



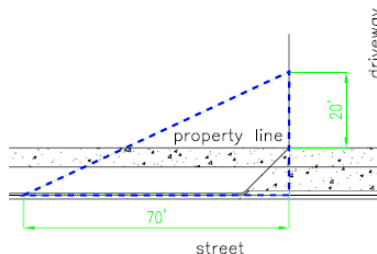
DATE: 08.26.2019
TO: ProTrak
FROM: Mitesh Baxi
Traffic Engineering

910 341-3258
910 341-7801 fax
www.wilmingtonnc.gov
Dial 711 TTY/Voice

■ **VILLAGE TOWNHOMES [TRC Plan Review #3]**

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

1. Please show the existing STOP sign at the southern corner of the existing driveway and show the location of the Stop sign and Stop bar for the proposed driveway. [MUTCD]
2. The stop sign and bar shall be installed in advance of the potential crosswalk and outside of Military Cutoff Rd ROW.
3. Show the standard parallel pavement markings for the multiuse path crossing at the driveway. [MUTCD]
4. Dimension a stub width for the interconnectivity to the property to the north.
5. Dimension width of all the sidewalks and provide detail SD 3-10 on the plan.
6. Provide curbing detail SD 3-11 on the plan.
7. Show and apply the City's 20'x70' sight distance triangle at driveway 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:

8. Site plan shows few parallel parking spaces having a width of 8'. The minimum and standard width of the parking space is 8.5'. [Chapter VII Table 6 of CofWTSSM] Please revise for the parking spaces at the south side of the club house and at any other applicable locations or a variance may be required.
9. The minimum vehicle parking space size must be 15.5' in length before wheel stop or curb functioning as a wheel stop. Please revise for the spaces south of clubhouse, west of common recreational area and at all applicable locations. [Page 7-20 of CofWTSSM]
10. 'Do not enter' sign is required at the exit of one-way drive aisle to restrict the traffic entering.
11. The backing stub is to be 10' deep by 15' wide. Please dimension. [Chapter VII, Detail SD 15-12 CofWTSSM]. Please demonstrate that the parking space located beside the dumpster at the western side of the development, has a backing stub in accordance.

TECHNICAL STANDARDS – ADA:

12. The 5.5' sidewalk is proposed adjacent to 90 degree parking spaces south of the clubhouse 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] [Page 7-20 of CofWTSSM]

13. 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>
14. Note/label the plan with spot elevations that clearly indicate the accessible route from the HC space(s) to the building. [Sec. 18-529(b)(2) CofW LDC]
15. Location of the ADA ramps/detectable warning domes are incorrectly shown for accessible aisles for an angled parking spaces provided in southern side parking stalls.
16. Please verify if 4' clear landing is available after the ADA ramps for all the parking spaces accessible aisles. [Detail SD 3-07 and SD 3-08 CofW Tech Stds]

GENERAL NOTES TO ADD TO THE PLAN:

- A. All pavement markings in public rights-of-way and for driveways are to be thermoplastic and meet City and/or NCDOT standards. [Detail SD 11-03 and SD 15-13 CofW Tech Stds]
- B. All signs and pavement markings in areas open to public traffic are to meet MUTCD (Manual on Uniform Traffic Control Devices) standards. [Detail SD 15-13 CofW Tech Stds]
- C. All traffic control signs and markings off the right-of-way are to be maintained by the property owner in accordance with MUTCD standards.

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.