

MOTION

ASB/Blatteis Palmetto LLC is the owner of a site located at 555 Mateo Street in the Central City North Community Plan area in Council District 14. The Owner is proposing a unique shopping, dining and Office experience that is consistent with the built environments industrial context and addresses the retail needs of the expanding Arts District (“project”).

The owner, in consultation with the Council office, is proposing to revise the street standard requirement along Mateo Street to maintain the existing public right-of-way. Mateo is designated as a Secondary Highway which would require a 90-foot right-of-way including a 10-foot sidewalk and a 35-foot half roadway. The existing right-of-way width is approximately 60-feet, with an existing roadway width of 39 feet 9 inches. The existing half right-of-way is 30-feet with a 19-foot 10 inch half-roadway and 10-foot 1 inch sidewalk. In an effort to enhance the pedestrian experience by providing a consistent sidewalk and facilitate viable commercial activity, we propose to modify the street standard of Mateo Street to permit a 10-foot 1-inch sidewalk and a 19-foot 10-inch half roadway within a 30-foot half right of way.

In addition to the Mateo Street request the Owners are proposing to revise the street standard requirement along Palmetto to maintain the existing public right-of-way. Palmetto is designated as a Collector which would require a 64-foot right-of-way including a 10-foot sidewalk and a 22-foot half roadway. The existing right-of-way width is approximately 62-feet, with an existing roadway width of 23 feet 2 inches westerly of the proposed site frontage and 42 feet 1 inch at the curb return adjacent to the intersection with Mateo Street. The existing half right-of-way is 31-feet with an approximate 21-foot half-roadway and no sidewalk along the southerly roadway. In an effort to enhance the pedestrian experience by providing a consistent sidewalk and facilitate viable commercial activity, we propose to modify the street standard of Palmetto Street to permit a 10-foot sidewalk and an approximate 21-foot half roadway within a 31-foot half right of way.

I THEREFORE MOVE that the City Council direct the Department of City Planning, with the assistance of the Bureau of Engineering, Department of Transportation, Bureau of Street Lighting, and City Attorney to reduce the dedication on Mateo Street between Palmetto Street and 6th Street as required by the street standards from 15-feet to 0-feet to allow a half right-of-way of 30-feet, and defer any street widening along the West side of the same aforementioned segment of Mateo Street; and to reduce the dedication on Palmetto Street between South Hewitt Street and Mateo Street as required by the street standards from 2 feet to 0-feet to allow a half right-of-way of 31-feet, and defer any street widening along the South side of the same aforementioned segment of Palmetto Street

I FURTHER MOVE that the Bureau of Street Lighting work with the applicant in deterring the movement of existing street lights.

I FURTHER MOVE that the Bureau of Engineering, the Planning Department, and any other appropriate City department, bureau, or agency, work with the applicant through the B-Permit process to provide if required any new improvements to reflect the aforesaid half street width and half right of way width for Mateo and the required curb and gutter for the south side of Palmetto.

  
AUG 18 2015

PRESENTED BY: Paul Kebovian  
for JOSE HUIZAR  
Councilmember, 14<sup>th</sup> District

SECONDED BY: 

ORIGINAL