File #: 16-0155, **Version:** 1

ITEM TITLE:
Approve (SUBD 16-06) Final Plat of the Replat of Tracts 2 & 3, Alpine Village Subdivision.

Applicant: Dwain Dunning
SUBMITTED BY: AnnMarie Lain

FISCAL NOTES:

Expenditure Required: N/A
Unencumbered Balance: N/A
Funding Source: N/A

RECOMMENDATION:

Approve (SUBD 16-06) Final Plat of the Replat of Tracts 2 & 3, Alpine Village Subdivision. Applicant: Dwain Dunning

SUMMARY STATEMENT:

Dwain Dunning has submitted a Subdivision Application to increase the acreage of Tract 2 from 1.68 acres to 2.0 acres. The purpose of this plat is to replat Tract 2 & 3, Alpine Village Subdivision.

Notice was sent to all property owners within 300 feet of the property per Section 16.04.090 of the Valdez Municipal Code on July 29th, 2016.

16.04.090 Notification requirements.

A. A notice shall be sent by mail at least ten days prior to the first scheduled meeting of the Planning and Zoning commission to consider the preliminary plat approval to each owner of property within a distance of three hundred feet of the exterior boundary of the lot or parcel described in the application for subdivision.

B. Consideration of Evidence. The Planning and Zoning commission shall hear and consider evidence and facts from any person during preliminary and final plat approval or written communication from any person relative to the matter. The right of any person to present evidence shall not be denied for the reason that any such person was not required to be informed of such subdivision of land.

The preliminary plat was approved by the Planning and Zoning Commission on August 10th, 2016. The final plat checklist per Municipal Code is attached for your review. Staff has not received any comments from neighbors, utilities, or other notified agencies on the subdivision. Staff recommends

the Planning and Zoning Commission approve (SUBD 16-06) final plat of the Replat of Tracts 2 & 3, Alpine Village Subdivision.

ATTACHMENTS: Final Plat   Final Plat Checklist   Map