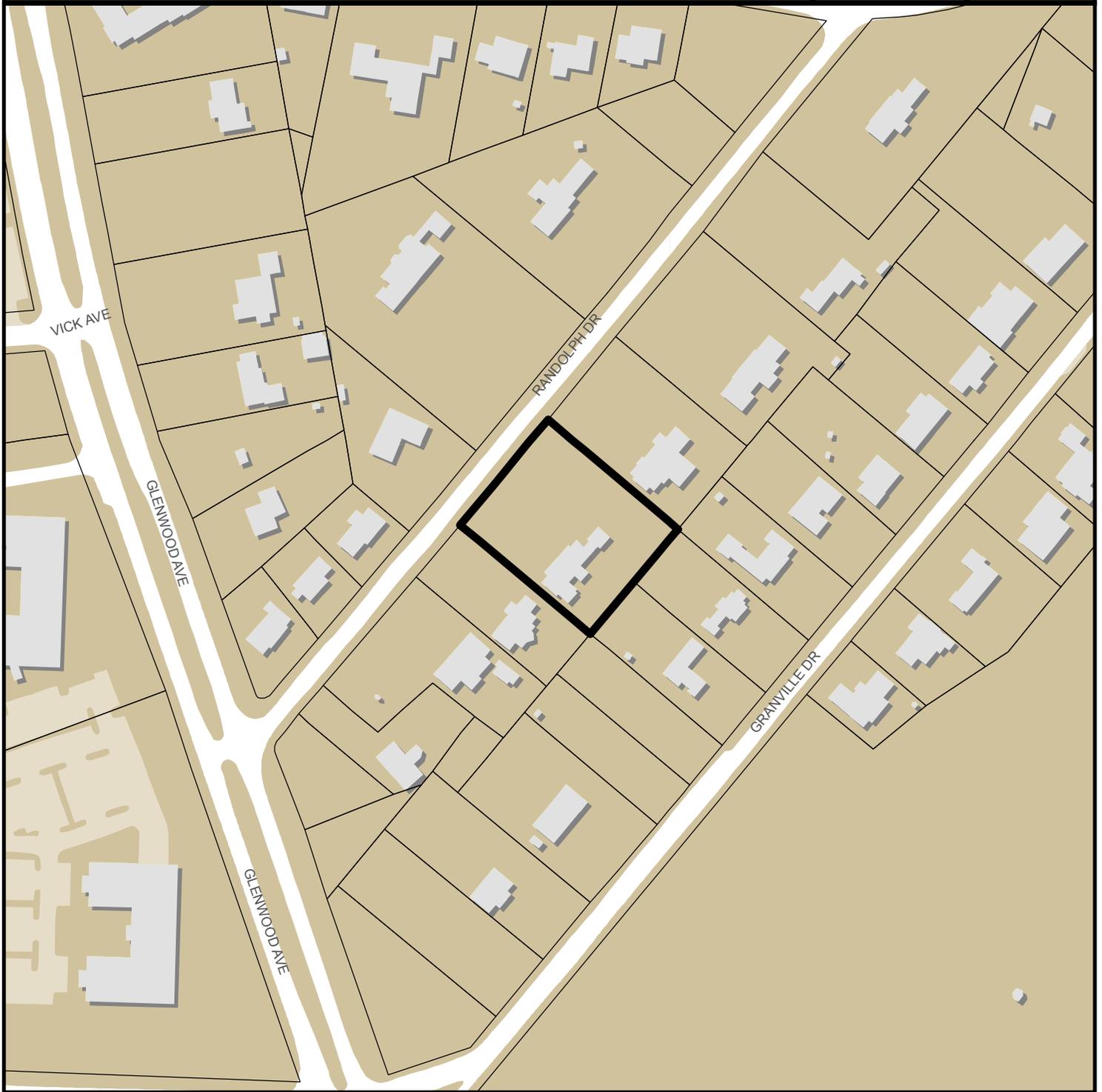


# RANDOLPH DRIVE SUBDIVISION S-49-2016



0 300 600 Feet

Zoning: **R-4**

CAC: **Glenwood**

Drainage Basin: **Crabtree Basin**

Acreage: **1.14**

Number of Lots: **3**

Planner: **Michael Walters**

Phone: **(919) 996-2636**

Applicant: **DJF Builders Inc**

Phone: **919-363-1700**



# Preliminary Subdivision Plan Application



**DEVELOPMENT  
SERVICES  
DEPARTMENT**

Development Services Customer Service Center | 1 Exchange Plaza, Suite 400 | Raleigh, NC 27601 | 919-996-2495 | cfax 919-996-1831  
Litchford Satellite Office | 8320 - 130 Litchford Road | Raleigh, NC 27601 | 919-996-4200

When submitting plans, please check the appropriate review type and include the Plan Checklist document.

*5-49-16*

<b>Office Use Only:</b> Transaction # <i>481810</i>		Project Coordinator		Team Leader <i>Walter</i>	
<b>PRELIMINARY APPROVALS</b>					
<input checked="" type="checkbox"/> Subdivision *		<input type="checkbox"/> Conventional Subdivision		<input type="checkbox"/> Compact Development	
				<input type="checkbox"/> Conservative Subdivision	
*May require City Council approval if in a Metro Park Overlay or Historic Overlay District					
If your project has been through the Due Diligence process, provide the transaction #:					
<b>GENERAL INFORMATION</b>					
Development Name <b>Randolph Drive Subdivision</b>					
Proposed Use <b>Residential Subdivision for single-family dwellings</b>					
Property Address(es) <b>3018 Randolph Drive, Raleigh NC</b>					
Wake County Property Identification Number(s) for each parcel to which these guidelines will apply:					
PIN Recorded Deed <i>0795</i> 0975.94.8836		PIN Recorded Deed		PIN Recorded Deed	
What is your project type?					
<input checked="" type="checkbox"/> Single family		<input type="checkbox"/> Townhouse		<input type="checkbox"/> Subdivision in a non-residential zoning district	
<input type="checkbox"/> Other (describe):					
<b>OWNER/DEVELOPER INFORMATION</b>					
Company Name <b>DJF Builders</b>			Owner/Developer Name <b>DJF Builders</b>		
Address <b>3716 National Drive, Suite 122</b>					
Phone <b>Raleigh NC 27612</b>		Email <b>chrissy@djfbuilder.com</b>		Fax	
<b>CONSULTANT/CONTACT PERSON FOR PLANS</b>					
Company Name <b>Blackmon Development Assoc.</b>			Contact Name <b>Chad Blackmon</b>		
Address <b>401 Aversboro Rd, Suite 100</b>					
Phone <b>919-539-3636</b>		Email <b>chadpe2@yahoo.com</b>		Fax	

**DEVELOPMENT TYPE AND SITE DATE TABLE (Applicable to all developments)**

**ZONING INFORMATION**

Zoning District(s) **R-4**

If more than one district, provide the acreage of each:

Overlay District?  Yes  No

Inside City Limits?  Yes  No

CUD (Conditional Use District) Case # Z-

COA (Certificate of Appropriateness) Case #

BOA ( Board of Adjustment) Case # A-

**STORMWATER INFORMATION**

Existing Impervious Surface	<b>10,499</b>	acres <sup>(sf)</sup>	Flood Hazard Area	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
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Proposed Impervious Surface	<b>17,235</b>	acres <sup>(sf)</sup>	Neuse River Buffer	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
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Wetlands	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
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If in a Flood Hazard Area, provide the following:

Alluvial Soils	Flood Study	FEMA Map Panel #
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**NUMBER OF LOTS AND DENSITY**

Total # of Townhouse Lots:	Detached	Attached
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Total # of Single Family Lots	<b>3</b>	Total # of All Lots	<b>3</b>
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Overall Unit(s)/Acre Densities Per Zoning Districts **2.63 units/acre**

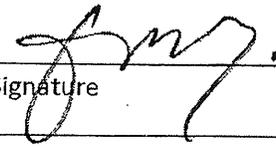
Total # of Open Space and/or Common Area Lots **3**

**SIGNATURE BLOCK (Applicable to all developments)**

In filing this plan as the property owner(s), I/we do hereby agree and firmly bind ourselves, my/our heirs, executors, administrators, successors and assigns jointly and severally to construct all improvements and make all dedications as shown on this proposed subdivision plan as approved by the City.

I hereby designate **Chad Blackmon** to serve as my agent regarding this application, to receive and respond to administrative comments, to resubmit plans on my behalf, and to represent me in any public meeting regarding this application.

I/we have read, acknowledge, and affirm that this project is conforming to all application requirements applicable with the proposed development use.

Signature		Date	<b>7.22.16</b>
Signature	_____	Date	_____



