

CONDITIONS OF APPROVAL:

Engineering - Preliminary Plat Checklist

General Comments

1. E. Preliminary Plat

- Applicant shall show correct stream buffer. The stream buffer is to be measured as an offset from top of bank. As depicted, the buffer shown appears to be an averaged offset from the bottom of bank.

General Comments

2. C. Statement of Expected Project Impact

- The previous comment "Applicant shall provide a statement describing the anticipated impact on water, sewer, re-claimed water, and drainage facilities, including expected needs in total gallons per day." was not addressed.

3. C. Statement of Expected Project Impact

- The applicant shall show a sidewalk to be constructed along the east side of Lewisburg Pike, including a stream crossing, to provide pedestrian connection with Moore's Elementary School.

[2015-07-13_15-078-01_Preliminary Plat Submittal.pdf](#)

4. Stormwater

- Applicant shall show 10' easement between each lot on typical lot and/or layout.

5. D. Existing Conditions Plan

- Comment was not addressed:
Applicant shall label existing outfall location and provide standard stormwater data chart on existing conditions plan.

Engineering - PUD Plan Checklist

General Comments

6. F. Development Plan

- Applicant shall show full "swept path," including front, back and side vehicle overhang, for fire truck turning movements. The submitted autoturn exhibit appears to indicate wheel tracks only.

Planning

General Comments

7. Plat Note

- The Plat note that states the side setback is 10' shall read exactly the same as Table 3-6 note 7. "Minimum of 8 feet each side, minimum of 20 feet between dwellings"

Zoning

[2015-08-10_15-078-01 Preliminary Plat Submittal.pdf](#)

8. FFO

- The applicant shall obtain a floodplain development permit prior to any disturbance of the FFO.