



Technical Plat Review Meeting

August 15, 2018

9:00 AM

113 W. Mountain, Room 326

City Staff: Andrew Garner, City Planning Director

Old Business:

1. PPL 18-6115: Preliminary Plat (NE OF OAK BAILEY DR. & OLD WIRE RD./PARK COMMONS S/D, 254): Submitted by BLEW & ASSOCIATES, INC. for properties located NE OF OAK BAILEY DR. & OLD WIRE RD. The properties are zoned RSF-4, RESIDENTIAL SINGLE FAMILY, 4 UNITS PER ACRE and contain approximately 1.84 acres. The request is for 7 single-family lots.
Planner: Harry Davis

2. SIP 18-6263: Site Improvement Plan (211 N. CHURCH AVE./CHURCH AVE. TOWNHOMES, 484): Submitted by ROOTS DESIGN & DEVELOPMENT, INC. for property located at 211 N. CHURCH AVE. The property is zoned MSC, MAIN STREET CENTER and contains approximately 0.23 acres. The request is for 3 townhomes and associated parking.
Planner: Jonathan Curth

New Business:

3. LSP 18-6334: Lot Split (1567 & 1569 S. BROOKS AVE./POSEY, 600): Submitted by ATLAS SURVEYING, INC. for properties located at 1567 & 1569 S. BROOKS AVE. The properties are zoned RMF-24, RESIDENTIAL MULTI FAMILY, 24 UNITS PER ACRE and contain 2 lots of approximately 0.15 acres each. The request is to split the parcels into 4 lots containing approximately 0.07, 0.08, 0.07, and 0.08 acres.
Planner: Quin Thompson

4. LSP 18-6320: Lot Split (1630 S. FINGER RD./BAILEY, 596): Submitted by BLEW & ASSOCIATES, INC. for property located at 1630 S. FINGER RD. The property is zoned RSF-4, RESIDENTIAL SINGLE FAMILY, 4 UNITS PER ACRE and contains approximately 5.19 acres. The request is to split the parcel into 2 lots containing approximately 2.19, and 3.00 acres.
Planner: Quin Thompson

5. LSP 18-6327: Lot Split (2497 N. WILDERNESS LN./JENKINS, 291): Submitted by BLEW & ASSOCIATES, INC. for property located at 2497 N. WILDERNESS LN. The property is zoned RSF-4, RESIDENTIAL SINGLE FAMILY, 4 UNITS PER ACRE and contains approximately 0.38 acres. The request is to split the parcel into 2 lots containing approximately 0.19 acres each.
Planner: Jonathan Curth

6. LSP 18-6328: Lot Split (909 W. EAGLE ST./CAMPBELL, 444): Submitted by JORGENSEN & ASSOCIATES, INC. for property located at 909 W. EAGLE ST. The property is zoned RI-U, RESIDENTIAL INTERMEDIATE-URBAN and contains approximately 0.18 acres. The request is to split the parcel into 3 lots containing approximately 0.06 acres each.

Planner: Harry Davis

7. LSP 18-6329: Lot Split (SW OF 375 N. RUPPLE RD./SLOANBROOKE PH. 4, 478): Submitted by JORGENSEN & ASSOCIATES, INC. for property located SW OF 375 N. RUPPLE RD. The property is zoned CS, COMMUNITY SERVICES, NC, NEIGHBORHOOD CONSERVATION, and R-A, RESIDENTIAL AGRICULTURAL and contains approximately 44.10 acres. The request is to split the parcel into 2 lots containing approximately 32.92, and 11.18 acres.

Planner: Harry Davis

8. LSP 18-6332: Lot Split (2620 S. CITY LAKE RD./C-QUAD DEVELOPMENT, 642): Submitted by BATES & ASSOCIATES, INC. for property located at 2620 S. CITY LAKE RD. The property is zoned I-1, HEAVY COMMERCIAL & LIGHT INDUSTRIAL AND I-2, GENERAL INDUSTRIAL and contains approximately 5.61 acres. The request is to split the parcel into 2 lots containing approximately 4.73, and 0.88 acres.

Planner: Quin Thompson

9. LSP 18-6331: Lot Split (1335 S. WASHINGTON AVE./BOSTON MTN. HOLDINGS, 563): Submitted by BATES & ASSOCIATES, INC. for property located at 1335 S. WASHINGTON AVE. The property is zoned NC, NEIGHBORHOOD CONSERVATION and contains approximately 0.18 acres. The request is to split the parcel into 2 lots containing approximately 0.09 acres each.

Planner: Jonathan Curth

10. LSP 18-6326: Lot Split (898 S. HILL AVE./HUNT, 561): Submitted by BATES & ASSOCIATES, INC. for property located at 898 S. HILL AVE. The property is zoned RMF-24, RESIDENTIAL MULTI FAMILY, 24 UNITS PER ACRE and contains approximately 0.53 acres. The request is to split the parcel into 3 lots containing approximately 0.11, 0.11, and 0.32 acres.

Planner: Jonathan Curth

11. CCP 18-6237: Concurrent Plat (NORTH OF 4442 W. OLDHAM DR./SLOANBROOKE-LOT 100, 477): Submitted by JORGENSEN & ASSOCIATES, INC. for property located NORTH OF 4442 W. OLDHAM DR. The property is zoned NC, NEIGHBORHOOD CONSERVATION and contains approximately 1.49 acres. The request is for 6 single family lots.

Planner: Harry Davis

In-House Staff Meeting

(Applicants/public do not attend)

August 13, 2018

9:00 AM

125 W. Mountain, Conference Room 2

12. PLA 18-6333: Property Line Adjustment (211 N. CHURCH AVE./CHURCH AVE. COTTAGES, LLC., 484): Submitted by BATES & ASSOCIATES, INC. for properties located at 211 N. CHURCH AVE. The properties are zoned MSC, MAIN STREET CENTER and contains 2 parcels of approximately 0.09 acres each. The request is to adjust the parcels to contain approximately 0.09 acres each.
Planner: Jonathan Curth

13. CUP 18-6325: Conditional Use (NE OF RUPPLE RD. & CATALPA DR./RESERVE AT CENTENNIAL TRAIL RV PARK, 556): Submitted by MILHOLLAND & ASSOCIATES, INC. for property located NE OF RUPPLE RD. & CATALPA DR. The property is zoned CS, COMMUNITY SERVICES and NC, NEIGHBORHOOD CONSERVATION and contains approximately 60.14 acres. The request is for an RV park and food truck court.
Planner: Quin Thompson

14. CUP 18-6335: Conditional Use (NE OF MORNINGSIDE DR. & 15TH ST./PARK MEADOWS SD MODEL HOME, 564): Submitted by RAUSCH COLEMAN HOMES, INC. for property located NE OF MORNINGSIDE DR. & 15TH ST. The property is zoned NC, NEIGHBORHOOD CONSERVATION and contains approximately 0.12 acres. The request is for a model home on Lot 4 of the proposed subdivision.
Planner: Quin Thompson

15. RZN 18-6324: Rezone (3130, 3150, & 3154 S. SCHOOL AVE./ANNAMALAI, 678): Submitted by ALAN OSTNER for properties located at 3130, 3150, & 3154 S. SCHOOL AVE. The properties are zoned C-2, THOROUGHFARE COMMERCIAL AND RSF-4, RESIDENTIAL SINGLE FAMILY, 4 UNITS PER ACRE and contain approximately 2.73 acres. The request is to rezone the properties completely to C-2, THOROUGHFARE COMMERCIAL.
Planner: Quin Thompson

16. RZN 18-6330: Rezone (1101 S. BEECHWOOD AVE./ASPEN HEIGHTS PARTNERS, 560): Submitted by JORGENSEN & ASSOCIATES, INC. for properties located at 1101 S. BEECHWOOD AVE. The properties are zoned I-1, HEAVY COMMERCIAL & LIGHT INDUSTRIAL and contain approximately 13.33 acres. The request is to rezone the properties to CS, COMMUNITY SERVICES.
Planner: Harry Davis