



**21-0052PFR**

**TITLE:** Conduct a Public Hearing to Consider/Discuss/Act on a Preliminary-Final Replat for Lots 3R1 and 3R2, Block A, CR Urban Res. Addition, Located Approximately 350 Feet East of Alma Road and on the North Side of Henneman Way

**COUNCIL GOAL:** Direction for Strategic and Economic Growth  
(1C: Provide a strong city economy by facilitating a balance between industrial, commercial, residential, and open space)

**MEETING DATE:** May, 11, 2021

**DEPARTMENT:** Development Services - Planning Department

**CONTACT:** Joe Moss, Planner I  
Caitlyn Strickland, Planning Manager  
Jennifer Arnold, AICP, Director of Planning

**APPLICATION SUBMITTAL DATE:** April 17, 2021 (Original Application)

**STAFF RECOMMENDATION:** Staff recommends approval of the proposed preliminary -final replat with the following conditions:

1. The applicant satisfy the conditions as shown on the attached Standard Conditions of Approval for Preliminary-Final Replats Checklist prior to the issuance of any necessary permits.

**ITEM SUMMARY:** The applicant is proposing to replat one into two lots, Lot 3R1 (approximately 13.668), and Lot 3R2 (approximately 4.493). The applicant has indicated that lots will be used to construct multifamily and commercial uses.

**OPPOSITION TO OR SUPPORT OF REQUEST:** Staff has not received any comments either in opposition to or in support of the proposed preliminary-final replat.

**SUPPORTING MATERIALS:**

[Standard Conditions Checklist](#)  
[Location Map and Aerial Exhibit](#)

[Letter of Intent](#)

[Proposed Preliminary-Final Replat](#)

[Conditions of Approval Summary](#)