4397 ©2010

5	4	3	2	1	REV
DESIGNED BY:		DF/CD			
DRAWN BY:		DF/JWM			
REVIEWED BY:		DF			

10/02/2023	PER TOWN OF ROLESVILLE COMMENT		
08/01/2023	PER TOWN OF ROLESVILLE COMMENT		
06/01/2023	INITIAL SUBMITTAL		



<