



Case No. MA 21-08
Date V2 rcvd 03-31-2022

Map Amendment Application

Contact Information

Property Owner JA2GA LLC
Address 818 S White St City/State/Zip Wake Forest, NC 27587
Phone 919-556-5418 Email jmas@millridgeco.com

Developer Same
Contact Name _____
Address _____ City/State/Zip _____
Phone _____ Email _____

Property Information

Address 2005 and 2033 Wait Ave
Wake County PIN(s) 1850962688 and 1850965586
Current Zoning District HD (Wake County) Requested Zoning District RH CZ
Total Acreage 12.43

Owner Signature

I hereby certify that the information contained herein is true and completed. I understand that if any item is found to be otherwise after evidentiary hearing before the Town Board of Commissioners, that the action of the Board may be invalidated.

Signature James M. Adams, Sr. Date 3/21/22

STATE OF NORTH CAROLINA

COUNTY OF Wake

I, a Notary Public, do hereby certify that James M. Adams, Sr.
personally appeared before me this day and acknowledged the due execution of the foregoing instrument. This
the 21st day of march 20 22
My commission expires 12/16/2025.

Signature Jerrianne I. Harvey Seal



Town of Rolesville Planning

PO Box 250 / Rolesville, North Carolina 27571 / Rolesville, NC 919.554.6517



Map Amendment Application

Rezoning Justification

The subject parcels are currently within Wake County's jurisdiction and are included in Ordinance #2001-05, the 'Ordinance Establishing an Annexation Agreement between the Town of Rolesville, North Carolina and the Town of Wake Forest, North Carolina,' in which they are within the Town of Rolesville's jurisdiction for annexation. The parcels are not within the Town of Rolesville's Future Land Use Plan. The map amendment application for Residential High Density (RH) is requested for the establishment of a residential district in which the principal use of the land is for residential purposes, including attached, double family, and multiple family dwellings to support the growing need for housing within Wake County. The primary existing and proposed uses in the immediate vicinity along this corridor are residential, and thus, the map amendment will be consistent with surrounding developments and applicable adopted town plans. The development will not be in conflict with any provision of the Town of Rolesville's Land Development Ordinance (LDO). The map amendment allows uses that are compatible with existing and allowed uses on surrounding land. The development will ensure efficient development within the town, including the capacity and safety of the street network, public facilities, and other similar considerations. The development will result in a logical and orderly development pattern. The development will not result in adverse impacts on water, air, noise, storm water management, wildlife, vegetation, wetlands, and the natural functioning of the environment.

CAWTHORNE, MOSS & PANCIERA, PC
MICHAEL A. MOSS, PLS
333 S. WHITE STREET
WAKE FOREST, NC 27587
(919) 556-3148
MIKE@CMPPLS.COM

**“ANNEXATION MAP”
Legal Description For
Lot 1 & 2, Barham Land**

Beginning at an existing iron pipe, said iron pipe being the rear common corner of Lots 2 and 3, Barham Land (B.M. 1994, PG. 165) with NC Grid NAD 83/2011 coordinates N(Y): 806,796.48' E(x): 2,159,149.26'; Thence N 89°43'09" E a distance of 257.65' to a new iron pipe; Thence N 89°43'09" E a distance of 391.86' to a bent existing iron pipe; Thence S 00°47'55" W a distance of 369.84' to an existing iron pipe; Thence S 00°47'55" W a distance of 158.02' to an existing iron pipe; Thence S 00°47'55" W a distance of 149.52' to an existing iron pipe; Thence S 00°47'55" W a distance of 177.44' to a new iron pipe at the right-of-way of Wait Avenue (Hwy98); Thence S 00°47'55" W a distance of 31.71' to a point; Thence N 70°16'42" W a distance of 74.92' to a point; Thence with a curve turning to the right with an arc length of 97.41', with a radius of 1881.06', with a chord bearing of N 68°47'42" W, with a chord length of 97.40', to a point; Thence with a curve turning to the left with an arc length of 160.14', with a radius of 6157.39', with a chord bearing of N 68°03'23" W, with a chord length of 160.14', to a point; Thence with a curve turning to the right with an arc length of 86.34', with a radius of 3538.02', with a chord bearing of N 68°06'09" W, with a chord length of 86.34', to a point; Thence with a curve turning to the right with an arc length of 12.10', with a radius of 3538.02', with a chord bearing of N 67°18'19" W, with a chord length of 12.10', to a point; Thence with a curve turning to the right with an arc length of 117.71', with a radius of 3538.02', with a chord bearing of N 66°15'15" W, with a chord length of 117.71', to a point; Thence with a curve turning to the left with an arc length of 431.49', with a radius of 97847.83', with a chord bearing of N 65°25'39" W, with a chord length of 431.49', to a point; Thence N 27°53'04" E a distance of 30.05' to an existing iron bar at the right-of-way of Wait Avenue (Hwy98) being the common corner of Lots 2 and 3; Thence N 27°53'04" E a distance of 534.74' to an existing iron pipe; Which is the point of beginning, Containing an area of 570,714 Square Feet, 13.102 Acres.