

PRE P&E ENGRG. COMMENTS 10-13-81
BOB LEE, RICK ENDDORFF, JOSH RICHARDSON, MAURIE RUPPEL, MIKE HEZIS.

1. AMENDED SITE PLAN - THE WHARF

- a. Clarify Detention Area: (Size - Highwater elev. INLET - OUTLET ETC)
- b. REMOVE ISLAND IN LANDINGS DRIVE per previous agreements
- c. Need Drop-off and Pick-up spot on Landings Dr.
- d. DETACHED WALK SHOULD NOT MEANDER.
- e. MAKE CURB CUTS LOOK LIKE CURB CUTS NOT INTERSECTIONS
- f. SITE PLAN SHOULD NOT CONTAIN STORES OFFICE PARK area.
- g. "Don't bring back until you get it right". (R.L.L.)

2. 218 Peterson St. - R.N. CONVERSION

- a. REQUIRE OWNER TO AGREE TO ENTER INTO A.E.I.D. WHEN ASKED TO PAVE ALLEY.
- b. Need evidence of ATTEMPT to Create District
- c. PARKING LOT NEED TO BE Asphalt or Portland Cement Concrete to meet future Clean Air requirements.
- d. Need narrative on ~~grading~~ difference in runoff.
- e. Letter requesting variance from detention requirement.
- f. Grading Plan
- g. Show proposed interior traffic Circulation.

3. DIXON CREEK

- a. Change "Yenneford Drive" to Yorkshire
- b. No Island on Yorkshire
- c. Future extension of overland Trail Needs to be daily
- d. Lots adjacent to Drake are not 150' Deep.
- e. No Deminisions given for Cul de sacs, Parking areas.
- f. Patterned Concrete must be carried out throughout entire intersection. (R.L.L.)
- g. All city R.O.W. will be City maintained (Patterned One in R.O.W. included)

3. h. Island in CULS must be provided with drip irrigation or drainage structures
- i. ~~These further detention ponds~~ ~~with~~ may not be allowed.
- j. Clemma Ct. - Unsymmetrical C&G layout is traffic hazard as well as "ugly".
- k. Sidewalk on both sides of Seccoms from Yorkshire to Brumbaugh
- l. Developer to designate "no parking" side of 28' st.
- m. Justify variance of offsetting centering of -28' street.
- n. Show extent of phasing as it applies to Overland
15' Drake 20' OVERLAND

A. University Mall. - Phase I

- a. Change name - too close to "University Sq."
- b. Reminder that Columbia intersection must be rebuilt to eliminate bump.
- c. Developer to remove striping in College and replace with plastic striping.
- d. Southern left turn island must be extended to block eastbound traffic from making northbound turn.
- e. Repair paving around all existing drainage inlets within parking area.
- f. All of College Ave work to be done with 1st Phase.