

JOEL P. SMITH
Director of Public Service and Safety

June 22, 2018

Dave Shepherd
BA Widder Architectural Service
407 4th Street NW
Suite B
New Philadelphia, OH 44663

RE: Advance Roofing Site Plan Review

Mr. Shepherd:

The City of Massillon Engineering Department has reviewed the submitted site plan for the above referenced project. The following comments have been compiled for review. **In your re-submittal provide a response letter addressing each comment and three (3) revised sets plans and if applicable two (2) copies of supporting documentation.**

GENERAL

- 1) Provide a replat of lots into (1) parcel for all industrial property.
- 2) Provide a written request for variance of section 1183.03 of the zoning code to allow gravel parking lots and the reason said variance is needed.
- 3) Label the total area of the site and the total area to be disturbed.
- 4) A front setback variance will be necessary. Was this applied for at Building Department?
- 5) Show and label the existing ingress / egress easement and gate across the property.
- 6) Label the proposed use of the building on the plans. Label the parking requirements needed per the zoning code.
- 7) Provide a check for the review fee as listed on the site plan application.

SHEET SD1- OVERALL SITE PLAN

- 8) Label the zoning for this site and all properties adjacent to the site.
- 9) Label the dimensions for the existing buildings.
- 10) Label the total structure area, parking area, and landscape area for the site.
- 11) Label the correct lot numbers for this site and adjacent lots.

SHEET SD2 - UTILITY PLAN

- 12) Label the 8 inch sanitary main sewer running through the site and show the existing manhole location in the rear.
- 13) Add note to core drill into back of existing catch basin and connect downspout drains with concrete collar.

SHEET SD3 - GRADING PLAN

- 14) Clearly label the drainage swale around the building. Where does drainage from parking lot go? There are no catch basins shown.
- 15) Label the flood zone and flood panel map information on this sheet.

If you have any questions or require additional information, please contact our office at 330-830-1722.

Respectfully,

Jason M. Popiel, P.E., CPESC
CITY ENGINEER



Jason Haines
Engineering Technician