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Candace Havens
Director

MEMORANDUM

To: Land Use Committee of the Board of Aldermen

From: Candace Havens, Director of Planning and Development
Alexandra Ananth, Chief Planner for Current Planning

RE: Information for June 4, 2013 Working Session

DATE: May 31, 2013

CC: Petitioners
John Lojek, Commissioner of Inspectional Services

In response to questions raised at the Land Use Committee public hearings, previous working session meetings and/or staff technical reviews, the Planning Department is providing the following information for the upcoming working session. This information is supplemental to staff analysis previously provided at the public hearing.

PETITION #211-12(2)

24 Wilde Road

Request to construct retaining walls greater than four feet in height in a side setback, and to waive the minimum driveway width to accommodate an existing city tree, in conjunction with a new single-family dwelling.

This project had a public hearing on May 14, 2013.

- **Retaining Wall.** The petitioner submitted a revised plan showing that the retaining wall has been moved closer to the south side lot line. This shift makes sense from a maneuverability standpoint. The Associate City Engineer recommends the petitioner get a permanent easement for proposed backfill on the adjacent property and a temporary easement for the construction of the base of the wall and the wall itself. This can be done prior to the issuance of a building permit. Filter fabric should also be added along the top and back of the trench.



- **Tree Preservation Plan.** The Planning Department recommends the petitioner submit a tree preservation plan to protect the roots of any trees on abutting properties that may be impacted during excavation and construction, prior to the issuance of a building permit.
- **Street Tree.** The Planning Department recommends the Board Order be written to allow for the future widening of the driveway should the street tree ever be removed.
- **Recommendation.** The Planning Department recommends **Approve with Conditions.**