



CITY COUNCIL AGENDA ITEM

To: Mayor Graham and City Council
Thru: Ted Shekell, Planning Director
Walter Denton, City Administrator
Date: July 30, 2004
Subject: Ordinance No.____: An Ordinance approving the Final Plat for the Chesapeake Junction – 1st Phase Subdivision, (**2nd READING, AMENDED**)

List of committees that have reviewed: The Community Development Committee initially reviewed this project at its Tuesday, July 6, 2004 and the July 20, 2004 meeting and had no concerns with the Final Plat.

Background:

- Applicant: BDMR Development Company, LLC
- Located ¾ mile south of Milburn School Road, on the east side of Old Collinsville Road.
- Final Plat for the First Phase of the Chesapeake Junction Subdivision, to include 100 units.
- Plat consists of 37.69 acres.
- Shows realignment of entrance collector road with Fountains Parkway. This realignment was anticipated in the annexation agreement, with an Option B being approved by the Council showing the realignment.
- With this realignment the subdivision will go from 235 lots to 240 lots.
- Involves waiver of five annexation fees in the amount of \$2,250 per unit for the five new lots resulting from the realignment.
- The Voelkle property will be annexed and included as part of the final plat. An annexation petition is expected to be provided to City staff by the time of the Council meeting on Monday, July 19th. The final plat can be approved prior to the final annexation of the Voelkle property since the City has final subdivision authority within the 1.5 mile.
- Final Plat is consistent with the approved Preliminary Plat.
- *From the First Reading to the Second Reading, minor modifications have been made that include gaining three additional easements for storm sewer pipes and obtaining additional right-of-way along Old Collinsville to include a total of 50' from the centerline of the roadway.*

Legal Considerations, if any: None

Budget Impact: None.

Staff recommendation: Approval of the Final Plat, as amended.