

Transmitted via Email: dmelson@dover.de.us

May 3, 2024 (Revised June 6, 2024)

City of Dover
Department of Planning & Inspections
15 Lookerman Plaza
Dover, Delaware 19903

Attn: Ms. Dawn Melson-Williams, AICP, Principal Planner

RE: Waiver Request – Sidewalk along Public Street Frontage
Warehouse Expansion & Parking Improvements
Procter & Gamble
Tax Map # 2-05-07600-01-0700
City of Dover, East Dover Hundred
Kent County, Delaware
Project No. P&G01-02

Dear Ms. Melson-Williams:

The purpose of this letter would be to respectfully request consideration that a waiver with regard to sidewalk placement be granted by the Planning Commission during the June 17th Public Hearing where the above referenced project is anticipated to be considered for the grant of preliminary site development master plan approval. Specifically, App. B, Art. 5, Sec. 18.3(a) requires “...Standard City of Dover sidewalk...shall be required to be installed along the entire public street frontage of a property.” This request pertains to the portion of the subject property that runs by and with Electric Avenue in Schutte Park. This waiver request considers elimination of approximately 2,300 linear feet of sidewalk as shown in Exhibit 1.

The preliminary master development plan proposes to extend the existing pedestrian network along West North Street by installing approximately 450 linear feet of City of Dover sidewalk along the easterly side of Electric Avenue between West North Street and the proposed entrance to a contractor parking lot at the Procter & Gamble (P&G) facility as shown in Exhibit 2 to promote multimodal transportation options for P&G contractors. However, continuing a pedestrian route

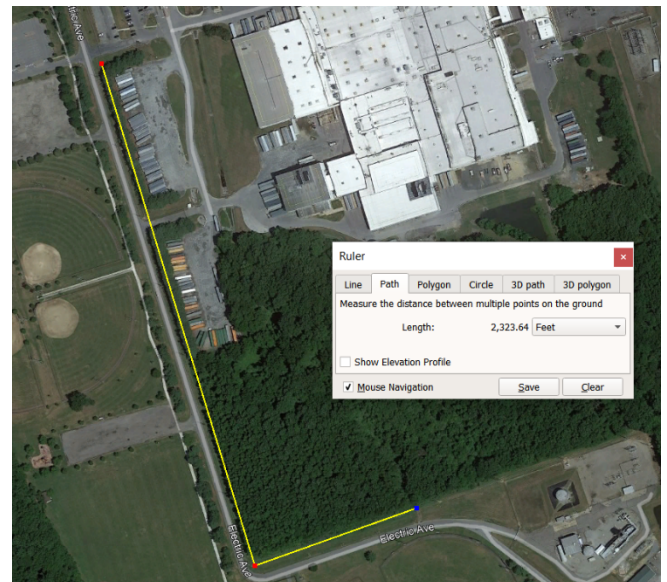
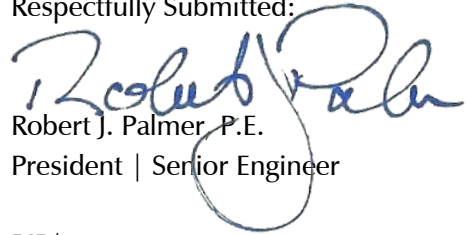


Exhibit 1 – Sidewalk Subject to Request

south of this connection is not desired by P&G because it is considered to be a safety and security issue with citizens potentially illegally entering the property. With the presence of a sidewalk/path that runs through Schutte Park on the west side of Electric Avenue, a pedestrian network exists to support activities within the park. An extension of the pedestrian network along the east side of Electric Avenue is not viewed as a benefit because pedestrians travelling to P&G would access the property using the existing shared use path that runs along the entire frontage of West North Street or via the proposed sidewalk to the contractor parking lot. Also, pedestrian access to the City facilities on the east side of Electric Avenue are likewise not viewed as facilities that would be supported by pedestrian traffic. As a result, P&G would prefer park related pedestrian traffic to be on the Park side of Electric Avenue.

Following your review, please contact me with any questions or concerns.

Respectfully Submitted:



Robert J. Palmer, P.E.

President | Senior Engineer

RJP/

cc: Mr. Justin Hebert, Project Manager via Email
Mr. Joseph L. Taylor, EH&S Team Leader via Email

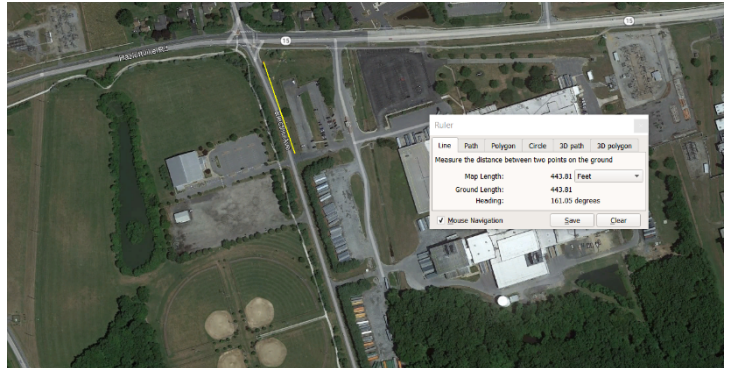


Exhibit 2 – Proposed Sidewalk