

CITY OF PULLMAN

Public Works and Planning Departments

325 S.E. Paradise Street, Pullman, WA 99163
(509) 338-3220 or (509) 338-3213 Fax (509) 338-3282
www.pullman-wa.gov

MEMORANDUM

TO: Pullman Planning Commission

FROM: Pete Dickinson, Planning Director *PD*

FOR: Meeting of June 24, 2009

SUBJECT: Proposed Dedication of Right-of-Way
Extension of NE Merman Drive

DATE: June 11, 2009

Recently, Birch Hills, L.L.C., submitted a proposal to dedicate to the city an extension of the right-of-way for NE Merman Drive on College Hill. The property involved in this proposed dedication is 60 feet wide and 404 feet long (see attached Vicinity Map and Location Map).

Zoning Code Subsection 17.20.070(13) states that one of the responsibilities of the Planning Commission is as follows:

To review and report to the City Council on the location, extent, and consistency with the Comprehensive Plan regarding proposals for the...dedication of any street... The planning commission may recommend such conditions as are considered appropriate in order that the proposal will be consistent with the Comprehensive Plan.

This section of right of way is designed to eventually extend along the west side of the Magpie Forest to serve currently undeveloped property to the north and west. In the future, it may connect to right of way within the Port of Whitman County Industrial Park to provide a second street connection to that development. It is also possible that Merman Drive could eventually connect to or cross the SR 276 (North Bypass) right of way.

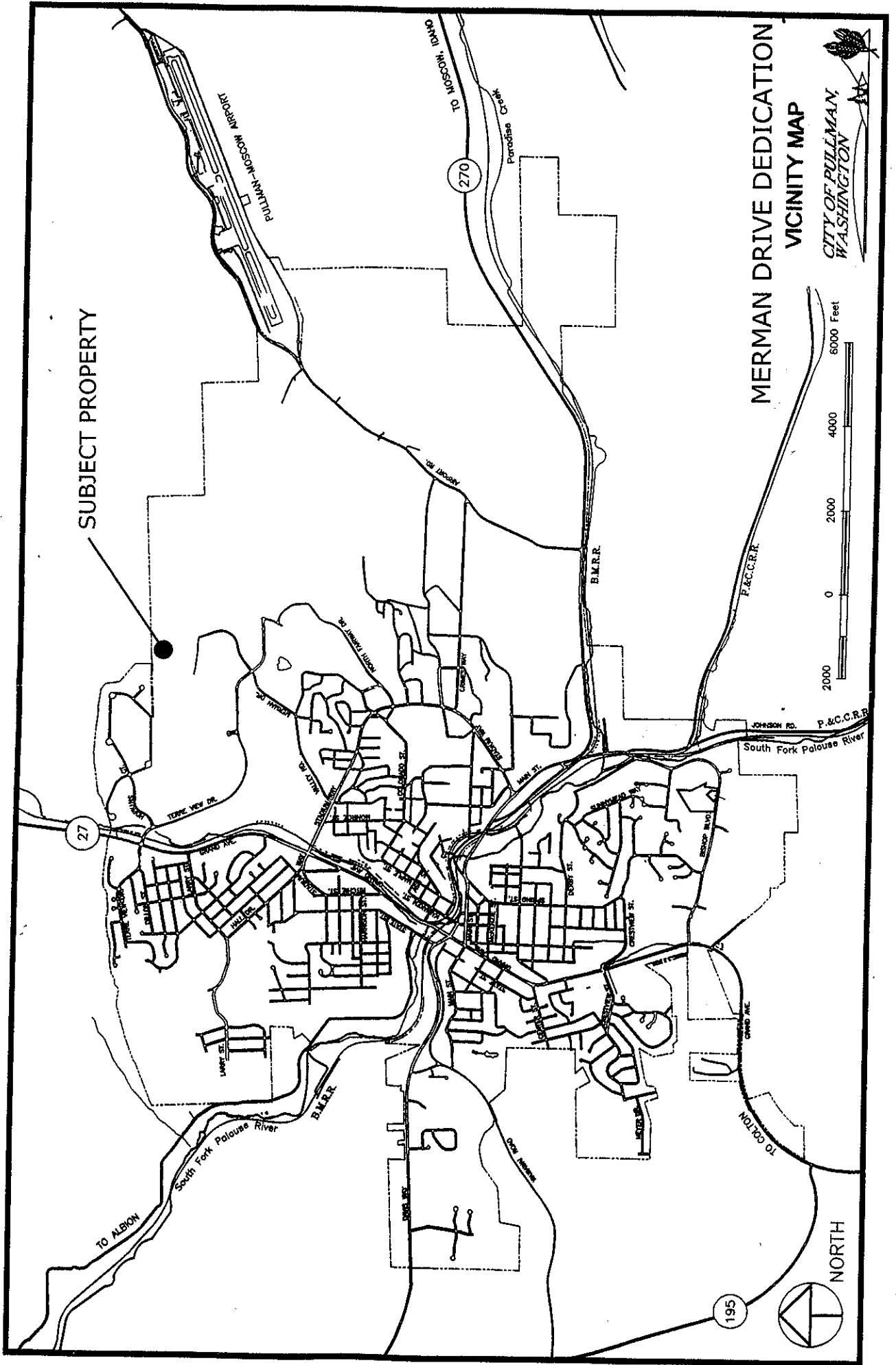
In staff's view, this extension of a public street to serve adjacent residential development clearly meets Comprehensive Plan Goal T.1, which states: "Provide facilities, access and circulation for all land uses to ensure free and safe movement of people and goods."

Memorandum to Planning Commission
June 11, 2009
Page 2

Accordingly, planning staff recommends that the Planning Commission find this proposal consistent with the Comprehensive Plan.

Attachments

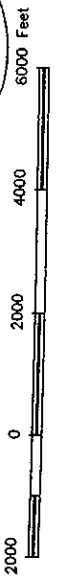
pd



SUBJECT PROPERTY

MERMAN DRIVE DEDICATION
VICINITY MAP

CITY OF PULLMAN,
WASHINGTON

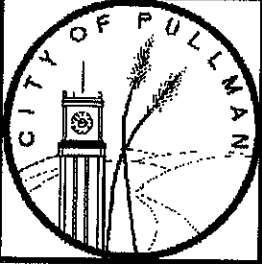
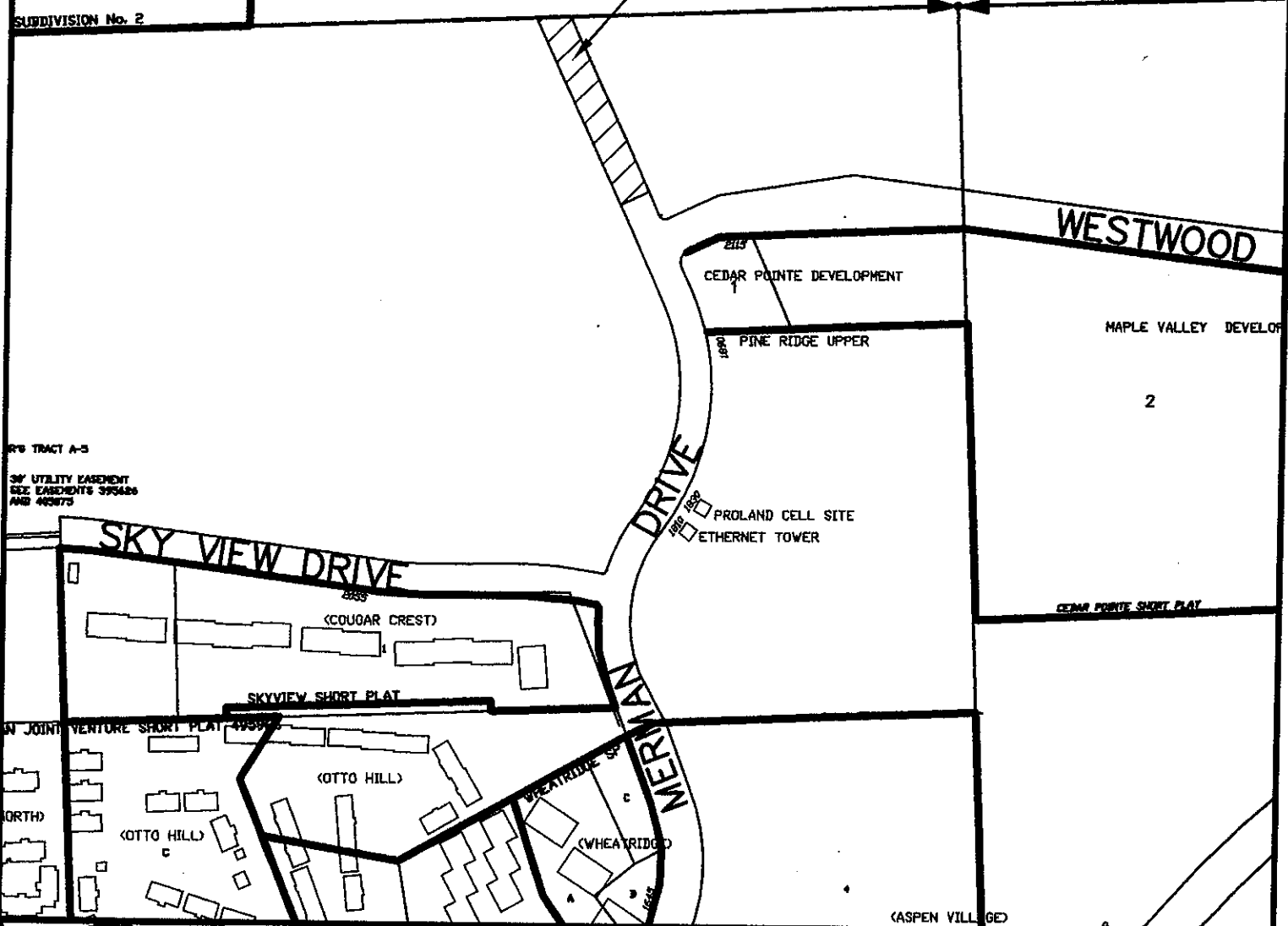


NORTH

SUBJECT PARCEL

SUBDIVISION No. 2

TRACT A-3
 UTILITY EASEMENT
 SEE EASEMENTS 395686
 AND 402675



Date: 05-08-09
 Scale: NTS
 Dwn: dwc
 Chk:
 Appr:

City of Pullman Engineering Division
 Merman Drive Dedication

