

To: Matthew A. Nichols
From: Nicole Smith , Associate Planner; 910-341-1611
CC: File;
Date: 12/18/2019
Re: 1502 Kidder Street

The following is a list of comments for review from planning regarding the project. Please provide your corrections as listed below. Additional review will be required once all the needed documents have been provided. Items or documents not provided on initial submission will be subject to further review. Please contact me for any further questions.

Site Plan Comments:

- Be sure to include the following stamp on all plan pages:

Approved Construction Plan	
Name	Date
Planning _____	
Traffic _____	
Fire _____	

- Sec. 18-60 (c) (5): Additional information is the site data table as follows:
 - Setbacks of Building (required). Please update the subject property is not adjacent to single family zoning. Therefore a 5-foot setback is not required.
- Sec. 18-60 (c) (8): Show location of on-site and proposed tie-in to existing public utilities (water, sewer, culverts, drains, etc.) showing size and direction flow, and soil erosion and sedimentation control measure. If the building is connected to utilities add a note to the plan.
- Sec. 18-60 (c) (10): Show Location and dimension of on-site pedestrian and vehicular access ways, parking areas, loading and unloading facilities, designs of ingress and egress of vehicles to and from the site onto public streets and curb and sidewalk lines. Need proposed width of the new sidewalk. If it does not meet UMX requirements, a technical memo will need to be submitted and evaluated by TRC.
- Sec. 18-60 (c) (12) (13): Show names of property owners of adjacent properties land use.
- Sec. 18-60 (c) (15): Show a proposed landscape plan. Add calculations for street trees, screen for dumpster details, species and size for proposed vegetation.
- Sec. 18-60 (c) (17): Show written statements by the applicant that shall consist of:
 - a. General summary of existing and proposed easements or other restrictions on the property.
- Show internal circulation pattern and how loading and unloading is handled. No loading spaces are required but want to ensure there is sufficient room to keep all activity out of the right-of-way.
- Sec. 18-504: Show compliance with screening of dumpsters with living and non-living material.

- If a progress energy easement or power line exists on site, please contact Bill Wilder @ 383- 4042.
- A tree preservation/removal permit is required
- All federal, state and local permits are required prior to full construction release. This includes, but is not limited to: state storm water, state utility extension permits, wetland disturbance permits, city storm water, tree protection permits, etc.

SU-3-918:

- Add conditions to the plan.
- Current development does not comply with CC approved plan. There is not a break in the fencing. The building is not oriented towards S. 15th Street.
- Provide an elevation of the storage shed to ensure compliance with the building design standards as outlined in Condition 7.

UMX (Sec. 18-204):

- Provide site lighting details. If the site is no going to be lit, add a note to the plan.
- Bicycle parking per Sec. 18-204 (c)6(b)
- Trash containment screening details.
- Details of exterior building materials.

Contractors Storage Yard:

- Add prescribed conditions to the plan. All outdoor storage must be screened in accordance with Article 8. Division VII of this chapter.