



MEMORANDUM

Date: November 22nd, 2023
To: Michael Elabarger
From: Jacqueline Thompson, PE
Subject: Scooter's Coffee
SDP-23-09, 1st Submittal
Town of Rolesville, NC

This memo summarizes the review of the Site Development Plan submitted by Kimely Horn, dated 10/03/2023 (received 11/03/2023).

Sheet C0.0

1. Please reference Wake County iMaps and confirm the site address is correct.
2. Update the submittal number.
3. In order to complete the review, please provide a calculation package for the storm drainage (10-year storm) and the drainage area calculations for inlets, pre and post development.
 - a. If the intention is to submit a separate Construction Drawings submittal, please let us know and disregard this comment until that submittal.

Sheet C.1.0

4. Please provide the legal description for the project site.
5. Please provide the correct owner and legal description for the adjacent lots. Reference Wake County iMaps.

Sheet C2.0

6. The proposed SCM is located within the Type 3 landscape buffer. Please refer to the Rolesville LDO Section 6.2.2 for permitted items within the buffer.
7. Provide site distance triangles on all collector roads.
8. Please provide labels for all radii shown in plans.
9. Please add this hatch pattern to the legend or provide a label to denote purpose.
10. Accessible ramps will need to be provided along the accessible route.

Sheet C3.0

11. Please provide labels for the following items shown within the sheet: storm structures-with inverts, pipe sizes, pipe slopes, SCM Contours/labels
 - a. Consider adding a drainage schedule to help label everything. If the intention is to submit a separate Construction Drawings submittal, please let us know and just provide drainage structure labels.
12. Provide a structure at the end of the pipe, or adjust the structure/pipe shown.
13. Per the specifications for a Type 3 landscape buffer, a minimum of a 6' wall will be needed. Please adjust the wall height. See Rolesville LDO Section 6.2 pg. 19 for details.
14. Please provide positive drainage throughout the yellow highlighted area.
15. Provide spot elevations for the handicap accessible ramps and accessible parking spaces.
16. Adjust the "fire hydrant nut" label for clarity. This label is shown on multiple sheets; please adjust each accordingly.
17. Consider revising the sheet title to Grading and Drainage Plan.

Sheet C4.0

18. A properly sized grease trap will need to be provided for the commercial building.
19. Provide a label denoting if the sanitary sewer line will be a domestic or public line. If sanitary sewer FM is to be public, please provide an easement.
20. Maintain required separation between sanitary sewer and storm sewer. Provide dimensions or label.
21. Provide a hot box for the backflow preventer and water meter. Additionally, provide a label for the hot box or add to legend.

Sheet C5.0

22. A sediment basin or other erosion control measure is needed to manage the site runoff.
23. Inlet protection will need to be placed on structures adjacent to property to protect offsite infrastructure; this comment applies to all erosion control sheets.

Sheet C5.1

24. Proposed storm pipes cannot be installed directly below silt fence, please adjust silt fence location, or provide note if silt fence is shown an offset distance.
25. Please show calculations to determine if Rip Rap Dissipater pad will be needed to control inflow to SCM.
26. Provide inlet protection on all storm inlets as they are constructed.
27. Ensure there are no inlets missing in this area, based on drainage and inlet protection shown it appears there should be a structure here.

Sheet C5.2

28. Some details are numbered, and others just have "XX". Please update accordingly.
 - a. This comment applies to all detail sheets.