

Re: Stone Bank restaurant staff-applicant recap

samdunn@rcn.com

Wed 11/3/2021 3:57 PM

To: Alex Elvin <elvin@mvcommission.org>;

Cc: Patrick Lyons <ptl@lyonsgroup.com>;

📎 5 attachments

Taqueria Seating Plan.jpg; Taqueria floor Plan.jpg; Taqueria Elevations.jpg; Retractable Canopy.jpg; String Lights.jpeg;

Alex,

See below in red. I will send renderings along as soon as they are available, hopefully by the weekend.

Sam

From: "Alex Elvin" <elvin@mvcommission.org>
To: samdunn@rcn.com
Sent: Tuesday, October 19, 2021 11:21:27 AM
Subject: Stone Bank restaurant staff-applicant recap

Hi Sam,

Here is a recap of the information we requested for the Stone Bank restaurant modification. Christina Mankowski will also be in touch about the application fee. In general, we need to receive payment before scheduling LUPC, although in the case of modifications there may be some flexibility, since the fee depends partly on whether the commission requires a hearing.

- Outline of any required changes to the condo docs resulting from the change of use. **None required. The LCA is shown on the Condominium Site Plan and the use is specified and authorized in Paragraph 6d of the Master Deed.**
- Confirmation of whether heat lamps will be used in the seating area. **Yes.**
- Time of year and hours of operation. **Lunch and dinner April to November, weather permitting.**
- Clarify the location of 70 seats (including bar) on site plan. **See attached seating plan.**
- Square feet of kitchen and seating area (separately). **Kitchen approximately 650 sf. Outdoor seating approximately 1200 sf.**
- Elevations and renderings, including awnings. **See attached.**
- Lighting plan - locations and fixture types (must be Dark Sky compliant). **Other than candlelight at the tables the the only lighting in the restaurant will be LED dimmable string lighting under the canopies and bar structure. See attached lighting sample.**
- Stormwater narrative. **Storm water disposal at this project uses direct percolation into sandy soils with a perc rate of 12" per hour. The seating surface of the restaurant will be wood or similar decking. Underlying the decking will be the original sandy soil. Accordingly all rainwater falling on**

the decking will drain directly. Water off the roofs and canopies will be collected in gutters and led via downspouts under the decking.

- Statement of intent in regard to composting of food and dining materials, or reuse of dining materials. Organic food waste will be composted. Three rotating containers will be kept in the trash yard adjacent to the kitchen back door. The compost will be used in the Stone Bank Project.
- Any plans to use locally sourced food products. This restaurant will absolutely use fresh, local ingredients whenever available, including seafood, dairy products, fowl and produce.
- Site plans need to include: Date, property boundaries, north arrow and scale, name of preparer, location of infrastructure. See attached plans.

Thanks,

Alex

Alex Elvin
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