



Legislation Text

File #: 020113, **Version:** 1

(Quasi-Judicial) A Resolution approving the final plat of "Blues Creek Unit 6G", located in the vicinity of Northwest 80th Road between Northwest 50th Way and Northwest 51st Drive; authorizing the Mayor and Clerk of the Commission to execute a Four-Party Agreement to secure the construction of improvements; and providing an immediate effective date, Petition 8SUB-02DB. (B)

The Development Review Board considered a request to approve a design plat of the Blues Creek Unit 6G Subdivision at a public hearing held May 9, 2002. By a vote of 6-0, the Development Review Board approved Petition 8SUB-02 DB, with conditions. On June 24, 2002, the City Commission approved the design plat with conditions.

Blues Creek Planned Unit Development permitted 248 single-family attached dwelling units in Unit 6. With the completion of Unit 6G and the concurrent Petition 7SUB-02 DB for Unit 6H, the total number of units will be 244. The proposed development is a zero lot-line detached single-family subdivision, designed to be consistent with the existing phases of Blues Creek Unit 6. The gross density of Unit 6G is 7.1 units per acre. This plat includes the extension of Northwest 51st Drive from Northwest 80th Avenue to the north boundary of the plat, consistent with the approved master plan for the Blues Creek Planned Development.

The stormwater management for this subdivision is included in the larger Drainage Easement/Conservation area located to the southwest of the subject property. A stormwater management permit has been received from the Suwannee River Water Management District.

A certificate of final concurrency has been issued for 44 dwelling units.

None

The City Commission adopt the Resolution.