

To: Jonathan Wayne, Hanover Design Services
From: Nicole D. Smith, AICP, CZO, CFM-Planning
Cc: File
Date: April 16, 2020
Project: David Thomas Jr-Old Military Rd Tract

Staff	Department	Notes
Nicole Smith	Planning, Plan Review	Comments attached
Bill McDow	Transportation Planning	Comments attached
Mitesh Baxi	Traffic Engineering	Comments attached
Jeff Theberge	CFPUA	Comments attached
Richard Christensen	Engineering	Approved, no further comments
Chris Walker	Fire	Approved, no further comments

Site Plan Comments (Nicole Smith, Planning):

- Add note regarding located in X zone per adopted flood maps 8/28/18.
- Provide details of wetland delineation. See note. Need to confirm species and any required buffer or setbacks as a result of the wetlands.
- Provide details of required open space. .03 acres/ dwelling unit. 2, 613.6 sq. ft. of recreation space required. Half active and half passive. Add details.
- Any protected trees on the site? Tree permit required.
- Show wetlands and conservation setbacks required. Will need a wetland Determination permit from the US Army Corp.

Transportation Planning (Bill McDow):

- The site has proposed a subdivision of an existing lot to 2 proposed lots on Old Military Road.
- Public Infrastructure improvements are required with this subdivision, please show the required improvements on the ROW frontages, such as sidewalk, curb and gutter, and roadway paving/ improvements.
- Please provide proposed land uses and estimated trip generation numbers for these lots, (Single Family, Multi-Family, or other land use).
- Please show proposed driveway locations for the proposed lots.
- In future submissions, please provide a street cross section for Old Military Road, with an required or proposed infrastructure improvements shown.

CFPUA (Jeff Theberge):

- CFPUA plan review required. As-builts provided in a separate attachment.

Engineering (Richard Christensen):

- No further comments.

Fire (Chris Walker):

- No further comments.

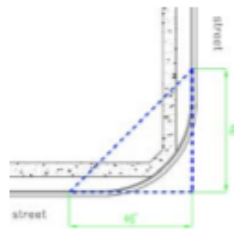
Traffic Engineering (Mitesh Baxi):

BASE INFORMATION:

- Show all adjacent traffic signs, lane configurations, traffic control devices and pavement markings on the site inventory plan. Please refer to the Technical Standards and Specifications Manual (link is below) Ch. VII C.1.a.2.for specific information and distance requirements. <https://www.wilmingtonnc.gov/home/showdocument?id=1910>
- Show the existing street lights off Old Military Rd abutting this property on the plans. Coordinate with Duke Energy if these street lights are required to be relocated.
- Coordinate with engineering division for any variance to the technical standards.
- Existing wheelchair ramps at the corner of the intersection of Greenville Loop Rd and Old Military Rd, abutting this development, shall be retrofitted with flexible surface-applied detectable warning mats [Chapter II (E) (6) of CofWTSSM].

TECHNICAL STANDARDS:

- Show and apply the City's 46'x46' sight distance triangle at each street corner intersection abutting this property. [Sec.18-529(c) (3) CofW LDC] [Sec. 18-812 CofW LDC]. Add a note indicating that all proposed vegetation within sight triangles shall not interfere with clear visual sight lines from 30"-10'. [Sec.18-556 CofW LDC]



GENERAL NOTES TO ADD TO THE PLAN:

- All pavement markings in public rights-of-way and for driveways are to be thermoplastic and meet City and/or NCDOT standards. [Detail SD 11-03 and SD 15-13 CofW Tech Stds]
- All signs and pavement markings in areas open to public traffic are to meet MUTCD (Manual on Uniform Traffic Control Devices) standards. [Detail SD 15-13 CofW Tech Stds]
- All traffic control signs and markings off the right-of-way are to be maintained by the property owner in accordance with MUTCD standards.
- It shall be the responsibility of the subdivider to erect official street name signs at all intersections associated with the subdivision in accordance with the Technical Standards and Specifications Manual. The subdivider may acquire and erect official street name signs or may choose to contract with the city to install the street signs and the subdivider shall pay the cost of such installation. Contact Traffic Engineering at 341-7888 to discuss installation of traffic and street name signs. Proposed street names must be approved prior to installation of street name signs.
- Any broken or missing sidewalk panels and curbing abutting this property will be replaced.
- Street trees must be located a minimum of 15 feet from street lights. [CofW SD 15-17]
- Contact Traffic Engineering at (910) 341-7888 to discuss street lighting options.

Please let me know if you have any questions or if I can be of further assistance.