

**PLANNED UNIT DEVELOPMENT  
& SUBDIVISION STAFF REPORT****Date: October 16, 2008****DEVELOPMENT NAME**

J &amp; D Development Co.

**SUBDIVISION NAME**

Belle Isle, Unit 1, Resubdivision of Lots 1-6

**LOCATION**

North terminus of Belle Isle Lane

**REMARKS**

The applicant is requesting one-year extensions of a previously approved 6 lot subdivision and Planned Unit Development to allow a private street single-family residential subdivision.

Both the PUD and subdivision applications were approved in 2006, and this is the second extension since the PUD was originally approved. There has been no change in the conditions within the surrounding area that would affect the PUD as previously approved; nor have there been changes to the Zoning Ordinance that would affect the previous approval. However, as a condition of approval of this PUD/SUB, the right-of-way of Belle Isle Lane was to be vacated, so as to allow the construction of the private street. That vacation process had been started at the time of the last extension, but the applicant had not returned the necessary documentation to the City Clerk's office to proceed. The Commission approved the extension and made the applicant aware that, unless the vacation process for Belle Isle Lane was advanced further, additional extensions would be unlikely. At this time, no more information has been submitted by the applicant.

**RECOMMENDATION**

Based on the preceding, it is recommended that these requests for extension be denied.

## LOCATOR MAP



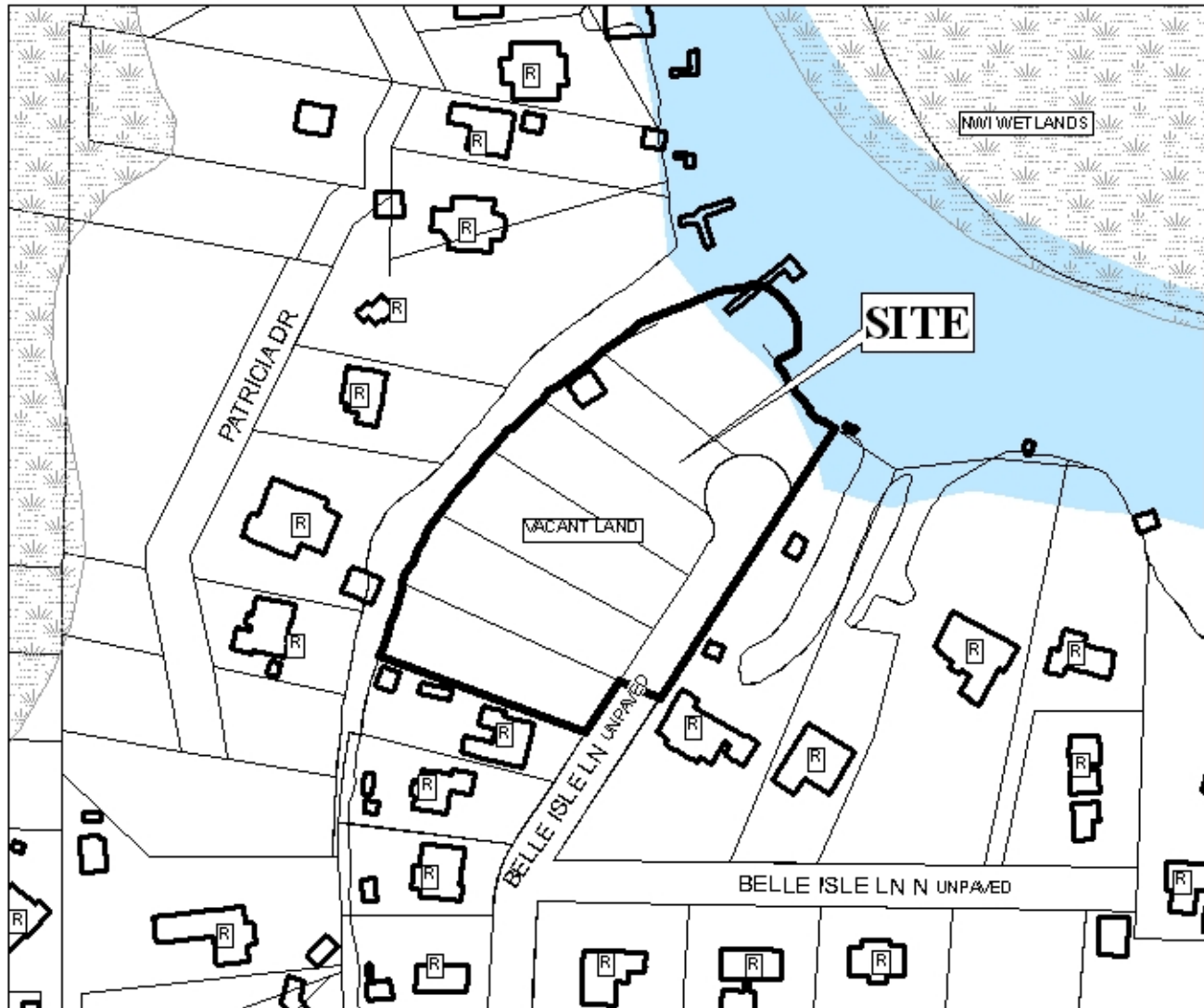
APPLICATION NUMBER 12 & 13 DATE October 16, 2008

APPLICANT Belle Isle Subdivision, Resubdivision of Lots 1 - 6

REQUEST Subdivision, Planned Unit Development



# PLANNING COMMISSION VICINITY MAP - EXISTING ZONING



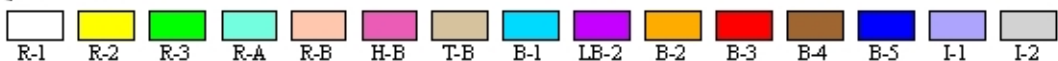
This site plan is surrounded by residential land use.

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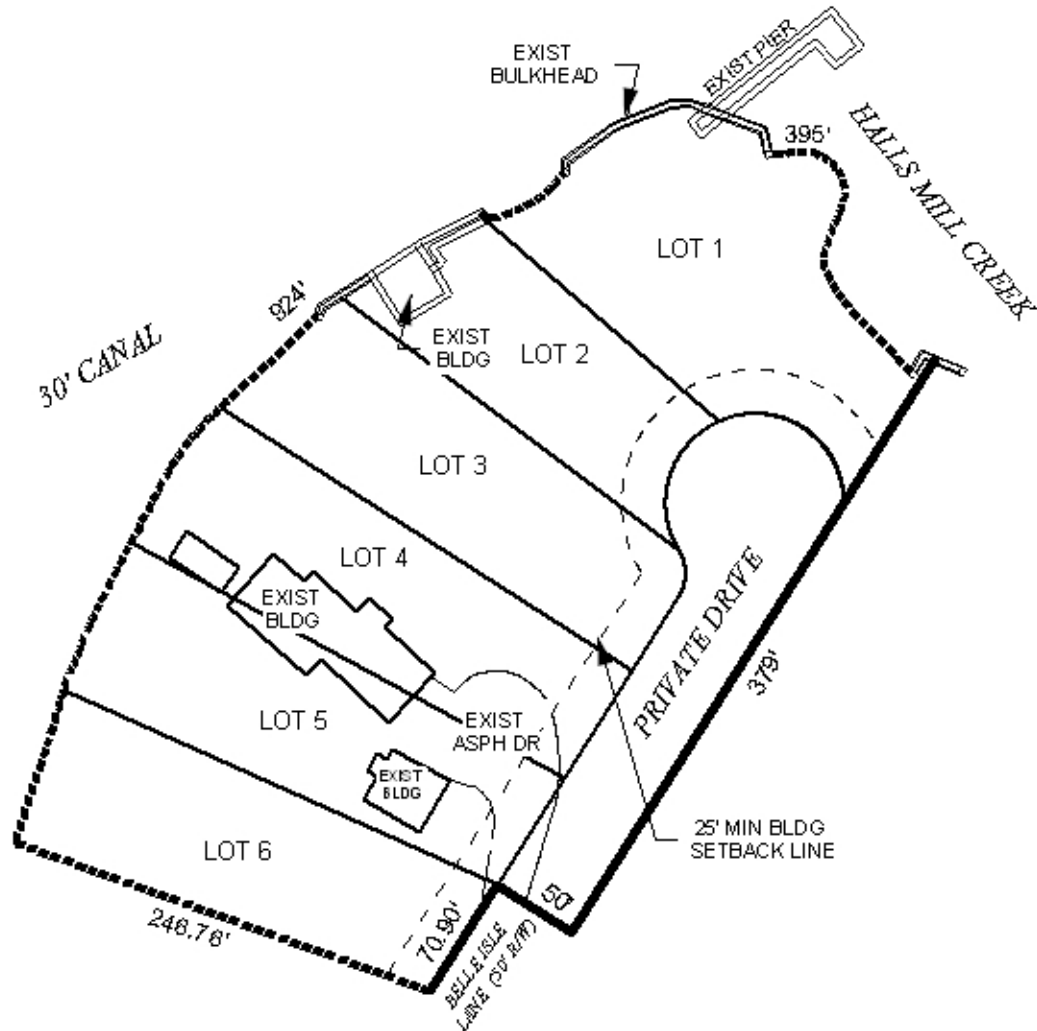
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LEGEND



## SITE PLAN



The site plan illustrates proposed lot lines, proposed drive, existing buildings, asphalt drive, and bulkheads.

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NTS



## PLANNING COMMISSION VICINITY MAP - EXISTING ZONING



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