

Preliminary Subdivision Application

Site Review

Planning and Development Customer Service Center • One Exchange Plaza, Suite 400 | Raleigh, NC 27601 | 919-996-2500




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.

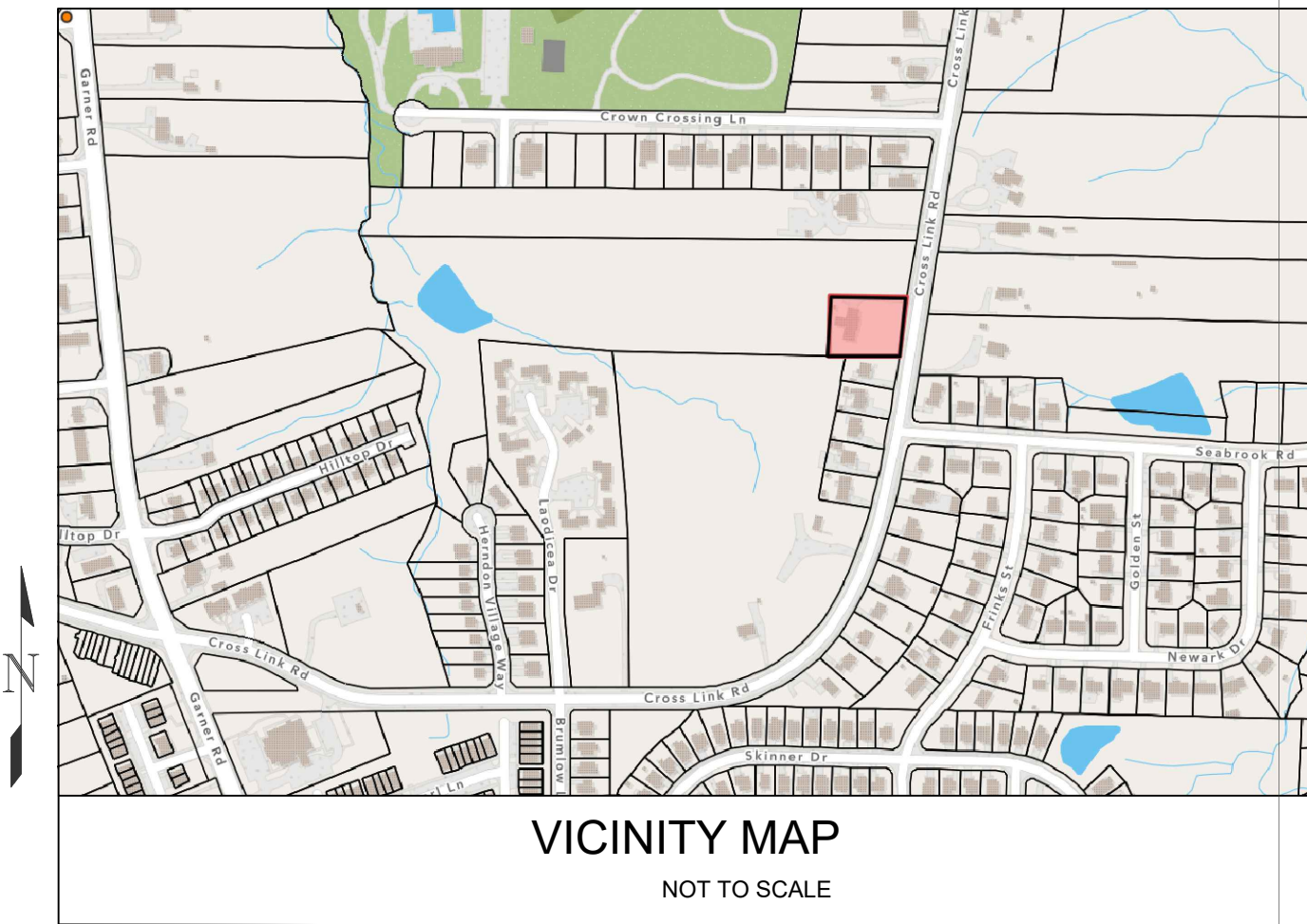
DEVELOPMENT OPTIONS (UDO Chapter 2)				
<input type="checkbox"/> Conventional Subdivision	<input type="checkbox"/> Compact Development	<input type="checkbox"/> Conservation Development		
<input type="checkbox"/> Cottage Court	<input type="checkbox"/> Flag lot	<input type="checkbox"/> Frequent Transit Development Option		
<i>NOTE: Subdivisions may require City Council approval if in a Metro Park Overlay or Historic Overlay District</i>				
GENERAL INFORMATION				
Scoping/sketch plan case number(s):				
Development name (subject to approval):				
Property Address(es):				
Recorded Deed PIN(s):				
Building type(s):	<input type="checkbox"/> Detached House	<input type="checkbox"/> Attached House	<input type="checkbox"/> Townhouse	<input type="checkbox"/> Apartment
<input type="checkbox"/> General Building	<input type="checkbox"/> Mixed Use Building	<input type="checkbox"/> Civic Building	<input type="checkbox"/> Open Lot	<input type="checkbox"/> Tiny House

CURRENT PROPERTY OWNER/APPLICANT/DEVELOPER INFORMATION	
Current Property Owner(s) Names:	
Company:	Title:
Address:	
Phone #:	Email:
Applicant Name (If different from owner. See “who can apply” in instructions):	
Relationship to owner: <input type="checkbox"/> Lessee or contract purchaser <input type="checkbox"/> Owner’s authorized agent <input type="checkbox"/> Easement holder	
Company:	Address:
Phone #:	Email:
NOTE: please attach purchase agreement or contract, lease or easement when submitting this form.	
Developer Contact Names:	
Company:	Title:
Address:	
Phone #:	Email:

DEVELOPMENT TYPE + SITE DATE TABLE – ZONING INFORMATION			
Gross site acreage:			
Zoning districts (if more than one, provide acreage of each):			
Overlay district(s):	Inside City Limits?	Yes No	Historic District/Landmark: N/A X
Conditional Use District (CUD) Case # Z-	Board of Adjustment Case # BOA-	Design Alternate Case # DA-	

STORMWATER INFORMATION			
Imperious Area on Parcel(s): Existing (sf) _____ Proposed total (sf) _____		Impervious Area for Compliance (includes right-of-way): Existing (sf) _____ Proposed total (sf) _____	
NUMBER OF LOTS AND DENSITY			
# of Detached House Lots:	# of Attached House Lots:	# of Townhouse Lots:	
# of Tiny House Lots:	# of Open Lots:	# of Other Lots (Apartment, General, Mixed Use, Civic):	
Total # of Lots:	Total # Dwelling Units:		
Proposed density for each zoning district (UDO 1.5.2.F):			

SIGNATURE BLOCK	
<p>Pursuant to state law (N.C. Gen. Stat. § 160D-403(a)), applications for development approvals may be made by the landowner, a lessee or person holding an option or contract to purchase or lease land, or an authorized agent of the landowner. An easement holder may also apply for development approval for such development as is authorized by the easement.</p> <p>By submitting this application, the undersigned applicant acknowledges that they are either the property owner or one of the persons authorized by state law (N.C.G.S. 160D-403(a)) to make this application, as specified in the application. The undersigned also acknowledges that the information and statements made in the application are correct and the undersigned understands that development approvals are subject to revocation for false statements or misrepresentations made in securing the development approval, pursuant to N.C. Gen. Stat. § 160D-403(f).</p> <p>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.</p> <p>The undersigned hereby acknowledges that, pursuant to state law (N.C.G.S. 143-755(b1)), if this permit application is placed on hold at the request of the applicant for a period of six consecutive months or more, or if the applicant fails to respond to comments or provide additional information requested by the City for a period of six consecutive months or more, then the application review is discontinued and a new application is required to proceed and the development regulations in effect at the time permit processing is resumed shall apply to the new application.</p>	
Signature: 	Date: 4-26-2023
Printed Name: Neal Motaparth	
Signature:	Date:
Printed Name:	



SUBDIVISION PLANS FOR CROSS LINK 6 LOT SUBDIVISION 917 CROSS LINK STREET RALEIGH, NORTH CAROLINA

CITY OF RALEIGH FILE: SUB-XXXX-2023

SITE EXEMPTION NOTES:

-THE SITE WILL BE CONFORMING TO THE EXEMPTION OF BLOCK PERIMETER AS THE SITE WILL BE DEVELOPED FOR DETACHED RESIDENTIAL USES ON LOTS NO LARGER THAN 2 ACRES PER EXEMPTION BASED ON UDO SECTION 8.3.2.A.1.b.ix.

-THE SITE WILL BE CONFORMING TO THE EXEMPTION OF TREE CONSERVATION REQUIREMENTS THROUGH THE CITY OF RALEIGH'S UNIFIED DEVELOPMENT CODE SECTION 9.1.2 FOR PARCELS LESS THAN 2 ACRES IN SIZE.

SHEET

C-1
C-2
C-3
C-4
D-1

DESCRIPTION

COVER
EXISTING CONDITIONS
SUBDIVISION & LANDSCAPING PLAN
UTILITY AND GRADING PLAN
DETAILS

ALL CONSTRUCTION TO BE IN ACCORDANCE WITH ALL CITY OF RALEIGH STANDARDS AND SPECIFICATIONS.

CALL 48 HOURS
BEFORE YOU DIG



NORTH CAROLINA
ONE-CALL CENTER
1-800-632-4949

CRUMPLER
Consulting Services, PLLC

2308 Ridge Road 27612
Raleigh, North Carolina
Ph. 919-413-1704
P-1533

ISSUED FOR
PERMITTING

DATE

DESCRIPTION

REV.

COVER

CROSS LINK 6 LOT SUBDIVISION

917 CROSS LINK STREET
RALEIGH, NORTH CAROLINA

PROJECT NO.: 22038

DRAWN BY: JAC

CHECKED BY: JAC

DATE: 04/26/23

SCALE: N.T.S.

C-1

1 of 5

Preliminary Subdivision Application Site Review

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DEVELOPMENT OPTIONS (UDO Chapter 2)	
<input type="checkbox"/> Conventional Subdivision	<input type="checkbox"/> Compact Development
<input type="checkbox"/> Cottage Court	<input type="checkbox"/> Flag lot
<input type="checkbox"/> Frequent Transit Development Option	<input type="checkbox"/> Conservation Development
<small>NOTE: Subdivisions may require City Council approval if in a Metro Park Overlay or Historic Overlay District</small>	
GENERAL INFORMATION	
Scoping/sketch plan case number(s):	
Development name (subject to approval): CROSSLINK 6 LOT SUBDIVISION	
Property Address(es): 917 CROSSLINK ROAD	
Recorded Deed PIN(s): 1712154494	
Building type(s): <input checked="" type="checkbox"/> Detached House <input type="checkbox"/> Attached House <input type="checkbox"/> Townhouse <input type="checkbox"/> Apartment	
<input type="checkbox"/> General Building <input type="checkbox"/> Mixed Use Building <input type="checkbox"/> Civic Building <input type="checkbox"/> Open Lot <input checked="" type="checkbox"/> Tiny House	

CURRENT PROPERTY OWNER/APPLICANT/DEVELOPER INFORMATION	
Current Property Owner(s) Names: MOTAPARTHY PROPERTIES LLC	
Company: MOTAPARTHY PROPERTIES LLC	Title: Neal Motaparthi-Manger
Address: 105 Cashwell Drive, Goldsboro, NC 27534	
Phone #: 919-394-2008	Email: motaparthineal@gmail.com
Applicant Name (if different from owner. See "who can apply" in instructions):	
Relationship to owner: <input type="checkbox"/> Lessee or contract purchaser <input type="checkbox"/> Owner's authorized agent <input type="checkbox"/> Easement holder	
Company:	Address:
Phone #:	Email:
<small>NOTE: please attach purchase agreement or contract, lease or easement when submitting this form.</small>	
Developer Contact Names: Josh Crumpler, PE	
Company: Crumpler Consulting Services, PLLC	Title: Owner
Address: 2308 Ridge Road, Raleigh, NC 27612	
Phone #: 919-413-1704	Email: josh@crumplerconsulting.com

Page 1 of 2

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DEVELOPMENT TYPE • SITE DATE TABLE – ZONING INFORMATION	
Gross site acreage: 0.71 ACRES (31,078 SF)	
Zoning districts (if more than one, provide acreage of each):	
R-6-CU	
Overlay district(s):	Inside City Limits? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Historic District/Landmark:	N/A <input checked="" type="checkbox"/> X
Conditional Use District (CUD)	Board of Adjustment Case #
Design Alternate Case #	DA-
Case # Z-	
STORMWATER INFORMATION	
Imperious Area on Parcel(s):	Impervious Area for Compliance (includes right-of-way):
Existing (sf) 5,757	Proposed total (sf) 15,690
Existing (sf) 5,757	Proposed total (sf) 15,850
NUMBER OF LOTS AND DENSITY	
# of Detached House Lots: 3	# of Attached House Lots: N/A
# of Tiny House Lots: 3	# of Open Lots: N/A
# of Other Lots (Apartment, General, Mixed Use, Civic):	N/A
Total # of Lots: 6	Total # Dwelling Units: 6
Proposed density for each zoning district (UDO 1.5.2.F): 8.45	

SIGNATURE BLOCK	
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Signature:	Date: 4-26-2023
Printed Name: Neal Motaparthi	
Signature:	Date:
Printed Name:	

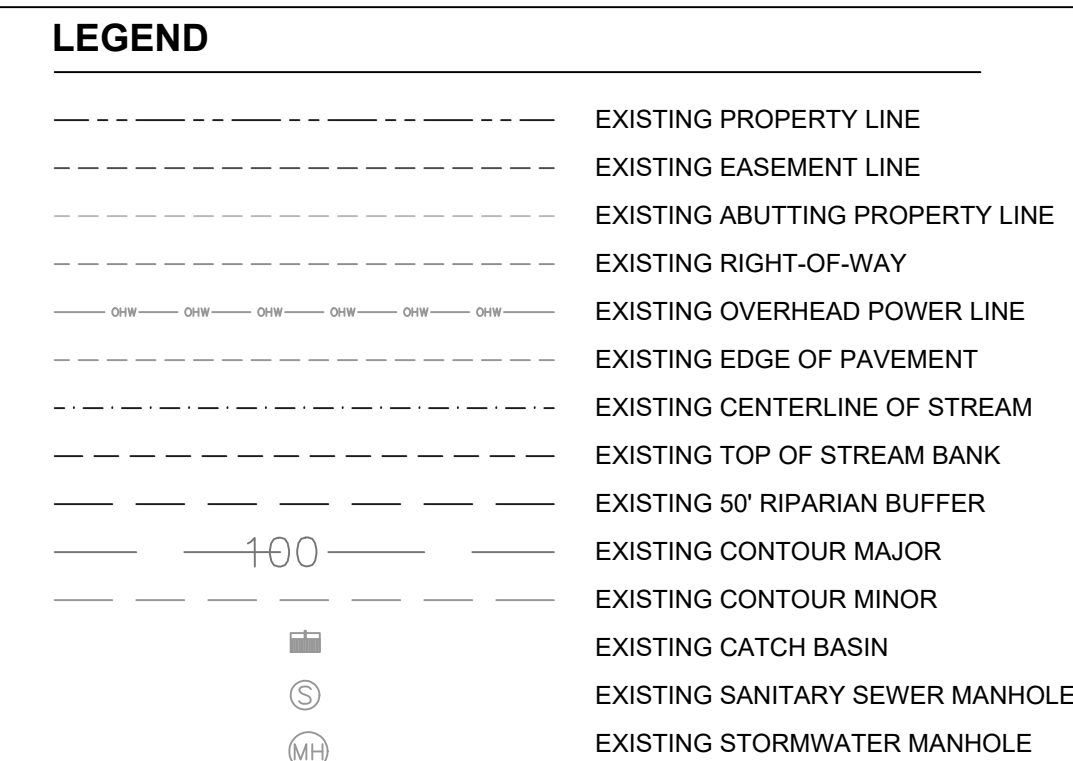
Page 2 of 2

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PREPARED FOR:
MOTAPARTHY PROPERTIES LLC
105 CASHWELL DR
GOLDSBORO, NC 27534

PREPARED BY:
CRUMPLER
Consulting Services, PLLC

2308 Ridge Road
Raleigh, North Carolina 27612
Ph. 919-413-1704
P-1533



ISSUED FOR
PERMITTING

REV.	DESCRIPTION	DATE

EXISTING CONDITIONS

CROSS LINK 6 LOT SUBDIVISION

917 CROSS LINK STREET
RALEIGH, NORTH CAROLINA

PROJECT NO.:	22038
DRAWN BY:	JAC
CHECKED BY:	JAC
DATE:	04/26/23
SCALE:	1"=20'

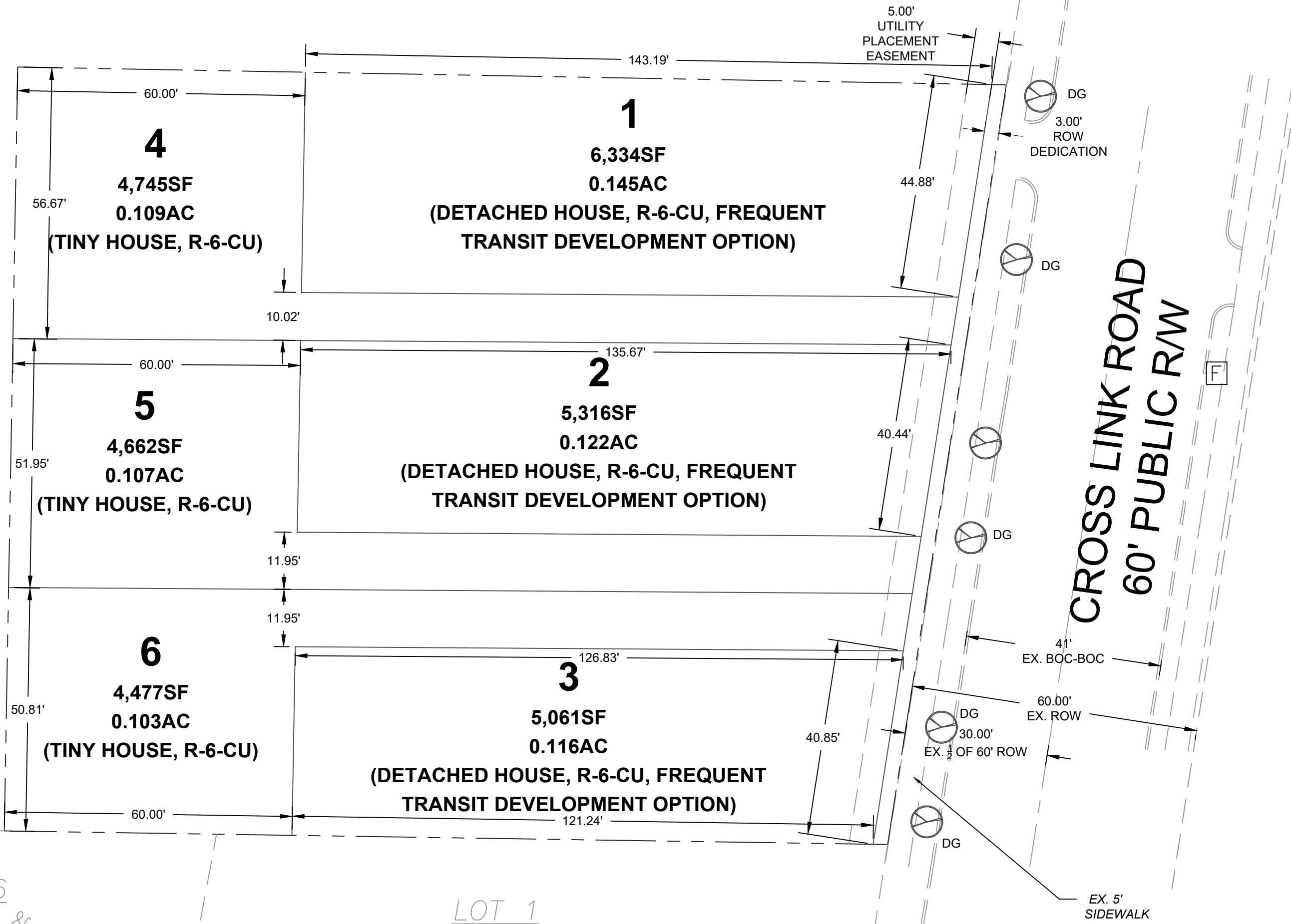
LANDSCAPING NOTES

1. STREET TREE SHALL BE INSTALLED AND MAINTAINED IN ACCORDANCE WITH THE REQUIREMENTS OF CHAPTER 2 OF THE CITY OF RALEIGH TREE MANUAL.
2. ALL DISTURBED AREAS NOT OCCUPIED BY STRUCTURES, PAVING OR PLANTINGS SHALL BE SEEDED AND WATERED.
3. SEE DETAIL SHEETS FOR SEEDING SCHEDULE.
4. ALL TREE PLANTINGS SHALL BE MULCHED TO A DEPTH OF 3". KEEP MULCH 3" FROM ROOT FLARE AND DO NOT CONTACT STEM
5. A MINIMUM OF FOUR INDIVIDUAL SOIL SAMPLES SHALL BE TAKEN THROUGHOUT THE SITE FOR OVERALL SOIL ANALYSIS.
6. MINIMUM TOPSOIL DEPTH SHALL BE 4" IN LAWN AREAS AND 12" IN LANDSCAPED AREAS. CONTRACTOR TO UTILIZE ALL ONSITE TOPSOIL. CONTRACTOR SHALL SUPPLY ADDITIONAL TOPSOIL AT NO ADDITIONAL COST TO OWNER IF EXISTING TOPSOIL IS NOT SUFFICIENT TO MEET THE NEEDS OF THIS PROJECT.
7. ALL PLANTING AREAS TO RECEIVE 1 CY OF SOIL CONDITIONER FOR EACH 75 SF OF PLANT BED AREA. ACCEPTABLE SOIL CONDITIONERS SHALL BE PULVERIZED PINE BARK, PEAT MOSS OR SHREDDED/COMPOSTED LEAVES.
8. CONTRACTOR TO FIELD VERIFY LOCATION OF EXISTING UTILITIES BEFORE BEGINNING OF GRADING AND LANDSCAPE INSTALLATION.
9. CONTRACTOR TO VERIFY QUANTITIES OF PLANTINGS AS SHOWN. PLANTINGS INDICATED ON PLANS SHALL PREVAIL OVER QUANTITIES INDICATED IN PLANT LIST IF DISCREPANCIES ARISE.
10. ALL PLANTS ARE TO BE THOROUGHLY "WATERED IN" THE SAME DAY AS PLANTED.
11. THE PLANT HOLE WIDTH SHALL BE A MINIMUM THREE TIMES THE DIAMETER OF THE ROOT BALL.
12. COMPLETELY REMOVE TOP HALF OF BURLAP, LACING AND WIRE BASKET AND DISCARD FROM HOLE BEFORE BACKFILLING AROUND BALL. IS COMPLETED.
13. ALL TREES, WHEN PLANTED, SHALL HAVE THE SAME RELATIONSHIP TO FINISHED GRADE AS TO THE GRADING PLAN.
14. LANDSCAPING SHOWN MEETS REQUIREMENTS.
15. ALL ADDITIONAL LANDSCAPING SHALL BE PER OWNER.
16. ALL LANDSCAPING SHALL BE GUARANTEED FOR ONE (1) YEAR AFTER FINAL ACCEPTANCE. ANY PLANTINGS NEEDING REPLACEMENT WILL BE GUARANTEED FROM THE TIME OF REPLACEMENT IF AFTER FINAL ACCEPTANCE.

LANDSCAPING REQUIREMENTS

CROSS LINK STREET (AVENUE 2-LANE UNDIVIDED STREETSCAPE)
REQUIREMENT: 1 UNDERSTORY TREE PER 20LF=160LF/20LF=8 TREES
PROVIDED: 6 TREES DUE TO UTILITY AND DRIVEWAY CONFLICTS

KEY	QUA.	BOTANICAL NAME	COMMON NAME	AT PLANTING		
		UNDERSTORY TREES		HEIGHT	CALIPER	ROOT
DG	6	CORNUS FLORIDA	FLOWERING DOGWOOD	6'	1.5"	B&B



LOT 1
FELLERS POND, LLC
DB 12651, PG 2503
BM 2005, PG 959
PIN: 1712-05-8582

LOT 6
BOBBY &
CARDRIENNE S. GILL
DB 3277, PG 361
BM 1986, PG 1901
PIN: 1712-14-1739

LOT 1
ALFONSO M. ESPINOZA
& MARIA R. RESENDIZ
DB 15875, PG 580
BM 1986, PG 1901
PIN: 1712-15-5303

STORMWATER IMPERVIOUS NOTES:

REQUIRED SITE IMPROVEMENTS:
CROSS LINK STREET: 160LF OF 1' SIDEWALK = 160LF @ 1' = 160SF
TOTAL ALLOCATED PER LOT: 27SF

MAXIMUM IMPERVIOUS SURFACE PER ZONING=51%
MAXIMUM IMPERVIOUS PER LOT LESS RIGHT OF WAY IMPROVEMENTS:
-LOT 1: 6,334SF (51%)=3,230SF-27SF=3,203SF MAX IMPERVIOUS SURFACE
-LOT 2: 5,316SF (51%)=2,711SF-27SF=2,684SF MAX IMPERVIOUS SURFACE
-LOT 3: 5,061SF (51%)=2,581SF-27SF=2,554SF MAX IMPERVIOUS SURFACE
-LOT 4: 4,745SF (51%)=2,420SF-27SF=2,393SF MAX IMPERVIOUS SURFACE
-LOT 5: 4,662SF (51%)=2,378SF-27SF=2,351SF MAX IMPERVIOUS SURFACE
-LOT 6: 4,477SF (51%)=2,283SF-27SF=2,256SF MAX IMPERVIOUS SURFACE

-PER SECTION 9.2.2.A.2.B.1 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.

SITE EXEMPTION NOTES:

-THE SITE WILL BE CONFORMING TO THE EXEMPTION OF BLOCK PERIMETER AS THE SITE WILL BE DEVELOPED FOR DETACHED RESIDENTIAL USES ON LOTS NO LARGER THAN 2 ACRES PER EXEMPTION BASED ON UDO SECTION 8.3.2.A.1.b.ix.

-THE SITE WILL BE CONFORMING TO THE EXEMPTION OF TREE CONSERVATION REQUIREMENTS THROUGH THE CITY OF RALEIGH'S UNIFIED DEVELOPMENT CODE SECTION 9.1.2 FOR PARCELS LESS THAN 2 ACRES IN SIZE.

-THE SITE WILL BE CONFORMING TO THE EXEMPTION OF STORMWATER CONTROL REQUIREMENTS THROUGH THE CITY OF RALEIGH'S UNIFIED DEVELOPMENT CODE SECTION 9.2.2.A-2 AS AMENDED BY TC-2-16.

TREE CONSERVATION AND LANDSCAPING NOTES:

-THIS SITE IS LESS THAN 2 ACRES AND EXEMPT OF CITY OF RALEIGH UNIFIED DEVELOPMENT ORDINANCE SECTION 9.1.2.TREE CONSERVATION APPLICABILITY.

-THE TREE IMPACT PERMIT IS REQUIRED WITH BUILDING PERMIT TO PLANT TREES IN THE PUBLIC RIGHT-OF-WAY.

LEGEND

- EXISTING PROPERTY LINE
- EXISTING ABUTTING PROPERTY LINE
- EXISTING RIGHT-OF-WAY
- EXISTING OVERHEAD POWER LINE
- EXISTING ABUTTING PROPERTY LINE
- EXISTING EDGE OF PAVEMENT
- EXISTING EASEMENT
- PROPOSED CITY OF RALEIGH GENERAL UTILITY EASEMENT
- PROPOSED LOT LINE

SUMMARY INFORMATION

DEVELOPMENT NAME: CROSSLINK 6 LOT SUBDIVISION
SITE ADDRESS: 917 CROSSLINK STREET
RALEIGH, NORTH CAROLINA

PIN NUMBER: 1712-15-4494

JURISDICTION: CITY OF RALEIGH
EXISTING USE: DETACHED HOUSE
PROPOSED USE: DETACHED HOUSE/TINY HOME
CURRENT ZONING DISTRICT: R-6-CU
CURRENT ZONING OVERLAY: FREQUENT TRANSIT AREA

TOTAL ACREAGE: 0.71 ACRES (31,078 SF)
DEDICATED RIGHT OF WAY: 0.011 ACRES (481 SF)
TOTAL NET ACREAGE: 0.70 ACRES (30,597 SF)
PROPOSED LOT 1 (DETACHED HOUSE, FREQUENT TRANSIT DEVELOPMENT OPTION): 6,334SF/0.145AC
PROPOSED LOT 2 (DETACHED HOUSE, FREQUENT TRANSIT DEVELOPMENT OPTION): 5,316SF/0.122AC
PROPOSED LOT 3 (DETACHED HOUSE, FREQUENT TRANSIT DEVELOPMENT OPTION): 5,061SF/0.116AC
PROPOSED LOT 4 (TINY HOUSE FREQUENT TRANSIT DEVELOPMENT OPTION): 4,745SF/0.109AC
PROPOSED LOT 5 (TINY HOUSE, FREQUENT TRANSIT DEVELOPMENT OPTION): 4,662SF/0.107AC
PROPOSED LOT 6 (TINY HOUSE, FREQUENT TRANSIT DEVELOPMENT OPTION): 4,477SF/0.103AC

PROPOSED R-10 FREQUENT TRANSIT DEVELOPMENT OPTION, DETACHED HOUSE REQUIREMENTS:
REQUIRED LOT SIZE: 4,000SF (MIN.)
PROVIDED LOT SIZE: 5,061SF
REQUIRED LOT WIDTH: 33' (MIN.)
PROVIDED LOT WIDTH: 40.44'
REQUIRED LOT DEPTH: 50' (MIN.)
PROVIDED LOT DEPTH: 121.24'

PROPOSED R-10 FREQUENT TRANSIT DEVELOPMENT OPTION, FLAG LOT REQUIREMENTS:
REQUIRED LOT SIZE: 2,500SF (MIN.)
PROVIDED LOT SIZE: 4,477SF
REQUIRED LOT WIDTH: 10' (MIN.)
PROVIDED LOT WIDTH: 10'
REQUIRED LOT DEPTH: 50' (MIN.)
PROVIDED LOT DEPTH: 60'

BLOCK PERIMETER REQUIRED (MAX.): 2,500LF
BLOCK PERIMETER PROVIDED: 11,800LF**
**EXEMPT BASED ON UDO SECTION 8.3.2.A.1.b.ix FOR SITES LESS THAN 2 ACRES

OWNER/DEVELOPER:
MOTAPARTHY PROPERTIES LLC
105 CASHWELL DR
GOLDSBORO NC 27534

ENGINEER:
CRUMPLER CONSULTING SERVICES, PLLC
CONTACT: JOSH CRUMPLER, PE
2308 RIDGE ROAD
RALEIGH, NC 27612
(919) 413-1704

CRUMPLER
Consulting Services, PLLC

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Raleigh, North Carolina 27612
Ph: 919-413-1704
F: 1533

ISSUED FOR
PERMITTING

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DESCRIPTION

REV.

SUBDIVISION & LANDSCAPING PLAN

CROSS LINK 6 LOT SUBDIVISION

917 CROSS LINK STREET
RALEIGH, NORTH CAROLINA

PROJECT NO.: 22038

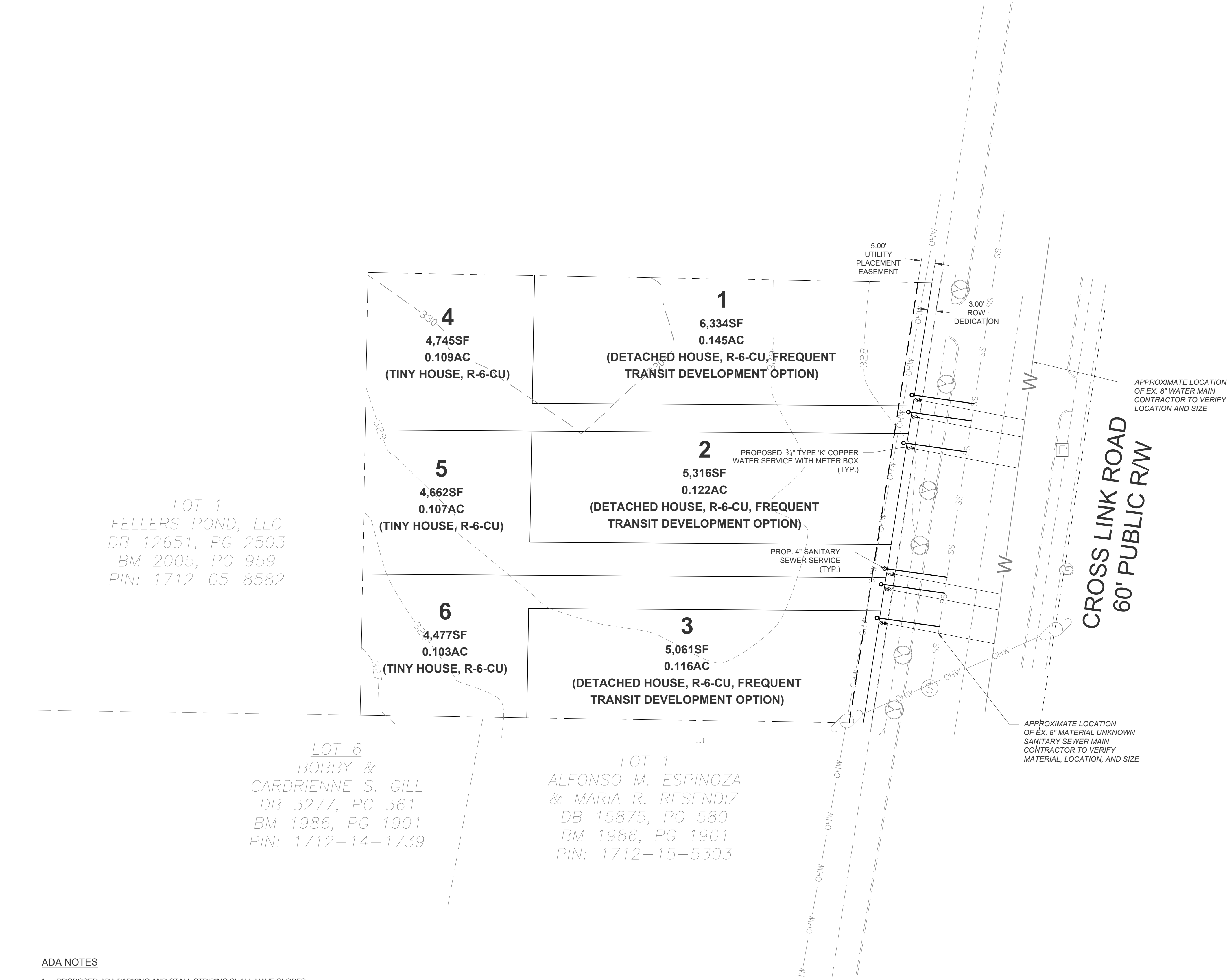
DRAWN BY: JAC

CHECKED BY: JAC

DATE: 04/26/23

SCALE: 1"=20'

C-3



LEGEND	
	EXISTING PROPERTY LINE
	EXISTING EASEMENT LINE
	EXISTING ABUTTING PROPERTY LINE
	EXISTING RIGHT-OF-WAY
	EXISTING OVERHEAD POWER LINE
	EXISTING EDGE OF PAVEMENT
	EXISTING CONTOUR MAJOR
	EXISTING CONTOUR MINOR
	EXISTING CENTERLINE OF STREAM
	EXISTING TOP OF STREAM BANK
	EXISTING 50' RIPARIAN BUFFER
	PROPOSED SANITARY SEWER
	PROPOSED WATER LINE
	PROPOSED SANITARY MANHOLE
	PROPOSED HYDRANT ASSEMBLY

CITY OF RALEIGH UTILITY NOTES

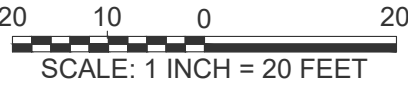
- ALL MATERIALS & CONSTRUCTION METHODS SHALL BE IN ACCORDANCE WITH CITY OF RALEIGH DESIGN STANDARDS, DETAILS & SPECIFICATIONS (REFERENCE: CORPUD HANDBOOK, CURRENT EDITION)
- UTILITY SEPARATION REQUIREMENTS:
 - A DISTANCE OF 100' SHALL BE MAINTAINED BETWEEN SANITARY SEWER & ANY PRIVATE OR PUBLIC WATER 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.
- ABANDON AND REMOVE EXISTING WATER AND SEWER SERVICES NOT BEING USED IN REDEVELOPMENT OF SITE AS 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) 996-2334 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 HARTLEY AT (919) 996-5923 OR joanie.hartley@raleighnc.gov FOR MORE INFORMATION
- NEW WATER AND SEWER SERVICES SHALL BE INSTALLED BY OPEN CUT PER CITY OF RALEIGH STANDARDS.

ADA NOTES

- PROPOSED ADA PARKING AND STALL STRIPING SHALL HAVE SLOPES NO STEEPER THAN 1:48 (2%).
- PROPOSED ACCESSIBLE ROUTE TO RIGHT-OF-WAY AND PROPOSED SIDEWALKS SHALL HAVE A RUNNING SLOPE NO STEEPER THAN 1:20 (5%) AND CROSS SLOPES NO STEEPER THAN 1:48 (2%).
- RAMPS SHALL COMPLY WITH THE REQUIREMENTS OF 2012 NCSBC SECTION 1010.
- HANDRAILS SHALL COMPLY WITH THE REQUIREMENTS OF 2012 NCSBC SECTION 1012.

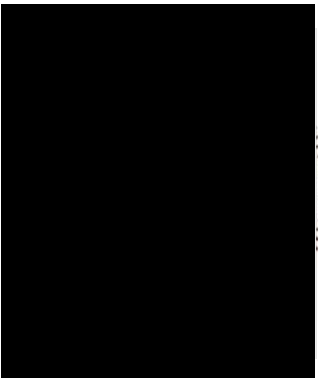
FIRE PROTECTION NOTES:

- ALL PORTION OF THE EXTERIOR WALL OF THE FIRST FLOOR OF BUILDING SHALL BE LOCATED WITHIN 150 FEET OF FIRE APPARATUS LOCATED WITHIN ROADWAY.
- FIRE FLOW ANALYSIS MUST BE PROVEN PRIOR TO ISSUANCE OF BUILDING PERMITS.
- FIRE HYDRANTS SHALL BE NO MORE THAN 400' FROM A BUILDING OR HOUSE AS HOW THE FIRE HOSE LAYS.



CRUMPLER
Consulting Services, PLLC

2308 Ridge Road
Raleigh, North Carolina 27612
Ph: 919-996-1704
P-1533



ISSUED FOR
PERMITTING

DATE					
DESCRIPTION					
REV.					

UTILITY AND GRADING PLAN
CROSS LINK 6 LOT SUBDIVISION
917 CROSS LINK STREET
RALEIGH, NORTH CAROLINA

PROJECT NO.:	22038
DRAWN BY:	JAC
CHECKED BY:	JAC
DATE:	04/26/23
SCALE:	1"=20'

C-4

