

PCD PM-Site Development Plan Comments.pdf Markup Summary

[1] SDA-1 (6)



Subject: Text Box
Page Label: [1] SDA-1
Author: CDurham
Date: 7/24/2026 9:42:18 AM
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Does this facility plan to be in operation prior to the future development being completed? If so, then show/discuss how access is achieved prior to future road construction,

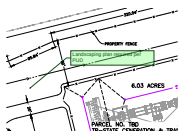
DMC RESPONSE: Drive has been extended to Bradley Rd.

Please delete detail shown and use EPC Std Details SD_2-23 (Driveway cut) & SD_2-25 (Driveway w/detached sidewalk). Future road driveway is connecting to is not a rural local road, it is an urban collector.

Subject: Text Box
Page Label: [1] SDA-1
Author: CDurham
Date: 7/24/2026 11:10:50 AM
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Please delete detail shown and use EPC Std Details SD_2-23 (Driveway cut) & SD_2-25 (Driveway w/detached sidewalk). Future road driveway is connecting to is not a rural local road, it is an urban collector.

DMC RESPONSE: Because there will now be an entrance off of Bradley Rd, we are keeping the existing rural local road detail.



Subject: Planner
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Author: Juhler
Date: 8/3/2026 12:05:50 PM
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Landscaping plan required per PUD

DMC RESPONSE: Landscaping plan no longer required per discussions with EPC, see revised Letter of Intent

Missing:
- Legend
- property lines depicted and labeled
- setbacks
- landscaping plan
- lighting detail

Subject: Planner
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Author: Juhler
Date: 8/3/2026 12:00:35 PM
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Missing:
- Legend
- property lines depicted and labeled
- setbacks
- landscaping plan
- lighting detail

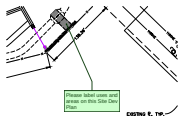
DMC RESPONSE:
Legend added
Property lines depicted and labeled
No setback required for this property
Landscaping and Lighting plans not required



Subject: Planner
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Use existing parcel #

DMC RESPONSE: Parcel number updated to existing



Subject: Planner
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Please label uses and areas on this Site Dev Plan

DMC RESPONSE: Use and area labels added