

To: Rob Balland, Paramounte Engineering
From: Megan Crowe, Associate Planner; 910-341-3257
CC: File;
Date: 6/8/2018
Re: Woodlands at Echo Farms Tract 5 TRC REV2 (pending SRB review)

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.

General

- Recommending tree save north of Road A near unit 14/15, North of road A near unit 28 (19" pine), near unit 29/30(14" gum), near unit 37 (19" gum)
- Submit for tree removal permit

Roadways

- Pending SRB waivers

Open Space

- Discussed required calculation changes with Rob and Alison (6/7), will review next submission for open space changes. MF zoning district requires 35% open space not the 0.03 acres per unit
- Please use the preliminary FIRMs they are under review for approval this summer
- Provide the area of the proposed wall and the portion of the path within the conservation setback, *improvements may be permitted up to 25% of the buildable area exclusive of other required setbacks given conditions are met as listed in (18-341)(d)5(a) i-iv.*

Landscaping

- Additional landscaping comments when landscape plan is submitted