



Cover Memorandum/Staff Report

File #: 19-629

Agenda Date: 7/2/2019

Item #: 6.C.

TO: Mayor and Commissioners
FROM: Timothy Stillings, Development Services Department
THROUGH: Neal de Jesus, Interim City Manager
DATE: July 2, 2019

LANDSCAPE MAINTENANCE AGREEMENT FOR THE PROJECT "36 SE 2ND AVENUE PARKING LOT" LOCATED AT 36 SE 2ND AVENUE

Recommended Action:

Accept the Landscape Maintenance Agreement for the project "36 SE 2nd Avenue Parking Lot" located at 36 SE 2nd Avenue.

Background:

The project is located at 36 SE 2nd Avenue between SE 2nd Avenue and a rear alley. The subject property consists of a portion of Lot 17, Block 77 according to the plat thereof as recorded in Plat Book 1, Page 3, Town of Linton, containing 0.23 acres. The parcel has a Future Land Use Map (FLUM) designation of Central Core (CC) and is within the Central Business District (CBD) zoning district. A 6,000 sf retail building formerly occupied the site. The building was demolished in 2008 in conjunction with the development of Worthing Place.

On February 13, 2019, the Site Plan Review and Appearance Board (SPRAB) approved a Class V Site Plan and Landscape Plan associated with a 23 space parking lot consisting of 15 standard size spaces, 7 compact spaces and 1 designated handicap space. Frontage along the project will contain the required streetscape elements of the CBD such as curb zone, pedestrian clear zone and a street-wall. Street trees are required within the curb zone of the CBD. The applicant has proposed the required street trees within the public right-of-way of SE 2nd Avenue, therefore, a Landscape Maintenance Agreement is required.

City Attorney Review:

Approved as to form and legal sufficiency.

Funding Source/Financial Impact:

N/A

Timing of Request:

Certificate of Occupancy cannot be issued until the Landscape Maintenance Agreement is recorded.