

CID-24-08 – Pearce Farm Ph 1-2-3 – V5 Submittal review cycle

START DATE: SEPTEMBER 2025	DUE DATE: 09-19- 25	TRC/STAFF Comments issued on: _10/15/2025_
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Review Group / Staff	Comments	Cleared Comments
Planning & Zoning – Planning Staff	There are no further comments – revisions in reference to the proposed street stub fee-in-lieu (FIL) should be made in concert with what the Applicant stated the Town Manager agreed to. FIL's are paid at the time of Final Subdivision Plat (FSP) application Recordation, which will be 1 or more years in the future depending on Phase.	
Parks & Recreation – Tanner Hayslette / Eddie Henderson	Issues resolved regarding compliance with MA 21-20 Condition #10 which states “ <i>approximately 4 acres* of this parcel shall be dedicated to the Town as shown on the Concept Plan.</i> “	
COR Public Utilities - Tim Beasley	Raleigh is ready for signatures pending payment of Raleigh Development fees	
NCDOT – Joshua Zhang	Per discussion, Applicant is removing/has removed certain curb and gutter along Burlington Mills Rd.	NA
Wake Co Watershed Mgt – Elizabeth Powell	Letter of Approval dated 08-27-2025	
<i>Engineering - Jacque Thompson</i>	<i>No further comments.</i>	
<i>Wake County Fire / EMS - Stephen Wolf</i>	<i>There are no comments.</i>	