**118 Congress Street: Tracking of Subdivision and Site plan Conditions of Approval**

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| ***Condition*** | ***Submission*** | ***Sent to reviewers*** | ***Reviewers comments*** | ***Notes/other action*** | ***Final sign Off*** |
| That the Subdivision Plat shall be finalized to the satisfaction of the Planning Authority, Corporation Counsel, and Department of Public Services and include detailed references as advised by the Associate Corporation Counsel in e-mail dated 1.23.2014 and relevant conditions; and  | C1\_0 rec’d 3.27.2014 | 3.28.14 Jen T and David and Bill Clark |  |  |  |
| * + 1. That a Stormwater Management Agreement and all easements shall be finalized to the satisfaction of the Corporation Counsel prior to the issuance of a Certificate of Occupancy; and
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| That the Condominium Association documents shall include references to the Stormwater Maintenance Agreement and Stormwater Inspection and Maintenance Plan, landscape maintenance (including in ROW) and all easements and licenses and be reviewed and approved by Corporation Counsel prior to the recording of the Subdivision Plat; and | 3.26.2014 rec’d from tom Federle | 3.26.2014 to Jennifer T; Barbara and Phil |  |  |  |
| STormwater Man Agreement recorded by CO |  |  |  |  |  |
| **That the applicant shall submit revised plans and associated documentation, for review and approval by the Planning Authority and City Arborist prior to the issuance of a building permit, to address the comments by the City Arborist, Jeff Tarling, dated 1.22.2014 regarding the street tree location, species and long term maintenance of** the other plantings in the ROW; and | C1-2 Site plan submitted 3.27.2014 but not the landscape Plans | 3.28.2014 to Jeff T |  |  |  |
| **That the applicant shall make a contribution to the City’s Street Tree Fund of $1400 (for 7 trees) prior to the issuance of a certificate of occupancy.** |  |  |  |  |  |
| The applicant shall submit a revised building design that results in the decks on St Lawrence Street being within the property boundaries while maintaining the current quality of design in regards to facade articulation and variation of form, for review and approval by the Planning Authority prior to signing of the Subdivision Plat; and | 3.24.14 from Virginie Stanley 4 plans showing revised St L decks | 3.24.2014 to Barbara, Alex, Caitlin cc Marge, David & Ann | 3.25.14 Caitlin OK |  |  |
| That the applicant shall obtain a license from the City Council, subject to review and approval by the Corporation Counsel’s office, for any building features associated with the approved design that extend over the City right-of-way, prior to the release of the signed Subdivision Plat; and  | Rec’d approval from City Council; not seen final license |  |  |  |  |
| That the applicant shall obtain easements or temporary construction agreements for all work outside the boundaries of the site; these (if any) shall be reviewed and approved by Corporation Counsel and the recorded copies shall be provided to the Planning Authority prior to the issuance of a building permit; and |  |  |  |  |  |
| That the applicant may be required to install a crosswalk on Congress Street at the easterly side of the St. Lawrence Street intersection.  The City’s Crosswalk Committee may review the subject location and identify recommendations for installing a crosswalk.  If deemed appropriate by the Crosswalk Committee the applicant shall be responsible for implementation of all features of the crosswalk including but not limited to pavement markings, signage, and ADA compliant ramps; and | Tom Greer sent plan on 2.10.2014 - proposes stamped and painted. | Chased TE 1.27.14; 3.25.14; 3.28.2014 with plans attached |  |  |  |
| ***Condition*** | ***Submission*** | ***Sent to reviewers*** | ***Reviewers comments*** | ***Notes/other action*** | ***Final sign Off*** |
| That the applicant shall submit the revised civil engineering plans to address the Engineering Review comments of Dave Senus dated 1.16.2014 for review and approval by the Planning Authority prior to the issuance of a building permit; and | Submitted 3.27.2014 | Sent all 3.28.14 to DS, David, Jeff, Jen Thompson cc Barbara, Bill C, marge and Tom E | 3.28.2014: DS: Has the Applicant submitted letters from utility companies confirming capacity to serve the proposed development?  Also, I didn’t see a brick sidewalkdetail.  Other than that, all other comments from our memo dated January 16, 2014 have been adequately addressed. |  |  |
| That the applicant shall submit a revised Landscape Improvement Plan to address the City Arborist comments of 1.22.2014 in respect of the site landscape (buffering and additional trellis), to also address CPTED principles as relevant, for review and approval by the Planning Authority and City Arborist prior to the issuance of a building permit; and |  |  |  |  |  |
| That the applicant shall submit the plans, documents and other materials to address the Traffic Review comments of Tom Errico dated 1.23.2014 in respect of loading and servicing and impact on street parking/City’s Traffic Schedule, for review and approval by the Planning Authority, Department of Public Services and Parking Division prior to the issuance of a Certificate of Occupancy; and |  |  |  |  |  |
| That the applicant shall submit, for review and approval by the Planning Authority and the Department of Public Services prior to the start of any work on site, a revised Construction Management Plan that addresses the comments of Tom Errico dated 1.23. 2014; and |  |  |  |  |  |
| That the two adjustable “flood” lights on the front of the building over the commercial unit windows shall be adjusted in accordance with the City’s Technical Standard 12 “Site Lighting” Section 12.4. | 3.25.14: Jean,The lighting fixtures as designed meet the 12.4 Tech. Stds.  These light fixtures are adjustable which allow full adherence to these standards. Thank you,Ginny Virginie Stanley, ArchitectArchetype PA  |  |  |  |  |