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:**
- Identify any parking meters and marked parking stalls on the plan.

**TRAFFIC IMPACT:**
- Please provide the proposed trip generation for this site, using the proposed land use type and intensity for each usage. Please note that Restaurant type and Retail Type must be shown on the trip generation chart.
- A Traffic Impact Analysis (TIA) will be required for this development. Please contact Amy Kimes, PE at (910) 473-5130, Amy.kimes@wilmingtonnc.gov to discuss the TIA review process and begin the scoping discussion.
- The requirement for a traffic impact study for a development proposed within the Central Business District is evaluated on a case-by-case basis with the ability to waive the requirement if necessary. The City’s Traffic Engineer and Transportation Planning Manager determine if the TIA will be waived.

**TECHNICAL STANDARDS – NEW ROADS:**
1. The Nutt Street, (Old Front Street) ROW has not been constructed. Please show the proposed ROW and dimensions, including curb and gutter, pavement width, sidewalks, parking, driveways, etc. on the site plans. [7-4 CofW Tech Stds]
2. The proposed Nutt Street Promenade, (Pedestrian /Emergency Access) ROW has not been constructed. Please show the proposed ROW and dimensions, including curb and gutter, pavement width, sidewalks, parking, driveways, etc. on the site plans. [7-4 CofW Tech Stds]
3. The intersections of Nutt Street and Nutt Street Promenade are closer than the 200’/400’ minimum distance per the City’s technical standards. A variance may be required. [7-5 CofW Tech Stds]
4. Show a cross-section detail showing the existing street and the proposed alley at the northern portion of the parcel.
5. Show a vertical profile for each of the proposed streets.
6. Show centerline geometry of new streets.
7. The minimum street corner radii is 35'. [7-5 CofW Tech Stds]

TECHNICAL STANDARDS – ACCESS (driveway, sidewalk, and sight distance):
8. The project Parking Garage has requested a 3 lane, 36’ driveway on Nutt Street, which is a one way street. Nutt Street access is designed to be routinely closed for activities and special events in the North Waterfront Park.
9. The Harnett Street parking Garage Entrance, appears to be the secondary entrance to the site. Please change the configuration of the entrance to be the primary entrance.
10. The site does not show how large vehicles, including Trash Trucks, WB-50 and WB-67 vehicles, will access the site. These vehicles will not be allowed to stop and/or load and unload while blocking travel lanes on the public streets.
11. Show all adjacent traffic signs and pavement markings on the plan. [Sec. 18-529(b)(2) CofW LDC]

TECHNICAL STANDARDS – PARKING:
12. 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]
13. Provide a turning movement analysis of a Fire Truck, Trash Truck and WB 67 vehicle at the site.
14. Please add the required number and the proposed number to the site data table and graphically indicate on the plans the location of bike parking. [Sec.18-528 CofW LDC]

TECHNICAL STANDARDS – Barrier Free Design:
15. Please show location of handicap ramp(s) and signs and provide details on the plan.
16. Note the required and proposed number of handicapped spaces in the development data. [Sec. 18-529(b)(2) CofW LDC]
17. 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]

MISCELLANEOUS:
❖ Permitting of business identification signage is a separate process. NCDOT/ City of Wilmington will not allow obstructions within the right of way.
❖ Contact 342-2786 to discuss proposed removal/reconfiguration/construction sequencing related to on street parking spaces.
❖ Transportation Planning Staff reserves the right to review and comment on any additional plans submitted for this development.

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.