

From: [Mike Miller](#)
To: [Wendy Farley-Campbell](#)
Cc: [Sean Selig](#)
Subject: Cannery Station - Public Improvement Plans
Date: Tuesday, March 5, 2019 10:52:12 AM

Hi Wendy,

The plans for public improvements (water, wastewater, stormwater and street) have been designed to a level that is sufficient for Planning Commission approval. However, these plans are not ready for construction. There are still details, specifications and other items for constructability that will need to be included and reviewed prior to the plans being approved for construction. Items such as details and elevations for ADA ramps, curb cuts, water meter final placement, etc.

Thank you,

Mike

Mike Miller

Public Works Director
City of Florence
250 Hwy 101 N
Florence, OR 97439

Phone: 541-997-4106
Fax: 541-590-4017

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From: [Mike Miller](#)
To: [Wendy Farley-Campbell](#)
Subject: Public vs Private Streets for Cannery Station
Date: Tuesday, March 5, 2019 4:08:09 PM

Hi Wendy,

Cannery Station will be constructing the streets to City standards, however since this is a multi-phase multi-year project, with a lot of construction, it makes sense to keep the street private until such time that the entire project is completed. This will place maintenance responsibility on the developer to ensure that the streets are maintained and repaired prior to being dedicated to the City.

This project is unique in that it is a mixed use development with a heavy emphasis on commercial activities. We would like the developer to have a larger role and control over the road system while the entire project is under construction. Unlike a residential development, the commercial component(s) of the project may contribute to unreasonable damage to the new streets. Again, this is a timing issue. Once the project is complete, the streets (47th, Redwood and Spruce) can be transferred to the City for maintenance.

Thank you,

Mike

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