

Southern Grove Plat No. 36 1st Replat

Preliminary and Final Subdivision Plat Application
(P22-207)

City Council Meeting December 12, 2022

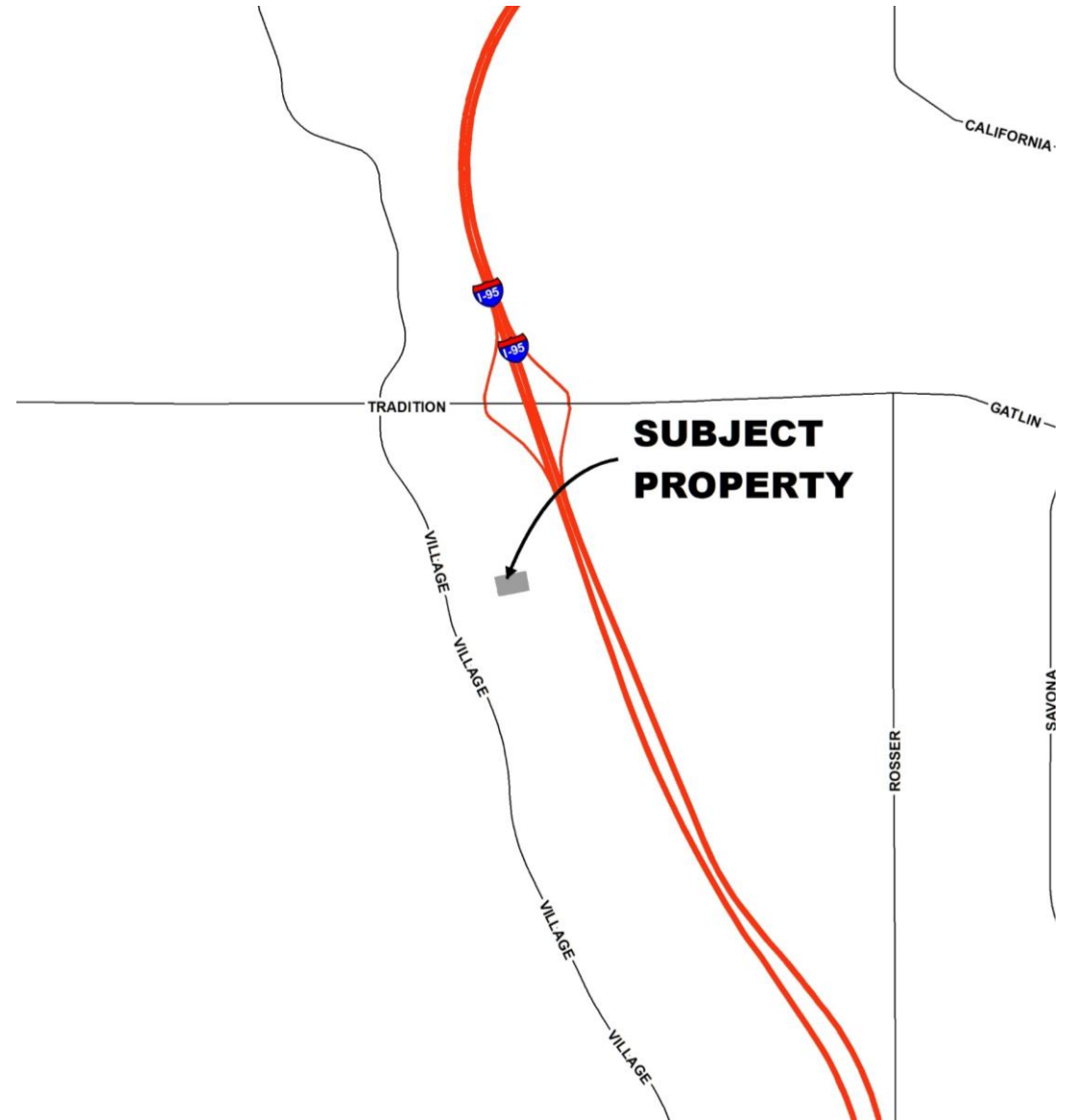


Applicant and Owner

Velcon Engineering & Surveying, LLC acting as the agent for property owners:

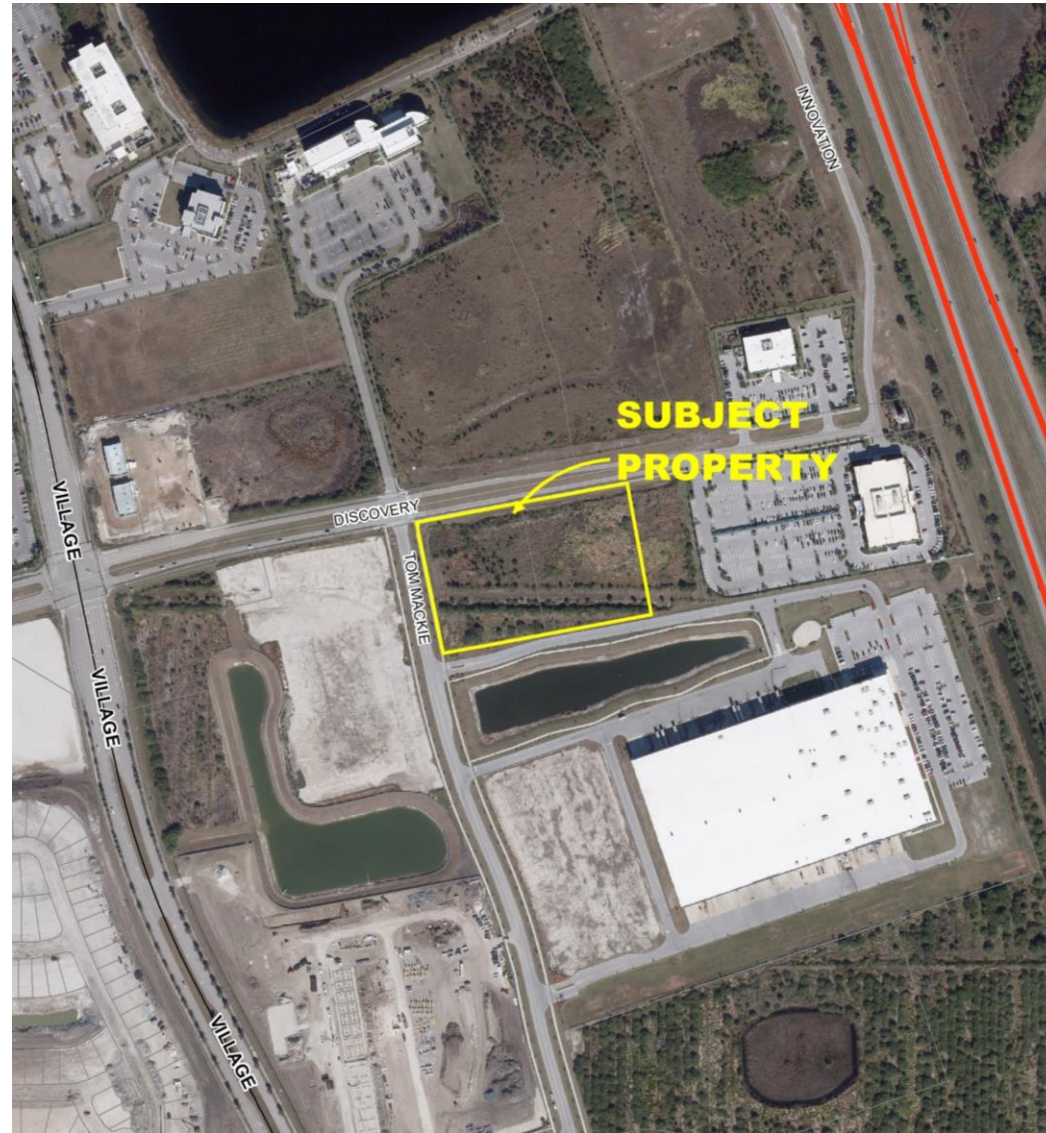
Anglo American Land Company, LLC

Location Map



Land Use and Zoning

- Future Land Use: NCD
- Zoning: MPUD
- Existing Use: Vacant land



Proposed Project

- An application for preliminary and final subdivision plat approval for Southern Grove Plat No. 36.
- Replat of Lot 2 and Lot 3
 - 3.026 acres of Lot 2 and 2.961 acres of Lot 3.
- The proposed replat creates three tracts:
 - Lot 1 – 1.06 acres (Anglo Retail)
 - Lot 2 – 0.93 acres
 - Lot 3 – 4.00 acres



Concurrency Review

Each application for site plan approval will be required to demonstrate compliance with the Southern Grove DRI development order regarding provision of adequate public facilities for utility services, transportation, stormwater, parks, public schools, and solid waste.



Recommendation

The Site Plan Review Committee reviewed the subdivision plat at their meeting of July 27, 2022 and recommended approval.

