



MEETING: Site Review Committee
SUBJECT: Arcade
ADDRESS: 801 Glendale Blvd.

LOCATION: City Hall
DATE: 8/23/05
ZONING: C-3
PARKING:

PRELIMINARY SITE REVIEW

IN ATTENDANCE:

Craig Phillips, Planning Director	(219) 462-1161
Tyler Kent, Asst. Planner	(219) 462-1161
Dave Pilz, Engineering Director	(219) 462-1161
Daryl Brown, Water Department	(219) 462-6174
Dave Nondorf, Fire Chief	(219) 462-8325
Bill Oeding, Public Works Director	(219) 462-4612

PRESENTERS:

Linda Hernandez
 lhernandez@habitat.com

Media

Email addresses for the above City of Valparaiso Departments can be found at:

<http://www.ci.valparaiso.in.us/>

The following is a summary of discussion at this meeting:

The Site Review Committee met to discuss the proposed arcade at 801 Glendale Boulevard. Phillips stated that site review is not an approval. It is meant to be a preliminary discussion of the requirements and issues to be considered by the developer or owner and there may be some cases where it will need to come back before site review or to seek other approvals.

Hernandez advised that this will be a new millennium arcade. These are play station type machines for the television, which is hooked up to the Internet. They talk to people all over the world with these games. She wants to take down the non-supporting walls and open it up. They will section it up to divide the older kids from the younger kids. They would like to add another bath if possible.

Kent stated that has a couple of concerns. This is an extremely busy intersection for kids to cross. There are no push buttons to walk. Pilz advised that we will add a crossing on the south side of Glendale and west side of Calumet. There are a few parking spots off of Glendale where you would have to back out onto Glendale and that is a very busy street. Phillips said that we also need to see if the planned improvements will affect anything. No work will be done on the outside except for some gardening. She is not sure about the hours she will be open but the owner said that she can share parking with him plus the owners can park in the back of the building. Parking is probably the biggest concern. Oeding said that there is a lot of residential adjacent to this so there may be quite a bit of foot traffic. Hernandez asked if maybe the parking along Glendale could be made parallel.

Nondorf said he thought this would be a change of use for the building. It has two existing exit doors. Since the building would not be a mixed use she may need to install a firewall between that and the print shop. He feels that the parking is a large safety concern as they get called to a fair number of accident calls at that intersection.

Pilz advised that we are doing a road project at that intersection. We have purchased right-of-way at that corner. There are two nails marked in pink to show this. The power pole will be moved to the east. There will be a signal pole on that corner. We should be starting that project in the next couple of weeks so there will be some inconvenience. Lisa advised that she probably would not open until November.

Oeding said that he does not have anything other than the parking and backing out onto Glendale. It is a bad intersection.

Phillips advised that Lisa should call Vicki Thrasher, Building Commissioner, in regard to building requirements.

ISSUES TO BE RESOLVED:

Fire Wall

State Release

Building Permit