

**SIDEWALK WAIVER REQUEST
STAFF REPORT****Date: June 21, 2007****NAME**

Waffle House, Inc.

LOCATION

East side of Hillcrest Road, 590'± North of Grelot Road.

PRESENT ZONING

B-2, Neighborhood Business District

ENGINEERING**COMMENTS**

sidewalk is not constructible.

Based on cross section provided, to retain deceleration lane,

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 the construction of a sidewalk along Hillcrest Road.

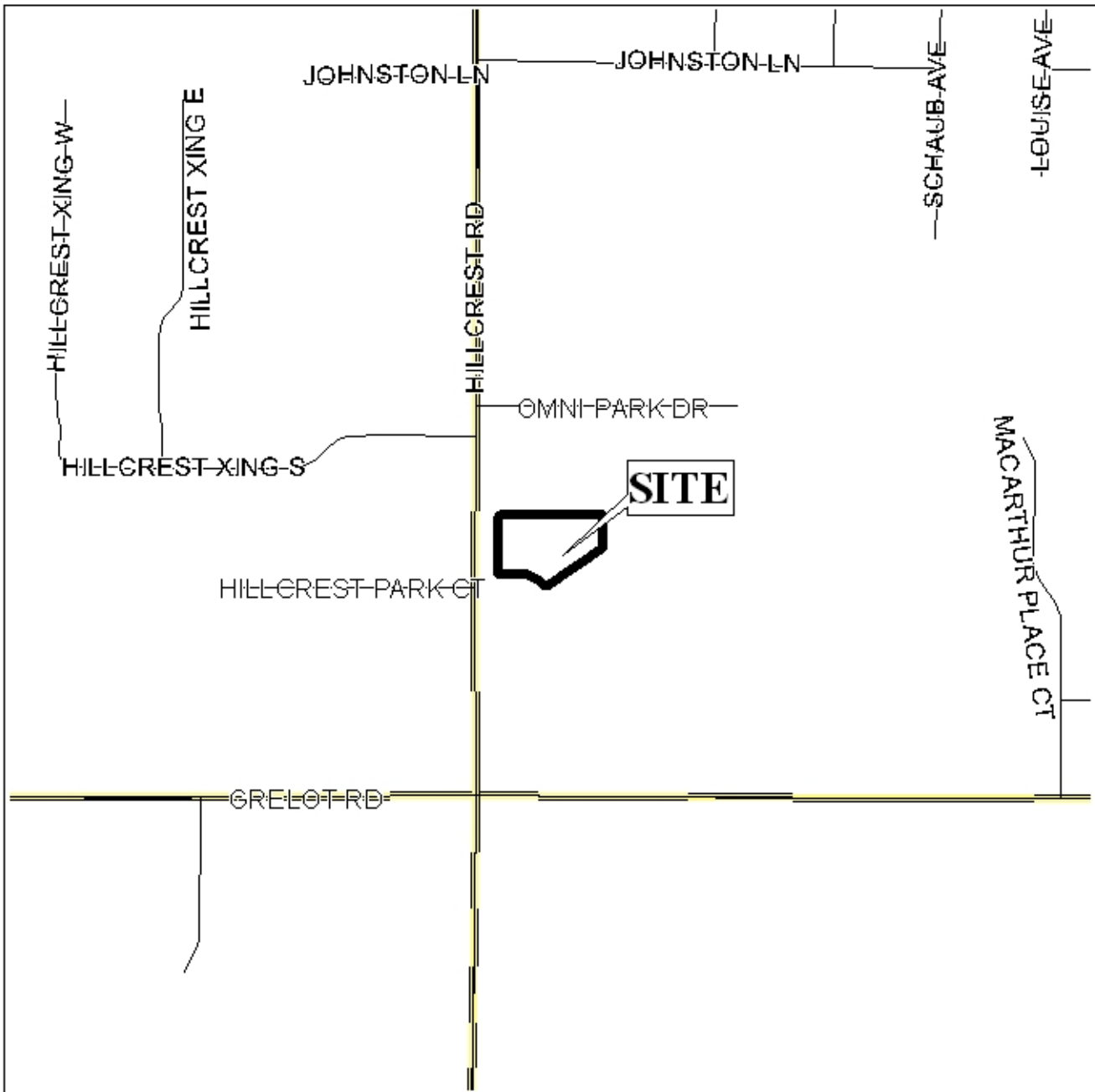
The applicant states that a decision was made by the City Traffic Engineering Department to retain the acceleration lane on Hillcrest Road in front of the site and this did not allow enough room to install a sidewalk. The site plan approved for the construction of this new Waffle House restaurant did not indicate an acceleration lane on Hillcrest Road, and a sidewalk was indicated to be constructed. With the Traffic Engineering Department now intending to have an acceleration lane on Hillcrest Road, there is insufficient area along the right of way between the future street curb and the steeply sloping embankment fronting Hillcrest Road to allow construction of a sidewalk.

Comments from City Engineering indicate that the sidewalk is not constructible.

RECOMMENDATION

Based upon the preceding, this application for waiver of the sidewalk is recommended for Approval.

LOCATOR MAP



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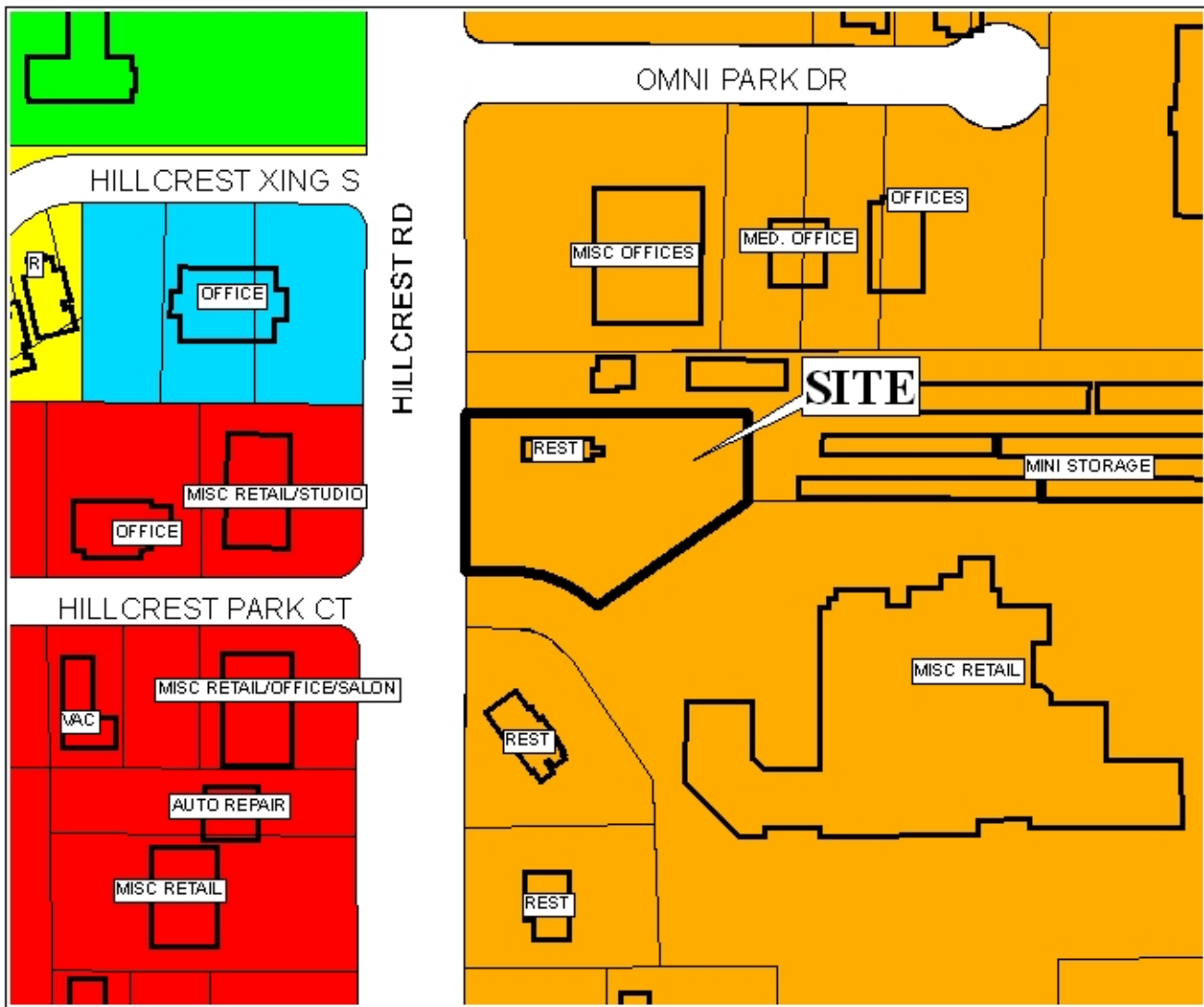
APPLICANT Waffle House, Inc.

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PLANNING COMMISSION VICINITY MAP - EXISTING ZONING



The site is surrounded by commercial land use

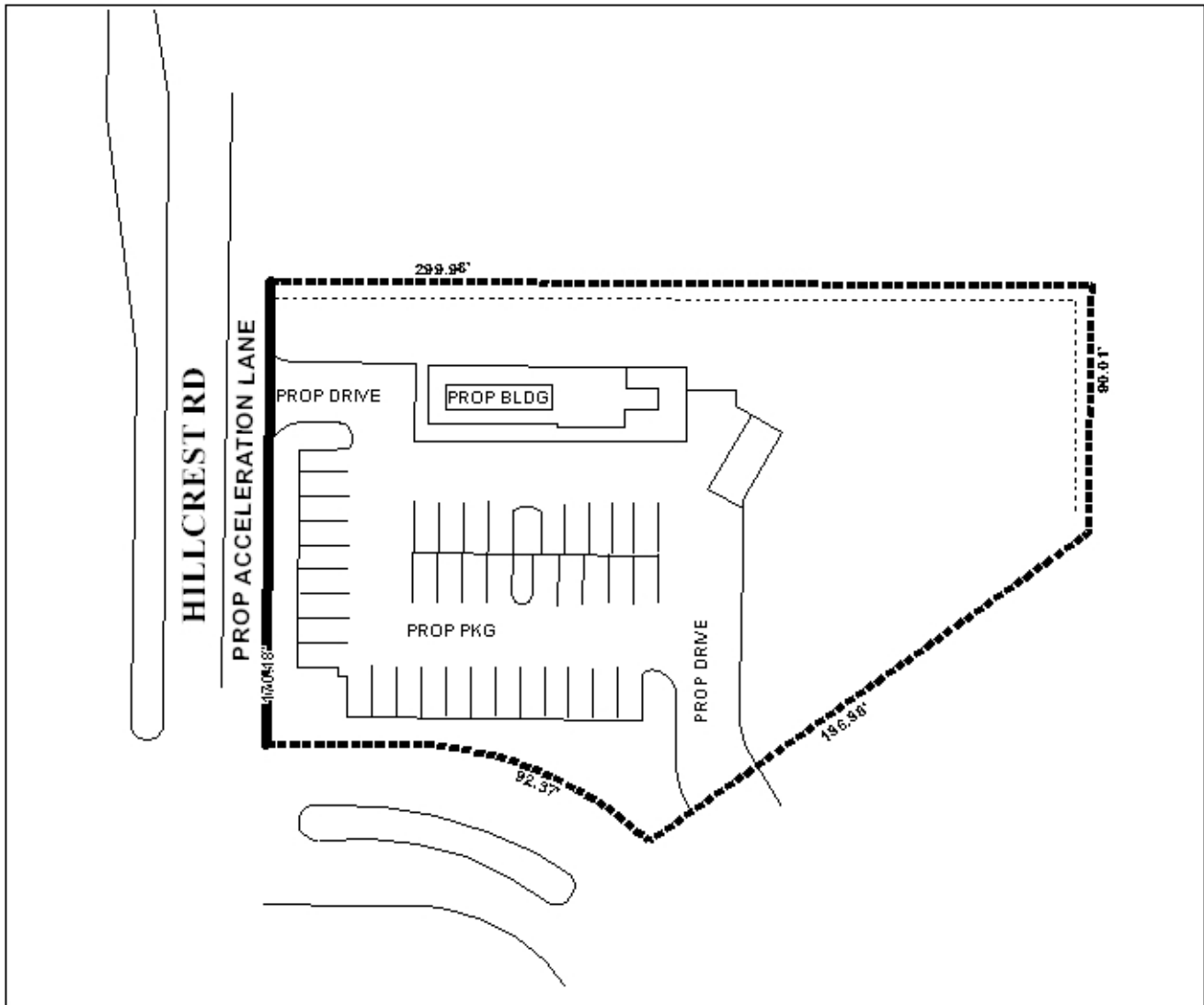
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LEGEND R-1 R-2 R-3 R-A R-B H-B B-1 LB-2 B-2 B-3 B-4 B-5 I-1 I-2 NTS

SITE PLAN



The site plan illustrates the proposed building and parking

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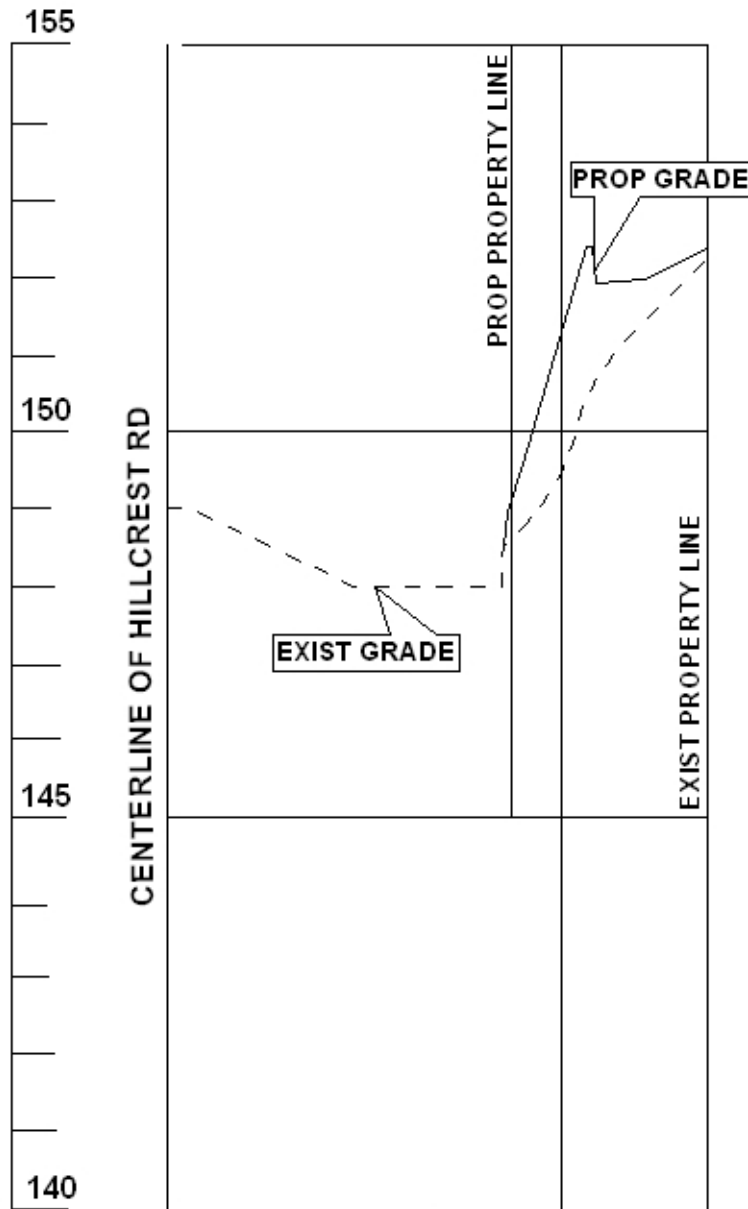
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SIDEWALK CROSS-SECTION DETAIL



AS REVISED WITH ACCELERATION LANE

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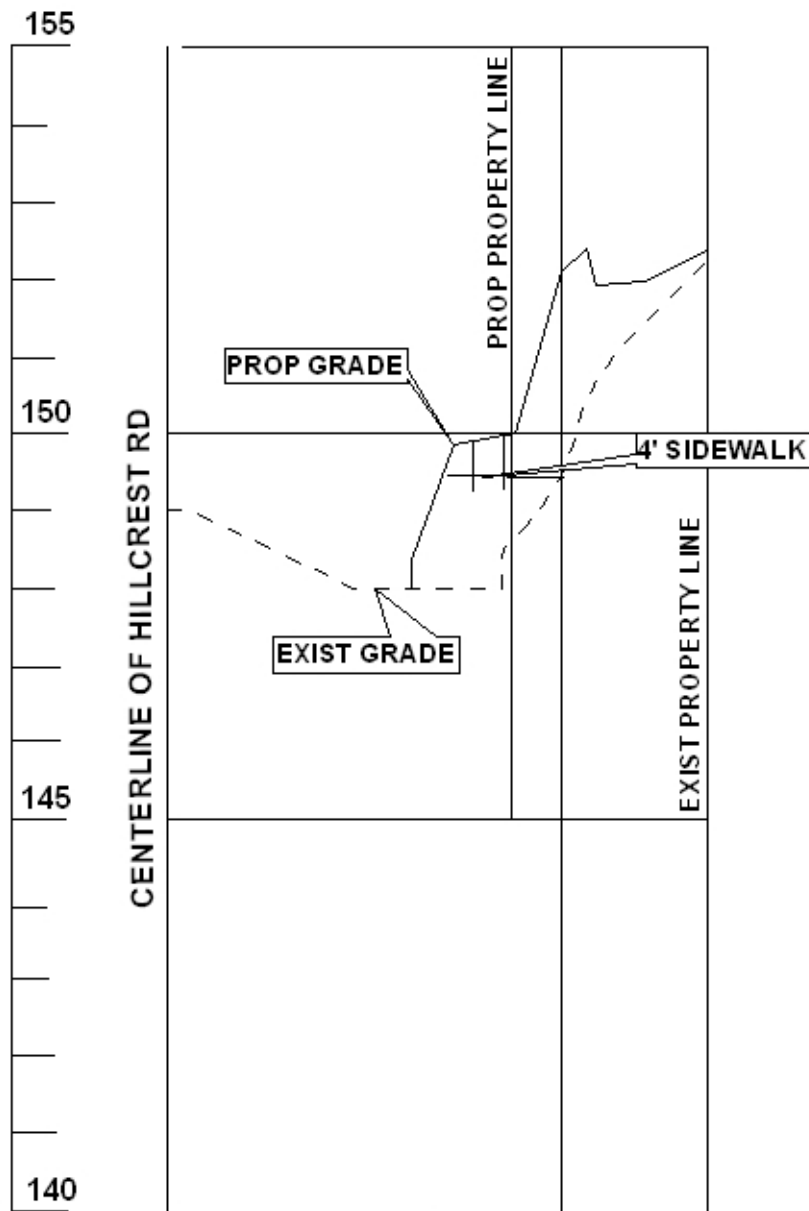
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SIDEWALK CROSS-SECTION DETAIL



AS ORIGINALLY PLANNED WITHOUT ACCELERATION LANE

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