

## **EXTENSION**

### **PLANNED UNIT DEVELOPMENT EXTENSION STAFF REPORT**

**Date: July 15, 2004**

#### **DEVELOPMENT NAME**

Eastridge Place Subdivision, Lot 15

#### **LOCATION**

Southeast corner of East Drive and Eastridge Place

#### **REMARKS**

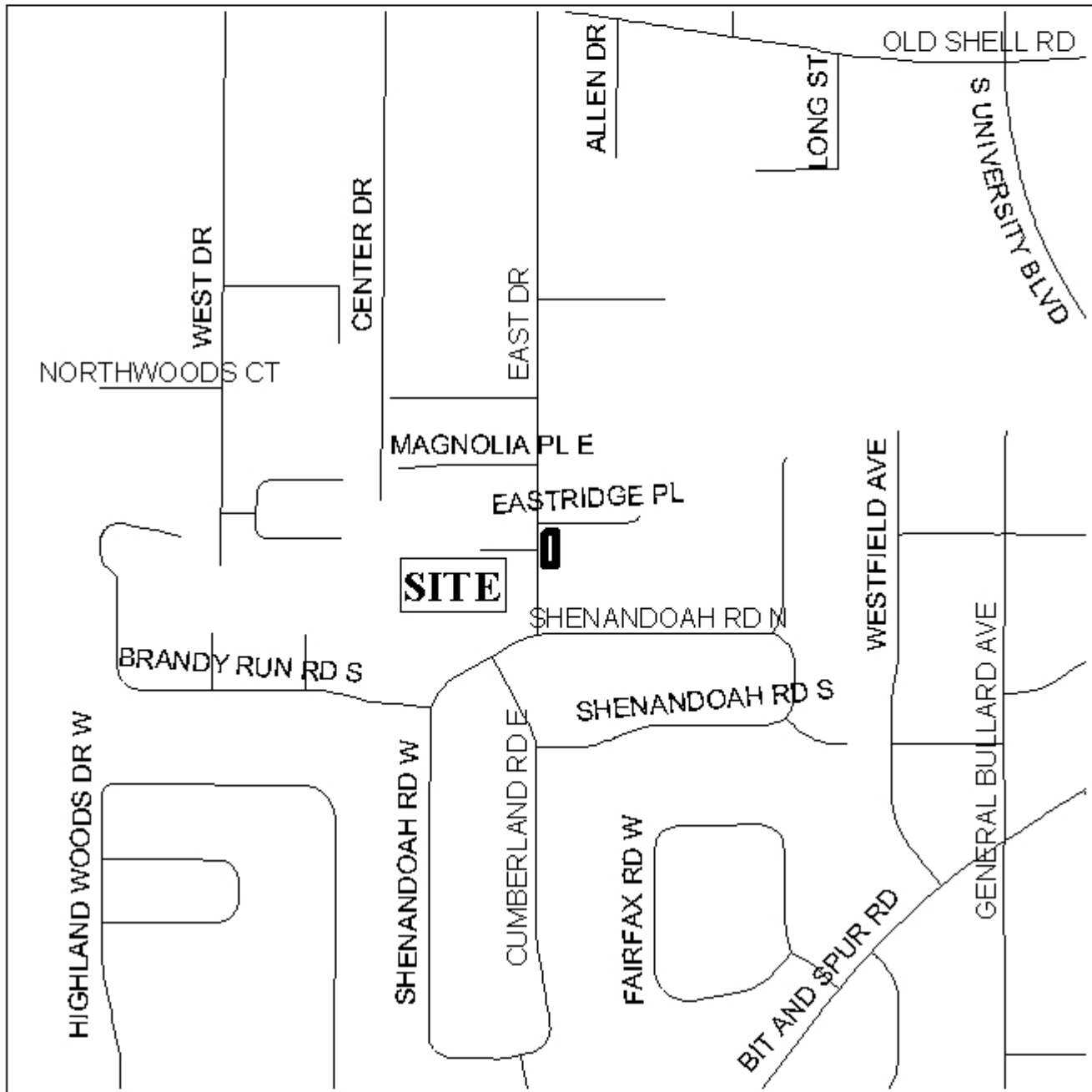
The applicant is requesting a one-year extension of a one-lot Planned Unit Development (PUD) to allow 45% site coverage and zero lot lines in an R-1, Single-Family Residential District. The applicant is requesting a one year extension, as the lots have not been developed.

This is the first extension since the PUD was originally approved in 2003. There have been no changes in conditions in the surrounding area that would affect the PUD as previously approved; nor have there been changes to the Regulations or Ordinance that would affect the previous approvals. As there is no road construction proposed for this extension, the applicant should be advised that a second extension is unlikely.

#### **RECOMMENDATION**

Based upon the preceding, it is recommended that this request for extension be approved and that the applicant be advised that a second extension is unlikely.

## LOCATOR MAP



APPLICATION NUMBER Extension DATE July 15, 2004

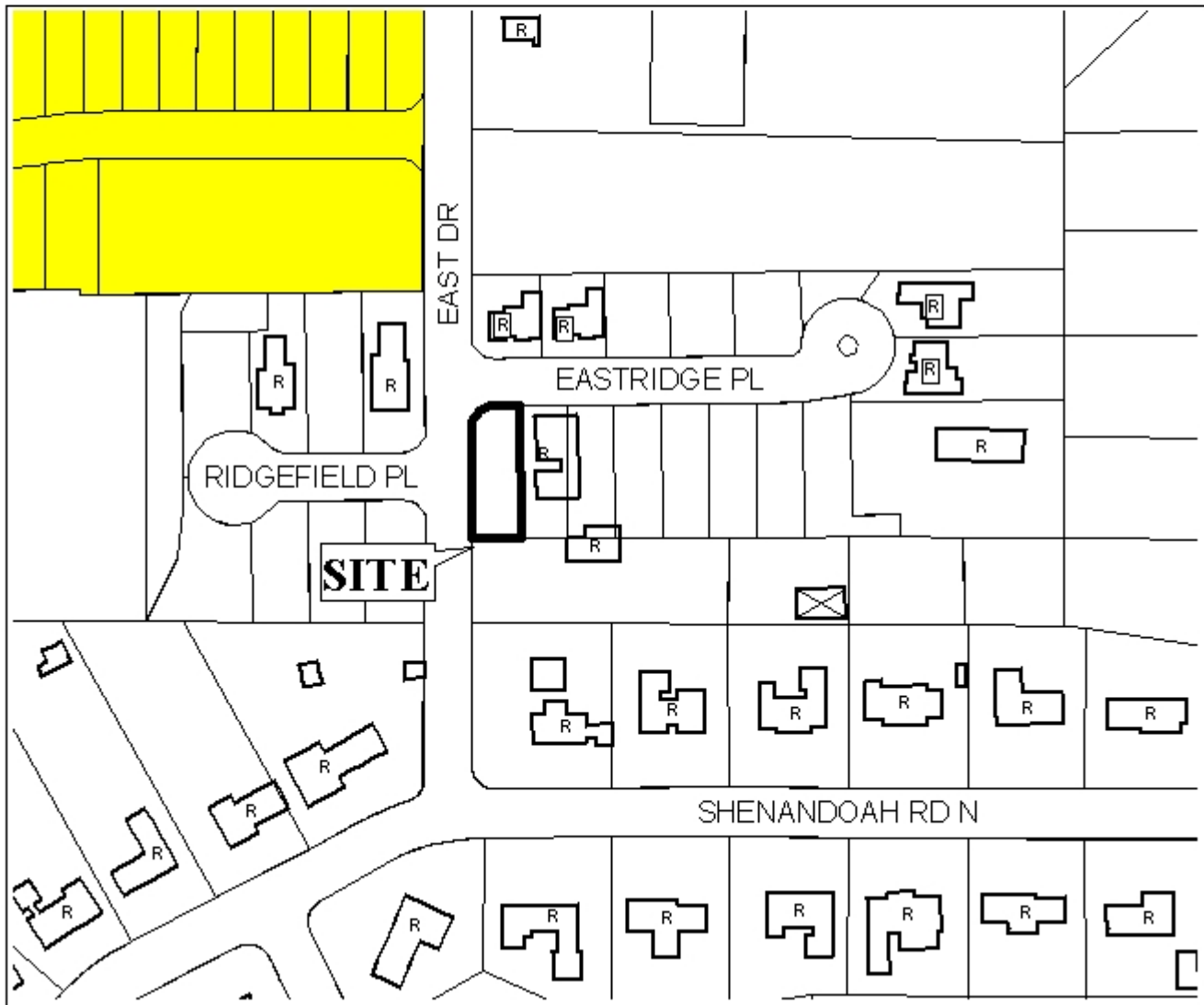
APPLICANT Eastridge Place Subdivision, Lot 15

REQUEST Planned Unit Development



NTS

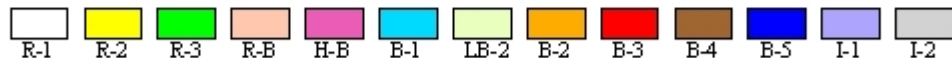
# PLANNING COMMISSION VICINITY MAP - EXISTING ZONING



The site is surrounded by single-family residential dwellings.

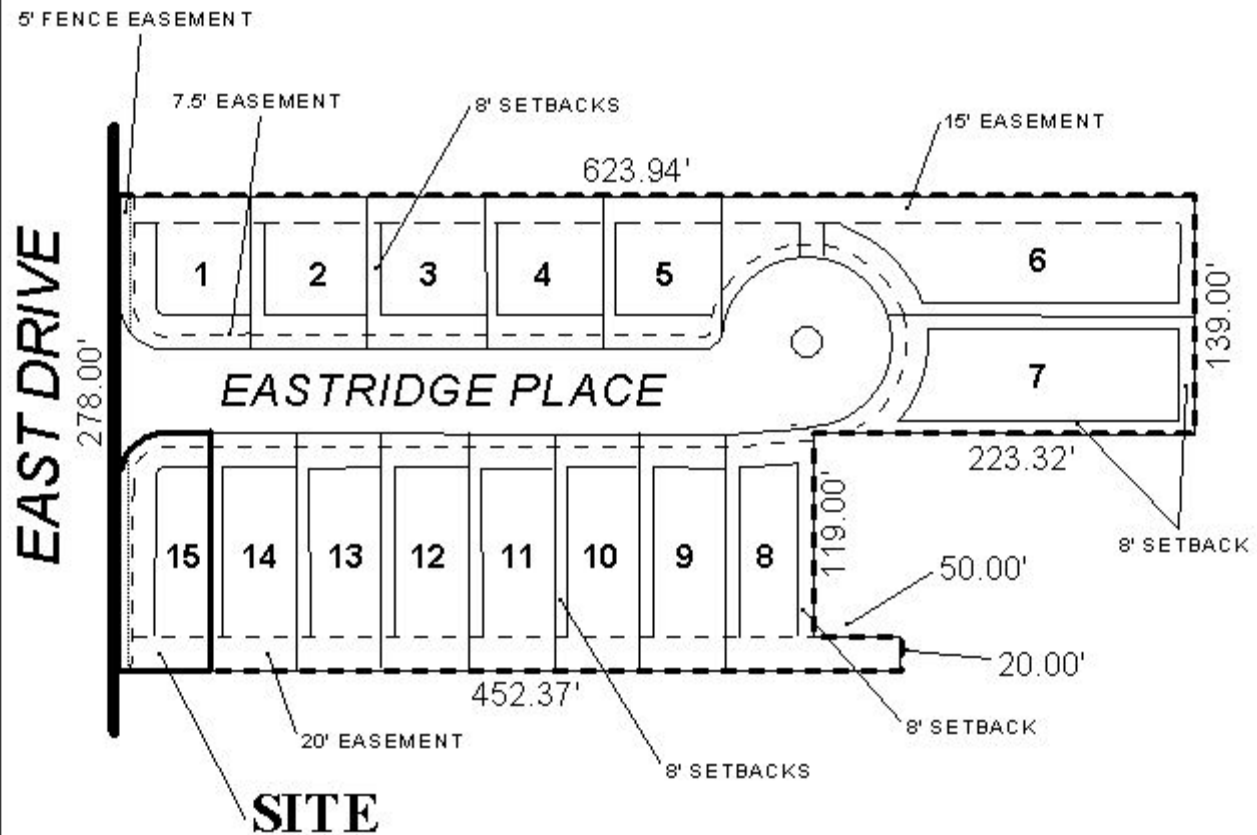
APPLICATION NUMBER Extension DATE July 15, 2004  
 APPLICANT Eastridge Place Subdivision, Lot 15  
 REQUEST Planned Unit Development

LEGEND



## EXTENSION

### SITE PLAN



The site is located at the Southeast corner of East Drive and Eastridge Place.  
The plan illustrates the subdivision plat and setbacks.

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USE/REQUEST Planned Unit Development



NTS