

# INTERDEPARTMENTAL SITE PLAN REVIEW COMMITTEE

Project Case Number: W-3324

## PRELIMINARY COMMENTS AND/OR RECOMMENDED CONDITIONS

**Note:** City-County Planning staff is responsible for coordinating the Interdepartmental Review of Special Use Rezoning Requests, Subdivisions, and Planning Board Review items; please contact the appropriate Department at the phone # indicated below if you have any questions about the comments or recommendations lists. A list of recommended conditions from this Interdepartmental Review will be sent to you via e-mail generally by the end of the business day on Friday the week prior to the Planning Board Public Hearing.

**PROJECT CASE NUMBER:** W-3324 **PROJECT TITLE:** Sterling at Shiloh Village **DATE:** 2/22/17

**PROJECT DESCRIPTION:** East side of Highland Avenue, between Eleventh Street and Twelfth Street (East Ward)

**NCDOT (Wright Archer)- Phone # - 336.747.7900 Email:** [warcher@ncdot.gov](mailto:warcher@ncdot.gov)

No Comments; Not a state maintained road

**WSDOT (Connie James)- Phone # - 336.747.6872 Email:** [conniej@cityofws.org](mailto:conniej@cityofws.org)

Show stop bars and stop signs. 10x70 site triangles at entrance need start at the edge of the driveway. Install ADA mats at both intersections. Contact WSTA for Transit accommodations.

**Engineering (Al Gaskill)- Phone # - 336.747.6846 Email:** [albertcg@cityofws.org](mailto:albertcg@cityofws.org)

1. Driveway permit req'd.
2. Concrete apron req'd.
3. 10X70 SE's req'd from back of curb not CL.
4. Inst stop sign & stop bar.
5. Close all unused curb cuts with new C&G and new sidewalk.

**Inspections - Phone # - Aaron King - 336.747.7068 Email:** [aaronk@cityofws.org](mailto:aaronk@cityofws.org)

**Erosion Control (Matt Osborne)- Phone # - 336.747.7453 Email:** [matthewo@cityofws.org](mailto:matthewo@cityofws.org)

An Environmental Grading and Erosion Control Permit will be required if more than 10,000 square feet is to be disturbed during any potential construction. An Erosion and Sedimentation Control plan must be submitted and approved before the permit can be issued. Please submit this plan at least 30 days prior to the intended start date of construction. This requirement will not apply if there is any public funds involved in the project. If public funds are to be used in the project then the erosion control plan must be submitted to NCDEQ-DEMLR. The local Winston-Salem Regional Office contact for DEMLR is Matthew Gantt, Regional Engineer (336-776-9654).

**Stormwater Division (Joe Fogarty)- Phone # - 336.747.6961 Email:** [josephf@cityofws.org](mailto:josephf@cityofws.org)

Stormwater Study Required

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**City Fire- (Doug Coble) - Phone # - 336.734.1290 Email: [douglasc@cityofwsfire.org](mailto:douglasc@cityofwsfire.org)**  
**County Fire- (Tony Stewart)- Phone # - 336.703.2562 Email: [stewaraj@forsyth.cc](mailto:stewaraj@forsyth.cc)**

**Utilities (Jack Fitzgerald)- Phone # - 336.747.7309 Email: [jackf@cityofws.org](mailto:jackf@cityofws.org)**

6" waterline on site needs to be abandoned/removed as well. Site will be served from water lines with ROW/roadway with meters placed at ROW and backflow preventers immediately after. A quitclaim deed will be presented to the City County Utility Commission and City Council. Any remaining easements for water and sewer onsite will be abandoned as well. However be sure southernmost manhole doesn't serve adjacent properties. All water meters will be purchased through the City of Winston-Salem. Any existing connections to be reused need to be evaluated prior to reuse.

**Sanitation (Johnnie Taylor)- Phone # - 336.747.6986 Email: [johnniet@cityofws.org](mailto:johnniet@cityofws.org)**

Approved

**Planning (Aaron King)- Phone # - 336.747.7068 Email: [aaronk@cityofws.org](mailto:aaronk@cityofws.org)**

Building elevation condition; Add PRD to the list of proposed uses; Staff recommends providing a mid-building pedestrian access on Highland and 11<sup>th</sup> Street and also any ways to improve the façade along those two street frontages similar to other new multifamily projects that have been developed in the general area; Staff recommends extending the streetyard along 11<sup>th</sup> Street; Staff also recommends providing a decorative fence/wall/railing between the back of sidewalk and the stormwater pond for safety reasons.

**Street Names/Addresses (Matt Hamby) -336. 747.7074 Email: [hambyme@mapforsyth.org](mailto:hambyme@mapforsyth.org)**

Floor plans and elevations must be submitted prior to addresses being issued.