Application No. _____

ALEXANDER COUNTY
SUBDIVISION APPLICATION FORM
(Please fill out all applicable items)

SUBDIVISION INFORMATION

Subdivision Name: WittenburgWalk

Subdivision Type: ◉ Major (11 or more lots) ○ Minor (10 or fewer lots) ○ Non-Standard ○ Special

Proposed Use of Property: ☑ Residential ☐ Commercial ☐ Industrial

Is there a gated entrance to property: ○ Yes ◉ No

Existing Number of Lots: 1 Total Number of Proposed Lots: 128

Total Number Proposed Units: 1281 Proposed Density (units per acre): 6.8

Proposed Road System: ◉ Public ○ Private ○ Combination Public and Private

Proposed Number of Entrances: 1

Will this Subdivision include a Conservation Subdivision (required for subdivisions over 100 lots): ◉ Yes ○ No

If yes, total percent of project area that will be open space: 28%

What percentage of the open space is contiguous? more than 50%

Water System: ○ Individual ○ Community ◉ Municipal

Sewer System: ○ Individual ○ Community ◉ Municipal

PARCEL INFORMATION

Address(es) of property to be divided: _____

PIN(s): 3716-827-891

Parcel ID(s): 3716-827-891 Total Acreage: 18.78

Deed Book/Page: _____ Township _____

Fire District: _____

Water Supply Watershed: _____ School District: _____

Current Zoning District: ◉ R1 ○ R2 ○ R2R ○ R3 ○ OI ○ MU ○ CC ○ RC ○ I ○ WR

Proposed Zoning District: ◉ R1 ○ R2 ○ R2R ○ R3 ○ OI ○ MU ○ CC ○ RC ○ I ○ WR

Any portion of property within or containing the following:

Floodplain or floodway: ○ Yes ◉ No Perennial streams: ○ Yes ◉ No

Protected mountain ridges (land 500' above adjacent floor): ○ Yes ◉ No

Slopes greater than 30% (or 13.5 degrees) ○ Yes ◉ No

Cemetery: ○ Yes ◉ No

Within ½ mile of a Farmland Preservation District: ○ Yes ◉ No

Adjacent to a Farmland Preservation District: ○ Yes ◉ No

Was the attached a site map based on:

☑ Aerial photography ☐ On-site inspection (If so, date of most recent visit: _____)

☐ Other: _____

SUBDIVISION DESCRIPTION

Describe the development plans for this subdivision, including any potential phases and/or any adjacent properties under the same ownership.

This subdivison plan is for 128 single family lots, each 40 feet wife by 85 deep, with public roads, municiapl water and sewer. There will be fire hydrants installed every 600 feet. The roads are 50' wide, and the cart width is 26 feet.

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If this subdivision includes a Conservation Subdivision, describe how the open space will be conserved. Include information about the primary conservation area (floodplains, land within 50' of a perennial stream, slopes greater than 30%), the secondary conservation area (farmland, natural areas, wildlife habitats & corridors, slopes of 20%-30%), and any remaining lands:

The conservation area is clear of any stram or slope over 30% and will be conserved by an HOA to be formed at a later date.

How will the open space be owned/managed in future years?

HOA

How is the open space accessible to all residents of the subdivision?

Walkway st the right of Unit 1 and between untis 25-103

Provide an explanation for how the subdivision will preserve or alter any other streams (intermittent or perennial), creeks, ponds, reservoirs, floodplains, wetlands, steep slopes, unique natural areas, or rock outcroppings present on the parcel.

N/A

CONTACT INFORMATION

Property Owner:

Name: Homestead Shook Phse 3 LLC Phone: _____
Address: _____ City, State, Zip: _____
Business: _____ Email: _____

Applicant:

Name: Hyconic Holdings Trust Phone: _____
Address: 88 Harvard St City, State, Zip: Lakewood NJ 08701
Business: _____ Email: _____

Agent:

Name: Ben Green Phone: 732-685-3989
Address: 88 Harvard Street City, State, Zip: Lakewood NJ 08701
Business: _____ Email: bgreen613@gmail.com

Plan Preparer:

Name: Ben Green Phone: _____
Address: _____ City, State, Zip: _____
Business: _____ Email: _____

County.

I certify that the information shown above is true and accurate and is in conformance with the Subdivision regulations of Alexander

Ben Green
Print Applicant (Owner or Agent)

Signature Applicant (Owner or Agent)

7/10/24
Date

County Use Only

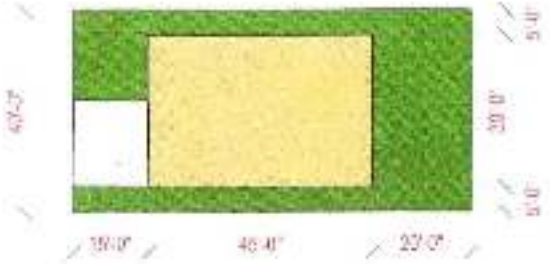
Fee: $_____ Paid: _____ Method: _____ Final Plat Approved On: _____



GRAPHIC SCALE

WITTENBURG WALK - DEVELOPMENT DATA

SITE DATA



WITTENBURG WALK

A1.0

01 OF 01