

## **EXTENSION**

### **PLANNED UNIT DEVELOPMENT AND SUBDIVISION EXTENSION STAFF REPORT    Date: March 17, 2005**

**DEVELOPMENT NAME**      Treadwell Ford

**SUBDIVISION NAME**      Treadwell Ford

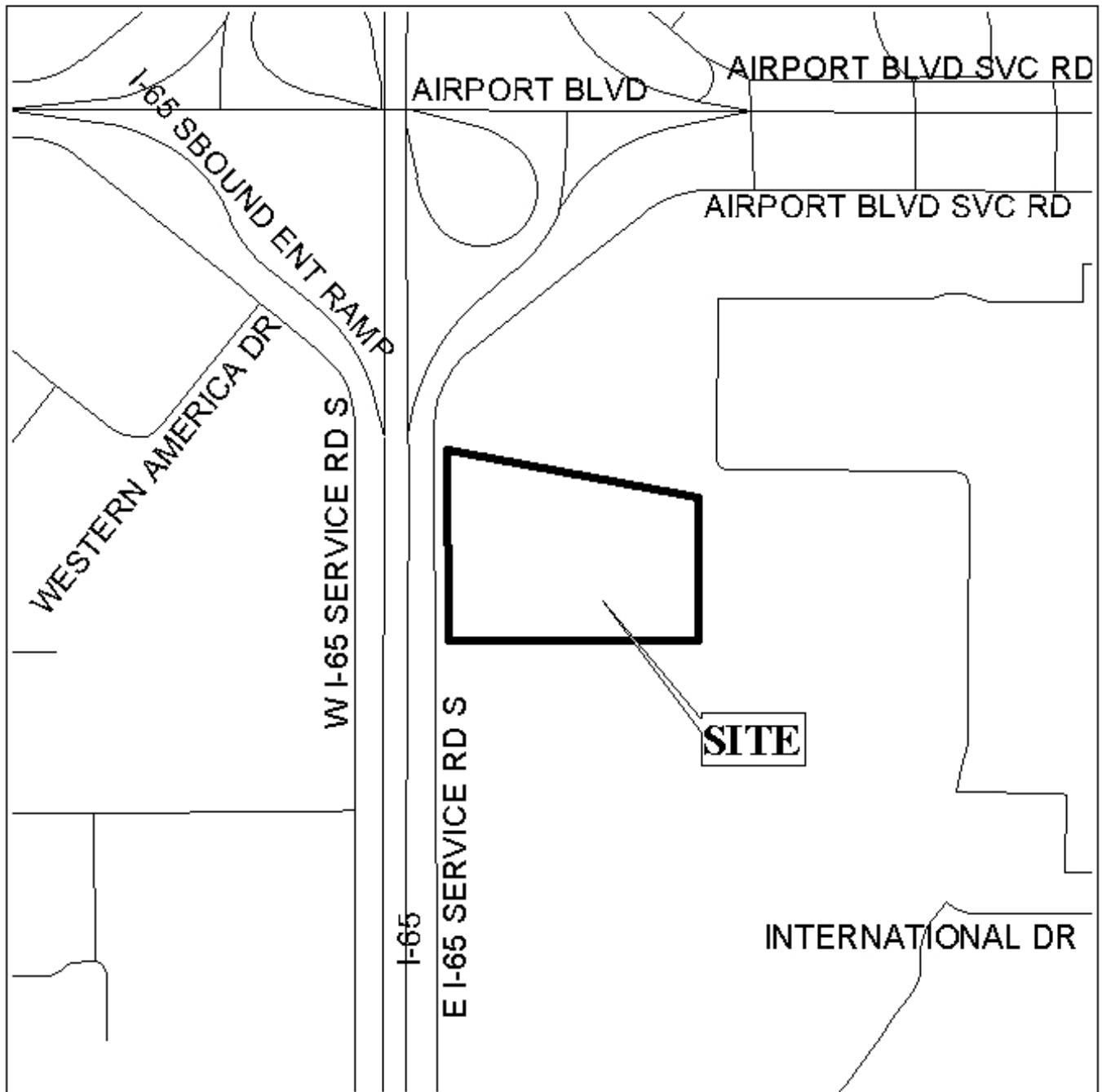
**LOCATION**      901 East I-65 Service Road South  
(East side of East I-65 Service Road South, 1,840'±  
North of International Drive)

**REMARKS**      The applicant is requesting a one-year extension of a 3-lot, 7.7±-acre subdivision and a previously approved Planned Unit Development (PUD) to allow shared access between the proposed lots.

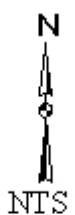
This is the first extension since the subdivision and PUD were originally approved in 2004, and no units have been recorded. There have been no changes in conditions in the surrounding area that would affect the subdivision and PUD as previously approved, nor have there been changes to the Regulations or Ordinance that would affect the previous approvals. However, as no street construction is required, the applicant should be advised that a second extension is unlikely.

**RECOMMENDATION**      Based on the preceding, it is recommended that these requests for extension be approved, and that the applicant be advised that a second extension is unlikely.

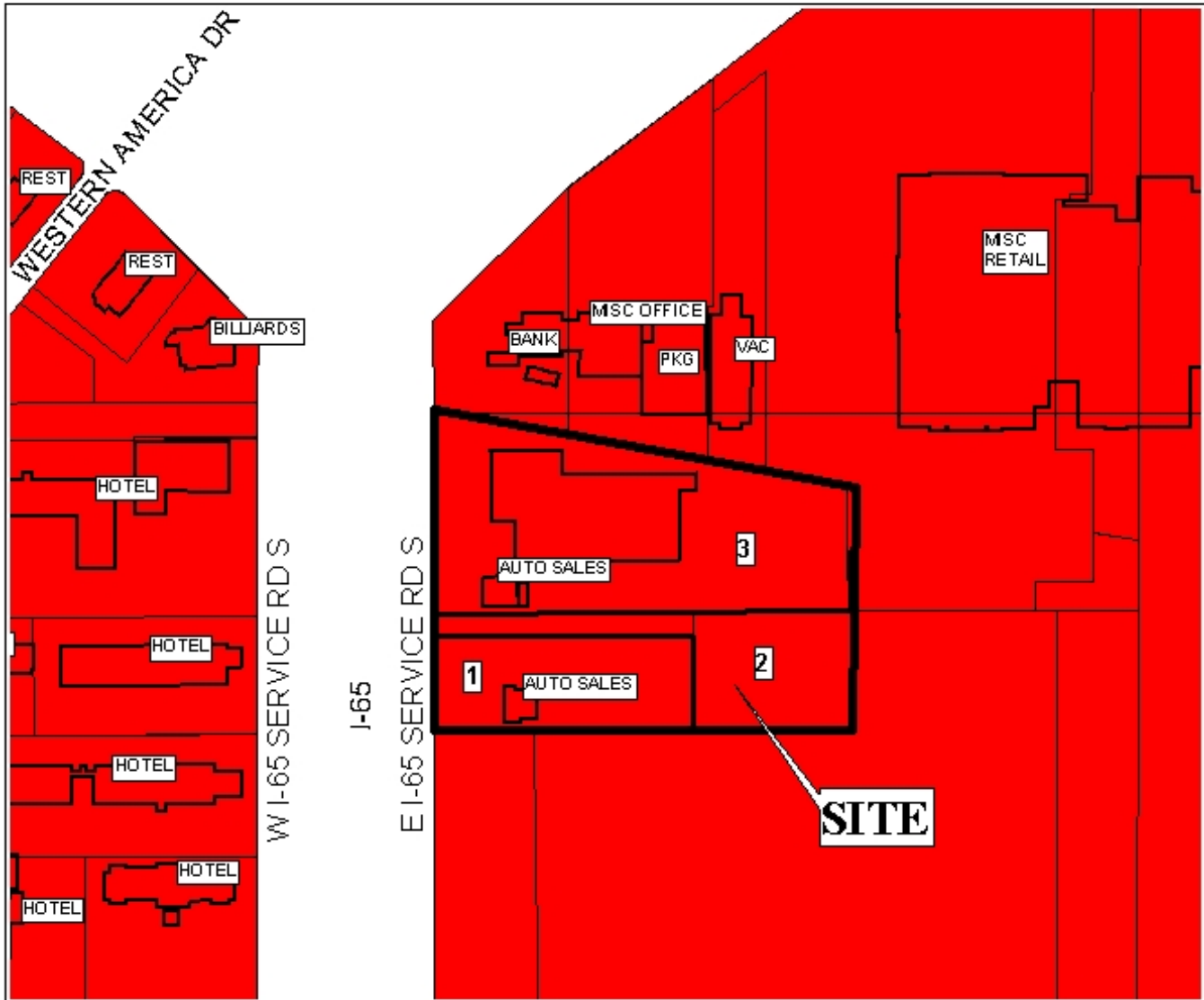
## LOCATOR MAP



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APPLICANT Treadwell Ford Subdivision  
REQUEST Planned Unit Development, Subdivision



# PLANNING COMMISSION VICINITY MAP - EXISTING ZONING



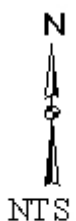
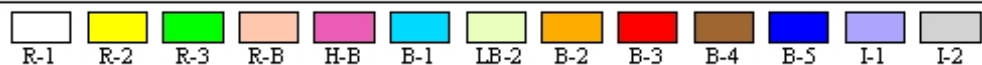
The site is surrounded by miscellaneous offices, retail, hotels and restaurants.

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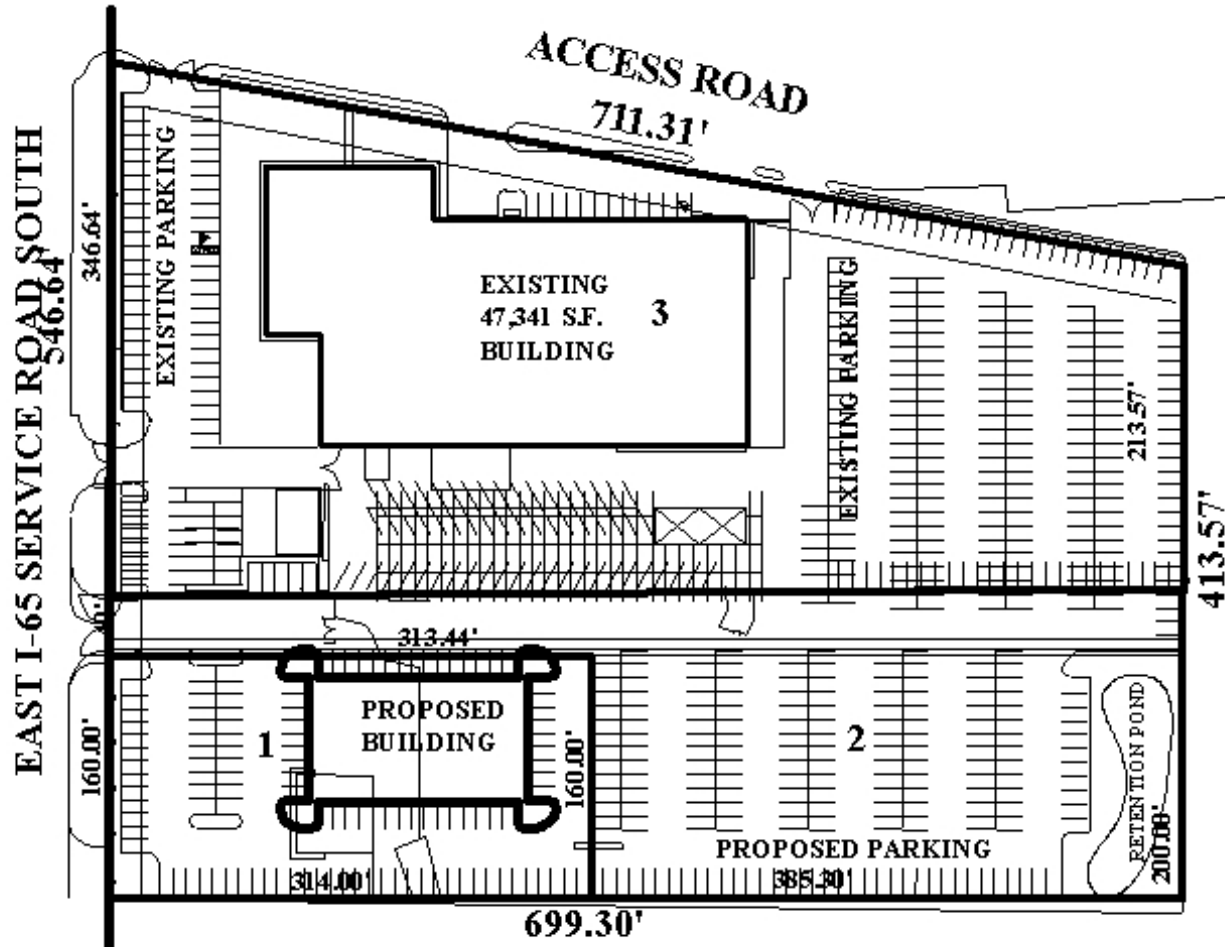
APPLICANT Treadwell Ford Subdivision

REQUEST Planned Unit Development, Subdivision

LEGEND



## SITE PLAN

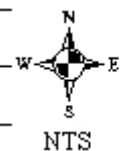


The site is located on the East side of East I-65 Service Road South, 1840' North of International Drive. The plan illustrates the existing building and parking, along with the proposed building and parking.

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APPLICANT Treadwell Ford Subdivision

USE/REQUEST Planned Unit Development, Subdivision



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