



22-0099PF

TITLE: Consider/Discuss/Act on a Preliminary-Final Plat for Urbane Duo Addition, Located Approximately 270 Feet North of Plateau Drive and on the East Side of State Highway 5

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: June 28, 2022

DEPARTMENT: Development Services - Planning Department

CONTACT: Kaitlin Sheffield, CNU-a, Planner II
Caitlyn Strickland, Planning Manager
Jennifer Arnold, AICP, Director of Planning

APPLICATION SUBMITTAL DATE: June 6, 2022 (Original Application)

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

1. The items currently marked as "not met" on the attached Conditions of Approval Summary be satisfied prior to issuing final plat approval; and
2. The applicant satisfy the conditions as shown on the Standard Conditions for Preliminary-Final Plat Approval Checklist, attached.

ITEM SUMMARY: The applicant is proposing to subdivide approximately 14.65 acres into 63 lots for two-family duplex uses and 4 common areas.

APPROVAL PROCESS: The Planning and Zoning Commission is the approval authority for the proposed plat. In order to receive final approval of the plat, the applicant has the opportunity to make one resubmittal which addresses all items listed above.

OPPOSITION TO OR SUPPORT OF REQUEST: Staff has received no comments in

support of or opposition to this request.

SUPPORTING MATERIALS:

[Standard Conditions Checklist](#)

[Location and Aerial Exhibit](#)

[Letter of Intent](#)

[Proposed Preliminary-Final Plat](#)

[Conditions of Approval Summary](#)