

Development Plan Review Application

Town of Rolesville Planning Department | PO Box 250 | Rolesville, NC 27571 | 919-554-6517 | planning@rolesville.nc.gov

Planning Department Home Page: [Official Town Webpage](#)

PROJECT & PLAN INFORMATION:

| | |
|--|---|
| <input checked="" type="checkbox"/> Preliminary Subdivision Plat (PSP) | <input type="checkbox"/> Site Development Plan (SDP) |
| <input type="checkbox"/> Construction Infrastructure Drawings (CID) | <input type="checkbox"/> Final Subdivision Plat (FSP) |
| Submittal #: <input checked="" type="checkbox"/> Original <input type="checkbox"/> 2 nd <input type="checkbox"/> 3 rd <input type="checkbox"/> Other _____ OR <input type="checkbox"/> Revision to Previously Approved (_____) | |
| If a resubmittal, revisions to the plan must be clouded and a comment response letter must be provided for the resubmittal to be complete. | |
| Legal Description (Book of Maps if platted, or Register of Deeds BK/Pg if not): See attached legal description | |
| Proposed Project Name: Broadmoor | Site Address: 1321 Rolesville Rd., 1501 Rolesville Rd |
| PIN(s) or REID(s): 1768511519 (portion), 1768500618, 1768409261 (portion), 1767590716 (portion), 1767590335, 1767580938 | Site Area (in acres): 105.9 |
| Associated Previous Case Number(s): REZ-23-02 | Current Use(s): Vacant, Farmland, Single Family |
| Zoning District(s): RH-CZ and RM-CZ | Zoning and/or Watershed Overlay(s): N/A |
| Proposed # of New Lots 255 Residential (Residential or Nonresidential): | Proposed Residential Dwelling Units; 255 Proposed Residential Density: 2.41 D.U./AC. |
| Summary Description of Proposed Use / Project: Residential subdivision consisting of 157 Single Family Homes and 98 Townhomes | |

APPLICATION REQUIREMENTS

Application shall include the following documents by the submittal deadline to be considered complete and ready for review. Additional supporting documents may be requested by the Case Planner and/or may be provided by the applicant.

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| <input checked="" type="checkbox"/> Completed Application AND application checklist for that particular application type. | <input checked="" type="checkbox"/> Traffic Impact Analysis, ITE Traffic Generation Letter, or Letter/Email from Planning staff confirming one is <u>not</u> required |
| <input type="checkbox"/> <i>Note: INVOICE issued for the application fee payment during the completeness check or following application review.</i> | <input checked="" type="checkbox"/> FIRM panel, USGS, and Soil Survey Maps.as they may apply to project |
| <input checked="" type="checkbox"/> Completed Property Owner's Consent Form – one form per Property Owner (ie multiple property owners, multiple forms) | <input type="checkbox"/> Any approved/recorded Special Use Permits, Variances, etc. |
| <input type="checkbox"/> PDF (Flattened, < than 100KB) of any/all documents, plan sets, etc. | <input type="checkbox"/> Pre-Submittal meeting notes and date (if applicable). |

Property Owner See attached list

Address _____ City/State/Zip _____
Phone _____ Email _____

Applicant (Business & Contact Name) Pulte Group – Kelly Race

Address 1225 Crescent Green Dr. Suite 250 City/State/Zip Cary, NC 27518
Phone 919-816-1100 Email Kelly.Race@pultegroup.com

Engineer/Architect (Business & Contact Name) WithersRavenel - Bryant Inge

Phone 919.469.3340 Email binge@withersravenel.com

Registered Agent/Attorney (Business & Contact Name) _____

Phone _____ Email _____

Primary Point of Contact: Owner Applicant Engineer/Architect Registered Agent/Attorney