PSP-25-01 – 1216 Rolesville Rd – V2 Submittal review cycle

START DATE: **MARCH 2025**	DUE DATE: __04-07-25_	TRC/STAFF Comments issued on: __04/05/2025_

Review Group / Staff	Comments	Cleared Comments
Planning & Zoning – Planning Staff and WithersRavenel	1. *Continue to* Provide a Written Response to ALL comments 2. *Continue to* Add revision dates to all submittal materials. 3. *Continue to* Cloud/bubble all changes 4. NEW – Remove all the physical features planned for construction – Building footprints, parking lots, Greenway Trails – PSP is for division of land, establishment of public right-of-ways, and Easements primarily. This is NOT a construction (construct-from) plan, it is a conceptual, non-recordable, subdivision Plat. The Parking lots were part of the minimum parking review, but really should not be recorded as they are proposed improvements that will be fully detailed on CID plans. Thank you.	
Engineering - Jacque Thompson	See the two (2) PDF's – (1) Memo dated 03-31-2025 with 8 number comments, plus several lettered comments as FYI for upcoming CID plan set; (2) Mark-ups on the plan set.	
NCDOT – ~~Jacob Nicholson~~, Joshua Zhang	V1 - Clarify or clearly account for the improvements required by the TIA, since that can impact R/W dedication. V2 – No comments provided; Staff has changed from Jacob Nicholson to Joshua Zhang.	TBD
COR Public Utilities - Tim Beasley	Previous comments have been Addressed. Raleigh will be requiring a downstream sewer capacity study because there are twelve 12" sewer segments downstream between Mitchell Mill Rd and Green Farm Ln that were not replaced with Raleigh's most recent CI Project along Harris Creek. Please also add (Note regarding this) as a Condition of Approval to the Cover Sheet.	
Parks & Recreation - Eddie Henderson / Tanner Hayslette	No further comments.	✅
Wake County Fire / EMS - Stephen Wolf/Brittany Lingle	There are no further comments.	✅
Wake County Watershed Mgt – Kevin Zelaya, Elizabeth Powell	V2 – Repeat of V1; there are new Staff at the County, and without SEC/SWF permits submitted they are unlikely to offer any input.	NA

Summary of TRC-Staff Review Comments   *Revised: 04-05-25*