

City of Crossville

Legislation Details (With Text)

File #: 17-0388 Version: 1 Name: Blackberry Ridge Final Plat

Type: Planning Item Status: Regular Agenda

File created: 9/19/2017 In control: Planning Commission

On agenda: 9/21/2017 Final action: 9/21/2017

Title: Approval of Blackberry Ridge Phase IV - Final Plat with Variance

Sponsors: Planning Commission

Indexes:

Code sections:

Attachments:

Date	Ver.	Action By	Action	Result
9/21/2017	1	Planning Commission	approved as recommended	Pass

Approval of Blackberry Ridge Phase IV - Final Plat with Variance

SUMMARY: The developer is proposing a 12 lot subdivision off Blackberry Drive that includes 635 feet of new road. They have already installed the water and sewer for the subdivision. The road is not complete, but they are providing a financial guarantee in the amount of \$81,000.00 for approximately 18 months. Staff has reviewed the amount and found it acceptable. The developer is requesting a variance for the minimum center line radius of the new proposed road of 100 feet to a radius of 50 feet. The water line and fire hydrant have already been installed, inspected, and accepted by City Staff. The variance is required to allow the water and fire hydrant to remain in the ROW of the proposed road. City staff has already consulted with the City Street Department Supervisor and he recommends approval of the variance.

STAFF RECOMMENDATION: Based on the already installed and accepted water lines and the recommendation from the Street Department, staff recommends approval of the variance and the plat.

NECESSARY PLANNING COMMISSION ACTION: Approve plat and variance.