



**Planning, Development  
and Transportation**  
Transportation Planning  
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**DATE:** 12.18.2017

**TO:** ProTrak

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Transportation Planning

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■ **OGDEN SHOPPING CENTER PARKING [Site 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:**

- If pavement markings on site have weathered to the point they are not in accordance with the MUTCD standard of maintenance, do not show the markings as existing, and rather show them as proposed on the site plan.
- Show the frontage of the site along Gordon Road and the distance from Gordon Road to the building frontage.

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

1. The site does not have sidewalk along the Frontage with Gordon Road. Please provide sidewalk along this frontage and a sidewalk connection between the site and the public sidewalk.
2. Distinguish between proposed and existing sidewalk(s) and provide dimensions.
3. Provide sidewalk detail SD 3-10 on the plan.

**TECHNICAL STANDARDS – PARKING:**

4. Dimension landscape island radii and parking aisles. [\[Sec. 18-529\(b\)\(2\) CofW LDC\]](#)
5. 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. [\[Chapter VII, Detail SD 15-13 CofWTSSM\]](#)
6. Twenty-four feet (24') is the minimum drive aisle width behind perpendicular parking. The drive aisle near unit 1 appears to be reduced. Please label the width of this drive aisle.
7. The proposed curb detail does not match existing curbing on the site or city Standard Details. The detail does not match either sloped curb or vertical curbing. Please revise the curbing and show Standard Detail SD 3-11 on the site plan. [\[Detail SD 3-11 CofWTSSM\]](#)
8. Provide bicycle parking in accordance with Section 18-528 of the City of Wilmington Land development Code. Add the number required and proposed to the site development data. [\[Sec.18-528 CofW LDC\]](#)

**TECHNICAL STANDARDS – Barrier Free Design:**

9. The site has existing handicap ramps that do not match City Standard details. The ramps near Unit 3, Unit 5, Unit 6 and Unit 8 do not appear to meet minimum ADA requirements. Please install handicap ramps that match SD 3-07. [\[Standard Detail SD 3-07 CofWTSSM\]](#)

10. Please show the location of handicap ramp(s) and signs and provide details on the plan.
11. The site plan has proposed enhanced paving along the frontage of the building and adjacent to the handicap ramps. Please ensure the surface meets minimum ADA requirements for slope, cross slope, and materials.
12. Please ensure the revised sidewalk with enhanced paving surface provides adequate clearance for handicap pedestrians, (wheel chair, enhanced walking devices, etc.) An allowance for 4' of the sidewalk must remain clear for pedestrian use.
13. Please show location of handicap ramp(s) and signs and provide details on the plan.
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\]](#)

**GENERAL NOTES TO ADD TO THE PLAN:**

- A. All signs and pavement markings in areas open to public traffic are to meet MUTCD (Manual on Uniform Traffic Control Devices) standards. [\[Detail SD 15-13 CofW Tech Stds\]](#)
- B. All traffic control signs and markings off the right-of-way are to be maintained by the property owner in accordance with MUTCD standards.

**MISCELLANEOUS:**

- ❖ Include appropriate City of Wilmington approval stamps prior to submitting final plans.
- ❖ 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.