

**MARKED AGENDA**

**ADMINISTRATIVE**  
**APPLICATION REVIEW COMMITTEE**

**December 19, 2007 @ 9:30 a.m.**  
Planning Department Conference Room

I. **INTRODUCTORY ITEMS:**

Jennifer [S-07-162](#)

**PROJECT NAME:** Steel Street Terminals

**PROPOSAL:** A preliminary site plan for a 2 lot subdivision from 53.6 acres zoned M-2, General Industrial District.

**LOCATION:** 1500 Steel Street.

**TAX MAP SECTION/PARCEL:** 0350000000592

[1/7/08](#) **APPROVED** with the plan date-stamped January 15, 2008 and with the following stipulations:

1. Add extra note, under "General Notes" (on cover sheet) section that: Site is located within the Deep Creek IDA portion of the CBPA Overlay District.
2. Add CBPA in front of the word "Wetlands" in Legend section (on sheet 2 & 3).
3. In legend section, after the phrase CBPA Wetlands, reference and date the official wetlands delineation confirmation as per the US Army Corps of Engineers (on sheet 2 & 3).
4. On Sheet 2 in middle of page, label additional/separate wetlands feature as nontidal wetlands.
5. On sheet 2 and 3, change 50' IDA Buffer to read 50' RPA Buffer. (Should only be 50' RPA Buffer and 100' RPA Buffer)
6. Please clarify/describe what "Environmental Easement" is? (left side of sheet 2 & 3) If there is a reference to a Deed/Plat, it must be clearly indicated.

**Advisory:** Depending on what the final BMP design and layout is, additional CBPA review/approval may be required. BMP must stay as dry pond feature with dry slope sides to be allowable in RPA buffer, via administrative process and into 50' landward RPA buffer only (since this is an IDA). Perhaps, may want to reference this in a

**note. Prior to final site plan approval, CBPA approval must be granted by the CBPA Review Committee for the placement of any BMP feature partially encroaching into the RPA buffer. (Section 26-519.D of City Code)**

**Public comments regarding these applications must be received no later than Tuesday, December 18, 2007, in order to be considered at the next Administrative Application Review Committee (ARC) meeting on Wednesday, December 19, 2007.**