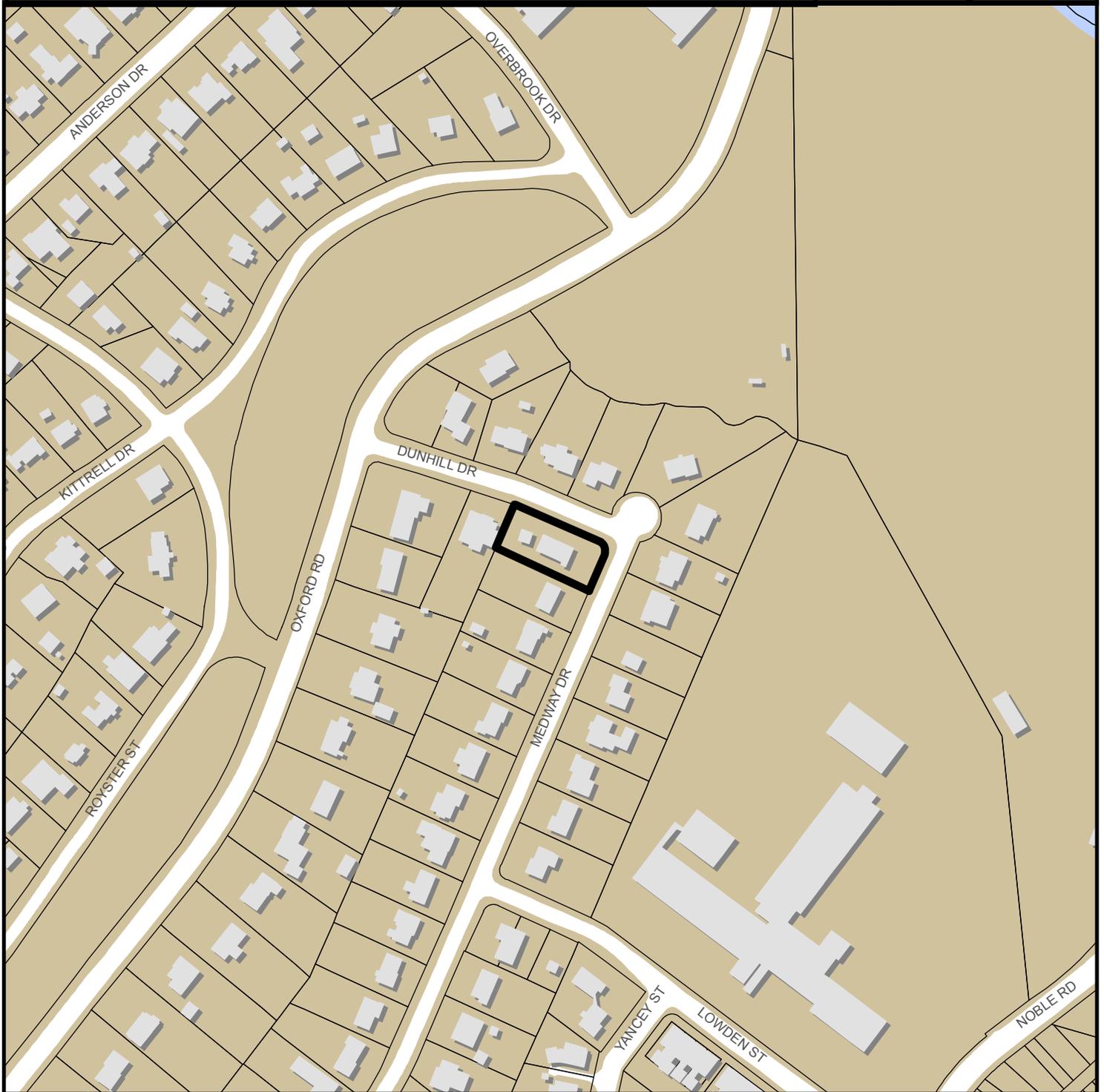
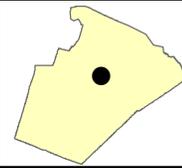


DUNHILL DRIVE SUBDIVISION S-84-2017



Zoning: **R-6**
CAC: **Five Points**
Drainage Basin: **Crabtree Creek**
Acreage: **0.35**
Number of Lots: **2**

Planner: **Daniel Stegall**
Phone: **(919) 996-2712**
Applicant: **Patti Hildreth**
Phone: **(919) 833-0830**





Administrative Approval Action

Dunhill Subdivision / S-84-17,
Transaction# 537529, AA# 3744

City of Raleigh
Development Services Department
One Exchange Plaza
Raleigh, NC 27602
(919) 996-2495
DS.help@raleighnc.gov
www.raleighnc.gov

LOCATION: This site is located at the southwest corner at the intersection of Dunhill Drive and Medway Street. The address is 2101 Dunhill Drive and the PIN Number is 1705-82-3301.

REQUEST: Subdivision of a 0.37 acre tract in to 2 single family residential lots. The site is zoned Residential-6 (R 6). The proposed zoning density is 5.6 units per acre. Lot 1 is 7,003 square feet and Lot 2 is 8,442 square feet.

**DESIGN
ADJUSTMENT(S)/
ALTERNATES, ETC:**

- A Design Adjustment has been approved for this project, noted below.
1. A Design Adjustment waiving the block perimeter requirement (UDO Section 8.3) has been approved based upon the following: a well-established street network, the subdivision does not create lots without direct street frontage (8.3.6 (D)), the site layout of existing developed properties (8.3.6 (E)(3) and the additional one lot should not affect traffic congestion or compromise safety (8.3.6 (C)).

FINDINGS: City Administration finds that this request, with the below conditions of approval being met, conforms to the Unified Development Ordinance. This approval is based on a preliminary plan submitted by Patti Hildreth of CMS Engineering. The Preliminary Subdivision plan is dated 02/19/2018.

CONDITIONS OF APPROVAL and NEXT STEPS:

Note: *This document must be applied to the second sheet of all future submittals with the exception of final plats.*

PRIOR TO THE ISSUANCE OF ANY SITE PERMITS OR APPROVAL OF CONCURRENT REVIEW PROCESS, WHICHEVER IS APPLICABLE:

ENGINEERING

1. Next Step: A right-of-way obstruction permit must be obtained from Right-of-way Services prior to the commencement of any construction activities within the right-of-way.

STORMWATER

2. Note: as adopted by TC-2-16, Section 9.2.2.A.1.b.i subject to 4.a of the Part 10A Raleigh Unified Development Ordinance, these lots are exempt from active stormwater measures and subject to further review upon placement of impervious surface areas.



Administrative Approval Action

Dunhill Subdivision / S-84-17,
Transaction# 537529, AA# 3744

City of Raleigh
Development Services Department
One Exchange Plaza
Raleigh, NC 27602
(919) 996-2495
DS.help@raleighnc.gov
www.raleighnc.gov

PRIOR TO AUTHORIZATION TO RECORD LOTS:

GENERAL

1. A demolition permit shall be issued and this building permit number be shown on all maps for recording.

ENGINEERING

2. The required right of way for proposed and/or existing streets shall be dedicated to the City of Raleigh and be shown on the map approved for recordation.
3. A 5' general utility easement and associated deed of easement shall be approved by the City and the location of the easement shall be shown on the map approved for recordation. The deed of easement shall be recorded at Wake County Register of Deeds within one (1) day of recordation of the recorded plat. A recorded copy of these documents must be provided to the Development Services Department within 14 days from authorization of lot recordation. If a recorded copy of the documents are not provided within this 14 day period, further recordings and building permit issuance may be withheld.
4. In accordance with Part 10A Section 8.1.3, a surety for incomplete public improvements at 125% of construction costs is provided to the City of Raleigh Development Services – Development Engineering program.
5. Next Step: A right-of-way obstruction permit must be obtained from Right-of-way Services prior to the commencement of any construction activities within the right-of-way.

URBAN FORESTRY

6. A Tree Impact Permit must be obtained to plant the required new street trees on the public right of way prior to lot recordation.

EXPIRATION DATES: If significant construction has not taken place on a project after preliminary subdivision approval, that approval may "sunset" and be declared void, requiring re-approval before permits may be issued. To avoid allowing this preliminary approval to "sunset", the following must take place by the following dates:

3-Year Sunset Date: 3-7-2021
Record the entire subdivision

I hereby certify this administrative decision.

Signed: (Planning Dir./Designee)

Date: 3/7/18

Staff Coordinator: Daniel L. Stegall

Design Adjustment Staff Response



**DEVELOPMENT
SERVICES
DEPARTMENT**

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

Per Section 10.2.18.C of the Unified Development Ordinance, the Development Services Director, or designee, shall consult with the heads of other City Departments regarding the review of the request. The Development Services Director, or designee, shall approve, approve with conditions or deny the request, but must do so within 60 days of the receipt of a completed application. Additional time may be necessary if a municipal or state entity is incorporated in the review process or if a detailed engineering study is submitted in conjunction with the request.

PROJECT	Project Name <u>Dunhill Subdivision</u>	Date completed Application received <u>2-2-18</u>
	Case Number <u>S-84-17</u>	Transaction Number <u>537529</u>

DEPARTMENT RESPONSE/RECOMMENDATION	Staff <u>SUPPORTS</u> the Design Adjustment based upon the findings in these applicable code:																						
	<input checked="" type="checkbox"/> UDO Art. 8.3 Blocks, Lots, Access		<input type="checkbox"/> UDO Art. 8.4 New Streets																				
	<input type="checkbox"/> UDO Art. 8.5 Existing Streets		<input type="checkbox"/> Raleigh Street Design Manual <input type="checkbox"/> Other																				
	<table border="1"> <thead> <tr> <th>DEPARTMENT</th> <th>REPRESENTATIVE SIGNATURE</th> <th>DEPARTMENT</th> <th>REPRESENTATIVE SIGNATURE</th> </tr> </thead> <tbody> <tr> <td><input type="checkbox"/> Dev. Services Planner</td> <td></td> <td><input type="checkbox"/> City Planning</td> <td></td> </tr> <tr> <td><input checked="" type="checkbox"/> Development Engineering</td> <td><i>[Signature]</i></td> <td><input type="checkbox"/> Transportation</td> <td></td> </tr> <tr> <td><input type="checkbox"/> Engineering Services</td> <td></td> <td><input type="checkbox"/> PRCR</td> <td></td> </tr> <tr> <td><input type="checkbox"/> Public Utilities</td> <td></td> <td></td> <td></td> </tr> </tbody> </table>				DEPARTMENT	REPRESENTATIVE SIGNATURE	DEPARTMENT	REPRESENTATIVE SIGNATURE	<input type="checkbox"/> Dev. Services Planner		<input type="checkbox"/> City Planning		<input checked="" type="checkbox"/> Development Engineering	<i>[Signature]</i>	<input type="checkbox"/> Transportation		<input type="checkbox"/> Engineering Services		<input type="checkbox"/> PRCR		<input type="checkbox"/> Public Utilities		
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<input type="checkbox"/> Engineering Services		<input type="checkbox"/> PRCR																					
<input type="checkbox"/> Public Utilities																							
Findings: The project location is in an existing, well connected street network. The size of the lots are prohibitive in additional roadways and pedestrian access connections internal to the project. The engineer has noted the addition of 1 lot does not negatively impact traffic or increase congestion. The City of Raleigh is planning to install sidewalk along Oxford Road to improve pedestrian access.																							

Development Services Director or Designee Action: Approve Approval with Conditions Deny

Authorized Signature *[Signature]* KENNETH W. RITCHIE, PE, MPA 2/14/2018
 DEVELOPMENT ENGINEERING MANAGER Date

*The Development Services Director may authorize a designee to sign in his/her stead. Please print name and title next to signature.

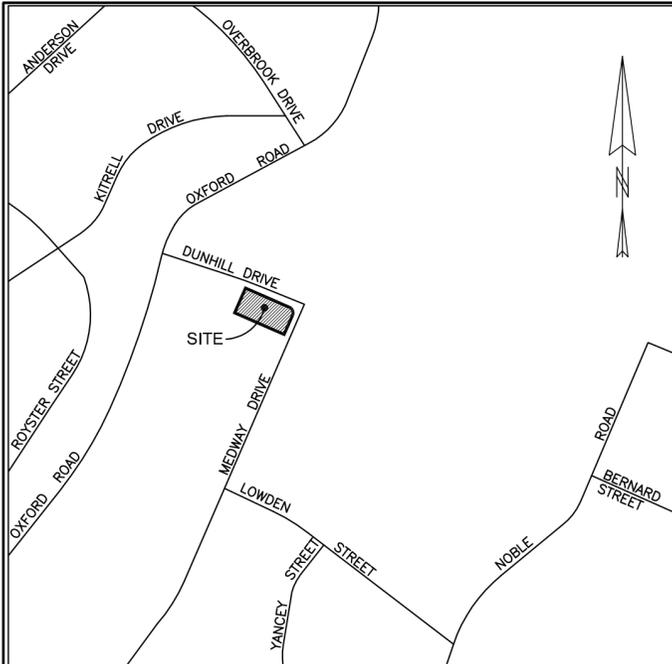
CONDITIONS	
-------------------	--

Appeal of the decision from the Development Services Director, or his or her designee, shall be made in writing within 30 days to the Board of Adjustment (see Section 10.2.18.C3b).

PRELIMINARY SUBDIVISION

2101 Dunhill Drive, Raleigh, NC

S-84-17, Transaction #537529



VICINITY MAP
SCALE: 1"=400'

INDEX OF SHEETS

TITLE.....	PS-1
SUBDIVISION & UTILITY PLAN	PS-2
STREETScape PLAN	PS-3

LEGEND

- Existing Iron Pipe
- Iron Pipe Set (Unless Otherwise Designated)
- △ Existing Concrete Monument
- Concrete Monument Set
- ✕ Property Corner
- PK Nail
- ⊕ Cable TV Box
- ⊕ Telephone Box
- ⊕ Power Box
- ⊕ Light Pole
- ⊕ Utility Pole
- ⊕ Drop Inlet
- ⊕ Storm Drainage Manhole
- ⊕ Curb Inlet
- ⊕ Water Valve
- ⊕ Fire Hydrant
- ⊕ Existing Water Meter (3/4" Service Line)
- ⊕ Proposed Water Meter (3/4" Service Line)
- ⊕ Sewer Manhole
- ⊕ Existing Sewer Clean Out (4" service line)
- ⊕ Proposed Sewer Clean Out (4" service line)

***NOTE:**
DEMO PERMIT(S) FOR THE EXISTING STRUCTURES MUST BE ISSUED AND PERMIT NUMBER(S) MUST BE SHOWN ON ALL MAPS FOR RECORDING.

CURVE	LENGTH	RADIUS	DELTA
C1	31.42'	20.00'	90°00'00"

EXISTING CONDITIONS

SCALE: 1"=30'

GRAPHIC SCALE

(IN FEET)
1 inch = 30 ft.

PRELIMINARY - NOT FOR CONSTRUCTION

2101 DUNHILL DRIVE
PRELIMINARY SUBDIVISION

RALEIGH, NC

CMS Engineering
P.O. Box 780
Knightdale, NC 27545
PHONE: (919) 833-0830
info@cmsengineering.net

F-0737

537529

Preliminary Subdivision Plan Application



Development Services Customer Service Center | Exchange Plaza, Suite 400 | Raleigh, NC 27601 | (919) 996-2495 | ext. 919-996-1811
Litchford Satellite Office | 4330 - Litchford Lane | Raleigh, NC 27603 | 919-996-0200

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

Office Use Only: Transaction # _____ Project Coordinator _____ Team Leader _____

PRELIMINARY APPROVALS

Subdivision Conventional Subdivision Compact Development 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 #:

GENERAL INFORMATION

Development Name: 2101 Dunhill Road
Proposed Use: Single Family Residential
Property Address(es): 2101 Dunhill Road

Wake County Property Identification Number(s) for each parcel to which these guidelines will apply:

Pin Recorded Deed (7/20/04-2017) _____ Pin Recorded Deed _____ Pin Recorded Deed _____

What is your project type?

Single family Townhouse Subdivision in a non-residential zoning district
 Other (describe): _____

OWNER/DEVELOPER INFORMATION

Company Name: _____ Owner/Developer Name: Michele Kling
Address: P.O. Box 32038, Raleigh, NC 27602

Phone: (919) 235-2063 Email: michelepkling@gmail.com Fax: _____

CONSULTANT/CONTACT PERSON FOR PLANS

Company Name: CMS Engineering Contact Name: Patti Hildroth
Address: P.O. Box 780, Knightdale, NC 27545

Phone: (919) 833-0830 Email: patti@cmsengineering.net Fax: _____

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

ZONING INFORMATION

Zoning District(s): R-6

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: _____ acres/sf Flood Hazard Area: Yes No

Proposed Impervious Surface: _____ acres/sf Neuse River Buffer: Yes No

Wetlands: Yes No

If in a Flood Hazard Area, provide the following:

Alluvial Soils: _____ Flood Study: _____ FEMA Map Panel # _____

NUMBER OF LOTS AND DENSITY

Total # of Townhouse Lots: Detached _____ Attached _____

Total # of Single Family Lots: 2 Total # of All Lots: 2

Overall Units/Acre Densities Per Zoning Districts

Total # of Open Space and/or Common Area Lots

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/We hereby designate CMS Engineering 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: Michele Kling Date: 11/27/2017

Signature: _____ Date: _____

Signature: _____ Date: _____

PLAN SUMMARY

WAKE CO PIN
OWNER/DEVELOPER

1705-82-3301
Michele Kling, Eric Kling
& Douglas Payjak
P.O. Box 32038
Raleigh, NC 27602
(919) 235-2063
michelepkling@gmail.com

ZONING

R-6

TOTAL AREA

0.370 AC (16,114 sf)

AREA IN R/W TO
BE DEDICATED

0.015 AC (669 sf)

NET AREA

0.355 AC (15,445)

DENSITY

5.6 UNITS/AC

MIN. LOT SIZE

6,000 SF

AVG. LOT SIZE

7,723 SF

NOTES

- BOUNDARY SURVEY PROVIDED BY TURNING POINT SURVEYING.
- CONTOURS TAKEN FROM WAKE COUNTY GIS.
- EXISTING SEWER SERVICE LOCATION TO BE FIELD VERIFIED.
- ALL CONSTRUCTION SHALL BE IN ACCORDANCE WITH CITY OF RALEIGH STANDARDS AND SPECIFICATIONS.
- DUNHILL DRIVE IS CLASSIFIED AS NEIGHBORHOOD YIELD AND RIGHT OF WAY WILL BE DEDICATED TO 1/2 OF 55'.
- MEDWAY STREET IS CLASSIFIED AS NEIGHBORHOOD YIELD AND RIGHT OF WAY WILL BE DEDICATED TO 1/2 OF 55'.
- ALL NEW DRIVEWAY LOCATIONS WILL BE DETERMINED AND PERMITTED AT SITE PLAN APPROVAL PER CITY OF RALEIGH STANDARDS.
- A FEE-IN-LIEU WILL BE PAID FOR 274' OF 6' SIDEWALK.
- SOLID WASTE SERVICE WILL BE PROVIDED AT PUBLIC STREET BY INDIVIDUAL 96-GALLON STANDARD CITY OF RALEIGH RESIDENTIAL SOLID WASTE CART PER CITY OF RALEIGH SOLID WASTE DESIGN MANUAL.
- A SURETY EQUAL TO 125% OF THE COST OF DEVELOPMENT FOR INCOMPLETE PUBLIC IMPROVEMENTS, INCLUDING STREETScape TREES, WILL BE POSTED WITH THE CITY PRIOR TO RECORDING LOTS.
- PER SECTION 9.1 OF THE UDO, THIS PROJECT IS EXEMPT FROM CITY OF RALEIGH TREE CONSERVATION REQUIREMENTS.
- PER UDO SEC. 9.2.2.A.2.b, THIS SITE IS EXEMPT FROM STORMWATER REGULATIONS EXCEPT THE FOLLOWING: PER UDO 9.2.2.A.4.a (TC-02-16) THE MAXIMUM IMPERVIOUS AREA PER LOT (51%) IS AS FOLLOWS:

LOT 1	3,572 SF
LOT 2	4,305 SF

S-84-17
TRANS#537529

REVISIONS

12.20.17 PER
COR 1ST REVIEW
01/22/18 ADJ
SW
02/19/18
REMOVE SW

TITLE & EXISTING CONDITIONS

DWG NAME:
2101DUNHILL R2

DRAWN:
PDH

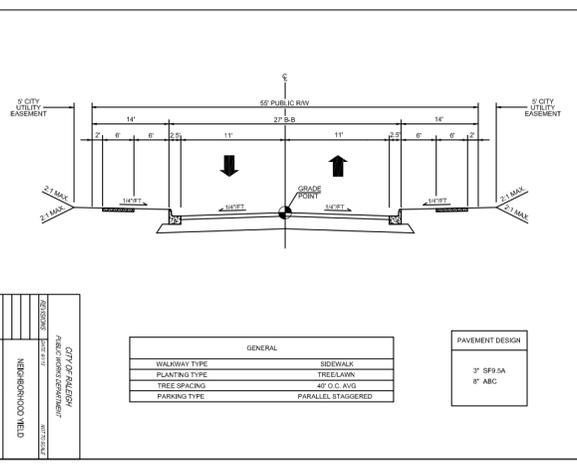
CHECKED:
CMS

DATE:
11/28/17

DATE ISSUED:
02/19/18

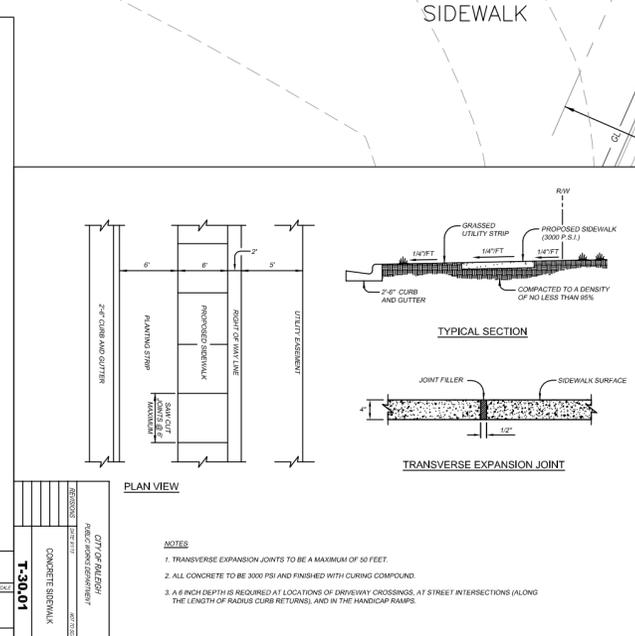
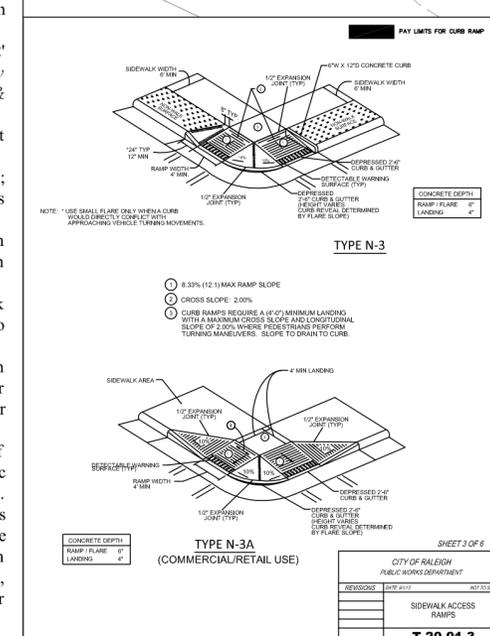
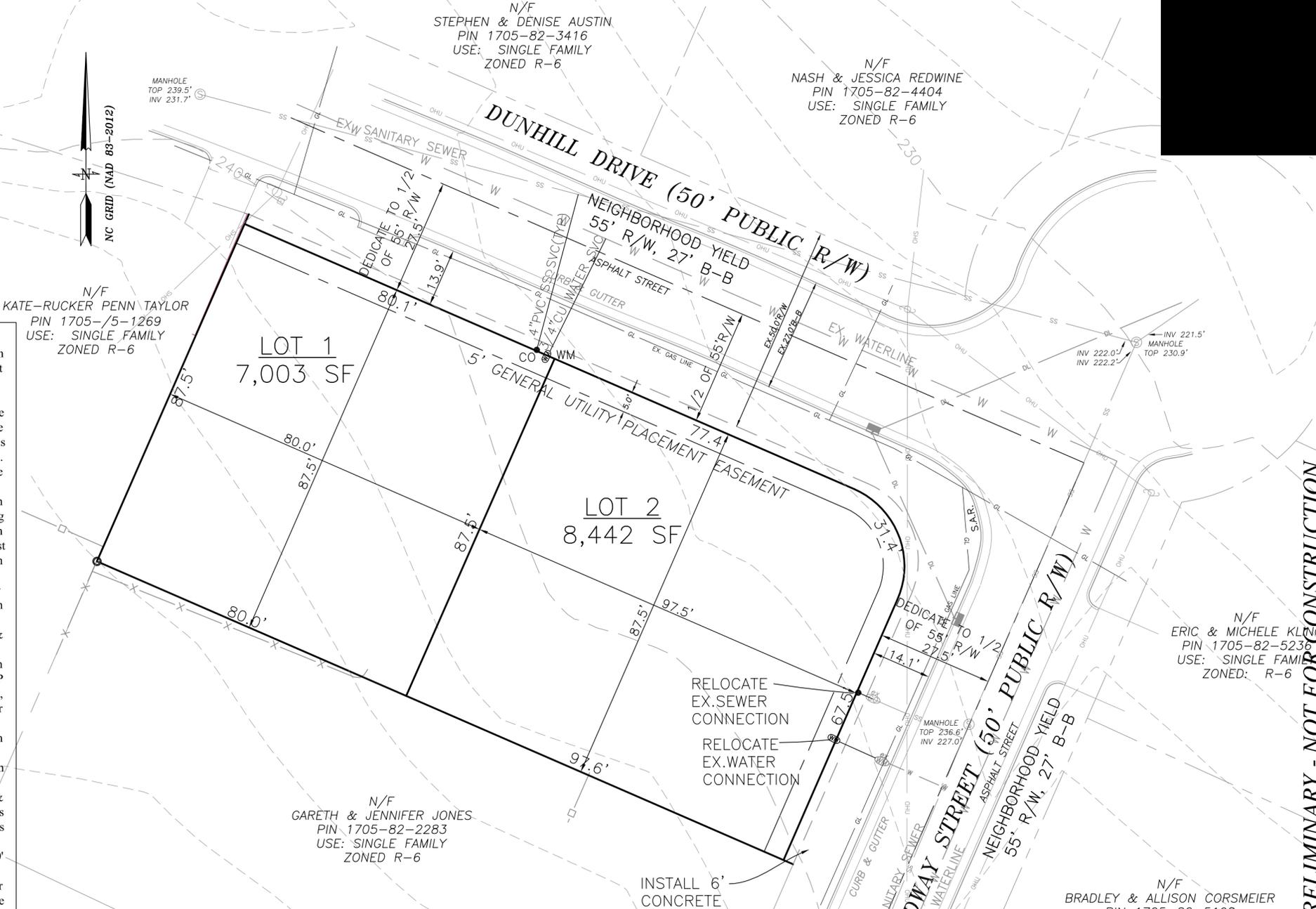
SCALE: AS SHOWN

PS-1



STANDARD UTILITY NOTES (as applicable):

- All materials & construction methods shall be in accordance with City of Raleigh design standards, details & specifications (reference: CORPUD Handbook, current edition)
- Utility separation requirements:
 - A distance of 100' shall be maintained between sanitary sewer & any private or public water supply source such as an impounded reservoir used as a source of drinking water. If adequate lateral separation cannot be achieved, ferrous sanitary sewer pipe shall be specified & installed to waterline specifications. However, the minimum separation shall not be less than 25' from a private well or 50' from a public well
 - When installing water &/or sewer mains, the horizontal separation between utilities shall be 10'. If this separation cannot be maintained due to existing conditions, the variation allowed is the water main in a separate trench with the elevation of the water main at least 18" above the top of the sewer & must be approved by the Public Utilities Director. All distances are measured from outside diameter to outside diameter
 - Where it is impossible to obtain proper separation, or anytime a sanitary sewer passes over a watermain, DIP materials or steel encasement extended 10' on each side of crossing must be specified & installed to waterline specifications
 - 5.0' minimum horizontal separation is required between all sanitary sewer & storm sewer facilities, unless DIP material is specified for sanitary sewer
 - Maintain 18" min. vertical separation at all watermain & RCP storm drain crossings; maintain 24" min. vertical separation at all sanitary sewer & RCP storm drain crossings. Where adequate separations cannot be achieved, specify DIP materials & a concrete cradle having 6" min. clearance (per CORPUD details W-41 & S-49)
 - All other underground utilities shall cross water & sewer facilities with 18" min. vertical separation required
- Any necessary field revisions are subject to review & approval of an amended plan &/or profile by the City of Raleigh Public Utilities Department prior to construction
- Contractor shall maintain continuous water & sewer service to existing residences & businesses throughout construction of project. Any necessary service interruptions shall be preceded by a 24 hour advance notice to the City of Raleigh Public Utilities Department
- 3.0' minimum cover is required on all water mains & sewer forcemains. 4.0' minimum cover is required on all reuse mains
- It is the developer's responsibility to abandon or remove existing water & sewer services not being used in redevelopment of a site unless otherwise directed by the City of Raleigh Public Utilities Department. This includes abandoning tap at main & removal of service from ROW or easement per CORPUD Handbook procedure
- Install 3/4" copper* water services with meters located at ROW or within a 2'x2' Waterline Easement immediately adjacent. **NOTE: it is the applicant's responsibility to properly size the water service for each connection to provide adequate flow & pressure**
- Install 4" PVC* sewer services @ 1.0% minimum grade with cleanouts located at ROW or easement line & spaced every 75 linear feet maximum
- Pressure reducing valves are required on all water services exceeding 80 psi; backwater valves are required on all sanitary sewer services having building drains lower than 1.0' above the next upstream manhole
- All environmental permits applicable to the project must be obtained from NCDWQ, USACE &/or FEMA for any riparian buffer, wetland &/or floodplain impacts (respectively) prior to construction.
- NCDOT / Railroad Encroachment Agreements are required for any utility work (including main extensions & service taps) within state or railroad ROW prior to construction
- Grease Interceptor / Oil Water Separator sizing calculations & installation specifications shall be approved by the CORPUD FOG Program Coordinator prior to issuance of a Building Permit. Contact Tim Beasley at (919) 250-7825 or timothy.beasley@raleighnc.gov for more information
- Cross-connection control protection devices are required based on degree of health hazard involved as listed in Appendix-B of the Rules Governing Public Water Systems in North Carolina. These guidelines are the minimum requirements. The devices shall meet American Society of Sanitary Engineering (ASSE) standards or be on the University of Southern California approval list. The devices shall be installed and tested (both initial and periodic testing thereafter) in accordance with the manufacturer's recommendations or the local cross-connection control program, whichever is more stringent. Contact Joanie Helvey at (919) 212-5923 or joanie.hartley@raleighnc.gov for more information

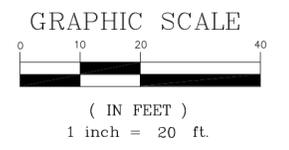


RIGHT-OF-WAY DEDICATION

- RIGHT-OF-WAY DEDICATION ALONG 260' OF ROAD FRONTAGE
- APPROXIMATE AREA OF RIGHT-OF-WAY DEDICATION = 669 SF = 0.015 AC

FEE-IN-LIEU

- PAY FEE-IN-LIEU FOR 274' OF 6' SIDEWALK.



PRELIMINARY - NOT FOR CONSTRUCTION

CMS Engineering P.O. Box 780 Knightdale, NC 27545 PHONE: (919) 833-0830 info@cmsengineering.net	F-0737	2101 DUNHILL DRIVE PRELIMINARY SUBDIVISION	RALEIGH, NC
		REVISIONS 12.20.17 PER COR 1ST REVIEW 01/22/18 ADJ SW 02/19/18 REMOVE SW	SUBDIVISION & UTILITY PLAN
DWG NAME: 2101DUNHILL R2		DRAWN: PDH	
CHECKED: CMS		DATE: 11/28/17	
DATE ISSUED: 02/19/18		SCALE: 1"=20'	
PS-2		537529	

CMS Engineering
 P.O. Box 780
 Knightdale, NC 27545
 PHONE: (919) 833-0830
 info@cmsengineering.net

F-0737

2101 DUNHILL DRIVE
 PRELIMINARY SUBDIVISION
 RALEIGH, NC

PRELIMINARY - NOT FOR CONSTRUCTION

REVISIONS
12.20.17 PER COR 1ST REVIEW
01/22/18 ADJ SW
02/19/18 REMOVE SW

STREETSCAPE PLAN

DWG NAME:	2101DUNHILL R2
DRAWN:	PDH
CHECKED:	CMS
DATE:	11/28/17
DATE ISSUED:	02/19/18
SCALE:	1"=20'

PS-3

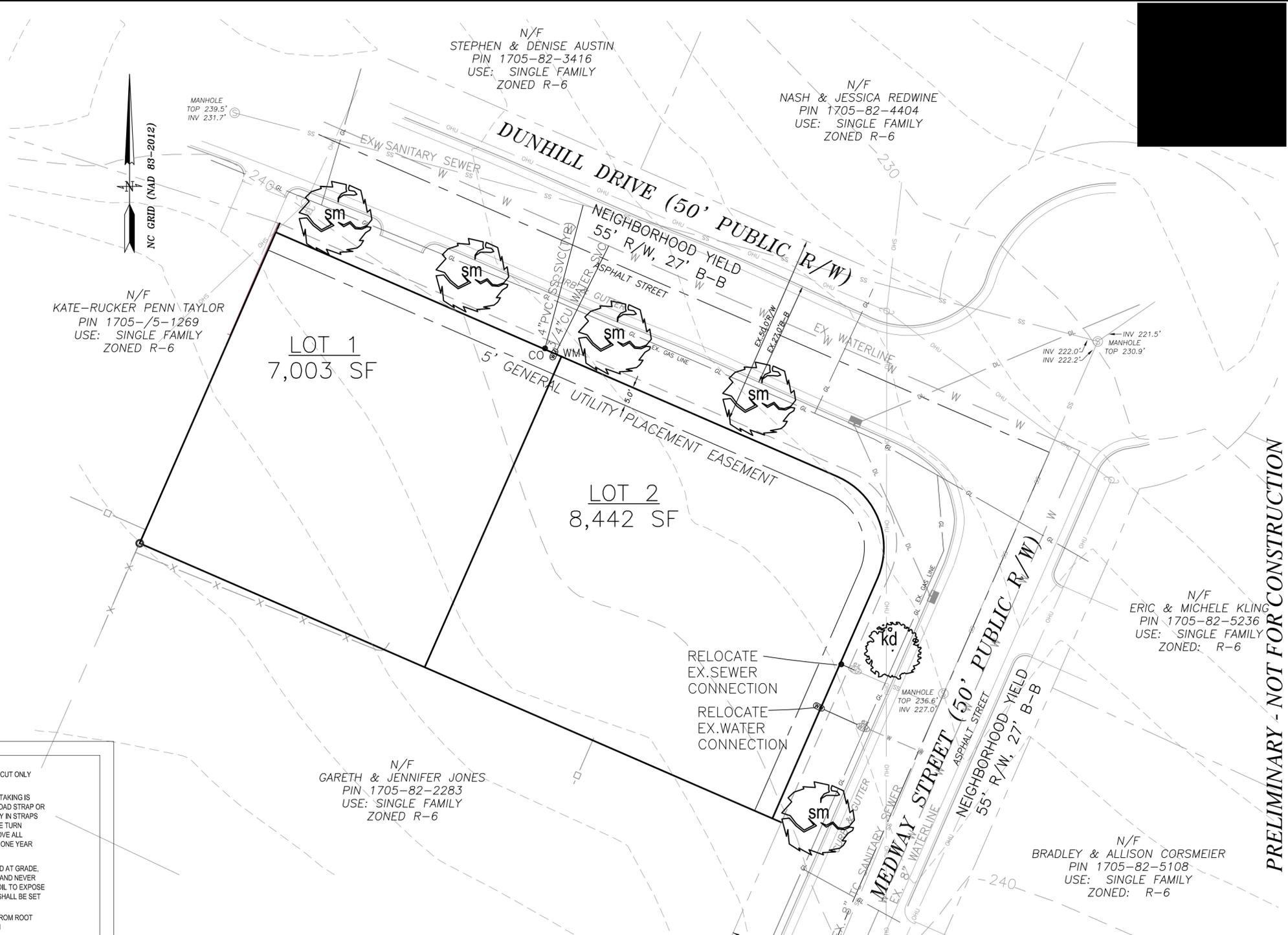
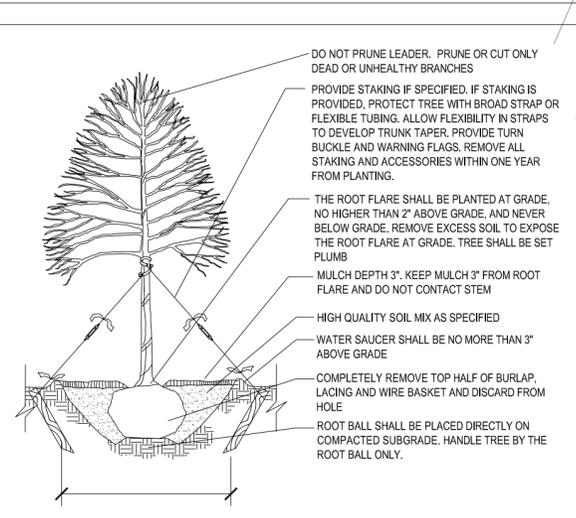


Table 1. Guidelines for Proximity from Center of Tree to Infrastructure

Minimum Distance from Walks, Curbs and Utilities	
Sidewalk	2'
Back of curb	2'
Driveways	10'
Structures	10'
Manholes and catch basins	10'
Fire hydrants	10'
Water meters and other utility boxes	5'
Traffic signs	10'
Stop signs	30'
Light poles	20'
Other trees	15'

Table 1. Continued Buried Utility Lines that Traverse the Planting Strip

Water & sewer	10'
Sewer easements	Planting prohibited
All other services	10'



- NOTES:
- 3 X ROOTBALL DIAMETER' CONTRACTOR IS RESPONSIBLE FOR ADEQUATE DRAINAGE OF ALL PLANTING PITS. (POSITIVE DRAINAGE AWAY FROM PIT)
 - ADHERE TO STANDARDS IN THE CITY TREE MANUAL.
 - STREET TREES MUST BE 3" CALIPER AT INSTALLATION WITH A 5' MINIMUM FIRST BRANCH HEIGHT.
 - PLANTING SEASON OCTOBER - APRIL.
 - A TREE IMPACT PERMIT IS REQUIRED.
 - ELECTRICAL OUTLETS AND OTHER UTILITIES ARE PROHIBITED IN THE PLANTING AREA IMMEDIATELY SURROUNDING THE TREE.

CONTACT INFORMATION:
 CITY OF RALEIGH PARKS, RECREATION AND CULTURAL RESOURCES DEPARTMENT URBAN FORESTER:
 TREES@RALEIGHNC.GOV
 WWW.RALEIGHNC.GOV

CITY OF RALEIGH PARKS, RECREATION AND CULTURAL RESOURCES DEPT	
REVISIONS	DATE
TREE PLANTING DETAIL	
PRCR-03	

NOTES:

- ALL STREET TREE INSTALLATION AND MAINTENANCE WILL COMPLY WITH CITY OF RALEIGH STREET DESIGN MANUAL SECTIONS 6.18.1 AND 6.18.2.
- UNDERSTORY STREET TREES SHALL BE PLANTED AT A SPACING OF 20' ON CENTER & SHALL BE SINGLE STEM.
- A TREE IMPACT PERMIT IS REQUIRED PRIOR TO ISSUANCE OF BUILDING PERMITS.
- STREET TREES SHALL BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH THE REQUIREMENTS OF CHAPTER 2 OF THE RALEIGH CITY TREE MANUAL.
- A TREE IMPACT PERMIT IS REQUIRED PRIOR TO SUBDIVISION TO PLANT STREET TREES IN THE PUBLIC RIGHT-OF-WAY.

NEW TREES PLANT LEGEND:

QUANTITY	COMMON NAME	BOTANICAL NAME	SIZE
5	SUGAR MAPLE	Acer Saccharum	3" - CAL., 10' - 12'HT, B&B
1	KOUSA DOGWOOD	Cornus kausa	1.5" CAL. 6' -8'HT. SINGLE STEM B&B

STREETSCAPE YARD:

DUNHILL ROAD	
RESIDENTIAL STREET FRONAGE	157'
STREETSCAPE WIDTH	6'
TREES REQUIRED	157/40' = 3.9 > 4
TREES PROVIDED	4
MEDWAY STREET	
RESIDENTIAL STREET FRONTAGE	79'
STREETSCAPE WIDTH	6'
TREES REQUIRED	79/40' = 2
TREES PROVIDED	2

