

To: Michael Saieed, AIA
From: Jeff Walton, Associate Planner; 910-341-3260
CC: File;
Date: 4/2/2015
Re: Pantana Bobs Planning Comments

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.

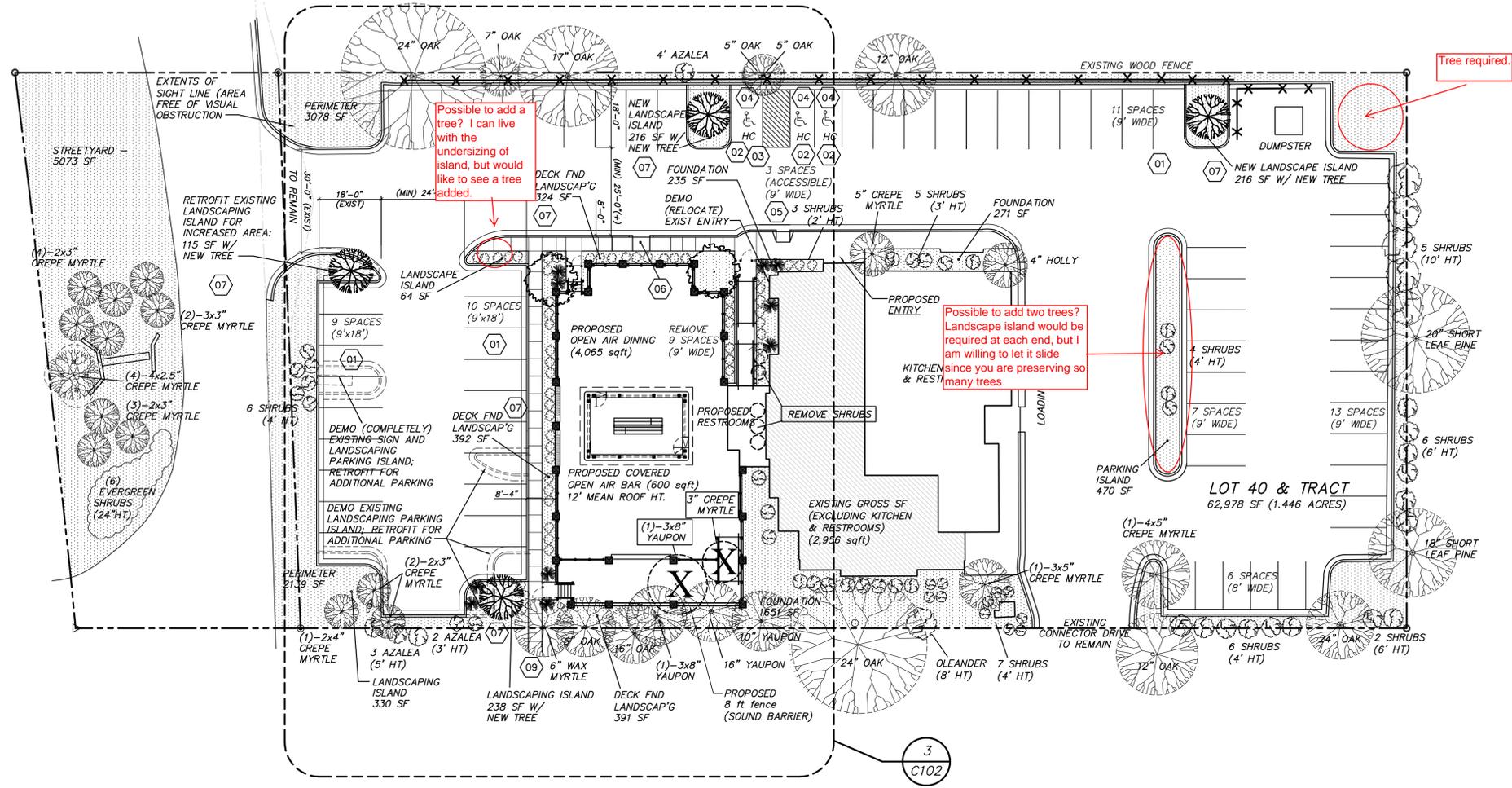
Site Plan Comments:

- For future plan review submittals by your company, please include a contact email for your client or property owner so that everyone can be kept in the loop.
- Sec. 18-60 (c) (11): Show location and dimension of all fencing and screening.
 - Show type, height and gate detail for improvements to the dumpster pad.
- Show bicycle parking compliance. Each new commercial or office development requiring 25 or more auto parking spaces shall make provisions for parking a minimum of 5 bicycles.
- I am fine with the parking proposed. The off-site parking must have a parking agreement recorded prior to release. I will send the sample parking agreement in a separate email.
- A tree preservation/removal permit is required
 - Show tree protection fencing around preserved trees.
 - Add detail sheet for tree protection fencing.
- 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.

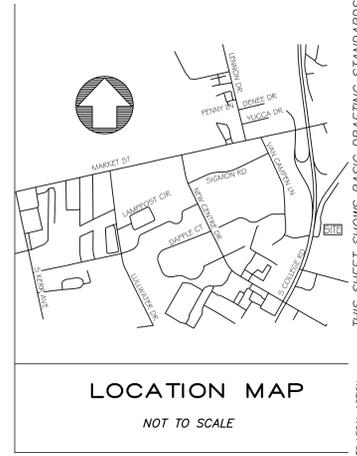
Landscape Plan to Include:

- Sec. 18-462 (d) (4): Show note on plan stating that prior to any clearing, grading, or construction activity, tree protection fencing will be installed around protected trees or groves of trees. And no construction workers, tools, materials or vehicles are permitted within the tree protection fencing.
- I attached a redline of additional trees required.

no.	date	revision
A	2/23/14	ISSUED FOR OWNER REVIEW
B	2/27/15	ISSUED FOR OWNER REVIEW
0	3/17/15	ISSUE FOR SITE (TRC) PLANNING APPROVAL



LANDSCAPE PLAN SCALE: 1" = 20'-0"



- PLAN KEYNOTES (THIS SHEET ONLY)**
- 01 RE-STRIPE EXISTING PARKING SPACES AS SHOWN (TYPICAL NOM. 4" (WDE) CONTRASTING WHITE STRIPS; SPACED AT 9'-0" O/C x 18'-0" LENGTH.)
 - 02 DESIGNATED ACCESSIBLE PARKING SPACE (PROVIDED W/ 9'-0" WIDTH)
 - 03 DEMARCATION (PAINTED STRIPED AREA) CAR AND VAN ACCESSIBLE ACCESS AISLE (MIN 8'-0" WIDTH UNLESS NOTED OTHERWISE) PROVIDE CURB CUT OR RAMP @ ACCESSIBLE POINT TO WALKWAY (TYPICAL NOM. 4" (WDE) CONTRASTING WHITE STRIPS)
 - 04 PROVIDE ACCESSIBLE PARKING SPACE SIGNAGE IDENTIFIED BY INTERNATIONAL SYMBOL OF ACCESSIBILITY (PROVIDE EACH SPACE W/ DESIGNATED "ACCESSIBLE PARKING" SIGN) MOUNT BOTTOM OF SIGN 60" MIN. ABOVE FIN PARKING SURFACE (SIGN SHALL REF.: NC GENERAL STATUTE 20-37.6 AND 136-30; FOR ADDITIONAL INFORMATION REF.: NCDOT MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES)
 - 05 PROPOSED ACCESSIBLE CURB CUT
 - 06 PROPOSED ACCESSIBLE CURB CUT/SHEET-FLOW WATER INLET AT NEW LANDSCAPE ISLAND
 - 07 SHADED AREA INDICATES NEW LANDSCAPING STRIPPING; DEMO EXISTING ASPHALT PAVEMENT AND SUB-BASE BEARING COURSE LAYER WITHIN DESIGNATED SHADED AREAS; AREAS SHALL BE REPLACED WITH PROPER PLANTING SOIL (LANDSCAPING MATERIAL PROVIDED BY LANDSCAPING CONTRACTOR)
 - 08 (TO REMAIN) EXISTING PAVED PARKING AREA, BELOW PROPOSED OPEN AIR DINING AND COVERED BAR.
 - 09 NEW SIDEWALK

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Design Elements
 Michael L. Saieed, Jr., AIA, LEED-AP
 Architect
 1913 Culbreth Drive, Suite 142
 Wilmington, North Carolina 28405
 910.259.3131



Proposed Existing Facility Alteration for Pantana Bob's
 149 SOUTH COLLEGE ROAD
 WILMINGTON, NORTH CAROLINA
SITE LANDSCAPE PLAN
 Contract Documents - Issued for Construction

date	02 FEB 2015
drawn by	PB/15
checked by	SGH
drawing no.	C101
revision no.	0