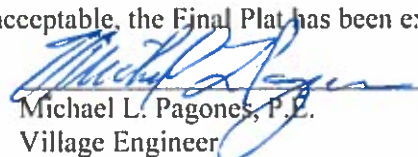


PLAN COMMISSION PC #18-025
1400 W Thomas St
Plat of Subdivision, Rezoning from R-E to R-3, Comprehensive Plan Amendment
Round 2 - Final Plat (Round 5 for PC#18-025)

18. The petitioner's response to Comment Nos. 11, 12 and 13 are acceptable.
19. The petitioner's response to Comment No. 14 is noted. The Village is in receipt of the executed Estoppel Agreement and is in the process of recording the document. No further action is required of the petitioner regarding the Estoppel Agreement.
20. The petitioner's response to Comment Nos. 15 and 16 are acceptable.
21. The Engineering Division has reviewed the petitioner's response to Public Works comments regarding the public improvements:
 - a. The petitioner's response that the 8" PVC pipe will be revised to a 10" PVC pipe at permit is acceptable.
 - b. The petitioner's acknowledgement that the Village will not maintain culverts is acceptable.
 - c. The petitioner's response to the requested drainage improvements along Thomas St is noted. The plans provided are for a template home. Once the plans have been finalized for a new home, the Engineering Division will assess improvements that may be necessary to the Thomas St frontage at time of permit.
 - d. The petitioner's acknowledgement that if public sidewalk along Thomas St is damaged during construction it shall be replaced is acceptable.

Final Plat:

22. The petitioner's response to Comment No. 17 is acceptable, the Final Plat has been executed by the Village.


Michael L. Pagones, P.E. 5/30/19
Village Engineer Date

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MAY 30 2019
PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

Memorandum

To: Jake Schmidt, Planning & Community Development
From: Cris Papierniak, Assistant Director of Public Works
Date: May 30, 2019
Subject: 1400 W Thomas St., P.C. #18-025 round

With regard to the proposed Final Plat, I have the following comments:

Response #3 – not accepted. An inspection on 5/23/19 noticed standing water in the R.O.W. – positive drainage from both properties must be achieved. We recommend a swale with proper slope to proposed inlet.

VAHPW has no further comments at this time. If you have any questions, please feel free to contact me.

C. file

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