



For office use:

Case #: 138-2024	Submission Date: 3/28/2024	Planner Assigned: RWP
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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;
 UPON THE CONSTRUCTION ALONG THE PLATTED LOT FRONTAGE ONLY 71 FEET OF SIDEWALK WILL BE REQUIRED TO BE CONSTRUCTED. NO OTHER SIDEWALK ON N. GREENWOOD AVE. EXISTS.
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;
 IF THE SIDEWALK WERE TO BE CONSTRUCTED IT WOULD BE THE ONLY SIDEWALK FOR 71 FEET ALONG THE 1250 FOOT ROAD. THERE WILL BE NO ADVERSE IMPACTS OF NOT CONSTRUCTING THE 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;
 SINCE THE SIDEWALK HAS NO INTERCONNECTIVITY WITH ANY OTHER SIDEWALKS THE LIKELY HOOD OF THE SIDEWALK TO BE USED IS VERY UNLIKELY. SO BY NOT CONSTRUCTING THE SIDEWALK THERE WOULD BE NO ADDITIONAL DANGER TO THE PUBLIC.
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 UNIQUE FEATURE OF THIS SITE IS THAT THE LOT THAT IS BEING DEVELOPED FOR POSSIBLE NEW CONSTRUCTION IS ONLY 70 FEET WIDE WHICH MEANS 71 FEET OF SIDEWALK MANDATED TO BE CONSTRUCTED WITH NO ATTACHMENT TO ANY OTHER SIDEWALK.
5. The design adjustment will not create adverse impacts on public health and safety.
 THERE WILL BE NO ADVERSE EFFECTS ON PUBLIC HEALTH AND SAFETY BY NOT BUILDING THIS SIDEWALK.

¹ Per Section 29-5.2 (b) Subdivision of Land Procedures General Provisions
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