

Attachment 1

TECHNICAL REVIEW COMMITTEE (TRC) RESPONSES:

On Tuesday March 1, 2016 the Pender County Technical Review Committee reviewed the proposed Conditional Zoning Map Amendment for 5230 Point Caswell Road.

Cape Fear Council of Governments RPO

No Response.

Four County Electric Company

No Response.

NC DENR Division of Coastal Management

No Response.

NC DENR Division of Forestry

No Response.

NC DENR, Division of Energy, Mineral, and Land Resources - Land Quality Section

No Response.

NC DENR Division of Waste Management

No Response.

NC DENR Division of Water Quality

No Response.

NC DOT Division of Highways

No Response.

NC DOT Transportation Planning Branch

No Response.

NC Office of State Archaeology

No Response.

NC Wildlife Resources Commission

No Response.

Pender County Addressing Coordinator

No Response

Pender County Building Inspections

No Response.

Pender County Emergency Management

No Response.

Pender County Environmental Health

No Response.

Pender County Fire Marshal

No Response.

Pender County Flood Plain Management

No Response.

Pender County Parks and Recreation

No Response.

Pender County Public Library

No Response.

Pender County Public Utilities

No Response.

Pender County Schools

No Response.

Pender County Sheriff's Department

No Response.

Pender County Soil and Water Conservation District

No Response.

Progress Energy Corporation

No Response.

US Army Corps of Engineers

No Response.

Wilmington Metropolitan Planning Organization

See attached.

Pender County Fire Marshal

No Response.

Pender County Flood Plain Management

No Response.

Pender County Parks and Recreation

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Pender County Public Library

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Pender County Public Utilities

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No Response.

Pender County Soil and Water Conservation District

No Response.

Progress Energy Corporation

No Response.

US Army Corps of Engineers

No Response.



Technical Review Committee Review and Response

Date: 3-1-16

Name: Bill McDow

Agency: WMPO

Phone: 910-341-7819

Email: bill.mcdow@wilmingtonnc.gov

Project: Little Kelly Store Rezoning

Requirements:

1. The site is on a public Secondary Route SR 1126. A NCDOT may be required.
2. Provide a new driveway apron at the site location.
3. Provide a marked handicap parking space with a handicap sign on the site.
4. Provide site data table with the size of the retail store, (aerial lists 1800 Heated SF, will the entire heated area be used for Retail?).
5. Provide a site plan for the proposed improvements and existing conditions on the site. The current submission for TRC showed a Plat, however, it did not show the required items for a conditional rezoning application, (Height, location and foot print of all structures, Traffic Impact Report or Estimated Trip Generation Report, Parking and Circulation Plans, proposed setbacks and buffers, proposed landscaping, signage, outdoor lighting, other information on the site/ project).
6. Provide a Trip Generation estimate for this project based upon the proposed Land Usage and Intensity (SF allocated) for each proposed usage.
7. Show proposed Regulatory signs for the site, such as Stop Signs or One Way signs if the site is proposing to use one way driveways for the site.
8. Provide 10'X70' NCDOT Sight Distance Triangle for the site driveways.
9. Show the location of proposed building sign and street trees and landscaping for the project.

Recommendations:

1. Provide information on Handicap access to the store, such as handicap entrance location, location of any proposed handicap ramps
2. The site appears to have access on Rooks Road and Point Caswell Road. Please designate the primary driveway for the site.
3. A marked parking lot is recommended. Parking spaces can be marked with landscape ties, wheel stops or marked and paved parking spaces.
4. Show the location of Employee Parking on the site plan.
5. No lots in the subdivision will have direct driveway access to Carver Road
6. Provide a turnaround near lot #53.

Comments: N/A

Information Requested: N/A

Please Follow Up Prior to Meeting: Yes/No