

SUMMARY INFORMATION	
DEVELOPMENT NAME: WAIT AVE AGE-TARGETED SINGLE-FAMILY ATTACHED	
SITE ADDRESS: 2005 AND 2033 WAIT AVE	
PIN NUMBER(S): 1850-96-2688 AND 1850-96-5586	
TOTAL ACREAGE: 12.43 AC	
EXISTING USE: SINGLE-FAMILY RESIDENTIAL	
PROPOSED USE: SINGLE-FAMILY ATTACHED	
JURISDICTION: TOWN OF ROLESVILLE	
CURRENT ZONING DISTRICT: HD (WAKE COUNTY)	
PROPOSED ZONING DISTRICT: RH	
PROPOSED UNITS: 52	
MAX. DENSITY: 9 UNITS/AC (SINGLE-FAMILY ATTACHED)	
PROPOSED DENSITY: 4.2 UNITS/AC	
PROPOSED BLDG. HEIGHT: APPROX. 35' (TWO STORIES)	
SETBACKS:	
FRONT: 15'	
SIDE: 0' INTERNAL, 10' END (MIN. 30' BETWEEN STRUCTURES)	
REAR: 15'	
CORNER: 15'	
REQUIRED OPEN SPACE: 1.86 AC (15%)	
PROPOSED OPEN SPACE: 4.10 AC (33%)	
PARKING REQUIREMENTS:	
SINGLE-FAMILY ATTACHED PARKING:	
TWO SPACES PER UNIT PLUS 0.25 GUEST SPACE PER UNIT	
PARKING REQUIRED:	
2 SPACES * 52 UNITS + 0.25 SPACES * 52 UNITS = 117 SPACES	
PARKING PROVIDED:	
2 SPACES PER DRIVEWAY + 21 GUEST = 125 SPACES	
MAIL KIOSK PARKING PROVIDED:	
2 SPACES FOR MAIL KIOSK (1 IS ADA ACCESSIBLE)	
TOTAL PARKING PROVIDED:	
125 SPACES + 2 MAIL KIOSK SPACES = 127 SPACES (1 IS ADA ACCESSIBLE)	
ENGINEER:	
FLM ENGINEERING, INC.	
PO BOX 91727	
RALEIGH, NC 27675	
919.610.1051	

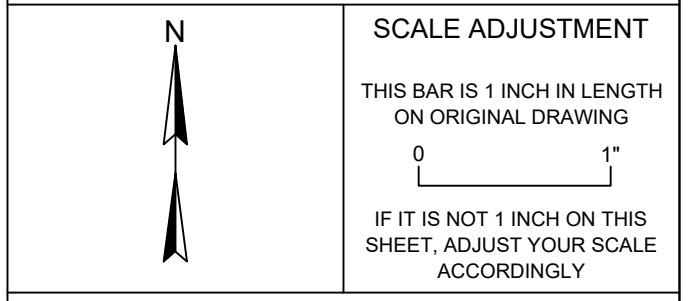
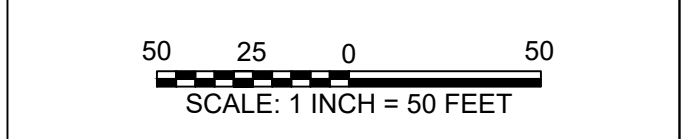


POST OFFICE BOX 91727
 RALEIGH, NORTH CAROLINA 27675
 PHONE: 919.610.1051
 FIRM NC LICENSE NUMBER C-4222

REVISION HISTORY			
REV #	DESCRIPTION	DATE	BY
1	TOWN OF ROLESVILLE COMMENTS	6/29/2021	FLM

ORIGINAL PLAN SIZE: 24" X 36"

PRELIMINARY PLANS
 DO NOT USE FOR CONSTRUCTION



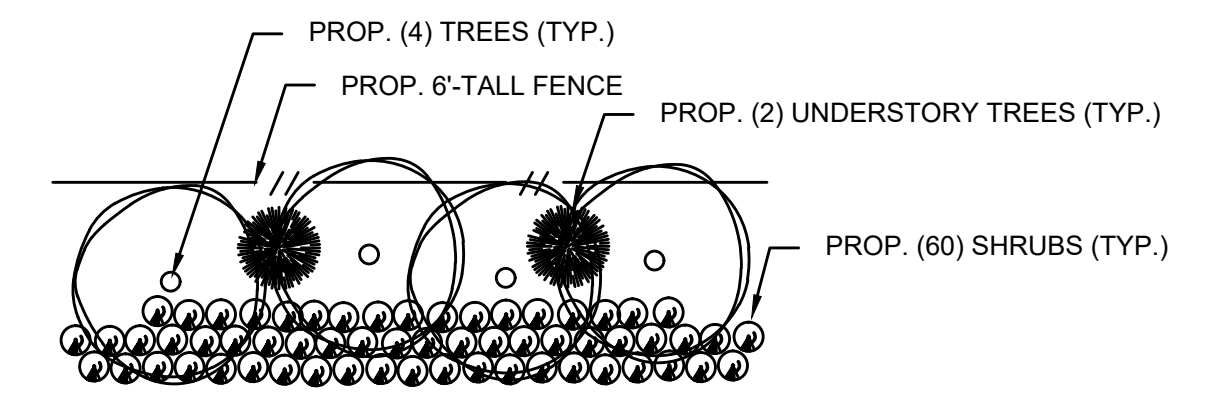
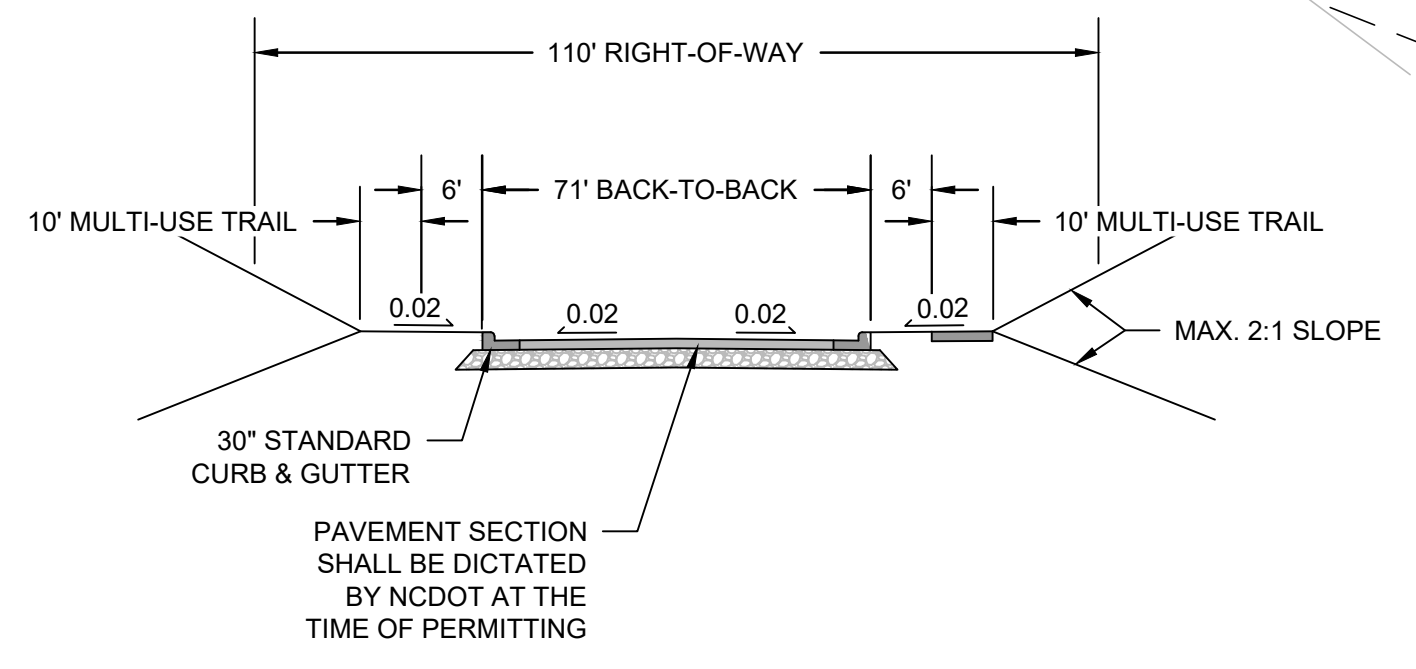
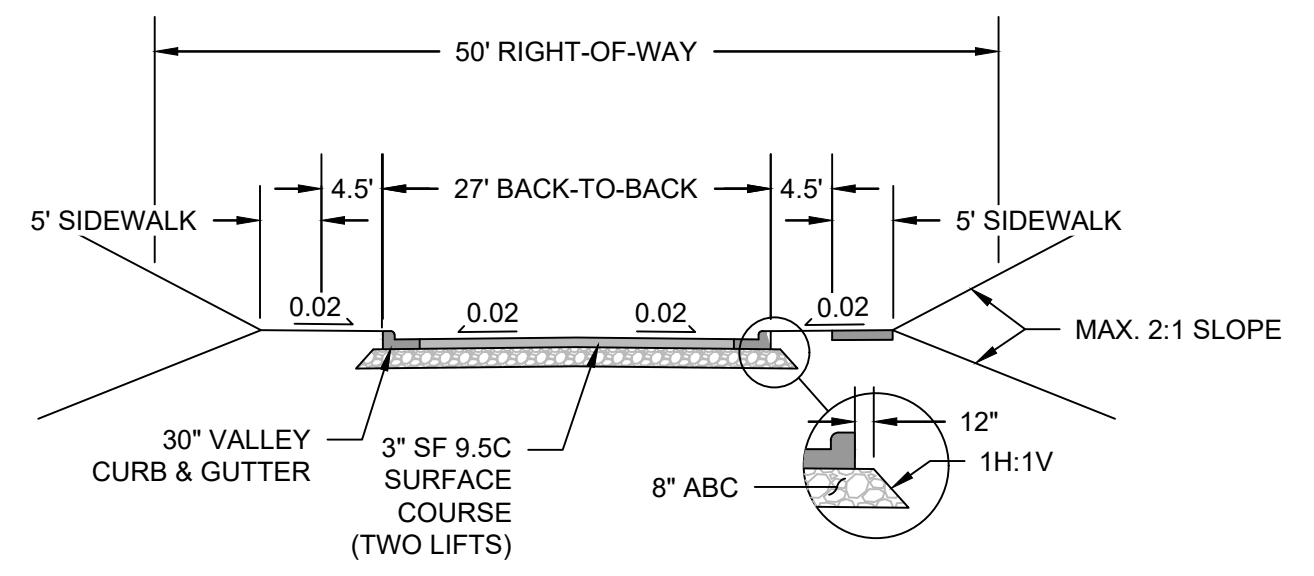
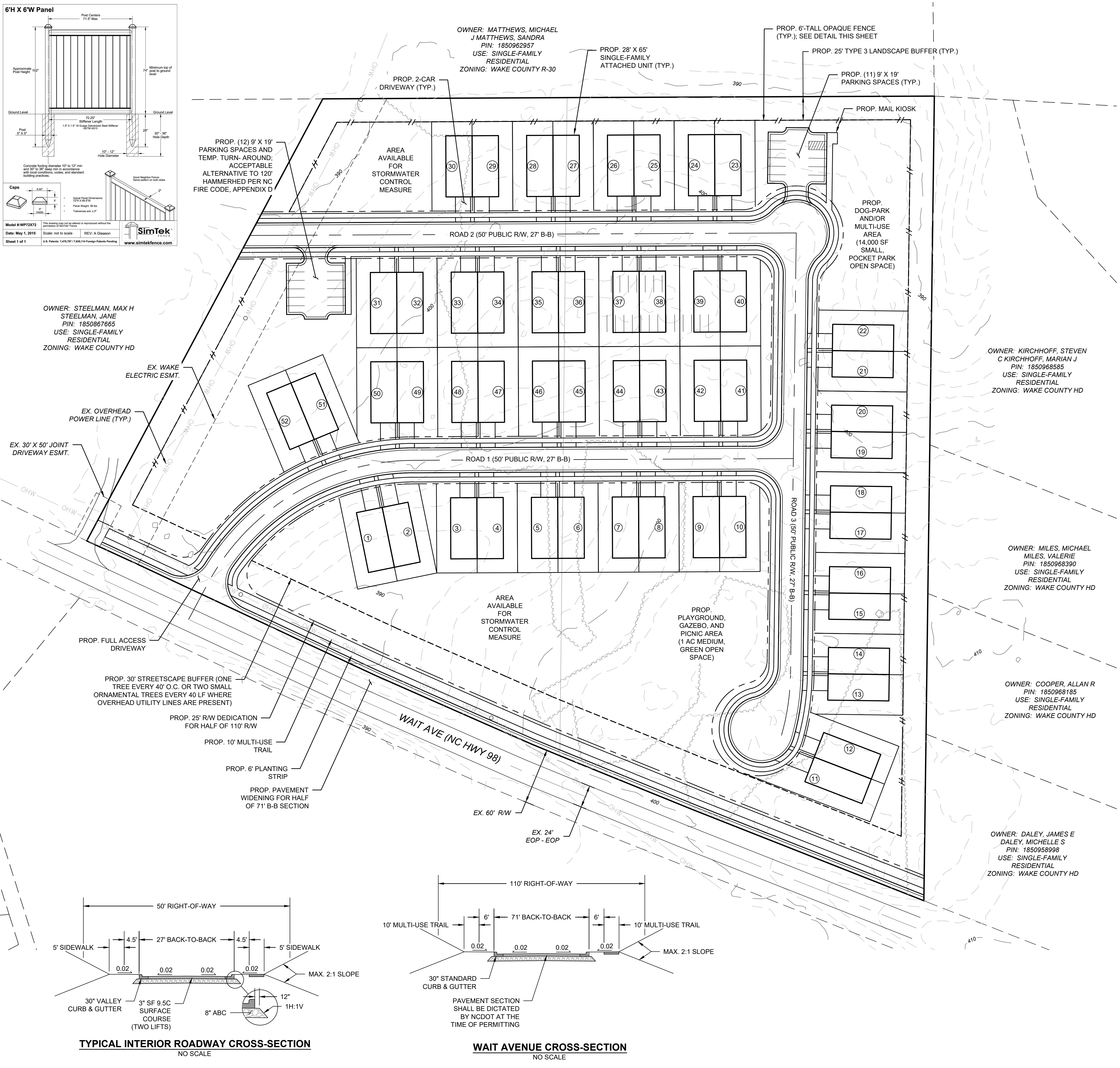
WAIT AVE AGE-TARGETED SINGLE-FAMILY ATTACHED

2005 AND 2033 WAIT AVE
 ROLESVILLE, NC

DATE:	12-10-2021
SCALE:	AS SHOWN
DESIGNED BY:	FLM
APPROVED BY:	
PROJECT NO.:	

SKETCH PLAN

C-1
 SHEET 1 OF 1



NOTE: BUFFER VEGETATION SHALL BE PLANTED WHERE EXISTING VEGETATION WILL BE REMOVED WITHIN THE BUFFER AND WHERE EXISTING VEGETATION REQUIRES SUPPLEMENTATION TO MEET THE PLANTING STANDARD.