

City of Broken Arrow. This 15-foot wide strip remains unplatted and under separate ownership. As part of this conditional final plat, a 20-foot wide mutual access easement has been provided that connects the 15-foot wide strip with Kenosha Street.

Water and sanitary sewer service to the site will be provided by the City of Broken Arrow. None of the property is located within a FEMA designated 100-year floodplain area. However, there is a drainage channel along the east property line that is being placed in an overland drainage easement. The engineer needs to be able to demonstrate that the 100-year runoff on this property can be covered by the proposed drainage easement. No on-site detention is required.

The Planning Commission and Technical Advisory Committee recommend approval of the revised conditional final plat of BA Lawn & Garden subject to the attached checklist.

Cost: \$0

Prepared By: Brent Murphy, Senior Planner

Reviewed By: Development Services Department
Assistant City Manager, Operations
Legal Department

Approved By: Michael L. Spurgeon, City Manager

Attachments: Planning Commission Fact Sheet
Checklist
Revised conditional final plat for BA Lawn & Garden
Revised covenants for BA Lawn & Garden

Recommendation:

Approve PT05-102A, revised conditional final plat for BA Lawn & Garden, as recommended by Planning Commission and Staff, subject to the attached checklist.

BDM