



SITE DATA TABLE

PIN(S)	1769027985 1769029362
Total Site Area	± 9.12 acres
Current Zoning	RL
Proposed Zoning	RHD
Tree Preservation Area Required (10% Site Area)	± 0.92 acre
Tree Preservation Area Provided	± 0.93 acre
Proposed Residential Units	51 DU
Maximum Density	± 5.59 DU/ac

CONCEPT PLAN NOTES

- 01 Development on this site will comply with the Town's Unified Development Ordinance and other applicable standards and plans adopted by the Town of Rolesville
- 02 Sidewalks, trails, and open space areas shown on this plan are approximate. Final location and design to be determined at site or subdivision plan review.
- 03 Utilities and easements shown on this plan are conceptual. Final location and design to be determined at site or subdivision plan review.
- 04 Where a conflict between graphic representation and text information on this sheet is present, the text shall prevail.
- 05 All base file information taken from GIS is subject to change unless otherwise stated.
- 06 All assumptions shown herein are in accordance with current LDO standards as of the date shown on the plan. Changes to LDO standards, or jurisdictional text changes after that date may impact plan.
- 07 Lighting requirements will comply with the standards set forth in the LDO.
- 08 Master plan is conceptual, with final layout to be determined at subdivision plan.
- 09 Tree coverage areas are conceptual, with final location to be determined at subdivision plan.

LEGEND

- SIDEWALK
- CBU + PARKING
- RESIDENTIAL TOWNHOUSE UNITS
- LANDSCAPE BUFFER
- PROGRAMMED OPEN SPACE
- UNPROGRAMMED OPEN SPACE
- TREE PRESERVATION AREA
- EASEMENTS
- STREAM BUFFER
- STORMWATER POND

