

# Development Review Comments Letter

## 1415 BROTHERS HOLDINGS LLC COMP PLAN SMALL SCALE MAP AMENDMENT #31243

ID	DESCRIPTION	REMARK	STATUS	DEPT
1	Comp Plan Small Scale Map Amendment	N/A	INFO	911
2	Comp Plan Small Scale Map Amendment	Stormwater is not opposed to the small-scale comprehensive plan amendment. The applicant proposes to change the existing use of the property to allow for the storage of boats, RVs, & trailer storage as well as access to the greenway. Stormwater has no objections for this land usage. Please ensure LDC 6.13 is met with the Improvement Plans.	INFO	ENGDRN
3	Comp Plan Small Scale Map Amendment	3/1/24-fee due with resubmittal - sk	NO	ENGIN
4	Comp Plan Small Scale Map Amendment	Recommend Denial - A Traffic Impact Analysis submitted with a Comprehensive Plan Amendment is required to compare the potential traffic generated from the existing land use to the maximum potential traffic generated by the proposed land use. While the plan is to build a storage facility for trucks and RV's, this is not guaranteed with this land use change. A commercial land use has the potential to significantly increase the amount of traffic generated by this site in this rural area.	INFO	ENGTRF
5	Comp Plan Small Scale Map Amendment	No Comments	INFO	ENRAA
6	Comp Plan Small Scale Map Amendment	Approved	INFO	FRMSH
7	Comp Plan Small Scale Map Amendment	No tree removal prior to DRC site plan approval	INFO	LSCAPE
8	Comp Plan Small Scale Map Amendment	APPROVED - change of use does not affect flows; MCU service area but no water or sewer mains within immediate availability. Development of this parcel with required water or sanitary flows will require further review, and possible connection by offsite extension.	INFO	UTIL