

Preliminary Subdivision Application

Planning and Development

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 TYPE (UDO Section 2.1.2)			
Conventional Subdivision	Compact Development	Conservation Development	Cottage Court
NOTE: Subdivisions may require City Council approval if in a Metro Park Overlay or Historic Overlay District			
GENERAL INFORMATION			
Scoping/sketch plan case number(s):			
Development name (subject to approval): BEACON LAKE			
Property Address(es): 3809 VIRGINIA STREET & 3807 THELMA STREET			
Recorded Deed PIN(s): PIN # 1724642904			
What is your project type?	<input checked="" type="checkbox"/> Single family <input type="checkbox"/> Apartment	<input type="checkbox"/> Townhouse <input type="checkbox"/> Non-residential	<input type="checkbox"/> Attached houses <input type="checkbox"/> Other: _____

CURRENT PROPERTY OWNER/DEVELOPER INFORMATION	
NOTE: Please attach purchase agreement when submitting this form	
Company:	Owner/Developer Name and Title: Capt. Jay Vernon
Address: 409 DONALD ROSS DRIVE 105-h RALEIGH NC 27610	
Phone #: 919.427.5337	Email: JVBUILDER@YAHOO.COM
APPLICANT INFORMATION	
Company:	Contact Name and Title: CAPT. JAY VERNON
Address: 409 DONALD ROSS DRIVE 105-h RALEIGH NC 27610	
Phone #: 919.427.5337	Email: JVBUILDER@YAHOO.COM

Continue to page 2 >>

DEVELOPMENT TYPE + SITE DATE TABLE (Applicable to all developments)	
ZONING INFORMATION	
Gross site acreage: .92	
Zoning districts (if more than one, provide acreage of each): R-4	
Overlay district: NA	Inside City limits? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No
Conditional Use District (CUD) Case # Z- NA	Board of Adjustment (BOA) Case # A- NA

STORMWATER INFORMATION	
Existing Impervious Surface: Acres: _____ Square Feet: 7535	Proposed Impervious Surface: Acres: _____ Square Feet: 7535
Neuse River Buffer <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	Wetlands <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
Is this a flood hazard area? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If yes, please provide the following: Alluvial soils: _____ Flood study: _____ FEMA Map Panel #: _____	
NUMBER OF LOTS AND DENSITY	
Total # of townhouse lots:	Detached 2 Attached
Total # of single-family lots: 2	
Proposed density for each zoning district (UDO 1.5.2.F): .4	
Total # of open space and/or common area lots: NA	
Total # of requested lots: 2	

SIGNATURE BLOCK	
<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>I, <u>Capt. Jay Vernon</u> 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.</p> <p>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.</p>	
Signature: <u>Capt Jay Vernon</u>	Date: 5/20/2022
Printed Name: Capt. Jay Vernon	
Signature: <u>Capt Jay Vernon</u>	Date: 5/20/2022
Printed Name: Capt. Jay Vernon	

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

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Printed Name: Capt. Jay Vernon	
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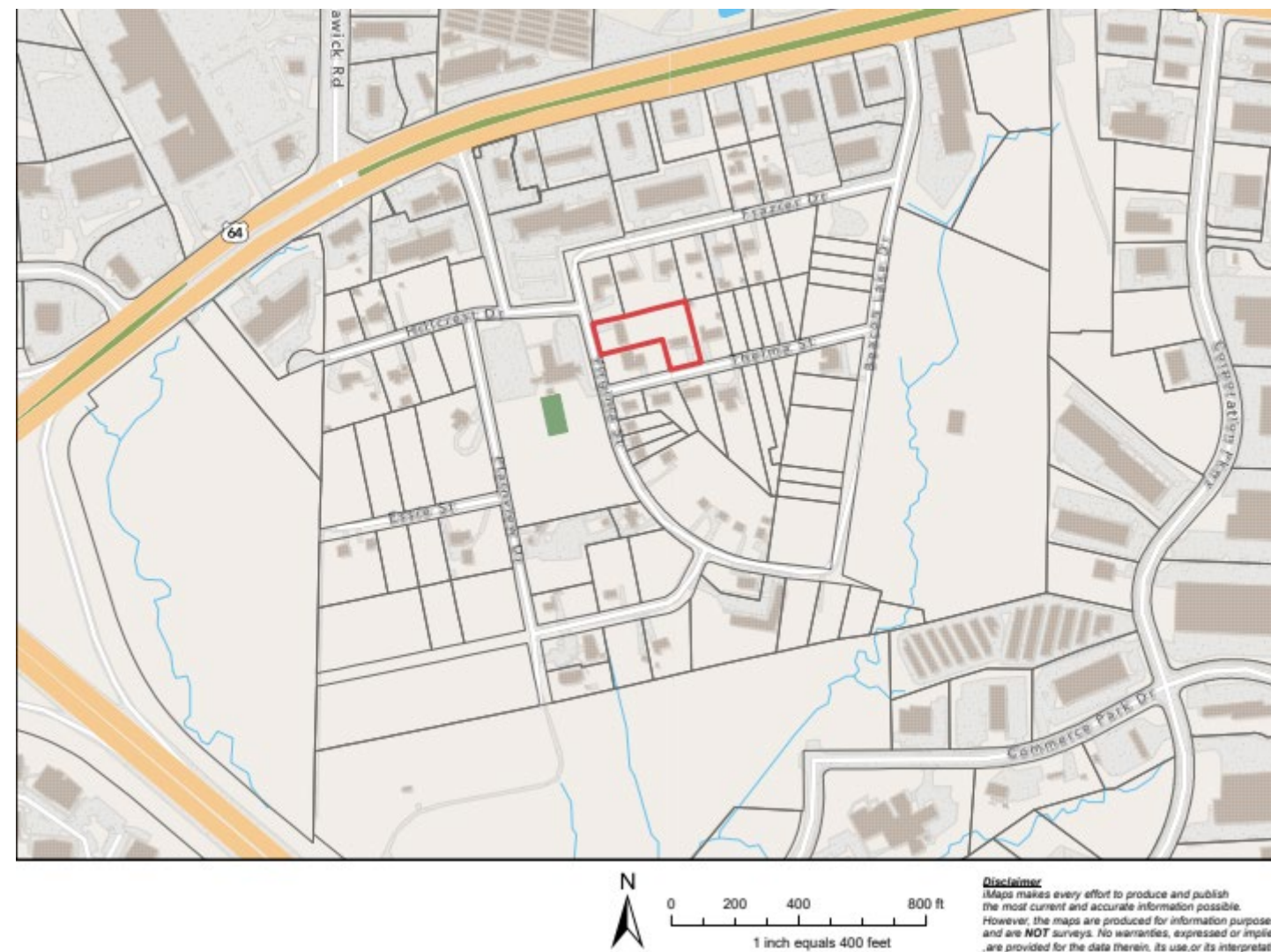
BEACON LAKE SUBDIVISION

LOTS 111 & 112 RE-ESTABLISHMENT

FROM 1 LOT TO 2 LOTS

3809 VIRGINIA STREET & 3807 THELMA STREET

RALEIGH, NC 27610



SHEET DISCRIPTIONS

COVER SHEET

1. TITLE BLOCK/ ADDRESS
2. VICINITY MAP
3. SUBMISSION DETAIL SHEET
4. SUBDIVISION APPLICATION
5. ZONING INFORMATION

SUBDIVISION/ EXISTING CONDITIONS SHEET

1. ATTACHED 2ND SHEET

COVER SHEET/ SUBMISSION DETAILS

1. RE-ESTABLISHMENT OF BEACON LAKE LOTS 111 & 112
FROM A 2007 NON-CONFORMING COMBINATION

2. PIN # 1724642904

3. OWNER/ CONTACT:

Capt. Jay Vernon

409 DONALD ROSS DRIVE 105-h

RALEIGH NC 27610

JVBUILDER@YAHOO.COM

919.427.5337

4. SUBDIVISION/ EXISTING CONDITIONS SHEET
ATTACHED

5. GRADING- NA (NO GRADING TO BE DONE)

6. STORMWATER-NA (NO GRADING/ ALL CONDITIONS
PRE-EXISTING)

7. UTILITIES- EXISTING (NO CHANGE)

8. LIGHTING-NA

9. TREE CONSERVATION- NA (NO CHANGE)

10. LANDSCAPE PLAN-NA (NO CHANGE)

11. OVERLAY DISTRICTS- NA

12. ZONING- R-4

13. AREA .92 ACRES

14. DENSITY- .4

12. DEMOLITION- NA

13. IMPERVIOUS AREA- NO CHANGE

