# COUNTY DEPARTMENT AGENDA REQUEST

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| Department: | Planning & Zoning | Presenter(s): | Pete Frisina/Dennis Dutton |
| Meeting Date: | Thursday, May 28, 2009 | Type of Request: | Public Hearing |

Wording for the Agenda:

Consideration of Petition No. RP-044-09, Jerald Reid, Owner/Agent, request to revise the Final Plat of Fieldway Subdivision by adding 3.99 acres to allow Lot 1, currently consisting of 3.00 acres, to be subdivided into a 4.783 acre lot and a 2.212 acre lot. This property is located in Land Lot 21 of the 7th District, fronts on Sandy Creek Road, and is zoned R-70.

Background/History/Details:

The original Final Plat for Fieldway Subdivision consisted of a total of three (3) single-family dwelling lots and was platted in 2004. Lot 1 consists of 3.00 acres and is currently vacant; however, should this request be approved, the existing house on the 3.99 acres, which is being added to the subdivision, will be located on Lot 1. The newly created Lot 4 consisting of 2.212 acres will be vacant. Lot 2 consists of 2.946 acres and contains a single-family dwelling and Lot 3 consists of 2.046 acres and contains a single-family dwelling. All the lots access Sandy Creek Road.

The Fayette County Subdivision Regulations requires that ". . . proposed revisions to any existing residential or agricultural-residential subdivisions which add property to, increase the number of platted lots, or change the principal use on a lot within a residential subdivision shall be considered in public hearings before the Planning Commission and the Board of Commissioners." This process allows residents of the subdivision an opportunity to comment on the proposed changes which will directly affect them.

What action are you seeking from the Board of Commissioners?

This request for a revision to the final plat of Fieldway Subdivision needs an action by the Board of Commissioners.

Staff's analysis: This request COMPLIES with the Comprehensive Plan (2 to 3 acres).
PC recommended: APPROVE WITH TWO (2) RECOMMENDED CONDITIONS 5-0.

If this item requires funding, please describe:

Not applicable

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| Has this issue come before the Commissioners in the past? | No | If so, when? | |
| Do you need audio-visual for the presentation? | Yes | Back-up Material Submitted? | Yes |

## STAFF USE ONLY

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| Approved by Finance | Yes | Reviewed by Legal | Yes |
| Approved by Purchasing | Yes | Approved by County Clerk | Yes |
| Administrator's Approval | Yes | | |

Staff Notes: