

City Council Agenda Summary Sheet (Non Purchases)

Agenda No: 2004-0734, Fifth Third Bank/City Place PUD Phase One Final Site Plans
Date: September 27, 2004
Prepared By: Derek Delacourt, Planning and Development, ext. 2572
City File No: 02-027

Meeting Date: October 6, 2004

PURPOSE:

The applicant is requesting approval of Final Site Plans for Phase One of the City Place PUD. The proposed plans consist of a Fifth Third Bank along with associated parking, landscaping and other site improvements on the northern portion of the site.

DISCUSSION:

The Final Site Plans are consistent with the approval granted by City Council for the PUD. There are improvements to the drive access from Rochester Road that are different from the PUD Agreement. Those improvements were requested by the City's Engineering Department and MDOT, and agreed to by the applicant. The changes were made to increase the safety and performance of the proposed access and to more closely adhere to MDOT's Access Management Guidelines.

In accordance with section 11 of the approved PUD agreement, the applicant is required to submit to the Planning Commission and City Council Final Site Plans for Review and Approval. The Planning Commission approved the Final Site Plans and a Tree Removal Permit at its September 21, 2004 meeting (minutes attached).

The Phase One / Fifth Third Bank Final Site Plans are consistent with and in accordance with the approved City Place PUD Agreement.

FISCAL INFORMATION:

None

RECOMMENDATION:

Staff and the Planning Commission recommends approval of the Final Site Plan for Fifth Third Bank/City Place PUD Phase One, City File No. 02-027.

ATTACHMENTS:

See City Council Agenda for October 6, 2004

Department Authorization: Ed Anzek, Director of Planning and Development
Reviewed by:

Fiscal: *Jean Farris*

Clerks: *Susan Koliba-Galeczka*

Approved by: *Pat Somerville*

RESOLUTION

NEXT AGENDA ITEM

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