

**To:** Phil Tripp, Tripp Engineering  
**From:** Nicole Smith, Associate Planner; 910-341-1611  
**CC:** Bluewater Motorsports;  
**Date:** 5/23/2018  
**Re:** Bluewater Motorsports, 6753 & 6757 Market 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:

- Sec. 18-60(c)(4): Add the owner name and project address to the title block.
- Sec. 18-60 (c) (5): Additional information in the site data table as follows:
  - Clarify proposed setback of the building. The site data table shows 10.5 feet side setback and the plans show 11.1 feet.
  - The maximum parking is 150% of the minimum requirement per Sec. 18-528(d).
  - Dimensions of fencing.
  - Dimensions of triangular site distance.
- 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.
- Sec. 18-60 (c) (15): Show a proposed landscape plan.
- Sec. 18-526(g): All service stations, parking lots, display or sales areas for motor vehicles of any type shall erect a safety barrier inside the streetyard exclusive of driveway entrances. Such barriers shall be at least 7 inches in height and 6 inches I width, and shall be of approved construction and otherwise designed to prohibit any overhang of motor vehicles in any right-of-way.
- A tree preservation/removal permit is required.
- A wetland delineation 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.
- Sec. 18-529(e) requires all parking facilities containing 25 or more spaces or stalls shall be paved with concrete or asphalt material, or with alternative paving material determined to exhibit equivalent wear resistance and load being characteristics as asphalt or concrete.

Landscape Plan to Include:

Landscaping plans shall be submitted before or at the time of application for the building permit for all development projects. These plans shall contain the following information:

- Tree Preservation/Mitigation
- Streetyard
- Parking Area Landscaping
- Foundation Plantings