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**DATE:** 03.14.2018  
**TO:** ProTrak  
**FROM:** Mitesh Baxi  
Traffic Engineering

■ **NEW HANOVER COUNTY HEALTH AND HUMAN SERVICES [TRC Plan Review]**

☞ Initial Review Note ☞

All comments are based on adopted policy documents, specific City of Wilmington Land Development Code (CofW LDC) and City of Wilmington Technical Standards and Specifications Manual (CofWTSSM) requirements in effect at the time of this review. These have been noted after the comment as appropriate for your ease in further research.

The City Engineer may administratively approve dimensional variance requests per LDC Sec. 18-348. If the Applicant feels further interpretation is in order, please contact Transportation Planning directly to discuss in additional detail. Please apply for all administrative variances in writing, an email is acceptable or this may be included on the plan set. Please see Sec. 18-348 of the Land Development Code for the information required to process a variance request.



**BASE INFORMATION:**

- Revise all sheets to accurately illustrate the existing conditions on and surrounding this parcel. Show all adjacent traffic signs, lane configurations, traffic control devices and pavement markings on the site inventory plan. Please refer to the Technical Standards and Specifications Manual (link is below) Ch. VII C.1.a.2. for specific information and distance requirements. Contact Traffic Engineering at 341-7888 if you need assistance locating these elements.

**NCDOT:**

It is the Applicant’s responsibility to coordinate directly with NCDOT to determine if any driveway permits/ revisions/ review processes are required. Contact NCDOT at 910. 251.2655. Please note additional comments may be forthcoming once coordination occurs.

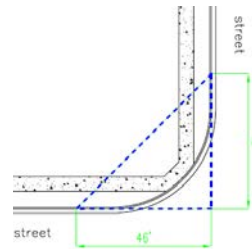
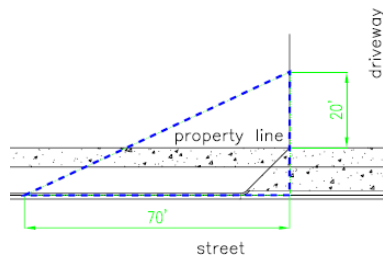
**TECHNICAL STANDARDS – DRIVEWAY ACCESS (Major Thoroughfares):**

1. Driveways for lots along major thoroughfares must at least 75’ offset from property lines to the curb line. A variance may be required for the driveway accessing 16<sup>th</sup> St.
2. Movement prohibition sign for the driveway accessing 16<sup>th</sup> Street:  
Preferably ‘No Right Turn’ sign (R3-1) should be installed at the driveway, in accordance with [MUTCD](#) to restrict the egress traffic from turning right into 16th St. This sign may be used in conjunction with other required signs as per [MUTCD](#). Show the location and label this sign on the plan.

**TECHNICAL STANDARDS – ACCESS (driveway, sidewalk, and sight distance):**

3. The existing driveway accessing 17<sup>th</sup> is proposed to be discontinued. When the use of any driveway has been permanently discontinued, replace all necessary curbs, gutters, aprons, sidewalks, and appurtenances thereto [[Sec. 18-530 CofW LDC](#)]. Please label it accordingly.

4. Driveways shall be City-standard ramp-type driveways. Show City standard detail(s) on plan. [\[SD 3-03.3 & 3-03.4 \(Vertical curb\) CofWTSSM\]](#). Where no curb exists in the vicinity, a flat slab type or a street type entrance may be allowed or required by the City Engineer. [\[page 7-9 CofWTSSM\]](#)
5. Dimension driveway widths and tapers. [\[Sec.18-529 CofW LDC\]](#)
6. Show all adjacent traffic signs and pavement markings on the plan. [\[Sec. 18-529\(b\)\(2\) CofW LDC\]](#)
7. Show any traffic signal facilities and equipment in front of the development. Contact Traffic Engineering at 341-7888 for help in identifying these.
8. Show and apply the City's 20'x70' sight distance triangle at each driveway and the City's 46'x46' sight distance triangle at each street corner intersection on the site plan and landscaping plan. [\[Sec.18-529\(c\)\(3\)CofW LDC\]](#) Add a note indicating that all proposed vegetation within sight triangles shall not interfere with clear visual sight lines from 30"-10'. [\[Sec.18-556 CofW LDC\]](#)



#### TECHNICAL STANDARDS – PARKING:

9. The minimum radius is 25' for any portion of a parking lot adjacent to a travel way (i.e. islands at the end of a parking bay) for parking that is open to the public. If the travel way will not be used for emergency service vehicles or truck traffic, you may request a tighter radius, the minimum is 15'. This request must be made in writing (an email message is acceptable). [\[Chapter VII, Detail SD 15-13 CofWTSSM\]](#)
10. The 6' sidewalk as proposed where adjacent to 90 degree parking spaces does not meet ADA requirements. An allowance for a 2.5' vehicle overhang must be considered. 4' of the sidewalk must remain clear for pedestrian use [\[Chapter VII, Detail SD 3-07 & SD 15-13 CofWTSSM\]](#). Alternatively provide the wheel stops for these parking spaces.
11. Small vehicle spaces (Compact spaces) are shown on the site plan. Please indicate the proposed small spaces in the site data. Small vehicle parking spaces shall be designated by proper signage alerting drivers to the limitation of space size. [\[Sec. 18-529\(c\)\(4\)\(b\) CofW LDC\]](#)
12. Ten compact spaces are provided at the south-east corner of the parking facility, but it is labelled as eleven spaces. Please amend.
13. Please label the areas for the landscape islands within the parking facility [\[SD 15-14\]](#).

#### TECHNICAL STANDARDS – Barrier Free Design:

14. There are existing wheel chair ramps at the street intersections of Greenfield St & S 16<sup>th</sup> St, Greenfield St & S 17<sup>th</sup> St abutting this property. Detectable warning mats must be installed to the existing ramps to comply with the ADA standards [\[Chapter II \(E\) \(6\) of of CofWTSSM\]](#) [\[CofW SD 3-07, SD 3-09 & SD 11-11\]](#).
15. Show the typical handicap sign detail on the plan as per ADA and City standards. [\[Sheets A1 of 5 and A2 of 5, CofW Sign Specification\]](#) <https://www.wilmingtonnc.gov/home/showdocument?id=3940>
16. Please show the International symbol of Accessibility parking space marking as per [Fig. 3B-22 of MUTCD](#).

#### GENERAL NOTES TO ADD TO THE PLAN:

- A. All traffic control signs and markings off the right-of-way are to be maintained by the property owner in accordance with MUTCD standards.
- B. All parking stall markings and lane arrows within the parking areas shall be white.
- C. A utility cut permit is required for each open cut of a City street. Note this on the plan and contact 341-5888 for more details. In certain cases an entire resurfacing of the area being open cut may be required.
- D. Any broken or missing sidewalk panels and curbing will be replaced.
- E. Contact Traffic Engineering at 341-7888 forty-eight hours prior to any excavation in the right of way.

**MISCELLANEOUS:**

- ❖ Contact Traffic Engineering at (910) 341-7888 to discuss street lighting options.
- ❖ We will reserve comments on the parking lot, driveway geometry and other technical issues until a full construction drawing is submitted.
- ❖ Include appropriate City of Wilmington approval stamps for all the sheets prior to submitting the final plans.

Please let me know if you have any questions or if I can be of further assistance as this development moves through the review process.