



## Legislation Text

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**File #:** 17-0183, **Version:** 1

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### Crossroads Villages Subdivision Phase IV - Preliminary

#### SUMMARY:

The developer is proposing extending his development along Deerfield Road, with the addition of a new road, Whitetail Run. This development would include 14 lots on 11.38 acres and would require the extension of water on Deerfield and Whitetail. Gravity sewer already exists on the back side of the development. For lots that do not touch the existing sewer, service lines can be run with easements given at the time of final plat. Staff has met with the design engineer and approved the concept of the sewer connections. The extension of water lines would be a 6 inch line along Deerfield, with the addition of a fire hydrant and a 2 inch line down Whitetail. Staff recommends the use of a 2 inch line based on the number of lots located along Whitetail Run.

**STAFF RECOMMENDATION:** Staff recommends approval of the preliminary plat.

**NECESSARY PLANNING COMMISSION ACTION:** Approve the preliminary plat.