



Memo

To: Phil Tripp, Tripp Engineering
From: Brian Chambers, Senior Planner; 910.342.2782
CC: File;
Date: 5/28/2020
Re: Bradley Creek Station Revision 3 TRC Review 4

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
Brian Chambers	Planning	No comments
Rich Christensen	Engineering	Comments attached
Chris Walker	Fire	No comments
Mitesh Baxi	Traffic Engineering	No comments
Bill McDow	Transportation	No comments

Engineering has reviewed the plans for the Bradley Creek Station project submitted May 22, 2020 and have the following comments:

1. Technical standards require a minimum 20-foot wide easement for the new SD system. A variance request can be submitted to Engineering for the 15-foot easement. We can handle the request and response via email.
2. There is some uncertainty that the two existing trees will survive if the new pipe system is installed in close proximity to them. Aaron Reese, City Urban Forester, and Brian Chambers, City Senior Planner, are requesting the pipe system be staked in the field in order to determine the true distances between them. Please contact them once the system has been staked in the field and coordinate a site visit.
3. The proposed trees on the landscape plan are shown in the easement, which is an issue. Work with Brian Chambers and the landscape designer to see if the trees can be relocated outside of the easement or at least pushed to the edge of the easement and still meet planning requirements.
4. No further comments.