

## Current Project - Project Markups Listing

### 23-066Z-PDP

File Name	Markup Name	Markup Text	Markup Date	Created by
001_COVER PAGE.pdf	Transportation & Mobility	T&M notes that the TIS is incomplete: needs analysis, recommendations and conclusions. Project cannot be approved without this information.	08/31/2023	Sarah Holt
055_EX G.6 TREE PRESERVATION TABLE.pdf	Landscape - JB	Adjust Status to "Remove" for Trees # 4040,4041,4042,4094 and 4095 to align with Tree Preservation Plan.	08/28/2023	Joshua Britt
050_EX G.1 TREE PRESERVATION PLAN.pdf	Landscape - JB	FDP submission will require tree survey, tree preservation plan, and tree replacement plan in accordance with Sections 153.143, 153.144, and 153.145 of Dublin Code.  The current scope of this plan is insufficient for FDP submittal. Notes have been made on the enlargement sheets where trees will need to be surveyed for FDP submission.	08/28/2023	Joshua Britt
050_EX G.1 TREE PRESERVATION PLAN.pdf	Landscape - JB	Trees along the southern property line need to be surveyed for FDP submittal including those on adjacent properties that are within 50' of the limits of disturbance.	08/28/2023	Joshua Britt
052_EX G.3 TREE PRESERVATION PLAN.pdf	Landscape-JB	All protected trees within 50' of limits of disturbance in this stand of woods needs to be surveyed for submission of FDP. This includes those surrounding the proposed shared use path.	08/28/2023	Joshua Britt
052_EX G.3 TREE PRESERVATION PLAN.pdf	Landscape-JB	Consider construction vehicle access to perform construction of this wall when establishing limits of disturbance here.	08/28/2023	Joshua Britt
053_EX G.4 TREE PRESERVATION PLAN.pdf	Landscape-JB	These trees will need to be surveyed. Proposed storm system appears to impact this stand of trees. All utilities and grading need to be included on tree preservation plan.	08/28/2023	Joshua Britt
053_EX G.4 TREE PRESERVATION PLAN.pdf	Landscape-JB	All protected trees within 50' of the limits of disturbance including those on adjacent properties need to be surveyed along this property line.	08/28/2023	Joshua Britt

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File Name	Markup Name	Markup Text	Markup Date	Created by
Doc 3 - Development Text.pdf	Landscape - JB	A tree waiver policy was approved by city council in 2018 that has been uploaded into the documents folder for review. This policy is something of a middle ground between the code required tree replacements and the replacement plan being proposed in this development text.	08/28/2023	Joshua Britt
003_DEVELOPMENT TITLE PAGE.pdf	WTFD	<p>â€¢ Would like to see an auto-turn for each area based on the following specs:            AUTO-TURN SPECS.            Overall length (47 feet)            Wheelbase length (22 feet - 4 inches)            Overall width (9 feet - 6 inches)            Wheelbase width (8 feet - 3 inches)            Front bumper to center of front axle (79 inches)</p>	08/24/2023	Sarah Holt
003_DEVELOPMENT TITLE PAGE.pdf	WTFD		08/24/2023	Sarah Holt
003_DEVELOPMENT TITLE PAGE.pdf	WTFD	<p>â€¢ I have some concerns with the on street parking especially in areas with building proposed over 30' tall and how the requirements with OFC Appendix D 105 will be met and D106.2</p>	08/24/2023	Sarah Holt
003_DEVELOPMENT TITLE PAGE.pdf	WTFD	<p>â€¢ How will this area be signed for no parking on streets?</p>	08/24/2023	Sarah Holt
003_DEVELOPMENT TITLE PAGE.pdf	WTFD		08/24/2023	Sarah Holt
003_DEVELOPMENT TITLE PAGE.pdf	WTFD	<p>â€¢ Are the utility plans and hydrant spacing per normal city specs? Cul-de-sac per City Spec?</p>	08/24/2023	Sarah Holt
004_DEVELOPMENTAL TEXT.pdf	Planning	Section 153.054(B)(13)(d) of Code requires that maintenance and operation be determined now, using a perpetuating HOA.	08/23/2023	Sarah Holt
097_EX N.5 PULTE TOWNHOME ELEVATIONS.pdf	Planning	<p>How are garage doors mitigated per the NDG Section 3 E?</p> <p>Please provide information on which elevations/configurations go where on the plan. Other elevations have significantly more roof variation.</p>	08/23/2023	Sarah Holt

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005_LEGAL DESCRIPTION AND SITE BOUNDARY.pdf	Planning	Please explain why these parcels are surveyed as subareas, and not as they currently exist. This is unconventional.  We have concerns that the Open Space is not included as its own Subarea, and is not accounted for in either the text or in the surveys.	08/22/2023	Sarah Holt
005_LEGAL DESCRIPTION AND SITE BOUNDARY.pdf	Planning	total acreage of individual legal descriptions do not equal the stated acreage of 105.02, or the combined legal description. Duplicate legal descriptions/erroneous legals should be omitted.	08/22/2023	Sarah Holt
001_COVER PAGE.pdf	Planning	Note that complete application was made on 8/10/23.	08/16/2023	Sarah Holt
066_EX I.1 CIRCULATION PLAN - PEDESTRIAN.pdf	Transportation & Mobility	Please include SUPs that provide north-south connectivity, with an emphasis to extend the SUP system to our southern corporate limit. This may be achieved with a SUP located parallel to the CSX tracks; another option is along Cosgray.	08/16/2023	Sarah Holt
066_EX I.1 CIRCULATION PLAN - PEDESTRIAN.pdf	Transportation & Mobility	We request the applicant update the width of all new SUPs to 10 feet, rather than 8 feet.	08/16/2023	Sarah Holt
018_EX E.1 SITE PLAN.pdf	Planning	Some of these buildings/patios are right on the setbacks. Are there fences anticipated here? Will there be adequate room for either fences or larger patios, per the NDG?	08/14/2023	Sarah Holt
018_EX E.1 SITE PLAN.pdf	Planning	This setback has shrunk since Concept Plan, when it was 100'. With the dry basin proposed adjacent, how will sound, light, and traffic be attenuated for these homes?	08/14/2023	Sarah Holt
018_EX E.1 SITE PLAN.pdf	Planning	T&M previously requested a continuous vehicular route north without diverting to service streets. This route will be annoying and lead to more traffic on service streets, so won't be acceptable. Please provide.	08/14/2023	Sarah Holt
018_EX E.1 SITE PLAN.pdf	Planning	T&M previously requested a 2nd street access north toward Amlin. Please provide.	08/14/2023	Sarah Holt

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018_EX E.1 SITE PLAN.pdf	Planning	What happened to the previously-preserved tree row? This should be an important thematic element for the community and its removal doesn't meet the NDG.	08/14/2023	Sarah Holt
018_EX E.1 SITE PLAN.pdf	Planning	Ditto with this tree row.	08/14/2023	Sarah Holt
018_EX E.1 SITE PLAN.pdf	Planning	The previously-anticipated green in this location has been significantly shrunk. It does not appear to be conducive to activity at this configuration.	08/14/2023	Sarah Holt
018_EX E.1 SITE PLAN.pdf	Planning	At Concept Plan, there was an indication of some kind of structure adjacent to the pond. In order for any of these ponds to count toward open space, they need to have more than sidewalks around them. See NDG.	08/14/2023	Sarah Holt
018_EX E.1 SITE PLAN.pdf	Planning	NDG notes that homes backing up to collectors/arterials need berming and landscaping for buffering. Please describe how this goal will be met.	08/14/2023	Sarah Holt
018_EX E.1 SITE PLAN.pdf	Planning	Same comment re: buffering along TCB. Approach will need to be different here, with height of overpass.	08/14/2023	Sarah Holt
018_EX E.1 SITE PLAN.pdf	Planning	NDG buffering goals, Section 2 G. Please explain how goals will be met.	08/14/2023	Sarah Holt
018_EX E.1 SITE PLAN.pdf	Planning	Why is there a pavement and building setback here when this is meant to be open space? Please remove and address in development text.	08/14/2023	Sarah Holt
018_EX E.1 SITE PLAN.pdf	Planning	What is this area programmed for?	08/14/2023	Sarah Holt
018_EX E.1 SITE PLAN.pdf	Planning	This lot is within the already-reduced RR setback. This yard will be heavily impacted by noise.	08/14/2023	Sarah Holt
018_EX E.1 SITE PLAN.pdf	Planning	This cul appears to be in wetland areas. The wetland map needs to be overlain to demonstrate how either this road and surround lots are out of wetlands or they need to be re/moved.	08/14/2023	Sarah Holt
018_EX E.1 SITE PLAN.pdf	Planning	NDG Section 2 D: preservation areas should be focal points, not isolated at the rear of lots.	08/14/2023	Sarah Holt

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018_EX E.1 SITE PLAN.pdf	Planning	NDG Section 2 D: mature hedgerows should be incorporated into the design of open spaces.	08/14/2023	Sarah Holt
018_EX E.1 SITE PLAN.pdf	Planning	NDG Section 2 D: preservation areas may be used as inspiration for neighborhood identity/theme. How has this been accomplished?  Also, the history of the site should be reflected in the neighborhood design and elements. How is this done?	08/14/2023	Sarah Holt
018_EX E.1 SITE PLAN.pdf	Planning	NDG Section 2 E: In all cases, open space should be sited with homes front to the space.  Design and programming of open spaces is requested.	08/14/2023	Sarah Holt
018_EX E.1 SITE PLAN.pdf	Planning	NDG Section 2 F: homes should front basins as neighborhood amenities. Ponds behind homes are discouraged. Sufficient visual /physical access may be provided, but what are the amenities that make this worthy of open space?	08/14/2023	Sarah Holt
018_EX E.1 SITE PLAN.pdf	Planning	NDG Section 2 G: where homes back up to external roads, views are to be screened with berms and vegetation.	08/14/2023	Sarah Holt
022_EX E.5a DEVELOPMENT PATTERN.pdf	Planning	How is this interface used? NDG Section 2 G: perimeter setbacks may only be counted toward open space if landscaped, bermed, with paths and other amenities.	08/14/2023	Sarah Holt
022_EX E.5a DEVELOPMENT PATTERN.pdf	Planning	NDG Section 2 G: SUPs are to meander through roadway setback areas; homes are to be screened with berms and planted with trees, including conifers.	08/14/2023	Sarah Holt
024_EX E.5c DEVELOPMENT PATTERN.pdf	Planning	For accuracy and disclosure, these graphics should show TCB on each one.	08/14/2023	Sarah Holt
025_EX E.5d DEVELOPMENT PATTERN.pdf	Planning	How does this edge interface with the Village of Amlin and the anticipated mixed-use development?	08/14/2023	Sarah Holt

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030_EX E.7a DEVELOPMENT PATTERN.pdf	Planning	This streetscape will be mostly parking: driveways, additional parking pads, visitor parking. The visitor parking isn't necessary and adds to the stormwater issues too.	08/14/2023	Sarah Holt
030_EX E.7a DEVELOPMENT PATTERN.pdf	Planning	How will the stormwater feature be programmed to allow it to be counted toward open space?	08/14/2023	Sarah Holt
031_EX E.7b DEVELOPMENT PATTERN.pdf	Planning	Staff remains very concerned that this will appear as a typical garage scape. The layout, materials, lack of open space is no different than other townhome developments.	08/14/2023	Sarah Holt
031_EX E.7b DEVELOPMENT PATTERN.pdf	Planning	In order to be accurate, the overpass needs to be shown. How will this conceptually interface with the houses?	08/14/2023	Sarah Holt
032_EX E.7c DEVELOPMENT PATTERN.pdf	Planning	See previous comments. Include overpass.	08/14/2023	Sarah Holt
033_EX E.7d DEVELOPMENT PATTERN.pdf	Planning	How is this edge developed to meet NDG expectations? Is it programmed with activities in order to count as open space?	08/14/2023	Sarah Holt
034_EX E.8a SUBAREA A DEVELOPMENT CHARACTER.pdf	Planning	Staff remains very concerned that these service streets will not meet the envisioned character.	08/14/2023	Sarah Holt
034_EX E.8a SUBAREA A DEVELOPMENT CHARACTER.pdf	Planning	NDG Section 3 F: service streets intersecting adj streets should have shorter setbacks.  Lots adj to service streets should use hedges, fences, lighting, etc at driveways to enhance the character of the service street.	08/14/2023	Sarah Holt
034_EX E.8a SUBAREA A DEVELOPMENT CHARACTER.pdf	Planning	Staff has previously requested a mix of unit types, as outlined in NDG Section 3, D3.	08/14/2023	Sarah Holt
035_EX E.8b SUBAREA A DEVELOPMENT CHARACTER.pdf	Planning	Staff appreciates the variety of architectural details within this unit type.	08/14/2023	Sarah Holt
036_EX E.8c SUBAREA A DEVELOPMENT CHARACTER.pdf	Planning	How will this area be programmed? It's shrunk a lot from the Concept Plan, and is now almost an afterthought.	08/14/2023	Sarah Holt

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037_EX E.9a SUBAREA B DEVELOPMENT CHARACTER.pdf	Planning	NDG Section 3 E1 states garages should be located 20' back from front of house.  NDG Section 3 E2 states garages should have architectural detail. How is this accomplished?	08/14/2023	Sarah Holt
037_EX E.9a SUBAREA B DEVELOPMENT CHARACTER.pdf	Planning	The proposed landscape screening could address some of the garage setback goal; however, how is this landscape ensured to exist? Should be something mentioned in the development text and/or on the individual lot vignettes.	08/14/2023	Sarah Holt
038_EX E.9b SUBAREA B DEVELOPMENT CHARACTER.pdf	Planning	How do the front yards create an arrival experience, per NDG Section D1?	08/14/2023	Sarah Holt
038_EX E.9b SUBAREA B DEVELOPMENT CHARACTER.pdf	Planning	How is a wayfinding hierarchy provided with the street network variations, per NDG Section 3 C?	08/14/2023	Sarah Holt
039_EX E.9c SUBAREA B DEVELOPMENT CHARACTER.pdf	Planning	How is this open space programmed?	08/14/2023	Sarah Holt
039_EX E.9c SUBAREA B DEVELOPMENT CHARACTER.pdf	Planning	Each lot type needs a vignette indicating building envelopes, open space envelopes, ability to meet min. private open space goals, etc.	08/14/2023	Sarah Holt
040_EX E.10a SUBAREA D DEVELOPMENT CHARACTER.pdf	Planning	3rd parking space is too much pavement and negatively affects the streetscape.	08/14/2023	Sarah Holt
040_EX E.10a SUBAREA D DEVELOPMENT CHARACTER.pdf	Planning	These hedge patterns remove much of potential private open space from use, and they don't make sense for the 3rd parking spot to have access to the house.	08/14/2023	Sarah Holt
040_EX E.10a SUBAREA D DEVELOPMENT CHARACTER.pdf	Planning	Each building type needs a specific vignette to show building envelopes, open space envelopes, etc. as shown in Section 4 of NDG.	08/14/2023	Sarah Holt
041_EX E.10b SUBAREA D DEVELOPMENT CHARACTER.pdf	Planning	How will this area be programmed? How will it address the community theme?	08/14/2023	Sarah Holt
041_EX E.10b SUBAREA D DEVELOPMENT CHARACTER.pdf	Planning	Dry basins are just out the rendering; it's important to understand how these will look, in detail, and how they will meet the NDG.	08/14/2023	Sarah Holt
041_EX E.10b SUBAREA D DEVELOPMENT CHARACTER.pdf	Planning	Ditto for the dry basins.	08/14/2023	Sarah Holt
041_EX E.10b SUBAREA D DEVELOPMENT CHARACTER.pdf	Planning	How does the hierarchy of the streetscape play into this important entry point for areas D and E?	08/14/2023	Sarah Holt

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042_EX E.10c SUBAREA D DEVELOPMENT CHARACTER.pdf	Planning	In order for stormwater facilities to count toward open space, they need to have a superior and interactive design. This shows only sidewalks.	08/14/2023	Sarah Holt
043_EX E.11a SUBAREA E DEVELOPMENT CHARACTER.pdf	Planning	Staff remains concerned about the garage scape and materials for these townhomes. How will these be mitigated based on the NDG expectations?	08/14/2023	Sarah Holt
043_EX E.11a SUBAREA E DEVELOPMENT CHARACTER.pdf	Planning	What actual activities are programmed for this area? This is the largest interior public open space area that isn't a dry basin. It needs to have a well-thought-out focal point within and connections without.	08/14/2023	Sarah Holt
043_EX E.11a SUBAREA E DEVELOPMENT CHARACTER.pdf	Planning	What landscape and site hierarchy will be used to emphasize this location per NDG Section 3 C?	08/14/2023	Sarah Holt
044_EX E.11b SUBAREA E DEVELOPMENT CHARACTER.pdf	Planning	NDG Section 3 E2 states that single garage doors are favored over double garage doors. What greater details are offered to minimize the effect of a garage scape?	08/14/2023	Sarah Holt
045_EX E.11c SUBAREA E DEVELOPMENT CHARACTER.pdf	Planning	This area is an entry feature from TCB, so it deserves special treatment. How will site furnishings, thematic elements, and landscape create importance for the site? What is the programming for this space? How will it also not feel too close to TCB?	08/14/2023	Sarah Holt
046_EX F.1 CONCEPTUAL LANDSCAPE PLAN.pdf	Planning	This exhibit should show us the wayfinding hierarchy as in NDG Section 3 C. Only street trees using the same placement cadence are shown.	08/14/2023	Sarah Holt
046_EX F.1 CONCEPTUAL LANDSCAPE PLAN.pdf	Planning	Landscape medians and varying width verges can help with the expected hierarchy.	08/14/2023	Sarah Holt
046_EX F.1 CONCEPTUAL LANDSCAPE PLAN.pdf	Planning	All service streets should have their own plans, which could include ornamental trees, hedges, or other plantings, fencing, etc. that should be shown here. Staff still remains concerned that these service streets are not going to have the desired character, based on the lack of information shown (or able to be provided based on setbacks, utilities, etc.).	08/14/2023	Sarah Holt



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046_EX F.1 CONCEPTUAL LANDSCAPE PLAN.pdf	Planning	These stormwater areas need to have more than walls to make countable open spaces. What programming can be included? What landscaping can be included, or will it affect their ability to handle necessary volumes?	08/14/2023	Sarah Holt
046_EX F.1 CONCEPTUAL LANDSCAPE PLAN.pdf	Planning	What is this area that overlaps the cul? Staff remains concerned that the wetland is being encroached upon in this location. Houses will have drainage problems and infrastructure may be affected.	08/14/2023	Sarah Holt
046_EX F.1 CONCEPTUAL LANDSCAPE PLAN.pdf	Planning	What is a wetland planting area? Since these are dry basins, will these plantings affect volume?	08/14/2023	Sarah Holt
046_EX F.1 CONCEPTUAL LANDSCAPE PLAN.pdf	Planning	Out of all this acreage, only 2 parks/amenity areas are being shown. This will affect what staff considers as true open space.	08/14/2023	Sarah Holt
047_EX F.2 SAMPLE PLANT SELECTION.pdf	Planning	These are nice, but how are they used to create the expected hierarchy?	08/14/2023	Sarah Holt
047_EX F.2 SAMPLE PLANT SELECTION.pdf	Planning	How do these species support the community theme? If the theme is meant to be historic farming, the species ought to reflect more natives that might be found in tree rows, or orchards?	08/14/2023	Sarah Holt
048_EX F.3 SAMPLE PLANT SELECTION.pdf	Planning	These are also nice, but are very typical suburban choices. How do they support the community theme?	08/14/2023	Sarah Holt
048_EX F.3 SAMPLE PLANT SELECTION.pdf	Planning	Where are these used on the plan?	08/14/2023	Sarah Holt
049_EX F.4 SAMPLE PLANT SELECTION.pdf	Planning	These start to build some character for the dry basins. How will they be planted: can they be within the basins and not affect volume? Must they remain on the perimeter, and if so, how does that create a naturalized-looking facility, if that is the desired effect?	08/14/2023	Sarah Holt
056_EX H.1 OPEN SPACE PLAN.pdf	Planning	Future TCB cannot be labeled as open space, nor included in any open space calculations, as previously stated.	08/14/2023	Sarah Holt

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056_EX H.1 OPEN SPACE PLAN.pdf	Planning	Staff will evaluate if these areas all count toward open space, per the NDG.	08/14/2023	Sarah Holt
057_EX H.2 OPEN SPACE ENLARGEMENT - NORTH SIDE.pdf	Planning	How will preservation of these trees be guaranteed for both sides of the project? These ought to be set aside into a separate open space, rather than be left for owners to maintain.	08/14/2023	Sarah Holt
057_EX H.2 OPEN SPACE ENLARGEMENT - NORTH SIDE.pdf	Planning	Ditto comment	08/14/2023	Sarah Holt
058_EX H.3 OPEN SPACE ENLARGEMENT - SOUTH SIDE.pdf	Planning	It appears that this row of houses will have no room to expand their patios/decks/private open space. How does that get conveyed to them, when their neighbors may have that option? This becomes an enforcement/parity issue that the City has to deal with later on and is best avoided at this stage.	08/14/2023	Sarah Holt
058_EX H.3 OPEN SPACE ENLARGEMENT - SOUTH SIDE.pdf	Planning	Same backyard/private open space issue here.	08/14/2023	Sarah Holt
058_EX H.3 OPEN SPACE ENLARGEMENT - SOUTH SIDE.pdf	Planning	How is this dry basin an amenity for these houses and along the street?	08/14/2023	Sarah Holt
058_EX H.3 OPEN SPACE ENLARGEMENT - SOUTH SIDE.pdf	Planning	How is this area programmed? What will the view be toward the overpass?	08/14/2023	Sarah Holt
059_EX H.4 OPEN SPACE CHARACTER VIGNETTE.pdf	Planning	This doesn't show mitigation from TCB for these homes. It also doesn't provide any hints at thematic design or programming for these spaces.	08/14/2023	Sarah Holt
059_EX H.4 OPEN SPACE CHARACTER VIGNETTE.pdf	Planning	Ditto here too, but these homes back up directly to this dry basin. This area on the plan looks very tight, with patios being right up against the setback, and this view shows a sidewalk too; there doesn't seem to be adequate room per the plan.	08/14/2023	Sarah Holt
060_EX H.5 OPEN SPACE CHARACTER VIGNETTE.pdf	Planning	This needs to show the overpass and full road, for clarity and transparency.	08/14/2023	Sarah Holt
060_EX H.5 OPEN SPACE CHARACTER VIGNETTE.pdf	Planning	How does this open space area get programmed? How does the community theme come through?	08/14/2023	Sarah Holt

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060_EX H.5 OPEN SPACE CHARACTER VIGNETTE.pdf	Planning	How do the dry basins provide buffering for the homes along TCB?	08/14/2023	Sarah Holt
061_EX H.6 OPEN SPACE CHARACTER VIGNETTE.pdf	Planning	How are these garage doors mitigated per the NDG?	08/14/2023	Sarah Holt
061_EX H.6 OPEN SPACE CHARACTER VIGNETTE.pdf	Planning	How is this area programmed, based on community theme, different users, and other amenities provided throughout?	08/14/2023	Sarah Holt
062_EX H.7 OPEN SPACE CHARACTER VIGNETTE.pdf	Planning	This area shows only 1/2 of the tree row. How is the area programmed, how does it meet the community theme?	08/14/2023	Sarah Holt
063_EX H.8 OPEN SPACE CHARACTER VIGNETTE.pdf	Planning	This location will be noisy and full of traffic at the intersection of Cosgray and TCB. The dry basin will be lower than the roads: how will this provide buffering for either visual or noise impacts?	08/14/2023	Sarah Holt
063_EX H.8 OPEN SPACE CHARACTER VIGNETTE.pdf	Planning	This SUP is meant to meander in the wide setback along Cosgray.	08/14/2023	Sarah Holt
064_EX H.9 OPEN SPACE CHARACTER VIGNETTE.pdf	Planning	Show the full build-out of TCB for clarity.	08/14/2023	Sarah Holt
064_EX H.9 OPEN SPACE CHARACTER VIGNETTE.pdf	Planning	A cross-section of this area would be helpful to show how a lower dry basin will provide visual and noise buffering along future TCB.	08/14/2023	Sarah Holt
065_EX H.10 OPEN SPACE CHARACTER VIGNETTE.pdf	Planning	This graphic makes the point that TCB will not be buffered by the dry basins.	08/14/2023	Sarah Holt
066_EX I.1 CIRCULATION PLAN - PEDESTRIAN.pdf	Planning	How does this shared use path get north to Amlin, as envisioned in the Master Plan?	08/14/2023	Sarah Holt
066_EX I.1 CIRCULATION PLAN - PEDESTRIAN.pdf	Planning	This SUP is meant to meander along Cosgray and have landscaping adjacent.	08/14/2023	Sarah Holt
066_EX I.1 CIRCULATION PLAN - PEDESTRIAN.pdf	Planning	Is there any access to/within the wetlands? These are a wonderful opportunity to provide recreational experiences.	08/14/2023	Sarah Holt
067_EX I.2 CIRCULATION PLAN - VEHICULAR.pdf	Planning	2 north connections were previously requested; please provide.	08/14/2023	Sarah Holt
067_EX I.2 CIRCULATION PLAN - VEHICULAR.pdf	Planning	A straight-through connection was previously requested; please provide.	08/14/2023	Sarah Holt
067_EX I.2 CIRCULATION PLAN - VEHICULAR.pdf	Planning	What public meetings have been held with surrounding neighbors as previously requested?	08/14/2023	Sarah Holt

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079_EX K.2 SCHOTTENSTEIN TOWNHOME ELEVATIONS.pdf	Planning	These elevations are nice. We appreciate the porches, especially the wrap-around ones for the side yards. Thank you for providing the separate man door for the garage elevations. Details on how the garage doors will be broken up would be helpful.	08/14/2023	Sarah Holt
081_EX K.4 SCHOTTENSTEIN TOWNHOME ELEVATIONS.pdf	Planning	A view from the service street would be very helpful.	08/14/2023	Sarah Holt
082_EX K.5 SCHOTTENSTEIN TOWNHOME ELEVATIONS.pdf	Planning	Are there street trees here?	08/14/2023	Sarah Holt
082_EX K.5 SCHOTTENSTEIN TOWNHOME ELEVATIONS.pdf	Planning	Should these setbacks be inset to reduce views into the service street? What does the full width of the service street look like?	08/14/2023	Sarah Holt
083_EX K.6 SCHOTTENSTEIN TOWNHOME ELEVATIONS.pdf	Planning	Ensure that brick is full-depth and match in development text too.	08/14/2023	Sarah Holt
083_EX K.6 SCHOTTENSTEIN TOWNHOME ELEVATIONS.pdf	Planning	How do these materials support the thematic design of the community?	08/14/2023	Sarah Holt
078_EX K.1 SCHOTTENSTEIN TOWNHOME ELEVATIONS.pdf	Planning	These are plan view.	08/14/2023	Sarah Holt
078_EX K.1 SCHOTTENSTEIN TOWNHOME ELEVATIONS.pdf	Planning	These need to follow the lot type examples in NDG Section 4 C.	08/14/2023	Sarah Holt
085_EX L.1 SCHOTTENSTEIN SINGLE FAMILY ELEVATIONS.pdf	Planning	This appears unreasonable, given the actual lot size. Allowing accessory structures will lead to clutter, unless they are limited to pergolas or similar.	08/14/2023	Sarah Holt
085_EX L.1 SCHOTTENSTEIN SINGLE FAMILY ELEVATIONS.pdf	Planning	Dimension all aspects of the graphic. Also, include a typical block and how these dimensions all work together to present an appealing streetscape.	08/14/2023	Sarah Holt
085_EX L.1 SCHOTTENSTEIN SINGLE FAMILY ELEVATIONS.pdf	Planning	Porch should be between 6 and 8 feet, not inches?	08/14/2023	Sarah Holt
085_EX L.1 SCHOTTENSTEIN SINGLE FAMILY ELEVATIONS.pdf	Planning	This graphic needs to be based on actual dimensions of specific lots. The graphics in the NDG show the minimum areas.	08/14/2023	Sarah Holt
087_EX L.3 SCHOTTENSTEIN SINGLE FAMILY ELEVATIONS.pdf	Planning	These are double-size doors, rather than 2 singles, as suggested in the NDG.	08/14/2023	Sarah Holt

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File Name	Markup Name	Markup Text	Markup Date	Created by
087_EX L.3 SCHOTTENSTEIN SINGLE FAMILY ELEVATIONS.pdf	Planning	How do these materials support the chosen community theme?	08/14/2023	Sarah Holt
087_EX L.3 SCHOTTENSTEIN SINGLE FAMILY ELEVATIONS.pdf	Planning	Will the windows have muntins to provide additional character?	08/14/2023	Sarah Holt
088_EX L.4 SCHOTTENSTEIN SINGLE FAMILY ELEVATIONS.pdf	Planning	The variety along this streetscape is nice.	08/14/2023	Sarah Holt
088_EX L.4 SCHOTTENSTEIN SINGLE FAMILY ELEVATIONS.pdf	Planning	Garage doors should be 2 singles, per NDG, and should also have some design details to break up the visual impact of the doors.	08/14/2023	Sarah Holt
088_EX L.4 SCHOTTENSTEIN SINGLE FAMILY ELEVATIONS.pdf	Planning	Garages are ideally set back 20' from the front facade of the house.	08/14/2023	Sarah Holt
089_EX M.1 SCHOTTENSTEIN COTTAGE ELEVATIONS.pdf	Planning	See all previous lot type example comments	08/14/2023	Sarah Holt
089_EX M.1 SCHOTTENSTEIN COTTAGE ELEVATIONS.pdf	Planning	If min. dimensions are 10 x 10, they that open space should be a min of 200 SF.	08/14/2023	Sarah Holt
090_EX M.2 SCHOTTENSTEIN COTTAGE ELEVATIONS.pdf	Planning	This starts to provide the information needed in the NDG lot type examples; however, it doesn't match the vegetation in the illustrations. Consistency is important, especially at the rezoning request so we understand what is being requested.	08/14/2023	Sarah Holt
090_EX M.2 SCHOTTENSTEIN COTTAGE ELEVATIONS.pdf	Planning	So much pavement on these lots. Why the extra parking pad when there's guest parking elsewhere and in the driveways?	08/14/2023	Sarah Holt
090_EX M.2 SCHOTTENSTEIN COTTAGE ELEVATIONS.pdf	Planning	How is the streetscape character maintained? What street trees, hedges, fences, etc are used to help define public/private spaces?	08/14/2023	Sarah Holt
091_EX M.3 SCHOTTENSTEIN COTTAGE ELEVATIONS.pdf	Planning	Same comments as other materials sheets.	08/14/2023	Sarah Holt
092_EX M.4 SCHOTTENSTEIN COTTAGE ELEVATIONS.pdf	Planning	This view does not suggest any open space programming. Sidewalks are not enough to make stormwater ponds count, per the NDG.	08/14/2023	Sarah Holt

## Current Project - Project Markups Listing

File Name	Markup Name	Markup Text	Markup Date	Created by
093_EX N.1 PULTE TOWNHOME ELEVATIONS.pdf	Planning	This private open space only totals 60.75 SF. The depth may not be adequate for a chair or table and chair. This doesn't appear adequate based on the lack of other private open space/lot size and lack of programmed open space within the neighborhood.	08/14/2023	Sarah Holt
094_EX N.2 PULTE TOWNHOME ELEVATIONS.pdf	Planning	This private open space is 78 SF and is a bit better because it's deeper. The same concerns still apply however.	08/14/2023	Sarah Holt
095_EX N.3 PULTE TOWNHOME ELEVATIONS.pdf	Planning	These rear elevation remain a concern. There is too much emphasis on the garage door.	08/14/2023	Sarah Holt
098_EX N.6 PULTE TOWNHOME ELEVATIONS.pdf	Planning	These elevations are better with the breaks in the roof line and the dormer windows. The man doors are appreciated on this side as well.	08/14/2023	Sarah Holt
096_EX N.4 PULTE TOWNHOME ELEVATIONS.pdf	Planning	There needs to be greater variety on the rear elevations, especially since that is the side seen by the public from the street. This was a more successful elevation; others are less successful. Are there views from the sides?	08/14/2023	Sarah Holt
096_EX N.4 PULTE TOWNHOME ELEVATIONS.pdf	Planning	Trees aren't shown in the illustrative site plan; is there really room for them? They should be ensured to help mitigate the elevation design.	08/14/2023	Sarah Holt
100_EX N.8 PULTE TOWNHOME ELEVATIONS.pdf	Planning	The 1 1/2 story end units are appreciated, along with the architectural details. Could the garages be divided into 2 single doors, per the NDG? Could they have some design features to minimize the importance of the garages themselves?	08/14/2023	Sarah Holt
101_EX N.9 PULTE TOWNHOME ELEVATIONS.pdf	Planning	Where are these located?  It would be helpful to have locational information for all Pulte townhomes, as in the Schottenstein products. Only certain kinds of townhomes are in certain locations, correct?	08/14/2023	Sarah Holt
103_EX N.11PULTE TOWNHOME ELEVATIONS.pdf	Planning	Where are these located? This seems to be a different product altogether, without plans and lot layouts.	08/14/2023	Sarah Holt
Doc 2 - Project Narrative.pdf	Planning	Tuttle Crossing Boulevard	08/11/2023	Sarah Holt

## Current Project - Project Markups Listing

File Name	Markup Name	Markup Text	Markup Date	Created by
Doc 2 - Project Narrative.pdf	Planning	Southwest Area Plan indicates Mixed Use Village Center on this site.	08/11/2023	Sarah Holt
Doc 2 - Project Narrative.pdf	Planning	In the north part of this site.	08/11/2023	Sarah Holt
Doc 2 - Project Narrative.pdf	Planning	Existing tree rows could be organizing elements too.	08/11/2023	Sarah Holt
Doc 2 - Project Narrative.pdf	Planning	Incomplete sentence. Is there missing information?	08/11/2023	Sarah Holt
Doc 2 - Project Narrative.pdf	Planning	How wide?	08/11/2023	Sarah Holt
Doc 2 - Project Narrative.pdf	Planning	Removal of significant parts of tree rows?	08/11/2023	Sarah Holt
Doc 2 - Project Narrative.pdf	Planning	Cul-de-sac in north area appears to encroach into wetlands. Besides environmental issues, will this create drainage issues for home owners (Autumn Rose Woods)?	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Accessory structures needs to be narrowed down; there's no room for sheds, garages, pools, etc. on these particular lots.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Same comment for accessory structures; however, may be modified based on housing type. Would pools and sheds be permitted?	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Typically, there is an Open Space Subarea that has defined uses. This should be included herein and on the Subarea Plan. You would wrap in all the greens/parks, the preserved trees, the stormwater features, trails/SUPs, etc. and describe uses, maintenance, access, etc.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Parking should be included as a permitted use within all Subareas that apply.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Same accessory structure comment	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Accessory structures not possible in this location, based on lot/house type	08/11/2023	Sarah Holt

## Current Project - Project Markups Listing

File Name	Markup Name	Markup Text	Markup Date	Created by
Doc 3 - Development Text.pdf	Planning	What is the mechanism to approve that transfer? Should be a PDP/FDP to ensure that adequate open space and landmark features are preserved.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Cosgray setback at Concept Plan was 150' on north side and 100' on south side. A reduction to 70' may not be supported.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Sheet E.4 indicates a 100' pavement and building setback along Cosgray; needs to match. The 100' is supported.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	What is the definition of "reserve"? Where are they located? This is where the Open Space Subarea would be helpful.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	No maximum lot coverage means that someone could build on an addition to their townhome, thus not allowing private open space. How does this address goals within the NDG?	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	All steps? Who's steps? See above comment: could someone expand their house and have steps off their property?	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	NDG anticipates using building and open space envelopes, so the setback approach should be reconsidered. Make it so owners understand that they are either in, or out, of their buildable areas.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	This Subarea isn't adjacent to Cosgray.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	One rear yard appears to be 50% within the 100' setback. The 100' setback was agreed to at previous hearings, but ought not to be pushed farther as in this one lot. Removal of that one lot would also allow reduction in the cul length; it appears to be within wetlands.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Consider using term "interior" project boundary rather than southern. Southern indicates along the City of Columbus edge.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	except along the interior project boundaries.	08/11/2023	Sarah Holt



## Current Project - Project Markups Listing

File Name	Markup Name	Markup Text	Markup Date	Created by
Doc 3 - Development Text.pdf	Planning	Clarify that this is only building coverage or all impervious surfaces as well.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	See previous step comments and use of building envelopes.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	This should be your Open Space Subarea, with appropriate uses identified.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	If there aren't lots within Subarea C, then setbacks would not apply. Please remove, unless you want them for park facilities. If so, this needs to be specified.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	It would be very wise to include future TCB as a separate Subarea as well, where you could talk about setbacks, uses, and buffering. This would provide maximum clarity to future homeowners.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	This is a 30% reduction from the original CP proposal.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	How will the anticipated undulating shared use path fit in the space with the stormwater features? On the E4 exhibit, this path is shown as a straight path directly adjacent to Cosgray.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	This space is very narrow, especially since there isn't berming/landscaping between TCB and the homes. How do you intend to provide buffering for the houses?	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	The extra parking space per lot will negatively affect the max. lot coverage, not allowing people to have patios, etc. The extra parking is also not needed, based on parking areas provided in Subarea D. Please remove the extra parking pads on each lot.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	See previous comments about stairs and setbacks.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Please explain this note. Use building envelopes to avoid confusion and minimize complexity.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	How will buffering be achieved with dry basins and no berming/landscaping?	08/11/2023	Sarah Holt

## Current Project - Project Markups Listing

File Name	Markup Name	Markup Text	Markup Date	Created by
Doc 3 - Development Text.pdf	Planning	150' is shown on the E4 exhibit.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Explain reserves and why they are not included in an Open Space subarea.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Same stairs and setbacks/building envelope comments.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Have neighborhood meetings occurred?	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	T&M previously requested that this street extension provide a through-connection, on public streets - not service streets - to TCB.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	See previous comments about the Cosgray setback and effects on this shared-use-path.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Is a shared-use-path anticipated on both sides of TCB?	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Shared-use-path, sidewalk, landscaping, berming expectations should be included. Pavement width?	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	This is quite open-ended and needs to have more commitment about tree preservation. What are the reserve areas?	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Specific preservation of the landmark trees and the tree rows should be stated.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Are conifers appropriate, based on the existing /future character of the area?  Conifers are not measured by inches; provide an equivalent for these species.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	This would change the existing character of open fields and should perhaps be reconsidered. If "reserves" are meant to be the greens previously presented, these were to be programmed open spaces for activities and gathering; how would tree replacements work into that concept?	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	This needs to be part of the development text: who owns what and who is responsible for maintenance.	08/11/2023	Sarah Holt

## Current Project - Project Markups Listing

File Name	Markup Name	Markup Text	Markup Date	Created by
Doc 3 - Development Text.pdf	Planning	Is this saying that open space could potentially decrease over time? The plan currently provides more than is required by code. This is another reason why Open Space needs its own Subarea, specifically called out here and on the plans.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	PZC will want to see this now; this is a big topic within the NDG.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	At least there needs to be a commitment of where these features occur on the map. The programming description should be more inclusive or descriptive: a wide variety of activities appealing to varied age groups and interests.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Wouldn't this be an AFDP if not included on a FDP?	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	The Residential Appearance Standards no longer apply to residential PUDs. The expectations are set in the NDG and in the development text.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	What are the themes? These haven't been described in this development text. Once identified, the text needs to include all the different ways that the theme/s will be realized through design.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	What is the unique style? The townhomes in the southeast corner are very typical of every townhome product that we see.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Who enforces? What constitutes "same or similar"? This needs more explanation.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	This statement seems to indicate that the discussion on architecture character and design/diversity could all change. Such a change ought to include an amendment to the development text and the FDP, based on the guidance of the NDG.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	How does this apply to the architectural diversity statement and the D1 statement above? It seems to contradict.	08/11/2023	Sarah Holt

## Current Project - Project Markups Listing

File Name	Markup Name	Markup Text	Markup Date	Created by
Doc 3 - Development Text.pdf	Planning	Some of these materials are not "all natural", so that adjective should be removed.  Thin brick will not be supported.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	No EIFS or stucco are shown on any materials sheets. If used, EIFS should only be permitted on upper stories where it cannot be damaged. Vinyl is not shown on any materials sheets either, and is not recommended.  Remove all references to the Residential Appearance Code.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Wood, slate, concrete, or tile are not shown on the materials sheets and should be removed from this text for consistency.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	As determined by who?	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Same comment.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Same comment	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	See previous comments regarding accessory structures.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Determined by who?	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Accessory structure comment.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	How many design elements are required on each facade?	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	This refers to the Residential Appearance Standards again; please update.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Ditto.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	This is contrary to the NDG, where 20' is stated in Section E.1.	08/11/2023	Sarah Holt

## Current Project - Project Markups Listing

File Name	Markup Name	Markup Text	Markup Date	Created by
Doc 3 - Development Text.pdf	Planning	This section should quote the NDG, or improve upon it.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	This is quoted from the Residential Appearance Standards. The City has made it clear that these are for standard zones, not PUDs.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	NDG recommends a minimum front porch depth of 5'.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	NDG recommends covered porches in D.2.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Where are these located? They should be permitted within the Open Space Subarea.  Describe how their character will support the identified community theme/s.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	How is NDG Section 3 C being met by this statement? More information needs to be provided.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	How will NDG Section 3 D1 and 2 be addressed?	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	This should be provided now to understand how the attached products and service streets work.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	This could also be included in the Open Space subarea, using the mailboxes as a gathering place with other activities. Please ID some potential locations now to show how this adds to public activity.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Cul-de-sac islands are not supported by staff. This would help pull back the Subarea B cul from the wetlands.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	How will there be enough room for these features with the dry stormwater basins?  What is the character of these, as part of the overall community theme/s?	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	There appears to be little frontage left, other than stormwater basins.	08/11/2023	Sarah Holt

## Current Project - Project Markups Listing

File Name	Markup Name	Markup Text	Markup Date	Created by
Doc 3 - Development Text.pdf	Planning	Need to see conceptual/inspirational ideas now.	08/11/2023	Sarah Holt
Doc 3 - Development Text.pdf	Planning	Need an idea of what those responsibilities are now. Development text should include all the community features and responsibilities, along with who will maintain. See checklist.	08/11/2023	Sarah Holt
015_EX C.1 OPEN SPACE FRAMEWORK ANALYSIS.pdf	Planning	This developable area simply copies the development plan. In order to be accurate and true to the NDG goal, this map should show all of the tree rows, all of the wetlands, and all previously-agreed to setbacks along Cosgray and TCB.	08/11/2023	Sarah Holt
016_EX C.2 OPEN SPACE FRAMEWORK ANALYSIS.pdf	Planning	The Trails Master Plan shows the SUP running parallel to the RR. We previously discussed how this might not be possible, due to the wetlands; however, the feedback was to provide a true SUP that mirrors the intent of the original. This SUP stops halfway through the project and does not get a user up to Amlin, except on sidewalks, which is not sufficient.	08/11/2023	Sarah Holt
016_EX C.2 OPEN SPACE FRAMEWORK ANALYSIS.pdf	Planning	Previous comments were that the Cosgray SUP is to meander within the setback. This shows a path directly adjacent to Cosgray, which will not be as nice an experience.  There also isn't room for landscaping/berming with this configuration relative to the dry ponds.	08/11/2023	Sarah Holt
016_EX C.2 OPEN SPACE FRAMEWORK ANALYSIS.pdf	Planning	This plan doesn't indicate how the stormwater features will be integrated into the overall open space and path network within the community. See Section 2 F of the NDG for anticipated design approaches. As they are currently shown, they cannot meet open space criteria.	08/11/2023	Sarah Holt
016_EX C.2 OPEN SPACE FRAMEWORK ANALYSIS.pdf	Planning	It appears that this cul-de-sac encroaches into the previously-identified wetlands.	08/11/2023	Sarah Holt

## Current Project - Project Markups Listing

File Name	Markup Name	Markup Text	Markup Date	Created by
017_EX D SUBAREA PLAN.pdf	Planning	Open Space should have its own Subarea, with locations and uses indicated on this plan. That would provide everyone with an opportunity to see how the open space winds through the community and whether its location makes best sense relative to the Open Space Framework plan.	08/11/2023	Sarah Holt
017_EX D SUBAREA PLAN.pdf	Planning	Ideally, there would be a separate Subarea for TCB, so that everyone can understand the impacts of that road in the future and it's not mixed up with "open space".	08/11/2023	Sarah Holt
Doc 5 - TRAFFIC STUDY.pdf	Transportation & Mobility	Only preliminary data are provided. There isn't any analysis, conclusion, or recommendations. This isn't a true TIS.	08/10/2023	Sarah Holt