Table for Cascadia Waivers

			Staff Supports	Staff Supports With Alternative Added to Code	Staff Cannot Support Now, but May at Site Plan Stage	Staff Cannot Support Waiver	Conditions
1	4.2	*Critical Slopes*	X				A commitment to an Overlot Grading plan and Current Development Planner approval to include: Landscape plan to include a tree protection plan for land disturbing activity in the "Conservation Area". Current Development Engineer approval to include: Erosion and Sediment Control Plan, Stormwater Management Plan, Reconstructed slopes will be no greater than 3:1 unless landscaped. Landscaped slopes can be no greater than 2:1. A minimum height and length for retaining walls be adopted into the Code of Development.
2	4.2.3	*Location of Structures and Improvements:*	X				
3	4.7.3	*Open Space Design Requirements:*	X				Waiver recommended in substitution for standards are established in the Code of Development
4	4.11.1	*Covered porches, balconies, chimneys, and like features:*	X				Waiver recommended in substitution for standards are established in the Code of Development
5	4.11.2	*Structures in Required Yards*	X				Waiver may be recommended in the future if standards are established in the Code of Development
6	4.11.2.1	*Accessory Structures*	X				Waiver recommended in substitution for standards are established in the Code of Development
7	4.12.6	*Minimum Number of Required Parking Spaces for Scheduled Uses*			X		
8	4.12.9	*Street and Alley Parking*	X				Waiver recommended in substitution for standards are established in the Code of Development
9	4.12.13	*Loading Areas (a,c,e)*	X				Atleast one Loading Space will be provided in Block One.

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Table for Cascadia Waivers

			Staff Supports	Staff Supports With Alternative Added to Code	Staff Cannot Support Now, but May at Site Plan Stage	Staff Cannot Support Waiver	Conditions
10	4.12.15 d	Minimum Design Requirements and Improvements for Parking Areas			X		
11	4.15.5.A.1	Off-Site Signs	X				Directory signs are allowed to be located off-site, but within Cascadia.
12	4.15.5.A.3	Signs in the Public Right of Way	X				Signs in the public R.O.W. shall be approved by the County Engineer and VDOT.
13	4.16.2	Minimum Recreation Facilities	X				Waiver recommended in substitution for standards established in Code of Development.
14	4.16.3.3	Additional Requirements for Recreational Facilities	X				Waiver recommended in substitution for standards established in Code of Development
15	4.17.4.B.	(Lighting) Standards	X				Only 4.17.4.b.1 is waived for Code alternative
16	5.1.16	Swimming, Golf Tennis Clubs:	X				The pool and clubhouse will not be located within 125 feet of any existing property line not associated with Cascadia.
17	32.4.1.1	Preliminary Conference with staff (site plan)	X				
18	32.7.9.8	Screening:	X				Waiver recommended in substitution for standards are established in the Code of Development
19	14-215	Preliminary Conference with staff (subdivision)	X				
20	14-442	Planting Strips	X				Planting strip will be designed according to Exhibit 6 on Cascadia Drive, Delphi Lane, and Allee Drive.
21	14-442	Sidewalks (Delphi Lane)				X	
	14-442	Sidewalks (Summit Park Lane)	X				
22	14-233	Authorization of Private Streets	X				All streets may be private except: Cascadia Drive, Delphi Lane, Delphi Drive, and Summit Park Lane
23	32.7.9.6	Street Trees	X				The ARB shall determine whether street trees should be in the right-of-way along the Entrance Corridor

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