



EVO DEVELOPMENT INC™

MEMO

To: Town of Plainfield
Director of Planning and Zoning
Mr. Kevin Whaley

From: John Holborow
Evo Development, Inc.

CC: Perspective Design, Inc. – AOR
Brad Kropp

TERRA Site Development – Civil Engineer
Greg Dempsey

Date: 6/26/2023

RE: **DRC Plan Review Responses - 405 S. Perry Rd. (Cousins Subs)**

Kevin,

Below, please find the applicants written responses, clarifications and details related to the comments we received from the DRC at its meeting on 6/8/2023. These details can/should be shared with the DRC prior to the follow up meeting on 7/6/2023. If you have any additional comments/questions we can answer prior to the meeting, please let me know.

- **Material Samples:** A full set of building material samples has been collected and will be presented at the 7/6/2023 DRC meeting. The samples will include the wall tile, brick, EFIS, and metal wall panel.
- **RTU Screening:** Parapet wing walls were extended to within 30” of the tower element. The lower sections of the walls were increased in height to 24” above the roof line. RTU’s were shifted on roof positions. All of this combined should adequately screen the RTU’s while allowing for roof access without adding the building mounted exterior roof ladder.
- **Fencing at Patio Area:** The fence has been added to the rendering for reference. The fence is a 36” decorative fence. It is not meant to be a prominent feature. In addition, it will be screened by the various landscape plantings in front of it. All of which is per the Town Ordinance.
- **Landscape Plan (evergreens):** A landscape plan was submitted to Staff after the DRC meeting. The total number of evergreens (14 total) and the locations meet the minimum town standard under the ordinance.
- **Patio Detail:** A set of cut sheets related to the patio furniture has been provided to the Staff. There will be two tables with 4 seats at each table. This will be seasonable dining.
- **Signage:** The individual channel letter signage has been updated on the elevations and renderings to match what the tenant will be proposing per a separate permit. Signage is consistent with the Town standards and ordinances.

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Please look through the plans and let us know if you have any questions or comments prior to the meeting. Any questions or comments can be emailed directly to jholborow@evodevoinc.com. We look forward to the opportunity to represent this to the DRC on 7/6/2023.

Thank you kindly!

John Holborow