Sec. 146-44. Reserved. ~~Access Management Plan Approval.~~

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~~Prior to any subdivision of property or approval of a site plan in any district other than a single family residential or duplex residential district, an access management plan representing the general site assessment of the property shall be approved by the Director of Planning.~~

~~(1) Applicability. The access management plan shall include all of the land that existed in single ownership at the time of initial zoning, or at the time this provision became effective (November 18, 1997), whichever is later.~~

~~(2) Access management plan requirements. The access management plan shall include sufficient information to adequately assess the proposed development and its impact on surrounding properties and circulation systems, including, but not limited to:~~

~~a. Basic mapping details, such as site boundaries and dimensions, site acreage, location map, north arrow, scale, title block, etc.;~~

~~b. Access to the site, cross access between proposed parcels, and interior site circulation;~~

~~c. Proposed lot layout;~~

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~~d. Other items that may affect adjacent property, such as general parking arrangement, delivery truck/dock locations, medians or traffic control devices, median breaks, and such other information as the Director of Planning finds to be necessary for making a decision on the approval of the access management plan.~~

~~(3) Access management plan approval process. An access management plan drawn to scale shall be submitted to the Director of Planning for initiation of the review and the plan's approval, along with the number of copies of the plan deemed necessary by the City to complete the required reviews or memorandums. Such access management plan shall be submitted in accordance with the submittal schedule as published by the Planning Department. The Director of Planning shall approve the access management plan, approve the access management plan with conditions, or disapprove the access management plan. The Director of Planning shall have the authority to forward a proposed access management plan to the Planning and Zoning Commission for their approval, approval with conditions, or disapproval for any reason.~~

~~(4) Appeal of Decision. The applicant of an access management plan may appeal the Director of Planning's approval, approval with conditions, or disapproval to the Planning and Zoning Commission.~~

~~a. The applicant shall submit a written appeal to the Director of Planning~~

~~within 10 business days of said decision. This written appeal shall clearly describe the applicant's objection to the Director of Planning's decision and the reasoning for said objection.~~

~~b. Upon receipt of a valid appeal, the Director of Planning shall schedule the appeal for the next available Planning and Zoning Commission meeting. The Planning Staff shall draft a report for the Planning and Zoning Commission detailing the applicant's objection to the Director of Planning's decision. The Planning and Zoning Commission shall have the ultimate and final authority over access management plan appeals.~~

~~(5) Exemptions. In the case that a site plan was previously approved for all of the land that existed in single ownership and the approved site plan meets the criteria contained within subsection (2) of this section, approval of an access management plan shall not be required.~~

~~(6) Subsequent development. Any development or subdivision of the property shall generally be consistent with the access management plan as approved or amended. No plat, site plan, building permit, or certificate of occupancy shall be issued for the property unless all construction and development generally conforms to the access management plan.~~

~~(7) Expiration. An access management plan shall expire five years after its approval or amendment date if no building permits have been issued for the site, or if a building permit has been issued but has subsequently lapsed.~~

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