



COMMUNITY DEVELOPMENT

Economic Development: (715) 839-4914
Inspections: (715) 839-4947
Planning: (715) 839-4914
Fax: (715) 839-4939

August 5, 2019

Cedar Corporation
604 Wilson Ave
Menomonie, WI 54751

RE: SP-1919, Cannery Trail Residences – Plan Commission Site Plan Review

Dear Applicant:

The Plan Commission, at its August 5, 2019 meeting, reviewed the above-referenced site plan.

A. Conditions to be shown/satisfied on a revised site plan:

The following conditions must be satisfied prior to it being approved:

1. City of Eau Claire Engineering Department approval of drainage calculations and drainage and grading plan.
2. Provide final building elevations and streetscape renderings for both phases.

After the conditions noted above are met, a building permit may be issued.

B. Conditions to be met prior to occupancy permit:

Conditions which must be met prior to issuance of the occupancy permit for this project include:

1. Exterior lighting must meet the City's Exterior Lighting standards.
2. Installation of approved landscaping, including buffers, open space, and street trees.

Any changes in your site plan must be reviewed by the Department of Community Development. Please contact me at 715-839-4914 if you have any questions or if you need additional information.

Sincerely,

Scott H. Allen, AICP
Director

cc: File, Calvin Miller, Ryan Petrie