



REQUEST FOR ACTION CITY COUNCIL

Agenda Date: 7/16/2024
Agenda Section: Consent Agenda

Department Origination: Community Development

Agenda Item: Adopt Resolutions 2024-065 and 2024-066 approving the preliminary and final plat of “Ryan Addition To Baxter” and a conditional use permit open storage accessory to a principal use for property located at 12692 Timberwood Drive

Approval Required: Simple Majority Vote

BACKGROUND

The applicant is requesting approval of the following items for the roughly 16.4-acre site:

- **Preliminary and Final Plat** to allow “Ryan Addition to Baxter” to create one lot and one outlot from two lots; and
- **Conditional Use Permit (CUP)** to allow outdoor storage.

Ryan Companies is proposing to develop this 20-acre site with a +/- 50,000 SF building and associated site improvements. The end user is expected to operate under the ‘Industrial Office’ land use designation. The proposed use will be a last mile delivery facility.

FINANCIAL IMPLICATIONS

N/A

STAFF RECOMMENDATIONS

The Planning Commission recommends approval of the preliminary and final plat and the conditional use permit, subject to the findings and conditions in the draft resolution.

COUNCIL ACTION REQUESTED

Adopt Resolutions 2024-065 and 2024-066 approving the preliminary and final plat of “Ryan Addition To Baxter” and a conditional use permit open storage accessory to a principal use for property located at 12692 Timberwood Drive.