



CITY OF MARSHALL AGENDA ITEM REPORT

Meeting Date:	Tuesday, April 14, 2020
Category:	Table
Type:	ACTION
Subject:	Conditional Use Permit - Former Hotel Adjacent to City Hall-Main Street
Background Information:	<p>On March 26, 2020 the City Hall Committee met on the site of City Hall and inspected the roof lines in addition the walls of both 348 West Main and the former hotel buildings.</p> <p>On April 8, 2020 the City Hall Committee met and reviewed the attached field reports from March 26th in addition to photos from the on-site observations. Conclusion based on the April 8th discussion was that repairs to the hotel were greater than originally known, financial incentives for the hotel redevelopment were in a tougher support position from the council and the public due to the recent business climate environment as a result of COVID and concerns related to water intrusion from roof line/wall "light well" to City Hall would be too great to ignore.</p> <p>The City Hall Committee therefore approved unanimously the recommendation to the City Council to formally withdraw the Conditional Use Permit (CUP) for the development of the hotel for apartments and retail/commercial use based on the March 26, 2020 observations and reports; and direct staff to begin development of specifications for demolition of the hotel; and direct staff to immediately begin discussions with the architect on steps necessary for needed City Hall project construction adjustments as a result of the hotel being demolished.</p>
Fiscal Impact:	NA
Alternative/ Variations:	None Recommended
Recommendations:	<p>Recommendation No. 1: To remove from the Table</p> <p>Recommendation No. 2: To withdraw the Conditional Use Permit (CUP) for the development of the hotel for apartments and retail/commercial use.</p> <p>Recommendation No. 3: To direct staff to begin discussions with the architect on steps necessary for needed City Hall project construction adjustments as a result of the hotel being demolished.</p>