

**NEW HANOVER COUNTY
PLANNING & INSPECTIONS
DEPARTMENT
PERFORMANCE RESIDENTIAL
DEVELOPMENT**

230 Government Center Drive
Suite 110
Wilmington, NC 28403
910-798-7165 phone
910-798-7053 fax
www.nhcgov.com

Name of Applicant or Owner TRS HOLDINGS, LLC	Date of Application
Address 420 BEASLEY ROAD	City, State, Zip WILMINGTON, NC 28409
Email Address steve@steveshuttleworth.com	Telephone Number of Owner 719 499-1373
Name of Surveyor (if different than Owner) HANOVER DESIGN SERVICESE, P.A. (JON WAYNE)	Telephone Number of Surveyor (if different than Owner) 910 343-8002
Address of Surveyor (if different than Owner) 1123 FLORAL PARKWAY	City, State, Zip WILMINGTON, NC 28403
Email Address (if different than Owner) jwayne@hdsilm.com	Parcel ID Number R05000-001-001-000
Location of Property EAST END OF LEHIGH ROAD	Square Feet/Acres on Plat 19.88 ACRES
Project Name ROUNDTREE RIDGE	Land Classification RESIDENTIAL

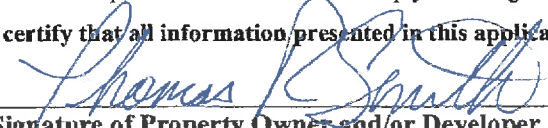
SUBMISSION REQUIREMENTS

The application will be regarded as incomplete until the following items are received by Planning & Zoning.

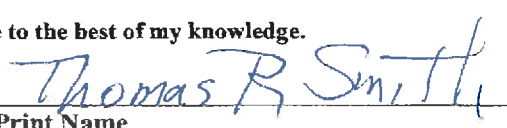
Your application must include a **\$300.00 fee** and **15 folded maps** of the proposed Performance Residential Development. This fee should be payable to New Hanover County and **must** accompany this application. Applications for Performance Residential Development are received and acted upon by the County's Technical Review Committee. Planning & Zoning staff will send a copy to each appropriate agency. **Written agency comments must be received three (3) weeks prior to the meeting before being placed on the TRC agenda.**

1. **Streets** - Written comments from the North Carolina Department of Transportation approving the design of all public streets or a letter from the County Engineer approving the design of all private streets.
2. **Water and Sewer**- A letter from the appropriate State or local health agency approving the design of such systems and commitment allocation to serve the project.
3. **Drainage**- The location of all marshes, watercourses, ditches, drainage channels, with proposed drainage and utility easements water and sewer for the proposed subdivision.
4. A letter from the Soil Conservation Service indicating any acreage from Class IV soils on the property.
5. A letter from County Fire Services approving fire hydrant location and street design.
6. **You are encouraged to arrange an informal conference with planning staff at least two (2) weeks prior to submitting an application. By attending this conference, you will improve your chances of submitting a complete and acceptable application.** You should bring a rough sketch of your proposal to this conference. Planning & Zoning staff will proceed to advise you of environmental problems, point out significant design problems, describe the required improvements, and advise you regarding the required approval letters for water and sewer. A checklist outlining these requirements is available to help you through this process.

I certify that all information presented in this application is accurate to the best of my knowledge.



Signature of Property Owner and/or Developer



Print Name

- Tree retention and landscaping in accordance with Section 67
- Private streets acceptable to County Engineer or public streets acceptable to NCDOT
- Total acres submerged land, plat area per dwelling unit & acreage of open space
- Hurricane evacuation plan (if applicable)
- Unduplicated Development and street names
- Names and locations of adjoining subdivisions, streets, adjacent property owners
- Roadway cross-section and drainage design
- Lot lines, lot numbers, and setback lines
- Block lengths greater than 400' but less than 1000', cul-de-sacs less than 500'
- Street jogs are no less than 200'
- Street inter-connectivity, (Index 1.4 or greater)
- Significant tree survey
- Traffic Impact Analysis (TIA)
- Water/ Sewer Capacity Letters
- Street lights
- Fire hydrant and locations
- Sidewalks & Pedestrian easements
- Double frontage lots shall be avoided

DENSITY CALCULATIONS:

Less: Area in lakes, ponds, or marshes. Area in Class IV soils as confirmed by Soils Conservation Service. (In lieu of Subtracting Dorovan, Johnston and/or Pamlico soils the developer may choose to preserve 100% of such areas as conservation space.
 Maximum Density for applicable zone
 Circle: R-10=3.3, R-15=2.5, R-20=1.9

Gross Tract Acreage: 19.88 Acres
 - 0

Net Tract Acreage 19.88 Acres

Equal Number of units permitted on site
 $13.06 (R-15) \times 2.5 = 32.65$
 $6.79 (R-10) \times 3.3 = 22.41$
55

Total Number Units Permitted: 55 (Net Acreage times Applicable zone factor)

Staff Use Only:
