



Planning, Development and Transportation

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DATE: 10.15.2018
TO: ProTrak
FROM: Mitesh Baxi
Traffic Engineering

■ **TROLLEY STATION [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. <https://www.wilmingtonnc.gov/home/showdocument?id=1910>

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 910-398-9100. Please note additional comments may be forthcoming once coordination occurs.

TECHNICAL STANDARDS – NEW ROADS:

1. Revise `Jones Ave` to `Jones Rd`.
2. Please provide the vertical section of Jones Rd showing the transition from improved to unimproved.
3. Install wheelchair ramp at corner of Wrightsville Ave and Jones Rd, per NCDOT and/or City standards. Connect sidewalk with ramp.
4. `Pavement Ends` (W8-3) sign (see Figure 2C-6 of MUTCD) must be installed for Jones Rd to warn road users where a paved surface changes.
5. An advisory speed plaque (see Section 2C.08 of MUTCD) mounted below `Pavement Ends` should be used to warn road users of an advisory speed for a roadway condition.

6. The placement of both the above signs should be approximately 100' from the end of pavement of Jones Rd. (section 6F.17 of MUTCD)
7. Site plan shows the extension of existing driveway located on the opposite side of property facing Jones Rd. This driveway extension shall be in accordance with City standard driveway. Please label.

TECHNICAL STANDARDS – DRIVEWAY ACCESS (Major Thoroughfares):

8. Wrightsville Ave is a major thoroughfare. Driveways for lots along major thoroughfares must at least 75' offset from property lines to the curb line. A variance may be required.
9. When the lot has sufficient frontage, driveways for corner lots along major thoroughfares must have corner clearance of 230' as measured along the curb line. Considering the property frontage a variance may/may not be required.

TECHNICAL STANDARDS – PARKING:

10. Please show all the traffic control devices and pavement marking showing the traffic flow for the parking facility.
11. The minimum vehicle parking space size must be 15.5' in length before wheel stop or curb functioning as a wheel stop. Please revise the dimensions for the proposed spaces on the west side of parking facility. [Page 7-20 of CofWTSSM]
12. Signage for the reserved parking for residential tenants shall be relocated further back to allow minimum 2.5' vehicle overhang after utilizing the full parking space.

TECHNICAL STANDARDS – Barrier Free Design:

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>

NOTE TO BE AMENDED:

- ❖ Revise note 10 of site notes. Replace 'Karen Dixon' with 'Traffic Engineering'.

MISCELLANEOUS:

- ❖ We will reserve comments on the parking lot, driveway geometry and other technical issues until a full construction drawing is submitted.

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.