



**Planning, Development
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DATE: 08.15.2019
TO: ProTrak
FROM: Bill McDow
Transportation Planning

■ **WOODLANDS AT ECHO FARMS TRACT 2 [TRC Plan Review #8]**

↻ 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-SITE PLANS

- **The Submission Cover Page shows Sheets C-2.0 to C-2.2 as Site Plans and Sheets C-4.0 to C-4.3 as Utility Plan and Profile sheets, however, this submission is missing these pages. Please submit the Plans for Review, (Sheet C-2.0 thru Sheet C-2.2 for Site Plans & Sheets C-4.0 to C-4.3 for Utility Plans)**

TECHNICAL STANDARDS – NEW ROADS: (Previous comments remain in effect until Sheets C-2.0 to C-2.2 and Sheets C-4.0 to C4.3 are submitted.)

1. Street Names do not maintain continuity throughout the plan sheets. The site plan sheets C-2.0 to C-3-3 refer to Musket Bay Drive, however, plan sheets C-4.0 to C-4.3 refer to streets named Fairforest Way, Road U and Road R. Please correct street names.
2. Musket Bay Drive and Old Titanium Court appear to be missing Stop Bars, prior to the Stop Signs. Please add the Stop Bars.

TECHNICAL STANDARDS – ACCESS (driveway, sidewalk, and sight distance): Previous comments remain until all plan sheets are submitted.

3. The site appears to end the public sidewalk between unit #52 and unit #53. The frontage of the adjacent parcel is located within the public ROW. Please show a continuation of the sidewalk.
4. The site plans appear to show 3’ wide sidewalk in front of the Westwood at Echo subdivision, however, the site has 5’ sidewalk and 3’ plaza. Please verify sidewalk width and maintain the 5’ sidewalk.
5. As previously stated, show the location of Pedestrian Crossing Signs, and other regulatory signs.

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.