

Memo

To: Planning Commission
From: Bryan Myrkle, Community Development Director
Date: May 31, 2019
Re: Culver's restaurant site plan

On your June Planning Commission agenda is a site plan review for a proposed Culver's restaurant at 520 Lansing Street, the current site of Davis Auto Mart. The proposal is to divide the property, raze the current Davis building, and construct a Culver's.

City Staff has worked with Culver's over the past few weeks to prepare an acceptable site plan. Included in your packet for review is the basic site plan drawing, the landscaping plan, lighting plan, signage package and several building renderings.

Police Chief Lisa Sherman and DPW Director Amy Gilson have reviewed and approved the driveway location. I have reviewed the other aspects of this site plan, and believe that is substantially compliant with our zoning requirements, with the exception of it not showing a dedicated loading zone. This can be remedied with revised parking lot striping.

The Building and Fire Department has also reviewed the plan, but has not offered any comments.

Representatives of Culver's will be present at your meeting to make a presentation on the proposal and answer any questions you may have. I have also provided you with an appropriate resolution to use when reviewing and approving the plan.

I know it can be hard to look at these plans in electronic format and see every detail, so if you would like to review the plan on paper prior to the meeting, please let me know. Similarly, if you do review the plans and have any questions, please feel free to let me know those as well, so that we can have answers ready for you.