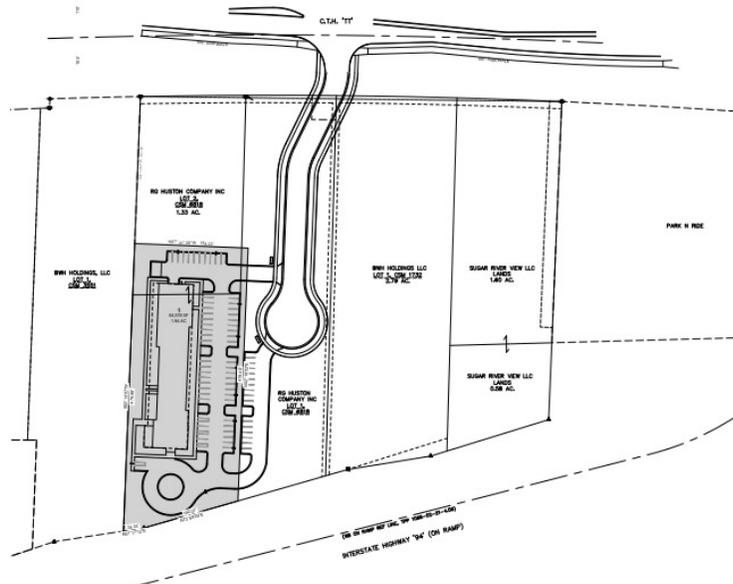


ENGINEERING REVIEWER:

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DATE:

April 28, 2020



Proposed Atwell Suites Hotel: Huston

REVIEW COMMENTS

MSA has reviewed the Concept Plans submitted for the GDP application on April 23, 2020 for the proposed Atwell Suites Hotel between CTH TT and Interstate 94 in the northwest quadrant of the intersection of CTH N and Interstate 94.

INCLUDED

1. General Development Plan
2. Various building elevations
3. Existing Plat of Survey

MSA will review the specifics on the drainage and site civil for the project following the GDP approval.

General Development Plan

1. It is assumed a CSM or plat will be prepared for the area to include all items on the hotel lot on include the proposed stormwater either within the lot or in separate outlots. Will any easements be necessary for a shared use of the underground stormwater facility.
2. The concept site plan showing additional sites should be updated to reflect the underground storage or how that will be separated within the development and proposed uses.
3. Grading will be required on the parcel to the west of the property lines. Owner to secure an easement and/or permitting as necessary.
4. Parking appears to meet the one parking stall per room plus the anticipated largest shift of employees.
5. Verify trash enclosure can be accessed and how they anticipate trucks turning around if necessary.
6. Verify the site works within the DOT setbacks. Trans 233 discusses no buildings or improvements within the setbacks for the highway.