



City of Columbia
Planning Department
701 E. Broadway, Columbia, MO
(573) 874-7239 planning@como.gov

Design Adjustment Worksheet

For office use:

Case #: 134-2024	Submission Date: 3/28/2024	Planner Assigned: RWP
---------------------	-------------------------------	--------------------------

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;

While this design adjustment is not consistent with the comprehensive plan, the adjacent previously developed properties aren't either.

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;

There is no adverse impact on abutting properties who also do not have sidewalk.

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;

This single lot development will not have any vehicle or pedestrian access through the property except for the property owner.

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 area within the proposed additional right-of-way is steep and brushy and not conducive to building a sidewalk.

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

There will be no adverse impacts.

¹ Per Section 29-5.2 (b) Subdivision of Land Procedures General Provisions
C:\Google Drive\Planning\Design Adjustment Worksheet.doc
Last saved by Rachel I. Bacon 1/3/2018 1:10:12 PM