

SIDEWALK WAIVER REQUEST STAFF REPORT**Date: November 6, 2003****NAME**

Marshall Auto Painting

LOCATION

2869 Government Boulevard
(Southeast corner of Thompson Drive and Government
Boulevard Service Road, extending to the Southwest corner
of Thompson Drive and Thompson Drive North)

PRESENT ZONING

B-3, Community Business

**ENGINEERING
COMMENTS**

Recommend waiver. Sidewalk cannot be constructed to
COM standards.

**URBAN FORESTRY
COMMENTS**

Property to be developed in compliance with state and local
laws that pertain to tree preservation and protection on both city and private properties (State Act
61-929 and City Code Chapters 57 and 64).

REMARKS

The applicant is requesting the waiver of sidewalks along
Government Boulevard and Thompson Drive for the site.

The applicant states that the construction of a sidewalk is not possible due to the existing open
ditch drainage system which is located where the sidewalk would be constructed, and the
roadway asphalt extends into the applicant's existing parking lot.

The topo and cross-section submitted by the applicant as well as Engineering comments support
the statement.

RECOMMENDATION

Based on the preceding, it is recommended that this
sidewalk waiver be approved.

LOCATOR MAP

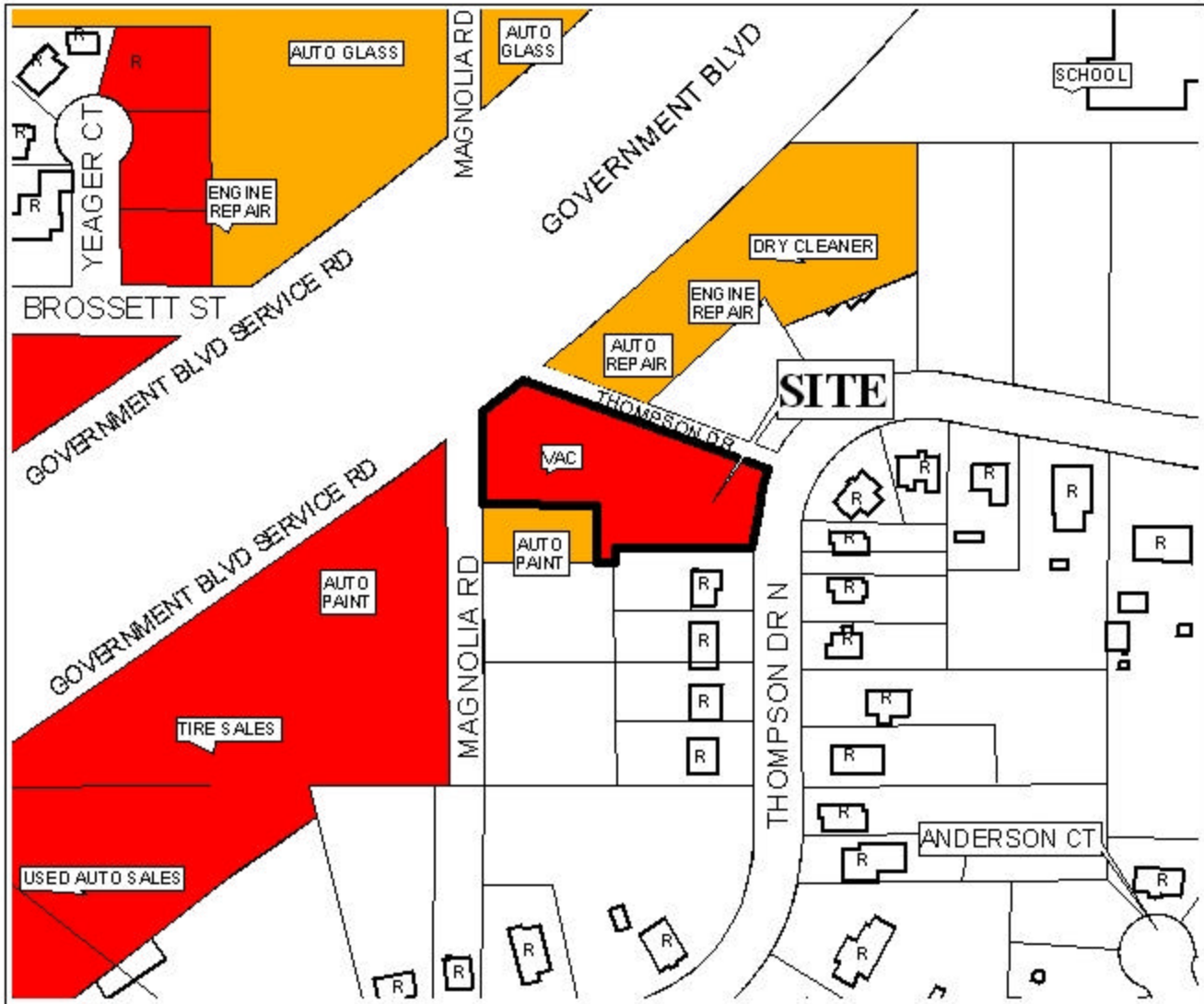


APPLICATION NUMBER 20 DATE November 6, 2003
APPLICANT Marshall Auto Painting (M. Don Williams, Agent)
REQUEST Sidewalk Waiver



NTS

PLANNING COMMISSION VICINITY MAP - EXISTING ZONING



Located to the North and West of the site are miscellaneous retail and automotive shops; to the East and South of the site are single family residential dwellings.

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LEGEND

