



City of Broken Arrow

Request for Action

File #: 17-2410, **Version:** 1

**Broken Arrow City Council
Meeting of: 07-18-2017**

To: Mayor and City Council Members
From: Development Services Department
Title:

Approval of PT16-110, Conditional Final Plat, Tucson Village, 36.66 acres, A-1 to RS-3, CN, & FD/PUD-234, south and west of the southwest corner of 23rd Street and Tucson Street

Background:

The conditional final plat for Tucson Village is located south and west of the southwest corner of 23rd Street and Tucson Street. The proposed development includes 107 single-family lots on 36.66 acres. The preliminary plat, which was approved by the Planning Commission on November 17, 2016, contained 96 lots on 36.81 acres.

PUD-234 and BAZ-1930, a request to rezone this property from A-1 to RS-3, CN, & FD was conditionally approved by the Broken Arrow City Council on April 7, 2015. Approval was given with the condition that the property be platted in accordance with the City of Broken Arrow subdivision regulations and according to the Design Statement submitted to the Planning Commission on March 12, 2015.

PUD-234A, a minor amendment to PUD-234, was approved by the Planning Commission on June 22, 2017, to adjust the boundary lines between Development Areas B and C. This boundary change will allow the addition of a lot, Block 7, Lot 1 in the area that was previously designated as Development Area C.

Water and sanitary sewer service to this property is available from the City of Broken Arrow. According to the FEMA maps, a portion of this property is located in the 100-year floodplain.

This Conditional Final Plat was reviewed by TAC on June 20, 2017. PT16-110 was recommended for approval (3-0 vote) by the Planning Commission, as recommended by Staff and TAC, on June 22, 2017. No one spoke against this item.

Cost: \$0

Prepared By: Amanda Yamaguchi, Staff Planner

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

Approved By: Michael L. Spurgeon, City Manager

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**Attachments: Planning Commission Staff Report
Checklist
Conditional Final Plat and Covenants**

Recommendation:

Approve PT16-110, conditional final plat for Tucson Village, subject to the attached checklist, and as recommended by the Planning Commission, Technical Advisory Committee, and Staff.

LRC/ALY