

**To:** Adam Grady, Hannover Design Services, PA  
**From:** Pat O'Mahony, Associate Planner; 910-341-0189  
**CC:** File;  
**Date:** 11/5/2019  
**Re:** Sunnyvale Dr. Warehouse TRC Rev. 1

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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) (5): Additional information is the site data table as follows:
  - Setbacks of Building (required and proposed)
    - **Comment: Show proposed setbacks on western property line.**
  - Building height
    - **Comment: show proposed building height in site data table**
  - CAMA land use classification
    - **CAMA Land Use classification is "Urban"**
- Sec. 18-60 (c) (15): Show a proposed landscape plan.
  - **A 10' landscape buffer is required between parking areas, unless the parking is shared. Please provide clarification on whether the parking area is intended to be shared with the property to the east.**
- Sec. 18-60 (c) (16): Show site inventory map and tree survey.
- 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.
  - **Comment: Bicycle parking is recommended.**
- Sec. 18-504: Show compliance with screening of dumpsters with living and non-living material.
  - Screening shall be a minimum of 6 feet in height along the front or corner side of any lot and 8 feet in height along any side or rear property line.
- Show proposed sidewalks.
- If a progress energy easement or power line exists on site, please contact Bill Wilder @ 383- 4042.
- A tree preservation/removal permit 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.