



**Planning, Development
and Transportation**
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DATE: 04.15.2016
TO: ProTrak
FROM: Bill McDow
 Transportation Planning

MATTHEWS MOTORS [TRC Plan Review #2]

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.

NCDOT:

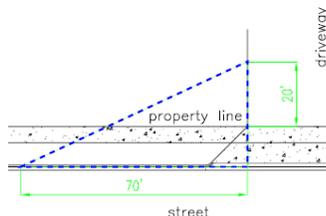
It is the Applicant’s responsibility to coordinate directly with NCDOT to determine if any driveway permits/ revisions/ review processes are required. Contact NCDOT at 910. 251.2655. Please note additional comments may be forthcoming once coordination occurs.

TECHNICAL STANDARDS – DRIVEWAY ACCESS (Major Thoroughfares):

1. Driveways for lots along major thoroughfares must have at least 75’ offset from property lines to the curb line. The property driveways are located with a 6.5’ and 38.1’ offset from the adjacent property lines. A variance request must be filed for the property driveways.
2. Maximum allowed driveways along major thoroughfares is 1/600 lf of continuous frontage plus 1/every 300 additional lf or portion thereof as measured at the property line. [7-13 #b CofW Tech Stds] The site has 208’ of property frontage and 2 proposed driveways. A variance request must be filed for the property driveways.

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

3. Note which existing driveways will be closed. Extend the curb along these driveways and restore the verge area to match the existing/proposed.
4. Please provide a landscaping plan for this project.
5. Please show and apply the City’s 20’x70’ sight distance triangle at each driveway on the 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.18-566 CofW LDC]



TECHNICAL STANDARDS – PARKING:

6. The plans have proposed 15' parking spaces. The minimum standard vehicle parking space size is 8.5' in width by 18' in length. If the applicant is proposing a vehicle overhang, a wheel stop with a minimum of 2.5' clearance from the face of the wheel stop must be maintained.
7. The parking spaces adjacent to the retaining wall appear to be encroaching the retaining wall. The applicant can use vehicle overhang, however, the spaces must have a minimum 2.5' to 3' from the face of the wheel stop to the wall to prevent vehicles from hitting the wall.

TECHNICAL STANDARDS – Barrier Free Design:

8. The sidewalk behind the handicap spaces appear to be flush with the pavement, please provide wheel stops for these spaces.
9. The sidewalk at the western side of the two way driveway, appears to be disconnected. The eastern section of the sidewalk is at the property line and the western section on the sidewalk is at the curb line. Ensure both sides of the sidewalk, which cross the two way driveway, are aligned.

MISCELLANEOUS:

- ❖ Permitting of business identification signage is a separate process. NCDOT/ City of Wilmington will not allow obstructions within the right of way.
- ❖ Contact Alina Dorofeeva at 341-7888, Alina.Dorofeeva@wilmingtonnc.gov to discuss street lighting options.

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.