

05-26-2021 Town Council Meeting Responses to Council Questions

ITEM #9: Open the Evidentiary Hearing: Special Use Permit Modification for Timberlyne Offices, 120 Banks Drive

Council Question:

Why does the applicant want to add new parking rather than use the existing shared parking agreement?

Staff Response:

The existing shared parking agreement was amenable to both the shopping center and the movie theatre as their peak hours were not similar. The proposed medical office use peak hours would most likely coincide with the shopping center hours.

Council Question:

Can you share more about the TCAB comment on the bus shelter bench? Are there issues with the current bench design?

Staff Response:

The TCAB had concerns with the center divider on the bus shelter bench design. The design could make it uncomfortable for larger people to sit.

Council Question:

Ped connectivity is a real issue in the immediate area around the theater, which is especially true in summer, given the lack of tree canopy. Could staff or the applicant please provide a visual of the current bike/ped access - especially linkages (and lack thereof) to MLK and the Walgreens so we can see what might need to be addressed?

Staff Response:

The applicant will provide additional information on this request at the Council meeting.

Council Question:

How will the changes to the property relate to/impact the existing manufactured housing community? Are there needed improvements there that staff would recommend?

Staff Response:

Staff is not aware of impacts on the nearby mobile home park. Staff will work to provide additional information.

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Council Question:

The Council would not take a vote on this SUP application until the fall, correct?

Staff Response:

The project is tentatively scheduled to return to the Council for action on June 23.

Council Question:

Has the applicant consulted the Town's Urban Designer on its proposed site design? If so, what was the Urban Designer's feedback?

Staff Response:

The Urban Designer has not provided input on this project.