

## Legislation Text

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**File #:** RES. NO. 17-01, **Version:** 1

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A RESOLUTION DIRECTING STAFF TO EXTEND THE TIME PERIOD FOR THE SUSPENSION AND DELAY OF THE ACCEPTANCE AND PROCESSING OF DEVELOPMENT APPLICATIONS AND APPLICATIONS FOR BUILDING PERMITS IN AN AREA GENERALLY BOUNDED BY PINE TREE PLAZA, 50 HIGHWAY, ADESA PROPERTY, JEFFERSON STREET, PERSELS (WEST OF M-291), 16<sup>TH</sup> STREET (EAST OF M-291) THE UNION PACIFIC RAILROAD RIGHT-OF-WAY AND SOUTH M-291 HIGHWAY TO A DATE OF FEBRUARY 17, 2017.

### **Key Issues:**

Resolution 16-05 established the original administrative delay for a time period ending October 1, 2016. A provision was included in the Resolution to allow an extension as follows: "Provided that, in no event shall this direction extend beyond October 1, 2016, unless the City Council, by motion approved by a majority vote of the Councilmembers present at a duly noticed meeting, extends the date of this administrative delay."

On September 15, 2016 Resolution 16-19 was approved by City Council extending the administrative delay to January 6, 2017. The time extension was approved for the purpose of the processing two applications. The first for the city initiated master development plan and rezoning of properties located within the area affected by the administrative delay. The second by Westcott Investment Group, LLC for their Preliminary Development Plan and Design Standards for the southern 85 acres centered around Bailey Road. The processes for both applications have concluded and are now complete with the exception the Design Standards currently being prepared by staff.

This request for an additional time extension for the administrative delay is to allow staff the opportunity to complete the Design Standards that are in process of being drafted. Staff intends on presenting the proposed Design Standards to the CEDC on January 11, 2017.

### **City Council Motion:**

I move for adoption of A RESOLUTION DIRECTING STAFF TO EXTEND THE TIME PERIOD FOR THE SUSPENSION AND DELAY OF THE ACCEPTANCE AND PROCESSING OF DEVELOPMENT APPLICATIONS AND APPLICATIONS FOR BUILDING PERMITS IN AN AREA GENERALLY BOUNDED BY PINE TREE PLAZA, 50 HIGHWAY, ADESA PROPERTY, JEFFERSON STREET, PERSELS (WEST OF M-291), 16<sup>TH</sup> STREET (EAST OF M-291) THE UNION PACIFIC RAILROAD RIGHT-OF-WAY AND SOUTH M-291 HIGHWAY TO A DATE OF FEBRUARY 17, 2017.

Staff recommends approval of the requested time extension for the administrative delay to February 17, 2017 to allow for any revisions that may be requested by the CEDC on January 11, 2017.

Presenter: Robert McKay, AICP, Director of Planning and Special Projects