



Legislation Text

File #: 19-0059, **Version:** 1

Crossroad Villages Phase V - Preliminary

SUMMARY: The developer, Glenn Clark, is proposing a 38 lot subdivision on the northern side of Deerfield Road. This development would include approximately 1332 feet of road, 1321 feet of water lines, and 2885 feet of low pressure sewer. The average lot size is approximately 0.40 of an acre. There is one open space/common ground "lot" located between lots 16 and 17. This is the proposed location of the required US Postal "cluster" mailbox. The developer is requesting a variance on the length of the cul-de-sac from the maximum of 1200 feet to 1332 feet, a variance of 132 feet.

STAFF RECOMMENDATIONS: Staff recommends approval of the preliminary plat and approval of the variance, based on the upper topography of the development and the existence of the "lake spillway zone."

NECESSARY PLANNING COMMISSION ACTION: Approve the Preliminary plat and variance.