



Currituck County

Department of Planning
153 Courthouse Road, Suite 110
Currituck, North Carolina 27929
252-232-3055
FAX 252-232-3026

MEMORANDUM

To: Pine Island Reserve LLC
Derek Dail, Quible

From: Planning Staff

Date: January 11, 2012

Re: Pine Island Reserve, Pre-Construction, TRC Comments

The following comments have been received for the January 18, 2012 TRC meeting. TRC comments are valid for six months from the date of the TRC meeting.

Currituck County Planning (Tammy Glave, 252-232-6025):

Approved with corrections:

1. Show finished floor elevation requirement for each lot. (Development Review Process Manual)
2. Provide landscape plan that shows street tree placement and species compliant with Chapter 5 Landscaping of the UDO.

Currituck County Engineer (Eric Weatherly, 252-232-6035)

Approved with corrections:

1. Please be sure that the Lot Plan, Revised Stormwater Narrative, dated October 5, 2011, and the Individual Lot Development document are part of the Construction documents, Final Plat, and POA Covenants.

Currituck County Fire Marshal (James Mims, 252-232-4024)

Approved without comment.

Currituck County GIS (Harry Lee, 252-232-2034)

Reviewed with comment:

1. Addresses previously assigned.

Currituck County Parks and Recreation (Jason Weeks, 252-232-3007)

Reviewed without comment.

Currituck County Utilities (Benjie Carwan, 252-453-2620)

Approved with comment:

1. Clarification needed on Site Plan Sheet 4 on Note item 20. It states contractor will provide piping, water meters, etc. Then at the end of the note it states the contractor will coordinate with the County to provide meters and radio registers. Who is responsible for providing the meters? Also the plan calls for a 1.5 inch meter, keep in mind this is a special order item for us so it will take some time if we are the ones providing the meters.

Albemarle Regional Health Services (Joe Hobbs, 252-232-6603)

Reviewed with comment:

1. Consult with NC Division of Water Quality (Washington Regional Office at (252)946-6481 for wastewater treatment plan approval for this proposed development. Thank you.

NC State Archeology (Lawrence Abbott, 919-807-6554)

Reviewed with comment:

1. It is unlikely that a significant archaeological site will be impacted by this undertaking. An archaeological survey is not recommended.

NC Division of Coastal Management (Charlan Owens, 252-264-3901)

Reviewed without comment.

NC DENR Land Quality (Pat McClain, 252-946-6481)

Reviewed with comment:

1. An erosion and sedimentation control plan for this project was approved on 12/13/11.

Please note that comments were not received from the following:

Currituck County Building Inspections (Spence Castello, 252-232-6020)

Currituck County Code Enforcement/CAMA (Stacey Smith, 252-232-6027)

Currituck County Economic Development (Peter Bishop, 252-232-6015)

Currituck County Local Volunteer Fire Department

Currituck County Schools (Allison Sholar, 252-232-2223)

Currituck County Sheriff (Susan Johnson, 252-453-8204)

Currituck Soil and Water (Mike Doxey, 252-232-3360)

NC Wildlife, Maria Dunn

NCDOT, Jim Hoadley

NC DENR Aquifer Protection, David May

NC DENR Public Water (Siraj Chohan, 919-715-3235)

NC DENR Water Quality, (Kim Colson 919-733-5083, Ext. 540)

NC DENR Environmental Management (Roger Thorpe, 252-948-3923)

NC DENR Environmental Health/Onsite Wastewater, Bob Uebler

NC DENR, Marine Fisheries, Kevin Hart

NC DENR Water Quality/Surface Water Protection, Al Hodge

US Army Corps of Engineers (Kyle Barnes, 910-251-4584)

Centurylink, Kimberly Hoevenair

Charter Communications, Sam Scilabba

Dominion Power, Troy Lindsey

Embarq, Hester Jones

Navel Facilities Engineering Command, Community Plans Liaison Officer William DuFault

The following items are necessary for resubmittal:

- 3 - full size copies of revised plans.
- 1- 8.5"x11" copy of all revised plans.
- 1- PDF digital copy of all revised documents and plans.