



AGENDA ITEM SUMMARY FORM

MEETING DATE: 4/12/2021

PREPARED BY: Megan Mainer

AGENDA CONTENT: Discussion and possible action on Lakeside Park site plan.

AGENDA ITEM SECTION: Consent Agenda

BUDGETED AMOUNT: \$3,000,000 **FUNDS REQUESTED:** NA

FUND: 130-300-300

EXECUTIVE SUMMARY:

Section 28-26(c)(2) establishes a review process for all developments that require site plan approval. Submission and approval of a site plan shall be required for all nonresidential, multifamily and single-family attached developments within all zoning districts. As the park is nonresidential development approval of a site plan is required.

Section 28-26(c)(6) details the review and approval process of a site plan:

- a. City staff review and approval of site plans.
 1. Following submittal of a complete application of a site plan in accordance with subsection 28-26(4), the city shall review the application. Specifically, the city manager, city engineer, and the building official (or their designee) shall review the site plan.
 2. Each site plan shall be evaluated to ensure that all developments are constructed according to the city's codes and ordinances.
 3. Following city staff review, the city manager shall recommend approval, approval subject to certain conditions, or denial of the site plan to the planning and zoning commission.
 4. If the site plan is denied by the planning and zoning commission, the applicant may appeal such decision to the city council provided that such appeal is submitted to the city in writing within ten calendar days following the commission's decision. The city council shall decide the appeal within 90 calendar days, and the council's decision on the appeal shall be final.

The review process of 28-26(c)(6) does not involve a public hearing. Attached is a site plan set which the Planning and Zoning Commission reviewed and approved on April 1, 2021.

Staff is bringing the 90% completed set to the Parks & Recreation Board and ABLC to review and approve before the 100% completed set is signed for bid documents. Subsequent to the Parks & Recreation Board and ABLC review and approval, the 90% completed set will be presented to City Council on April 13, 2021

for final review and approval. If no changes are required, Clark Condon will provide a 100% completed signed set on April 15, 2021 in preparation for bid advertising.

RECOMMENDATION:

Staff recommends approval of the site plan set for Lakeside Park.