1:10000; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, LICENSE NUMBER AND SEAL.

THIS 11 DAY OF August A.D. 2026

L-4685
PROFESSIONAL LAND SURVEYOR — LICENSE NUMBER

THAT THE SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

L-4685
PROFESSIONAL LAND SURVEYOR — LICENSE NUMBER

CERTIFICATE OF OWNERSHIP & DEDICATION

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF WAKE FOREST, AND THAT I HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY FREE CONSENT, ESTABLISH MINIMUM BUILDING SETBACK LINES, AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS, AND OTHER SITES AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED. FURTHERMORE, I HEREBY DEDICATE ALL SANITARY SEWER, STORM SEWER AND WATER LINES TO THE TOWN OF WAKE FOREST OR OTHER PUBLIC AGENCY AS NOTED ON THIS PLAT.

8/17/26 — Karen M Powell
DATE — OWNER(S)

STATE OF NORTH CAROLINA - COUNTY OF WAKE

I, Rayvon Walker REVIEW OFFICER OF THE TOWN OF WAKE FOREST, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

9/22/26 — Rayvon Walker
DATE — REVIEW OFFICER

APPROVED FOR RECORDING BY THE TOWN OF WAKE FOREST

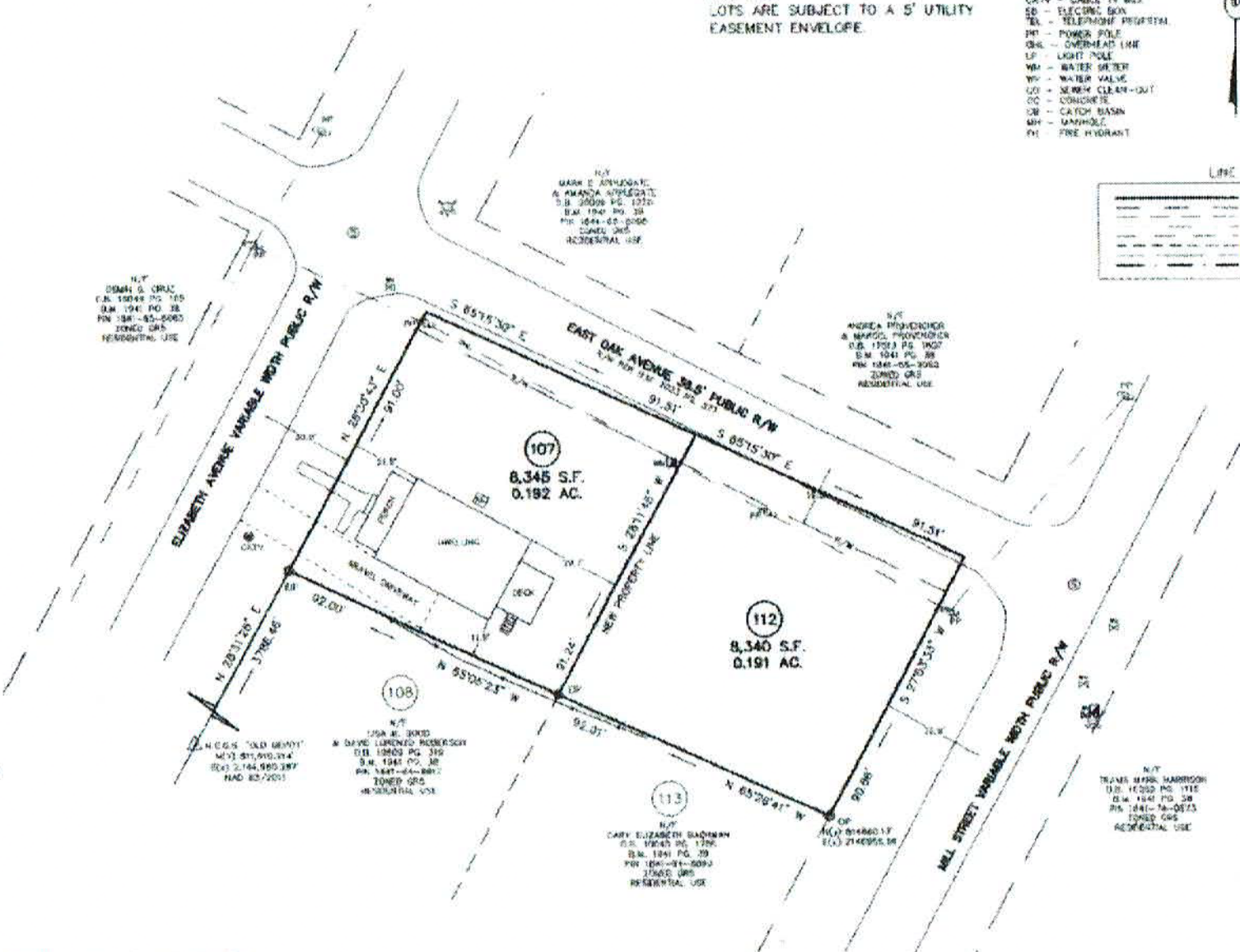
9/22/26
DATE — ADMINISTRATOR

NOTE: PLAT MUST BE RECORDED WITHIN 30 DAYS OF APPROVAL OF PLAT.

NOTE:
LOTS ARE SUBJECT TO A 5' UTILITY EASEMENT ENVELOPE.

EIP - EXISTING IRON PIPE
EIB - EXISTING IRON BAR
BEIP - BENT IRON PIPE
BEIB - BENT IRON BAR
CM - CONCRETE MONUMENT
EPK - EXISTING PK NAIL
SPK - SET PK NAIL
NIP - NEW IRON PIPE SET
R/W - RIGHT OF WAY
CATV - CABLE TV BOX
EB - ELECTRIC BOX
TEL - TELEPHONE PEDESTAL
PP - POWER POLE
OHL - OVERHEAD LINE
LP - LIGHT POLE
WM - WATER METER
WV - WATER VALVE
CO - SEWER CLEAN-OUT
CC - CONCRETE
CB - CATCH BASIN
MH - MANHOLE
FH - FIRE HYDRANT

LINE TYPE LEGEND



Development Standards for Glen Royall Mill Village Character Preservation Overlay (MVCP-O) District

a. Minimum Lot Area: 6,500 sf
b. Maximum Lot Area:
i. Residential: 20,000 sf
ii. Non-residential: 2 acres
c. Principal Front Setback: The principal building setback shall be no more or no less than five feet (5') from the average established front yard of developed lots within 300' on each side of such lot, fronting on the same street as such lot, and within the MVCP-O
d. Building Coverage: Maximum building coverage shall not