

SDP-24-07 – Wallbrook Lot 3 – 5/3 Bank – V3 Submittal review cycle

START DATE: FEBRUARY 2025	DUE DATE: <u>03/10/25</u>	TRC/STAFF Comments issued on: <u>02/23/2025</u>
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Review Group / Staff	Comments	Cleared Comments
Planning & Zoning – Planning Staff & WithersRavenel	<ol style="list-style-type: none"> 1. Provide a written response to all comments. 2. Cloud or bubble all changes – add REVISION DATES to all materials. 3. PARTIAL REPEAT - Sheet C02.02 - Please demonstrate the Open Space requirement of a non-residential development has been met per LDO Section 6.2.1.D.3. Additionally, refer to LDO Section 6.8.4.B.2 which requires all non-residential developments to provide four (4) pedestrian amenities. There is no indication that this comment has been considered/addressed on the revised plan set. Please update and discuss requirements outlined in LDO 6.2 with Staff. 	<ol style="list-style-type: none"> 1. Written response included. 2. Revision cloud and bubble have been added, see Sheet C02.01. 3. LDO has been added on keyed note #27 and #28 on Site Plan, sheet C02.01.
Wake County Watershed Management – elizabeth.powell@wake.gov	<p>V3 TOWN comment - Note the new Staff Person at Wake Co. – Applicant should contact Wake Co and have them assure Town that SEC/SWF related to this lots development is OK and that the County is ready to Sign this SDP plan set.</p> <p><i>V2 – No comments were received; Wake Co. will be included in next submittal review to ensure compliance.</i></p> <p><i>V1 - No comments were received; Wake Co. will be included in next submittal review to ensure compliance.</i></p>	TBD
COR Public Utilities - Tim Beasley	<ol style="list-style-type: none"> 1. Please email me for the Raleigh development fees associated with this project. Fees should be paid prior to signature. 	
Wake County Fire / EMS - Brittany Lingle	<p>Town Staff confirms that the Fire question was answered/addressed and is no longer outstanding.</p> <ol style="list-style-type: none"> 1. REPEAT - Will the canopy protrude into the 12 FT pass-thru lane? 	
Engineering - Brian Laux / Jacque Thompson	<i>No further comments.</i>	
Parks & Rec - Eddie Henderson	<i>No further comments.</i>	
NCDOT – Jacob Nicholson	<i>No comments.</i>	