

# Riverland Valencia Grove Clubhouse

Major Site Plan Application

(P20-203)

City Council Meeting December 7, 2020

INCORPORATED

[CityofPSL.com](http://CityofPSL.com)



# Requested Application:

This 4.77 acre major site plan is proposed to create:

- A private 29,154 square foot amenity center.
- A mail kiosk.
- A pool.
- 194 parking spaces which includes 8 handicap spaces and 23 golf cart spaces.

# Subject property



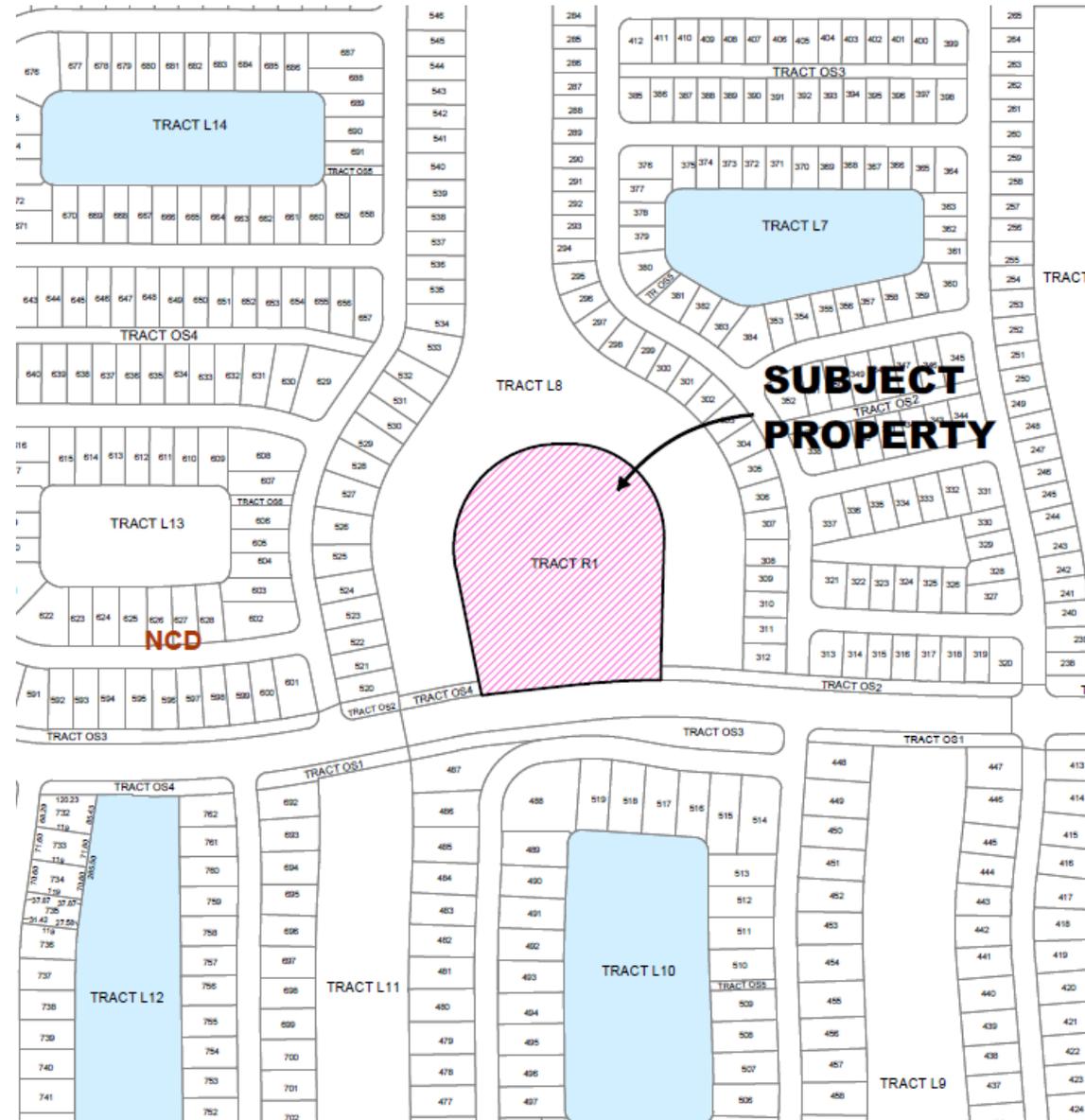
# Aerial



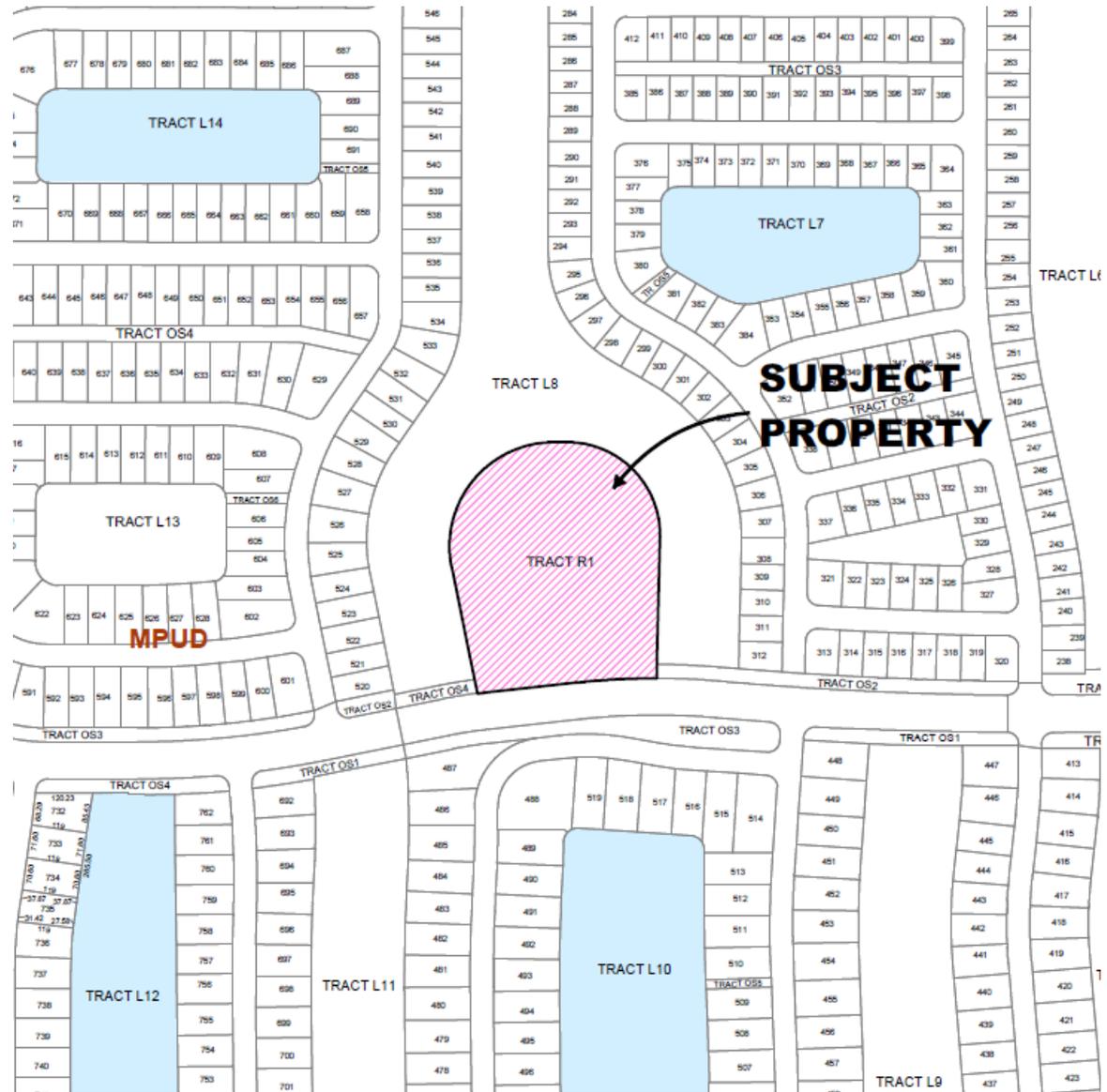
**SUBJECT  
PROPERTY**



# Land Use



# Zoning





# Zoning Review

- The Riverland Parcel C MPUD requires no parking minimum requirements as it is a proposed private facility.
- Complies with building height maximum requirements as per the MPUD.
- Complies with setback requirements as per the MPUD.



# Natural Resource & Public Art

## **Native Habitat/Tree Protection:**

- The upland habitat preservation requirements for the Riverland/Kennedy Development of Regional Impact are addressed in the DRI development order.

## **Wildlife Protection:**

- The property has been cleared.

## **Public Art:**

- Public art has been addressed in accordance to chapter 162.



# Recommendation

Site Plan Review Committee recommended approval at their meeting of November 11, 2020.

