

Attachment "A"

Proposed Public Works Traffic Monitoring Condition

The City of PSL proposes the following condition be put on the approval of the Gatlin Plaza PUD Amendment and added under Exhibit "A" Gatlin Plaza PUD Amendment No. 4, Exhibit 6.
Section 4. D.:

Six (6) months after Certificates of Occupancy, or equivalent use authorizations, have been issued for a cumulative total of 580,000 square feet of commercial uses in the Gatlin Plaza PUD, the owner of the property, labeled as Tract B in the PUD, shall provide a traffic monitoring review of the driveway accesses for the Gatlin Plaza PUD. This monitoring report shall at a minimum assess the level of service and operational conditions of the intersections of Brescia Street & Gatlin Boulevard and Fondura Street & Gatlin Boulevard. Should any operational deficiency be observed or shown in the report or a level of service deficiency be shown, that is attributable to the impacts generated by the development within Tract B of the Gatlin Plaza PUD, the owner of Tract B shall develop and present to the City an acceptable mitigation to off-set any operational or level of service deficiency. Should any Level of Service or Operational deficiency be observed through this review, no building permits authorizing more than 580,000 square feet of development activity within the PUD shall be allowed until the appropriate mitigation to off-set any deficiency is under construction.