

# Riverland Parcel A Plat One Replat No. 1

PRELIMINARY AND FINAL SUBDIVISION PLAT  
APPLICATION

(P20-229)

City Council Meeting September 27, 2021

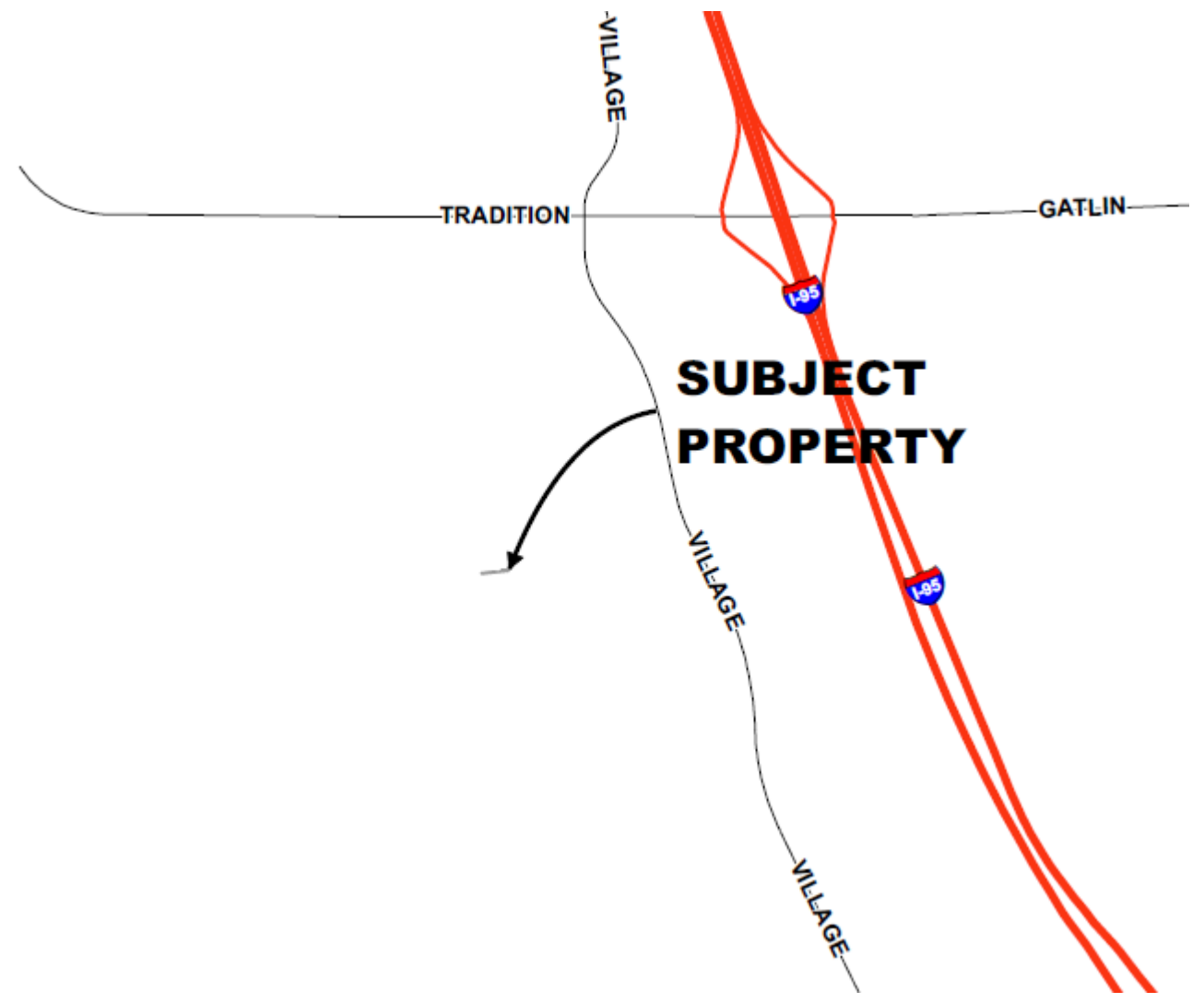


# Requested Application:

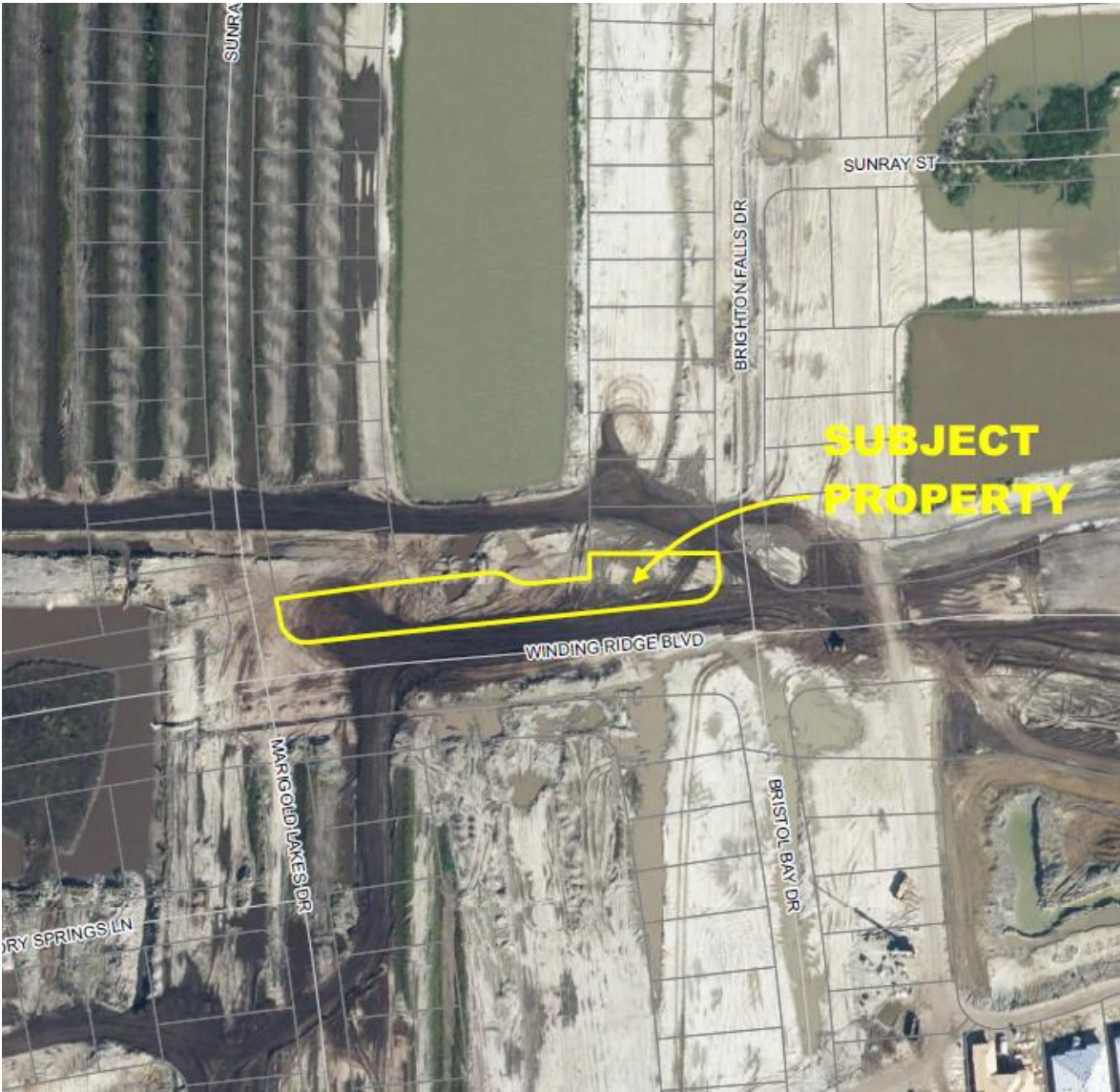
This 0.48 acre preliminary and final subdivision plat is proposed to shift a location of the lift station easement and a revision to a drainage easement and lake maintenance access easement within an existing open space tract.



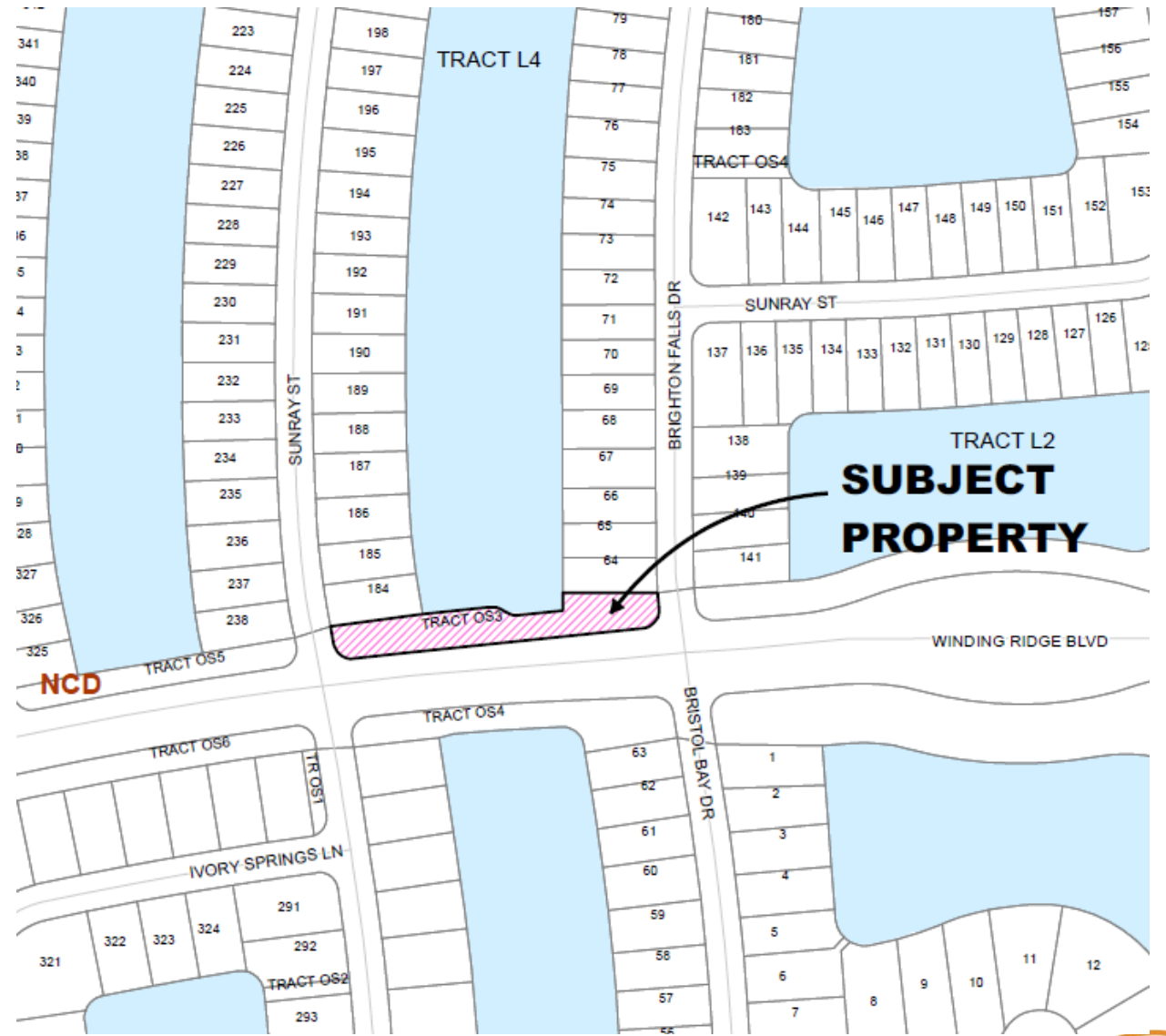
# Subject property



# Aerial

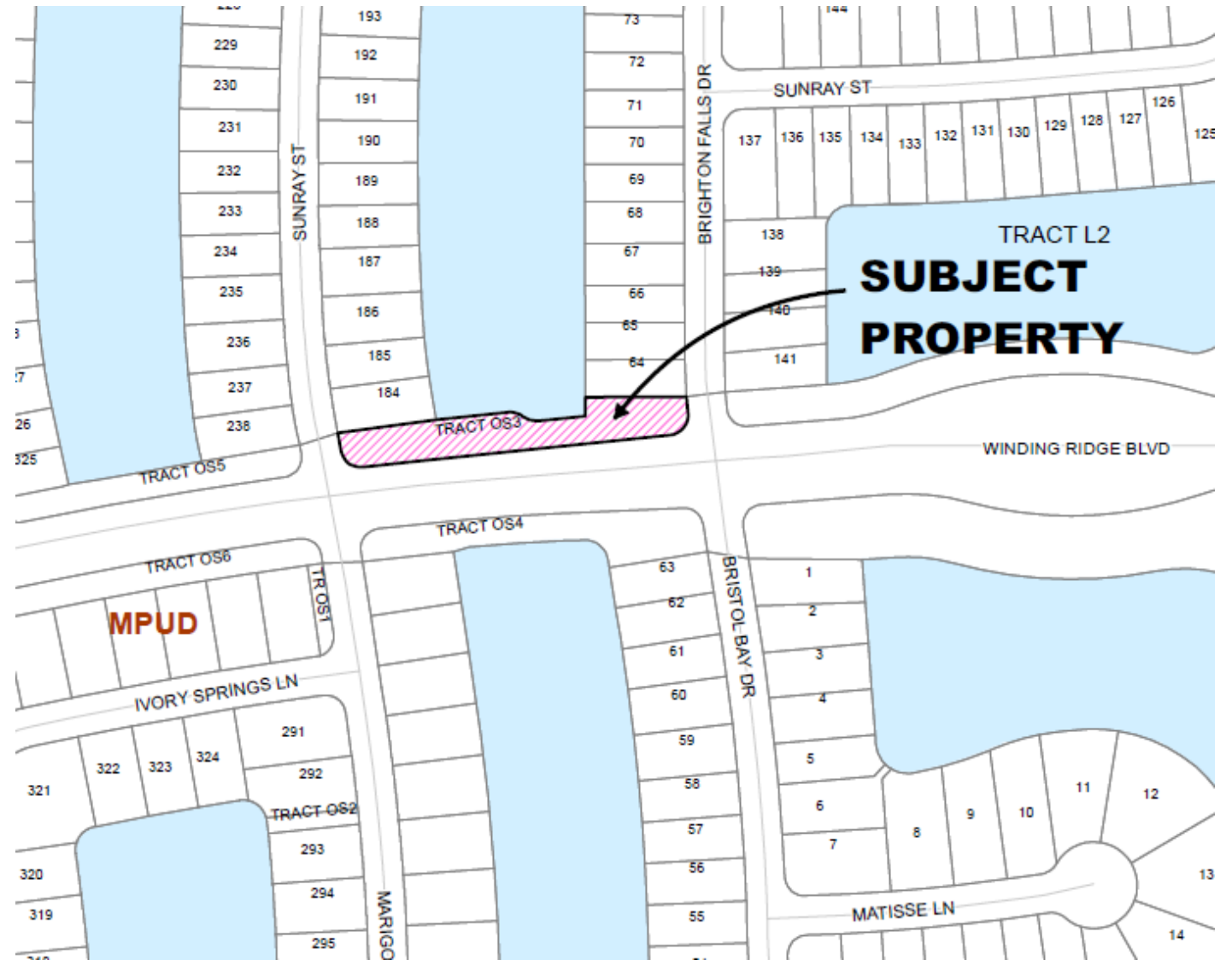


# Land Use





# Zoning



# 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.

