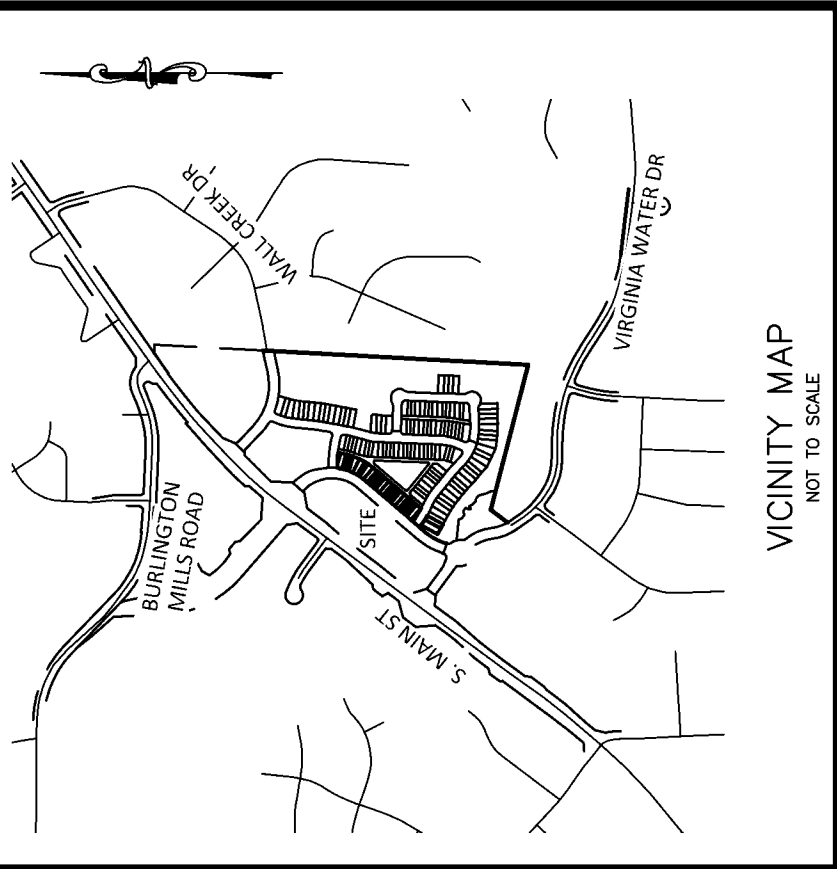


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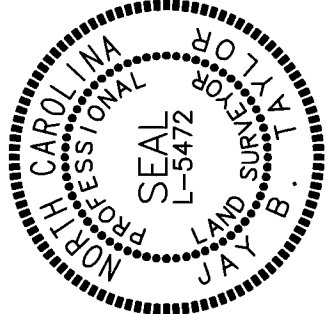
SURVEYOR'S CERTIFICATE

I, JAY B. TAYLOR, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SURVEYOR'S LICENSE AND UNDER THE SUPERVISION OF THE SURVEYOR'S LICENSEE, AND THAT THE SURVEYOR'S LICENSEE HAS REVIEWED THE INFORMATION FOUND IN BOOK AND PAGE AS SHOWN, THAT THE RATIO OF THE PLAT TO THE ACTUAL SURFACE OF THE LAND IS AS SHOWN, AND THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

I HEREBY CERTIFY THAT THIS PLAT IS OF THE FOLLOWING TYPE: G.S. 47-30 (F)(1)(A). THIS SURVEY CREATES SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

WITNESS MY ORIGINAL SIGNATURE, LICENSE NUMBER AND SEAL THIS 7th DAY OF August, A.D., 2025.

Jay Taylor
JAY B. TAYLOR, PROFESSIONAL LAND SURVEYOR L-5472



GENERAL NOTES

- THIS IS A SURVEY OF AN EXISTING PARCEL(S) OF LAND. THIS IS A FINAL SUBDIVISION PLAT.
- BEARINGS FOR THIS SURVEY ARE BASED ON NC GRID NAD 83.
- ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES.
- ZONING: CO SUD
- EXISTING LOT LINES AND ADJACENT PROPERTY ARE SHOWN.
- FLOOD HAZARD ZONE: IT IS LOCATED IN ZONE "X" AS DEFINED BY FEMA F.I.R.M. COMMUNITY PANEL #372075800K DATED 10/19/22.
- THESE DISTANCES ARE SHOWN.
- THIS SURVEY PERFORMED AND MAP PREPARED WITHOUT BENEFIT OF A TITLE REPORT. THIS SURVEY SUBJECT TO ANY FACTS AND ACCURATE TITLE SEARCH.
- THIS SURVEY PERFORMED AND MAP PREPARED WITHOUT BENEFIT OF A TITLE REPORT. THIS SURVEY SUBJECT TO ANY FACTS AND ACCURATE TITLE SEARCH.
- SUP. 20-02 CONDITION 2.B TO BE TRACKED AND ENFORCED BY DWELLING UNIT DEVELOPER. THIS SURVEY SUBJECT TO ANY FACTS AND ACCURATE TITLE SEARCH.
- WALL CREEK DRIVE RIGHT OF WAY TO BE DEDICATED BY WALL CREEK DRIVE RIGHT OF WAY.
- LOT 1 WILL NOT TAKE VEHICULAR ACCESS FROM WALL CREEK DRIVE AND LOT 19 WILL NOT TAKE VEHICULAR ACCESS FROM DEVELOPMENT TRACT 1 MAY BE USED TOWARDS WALLBROOK PROJECT FUTURE OPEN SPACE REQUIREMENTS.

CERTIFICATE OF OWNERSHIP AND DEDICATION I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF THE TOWN OF ROLESVILLE AND THAT I HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY FREE CONSENT. ESTABLISH THE BOUNDARIES OF THE SUBDIVISION AND THE BOUNDARIES OF THE TOWN OF ROLESVILLE, PARKS, AND OTHER SITES AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED. FURTHERMORE, I HEREBY DEDICATE ALL SANITARY SEWER, AND WATER LINES TO THE CITY OF ROLESVILLE. I HEREBY DEDICATE ALL STORM SEWERS TO THE TOWN OF ROLESVILLE.

Tim Seltman
TIM SELTMAN, LLC

OWNER
8/7/2025
DATE

SETBACKS

R3 PUD	
FRONT (FRONT LOAD)	20 FT
FRONT (ALLEY LOAD)	10 FT
SIDE	5 FT
AGGREGATE SIDE	10 FT
CORNER SIDE	10 FT
REAR (FRONT LOAD)	15 FT (RIGHT OF WAY)
REAR (ALLEY LOAD)	15 FT
MIN LOT WIDTH	26 FT (FRONT) 20 FT (ALLEY)

QUANTITIES :

STREETS	
WALL CREEK DR	60' R/W
LETTIE LN	50' R/W
WALLSTONE WAY	50' R/W
	680 LF
	1,180 LF
	1,520 LF

LOTS PER PHASE	
PHASE 1	116
PHASE 2	24
TOTAL	140
LOT NUMBER SEQUENCES PER PHASE	
PHASE 1:	1-79, 104-140
PHASE 2:	80-103

MAXIMUM IMPERVIOUS AREA PER LOT		
LOT#	ADDRESS	IMPERVIOUS AREA (SF)
80	635 WALLSTONE WAY	2,664
81	637 WALLSTONE WAY	3,927
82	5067 WALLBROOK DRIVE	1,520
83	5065 WALLBROOK DRIVE	1,500
84	5063 WALLBROOK DRIVE	1,520
85	5061 WALLBROOK DRIVE	1,500
86	5059 WALLBROOK DRIVE	1,520
87	5055 WALLBROOK DRIVE	1,520
88	5053 WALLBROOK DRIVE	1,500
89	5051 WALLBROOK DRIVE	1,330
90	5049 WALLBROOK DRIVE	1,500
91	5047 WALLBROOK DRIVE	1,520
92	5043 WALLBROOK DRIVE	1,520
93	5041 WALLBROOK DRIVE	1,510
94	5039 WALLBROOK DRIVE	1,530
95	5037 WALLBROOK DRIVE	1,510
96	5035 WALLBROOK DRIVE	1,530
97	5031 WALLBROOK DRIVE	1,510
98	5029 WALLBROOK DRIVE	1,550
99	5027 WALLBROOK DRIVE	1,510
100	5023 WALLBROOK DRIVE	1,500
101	5021 WALLBROOK DRIVE	1,550
102	5019 WALLBROOK DRIVE	1,520
103	5017 WALLBROOK DRIVE	1,520

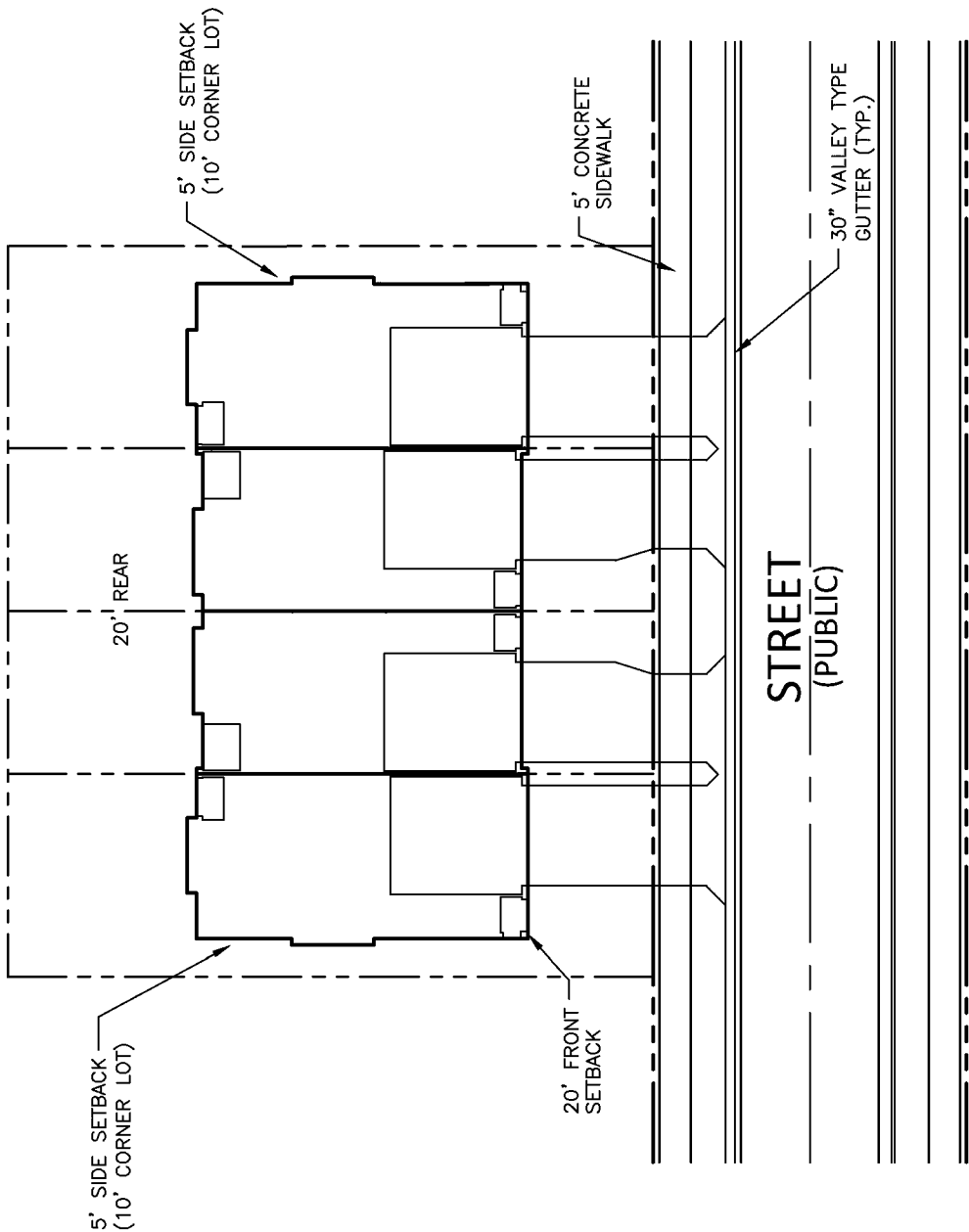
I, Michele Rabby, HEREBY CERTIFY THAT ALL STREETS, UTILITIES AND OTHER REQUIRED IMPROVEMENTS HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER, AND ACCORDING TO TOWN SPECIFICATIONS AND STANDARDS IN THE SUBDIVISION OR THAT GUARANTEES OF THE INSTALLATION OF THE REQUIRED IMPROVEMENTS HAVE BEEN PROVIDED TO THE TOWN OF ROLESVILLE. I HAVE BEEN REQUESTED AND THAT THE ENGINEERING FEES FOR THIS LOT, IN THE AMOUNT OF \$500.00, HAVE BEEN PAID.

Michele Rabby
SUBDIVISION ADMINISTRATION
8/8/2025
DATE

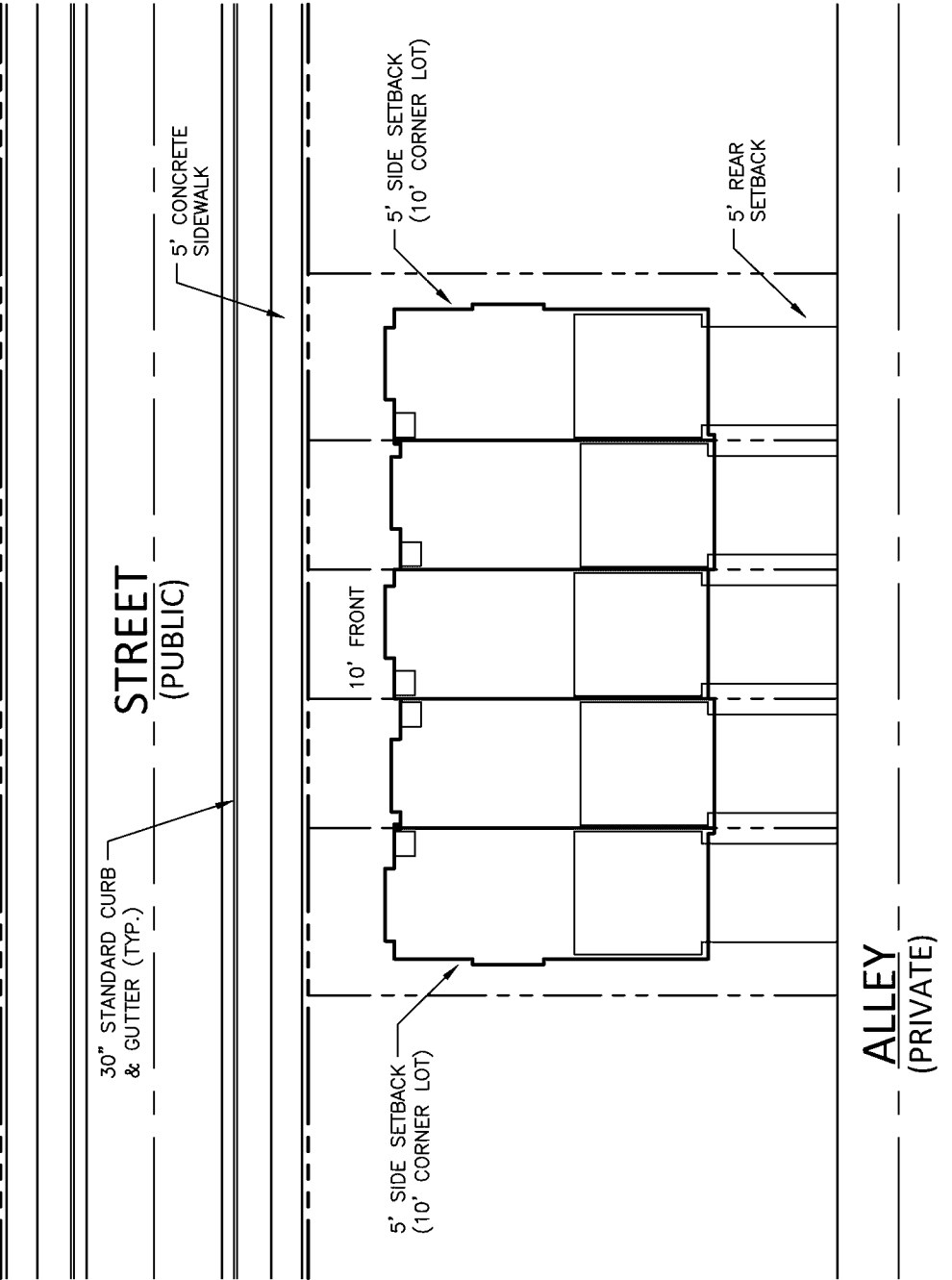
I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF THE TOWN OF ROLESVILLE, AND THAT THE SUBDIVISION PLAT IS IN ACCORDANCE WITH THE SUBDIVISION ADMINISTRATOR OF THE TOWN OF ROLESVILLE FOR RECORDING IN THE OFFICE OF THE REGISTER OF DEEDS OF WAKE COUNTY.

Signed by:
Michele Rabby
SUBDIVISION ADMINISTRATOR, TOWN OF ROLESVILLE
8/8/2025
DATE

STATE OF NORTH CAROLINA
COUNTY OF WAKE
I, Michele Rabby, REVIEW OFFICER FOR THE TOWN OF ROLESVILLE, NC CERTIFY THAT THIS PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.
Michele Rabby
REVIEW OFFICER
8/8/2025
DATE



TYPICAL TOWNHOME LAYOUT
(FRONT LOADED UNITS)
SCALE: 1" = 30'



TYPICAL TOWNHOME LAYOUT
(ALLEY LOADED UNITS)
SCALE: 1" = 30'

FSP-25-10

REVISIONS

NO.	DATE
1	04-15-2025 TOWN COMMENTS

PLAN INFORMATION

PROJECT NO.	CPR19010
FILENAME	CPR19010-F2
CHECKED BY	JBT
DRAWN BY	KMM
SCALE	NTS
DATE	02.24.2025

SHEET

FINAL PLAT

1-4

WALLBROOK

PHASE 2

TOWNHOME SUBDIVISION PLAT

WALLSTONE WAY

ROLESVILLE, WAKE COUNTY, NORTH CAROLINA

CLIENT

WALLBROOK LAND CO, LLC
3 KEEL STREET, SUITE 2
WRIGHTSVILLE BEACH, NC 28480

FINAL PLAT

1-4

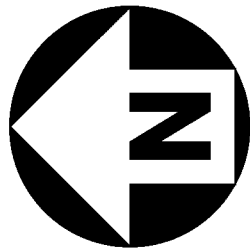
WALLBROOK
PHASE 2
TOWNHOME SUBDIVISION PLAT
WALLSTONE WAY
ROLESVILLE, WAKE COUNTY, NORTH CAROLINA

CLIENT

WALLBROOK LAND CO, LLC
3 KEEL STREET, SUITE 2
WRIGHTSVILLE BEACH, NC 28480

FINAL PLAT

1-4



GENERAL NOTES

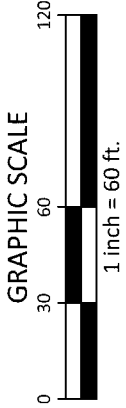
1. FOR GENERAL NOTES, SEE SHEET 1.

N/F
WALLBROOK LANDCO, LLC
HARBOR RETAIL PARTNERS
PIN: 1758671971
DB 18103, PG. 1583
BM 2023, PG. 1602
ZONING: CO SUD

N/F
WALLBROOK LANDCO, LLC
HARBOR RETAIL PARTNERS
PIN: 1758671971
DB 18103, PG. 1583
BM 2023, PG. 1602
ZONING: CO SUD

N/F
WALLBROOK LANDCO, LLC
HARBOR RETAIL PARTNERS
PIN: 1758683963
DB 18103, PG. 1583
BM 2023, PG. 1602

N/F
CARLTON POINTE HOMES ASSOCIATION, INC
ELITE MANAGEMENT PROFESSIONALS, INC
PIN: 1758651927
DB 18027, PG. 1541
ZONING: R & PUD



SITE AREA TABLE A – PIN:175863470 PHASE 2	
ORIGINAL SITE AREA.....	0.15 ACRES
LOT AREA (2 LOTS)*.....	0.15 ACRES
TOTAL.....	0.15 ACRES
*PHASE 2 INCLUDES LOTS 80–81 & 82–103	

SITE AREA TABLE B – PIN:175866900 PHASE 2	
ORIGINAL SITE AREA.....	1.10 ACRES
LOT AREA (22 LOTS)*.....	1.07 ACRES
OPEN SPACE AREA (2 LOTS).....	0.03 ACRES
TOTAL.....	1.10 ACRES
*PHASE 2 INCLUDES LOTS 80–81 & 82–103	

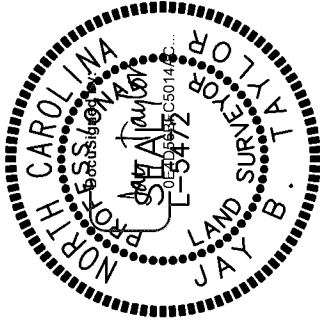
WALLBROOK

PHASE 2

TOWNHOME SUBDIVISION PLAT

WALLSTONE WAY

ROLESVILLE, WAKE COUNTY, NORTH CAROLINA



REVISIONS

NO.	DATE	TOWN COMMENTS
1	04.15.2025	

PLAN INFORMATION

PROJECT NO.	CPR19010
FILENAME	CPR19010-F2
CHECKED BY	JBT
DRAWN BY	KMM
SCALE	1"=60'
DATE	02.24.2025

SHEET

FINAL PLAT

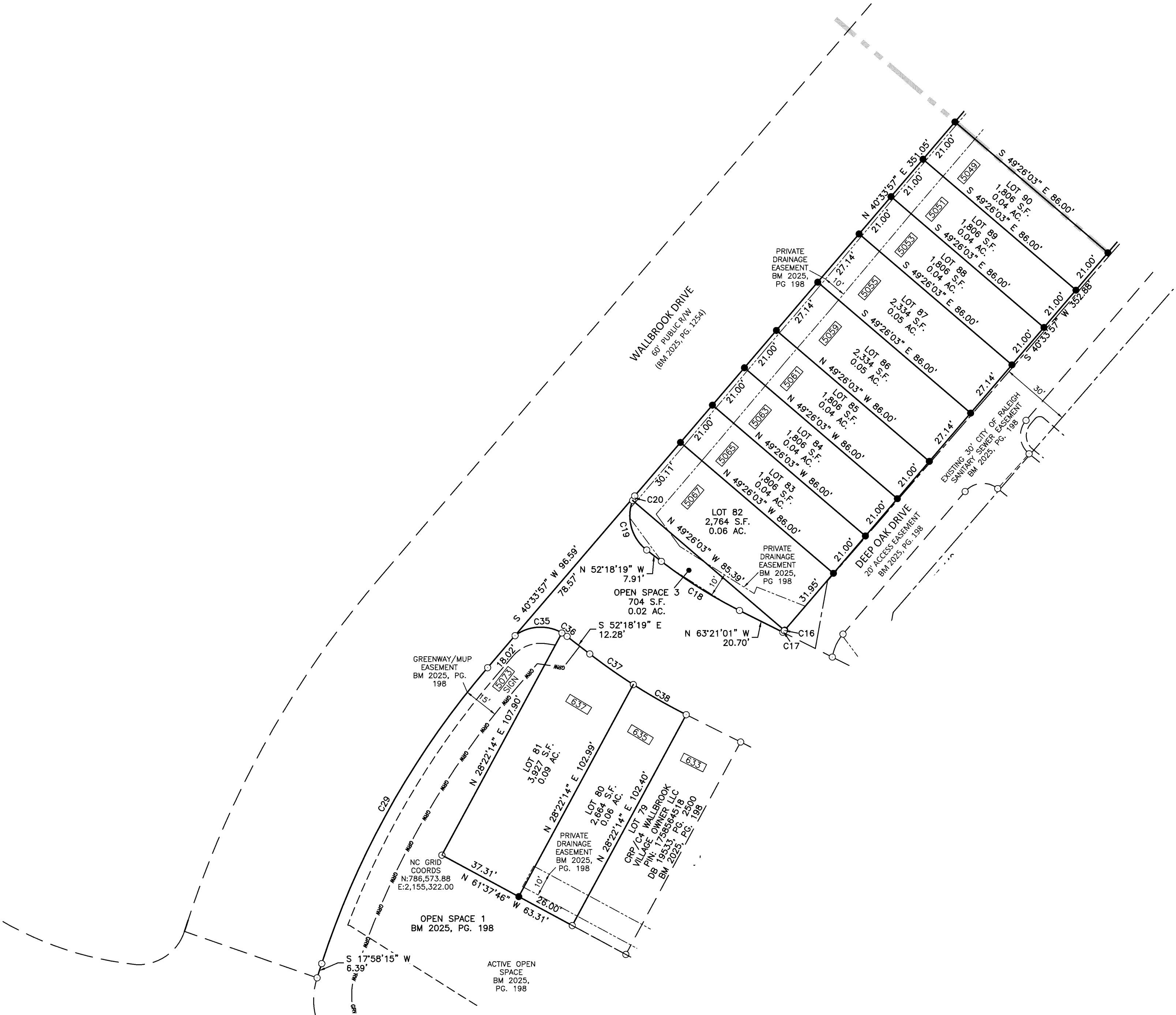
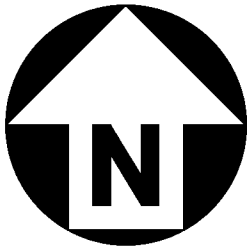
2-4

SETBACKS

R3 PUD	
FRONT (FRONT LOAD)	20 FT
FRONT (ALLEY LOAD)	10 FT
SIDE	5 FT
AGGREGATE SIDE	10 FT
CORNER SIDE	10 FT
REAR (FRONT LOAD)	15 FT
REAR (ALLEY LOAD)	5 FT (RIGHT-OF-WAY)
MIN LOT WIDTH	26 FT (FRONT) 20 FT (ALLEY)

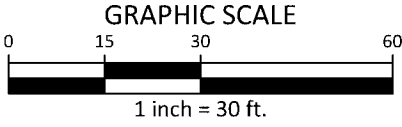
GENERAL NOTES

1. FOR GENERAL NOTES, SEE SHEET 1.



LEGEND

○	EXISTING IRON PIPE	N/F	NOW OR FORMERLY
■	EXISTING CONCRETE MONUMENT	D.B.	DEED BOOK
▲	EXISTING NAIL	B.M.	BOOK OF MAPS
●	IRON PIPE SET	PG.	PAGE
□	CONCRETE MONUMENT SET	S.F.	SQUARE FEET
▲	CALCULATED POINT	AC.	ACRES
XXXX	ADDRESS		



FSP-25-10

WALLBROOK

PHASE 2

TOWNHOME SUBDIVISION PLAT

WALLSTONE WAY

ROLESVILLE, WAKE COUNTY, NORTH CAROLINA



REVISIONS

NO.	DATE	TOWNH COMMENTS
1	04.19.2025	

PLAN INFORMATION

PROJECT NO.	CPR19010
FILENAME	CPR19010-F2
CHECKED BY	JBT
DRAWN BY	KMM
SCALE	1"=30'
DATE	02.24.2025

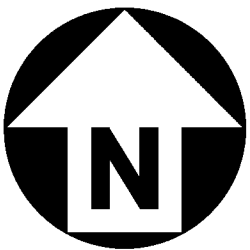
SHEET

FINAL PLAT

3-4

GENERAL NOTES

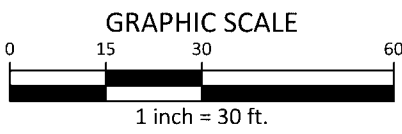
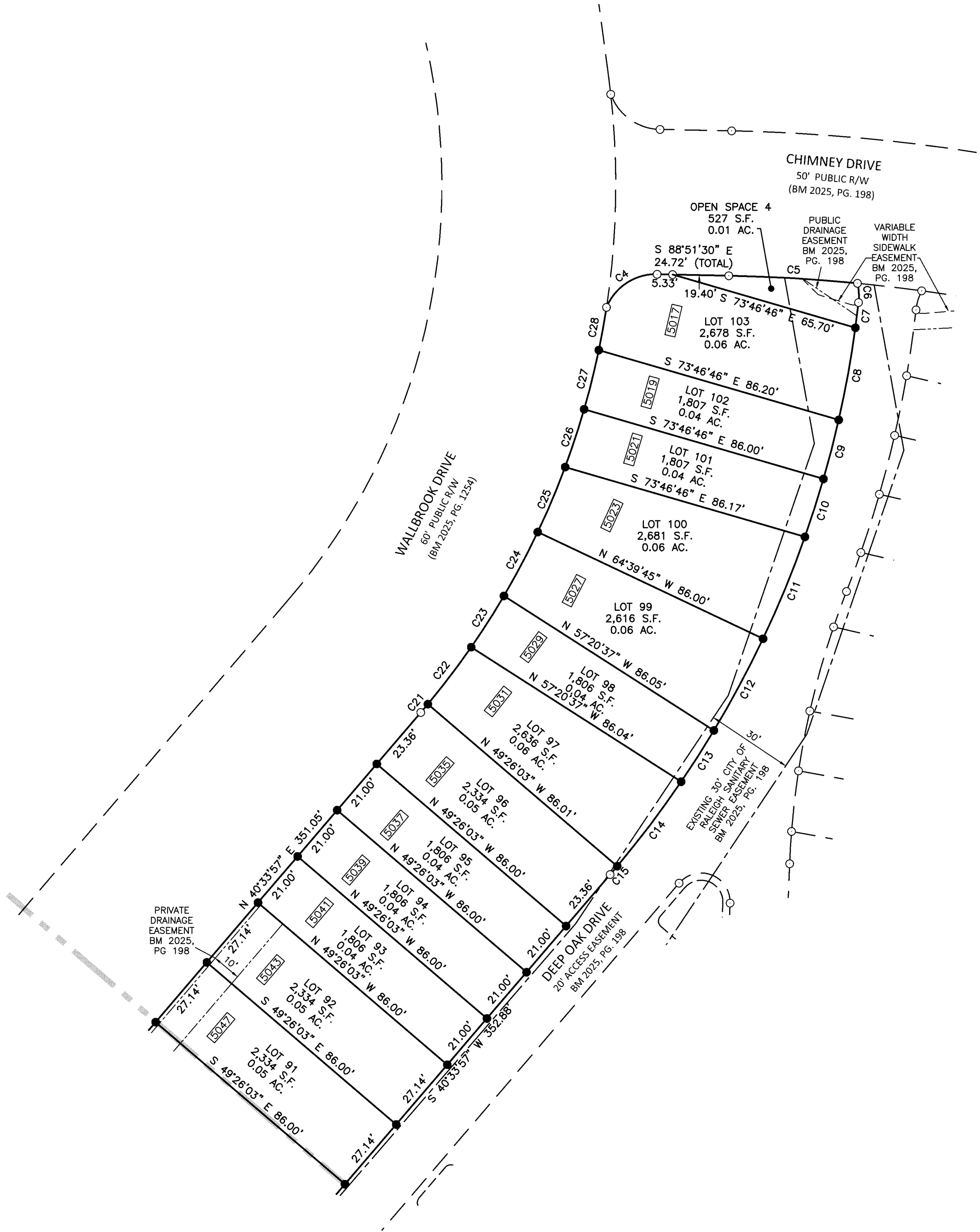
1. FOR GENERAL NOTES, SEE SHEET 1.



SETBACKS

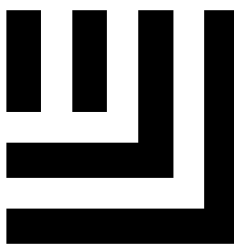
R3 PUD	
FRONT (FRONT LOAD)	20 FT
FRONT (ALLEY LOAD)	10 FT
SIDE	5 FT
AGGREGATE SIDE	10 FT
CORNER SIDE	10 FT
REAR (FRONT LOAD)	15 FT
REAR (ALLEY LOAD)	5 FT (RIGHT-OF-WAY)
MIN LOT WIDTH	26 FT (FRONT) 20 FT (ALLEY)

CURVE TABLE				
CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	20.50'	28.62'	S 87°58'15" W	26.35'
C2	140.50'	70.10'	N 67°44'11" W	69.37'
C3	4,708.00'	39.55'	N 37°06'45" E	39.55'
C4	18.50'	22.17'	N 56°48'20" E	20.87'
C5	575.00'	44.48'	S 86°38'32" E	44.47'
C6	20.00'	6.71'	S 03°13'54" E	6.67'
C7	366.00'	8.76'	S 07°03'34" W	8.76'
C8	366.00'	32.33'	S 01°16'33" W	32.32'
C9	366.00'	21.01'	S 14°27'04" W	21.01'
C10	366.00'	21.01'	S 17°44'25" W	21.01'
C11	366.00'	38.02'	S 22°21'40" W	38.01'
C12	366.00'	35.91'	S 28°08'54" W	35.90'
C13	366.00'	21.00'	S 32°36'11" W	21.00'
C14	366.00'	36.58'	S 37°06'38" W	36.57'
C15	366.00'	3.78'	S 40°16'12" W	3.78'
C16	20.00'	0.20'	S 40°50'53" W	0.20'
C17	20.00'	1.04'	S 42°37'07" W	1.04'
C18	205.00'	39.52'	N 57°49'40" W	39.46'
C19	18.50'	23.56'	N 15°49'44" W	22.00'
C20	18.50'	2.12'	N 23°55'52" E	2.12'
C21	280.00'	3.78'	N 40°10'44" E	3.78'
C22	280.00'	24.71'	N 37°15'50" E	24.70'
C23	280.00'	21.00'	N 32°35'12" E	21.00'
C24	280.00'	24.92'	N 27°53'15" E	24.92'
C25	280.00'	24.33'	N 22°50'52" E	24.32'
C26	280.00'	21.02'	N 18°12'28" E	21.01'
C27	280.00'	21.02'	N 13°54'24" E	21.02'
C28	280.00'	14.99'	N 10°13'19" E	14.99'
C29	370.00'	145.91'	S 29°18'06" W	144.97'
C30	430.00'	169.57'	N 29°16'06" E	168.48'
C31	220.00'	333.74'	N 02°53'33" W	302.64'
C32	212.00'	118.95'	S 23°40'50" E	117.39'
C33	280.00'	5.87'	S 07°00'21" E	5.87'
C34	280.00'	73.76'	S 01°08'30" W	73.54'
C35	18.50'	21.18'	S 86°43'03" W	20.04'
C36	18.50'	2.64'	N 56°23'37" W	2.64'
C37	255.00'	22.74'	S 54°51'35" E	22.73'
C38	255.00'	26.02'	S 60°20'14" E	26.01'



LEGEND

○	EXISTING IRON PIPE	N/F	NOW OR FORMERLY
■	EXISTING CONCRETE MONUMENT	D.B.	DEED BOOK
▲	EXISTING NAIL	B.M.	BOOK OF MAPS
●	IRON PIPE SET	P.G.	PAGE
□	CONCRETE MONUMENT SET	S.F.	SQUARE FEET
▲	CALCULATED POINT	AC.	ACRES
XXXX	ADDRESS		



McADAMS

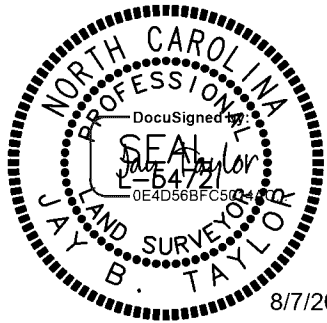
The John R. McAdams Company, Inc.
621 Hillsborough Street
Suite 500
Raleigh, NC 27603
phone 919. 361. 5000
fax 919. 361. 2269
license number: C-0293, C-187

www.mcadamsco.com

CLIENT

WALLBROOK LAND CO, LLC
3 KEEL STREET, SUITE 2
WRIGHTSVILLE BEACH, NC 28480

WALLBROOK
PHASE 2
TOWNHOME SUBDIVISION PLAT
WALLSTONE WAY
ROLESVILLE, WAKE COUNTY, NORTH CAROLINA



REVISIONS

NO.	DATE	TOWN COMMENTS
1	04.19.2025	

PLAN INFORMATION

PROJECT NO.	CPR19010
FILENAME	CPR19010-F2
CHECKED BY	JBT
DRAWN BY	KMM
SCALE	1"=30'
DATE	02.24.2025

SHEET

FINAL PLAT

4-4