



Legislation Details (With Text)

File #: 23-0331 **Version:** 2 **Name:** Ledford Development Phase I
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File created: 9/29/2023 **In control:** City Council
On agenda: 10/10/2023 **Final action:** 10/10/2023
Title: Discussion and action regarding approval of variance-Ledford Development Phase I
Sponsors: Planning Commission
Indexes:
Code sections:
Attachments: 1. Ledford Duplex Housing Complex Phase I_Site Plan, 2. Ledford Duplex Housing Location Map.pdf

Date	Ver.	Action By	Action	Result
10/10/2023	2	City Council	approved	Pass
10/4/2023	1	Planning Commission	approved	Pass
10/4/2023	1	Planning Commission	approved	Pass

Discussion and action regarding approval of variance-Ledford Development Phase I

SUMMARY: On October 4th, Crossville Regional Planning Commission met to discuss a site plan and variance. The developer is proposing two duplexes to be located on two separate parcels along Ledford Drive. The developer planned to have a loop connecting a private drive to Ledford Drive. City staff reviewed his plans and found the location of the driveway closest to Genesis Road to be a potential safety risk. As a compromise, the developer will fence off that entrance and construct a hammer turn-a-round. This will leave one main entrance far enough away from the intersection of Genesis Road. The hammer turn-a-round is adequate for vehicles to have a way to turn around without having to back out of the proposed development. Per the ordinance, a cul-de-sac is required. The developer is seeking a variance to allow a hammer turn-a-round, in lieu of a cul-de-sac. Planning Commission recommends approval of this variance.

NECESSARY COUNCIL ACTION: Approve the variance