

# SDP-23-02 – 6000 Rogers – 1st Submittal review cycle

START DATE: <b>MARCH 03-03-23</b>	DUE DATE: <b>04-03-23</b>	TRC/STAFF Comments issued on: <u>04/06/2023</u>
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Review Group / Staff	Comments	Cleared Comments
Planning & Zoning – Planning Staff & WithersRavenel	<ol style="list-style-type: none"> <li>1. Provide a Written Response to ALL the Comments – doing a mark-up to mark-ups is fine.</li> <li>2. See the PDF mark-up comments – 46 numbered comments plus graphics (bubbles etc).</li> </ol>	
Parks & Recreation - Eddie Henderson	<ol style="list-style-type: none"> <li>1. The <u>Greenway and Bike</u> plans identify a Side Path along Granite Falls Boulevard and a Bicycle lane (within travel lane) along Rogers Road. See two (2) PDF's – 1.) Plan mark-up, and 2.) Excerpt from Bike/Greenway Plan showing planned facilities adjacent subject property. Revise Concept Plan to include both, demonstrating compliance.</li> <li>2. <u>Sheet C-8, Landscape Plan</u> – This shows 7 different plant species (5 trees and 2 bushes) only 1-2 of which can be considered 'native'. Please consider revising to show more native plants.</li> </ol>	
Engineering (CJS/B&M) - Brian Laux / Jacque Thompson	See the two (2) PDF's of Comments – 1.) Memo dated 4/3/23 (8 comments); 2.) mark-up comments on the Site Plan (9 comments).	
Wake County Watershed Management - Janet Boyer	[Wake County Watershed Management] Plans are currently under review by Wake County for permitting (SEC/SWF).	
COR-PUD -Tim Beasley	No comments were received; please either contact Tim Beasley or COR-PUD will review the next submittal.	
Wake County Fire / EMS - Brittany Hocutt	(3/10/23) – No Comments.	✓
NCDOT – Trevor Darnell	<ol style="list-style-type: none"> <li>1. An NCDOT Driveway Permit would be needed for the Rogers Road access point (south of Granite Falls Blvd). Further discussion may be needed on potentially restricting the connection to Rogers Road to right-in right-out with left-ins (no lefts exiting the site).</li> <li>2. Currently the 100' internal protected steam (IPS) length requirements are not being met. To help alleviate IPS concerns, please consider cutting curb back as shown below. Currently, it appears that vehicles exiting from the drive-thru lane may end up blocking vehicles trying to enter the site. Cutting the curb back would allow for greater vehicle turning radius.</li> </ol>	

