

TECHNICAL REVIEW COMMITTEE (TRC) RESPONSES:

Cape Fear Council of Governments RPO

No Attendance.

Four County Electric Company

No Attendance.

NC DENR Division of Coastal Management

No Attendance.

NC DENR Division of Forestry

No Attendance.

NC DEQ

Requirements: Any of the projects listed that plan to disturb an acre or greater will need to submit an approvable erosion and sedimentation control plan 30 days prior to beginning of the project.

It appears the following projects already have approved plans:

- Wyndwater Ph III, (Pende-2016-004) a revision may be needed for the additional 4.08 acres added

NC DENR Division of Waste Management

No Attendance.

NC DENR Division of Water Quality

No Attendance.

NC DOT Division of Highways

Left-turn lane with 100 feet of storage, and appropriate taper, on Sloop Point Road at Site access 1, northeast of Masters Lane, (once the east side access is installed).

NC DOT Transportation Planning Branch

No Attendance.

NC Office of State Archaeology

No Attendance.

NC Wildlife Resources Commission

No Attendance.

Pender County Addressing Coordinator

The newest revision to Phase 3 & 4 of Wyndwater will require some additional road names in addition to the ones Mr. Greer had previously submitted.

Recommendations:

Comments:

Information Requested:

The newest revisions will create t intersections with the road centerlines. Per the Addressing ordinance they will have to use directional or choose alternate road names. Please follow up with Jan Dawson to submit these additional names and your preferences on directional.

Pender County Building Inspections

No Attendance.

Pender County Emergency Management

No Attendance.

Pender County Environmental Health

IP/CA required for each lot.

Pender County Fire Marshal

No problems with project

Pender County Flood Plain Management

The subject property is not located in the Special Flood Hazard Area (SFHA) according to the Flood Insurance Rate Map (FIRM) 3720421400J published February 16, 2007. In the DFIRMS preliminary maps released in August 2014, the property remains outside a designated floodzone.

No further requirements at this time.

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

Requirements: Wyndwater Phase 3

1. The proposed site plan does not show some of the street names for adjacent streets.
2. Increase the pavement cross section of the proposed streets. A minimum of 2" asphalt and 6" base stone is necessary to accommodate the weight of Fire and Rescue vehicles.
3. Provide the sidewalk and pedestrian access to the active recreation areas.

Recommendations:

1. The pool house is adjacent to sidewalk on the nearby street, (shown above Lot# 7), however, a wheel chair ramp has not been installed on either sidewalk. Install the wheel chair ramp at this location and at the street corner.
2. Based upon the size of this development, additional parking may be needed for this amenity area. Please provide overflow parking, or increase the width of the streets to allow for on-street parking.
3. Show the landscape plan and street light plans for the site.
4. The Moonlight Walk Cul-de-sac bulb is not R40. Please increase.