

SIDEWALK WAIVER REQUEST STAFF REPORT **Date: January 6, 2004****NAME**

Cabinet Station (Ray Starling, Agent)

LOCATION4412 Government Boulevard
(North side of Government Boulevard, 710'+ East of
Demetropolis Road)**PRESENT ZONING**

I-1, Light Industry

ENGINEERING**COMMENTS**

No waiver recommended. Based on the submitted site plan, there is enough room to construct the sidewalk without locating pedestrians near the traveled roadway of U.S. Highway 90.

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).

Installation of sidewalk to city standards will cause severe damage to the Live Oak Trees located on right-of-way. Urban Forestry has no problems with installation of sidewalk at existing grade, and 5' South East from the trunk of the 50" Live Oak Tree.

REMARKS

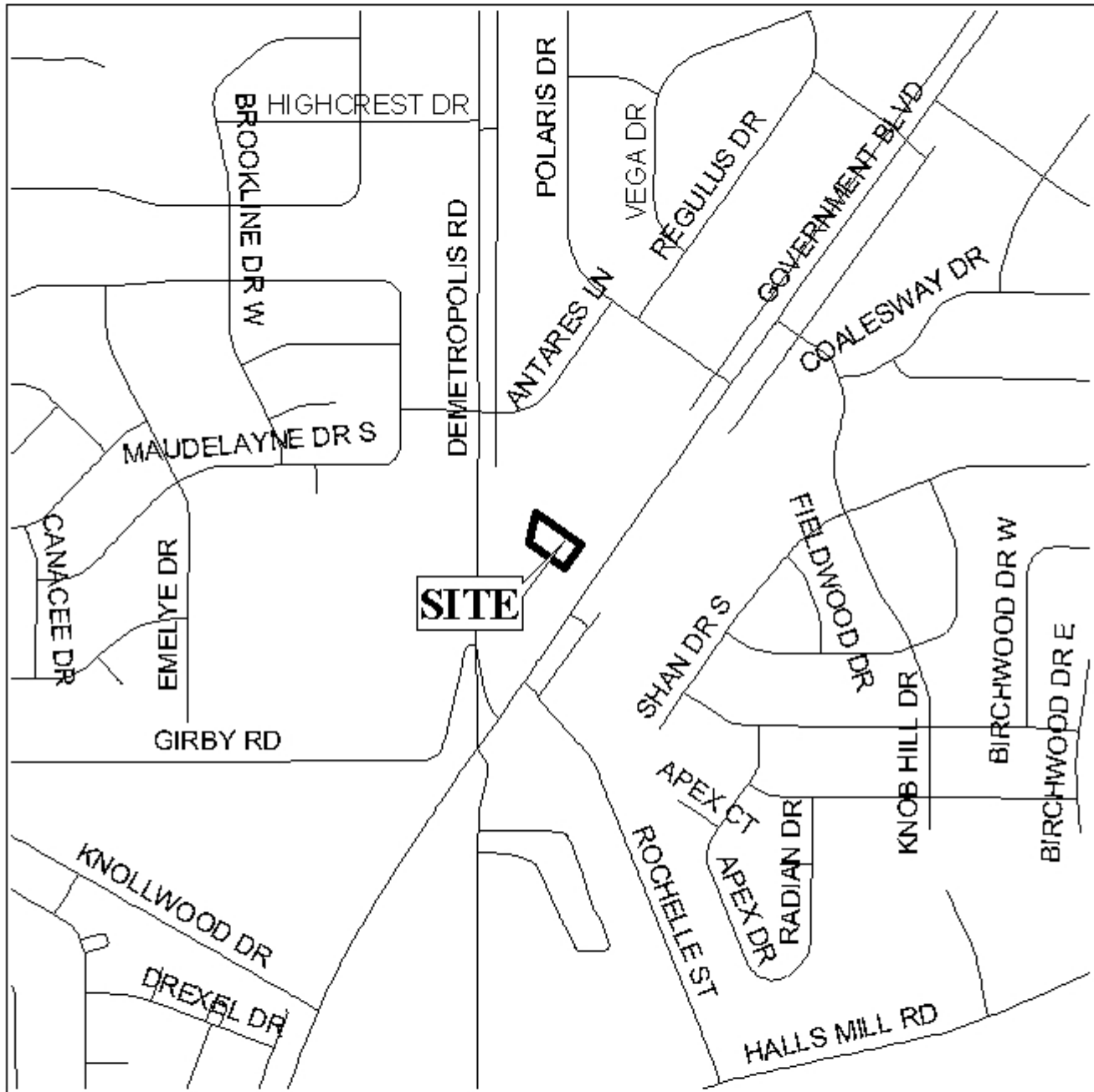
The applicant is requesting the waiver of the sidewalk requirements along West I-65 Service Road North of the site.

The applicant states that the construction of a sidewalk is not possible due to a 50-inch and 22-inch diameter live oak trees located between the property line and the edge of pavement. However, as Urban Forestry recommends that the installation of the sidewalk at existing grade, and 5' Southeast from the trunk of the 50" Live Oak tree.

RECOMMENDATION

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

LOCATOR MAP



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PLANNING COMMISSION VICINITY MAP - EXISTING ZONING



The site is located in an area of mixed commercial land use.

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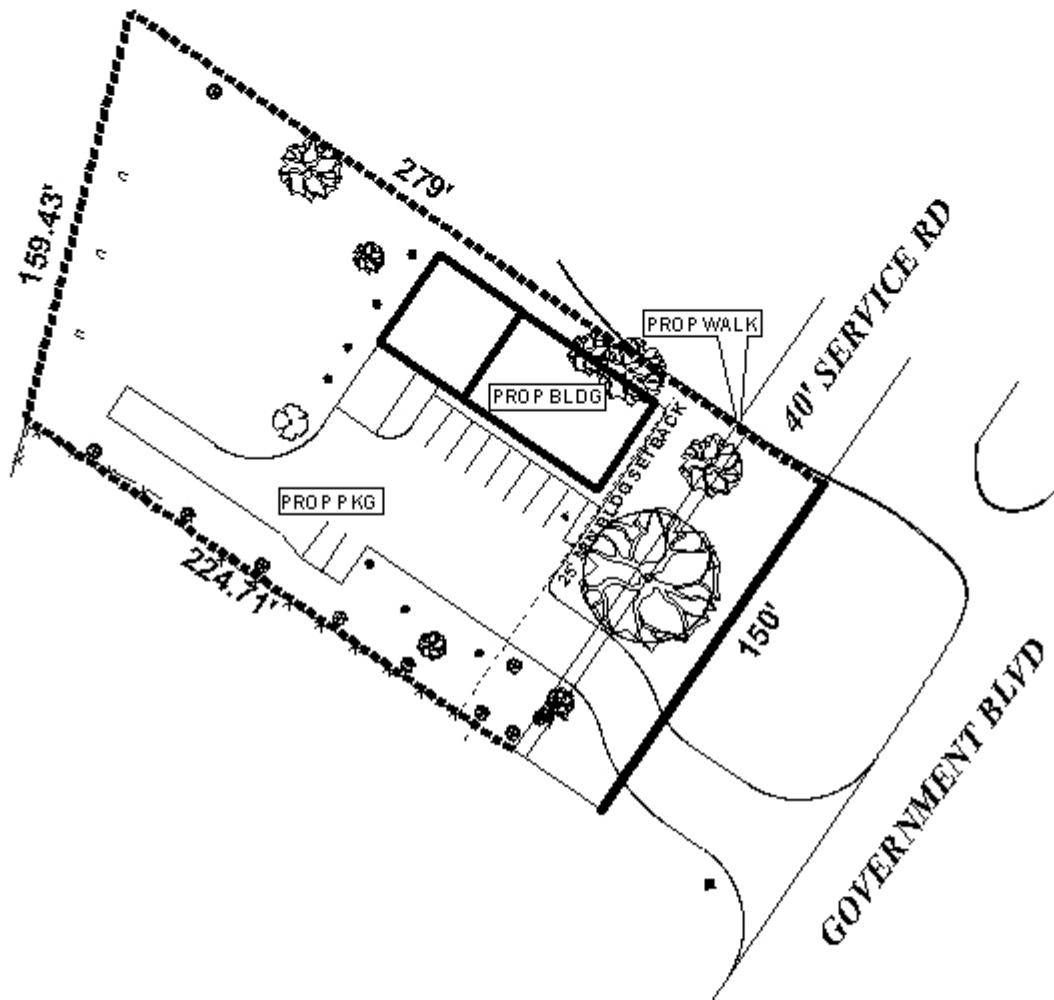
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LEGEND

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
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SITE PLAN



The site plan illustrates the proposed building, parking, drive, landscaping, and sidewalk location

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