



City of Columbia

Planning Department

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(573) 874-7239 planning@como.gov

Design Adjustment Worksheet

For office use:

Case #:	Submission Date:	Planner Assigned:
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If a design adjustment is requested, the Director or Commission may recommend approval of the design adjustment if it determines that the following criteria have been met, and the Council shall consider these criteria in making a decision on the requested design adjustment¹:

Please explain how the requested design adjustment complies with each of the below criteria:

1. The design adjustment is consistent with the City's adopted comprehensive Plan and with any policy guidance issued to the Department by Council;

The requested adjustment is consistent in that an easement is being provided, we are just requested a slight narrower strip than usual.

2. The design adjustment will not create significant adverse impacts on any lands abutting the proposed plat, or to the owners or occupants of those lands;

The adjustment will not create any adverse impacts because it is located adjacent to an existing street, allowing a larger working corridor if needed.

3. The design adjustment will not make it significantly more difficult or dangerous for automobiles, bicycles, or pedestrians to circulate in and through the development than if the Subdivision Standards of Section 29-5.1 were met;

The adjustment is headed to work around the existing building. This existing conditions will not increase danger in anyway.

4. The design adjustment is being requested to address a unique feature of the site or to achieve a unique design character, and will not have the effect of decreasing or eliminating installation of improvements or site features required of other similarly situated developments; and

The requested adjustment is need to allow the easement to stay out of the existing building. The building is over 100 years old. All utilizes are already installed and existed within the proposed corridor.

5. The design adjustment will not create adverse impacts on public health and safety.

All conditions are existing. No increase in danger to safety, or Public Health