




PSP-24-03 – Hills at Harris Creek – V5 PRIORITY Submittal review cycle

START DATE: JUNE 2025	DUE DATE: <u>06-27-25</u>	TRC/STAFF Comments issued on: <u>07/07/2025</u>
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Review Group / Staff	Comments	Cleared Comments
Planning & Zoning – Planning Staff	<ol style="list-style-type: none"> COVER – Update/change the developer contact name. COVER – Text box title Conditions of Approval appears to be utility information. Please change the title of the text box to not confuse viewers with the Rezoning Conditions of Approval. SHEET C1.1 - Please title the Rezoning Conditions of Approval as such. Separate out any items for General Construction Notes or other notes. <u>Site layout sheets</u> – Thank you for listing out the number of the different lot sizes. I am aware that Parks and Recreation comments about the lot changes include concern about the greenway placement in front of additional homes compared to the previous versions of these plans. I am happy to participate in any discussions about this topic. <p>Please contact Meredith Gruber at mgruber@rolesvillenc.gov with any questions about these comments. Use PSP-24-03 in the email subject line.</p>	
Engineering - Jacque Thompson	<ol style="list-style-type: none"> See PDF of Written Memo comments produced by Bolton&Menk – there are 9 numbered comments. See PDF of mark-up comments produced by Bolton&Menk – there are 11 entries or comments. 	
Wake Co Fire / EMS - Brittany Lingle	<i>Town Staff Confirms this comment was addressed; confirmation can/will occur on CID plan set. Remove/Revise TREES/SHRUBS NEAR FIRE HYDRANTS TO ALLOW 3 FT MINIMUM CLEARANCE.</i>	
COR Public Utilities - Tim Beasley	<i>V4 - Approvable; however, some of the R/W street sections may require a 3' City of Raleigh Utility Easement strip across lot frontages so that Raleigh will have access to the water meters and cleanouts.</i> <i>V3 - The late received revised Sheets address the CORPUD comments. No further comments on PSP.</i>	
Parks & Recreation - Eddie Henderson	<i>All comments appear resolved; CID review will ensure the physical construction items are; Greenway easement creation/dedication to occur on/with Final Subdivision Plat (FSP).</i>	
Wake County Watershed Management - Janet Boyer	<i><u>V1 and V2, no comments were received. Wake Co. will review CID submittal relative to Applicant's submittal of SEC and SWF Permits directly to Wake County.</u></i>	N/A
NCDOT – Jacob Nicholson	<i>There are no comments on the Preliminary Subdivision plat; complete review of the off-site improvements to DOT roads to occur at Construction drawing time.</i>	