



CITY OF
FORESTPARK

City Council Agenda Item

Subject: Council Discussion to approve Case # PP-2024-02 – Preliminary Plat for 733-0 Scott Rd to subdivide 3.49+/- acre parcels to create 18 Single-Family Homes within the Single-Family Residential District (RS).

Submitted By: SaVaughn Irons-Kumassah, Principal Planner, Planning & Community Development Department

Date Submitted: June 26, 2024

Work Session Date: July 1, 2024

Council Meeting Date: July 1, 2024

Background/History:

The applicant is seeking approval of the Preliminary Plat to begin the process of developing the property into two subdivisions consisting of a total of eighteen (18) Single-Family homes. The applicant has met with the City of Forest Park Planning & Community Development Department, Planning Commission, and the Urban Design Review Board to discuss this project and receive specified approvals for variances and architectural design. The approvals received are as listed below:

- Approved variances – Approved on October 19, 2023.
 - Variance request to decrease the minimum lot area from 8,200 sq ft to 4,000 SQ FT.
 - Decrease the minimum lot width from 80 ft to 50 FT.
 - Decrease the rear yard setback from 30 ft to 20 FT.
 - Decrease the front yard setback from 25 ft to 15 FT.
 - Decrease the side yard setback from 10 ft to 7.5 FT.
- Approved variances – Approved on April 18, 2023.
 - Variance Request to decrease the required road width within the constructed subdivision from the required forty-four (44) feet to forty (40) feet to develop 18 single family homes.
- Approved Architectural Review – April 19, 2024
 - UDRB voted to approve the Architectural Design for eighteen (18) new Construction Single-Family homes.
- Approved Preliminary Plat - June 20, 2024.
 - The Planning Commission voted to approve the Preliminary Plat for 733-0 Scott Rd. with conditions.

Cost: N/A

Budgeted for: _____ Yes _____ No

Financial Impact: N/A.

Action Requested from Council: To Approve the Preliminary Plat for Case # # PP-2024-02.