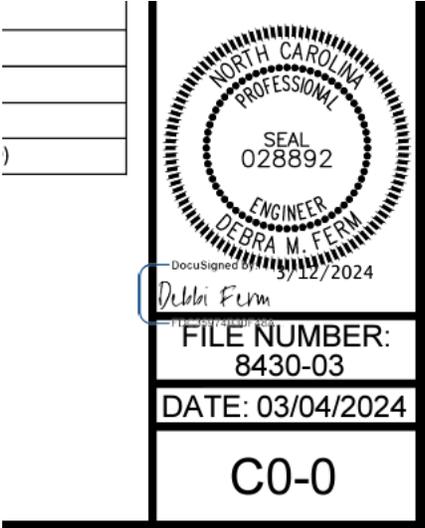


**CID-23-06 REVISION – Parker Ridge – V1 Submittal review cycle**

START DATE: **JANUARY 2025**

DUE DATE: **01-10-25**

TRC/STAFF Comments issued on: **02/11/2025**

Review Group / Staff	Comments	Cleared Comments																						
<p>Planning &amp; Zoning – Planning Staff</p>	<ol style="list-style-type: none"> <li>Provide a Written Response to ALL comments – responses should reference If/how/on what sheet was comment addressed.</li> <li>Each of these Sheets should have a reference to the fact that they are REVISED, with a Date tied to that.</li> <li>DATES: According to the Approved Plan set of record on the project webpage, the Cover Sheet has the last revision date as 02/14/2024 and then the Date in lower right hand corner of Sheet C0-0 is 03/04/2024 – thus the Date of the Approved plan set is 03/04/2024 as the Town understands it.</li> <li>Staff notes these Revision dates, all of which are AFTER the original Town Approval stamp date of March 12, 2024 – PLEASE EXPLAIN these revisions; Staff is unaware of a prior Revision review. Sheet C0-0 of this revision submittal has the date of 12/05/2024.</li> </ol> <div style="display: flex; justify-content: space-between; align-items: flex-start;"> <div style="width: 45%;"> <table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="writing-mode: vertical-rl; transform: rotate(180deg);">DRAWN BY:</th> <th style="writing-mode: vertical-rl; transform: rotate(180deg);">DESIGNED BY:</th> <th>REV</th> <th>DATE</th> <th>DESCRIPTION</th> </tr> </thead> <tbody> <tr> <td rowspan="5" style="writing-mode: vertical-rl; transform: rotate(180deg);">DF/JMM</td> <td rowspan="5" style="writing-mode: vertical-rl; transform: rotate(180deg);">DF/CD</td> <td align="center">5</td> <td></td> <td></td> </tr> <tr> <td align="center">4</td> <td>11/04/2024</td> <td>AMENITY CENTER REVISIONS</td> </tr> <tr> <td align="center">3</td> <td>06/06/2024</td> <td>RETAINING WALL LOCATION REVISION</td> </tr> <tr> <td align="center">2</td> <td>06/04/2024</td> <td>STORM STRUCTURE REVISIONS</td> </tr> <tr> <td align="center">1</td> <td>04/08/2024</td> <td>EROSION CONTROL REVISION</td> </tr> </tbody> </table> <div style="margin-top: 20px; border: 1px solid black; padding: 5px; width: fit-content; margin-left: auto; margin-right: auto;"> <p align="center">FILE NUMBER: 8430-03</p> <p align="center">DATE: 12/05/2024</p> <p align="center" style="font-size: 1.2em; font-weight: bold;">C0-0</p> </div> </div> <div style="width: 45%; text-align: center;">  </div> </div>	DRAWN BY:	DESIGNED BY:	REV	DATE	DESCRIPTION	DF/JMM	DF/CD	5			4	11/04/2024	AMENITY CENTER REVISIONS	3	06/06/2024	RETAINING WALL LOCATION REVISION	2	06/04/2024	STORM STRUCTURE REVISIONS	1	04/08/2024	EROSION CONTROL REVISION	
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<p>Engineering - Jacque Thompson</p>	<p>See Comments below, and the uploaded PDF of Mark-up comments on the provided sheets.</p> <ol style="list-style-type: none"> <li>1. <u>Sheet C0-0:</u> With next submittal, please provide an updated calculation package to reflect the revision updates.             <ol style="list-style-type: none"> <li>a. Provide updated Drainage Area map showing the new structures.</li> <li>b. Provide HGLs for new pipes and pipes impacted downstream.</li> <li>c. Ensure all impervious areas are updated on both the plans and the calculation package.                 <p style="margin-left: 40px;">Wake County to review additional impervious for pond calculations.</p> </li> </ol> </li> <li>2. <u>Sheet C2-5:</u> Show dimensions for new parallel parking spaces located in the cul-de-sac of Carved Stone Ct to confirm they are sufficiently sized for parking. The curve makes this seem tighter so looking to confirm the dimensions for parking stalls.</li> <li>3. <u>Sheet C2-5:</u> Label the new drainage easement near the cul-de-sac of Carved Stone Ct.</li> <li>4. <u>Sheet C2-5:</u> Label and dimension the concrete pad located behind the sidewalk on the amenity center lot.</li> <li>5. <u>Sheet C2-8:</u> The sidewalk extension linework on the amenity center lot is shown on some sheets but not others. Please include the sidewalk on all relevant sheets for the revision.             <ol style="list-style-type: none"> <li>a. This comment applies to multiple sheets.</li> </ol> </li> <li>6. <u>Sheet C2-8:</u> Label all signs on the plan or add a “typical” note to help define what the signs are.</li> <li>7. <u>Sheet C3-0:</u> Clarify what the linework shown on the northwest portion of the amenity lot, closest to the Redford Place Dr roundabout, represents. Confirm the location of this linework as it appears to start and end.             <ol style="list-style-type: none"> <li>a. This comment also applies to sheet C3-5.</li> </ol> </li> <li>8. <u>Sheet C4-5:</u> Please clarify what the dashed line in the northwest portion of the amenity lot represents and label accordingly.</li> <li>9. <u>Sheet C4-5:</u> Adjust label text to avoid overlapping for clarity.</li> </ol>	
<p>Wake Co Watershed Management – Kevin Zelaya</p>	<p><u>Town Staff</u> – due to the turn-over in Staff at the County, timely review and comment is not expected – it is Applicant’s task to vet whether or not these changes affect their SEC/SWF permits with the County, and thus warrant the County’s review, approval, and signature of these revised Sheets.</p>	<p>tbd</p>
<p>CORPUD – Tim Beasley</p>	<p>This is approvable by City of Raleigh Water – ready for signature.</p>	<p align="center"></p>