

Riverland Parcel C - Plat Five - Replat

PRELIMINARY AND FINAL SUBDIVISION PLAT
APPLICATION

(P20-234)

City Council Meeting October 11, 2021

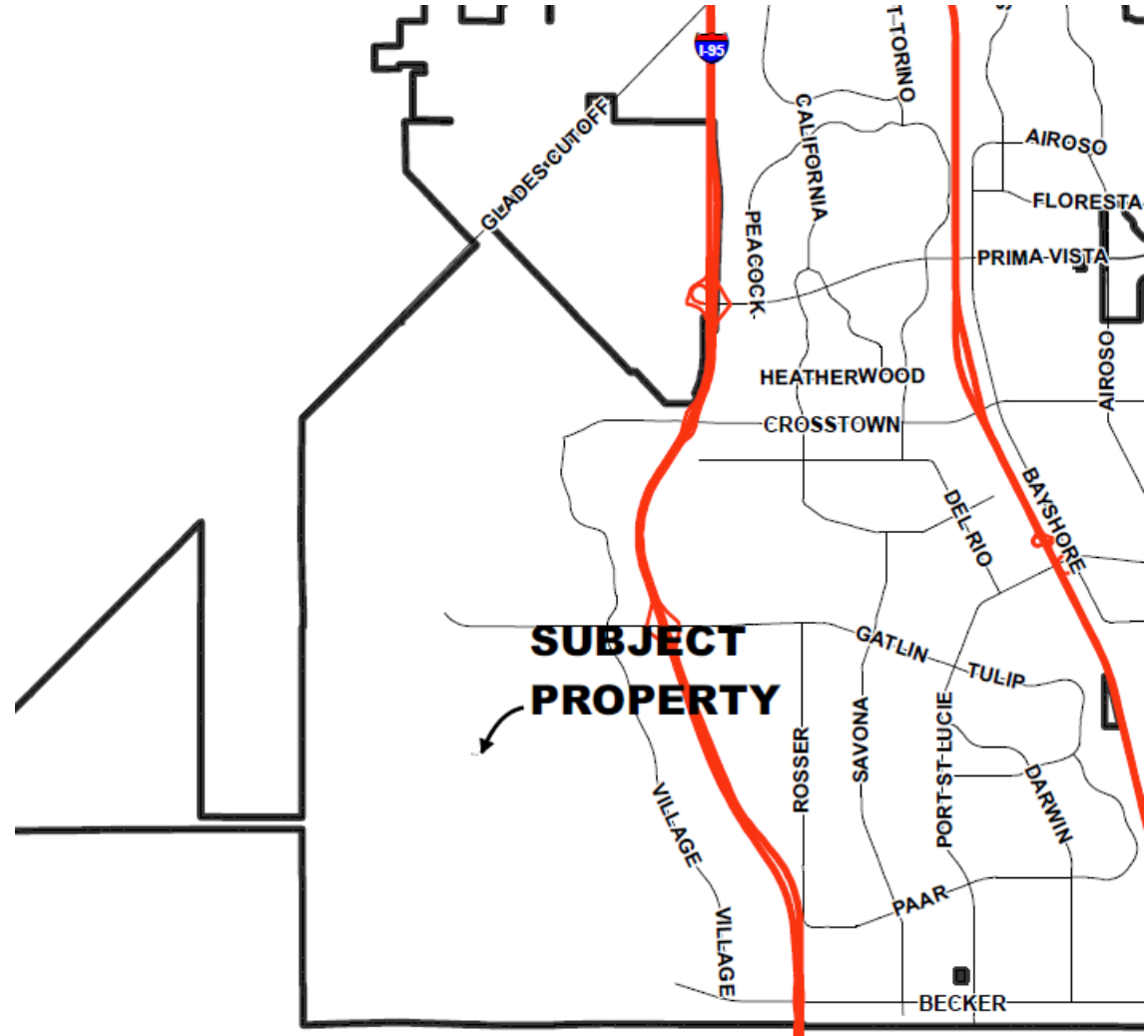


Requested Application:

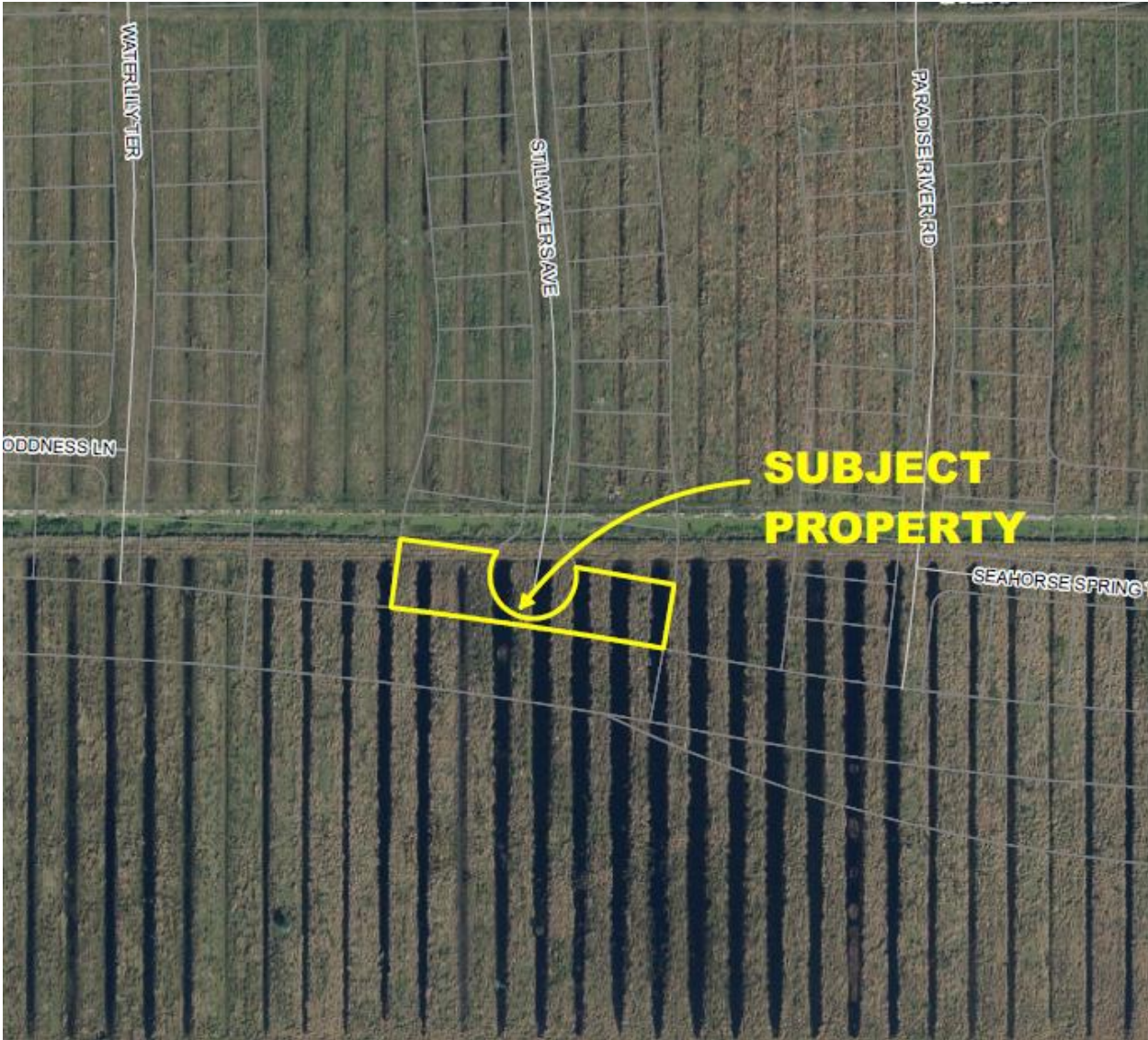
This 0.53 acre preliminary and final subdivision plat is proposed to create an open space tract at the end of the cul-de-sac between lots 430 and 431, to accommodate a sidewalk to the paseo.



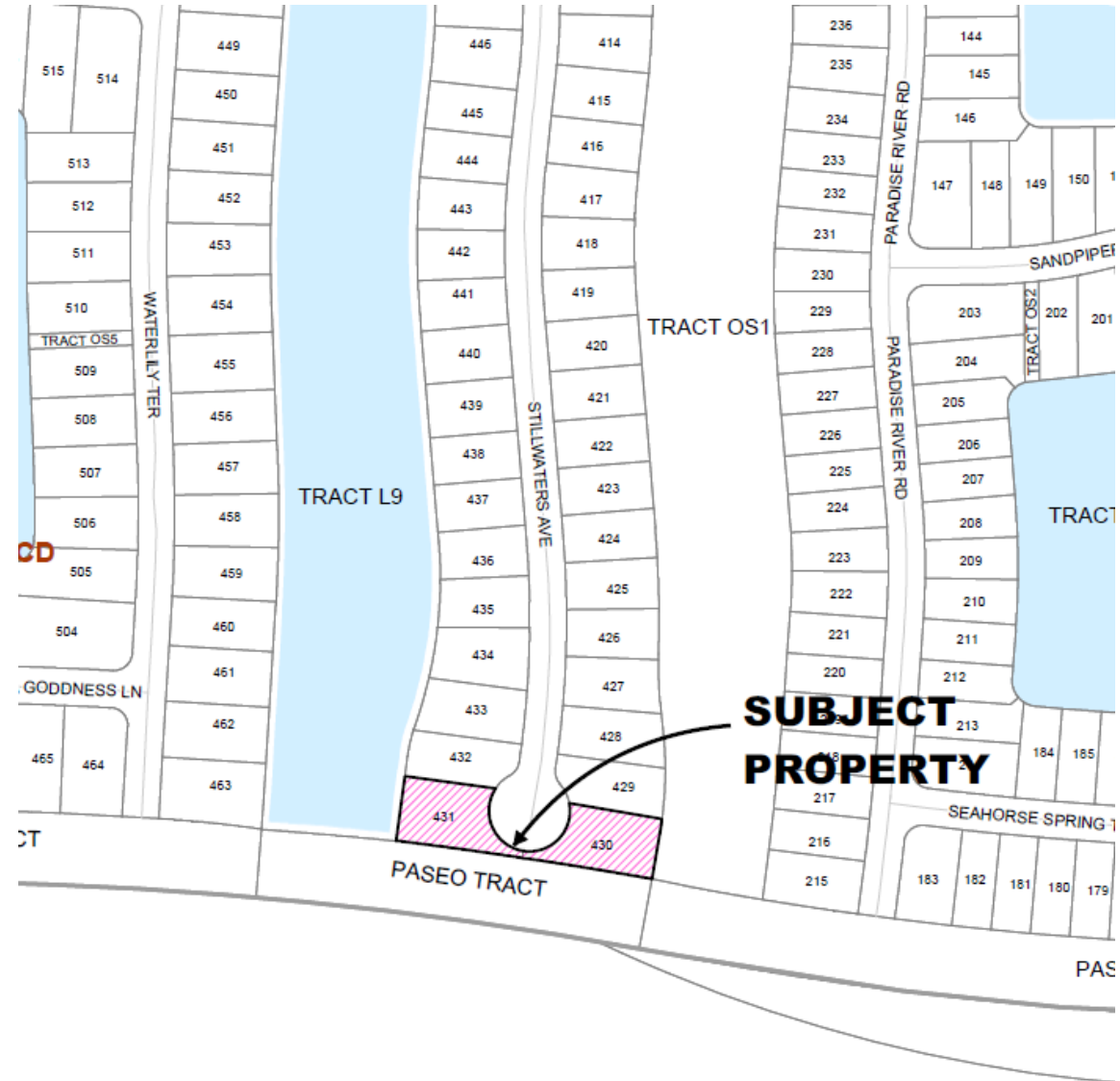
Subject property



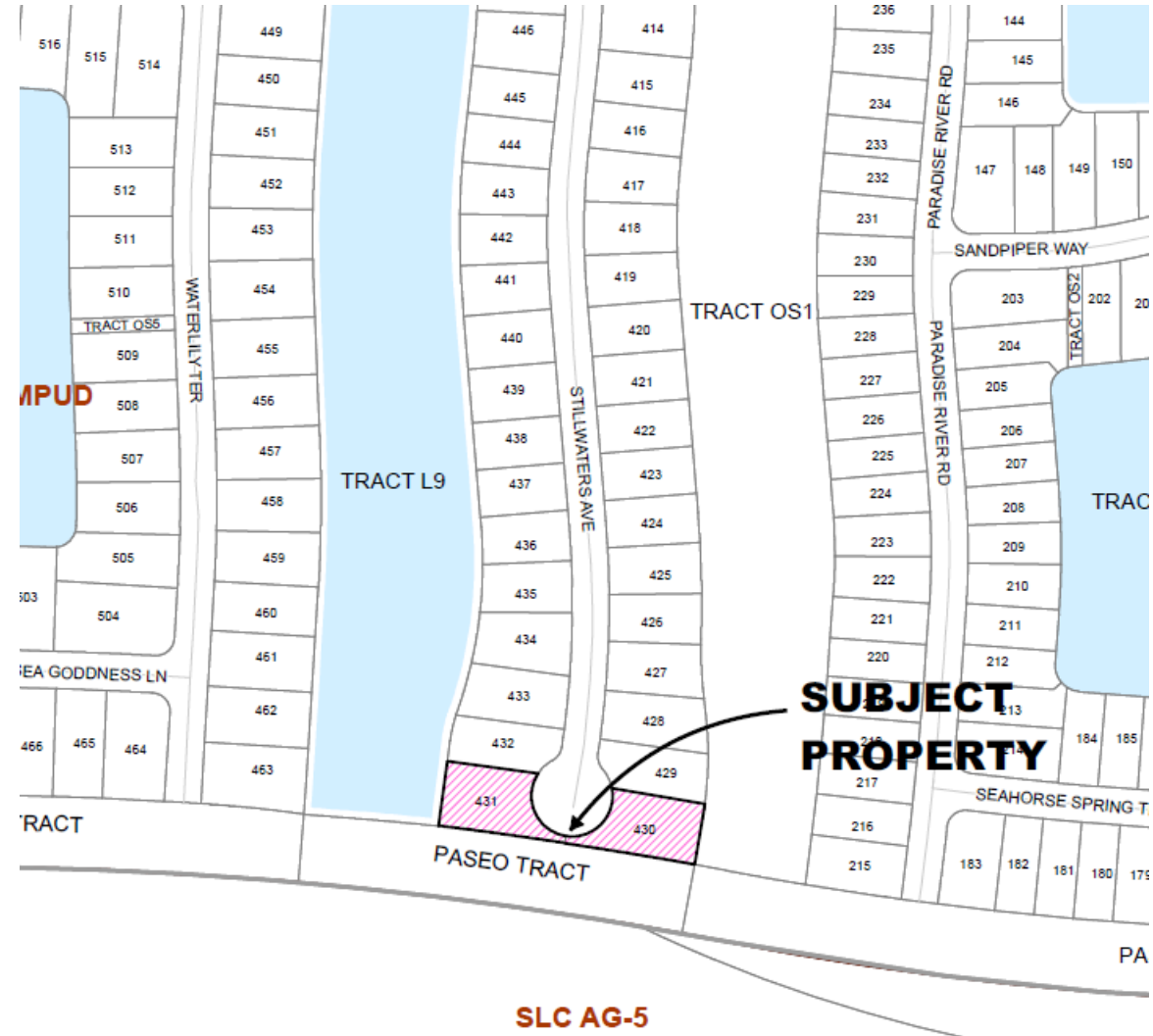
Aerial



Land Use



Zoning



SLC AG-5



Concurrency Review

The project has been reviewed for compliance with Riverland/Kennedy Development of Regional Impact Development Order regarding provision of adequate public facilities.

The Public Works Department found the transportation elements of the project to be in compliance with the adopted level of service and requirements of Chapter 156 of City Code, Public Works Policy 19-01pwd and the latest Development Order for the referenced project



Traffic Impact Analysis

- Traffic Impact was reviewed by staff and found to be little to no impact on the existing traffic surrounding the properties.
- Staff found the project to be in compliance with Public Works Policy #19-01



Recommendation

Site Plan Review Committee recommended approval at their meeting of December 9, 2020.

