

Frog Pond Estates 17-Lot Subdivision Frog Pond West

DRB Panel B Public Hearing

March 28, 2022

Presented by: Cindy Luxhoj AICP, Associate Planner

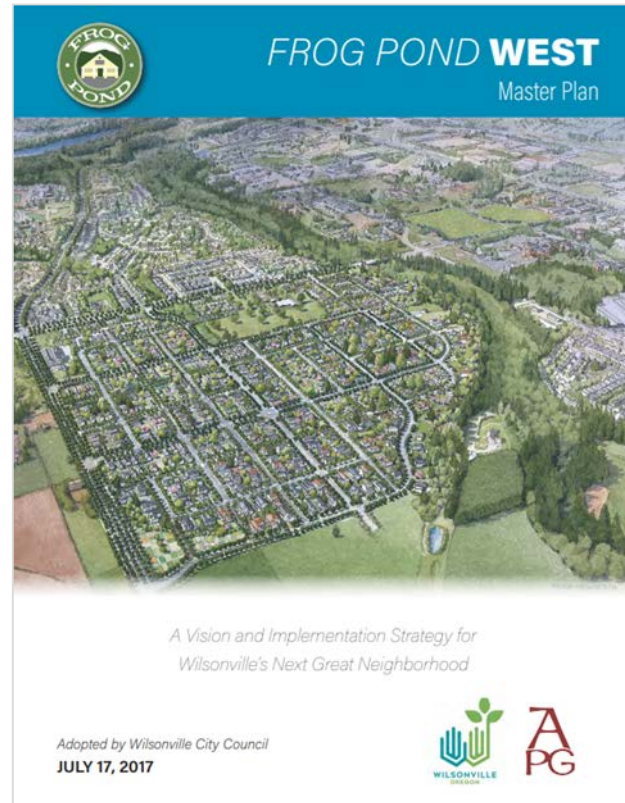
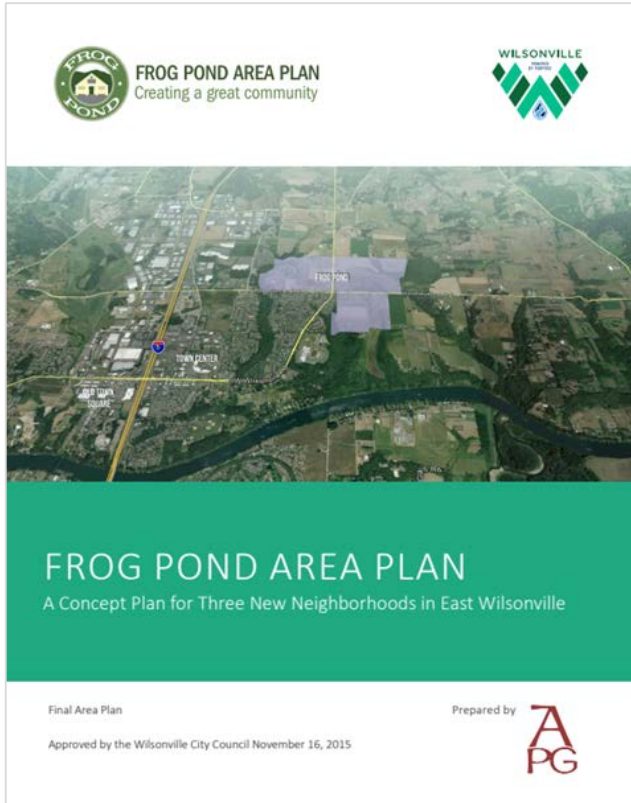


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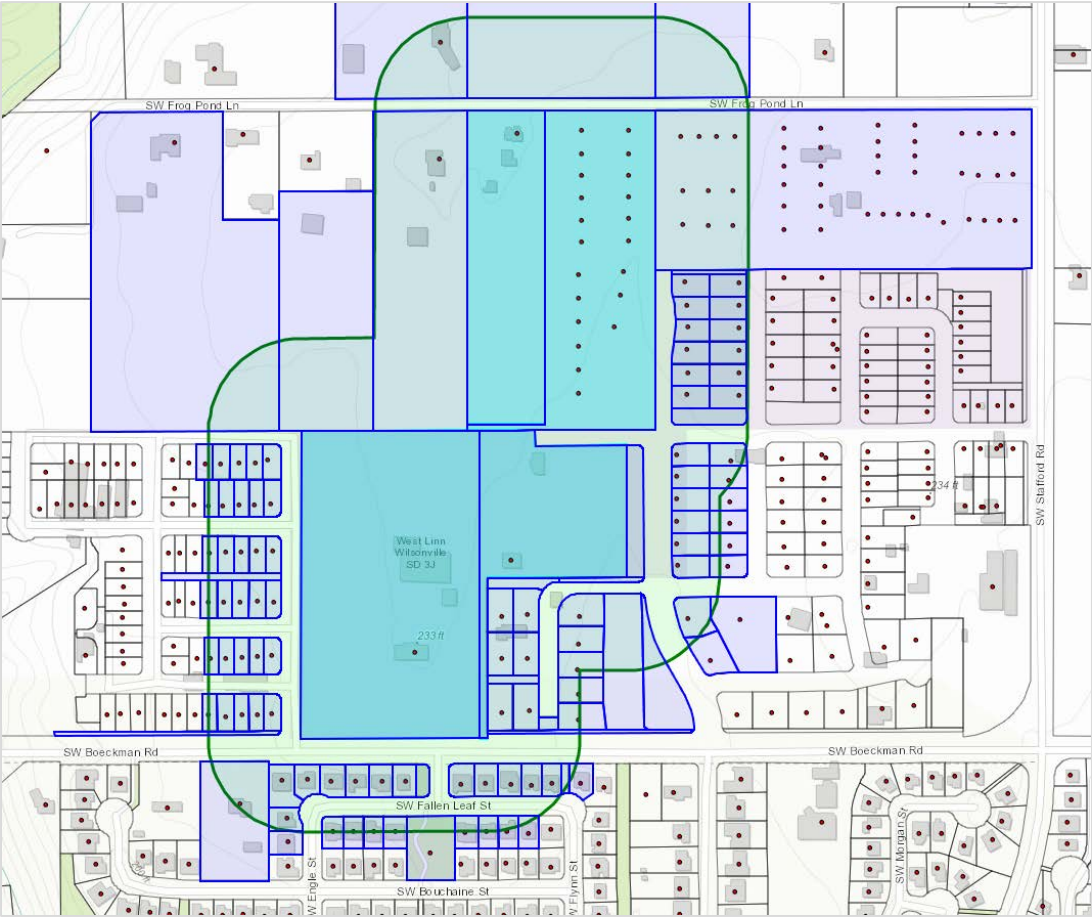
Location



Background



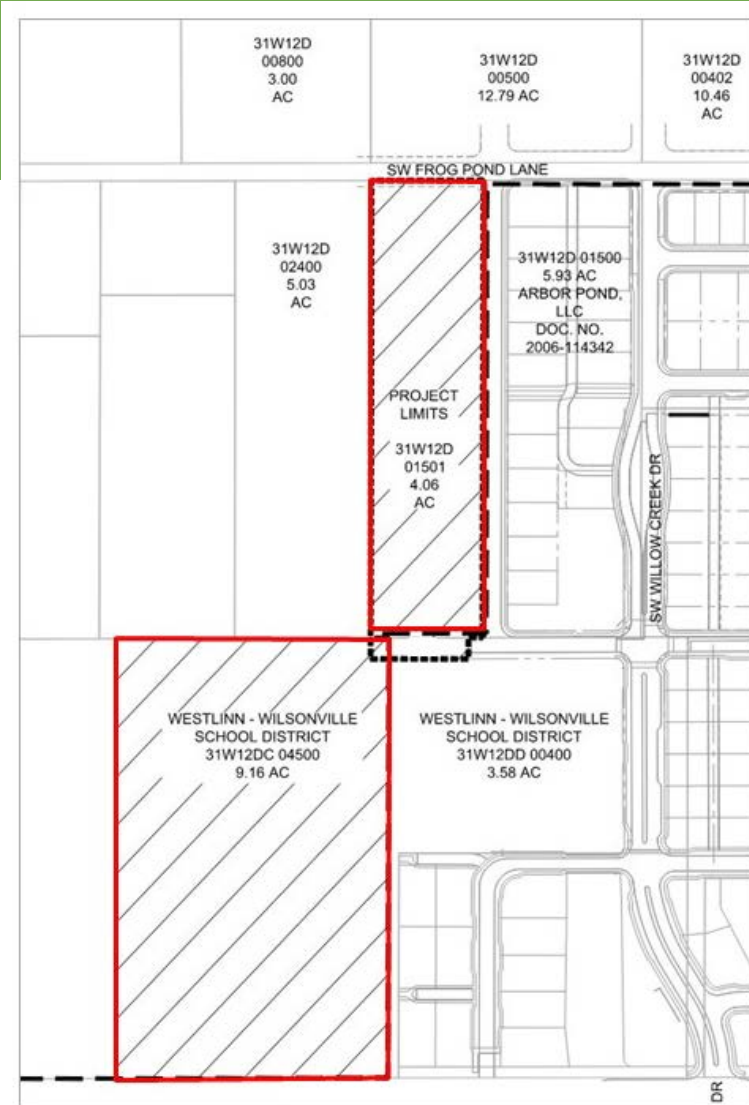
Noticing



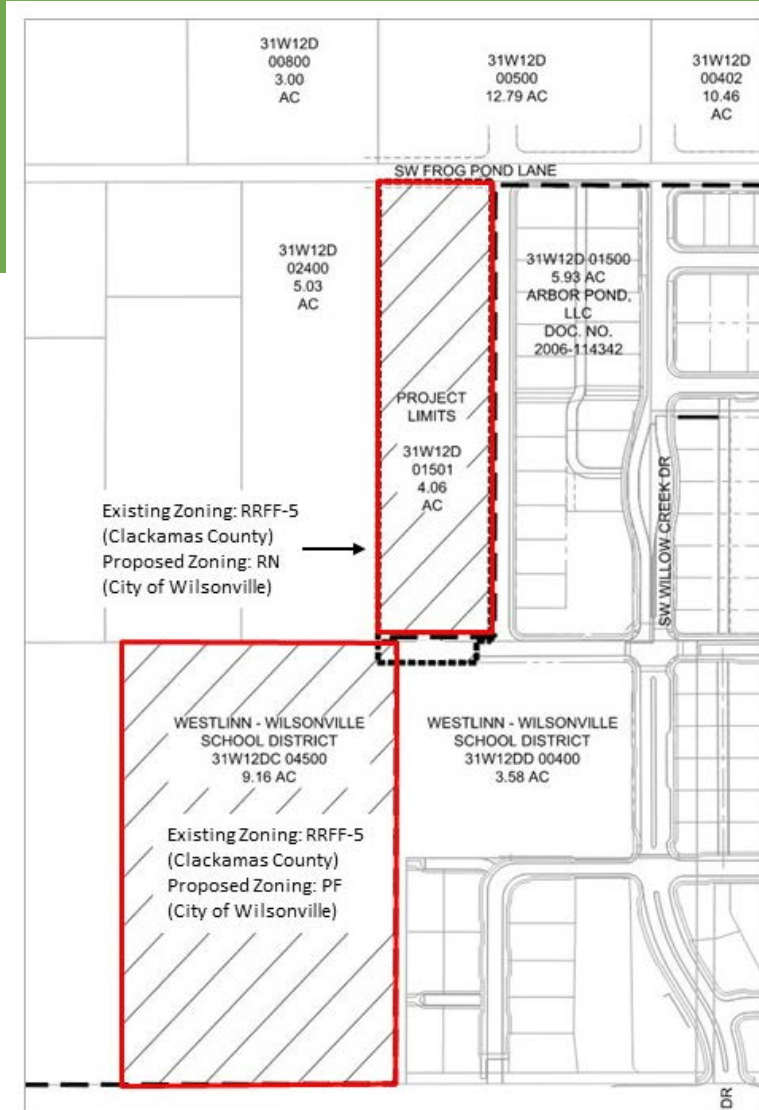
List of Applications

- Recommendation to City Council
 - Annexation (DB21-0065)
 - Zone Map Amendment (DB21-0066)
- Verifying Compliance with Clear & Objective Standards:
 - Stage I Preliminary Plan (DB21-0067)
 - Stage II Final Plan (DB21-0068)
 - Site Design Review of Parks and Open Space (DB21-0069)
 - Tentative Subdivision Plat (DB21-0070)
 - Type C Tree Plan (DB21-0071)

Annexation

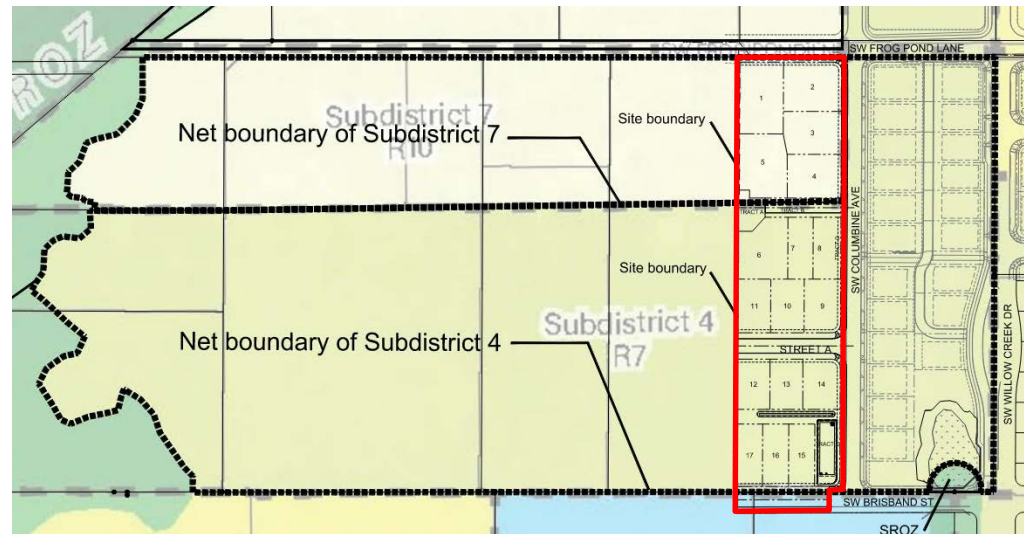


Zone Map Amendment

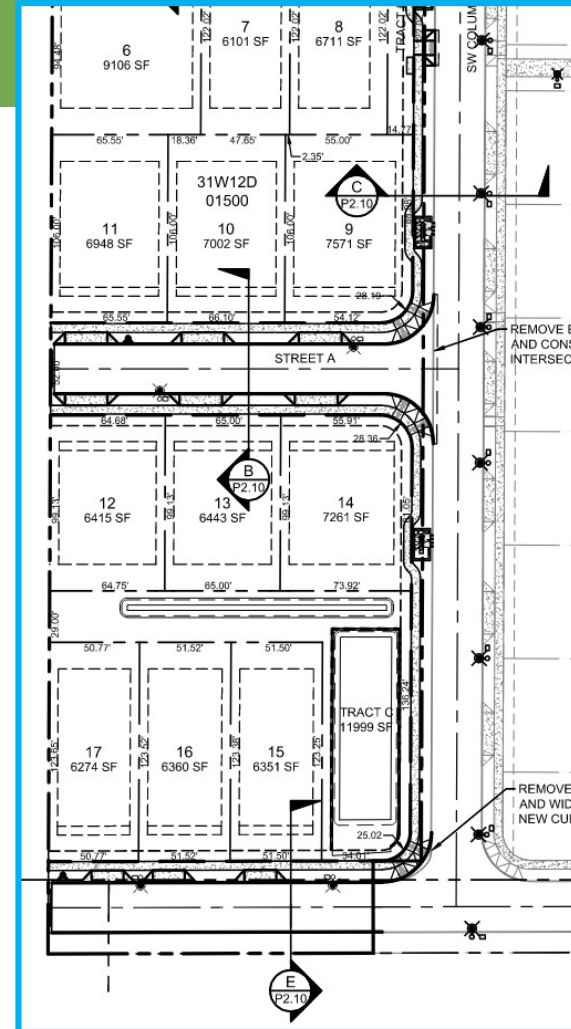
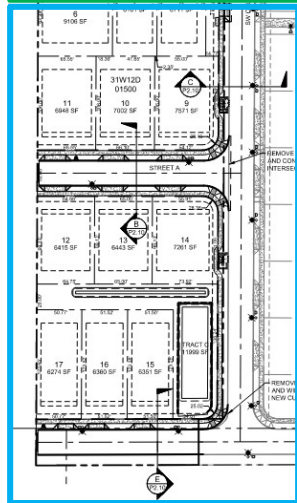
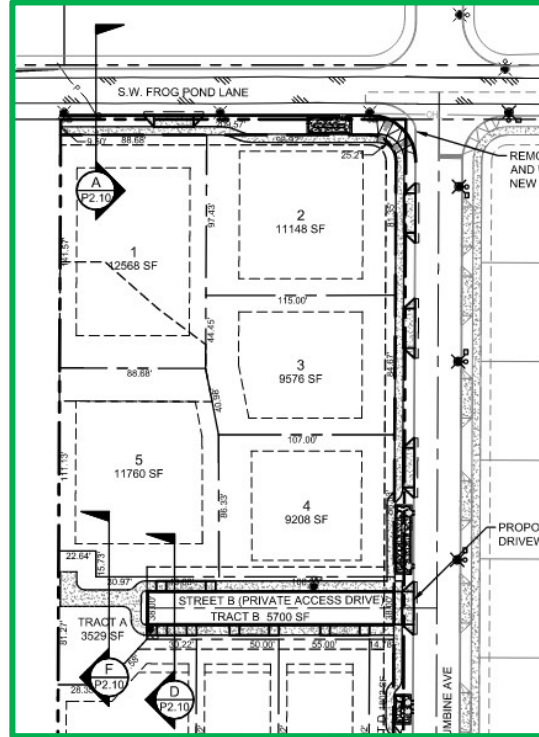
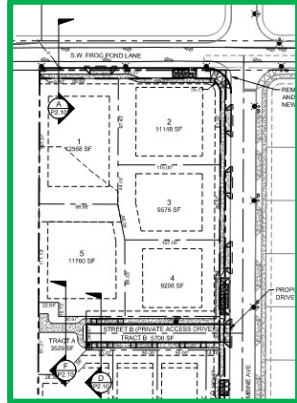


Stage I Preliminary Plan

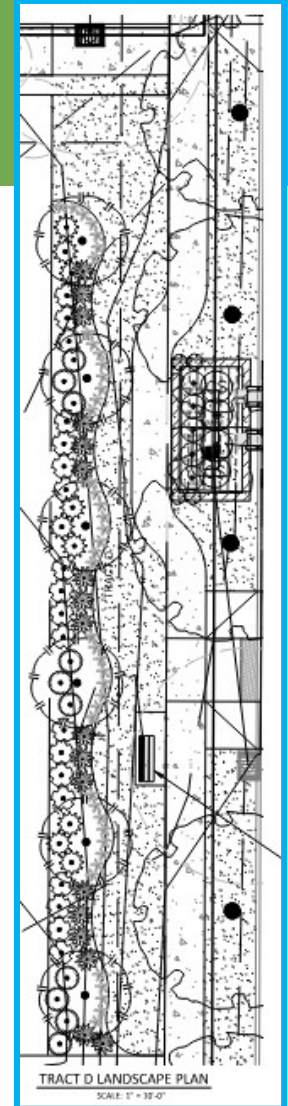
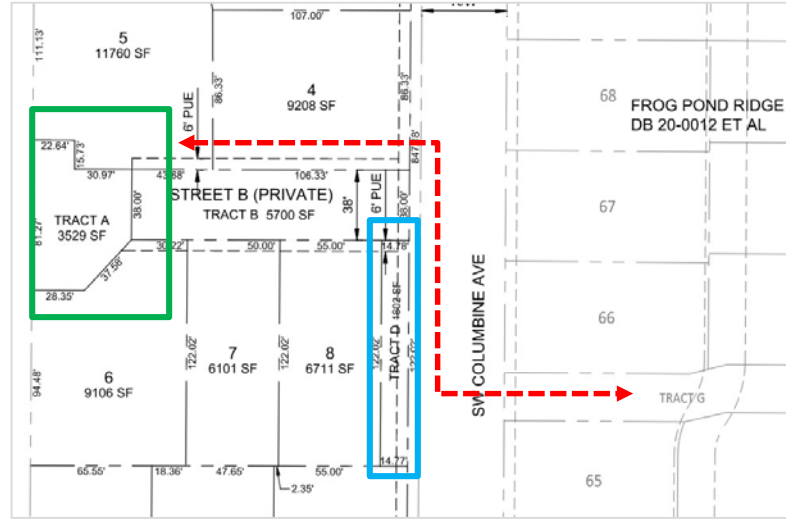
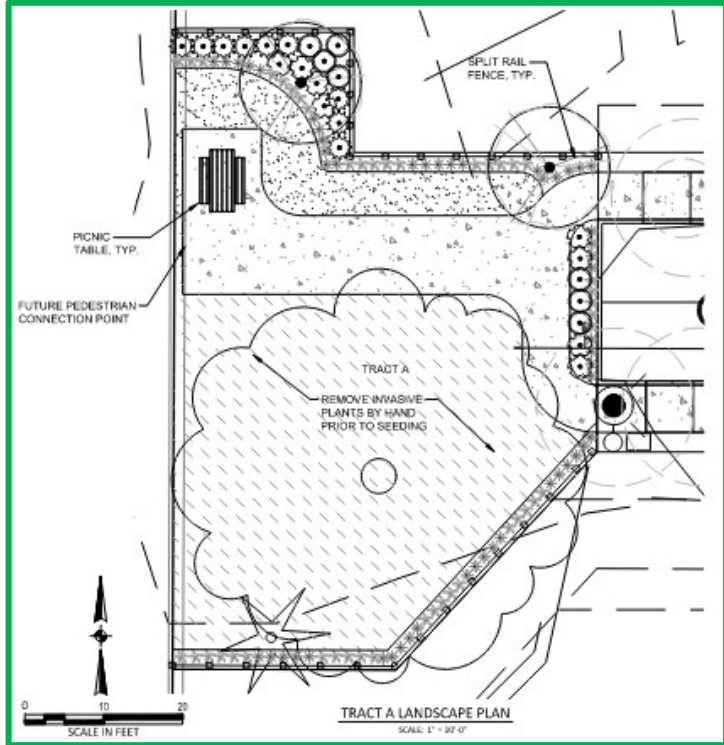
Sub-district and Land Use Designation	Gross Site Area (ac)	Percent of Sub-district	Established lot range for Sub-district	Lot Range for Site	Proposed Lots	Total lots within Sub-district - Approved and Proposed
4 – R-7	2.7	10.8%	86-107	9-12	12	21 Approved 12 Proposed 33 Total
7 – R-10	1.4	13.9%	24-30	3-4	5	0 Approved 5 Proposed 5 Total
Total	6			12-16	17	



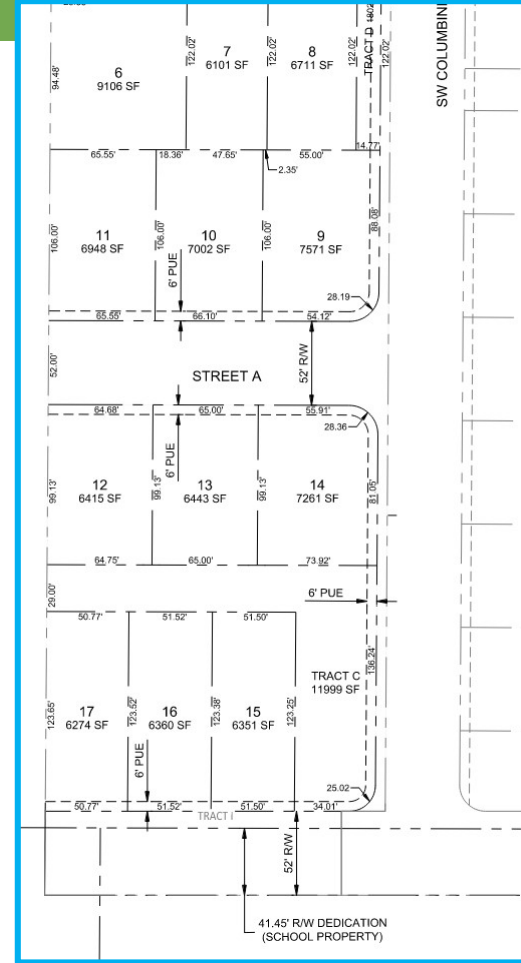
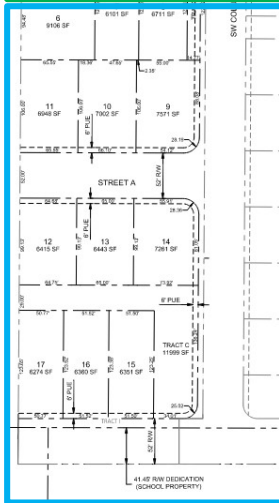
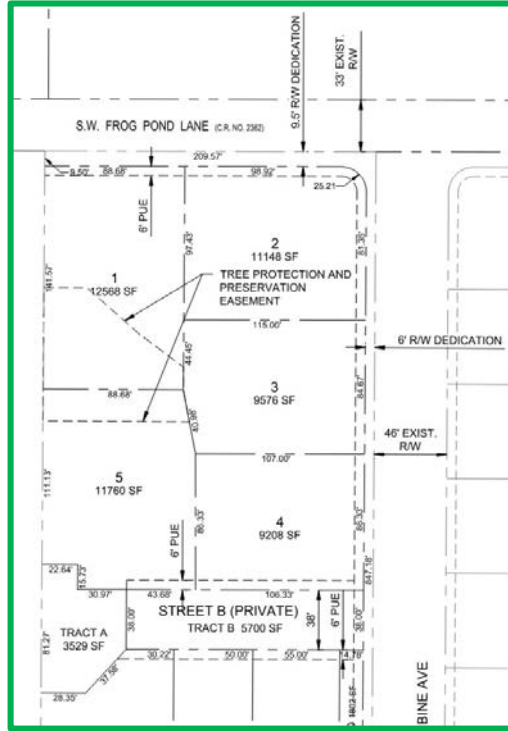
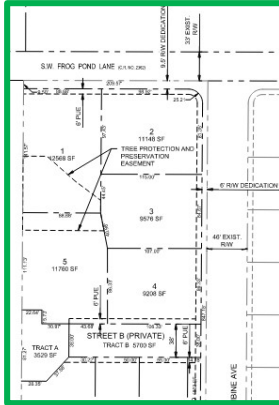
Stage II Final Plan



Site Design Review

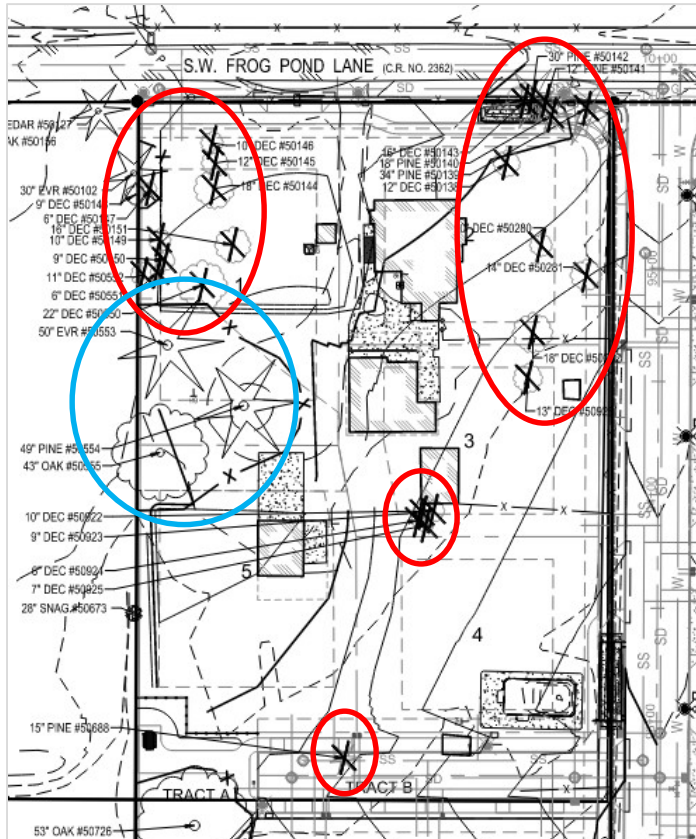


Tentative Subdivision Plat

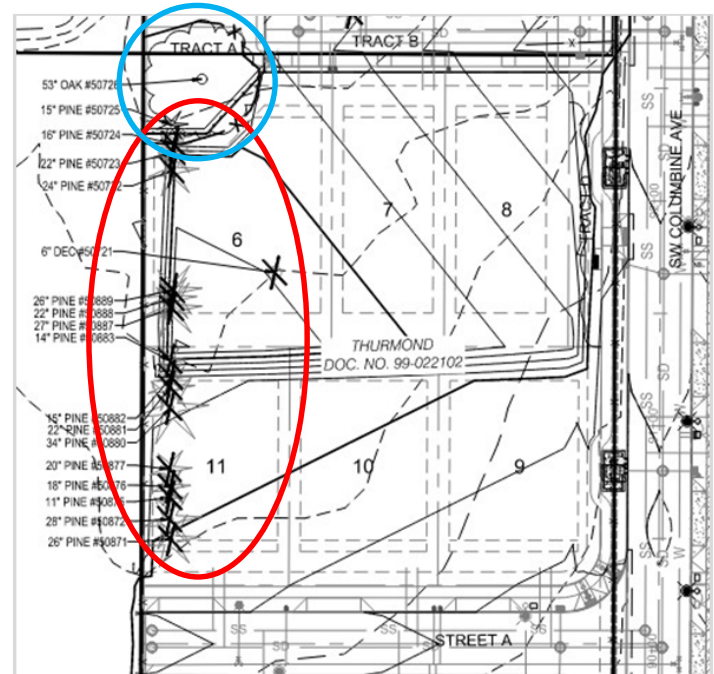


Type C Tree Removal Plan

North Part of Site

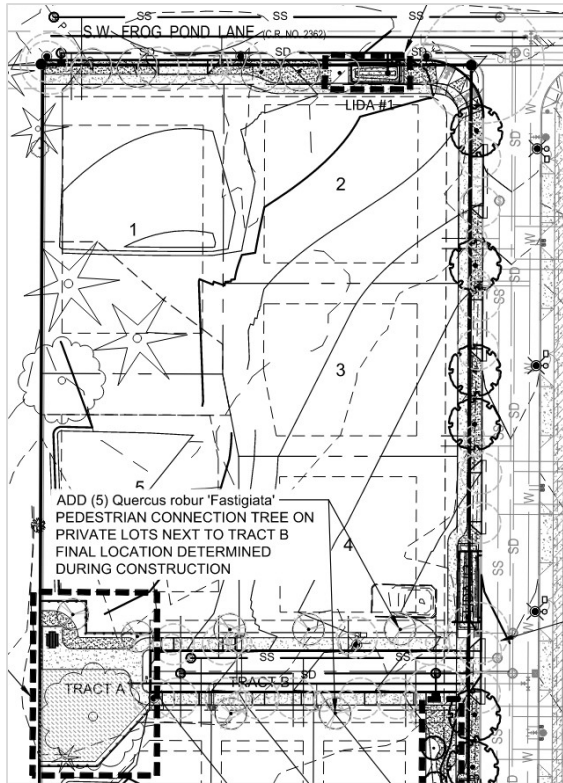


Middle of Site

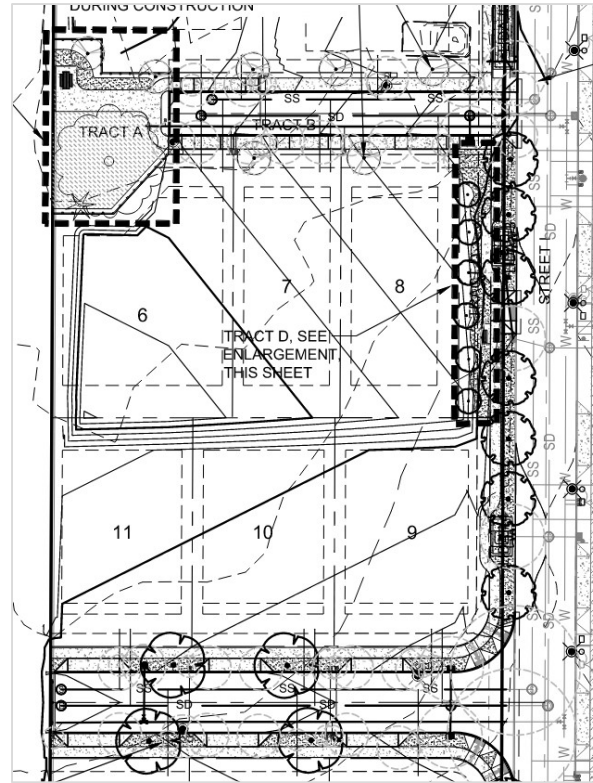


Type C Tree Removal Plan

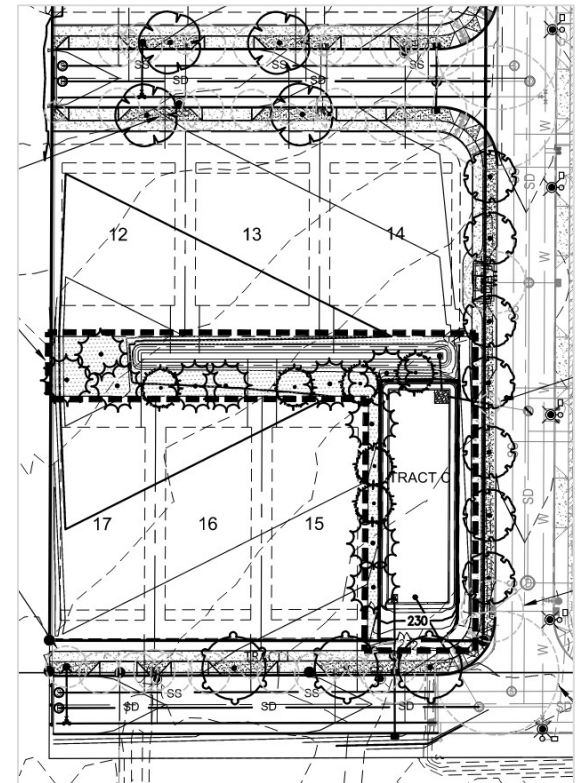
North Part of Site



Middle Part of Site



South Part of Site



Modified Conditions of Approval

- PDE 9. **Prior to issuance of any Public Works permits:**
The applicant/owner shall ~~install LED street lighting in~~ **submit information demonstrating** compliance with the Public Works Standards and Frog Pond West Master Plan. The street lighting shall be Westbrook style streetlights. The applicant/owner shall provide a 'stamped' engineering plan and supporting information that shows the proposed street light locations meet the appropriate AASHTO lighting standards for all proposed streets. See Finding E24.

Discussion



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