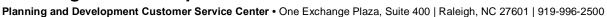
Preliminary Subdivision Application

Planning and Development





INSTRUCTIONS: This form is used when submitting a Preliminary Subdivision (UDO Section 10.2.5). Please check the appropriate review type and include the plan checklist document. Please email all documents and your preliminary subdivision plans to SiteReview@raleighnc.gov.

	DEVELOPMENT TYPE (UDO Section 2.1.2)					
X Conver	ntional Subdivision	Comp	pact Development	Co	nservation Development	Cottage Court
NOTE: Subdiv	NOTE: Subdivisions may require City Council approval if in a Metro Park Overlay or Historic Overlay District				rlay District	
			GENERAL INFOR	RMATIO	N	
Scoping/sketch plan case number(s):						
Development r	Development name (subject to approval):					
Property Addre	Property Address(es):					
Recorded Deed PIN(s):						
What is your	Single	e family	Townhou	use		Attached houses
project type?	Apart	ment	Non-resi	dential	Other:	
	CURRE	NT DDO	DEDTY OWNED/DE		ER INFORMATION	
					en submitting this form	
Company:			Owner/Developer			
Address:			1			
Phone #:	Phone #: Email:					
APPLICANT INFORMATION						
Company:	Company: Contact Name and Title:					
	Address:					
Phone #:			Email:			

Continue to page 2 >>

Page **1** of **2** REVISION 02.19.21

DEVELOPMENT TYPE + SITE DATE TABLE (Applicable to all developments)					
ZONING INFORMATION					
Gross site acreage:					
Zoning districts (if more than one, provide acreage of each):					
Overlay district:	Inside City limits? Yes No				
Conditional Use District (CUD) Case # Z-	Board of Adjustment (BOA) Case # A-				
STORMWATER	RINFORMATION				
Existing Impervious Surface: Acres: Square Feet:	Proposed Impervious Surface: Acres: Square Feet:				
Neuse River Buffer Yes No	Wetlands Yes No				
Is this a flood hazard area? Yes No If yes, please provide the following: Alluvial soils: Flood study: FEMA Map Panel #:					
NUMBER OF LO	TS AND DENSITY				
Total # of townhouse lots: Detached	Attached				
Total # of single-family lots:					
Proposed density for each zoning district (UDO 1.5.2.F):					
Total # of open space and/or common area lots:					
Total # of requested lots:					
SIGNATUR	RE BLOCK				
The undersigned indicates that the property owner(s) is aware of this application and that the proposed project described in this application will be maintained in all respects in accordance with the plans and specifications submitted herewith, and in accordance with the provisions and regulations of the City of Raleigh Unified Development Ordinance. I, will serve as the agent regarding this application, and will receive					
and respond to administrative comments, resubmit plans and applicable documentation, and will represent the property owner(s) 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. I acknowledge that this application is subject to the filing calendar and submittal policy, which states applications will expire after 180 days of inactivity.					
Signature: Date:					
Printed Name:					
Signature:	Date:				

Please email your completed application to SiteReview@raleighnc.gov.

Printed Name:

Page 2 of 2 REVISION 02.19.21

INDEX OF SHEETS

RECORDED PLAT (1 OF 2)

RECORDED PLAT (2 OF 2)

DEMOLITION PLAN

TCA EXHIBIT

EXISTING CONDITIONS PLAN

OVERALL SUBDIVISION PLAN

LOT AND EASEMENT PLAN

UTILITY PLAN - NORTH SITE

UTILITY PLAN - SOUTH SITE

LANDSCAPE PLAN

LANDSCAPE DETAILS

SUBDIVISION PLAN - NORTH SITE

SUBDIVISION PLAN - SOUTH SITE

GRADING AND STORM DRAINAGE PLAN

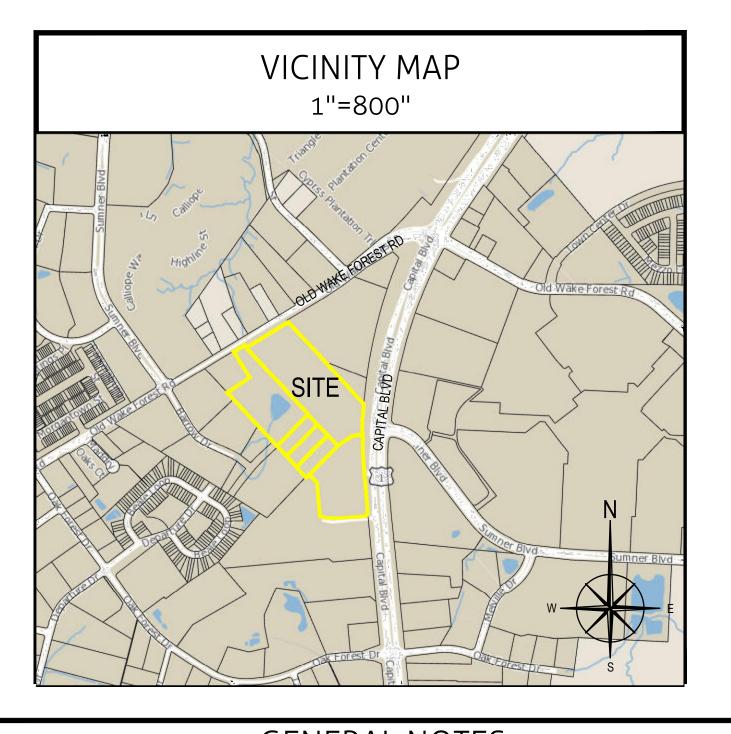
Sheet Number | Sheet Title

PRELIMINARY SUBDIVISION REVIEW FOR

JOHNSON LEXUS SUBDIVISION

5839 CAPITAL BLVD, RALEIGH, NC SUB-0014-2021

1ST SUBMITTAL: FEBRUARY 26, 2021 2ND SUBMITTAL: MAY 21, 2021 3RD SUBMITTAL: JANUARY 22, 2022 4TH SUBMITTAL: MARCH 21, 2022



GENERAL NOTES

- ALL CONSTRUCTION AND MATERIALS SHALL BE IN ACCORDANCE WITH CITY OF RALEI AND NCDOT STANDARDS AND SPECIFICATIONS IF APPLICABLE.
 THE CONTRACTOR SHALL OBTAIN A RIGHT-OF-WAY PERMIT FOR ANY WORK WHICH REQUIRES THE CLOSURE OF A TRAVEL LANE(S), PARKING SPACE, OR SIDEWALK FROM
- RIGHT-OF-WAY SERVICES AT LEAST 48 HOURS IN ADVANCE.

 3. IF CONSTRUCTION PLANS FOR PUBLIC AND PRIVATE STREETS OR UTILITIES SHOWN ON THIS PLAN ARE REQUIRED, THEY MUST BE APPROVED BY THE PUBLIC WORKS DEPARTMENT AND PUBLIC UTILITIES DEPARTMENT PRIOR TO ISSUANCE OF PERMITS OR RECORDING OF ANY PLAT FOR THIS DEVELOPMENT.
- 4. FIELD ADJUSTMENTS TO THIS PLAN MAY BE REQUIRED BY CITY OF RALEIGH INSPECTOR AS NEEDED DURING CONSTRUCTION.
 5. ALL SURVEY INFORMATION PROVIDED TO WITHERSRAVENEL, RALEIGH, NORTH CAROLINA
- OFFICE BY CARY, NORTH CAROLINA OFFICE IN DIGITAL FORMAT AND SUPPLEMENTAL INFORMATION WAS OBTAINED FROM WAKE COUNTY GIS.

 6. ALL PROPOSED CURB AND GUTTER WITHIN PUBLIC RIGHT OF WAY SHOWN ON PLANS TO BE
- ALL PROPOSED CURB AND GUTTER WITHIN PUBLIC RIGHT OF WAY SHOWN ON PLANS TO 30" CITY OF RALEIGH STANDARD CONCRETE CURB AND GUTTER, AND ALL OTHER PROPOSED CURB AND GUTTER TO BE 24" CONCRETE CURB AND GUTTER UNLESS OTHERWISE STATED ON PLANS.
 ALL DIMENSIONS SHOWN ARE TO BACK OF CURB LINESS OTHERWISE STATED ON PLAN
- ALL DIMENSIONS SHOWN ARE TO BACK OF CURB, UNLESS OTHERWISE STATED ON PLANS.
 WITHIN THE SIGHT TRIANGLES SHOWN ON THIS PLAN, NO OBSTRUCTION BETWEEN 2 FEET AND 8 FEET IN HEIGHT ABOVE THE CURB LINE ELEVATION SHALL BE LOCATED IN WHOLE OR PART. OBSTRUCTIONS INCLUDE BUT ARE NOT LIMITED TO ANY BERM, FOLIAGE, FENCE, WALL, SIGN, OR PARKED VEHICLE.
- UNLESS NOTED, ACCESS ROUTE FOR EMERGENCY VEHICLES SHALL PROVIDE AN INSIDE TURNING RADIUS OF 28' MINIMUM.
- ALL HVAC UNITS SHALL BE SCREENED FROM VIEW OF THE PUBLIC RIGHT OF WAY.
 CONTRACTOR TO FIELD LOCATE AND VERIFY ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION AND REPORT ANY DISCREPANCIES TO LANDSCAPE ARCHITECT PRIOR TO
- ANY CONSTRUCTION ACTIVITIES. CONTACT NC ONE AT 811 FOR FIELD LOCATION OF UNDERGROUND UTILITIES.

 12. HANDICAP PARKING SPACE(S) AND HC ACCESS AISLE(S) SHALL BE NO GREATER THAN TWO
- PERCENT (2%) PITCH IN ANY DIRECTION(S) AS PER ADA STANDARDS.

 13. PROVIDE SIGNAGE AND STRIPING OF HANDICAP SPACES AS PER ADA STANDARDS.

 14. ALL RETAINING WALLS GREATER THAN 30" IN HEIGHT TO INCLUDE SAFETY RAIL OR FENCE. NO RETAINING WALLS ARE PERMITTED IN THE RIGHT-OF-WAY UNLESS APPROVED BY

- 15. THE MINIMUM CORNER CLEARANCE FROM THE CURB LINE OF INTERSECTING STREE SHALL BE AT LEAST 50 FEET FROM THE POINT OF TANGENCY OF THE CURB FOR MIXED-USE/COMMERCIAL DRIVEWAY. NO DRIVEWAYS SHALL ENCROACH ON THIS MINIMUM CORNER CLEARANCE.
- 16. WC ACCESS RAMPS WILL BE PROVIDED IN ACCORDANCE WITH CITY OF RALEIGH PUBLIC WORKS DEPARTMENT STANDARDS, PROWAG STANDARDS AND ADAAG SPECIFICATIONS
- 17. ALL RAMPS AND HANDRAILS SHALL BE CONFORM TO ANSI STANDARDS.
 18. ALL ABOVE GROUND UTILITY DEVICES (TO INCLUDE BUT NOT LIMITED TO TELEPHONE AND CARLE PEDESTALS FLECTRICAL TRANSFORMERS. BACKFLOW DEVICE HOTBOX, ETC) SHALL
- 19. ALL SIDEWALKS MUST BE ACCESSIBLE TO PERSONS WHO ARE BLIND, HAVE LOW VISION AND PEOPLE WITH MOBILITY DISABILITIES. PEDESTRIAN EXISTING ROUTES AND ALTERNATE PEDESTRIAN ROUTES DURING CONSTRUCTION WILL BE REQUIRED TO BE COMPLIANT WITH THE PUBLIC RIGHTS OF WAY ACCESSIBILITY GUIDELINES (PPOWAG), 2010 ADA STANDARDS FOR ACCESSIBLE DESIGN AND THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).

BE SCREENED FROM OFE-SITE VIEW BY EVERGREEN SHRUBS FENCE OR WALL

- 20. IF UNFORESEEN CONDITIONS DEVELOP DURING CONSTRUCTION, REFER TO "CITY OF RALEIGH STREET DESIGN MANUAL" AND CONTACT PUBLIC WORKS DEPARTMENT FOR
- 21. PRIOR TO START OF CONSTRUCTION, THE CONTRACTOR SHALL SCHEDULE A PRE-CONSTRUCTION MEETING WITH THE CITY OF RALEIGH PUBLIC WORKS DEPARTMENT / TRANSPORTATION FIELD SERVICES STAFF TO REVIEW THE SPECIFIC COMPONENTS OF THE PLAN AND OPERATION OF THESE FACILITIES DURING CONSTRUCTION. CONTACT ENGINEERING INSPECTIONS AT 919.996.2409 TO SET UP THE MEETING.
- 22. THE CONTRACTOR SHALL CONDUCT THE WORK IN A SAFE MANNER AND WITH A MINIMUM AMOUNT OF INCONVENIENCE TO TRAFFIC.23. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL TRAFFIC CONTROL AND SHALL ADHERE
- TO THE PROVISIONS OF THE MUTCD (MOST CURRENT EDITION).

 24. ANY TEMPORARY STREET CLOSURE MUST BE SUBMITTED A MINIMUM OF 2 WEEKS PRIOR TO
- THE START OF WORK. SEE " RIGHT-OF-WAY CLOSURES" ON WWW.RALEIGHNC.GOV.
 COMPLETE AND SEND THE RIGHT-OF-WAY OBSTRUCTION PERMIT TO
 RIGHTOFWAYSERVICES@RALEIGHNC.GOV.

 25. PRIOR TO CONSTRUCTION BEGINNING, ALL SIGNAGE AND TRAFFIC CONTROL SHALL BE IN

SOLID WASTE INSPECTION STATEMENT

NO CHANGES TO EXISTING SOLID WASTE SERVICES ARE PROPOSED.

FIRE DEPARTMENT NOTES

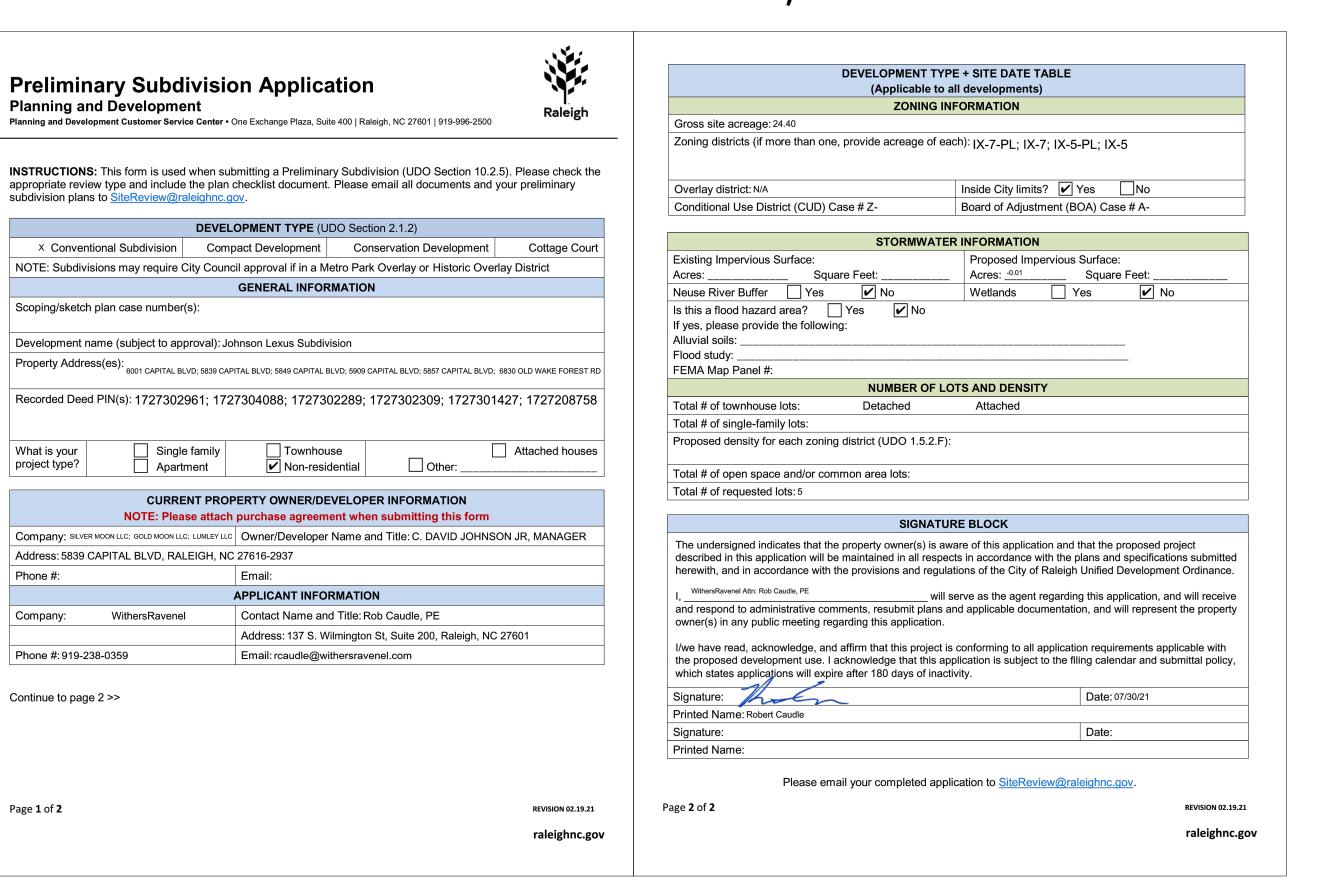
1. NO CHANGES TO EXISTING FIRE PROTECTION ARE PROPOSED.

RIGHT-OF-WAY OBSTRUCTION NOTES

1. STREET, LANE, AND SIDEWALK CLOSURES OR DETOURS: PRIOR TO ANY WORK THAT IMPACTS THE RIGHT-OF-WAY OR CLOSING OF ANY STREET, LANE, OR SIDEWALK, THE CONTRACTOR MUST APPLY FOR A PERMIT WITH RIGHT-OF-WAY SERVICES.

A PERMIT REQUEST WITH A TRAFFIC CONTROL AND/OR PEDESTRIAN PLAN SHALL BE SUBMITTED TO RIGHTOFWAYSERVICES@RALEIGHNC.GOV AT WWW.RALEIGHNC.GOV KEYWORD

- 3. PRIOR TO THE START OF WORK, THE CLIENT SHALL SCHEDULE A PRE-CONSTRUCTION MEETING WITH THE ENGINEERING INSPECTIONS COORDINATOR TO REVIEW THE SPECIFIC COMPONENTS
- PRIOR TO THE START OF WORK, THE CLIENT SHALL SCHEDULE A PRE-CONSTRUCTION MEETING WITH THE ENGINEERING INSPECTIONS COORDINATOR TO REVIEW THE SPECIFIC COMPONENT OF THE APPROVED PLAN, AND ENSURE ALL PERMITS ARE ISSUED.
- 4. THE CITY OF RALEIGH REQUIRES AN APPROVED RIGHT-OF-WAY OBSTRUCTION PERMIT FOR WORK ON ANY PUBLIC STREET OR SIDEWALK AND NCDOT ROAD WITHIN RALEIGH'S JURISDICTION
 5. ALL TRAFFIC CONTROL SIGNAGE AND PRACTICES SHALL ADHERE TO THE MANUAL ON UNIFORM TRAFFIC CONTROL, AND THE LATEST EDITION OF THE NCDOT "STANDARD SPECIFICATION FOR ROADWAY STRUCTURES", NCDOT "ROADWAY STANDARD DRAWING MANUAL", AND THE NCDOT SUPPLEMENT TO THE MUTCD.
- 6. ALL PUBLIC SIDEWALKS MUST BE ACCESSIBLE TO PEDESTRIANS WHO ARE VISUALLY IMPAIRED AND/OR PEOPLE WITH MOBILITY CONCERNS. EXISTING AND ALTERNATIVE PEDESTRIAN ROUTE DURING CONSTRUCTION SHALL BE REQUIRED TO BE COMPLIANT WITH THE PUBLIC RIGHTS OF WAY ACCESSIBILITY GUIDELINES (PROWAG), THE ADA STANDARDS FOR ACCESSIBLE DESIGN AND THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).
- ALL PERMITS MUST BE AVAILABLE AND VISIBLE ON SITE DURING THE OPERATION.



Johnson Lexus of Raleigh 5839 CAPITAL BLVD, RALEIGH, NC 27616 PHONE: (919) 436-3916 FAX: N/A EMAIL:

PREPARED BY:

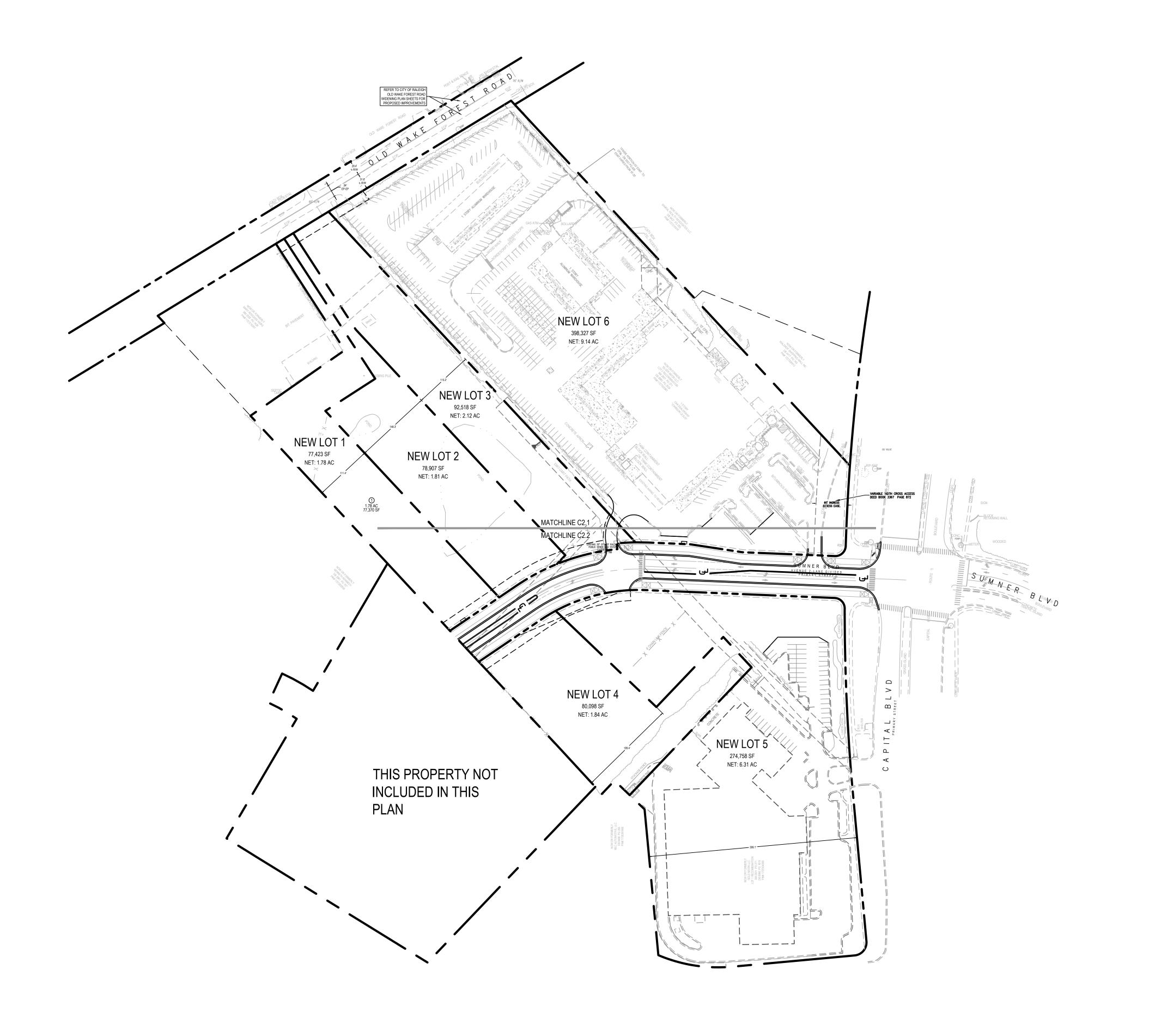
DEVELOPER/OWNER

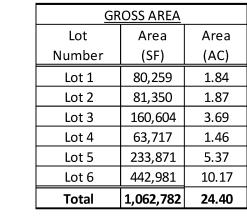


137 S Wilmington Street | Suite 200 | Raleigh, NC 27601 | t: 919.469.3340 | license #: C-0832 | www.withersravenel.com

	LEGEND	
<u>EXISTING</u>		PROPOSED
PP O IPS O IPF O S	FIRE HYDRANT POWER POLE IRON PIPE SET IRON PIPE FOUND CALCULATED POINT WATER VALVE CATCH BASIN SANITARY MANHOLE	※ ■
OHE — SS —	BLOW OFF VALVE PROJECT BOUNDARY LINE ADJACENT PROPERTY LINE RIGHT OF WAY OVERHEAD ELECTRIC LINE SANITARY SEWER LINE STORM DRAINAGE LINE	E
— — W — — W — — — — — — — — — — — — — —	WATER LINE MAJOR CONTOUR LINE MINOR CONTOUR LINE	W 405







<u>NET AREA</u>		
Lot	Area	Area
Number	(SF)	(AC)
Lot 1	77,423	1.78
Lot 2	78,907	1.81
Lot 3	92,518	2.12
Lot 4	80,098	1.84
Lot 5	274,758	6.31
Lot 6	398,327	9.14
ROW DEDICATION	60,751	1.39
Total	1,062,782	24.40

OVERALL SUBDIVISION PL

JOHNSON LEXUS PRELIMINARY SUBDIVISION

No. 09190161 Drawn By
te 2/26/2021 Designer

PRELIMINARY
NOT APPROVED FOR
CONSTRUCTION

Revisions

COR COMMENTS 05/21/2:

COR COMMENTS 06/17/22

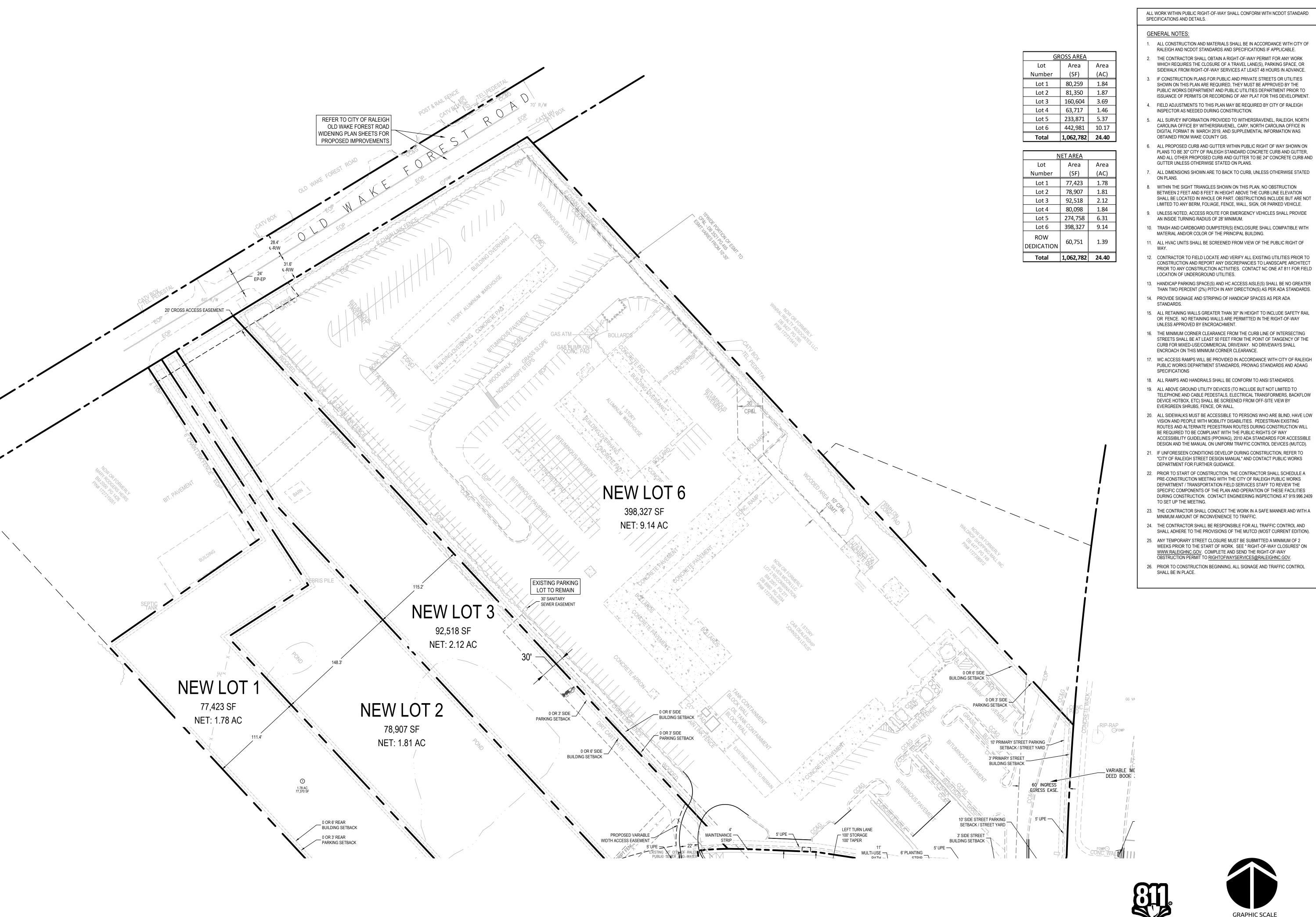
COR COMMENTS 01/22/22

COR COMMENTS 03/21/22

Sheet No.

GRAPHIC SCALE
0 50 100

1 inch = 100 ft.



ALL WORK WITHIN PUBLIC RIGHT-OF-WAY SHALL CONFORM WITH NCDOT STANDARD SPECIFICATIONS AND DETAILS.

- 1. ALL CONSTRUCTION AND MATERIALS SHALL BE IN ACCORDANCE WITH CITY OF RALEIGH AND NCDOT STANDARDS AND SPECIFICATIONS IF APPLICABLE.
- 2. THE CONTRACTOR SHALL OBTAIN A RIGHT-OF-WAY PERMIT FOR ANY WORK WHICH REQUIRES THE CLOSURE OF A TRAVEL LANE(S), PARKING SPACE, OR
- B. IF CONSTRUCTION PLANS FOR PUBLIC AND PRIVATE STREETS OR UTILITIES SHOWN ON THIS PLAN ARE REQUIRED, THEY MUST BE APPROVED BY THE PUBLIC WORKS DEPARTMENT AND PUBLIC UTILITIES DEPARTMENT PRIOR TO
- ISSUANCE OF PERMITS OR RECORDING OF ANY PLAT FOR THIS DEVELOPMENT. 4. FIELD ADJUSTMENTS TO THIS PLAN MAY BE REQUIRED BY CITY OF RALEIGH INSPECTOR AS NEEDED DURING CONSTRUCTION.
- CAROLINA OFFICE BY WITHERSRAVENEL, CARY, NORTH CAROLINA OFFICE IN DIGITAL FORMAT IN MARCH 2019, AND SUPPLEMENTAL INFORMATION WAS OBTAINED FROM WAKE COUNTY GIS.
- PLANS TO BE 30" CITY OF RALEIGH STANDARD CONCRETE CURB AND GUTTER, AND ALL OTHER PROPOSED CURB AND GUTTER TO BE 24" CONCRETE CURB AND GUTTER UNLESS OTHERWISE STATED ON PLANS.
- 7. ALL DIMENSIONS SHOWN ARE TO BACK TO CURB, UNLESS OTHERWISE STATED
- 3. WITHIN THE SIGHT TRIANGLES SHOWN ON THIS PLAN, NO OBSTRUCTION BETWEEN 2 FEET AND 8 FEET IN HEIGHT ABOVE THE CURB LINE ELEVATION SHALL BE LOCATED IN WHOLE OR PART. OBSTRUCTIONS INCLUDE BUT ARE NOT LIMITED TO ANY BERM, FOLIAGE, FENCE, WALL, SIGN, OR PARKED VEHICLE.
- 10. TRASH AND CARDBOARD DUMPSTER(S) ENCLOSURE SHALL COMPATIBLE WITH MATERIAL AND/OR COLOR OF THE PRINCIPAL BUILDING.
- 11. ALL HVAC UNITS SHALL BE SCREENED FROM VIEW OF THE PUBLIC RIGHT OF
- 12. CONTRACTOR TO FIELD LOCATE AND VERIFY ALL EXISTING UTILITIES PRIOR TO CONSTRUCTION AND REPORT ANY DISCREPANCIES TO LANDSCAPE ARCHITECT PRIOR TO ANY CONSTRUCTION ACTIVITIES. CONTACT NC ONE AT 811 FOR FIELD LOCATION OF UNDERGROUND UTILITIES.
- 13. HANDICAP PARKING SPACE(S) AND HC ACCESS AISLE(S) SHALL BE NO GREATER THAN TWO PERCENT (2%) PITCH IN ANY DIRECTION(S) AS PER ADA STANDARDS.
- 14. PROVIDE SIGNAGE AND STRIPING OF HANDICAP SPACES AS PER ADA
- 15. ALL RETAINING WALLS GREATER THAN 30" IN HEIGHT TO INCLUDE SAFETY RAIL OR FENCE. NO RETAINING WALLS ARE PERMITTED IN THE RIGHT-OF-WAY UNLESS APPROVED BY ENCROACHMENT.
- 16. THE MINIMUM CORNER CLEARANCE FROM THE CURB LINE OF INTERSECTING STREETS SHALL BE AT LEAST 50 FEET FROM THE POINT OF TANGENCY OF THE
- ENCROACH ON THIS MINIMUM CORNER CLEARANCE. 17. WC ACCESS RAMPS WILL BE PROVIDED IN ACCORDANCE WITH CITY OF RALEIGH
- PUBLIC WORKS DEPARTMENT STANDARDS, PROWAG STANDARDS AND ADAAG
- 18. ALL RAMPS AND HANDRAILS SHALL BE CONFORM TO ANSI STANDARDS. 19. ALL ABOVE GROUND UTILITY DEVICES (TO INCLUDE BUT NOT LIMITED TO
- TELEPHONE AND CABLE PEDESTALS, ELECTRICAL TRANSFORMERS, BACKFLOW DEVICE HOTBOX, ETC) SHALL BE SCREENED FROM OFF-SITE VIEW BY EVERGREEN SHRUBS, FENCE, OR WALL.
- VISION AND PEOPLE WITH MOBILITY DISABILITIES. PEDESTRIAN EXISTING ROUTES AND ALTERNATE PEDESTRIAN ROUTES DURING CONSTRUCTION WILL BE REQUIRED TO BE COMPLIANT WITH THE PUBLIC RIGHTS OF WAY ACCESSIBILITY GUIDELINES (PPOWAG), 2010 ADA STANDARDS FOR ACCESSIBLE DESIGN AND THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD).
- 21. IF UNFORESEEN CONDITIONS DEVELOP DURING CONSTRUCTION, REFER TO "CITY OF RALEIGH STREET DESIGN MANUAL" AND CONTACT PUBLIC WORKS DEPARTMENT FOR FURTHER GUIDANCE.
- 22. PRIOR TO START OF CONSTRUCTION, THE CONTRACTOR SHALL SCHEDULE A PRE-CONSTRUCTION MEETING WITH THE CITY OF RALEIGH PUBLIC WORKS DEPARTMENT / TRANSPORTATION FIELD SERVICES STAFF TO REVIEW THE SPECIFIC COMPONENTS OF THE PLAN AND OPERATION OF THESE FACILITIES DURING CONSTRUCTION. CONTACT ENGINEERING INSPECTIONS AT 919.996.2409
- 24. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ALL TRAFFIC CONTROL AND SHALL ADHERE TO THE PROVISIONS OF THE MUTCD (MOST CURRENT EDITION).
- 25. ANY TEMPORARY STREET CLOSURE MUST BE SUBMITTED A MINIMUM OF 2 WEEKS PRIOR TO THE START OF WORK. SEE " RIGHT-OF-WAY CLOSURES" ON WWW.RALEIGHNC.GOV. COMPLETE AND SEND THE RIGHT-OF-WAY OBSTRUCTION PERMIT TO RIGHTOFWAYSERVICES@RALEIGHNC.GOV.
- 26. PRIOR TO CONSTRUCTION BEGINNING, ALL SIGNAGE AND TRAFFIC CONTROL SHALL BE IN PLACE.

COR COMMENTS 06/17/2 COR COMMENTS 01/22/2 COR COMMENTS 03/21/22

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EXUS BDIVISION \overline{z} S

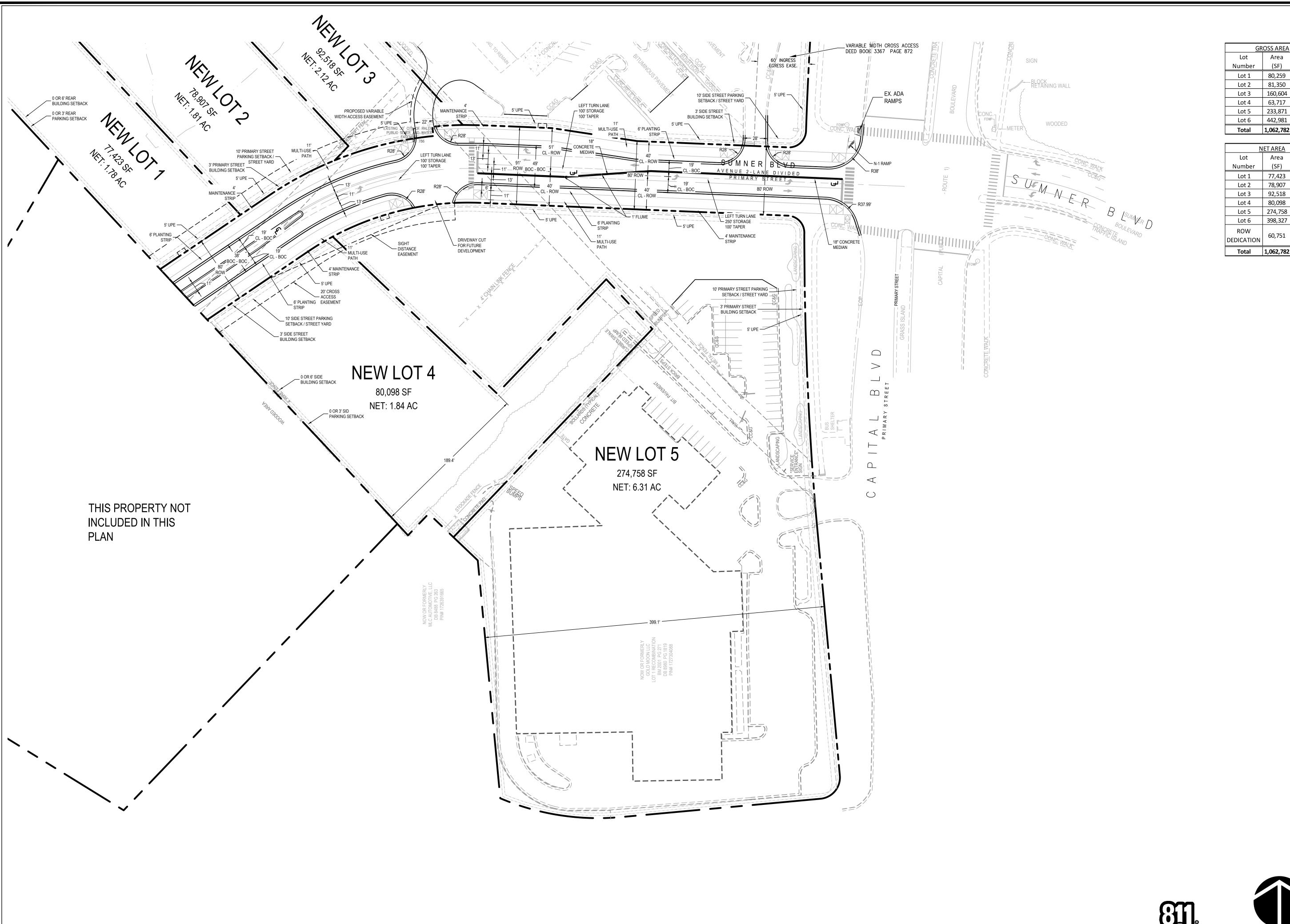
RE

N PL SITE SUBDIVISION NORTH

2/26/2021

PRELIMINARY NOT APPROVED FOR CONSTRUCTION

COR COMMENTS 05/21/2:



Total	1,062,782	24.40
Lot 6	442,981	10.17
Lot 5	233,871	5.37
Lot 4	63,717	1.46
Lot 3	160,604	3.69
Lot 2	81,350	1.87
Lot 1	80,259	1.84
Number	(SF)	(AC)
Lot	Area	Area
<u>GR</u>	OSS AREA	

	_,,	_ ;; ;		
<u>NET AREA</u>				
Lot	Area	Area		
Number	(SF)	(AC)		
Lot 1	77,423	1.78		
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ROW DEDICATION	60,751	1.39		
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P

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JOHNSON LEXUS PRELIMINARY SUBDIVISION

SUBDIVISION PLA SOUTH SITE

PRELIMINARY
NOT APPROVED FOR
CONSTRUCTION

COR COMMENTS 05/21/21

COR COMMENTS COR COMMENTS 01/22/22

COR COMMENTS 03/21/22

C2.2