



**Planning, Development
and Transportation**
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DATE: 10.29.2019
TO: ProTrak
FROM: Bill McDow
Transportation Planning

■ **TRU COLORS BREWERY [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.

TRAFFIC IMPACT:

- ❖ The project has proposed changing the vacant, Century Mills manufacturing building, to a multiple use Brewery, Administrative office, Daycare, Clinic and Restaurant.
- ❖ Please provide the estimated Trip Generation and Intensity for each proposed usage.
- ❖ Please show the trip generation using the Institute of Transportation Engineers (ite) Trip Generation 10th Edition, 2018 format. If the difference in existing trips and proposed trips exceeds 100 peak hour trips a TIA may be required.
- ❖ Please contact Amy Kimes, PE at (910) 473-5130, amy.kimes@wilmingtonnc.gov to discuss the TIA review process and begin the scoping discussion.

TECHNICAL STANDARDS – DRIVEWAY ACCESS (Non-Major Thoroughfares):

1. Please verify the distance between the Martin Street Driveways. Minimum distance between two driveways is 20’ as measured between driveway aprons/curb returns at curb line or edge of roadway. [\[7-11 CofW Tech Stds\]](#)

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

2. Show proposed driveway centerline elevations at both the front and the back of each concrete driveway apron, at the curb line, property line & points at 26’ and 52’ behind the property line. [\[Chapter VII, C\(1\)\(a\)\(2\)12 CofWTSSM\]](#)
3. Provide a sidewalk connection between the site and the public sidewalk on 8th Street and Greenfield Street.

TECHNICAL STANDARDS – PARKING:

4. The site has daycare as one of the proposed land uses. Drop off/pick up areas are required for daycare centers, schools and similar uses. Please show the drop off area. The drop off area shall not be on the street or within a travel lane. [\[Sec.18-553 CofW LDC\]](#)

TECHNICAL STANDARDS – Barrier Free Design:

5. The Daycare and Administrative offices in the main building appear to be oriented along 8th Street. Please show handicap parking near these uses/ locations.

GENERAL NOTES TO ADD TO THE PLAN:

- A. A landscaping plan indicating the location of required street trees shall be submitted to the City of Wilmington Traffic Engineering Division and Parks and Recreation Department for review and approval prior to the recording of the final plat. [\[SD 15-14 CofW Tech Stds\]](#)

MISCELLANEOUS:

- ❖ 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.