


MA 22-01 – Hills at Harris Creek – 1st Submittal review cycle

START DATE: 2-3-22	DUE DATE: __3-3-22__	TRC/STAFF Comments issued on: ___03 / 06 /2022___
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Review Group	Staff	RCVD on:	Comments	APPROVAL
Planning Dept.	Mike Elabarger	----	<ol style="list-style-type: none"> 1. Submit a Voluntary Annexation Petition for the property. 2. Begin the TIA process by contacting the Planning Director for scoping. 3. Overall, design concept - 2 entries from Mitchell Mill - makes this entire development one large cul-de-sac; there is no interconnectivity. Provide information to identify how this tract of land fits in with existing and future development surrounding it. 4. Amenity site is not centrally located at all; it is approximately 0.75-mile walk from the furthest townhome to the amenity site via the street network expected to host sidewalks. 	
Planning & Zoning	Karen Mallo, WR	3/3/2022	See PDF's of written memo comments, and Mark-up comments on the Concept Plan.	
Parks & Recreation	JG Ferguson	3/1/2022	<ol style="list-style-type: none"> 1. Provide Greenway connection from Mitchell Mill to Harris Creek Greenway – Review TOR OSAG plan and Wake County for Greenway connections. 2. Provide Road connection for other outs (see Stonewater for example). 	
Engineering	Brian Laux / Jacqueline Thompson	3/2/2022	See PDF's of written memo comments, and Mark-up comments on the Concept Plan.	
COR Utilities (W/WW)	Tim Beasley	3/3/2022	(via email) In order to utilize a pump station (PS) for sanitary sewer, provide justification for the PS per City of Raleigh Public Utilities Handbook standards.	
Fire / EMS	Brittany Hocutt	2/23/2022	<ol style="list-style-type: none"> 1. Provide details referencing Fire Access in the rear on plat drawings. 2. FYI - Amenity and Commercial areas will have additional review and requirements (at the time of their plan review/development). 	
NCDOT	Matt Nolfo	2/11/2022	<ol style="list-style-type: none"> 1. Development requires a TIA to determine roadway improvements 2. NCDOT permits would be required for work along Mitchell Mill Road 	
Watershed Management	Jeevan Neupane	2/24/2022	(via email) No Comments on rezoning request.	

FEBRUARY CYCLE #1