



R.J. Emerson, Jr., AICP
Director of Planning
(804) 501-4602

COMMONWEALTH OF VIRGINIA
COUNTY OF HENRICO

May 23, 2023

Joseph Faudale, P.E.
The Bay Companies
8500 Bell Creek Road
Mechanicsville, VA 23116

RE: ReTreat at One, Section 6
POD2023-00108 & 00194
Construction Plan Comments

Dear Mr. Faudale:

The Planning Department has completed its review of the referenced plans submitted May 4, 2023, and has the following comments:

1. Please provide both numbers in the RE: in the upper right-hand corner of the plan so the numbers can be read when rolled.
2. The final subdivision approval letter will need to be scanned in and added to the POD plan prior to construction plan approval.
3. Provide screening location and details as necessary for the HVAC/ mechanical units. See section 24-4306.G.8 in the zoning ordinance for applicability.
4. Additional comments pending submission of a revised plan.

Lighting Plan Comments

1. Provide lighting for the sidewalk connection from section 6 to section 4.

Please address these comments and the comments from the other review agencies and submit 9 sets of construction plans with the Plans of Development – Plans for signature application marked 2nd submission. Should you have any questions concerning this letter, please contact me at gog@henrico.us or 804-501-5159.

Sincerely,

Christina L. Goggin, AICP
County Planner

Cc: Stanley Morgan – Jeremy Swink