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418 South Dawson Street
Raleigh, NC 27601

Phone: (919) 719-1800
Bolton-Menk.com

MEMORANDUM

Date: April 28, 2025
To: Michael Elabarger
From: Jacqueline Thompson, PE
Subject: Tucker Wilkins Tract
PSP-23-01, 4th Submittal
Town of Rolesville, NC

This memo summarizes the review of Preliminary Subdivision Plat submitted by American Engineering, dated 04/01/2025 (received 04/04/2025).

We recognize some of the comments are related to the construction drawings and not necessarily a preliminary plat, however we believe it is prudent to provide these comments early in the process; these comments are not required for approval of the Site Plan and have been identified separately than comments directly related to the Site Plan submittal comments.

Sheet 3.3:

1. In previous reviews, a comment has been made to provide Right-of-Way to the southern property edge for a future connection and a temporary access easement for the temporary cul-de-sac outside of the ROW. This was provided in the 3rd submittal but has since been updated. Please provide Right-of-Way to the southern property line for a future connection.
 - a. In the 3rd submittal, the sidewalk was also provided the entire length of the street. Sidewalk will need to be provided as a continuous path for users. Sidewalk will need to be provided to the southern edge of the property for a future connection when the property to the south develops.

Sheet 6.0:

2. Due to the connection to the existing concrete, the Town requests that the 10' side path and transition use concrete rather than asphalt to eliminate transitioning back and forth between materials.

