



January 25, 2021

Ms. Tammy Glave, CZO, Senior Planner
Currituck County Department of Planning & Community Development
153 Courthouse Road, Suite 110
Currituck, NC 27929

Re: The Fost Tract-Application for PD-R Amendment (3rd Amendment)

Dear Tammy,

The Fost TRC response is attached. Since the comments were fairly minimal, we simply responded on the word document that you provided, and no updates to the plans were required.

Please let us know if you find that you need anything additional in order to be able to place this item on the February Planning Board agenda for review.

Sincerely yours,
BISSELL PROFESSIONAL GROUP

A handwritten signature in black ink, appearing to read "Mark Bissell", is written over the typed name.

Mark Bissell, PE

cc: Mr. Justin Old



Currituck County

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

MEMORANDUM

To: Mark Bissell PE, Bissell Professional Group
Justin Old, Moyock Development LLC

From: Planning Staff

Date: January 14, 2021
Response dated January 25, 2021 is shown in green

Re: Fost #3 Amended Planned Development Master Plan (Leif Street Connection to Flora Property) TRC Comments

The following comments have been received for the January 13, 2021 TRC meeting. In order to be scheduled for the February 9, 2021 Planning Board meeting, please address all comments and resubmit a corrected plan by 3:00 p.m. on January 25, 2021. TRC comments are valid for six months from the date of the TRC meeting.

Planning (Tammy Glave, 252-232-6025)

Reviewed without comment.

Currituck County Building and Fire Inspections (Bill Newns, 252-232-6023)

Reviewed without comment.

Currituck County Economic Development (Larry Lombardi, 252-232-6015)

Reviewed with comment:

1. Would prefer to see some commercial development as part of the Fost tract along Caratoke Hwy and be included as part of Phase 2 & 3 as opposed to proposing all commercial development in Phase 7. Unfortunately the entire pond along Caratoke Highway has already been constructed, and the roads and lots behind it have been substantially graded at this stage. With regard to the mixed use commercial, which is internally oriented, in order to have a greater chance of being successful, the developer is waiting until there are sufficient occupied rooftops to start that part of the development, which is the reason for it being in Phase 7.

Currituck County GIS (Harry Lee, 252-232-4039)

Reviewed without comment.

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

Reviewed without comment.

Currituck Soil and Stormwater (Dylan Lloyd, 252-232-3360)

Reviewed with comment:

1. All previous comments from TRC review on 3/12/2020 have been addressed and there are no new comments at this time.

Currituck County Public Utilities, Water (Will Rumsey, 252-232-6065)

Reviewed without comment.

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

Reviewed without comment.

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

Reviewed with comment:

1. Wastewater system will need to be reviewed and approved by the NC Department of Environmental Quality (Washington Regional Office.) This requirement is acknowledged, and will be obtained at the construction drawing approval stage.

Mediacom (252-482-5583)

See attached letter.

US Army Corps of Engineers (Anthony D. Scarbraugh, 910-251-4619)

Reviewed with comment:

1. Any impacts to jurisdictional waters or wetlands of the United States require prior approval from the US Army Corps of Engineers. The jurisdictional Impacts have been permitted.

US Post Office

Contact the local post office for mail delivery requirements The post office previously approved the proposed CBU locations, which have not changed.

Comments Not Received From:

Currituck County Engineer (Eric Weatherly, 252-232-6035)
NCDOT (Caitlin Spear, 252-331-4737)

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.



Kim Mason, NC Area Director

kmason@mediacomcc.com

216 B Shannonhouse Road

Edenton NC, 27932

Edenton: 252-482-5583

Plymouth: 252-793-2491

Mobile: 252-497-0328

RE: New Build & Development

Dear Development manager;

As you know the key need for all homes in this 21st Century is a solid internet connection, be it for business, education or entertainment, the public demand is here.

With this in mind, as you plan for your development and build out, we would like to encourage you to reach out to us, as you do for other essential utilities. It is most economical and reasonable for you to work with us and have this valuable infrastructure in advance of selling and building the homes. Any build out costs can easily be recouped as the lots are developed and make your neighborhoods more appealing to families and professionals.

We invite, you to partner with us and contact us locally. We will process a ROI for your location to determine partnership feasibility and estimated cost to ensure your development has access to the best internet services available.

Our key contacts are, Kim Mason, Director for North Carolina – information above and our construction coordinator Nathaniel Harris at 252- 793-5256 or 252-339-9375.

Mediacom launched 1-Gig broadband speeds in the following areas of North Carolina and operates customer service offices in Edenton and Plymouth.

Bertie County	Martin County	Chowan County	Perquimans County
Colerain	Jamesville	Arrowhead / Chowan Beach	Hertford
Kelford	Northampton County	Edenton	Winfall
Lewiston	Conway	Currituck County	Tyrrell County
Powellsville	Galatia	Barco	Columbia
Roxobel	Jackson	Currituck	Washington County
Windsor	Rich Square	Grandy	Creswell
Camden County	Seaboard	Moyock	Plymouth
Camden	Severn	Point Harbor	Roper
Shiloh	Woodland	Poplar Branch	
South Mills		Tulls Bay	

About Mediacom Communications

Mediacom Communications Corporation is the 5th largest cable operator in the U.S. serving over 1.3 million customers in smaller markets primarily in the Midwest and Southeast. Mediacom offers a wide array of information, communications and entertainment services to households and businesses, including video, high-speed data, phone, and home security and automation. Through Mediacom Business, the company provides innovative broadband solutions to commercial and public sector customers of all sizes and sells advertising and production services under the OnMedia brand. More information about Mediacom is available at www.mediacomcable.com.

We look forward to partnering with you to ensure your projects are successful and your development has the best services available for your buyers.

Best regards,

Kim Mason

Kim Mason
Operations Director, North Carolina