



Legislation Details (With Text)

File #:	22-00784	Version:	1	Name:	
Type:	Action Item	Status:		Agenda Ready	
File created:	7/21/2022	In control:		Planning Board	
On agenda:	8/9/2022	Final action:			
Enactment date:		Enactment #:			
Title:	Request for Preliminary Plat Approval - Red Feather Subdivision				
Sponsors:					
Indexes:					
Code sections:					
Attachments:	1. Red Feather Prelim Plat Application, 2. Emergency Egress Diagram, 3. Review Comments Red Feather Prelim Plat				

Date	Ver.	Action By	Action	Result
------	------	-----------	--------	--------

TO: Planning Board Members

FROM: Cynthia Cannon, Assistant Planning & Zoning Manager

DATE: 8/2/2022

SUBJECT:

Request for Preliminary Plat Approval - Red Feather Subdivision

BACKGROUND:

Caldwell Associate Architects is requesting preliminary plat approval on behalf of Red Feather Developers for Red Feather subdivision located at 150 S. Baylen Street. These properties are located within the C2-A zoning district of which two (2) parcels will be subdivided into thirteen (13) lots to accommodate single-family attached residences. These fall within the Palafox Historic Business District (PBHD) and the Dense Business Area (DBA).

- Per Sec. 12-2-76: Subdivision of 5 lots or more constitutes a major subdivision
- Property area: 0.48 acres
- Site will include eleven (11) units and two (2) Home Owner Association (HOA) owned areas
- Setback requirements: Zero Lot Line Setbacks

The preliminary plat has been routed through the various City departments and utility providers. The comments received to date have been provided within your packet.

