



City of Grand Island

Tuesday, April 13, 2004

Council Session

Item G6

Approving Preliminary Plat for Richmond Subdivision

Staff Contact: Chad Nabity

Council Agenda Memo

From: Regional Planning Commission
Meeting: April 13, 2004
Subject: Richmond Subdivision - Preliminary Plat
Item #'s: G-6
Presenter(s): Chad Nabity

Background

This final plat proposes to create 13 lots on a parcel of land in the NW ¼ SE ¼ Section 13, Township 11, Range 10. These lots front onto an existing public right-of-way.

Discussion

This is infill development along Diers Avenue between Old Potash Highway and Faidley Avenue. The developer is proposing to create some additional lots and change the lot configuration from the preliminary plat approved by the Hall County Regional Planning Commission and the Grand Island City Council in 2003.

This subdivision meets the requirements for a legal subdivision in Grand Island. The lot sizes and widths are large enough for the B2 General Business Zone. Water and Sewer are available to the subdivision and will be extended to all lots by the developer.

Alternatives

It appears that the Council has the following alternatives concerning the issue at hand. The Council may:

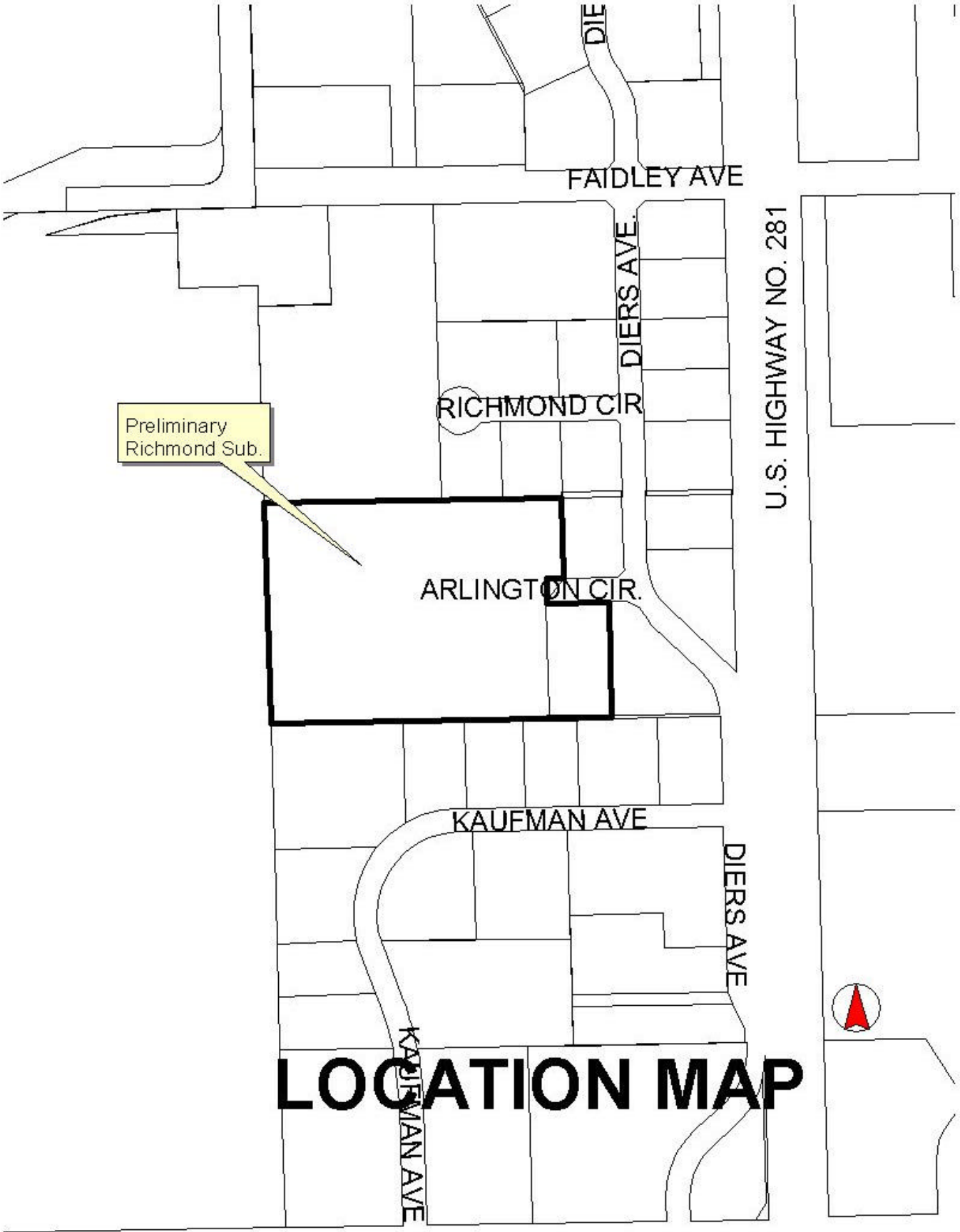
1. Approve the preliminary plat as presented
2. Modify the preliminary plat to meet the wishes of the Council
3. Table the issue

Recommendation

Planning Commission recommends that the Council approve the preliminary plat.

Sample Motion

Approve the Preliminary Plat for the Richmond Subdivision.



Preliminary Richmond Sub.

U.S. HIGHWAY NO. 281

LOCATION MAP