



April 17, 2014

MEMORANDUM

TO: Aaron Glick, City Planner II
Planning and Development Department

FROM: Lisa King
Traffic Technician Senior

Subject: **Grace Farms PUD**
R-2014-254

Upon review of the referenced application, and based on the information provided to date, the Development Services Division has the following comments:

1. Roadways shall meet design standards of Section 3 of the Land Development Procedures Manual. 24' of pavement is required except for the 3 small cul-de-sacs (west of Lot 40, west of Lot 6 and north of Lot 27).
2. Provide sidewalks in accordance with the 2030 Comprehensive Plan and Land Development Procedures Manual. This includes frontage on Plummer Grant Road and Joda Lane North. This site is within the Suburban Development Area on Map T-4 of the Comp Plan.

Please understand that this does not constitute approval of the design elements. Approval of the design elements (driveway location, dimensions, roadway geometry, traffic circulation, etc.) shall be facilitated through the 10-set and 10-set review process. If you have any questions regarding the comment outlined above, please call me directly at 255-8586.