



Administrative Approval Action

Case File / Name: SUB-0064-2024
DSLC - 2400 Medway Drive Infill Subdivision

City of Raleigh
Development Services Department
One Exchange Plaza
Raleigh, NC 27602
(919) 996-2492
currentplanning@raleighnc.gov
www.raleighnc.gov

LOCATION: The site is located on the northeast corner of Medway Drive and Pine Drive in the Oxford Park Subdivision. Specifically, at 2400 Medway Drive (PIN # 1705705538). The site is within the R-10 zoning district.

REQUEST: The application is requesting to subdivide this 0.35 acre parcel into two parcels for the construction of 2 detached single-family dwellings using the Conventional Development Option.

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

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 dated July 8, 2025 by Shipman Engineering, PLLC.

CONDITIONS OF APPROVAL and NEXT STEPS:

This document must be applied to the second sheet of all future submittals except for final plats. This is a preliminary plan and as such no permits have been issued with this approval. To obtain permits and/or completion of the project, the following steps are required:

☒ **SITE PERMITTING REVIEW** - For land disturbance of 12,000 square feet or greater, public or private infrastructure, shared stormwater devices, etc. Site Permitting Review may be submitted upon receipt of this signed approval document.

The following items are required prior to approval of Site Permitting Review plans:

General

1. Provide written approval from Solid Waste Services that the additional lot can be served by either the City's solid waste service or a private collection service.
2. Add a note stating setbacks are for reference only and that infill compatibility standards will be assessed at the time of building permit.

Stormwater

3. A surety equal to of the cost of clearing, grubbing and reseeding a site, shall be paid to the City (UDO 9.4.4).
4. These lots are exempt per UDO Section 9.2.2.A.2.b.i as a residential subdivision of one acre or less approved after May 1, 2001, but are subject to impervious limitations of subsection A.4 and subject to further review upon placement of impervious surface areas.

Urban Forestry

5. A tree impact permit must be obtained for the removal of 1 existing street tree in the existing right-of-way along Medway Dr.



Administrative Approval Action

Case File / Name: SUB-0064-2024
DSLC - 2400 Medway Drive Infill Subdivision

City of Raleigh
Development Services Department
One Exchange Plaza
Raleigh, NC 27602
(919) 996-2492
currentplanning@raleighnc.gov
www.raleighnc.gov

☒ **LEGAL DOCUMENTS** - Email to legaldocumentreview@raleighnc.gov. Legal documents must be approved, executed, and recorded prior to or in conjunction with the recorded plat on which the associated easements are shown. Copies of recorded documents must be returned to the City within one business day of recording to avoid withholding of further permit issuance.

<input checked="" type="checkbox"/>	Right of Way Deed of Easement Required
-------------------------------------	---

<input checked="" type="checkbox"/>	Utility Placement Deed of Easement Required
-------------------------------------	--

☒ **RECORDED MAP(S)** - Submit plat to record new property lines, easements, tree conservation areas, etc.). Plats may be submitted for review when the Site Permitting Review plans, if required, have been deemed ready for mylar signature.

The following items must be approved prior to recording the plat:

General

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

Engineering

2. A fee-in-lieu for 6' sidewalk is paid to the City of Raleigh (UDO 8.1.10).
3. A 5' utility placement easement deed of easement, in addition to a plat showing the location of the easement, shall be submitted to the Planning and Development Services Department for review, and if acceptable, approved for recordation. Approved plats must be recorded at the Wake County Register of Deeds Office on or before the 14th day following approval by the City. The 14-day expiration date shall be clearly indicated on the plat. By the end of the next business day following recordation of the plat, all required legal instruments (including deeds of easement) shall be recorded, and recorded copies of the plat and all legal instruments required by the City in association with development approval shall be provided to the City. (Reference: UDO 8.1.7.A; 10.2.5.F.4.d)
4. A public street right-of-way deed of easement, in addition to a plat showing the location of the easement, shall be submitted to the Planning and Development Services Department for review, and if acceptable, approved for recordation. Approved plats must be recorded at the Wake County Register of Deeds Office on or before the 14th day following approval by the City. The 14-day expiration date shall be clearly indicated on the plat. By the end of the next business day following recordation of the plat, all required legal instruments (including deeds of easement) shall be recorded, and recorded copies of the plat and all legal instruments required by the City in association with development approval shall be provided to the City. (Reference: UDO 8.1.7.A; 10.2.5.F.4.d)

Stormwater

5. If demolition causes a land disturbance of more than 12,000 sf, a mass grading permit will be required. (UDO 9.4.6)



Administrative Approval Action

Case File / Name: SUB-0064-2024
DSLCL - 2400 Medway Drive Infill Subdivision

City of Raleigh
Development Services Department
One Exchange Plaza
Raleigh, NC 27602
(919) 996-2492
currentplanning@raleighnc.gov
www.raleighnc.gov

6. The maximum allocated impervious area for all applicable lots in the subdivision should be identified on all maps for recording.

Urban Forestry

7. A public infrastructure surety for (11) street trees shall be provided to City of Raleigh Transportation – Development Engineering Division (UDO 8.1.3) in the amount of 125% of the improvement cost for the City of Raleigh infrastructure.

☒ **BUILDING PERMITS** - For buildings and structures shown on the approved plans. Commercial building permit plans must include the signed, approved Site Permitting Review plans attached, if applicable. Permit sets may be reviewed prior to the recordation of required plats, but cannot be approved.

The following items must be approved prior to the issuance of building permits:

Public Utilities

1. A plat must be recorded at the Wake County Register of Deeds office for all utility easement dedications.

Urban Forestry

2. A tree impact permit must be obtained for the approved streetscape tree installation in the right-of-way. This development proposes (6) street trees along Medway Dr. and (5) trees along Pine Drive for a total of (11) street trees.

The following are required prior to issuance of building occupancy permit:

General

1. Final inspection of all right-of-way street trees by Urban Forestry Staff.

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: August 28, 2028
Record at least ½ of the land area approved.

5-Year Sunset Date: August 28, 2030
Record entire subdivision.



Administrative Approval Action

Case File / Name: SUB-0064-2024
DSLC - 2400 Medway Drive Infill Subdivision

City of Raleigh
Development Services Department
One Exchange Plaza
Raleigh, NC 27602
(919) 996-2492
currentplanning@raleighnc.gov
www.raleighnc.gov

I hereby certify this administrative decision.

Signed: Keegan.McDonald@raleighnc.gov

Digitally signed by Keegan.McDonald@raleighnc.gov
DN: E=Keegan.McDonald@raleighnc.gov, CN=Keegan.McDonald@raleighnc.gov
Reason: I am approving this document
Date: 2025.08.28 16:20:37-04'00'

Date: 08/28/2025

Development Services Dir/Designee
Staff Coordinator: Sara Rogan

2400 MEDWAY DRIVE
INFILL SUBDIVISION

CITY OF RALEIGH WAKE COUNTY, NORTH CAROLINA
PRELIMINARY SUBDIVISION DRAWINGS
SUB-0064-2024

REGULATORY REVIEW SET ISSUED NOVEMBER 14, 2024
REVISED: FEBRUARY 16, 2025
REVISED: JULY 8, 2025

THIS SITE DOES NOT INTEND TO USE THE
FREQUENT TRANSIT OVERLAY OPTION AS
PRESENTED IN CITY OF RALEIGH UDO SECTION 3.7.

BLOCK PERIMETER NOTE:
SINCE SITE AREA IS LESS THAN 3 ACRES, PER UDO 8.3.2.2.B, THE MEASURED BLOCK
PERIMETER IS EXEMPT FROM UDO REQUIREMENTS.
THE MEASURED BLOCK PERIMETER IS 6,321 LF.

SOLID WASTE STATEMENT: THESE PLANS HAVE BEEN DESIGNED IN
ACCORDANCE WITH THE REQUIREMENTS SET FORTH IN THE SOLID
WASTE DESIGN MANUAL.
SOLID WASTE AND RECYCLING SERVICE SHALL BE PROVIDED BY
THE CITY OF RALEIGH VIA 96 GALLON ROLL-OUT CART.

ATTENTION CONTRACTORS
The Contractor responsible for the extension of water, sewer,
and/or reuse, as approved in these plans, is responsible for
contacting the Infrastructure Inspections Division and
schedule a Pre-construction meeting on the Development
Portal prior to beginning any construction.
Raleigh Water must be contacted at (919) 996-4540 at least
twenty-four hours prior to beginning any work activity
around critical water and sewer infrastructure.
Failure to notify City Departments in advance of beginning
construction, will result in the issuance of monetary fines,
and require installation of any water or sewer facilities not
inspected as a result of this notification failure.
Failure to call for inspection, install a downstream plug, have
permitted plans on the jobsite, or any other violation of City
of Raleigh Standards will result in a fine and possible
exclusion from future work in the City of Raleigh.



VICINITY MAP
SCALE: 1"=500'

CIVIL DRAWING INDEX:

Table with 2 columns: Drawing Name and Sheet Number. Includes Cover Sheet, Existing Conditions Plan, Demolition Plan, Block Perimeter & Infill Setback Map, Site Layout & Utility Plan, Lot Grading Plan, Landscaping Plan, Notes & Details I, Notes & Details II, and Total Number of Sheets.

CROSS ACCESS NOTE:

CROSS ACCESS TO ADJACENT PARCELS IS NOT REQUIRED PER UDO 8.3.5.5.b.
THE ADJUTING PROPERTY (TO WHICH A DRIVEWAY IS STUBBED) IS IN A
RESIDENTIAL ZONING DISTRICT (EXCEPT FOR R-10) OR OCCUPIED BY AN
ATTACHED, DETACHED, OR TOWNHOUSE BUILDING TYPE.

RESIDENTIAL DRIVEWAY LOCATIONS AND WIDTHS WILL BE
SUBJECT TO APPROVAL AT THE TIME OF BUILDING PERMITS.

Traffic Control and Pedestrian Plan (TCPED) Notes:

- Prior to any work that impacts the right-of-way, closing or detouring of any street, lane, or sidewalk, the contractor must apply for a permit with Right of Way Services. Please direct any questions to rightofway@raleighnc.gov.
• The street, lane, sidewalk, closure permit is required for any closure on city streets and all R-1000 streets within Raleigh's jurisdiction.
• A permit required with a TCPED Plan shall be submitted to Right of Way Services through the City of Raleigh Permit and Development Portal.
• Prior to the start of work, the Client shall schedule a Pre-Construction meeting with the Engineering Inspections Coordinator to review the specific components of the approved plan, and ensure all permits are issued.
• All TCPED Plans shall comply with all Local, State, and Federal requirements and standards, including but not limited to:
o Manual on Uniform Traffic Control (MUTCD);
o Public Rights of Way Accessibility Guidelines (PROWAG);
o American Disability Act (ADA) requirements;
o Raleigh Street Design Manual (RSDM).
• All public sidewalks must be accessible to pedestrians who are visually impaired and/or people with mobility concerns. Existing and alternative pedestrian routes 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.

Preliminary Subdivision Application form with sections for Site Review, Development Options, General Information, Current Property Owner/Developer Information, and Applicant Signature Block.

INFRASTRUCTURE INSPECTIONS QUANTITIES TABLE with columns for Phase Number, Phase 1, Phase 2, and Phase 3, listing various infrastructure items and their quantities.

DEED BOOK REFERENCE:
DB 012039 PG 0438

SURVEY DATUM INFORMATION
HORIZONTAL DATUM: NAD83
VERTICAL DATUM: NAVD83

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

Civil Engineer

Shipman Engineering, PLLC
NC License # P-1963
137 Middlegreen Place
Holly Springs, NC 27540
919.900.0006
Contact: Zak Shipman, PE
zak@shipmanengineering.com

Land Surveyor

Taylor Land Consultants, PLLC
1600 Olive Chapel Road, Suite 140
Apex, NC 27502
919.801.1104
Contact: Mr. Jeremy Taylor, PLS
jeremy@taylorfor.com

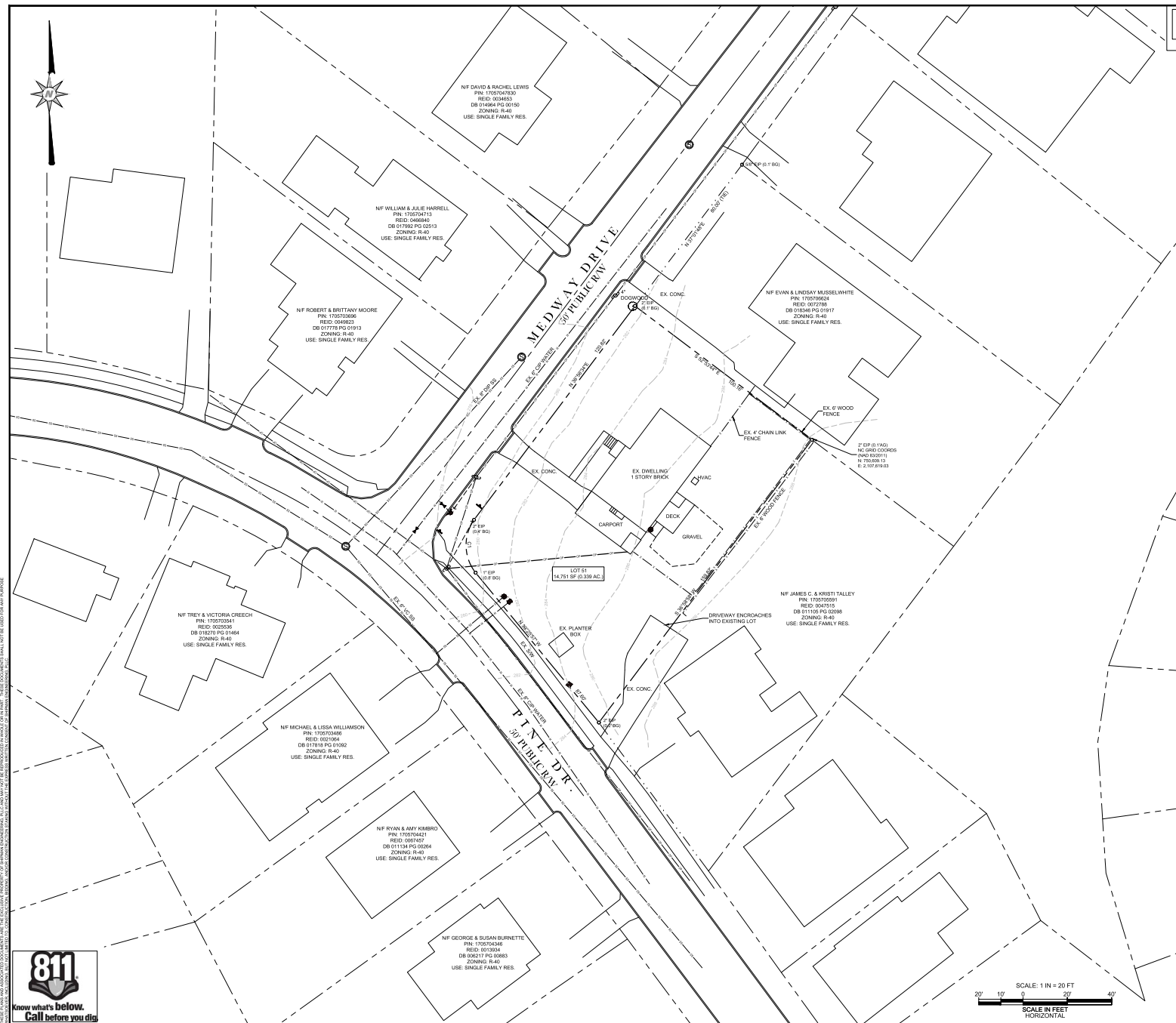
Developer

James & Kristi Talley
2118 Pine Drive
Raleigh, NC 27608

THE CITY OF RALEIGH CONSENTS TO THE CONNECTION AND EXTENSION OF THE CITY'S PUBLIC
WATER SYSTEM AS SHOWN ON THIS PLAN. THE MATERIAL AND CONSTRUCTION METHODS USED
FOR THIS PROJECT SHALL CONFORM TO THE STANDARDS AND SPECIFICATIONS OF THE CITY'S
PUBLIC UTILITIES HANDBOOK.

CITY OF RALEIGH PUBLIC UTILITIES DEPARTMENT PERMIT #:

Vertical sidebar containing Shipman Engineering logo, project address (2400 Medway Dr., Raleigh, NC), sheet number (C-00), and revision table.



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

CITY OF RALEIGH CASE
SUB-0064-2024

**SHIPMAN
ENGINEERING**
MIDDLE GREEN PLACE
LYLLY SPRINGS, NC 27540
919.701.0006

SHIPMAN ENGINEERING, PLLC
10000 WILSON ROAD
WILSON, NC 27598-1893

DESIGNED BY: WZS
DRAWN BY: WZS
CHECKED BY: WZS
DRAWING DATE: 10/29/24
SE PROJECT #: 2024-002

2400 MEDWAY DR. SUBDIVISION
CITY OF RALEIGH WAKE COUNTY, NORTH CAROLINA

EXISTING CONDITIONS PLAN

SHEET NUMBER:
C-01



THIS PLAN AND ASSOCIATED DOCUMENTS ARE THE PROPERTY OF SHIPMAN ENGINEERING, P.L.C. AND SHALL NOT BE REPRODUCED OR USED IN ANY MANNER WITHOUT THE WRITTEN PERMISSION OF SHIPMAN ENGINEERING, P.L.C. ANY VIOLATION OF THIS NOTICE SHALL BE CONSIDERED A VIOLATION OF THE PROVISIONS OF THE NORTH CAROLINA PROFESSIONAL ENGINEERING ACT.



SCALE: 1 IN = 20 FT
SCALE IN FEET
HORIZONTAL

EXISTING UTILITY SERVICE NOTE:

ALL EXISTING UNUSED UTILITY SERVICE LINES SHALL BE ABANDONED AT THE TAP (MAIN) AND REMOVED FROM THE RIGHT-OF-WAY OR EASEMENT PER CORPUS HANDBOOK PAGE 97 AND PAGE 125.

CONTRACTOR SHALL FIELD LOCATE ANY EXISTING UNUSED UTILITY SERVICE LOCATED WITHIN THE PROJECT LIMITS AND REMOVE OR ABANDON AS REQUIRED.

IMPORTANT UTILITY NOTES

1. THE CONTRACTOR MAY ELECT TO REMOVE EXISTING OVERHEAD POWER LINES AND OTHER OVERHEAD UTILITY LINES AND RELOCATE THEM UNDERGROUND. COORDINATE WITH DUKES ENERGY AND OTHER UTILITY PROVIDERS FOR UNDERGROUND RELOCATION, IF DESIRED.
2. CONTRACTOR IS TO PROVIDE SUSTAINABLE PERMANENT POWER, COMMUNICATIONS, AND OTHER UTILITY SERVICE CONNECTIONS TO ADJACENT PROPERTY OWNERS THAT ARE CURRENTLY SERVED BY EXISTING OVERHEAD UTILITY LINES TO BE ROUTED UNDERGROUND.
3. COORDINATE ALL UTILITY WORK, SERVICE CONNECTIONS, POLE RELOCATIONS, AND TEMPORARY SERVICE WITH THE APPROPRIATE UTILITY PROVIDER.

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

GENERAL SURVEY NOTES:

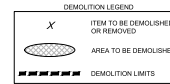
1. EXISTING CONDITIONS, BOUNDARY AND TOPOGRAPHICAL DATA OF THE SUBJECT PARCEL ARE COMPILED FROM A FIELD SURVEY OF THE PROPERTY BY TAYLOR LAND CONSULTANTS, PLLC DATED OCTOBER 23, 2024. THE DATA SHOWN ON THIS DRAWING IS NOT THE RESULT OF A FIELD SURVEY BY SHIPMAN ENGINEERING, P.L.C. ADDITIONAL EXISTING CONDITIONS DATA PROVIDED BY SUPPLEMENTAL DATA INCLUDING AERIAL PHOTOGRAPHY, WAKE COUNTY GIS DATA, AND OTHER DATA SOURCES AS REQUIRED.
2. REFER TO EROSION AND SEDIMENT CONTROL, PLAN AND CONSTRUCTION SEQUENCE BEFORE PERFORMING ANY CLEARING, GRUBBING, OR DEMOLITION OPERATIONS.
3. NO TITLE OPINION ON THIS PROPERTY HAS BEEN FURNISHED.
4. AREAS COMPILED BY AUTOCAD.
5. THE PROPERTY SHOWN HEREON IS SUBJECT TO ALL RIGHTS-OF-WAY, EASEMENTS, COVENANTS, AND RESTRICTIONS OF RECORD.
6. ALL DISTANCES SHOWN ON THE SURVEY ARE HORIZONTAL. GROUND DISTANCES.
7. THE PROPERTY SHOWN IS LOCATED OUTSIDE OF ANY FLOOD HAZARD AREAS AS SHOWN ON FEMA FIRM 220770806 DATED JULY 19, 2022.
8. REFER TO SCALED TOPOGRAPHICAL SURVEY BY TAYLOR LAND CONSULTANTS, PLLC FOR HORIZONTAL AND VERTICAL DATUM INFORMATION AND OTHER SURVEY CONTROL DATA.
9. WETLAND, STREAM AND ENVIRONMENTAL INVESTIGATION HAS NOT BEEN PERFORMED ON THIS PROPERTY. IT IS BELIEVED THAT NO ENVIRONMENTALLY SENSITIVE AREAS EXIST WITHIN THE PROJECT LIMITS.
10. CONSTRUCTION DRAWING APPROVAL IS REQUIRED BEFORE CONSTRUCTION CAN BEGIN. ALL APPLICABLE FEES SHALL ALSO BE PAID PRIOR TO CONSTRUCTION DRAWING APPROVAL.
11. NO NATURAL OR HISTORIC SITES HAVE BEEN IDENTIFIED ON OR ADJACENT TO THE PROJECT SITE PER WAKE COUNTY AND/OR CITY OF RALEIGH CULTURAL OR HISTORICAL RESOURCE MAPS.
12. TREE PROTECTION FENCING SHALL BE PROVIDED ALONG ALL VEGETATED RIPARIAN BUFFERS, TREE PRESERVATION AREAS, AND PERIMETER BUFFER AREAS.
13. CONTRACTOR SHALL FIELD VERIFY THE LOCATIONS, DEPTHS, AND MATERIALS OF ALL EXISTING UTILITIES PRIOR TO BEGINNING CONSTRUCTION ACTIVITY. UNDERGROUND UTILITIES ARE SHOWN BASED ON MARKINGS PROVIDED BY THE NC ONE CALL CENTER AND ABOVE GROUND EVIDENCE. EXISTING CONDITIONS PROVIDED ARE CONSIDERED APPROXIMATE IN NATURE. WHILE EVERY EFFORT HAS BEEN MADE TO ENSURE THE ACCURACY OF THE INFORMATION GIVEN, ACTUAL FIELD CONDITIONS MAY VARY AND SHOULD BE CONFIRMED PRIOR TO CONSTRUCTION.

DEMOLITION NOTES:

1. REMOVE EXISTING/SHOWN/EXISTING FEATURES AFTER EROSION AND SEDIMENT CONTROL MEASURES ARE IN PLACE AND AFTER THE APPROVAL OF THE ENGINEER.
2. DO NOT INTERRUPT EXISTING UTILITY SERVICES FOR FACILITIES OCCUPIED BY THE OWNER OR OTHERS EXCEPT WHEN PERMITTED UNDER THE FOLLOWING CONDITIONS AND THEN ONLY AFTER ARRANGING TO PROVIDE ACCEPTABLE TEMPORARY UTILITY SERVICES:
 - a. NOTIFY ENGINEER NOT LESS THAN 72 HOURS IN ADVANCE OF PROPOSED UTILITY SERVICE INTERRUPTIONS.
 - b. DO NOT PROCEED WITH UTILITY INTERRUPTIONS WITHOUT RECEIVING WRITTEN PERMISSION FROM THE DESIGN ENGINEER.
3. CONTRACTOR SHALL IMMEDIATELY NOTIFY OWNER IN THE EVENT THAT UNANTICIPATED HAZARDOUS MATERIALS ARE ENCOUNTERED. CONTRACTOR SHALL COMPLY WITH ALL REQUIREMENTS AND REGULATIONS REGARDING THE HANDLING AND DISPOSAL OF HAZARDOUS MATERIALS.
4. SUBSURFACE UTILITIES AND FEATURES IDENTIFIED ON THIS PLAN SHOULD BE CONSIDERED APPROPRIATE IN NATURE AND HAVE BEEN LOCATED TO THE EXTENT POSSIBLE VIA ABOVE GROUND EVIDENCE ONLY. CONTRACTOR IS RESPONSIBLE FOR SUBSURFACE UTILITY EXPLORATION, INCLUDING UTILITY "POUCHING" OR BY THE EXCAVATION OF TEST PITS AS NECESSARY TO DETERMINE THE UTILITY LOCATION, DEPTHS, AND MATERIALS.
5. VERIFY LOCATIONS AND SIZES OF ALL EXISTING FEATURES PRIOR TO COMMENCEMENT OF CONSTRUCTION. CONTRACTOR IS RESPONSIBLE FOR DOCUMENTATION OF EXISTING FEATURES THROUGH THE USE OF PHOTOGRAPHY, VIDEO, OR OTHER RECORDS PRIOR TO DISTURBANCE ON SITE.
6. LOCATE EXISTING UTILITIES PRIOR TO CONSTRUCTION, AND REPAIR ANY DAMAGES TO EXISTING UTILITIES RESULTING FROM CONSTRUCTION.
7. REMOVE ALL EXISTING ON-SITE TRASH AND DEBRIS. TRASH SHALL BE REMOVED AND DISPOSED OF IN A LEGAL MANNER. NOTIFY OWNER AND ENGINEER IF ANY HAZARDOUS MATERIALS (ASBESTOS, LEAD PAINT, ETC.) ARE ENCOUNTERED.
8. REMOVE SIDEWALK, CURB AND GUTTER, AND OTHER CONCRETE SECTIONS BY SAWCUTTING THE NEAREST CURB, JOINT AWAY FROM THE AREA DESIGNATED TO BE REMOVED ON THE DEMOLITION PLAN.
9. SAWCUT PAVEMENT IN ALL LOCATIONS WHERE ABUTTING SIDEWALK OR NEW PAVEMENT IS EXISTING.
10. NOTIFY AND COORDINATE ANY REQUIRED RELOCATION AND/OR REMOVAL OF EXISTING UNDERGROUND UTILITIES, POLES, NETS, OR OTHER ABOVE GROUND APPURTENANCES WITH THE APPROPRIATE UTILITY PROVIDER (I.E. POWER, TELEPHONE, CABLE, AND NATURAL GAS/PETROLEUM) PRIOR TO THE START OF SELECTIVE DEMOLITION WORK.
11. ARRANGE SELECTIVE DEMOLITION SCHEDULE SO AS NOT TO INTERFERE WITH OWNERS USE OF THE PROPERTY.
12. SHOULD UNCHARTED OR INCORRECTLY CHARTED EXISTING UTILITIES BE IDENTIFIED, CONTACT THE ENGINEER IMMEDIATELY FOR INSTRUCTIONS. PROVIDE A SCALED DRAWING OF THE UNCHARTED OR INCORRECTLY CHARTED UTILITY FOR USE BY THE ENGINEER IN PREPARING ADDITIONAL DIRECTIONS.
13. CONTRACTOR SHALL MAINTAIN A CLEAN WORK SITE, FREE OF DEBRIS, TRASH, OR OTHER CONSTRUCTION MATERIALS. AREAS SUBJECT TO SITE CONSTRUCTION ADJACENT TO THE PUBLIC RIGHT OF WAY AND PEDESTRIAN SIDEWALKS SHALL BE LEFT "BROOM CLEAN" AT THE END OF EACH WORK DAY.
14. REMOVE ALL ITEMS SHOWN ON EXISTING CONDITIONS PLAN AS NEEDED FOR THE INSTALLATION OF NEW WORK AND/OR INFRASTRUCTURE.
15. NO EQUIPMENT IS ALLOWED ON THE SITE UNTIL ALL THE TREE PROTECTION AND SILT FENCING HAS BEEN INSTALLED AND APPROVED.

SURVEY LEGEND

- * LIGHT POLE
- + EX SPOT GRADE
- Q UTILITY POLE
- CO SANITARY SEWER CLEANOUT
- SM SANITARY SEWER MANHOLE
- WM WATER METER
- WM SIGN
- PROPERTY LINE
- SETBACK LINE
- EASEMENT LINE
- FENCE LINE
- SANITARY SEWER LINE
- WATER MAIN
- NATURAL GAS MAIN
- TELEPHONE LINE
- MARKED UTILITY LINE
- MAJOR TOPOGRAPHICAL CONTOUR
- MAJOR TOPOGRAPHICAL CONTOUR



DEMOLITION SEQUENCE:

1. INSTALL TREE PROTECTION FENCING AS SHOWN TO PROTECT TREES THAT WILL REMAIN IN PLACE.
2. INSTALL THE NECESSARY EROSION AND SEDIMENT CONTROL MEASURES AS SHOWN ON THE APPROVED EROSION AND SEDIMENT CONTROL PLAN.
3. REMOVE AND/OR DEMOLISH EXISTING STRUCTURES, OVERHEAD POWER AND OTHER UTILITIES AS SHOWN ON THE PLAN. COORDINATE WITH DUKES ENERGY/PROGRESS AND OTHER APPLICABLE UTILITIES PRIOR TO REMOVAL.
4. REMOVE EXISTING TREES THAT ARE APPROVED FOR REMOVAL.
5. REMOVE CONCRETE SIDEWALK, ASPHALT, FEATURES AS SHOWN. DEMOLISH THE EXISTING STRUCTURE AND RETAINING WALLS AS SHOWN.
6. REMOVE EXISTING ROOT MAT, TOPSOIL, AND OTHER ORGANIC MATERIALS FROM THE CONSTRUCTION AREA AS REQUIRED.
7. REMOVE ANY ADDITIONAL EXISTING FEATURES AS SHOWN ON THIS PLAN.

SYMBOL	DATE	REVISIONS	
		1	2
	02/06/25	PER COR COMMENT	
	07/08/25	PER COR COMMENT	

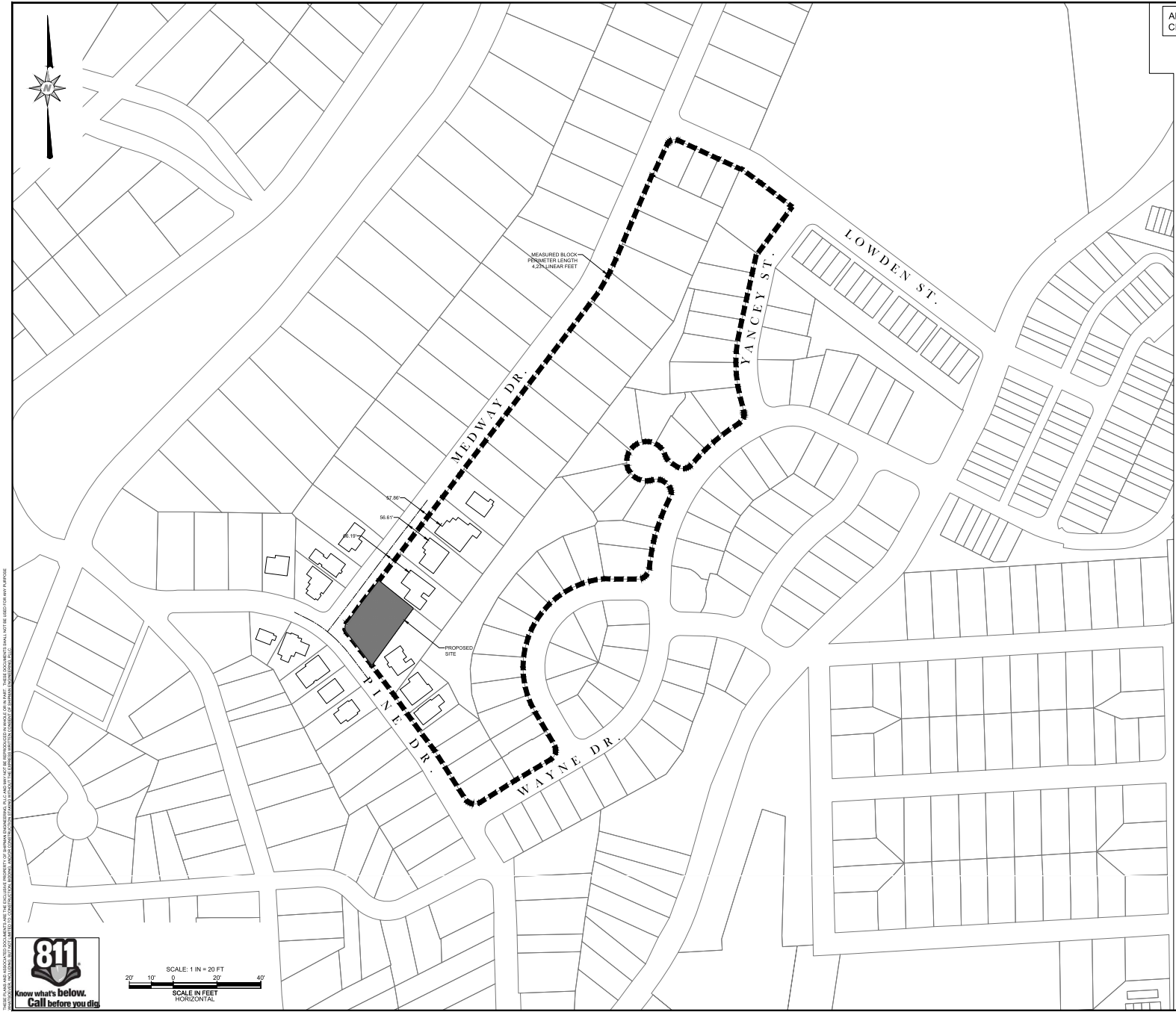
SHIPMAN ENGINEERING, P.L.C.
337 MIDDLEGREEN PLACE
RITZ SPRING, NC 27540
919.300.0005

DESIGNED BY: WGS
DRAWN BY: WGS
CHECKED BY: WGS
DRAWING DATE: 03/26/24
SE PROJECT #: 2024-003

2400 MEDWAY DR. SUBDIVISION
CITY OF RALEIGH - WAKE COUNTY, NORTH CAROLINA
DEMOLITION PLAN

SHEET NUMBER:
C-02

CITY OF RALEIGH CASE
SUB-0064-2024



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

BLOCK LENGTH PERIMETER CALCULATIONS:

PROJECT ZONING:	R-10
ADJACENT ZONING:	R-10
AVERAGE LOT AREA:	N/A
MAXIMUM ALLOWABLE LENGTH (PER UDO 8.3.2.B)	2,500 LF
MIN. APPLICABLE SITE AREA:	3 ACRES
PROPOSED SITE AREA:	0.339 ACRES
MEASURED BLOCK PERIMETER:	4,231 LF

SINCE SITE AREA IS LESS THAN 3 ACRES, PER UDO 8.3.2.2.B, THE MEASURED BLOCK PERIMETER IS EXEMPT FROM UDO REQUIREMENTS.

INFILL COMPATIBILITY SETBACK CALCULATION

AVERAGE PRIMARY STREET SETBACK:

2406 MEDWAY DR.	66.19'
2410 MEDWAY DR.	55.61'
2414 MEDWAY DR.	57.86'
MEDIAN VALUE:	57.86'

PROPOSED LOT WIDTHS:

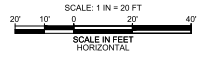
LOT 1	67'
LOT 2	70'

PER UDO 2.2.7.C.1.B, SETBACK RANGE MUST BE WITHIN 20% OF THE MEDIAN FOR LOTS 65-80' IN WIDTH.

MIN. PRIMARY SETBACK:	0.8' 57.86' = 46.29'
MAX. PRIMARY SETBACK:	1.2' 57.86' = 69.43'

SINCE RIGHT-OF-WAY WIDTH VARIES, MEASURE ENVELOPE FROM EXISTING CENTERLINE.

THIS PLAN AND ASSOCIATED DOCUMENTS ARE THE EXCLUSIVE PROPERTY OF SHIPMAN ENGINEERING, PLLC AND MAY NOT BE REPRODUCED, COPIED, IN WHOLE OR IN PART, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF SHIPMAN ENGINEERING, PLLC.



SYMBOL	DATE	REVISIONS
1	02/06/24	PER COR COMMENT
2	07/09/24	PER COR COMMENT

SHIPMAN ENGINEERING

137 MIDDLEGREEN PLACE
RALEIGH, NC 27603
919.300.0093

DESIGNED BY: WGS
DRAWN BY: WGS
CHECKED BY: WGS
DRAWING DATE: 03/28/24
SE PROJECT #: 2024-003

2400 MEDWAY DR. SUBDIVISION
CITY OF RALEIGH WAKE COUNTY, NORTH CAROLINA
BLOCK PERIMETER & INFILL SETBACK MAP

CITY OF RALEIGH CASE
SUB-0064-2024

SHEET NUMBER
C-03

THIS PLAN AND ANY ASSOCIATED DOCUMENTS ARE THE PROPERTY OF SHIPMAN ENGINEERING, PLLC AND MAY NOT BE REPRODUCED, COPIED, OR IN ANY MANNER. THESE DOCUMENTS SHALL NOT BE USED FOR ANY PURPOSE OTHER THAN THAT FOR WHICH THEY WERE PREPARED. SHIPMAN ENGINEERING, PLLC SHALL NOT BE RESPONSIBLE FOR ANY DAMAGE TO PERSONS OR PROPERTY CAUSED BY THE USE OF THESE DOCUMENTS FOR ANY PURPOSE OTHER THAN THAT FOR WHICH THEY WERE PREPARED.



Know what's below.
Call before you dig

IMPORTANT NOTE: LOTS 1 AND 2 ARE SUBJECT TO CITY OF RALEIGH (NPL) COMPACTIBILITY REQUIREMENTS PER UDD 22.1 & 22.21.

SOLID WASTE SERVICE TO BE PROVIDED VIA ROLL-OUT CARTS TO THE PUBLIC RIGHT-OF-WAY. CARS SHALL BE STORED OUTSIDE THE RECESSED GARAGE DOOR ON THE COVERED AREA OF THE UNIT DRIVEWAY.

IMPORTANT SIGHT TRIANGLE NOTE: WITHIN THE SIGHT TRIANGLES SHOWN ON THIS PLAN, NO OBSTRUCTION BETWEEN TWO (2) AND EIGHT (8) FEET IN HEIGHT ABOVE THE CURB LINE ELEVATION OR THE NEAREST TRAVELLED WAY, IF NO CURBING EXISTS.

UTILITY KEYNOTES	
	34" WATER SERVICE W/ 6" S" METER (CORPUS STD. W-23)
	4" SANITARY SEWER SERVICE W/ CLEANOUT (CORPUS STD. S-30)
	4" WYE SADDLE: CONNECT TO EX. SANITARY SEWER MAIN
	34" SERVICE SADDLE: CONNECT TO EX. WATER MAIN
	EXISTING SANITARY SEWER SERVICE TO REMAIN
	EXISTING WATER METER AND SERVICE LINE TO REMAIN
	EXISTING FIRE HYDRANT TO REMAIN
	SAVOUT & PATCH EXISTING ASPHALT PAVEMENT
	34" IRRIGATION RPIZ IN AG ENCLOSURE: CORPUS STD. W-36
	34" IRRIGATION SERVICE W/ 3/4" METER & CORP STOP: CORPUS STD. W-30

ICTORIA CREECH
70370334
DB 017778 PG 01093
NS: 6-40
E: FAMILY RES.

NP MICHAEL & LORSA VILLAMON
P/N: 1702704346
REID: 0021064
DB 017134 PG 00264
ZONING: 6-40
USE: SINGLE FAMILY RES.

NP RYAN & AMY KIMBERG
P/N: 1702704241
REID: 0021064
DB 017134 PG 00264
ZONING: 6-40
USE: SINGLE FAMILY RES.

NP GEORGE & SUSAN BURNETTE
P/N: 1702704346
REID: 0021064
DB 006171 PG 00683
ZONING: 6-40
USE: SINGLE FAMILY RES.

NP ROBERT & BRITANNY MOORE
P/N: 1702703646
REID: 0049023
DB 017778 PG 01093
ZONING: 6-40
USE: SINGLE FAMILY RES.

NP WILLIAM & JULIE HARNELL
P/N: 1702704346
REID: 0049023
DB 017134 PG 00264
ZONING: 6-40
USE: SINGLE FAMILY RES.

NP DAVID & RACHEL LEWIS
P/N: 1702704346
REID: 0049023
DB 017134 PG 00264
ZONING: 6-40
USE: SINGLE FAMILY RES.

NP JAMES C. & KRISTI TALLEY
P/N: 1702704346
REID: 0049023
DB 017134 PG 00264
ZONING: 6-40
USE: SINGLE FAMILY RES.

NP EVAN & LINDSAY MUELLERWHITE
P/N: 1702704346
REID: 0049023
DB 004241 PG 00411
ZONING: 6-40
USE: SINGLE FAMILY RES.

ATTENTION CONTRACTORS

The Contractor responsible for the extension of water, sewer, and/or reuse, as approved in these plans, is responsible for contacting the Infrastructure Inspections Division and schedule a Pre-construction meeting on the Development Portal prior to beginning any construction. Raleigh Water must be contacted at (919) 996-4540 at least twenty-four hours prior to beginning any work activity around critical water and sewer infrastructure.

Failure to notify City Departments in advance of beginning construction, will result in the issuance of monetary fines, and require installation of any water or sewer facilities not inspected as a result of this notification failure.

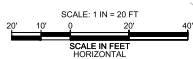
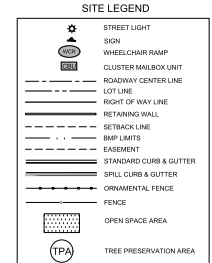
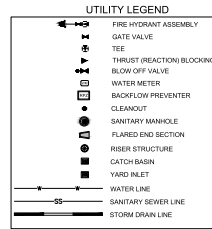
Failure to call for Inspection, install a downstream pump, have permitted plans on the jobsite, or any other violation of City of Raleigh Standards will result in a fine and possible exclusion from future work in the City of Raleigh.

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

GENERAL NOTES:

- EXISTING CONDITIONS, BOUNDARY, AND TOPOGRAPHICAL DATA OF THE SUBJECT PARCEL ARE COMPILED FROM A FIELD SURVEY OF THE PROPERTY BY TAYLOR LAND CONSULTANTS, PLLC DATED OCTOBER 22, 2024. THE DATA SHOWN ON THIS DRAWING IS NOT THE RESULT OF A FIELD SURVEY BY SHIPMAN ENGINEERING, PLLC. ADDITIONAL EXISTING CONDITIONS DATA PROVIDED FOR SUPPLEMENTAL DATA INCLUDING AERIAL PHOTOGRAPHY, WAKEY COUNTY GIS DATA, AND OTHER DATA SOURCES AS REQUIRED.
- REFER TO EROSION AND SEDIMENT CONTROL PLAN AND CONSTRUCTION REQUIREMENT BEFORE PERFORMING ANY CLEARING, GRUBBING, OR DEMOLITION OPERATIONS.
- NO TITLE OPINION ON THIS PROPERTY HAS BEEN FURNISHED.
- AREAS COMPILED BY AUTOCAD.
- THE PROPERTY SHOWN HEREON IS SUBJECT TO ALL RIGHTS-OF-WAY, EASEMENTS, COVENANTS, AND RESTRICTIONS OF RECORD.
- ALL DISTANCES SHOWN ON THE SURVEY ARE HORIZONTAL. GROUND DISTANCES.
- THE PROPERTY SHOWN IS LOCATED OUTSIDE OF ANY FLOOD HAZARD AREAS AS SHOWN ON FEMA FIRM 320705000 DATED JULY 19, 2002.
- REFER TO SEALED TOPOGRAPHICAL SURVEY BY TAYLOR LAND CONSULTANTS, PLLC FOR HORIZONTAL AND VERTICAL DATUM INFORMATION AND OTHER SURVEY CONTROL DATA.
- WETLAND, STREAM, AND ENVIRONMENTAL INVESTIGATION HAS NOT BEEN PERFORMED ON THIS PROPERTY. IT IS BELIEVED THAT NO ENVIRONMENTALLY SENSITIVE AREAS EXIST WITHIN THE PROJECT LIMITS.
- CONSTRUCTION DRAWINGS APPROVAL IS REQUIRED BEFORE CONSTRUCTION CAN BEGIN. ALL APPLICABLE FEES SHALL ALSO BE IN ACCORD TO CONSTRUCTION DRAWINGS APPROVAL.
- NO NATURAL OR HISTORIC SITES HAVE BEEN IDENTIFIED ON OR ADJACENT TO THE PROJECT SITE PER WAKEY COUNTY AND/OR CITY OF RALEIGH CULTURAL OR HISTORICAL RESOURCE MAPS.
- TREE PROTECTION FENCING SHALL BE PROVIDED ALONG ALL VEGETATED RIPARIAN BUFFERS, TREE PRESERVATION AREAS, AND PERIMETER BUFFER AREAS.
- CONTRACTOR SHALL FIELD VERIFY THE LOCATIONS, DEPTHS, AND MATERIALS OF ALL EXISTING UTILITIES PRIOR TO BEGINNING CONSTRUCTION ACTIVITY ON SITE. UNDERGROUND UTILITIES ARE SHOWN BASED ON MARKINGS PROVIDED BY THE NC ONE CALL CENTER AND ABOVE GROUND EVIDENCE. EXISTING CONDITIONS SHOULD BE CONSIDERED APPROPRIATE IN NATURE. WHILE EVERY EFFORT HAS BEEN MADE TO ENSURE THE ACCURACY OF THE INFORMATION GIVEN, ACTUAL FIELD CONDITIONS MAY VARY AND SHOULD BE CONFIRMED PRIOR TO CONSTRUCTION.
- ALL DIMENSIONS SHOWN ARE TO THE EDGE OF PAVEMENT, UNLESS NOTED OTHERWISE.
- COORDINATE ELECTRICAL POWER, TELEPHONE, CABLE, FIBER, AND OTHER UNDERGROUND UTILITY INSTALLATION WITH THE APPROPRIATE UTILITY PROVIDER AND THE CITY OF RALEIGH AS REQUIRED.
- ALL PROPOSED SIGNAGE WILL COMPLY WITH THE CITY OF RALEIGH UNIFIED DEVELOPMENT ORDINANCE, SECTION 7.3.
- CONTRACTOR IS RESPONSIBLE FOR VERIFYING ALL GRADES PRIOR TO THE START OF CONSTRUCTION. NOTIFY ENGINEER IMMEDIATELY IF DISCREPANCIES ARE NOTED.
- THE MAXIMUM SIDEWALK CROSS SLOPE SHALL BE 2% (1/4" PER FOOT).
- TACTILE WARNING MATS OR TRUNCATED DOMES ARE TO BE INSTALLED ON ALL WHEELCHAIR RAMPS PER THE CITY OF RALEIGH ACCESSIBILITY STANDARDS.
- ALL TEMPORARY TRAFFIC CONTROL MEASURES, SIGNS, AND MARKINGS SHALL BE REVIEWED AND APPROVED BY THE ENGINEER PRIOR TO INSTALLATION IN THE FIELD.
- ALL PARKING STALL MARKINGS AND LANE ARROWS SHALL BE WITHIN THE PARKING AND VEHICULAR AREA AND SHALL BE WHITE.
- MINIMUM CORNER CLEARANCE FROM CURB LINE OF INTERSECTING STREETS SHALL BE AT LEAST 20 FEET FROM THE POINT OF TANGENCY.

CURVE TABLE			
CURVE	RADIUS	LENGTH	CHORD
CT	20.04'	25.57'	23.87'



SHIPMAN
ENGINEERING
137 MIDDLEGREEN PLACE
RALEIGH, NC 27603
919.300.0000

DESIGNED BY: WGL
DRAWN BY: WGL
CHECKED BY: WGL
DRAWING DATE: 10/20/24
SE PROJECT #: 2024-003

2400 MEDWAY DR. SUBDIVISION
CITY OF RALEIGH - WAKEY COUNTY, NORTH CAROLINA
SITE LAYOUT & UTILITY PLAN

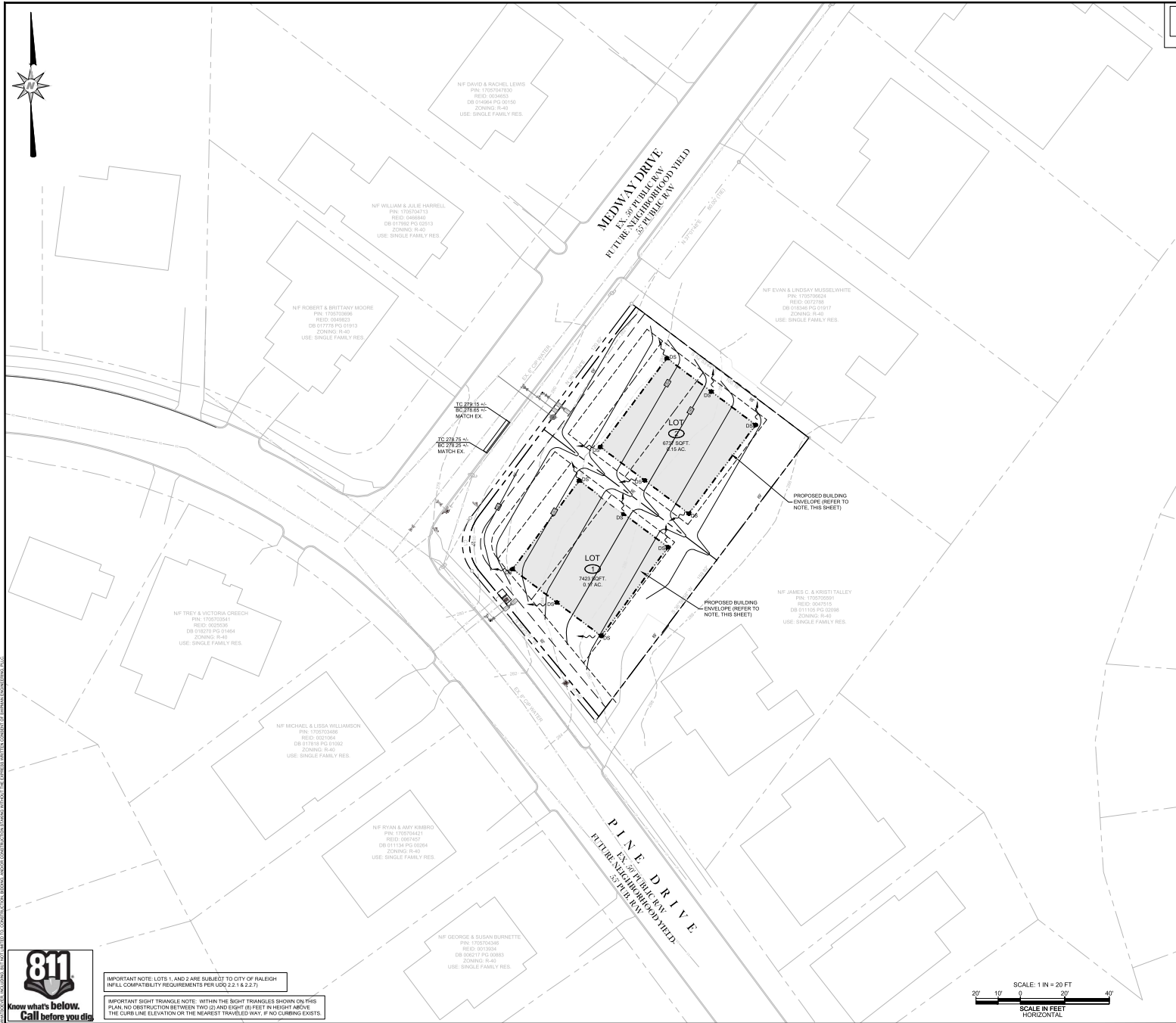
SHEET NUMBER:
C-04

THIS PLAN AND ASSOCIATED DOCUMENTS ARE THE SOLE PROPERTY OF SHIPMAN ENGINEERING, PLLC AND MAY NOT BE REPRODUCED, COPIED, OR IN ANY MANNER. THESE DOCUMENTS SHALL NOT BE USED FOR ANY PURPOSES OTHER THAN THAT FOR WHICH THEY WERE PREPARED. THE USER ASSUMES ALL LIABILITY FOR ANY DAMAGE, LOSS, OR INJURY THAT MAY BE CAUSED BY THE USE OF THESE DOCUMENTS.



IMPORTANT NOTE: LOTS 1 AND 2 ARE SUBJECT TO CITY OF RALEIGH (NPLL) COMPATIBILITY REQUIREMENTS PER UDC 22.1 & 22.3.

IMPORTANT SIGHT TRIANGLE NOTE: WITHIN THE SIGHT TRIANGLES SHOWN ON THIS PLAN, NO OBSTRUCTION BETWEEN TWO (2) AND EIGHT (8) FEET IN HEIGHT ABOVE THE CURB LINE ELEVATION OR THE NEAREST TRAVELLED WAY, IF NO CURBING EXISTS.



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

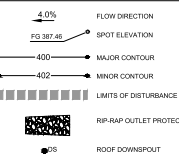
GENERAL NOTES:

- EXISTING CONDITIONS, BOUNDARY, AND TOPOGRAPHICAL DATA OF THE SUBJECT PARCEL ARE COMPILED FROM A FIELD SURVEY OF THE PROPERTY BY TAYLOR LAND CONSULTANTS, PLLC DATED OCTOBER 23, 2024. THE DATA SHOWN ON THIS DRAWING IS NOT THE RESULT OF A FIELD SURVEY BY SHIPMAN ENGINEERING, PLLC. ADDITIONAL EXISTING CONDITIONS DATA PROVIDED BY SUPPLEMENTAL DATA INCLUDING AERIAL PHOTOGRAPHY, WAKE COUNTY GIS DATA, AND OTHER DATA SOURCES AS REQUIRED.
- REFER TO EROSION AND SEDIMENT CONTROL PLAN AND CONSTRUCTION SEQUENCE BEFORE PERFORMING ANY CLEARING, GRUBBING, OR DEMOLITION OPERATIONS.
- NO TITLE OPINION ON THIS PROPERTY HAS BEEN FURNISHED.
- AREAS COMPILED BY AUTOCAD.
- THE PROPERTY SHOWN HEREON IS SUBJECT TO ALL RIGHTS-OF-WAY, EASEMENTS, COVENANTS, AND RESTRICTIONS OF RECORD.
- ALL DISTANCES SHOWN ON THE SURVEY ARE HORIZONTAL. GROUND DISTANCES.
- THE PROPERTY SHOWN IS LOCATED OUTSIDE OF ANY FLOOD HAZARD AREAS AS SHOWN ON FEMA FIRM 3207760000 DATED JULY 19, 2022.
- REFER TO SEALED TOPOGRAPHICAL SURVEY BY TAYLOR LAND CONSULTANTS, PLLC FOR HORIZONTAL AND VERTICAL DATUM INFORMATION AND OTHER SURVEY CONTROL DATA.
- WETLAND, STREAM AND ENVIRONMENTAL INVESTIGATION HAS NOT BEEN PERFORMED ON THIS PROPERTY. IT IS BELIEVED THAT NO ENVIRONMENTALLY SENSITIVE AREAS EXIST WITHIN THE PROJECT LIMITS.
- CONSTRUCTION DRAWING APPROVAL IS REQUIRED BEFORE CONSTRUCTION CAN BEGIN. ALL APPLICABLE FEES SHALL ALSO BE PAID PRIOR TO CONSTRUCTION DRAWING APPROVAL.
- NO NATURAL OR HISTORIC SITES HAVE BEEN IDENTIFIED ON OR ADJACENT TO THE PROJECT SITE PER WAKE COUNTY AND/OR CITY OF RALEIGH CULTURAL OR HISTORICAL RESOURCE MAPS.
- TREE PROTECTION FENCING SHALL BE PROVIDED ALONG ALL VEGETATED RIPARIAN BUFFERS, TREE PRESERVATION AREAS, AND PERIMETER BUFFER AREAS.
- CONTRACTOR SHALL FIELD VERIFY THE LOCATIONS, DEPTHS, AND MATERIALS OF ALL EXISTING UTILITIES PRIOR TO BEGINNING CONSTRUCTION. BUILDING FOOTPRINT AREAS AND UTILITIES ARE SHOWN BASED ON MARKINGS PROVIDED BY THE NC ONE CALL CENTER AND ABOVE GROUND EVIDENCE. EXISTING CONDITIONS SHOULD BE CONSIDERED APPROPRIATE IN NATURE. WHILE EVERY EFFORT HAS BEEN MADE TO ENSURE THE ACCURACY OF THE INFORMATION GIVEN, ACTUAL FIELD CONDITIONS MAY VARY AND SHOULD BE CONFIRMED PRIOR TO CONSTRUCTION.
- ALL DIMENSIONS SHOWN ARE TO THE EDGE OF PAVEMENT, UNLESS NOTED OTHERWISE.
- COORDINATE ELECTRICAL POWER, TELEPHONE, CABLE, FIBER, AND OTHER UNDERGROUND UTILITY INSTALLATION WITH THE APPROPRIATE UTILITY PROVIDER AND THE CITY OF RALEIGH AS REQUIRED.
- ALL PROPOSED SIGNAGE WILL COMPLY WITH THE CITY OF RALEIGH UNIFIED DEVELOPMENT ORDINANCE, SECTION 7.3.
- CONTRACTOR IS RESPONSIBLE FOR VERIFYING ALL GRADES PRIOR TO THE START OF CONSTRUCTION. NOTIFY ENGINEER IMMEDIATELY IF DISCREPANCIES ARE NOTED.
- THE MAXIMUM SIDEWALK CROSS SLOPE SHALL BE 2% (1/4" PER FOOT).
- TACTILE WARNING MATS OR TRUNCATED CONES ARE TO BE INSTALLED ON ALL WHEELCHAIR RAMPS PER THE CITY OF RALEIGH ACCESSIBILITY STANDARDS.
- ALL TEMPORARY TRAFFIC CONTROL MEASURES, SIGNS, AND MARKINGS SHALL BE REVIEWED AND APPROVED BY THE ENGINEER PRIOR TO INSTALLATION IN THE FIELD.
- ALL PARKING STALL MARKINGS AND LANE ARROWS SHALL BE WITHIN THE PARKING AND VEHICULAR AREAS AND SHALL BE WHITE.
- MINIMUM CORNER CLEARANCE FROM CURB LINE OF INTERSECTING STREETS SHALL BE AT LEAST 20 FEET FROM THE POINT OF TANGENCY.

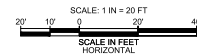
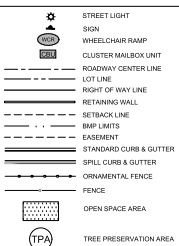
IMPORTANT NOTE:

BUILDING ENVELOPES AND DOWNSPOUT LOCATIONS SHOWN ON THIS PLAN ARE ILLUSTRATIVE IN NATURE AND ARE SHOWN TO DEMONSTRATE POTENTIAL BUILDING FOOTPRINT AREAS AND COMMON DOWNSPOUT LOCATIONS AT BUILDING CORNERS.
THE EXACT BUILDING FOOTPRINT FOR EACH PROPOSED HOUSE IS UNKNOWN AT THE TIME OF THIS PLAN AND WILL BE SELECTED BY A FUTURE BUYER OR HOME BUILDING CONTRACTOR.

GRADING & DRAINAGE LEGEND



SITE LEGEND



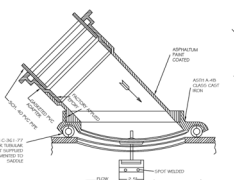
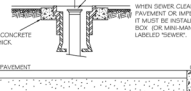
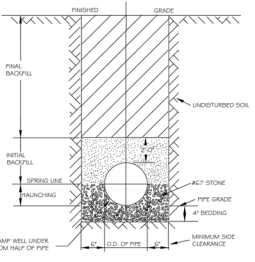
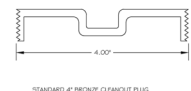
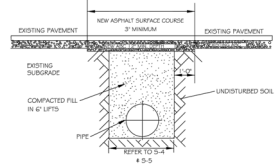
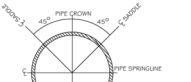
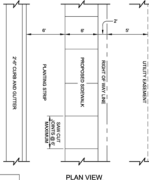
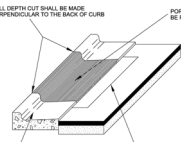
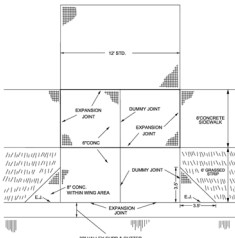
CITY OF RALEIGH CASE SUB-0064-2024

REVISIONS		SYMBOL	DATE	PER COR COMMENT
1	02/06/25		07/08/25	PER COR COMMENT
2				

SHIPMAN ENGINEERING, PLLC
337 MIDDLEGREEN PLACE
RALEIGH, NC 27603
DESIGNED BY: WGS
DRAWN BY: WGS
CHECKED BY: WGS
DRAWING DATE: 02/06/25
SE PROJECT #: 2024-003

2400 MEDWAY DR. SUBDIVISION
CITY OF RALEIGH, WAKE COUNTY, NORTH CAROLINA
LOT GRADING PLAN

SHEET NUMBER: C-05



SHIPMAN

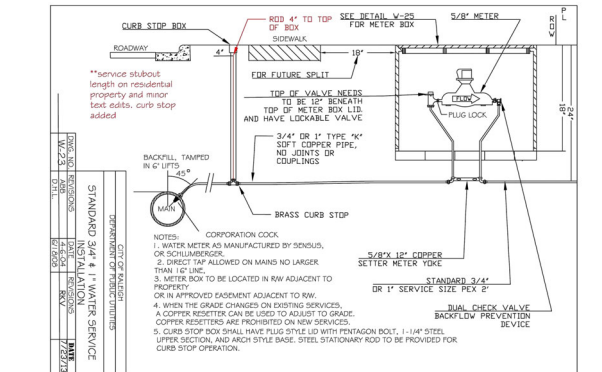
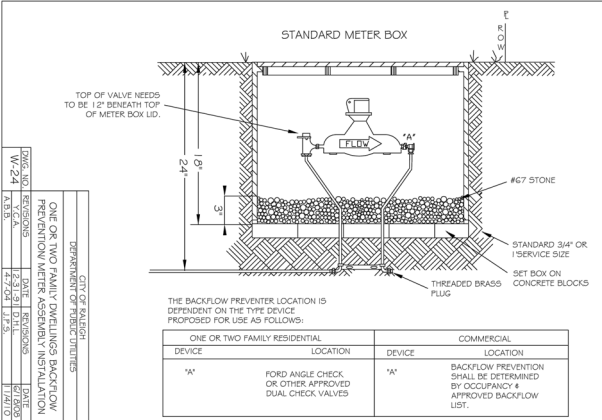
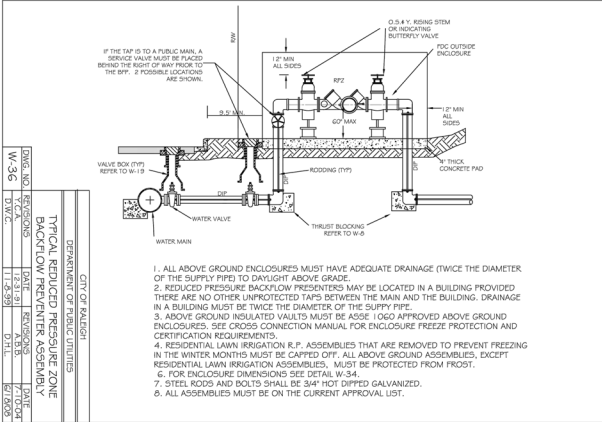
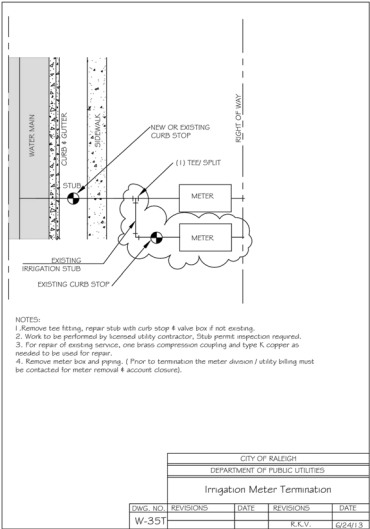
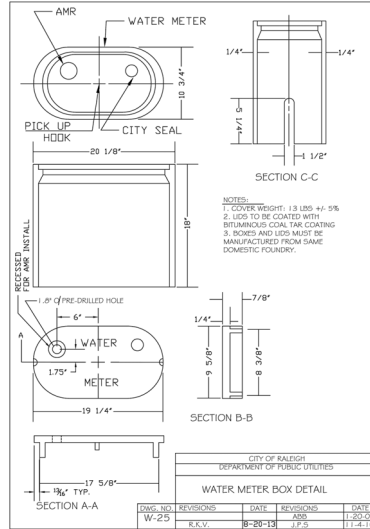
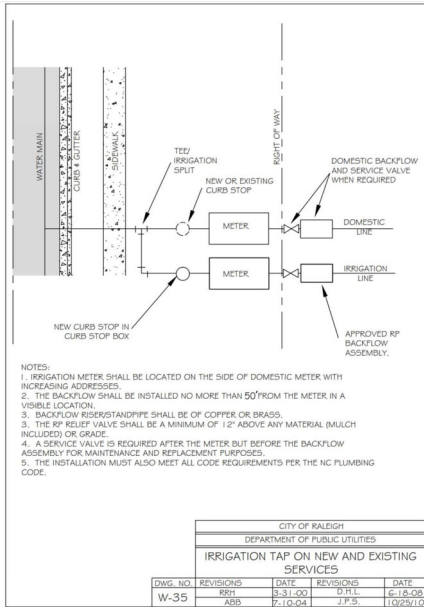
ENGINEERING

SHIPMAN ENGINEERING
NORFOLK, IOWA

137 MIDDLEGREEN PLACE
HOLLY SPRINGS, NC 27540
919.940.0008

DESIGNED BY:	JG25
DRAWN BY:	JG25
CHECKED BY:	JG25
DRAWING DATE:	12/28/24
SE PROJECT #:	2024-003

THIS IS AN UNCLASSIFIED DOCUMENT AND THE RELEASE OF ITS CONTENTS IS UNLIMITED. IT IS THE POLICY OF THE CITY OF RALEIGH TO MAKE ALL INFORMATION CONTAINED HEREIN AVAILABLE TO THE PUBLIC. ANY INFORMATION CONTAINED HEREIN IS UNCLASSIFIED EXCEPT WHERE SHOWN OTHERWISE. DATE 07/20/2011 BY 60322/UC/STP



SHIPMAN
ENGINEERING

SHIPMAN ENGINEERING, PLLC
1000 S. RALEIGH AVENUE
RALEIGH, NC 27601
919.300.0000

2400 MEDWAY DR. SUBDIVISION
CITY OF RALEIGH, WAKE COUNTY, NORTH CAROLINA

NOTES & DETAILS II

DESIGNED BY: WBS
DRAWN BY: WBS
CHECKED BY: WBS
DRAWING DATE: 10/20/2011
SE PROJECT #: 2004-002

REVISIONS
SYMBOL DATE REVISIONS
1 02/06/2011 PER COR COMMENT
2 07/08/2011 PER COR COMMENT

SHEET NUMBER
D-02