



City of Pensacola

222 West Main Street
Pensacola, FL 32502

Memorandum

File #: 18-00109

City Council

3/8/2018

LEGISLATIVE ACTION ITEM

SPONSOR: Ashton J. Hayward, III, Mayor

SUBJECT:

QUASI-JUDICIAL HEARING - FINAL SUBDIVISION PLAT - COVINGTON PLACE

RECOMMENDATION:

That City Council conduct a quasi-judicial hearing on March 8, 2018 to consider approval of the final subdivision plat - Covington Place.

HEARING REQUIRED: Quasi-Judicial

SUMMARY:

The City has received a request from Rebol Battle & Associates for Final Plat approval for Covington Place Subdivision. The proposed subdivision is located at 15 W. Strong Street and is zoned PC-1. The subdivision will create 25 lots of varying widths which meet the setback requirements for the zoning district with the exception of the rear yard setback for the lots along Baylen Street. However, on September 21, 2017, the Architectural Review Board granted a setback variance of 15 feet in order to accommodate the internalized access for these lots. The Final Plat has been reviewed by the applicable City Staff and utility providers for compliance with the City's subdivision requirements.

On February 13, 2018, the City's Planning Board unanimously recommended approval of the Final Plat.

PRIOR ACTION:

None

FUNDING:

N/A

FINANCIAL IMPACT:

Section 12-8-6 of the City Code requires either the dedication of 5% of the gross area of a new subdivision for open space purposes or a fee equal to 5% of the gross area of the subdivision. The fee collected shall be held in escrow and used by the City for the purpose of acquiring parks and developing playgrounds. Upon City Council approval of the final subdivision plat, a fee in the amount of \$29,704 will be paid to the City and will

be placed in the Park Purchases Trust Fund for future playground developments.

CITY ATTORNEY REVIEW: Yes

2/22/2018

STAFF CONTACT:

Eric W. Olson, City Administrator
Sherry Morris, AICP, Planning Services Administrator

ATTACHMENTS:

- 1) Subdivision Plat Application, Covington Place, dated January 29, 2018
- 2) Final Subdivision Plat, Covington Place, dated February 2018
- 3) Plat Boundary Survey, Covington Place, dated November 2017
- 4) February 13, 2018 Planning Board Minutes

PRESENTATION: Yes