

**OFFICE OF THE CITY MANAGER
LITTLE ROCK, ARKANSAS**

**BOARD OF DIRECTORS COMMUNICATION
JUNE 6, 2017 AGENDA**

Subject:	Action Required:	Approved By:
<p>Deferral of Boundary Street Improvements to The United Methodist Children’s Home Campus Long-Form POD, located at 2002 South Fillmore Street</p> <p>Submitted By:</p> <p>Public Works Department</p>	<p>√ Ordinance Resolution Approval Information Report</p>	<p>Bruce T. Moore City Manager</p>
SYNOPSIS	<p>Authorizes a deferral of construction of approximately 1,135 feet of one-half street improvements along West Charles Bussey Avenue as required under the Master Street Plan for five (5) years, or until adjacent property along West Charles Bussey Avenue is developed, whichever occurs first for the property located at 2002 South Fillmore Street.</p>	
FISCAL IMPACT	<p>None.</p>	
RECOMMENDATION	<p>Staff recommends approval of the ordinance. The Planning Commission recommended this item for approval at their April 27, 2017, meeting by a vote of 11 ayes, 0 nays and 0 absent.</p>	
BACKGROUND	<p>The applicant, The United Methodist Children’s Home, Inc., have received approval from the Planning Commission for the United Methodist Children’s Home Campus Long-Form POD, which is located at 2002 South Fillmore Street.</p>	

BACKGROUND

The applicant is requesting a deferral of street improvements to West Charles Bussey Avenue, including widening, curb and gutter, sidewalk, access ramps, and street lights along the 1,135-foot frontage of their property located on the south side of West Charles Bussey Avenue for five (5) years, or until adjacent property along West Charles Bussey Avenue is developed, whichever occurs first. Due to the proposed use of the United Methodist Children's Home property, West Charles Bussey Avenue on the Master Street Plan is a Commercial Street, and will be widened to a residential street standard of thirteen (13) feet from centerline with installation of curb, gutter, sidewalk and access ramps.

Staff supports a deferral of the improvements for a period of five (5) years, or until adjacent property along West Charles Bussey Avenue is developed, whichever occurs first. Right-of-way is twenty-five (25) feet from centerline will be dedicated along West Charles Bussey Avenue prior to the issuance of the certificate of occupancy for the proposed campus facility approved by the reference application.