



## PLANNING & ZONING MEMORANDUM

---

**TO:** Planning & Zoning Board

**FROM:** Matthew R. Schmitz, MPA – City Manager

**DATE OF MEETING:** February 6, 2024

**ITEM TITLE:** Final Plat within 2 miles of City Limits

---

### **BACKGROUND:**

An email was received from Jon Marner with MMS Consultants about a new subdivision that is within the two-mile area of the Independence City Limits. The Preliminary Plat was considered at the Dec. Planning & Zoning Board meeting and later approved by the City Council.

This falls under City Code 175.46:

#### ***175.46 IMPROVEMENTS WITHIN UNINCORPORATED JURISDICTION.***

*Improvements in the two-mile unincorporated area under the jurisdiction of these regulations shall be the same as required herein, except as otherwise specifically stated, provided they are not less than that required by the applicable County subdivision regulations, and provided further that all construction plans shall be approved by the County, and completed public roads shall be accepted by the Board of Supervisors for public maintenance.*

### **RECOMMENDATION:**

Staff recommends a motion to approve the final plat, parts 1-3, and to recommend to the City Council to approve a resolution that also approves the final plat, parts 1-3.