

SP 22-06 – 503 S. Main St. – 2nd Submittal review cycle

START DATE: OCTOBER 10-05-22	DUE DATE: <u>11-02-22</u>	TRC/STAFF Comments issued on: <u>11/07/2022</u>
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Review Group	Staff	RCVD:	Comments	Cleared Comments
Planning Dept.			<ol style="list-style-type: none"> *** MA 22-07 must be Approved by Town Board for final approval/signature of this Site Plan application; that date is TBD at this time. <u>Written Response</u> - Provide a written response to comments document that addresses ALL/EVERY comment. Making a mark-up of mark-up comments is fine if best way to respond. <u>Dates</u> - Add appropriate revision dates to Site Plan / any other submitted/re-submitted documents. Cover Sheet has NO dates at all (neither for V1 or V2), but all other sheets do in the Right side banner; please add ALL Dates to Cover Sheet. <u>Regarding TIA/Trip Gen Ltr</u> – Please provide further information for intersection of Wall Creek Drive and S. Main Street as was discussed via emails in October, to understand the impact of the revised Site design which eliminated any driveway access onto Main Street and thus put primary access point via Wall Creek Drive. <u>Sidewalks</u> - Discuss with Town Staff renovating the entire Sidewalk in the ROW of Wall Creek Drive/S. Main Street beyond the piecemeal elements required/shown. See PDF Mark-up comments on Site Plan. 	
Planning & Zoning (WithersRavenel)	Karen Mallo / Liza Monroe	11/2/22	See two (2) comment PDF's – <ol style="list-style-type: none"> Memo comments dated 11-02-22, and Mark-up comments on Site Plan set. 	
Engineering (CJS/B&M)	Brian Laux / Jacque Thompson	11/2/22	See three (3) comment PDF's – <ol style="list-style-type: none"> Memo dated 10-17-22; Site Plan Mark-up comments; and HGL Calculations Mark-up comments. 	
COR Public Utilities	Tim Beasley	11/2/22	See PDF of mark-up comments on Sheet C5 (Utility Plan) Only.	

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Parks & Recreation	JG Ferguson/ Eddie Henderson	11/01/22	From the Town Parks and Recreation Advisory Board (PARAB): <ol style="list-style-type: none"> 1. <i>(Pursuant to other Staff comments and revisions made to proposed walking trail)</i> Revise Site Plan to demonstrate pedestrian connection from this trail to existing sidewalk system along Wall Creek Drive. 2. FYI - Pavement rather than mulch would make trail more accessible. 	
Wake County Fire / EMS	Brittany Hocutt	10/12/22	Proposed building demonstrating a height of 35' or greater - Buildings where the highest point of roof exceeds 30' require aerial apparatus access width of 26' – revise Site Plan to show 26' access drive widths (in parking lot) to meet this.	
Wake County Watershed Mgmt	Janet Boyer	10/27/22	The erosion control and stormwater permits are currently under review with Wake County. First review due 11/8/2022.	
NCDOT	Matt Nolfo	10/28/22	Close the driveway cut on Main Street (Business US 401) with [new] curb and gutter. This will require a 16-1B encroachment permit with NCDOT. The additional sidewalk work in this ROW can be covered in the same encroachment.	

