

Courtyard at Midtown Village

TRC Planning Review 10/24/18

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- Side and rear setbacks are incorrect. Side and rear setbacks must be increased by 6 feet for each 10-foot increment above 35 feet (See Sec. 18-195 (f)(2) (table))
- Show number and location of bicycle parking spaces on site plan sheet. Must be within 200 feet of primary entrance.
- I believe MUP is required along Shipyard Blvd. Confirm with Transportation Planning.
- Submit waiver request to Engineering for the 500/800 foot rule (tech standard).
- Foundation plantings are only required on north, east, and west sides of buildings, adjacent to parking areas. Please provide calculations for each side of building.
- All required landscape islands are required to have a tree, see island adjacent to dumpster.
- Crape Myrtles are considered understory trees. 3 understory trees equal 1 canopy tree when calculating streetyard standard.
- Only count 33 trees that meet standard for the full 707 square feet. Trees bordered by parking area on 2 or more sides can claim the full 707 square feet for shading requirement. Those trees only bordered on one side can claim half ((353.5 sq ft).
- Is 8" Cherry Tree shown as being saved on Sheet L-4?