

SUBJECT:
Alley Vacation Within the
Downtown Redevelopment Project

POLICY NUMBER 300-24
ADOPTED 2-21-89
REVISED 11-28-01

It is the policy of the City Council, serving as the Community Development Commission, to generally not support alley vacations. However, if a property owner can demonstrate that a superior project, benefiting the neighborhood in which the project is located, can only be achieved by the vacation of an alley, the vacation request will only be considered if it meets all the following criteria:

1. Any proposed vacation shall consist of an entire alley.
2. All proposed development projects must demonstrate that service vehicles will have access to the affected project or property, and that the subject vacation shall not serve as a detriment to any affected property owner.
3. Each project and subject vacation must provide appropriate access for trash pickup, loading, delivery, pedestrians and internal vehicle circulation.
4. The relocation of associated utility service lines in the subject alley should be considered on the basis of each individual project or vacation proposal.
5. A vacation plan depicting the above conditions must be submitted and approved by the City Planner and City Engineer prior to submission to the CDC.
6. Alley vacations will only occur if and when the approved project is constructed, and not before.