CITY OF WILMINGTON NORTH CAROLINA

Memo

To: Shane Lippard, PE

From: Patrick O'Mahony, Senior Planner; 910-341-3260

CC: File;

Date: 5/1/2024

Re: Alloy TRC Rev. 2

The following is a list of comments for review from planning regarding the project. Please provide your corrections as listed below. A staff summary of comments:

Staff	Department	Notes
Pat O'Mahony	Planning, Plan Review	Comments attached
Trent Butler	Engineering	Comments attached
Robert Bentfield	Fire	No further comments
Randall Glazier	Traffic Engineering	No further comments
Bill McDow	Transportation	Comments attached
Sally Thigpen	Urban Forestry	No further comments

Pat O'Mahony- Planning – Attached

- Include lighting plan in final submittal packet for approval.

Landscape Plan:

- Provide minimum planting sizes in planting table.
    - Provide this in the planting legend table.
    - Shrubs are required to be minimum 18" height, however the parking lot screening shrubs are required to be 3' in height at time of planting. Please update accordingly.
    - 'Small canopy tree' is not a current code term, they are now called "understory trees". Please update landscape notes section.
- Streetscape (18-319)
    - Minimum dept – 15 feet max depth 40 – feet
    - For every 100 linear feet, 1 Canopy Tree and 6 understory trees and 9 shrubs required. Old code standards are shown on your plans.
- Street trees (18-320)
    - I do not see the street shown on the landscape plan or in the legend.

Project Name: Alloy
Review #2 Date: 04/29/2024
Reviewer: Trent Butler, PE
Department/Division: Engineering/Plan Review

1. The outline for the proposed perforated pipe trench is shown overlapping the proposed 12 inch HP Storm pipe. Please revise as necessary.

2. The proposed perforated pipe drainage trench should include non-woven geotextile fabric to limit fines in the system and at the outfall. Please revise the cross-section detail on sheet D3.

3. The drop inlet closest to the outfall should include a sump to reduce sediment/debris in the ditch.

4. Some of the roof drain pipes appear to be connected to the 12" HP Storm pipe at a blind junction. Should these be reconfigured to connect to a drop inlet or junction box?

5. Please add a callout or note that states all roof drains should be connected to the stormwater pipe system.

6. The drainage trench is required along the low side of the gravel parking lot per City SD 15-10. Therefore, the trench should also be proposed across the driveway throat at the ROW line.

7. Please make the callout for the parking lot drainage trench more legible. The callout currently shown on the plan is likely to be missed during construction.

8. A 4-inch high vehicular barrier should be installed along the entire southern edge of the driveway throat and along the west edge of the backing stub to border the landscape island. The bollards proposed are acceptable for the backing stub.

9. The proposed curb should extend along the driveway throat to the ROW line to fully border the proposed landscaping.

10. Revise the Project Description in the Design Narrative. Runoff is proposed to infiltrate or be conveyed to a single discharge point in the existing drainage ditch (not sheet flow).

11. Engineering recommends installing a railing or other safety measure between the ADA accessible route and the existing ditch.

REQUEST FOR ADMINISTRATIVE ADJUSTMENT
STAFF RESPONSE

CITY OF WILMINGTON NORTH CAROLINA

Project Name: Alloy

Adjustment: 1 ☒ GRANTED ☐ DENIED ☐ CONDITIONAL

Staff Comments: Auto-turn movements provided.

Conditions:

Adjustment _____ ☐ GRANTED ☐ DENIED ☐ CONDITIONAL

Staff Comments:

Conditions:

Staff Signature: Trent Britton Date: 4/30/2024

Title: Project Engineer

Project Name: **ALLOY**
TRC Date: **04.30.2024**
Reviewer Name: **BILL McDow**
Reviewer Department/Division: **PDT/Transportation Planning**

TECHNICAL STANDARDS:

1. The proposed bollards appear to be hindering the vehicles backing out of the parking areas. Please revise the location of the bollards or remove them from the vehicle path.
2. The site appears to be missing a backing stub. The backing stub shall be 10’ by 15’ to meet city technical standards. A variance may be requested.