

# CITY OF LYNDEN

## EXECUTIVE SUMMARY



<b>Meeting Date:</b>	July 6, 2021	
<b>Name of Agenda Item:</b>	Final Plat Approval – DeJong Long Plat <b>Phase 1</b>	
<b>Section of Agenda:</b>	New Business	
<b>Department:</b>	Planning Department	
<b>Council Committee Review:</b>	<input type="checkbox"/> Community Development <input type="checkbox"/> Finance <input type="checkbox"/> Parks	<input checked="" type="checkbox"/> Public Safety <input type="checkbox"/> Public Works <input type="checkbox"/> Other: _____
		<b>Legal Review:</b>
		<input type="checkbox"/> Yes - Reviewed <input type="checkbox"/> No - Not Reviewed <input checked="" type="checkbox"/> Review Not Required
<b>Attachments:</b>		
DeJong Long Plat drawings and supporting materials, Council Preliminary Findings of DeJong Long Plat		
<b>Summary Statement:</b>		
<p>The DeJong family and their agent, Jerry Blankers, were granted preliminary plat approval for the DeJong long plat on February 18, 2020. This long plat is located north of Aaron Drive near Line Road. The property is approximately 9.44 acres in size and is zoned as residential multi-family, RM-3.</p> <p>The development of the plat is proposed in two phases. At this time the applicant is seeking final approval of Phase 1. This phase included frontage improvements along the Aaron Drive, the creation of 11 lots, and the dedication of trail easement along the Badger Road (with trail construction scheduled for Phase 2 of the plat development).</p> <p>The Council is being asked to consider final plat approval for Phase 1 of the DeJong Long Plat under the following conditions:</p> <ol style="list-style-type: none"> <li>1. Completion of all punch list items.</li> <li>2. Submittal and acceptance of required maintenance bonds and any necessary performance bonds including bonding for future trail construction.</li> <li>3. Payment of final inspection fees for plat construction.</li> <li>4. Submittal of final as-built drawings.</li> <li>5. Submittal of final plat mylars.</li> <li>6. Final development fees paid in full.</li> </ol>		
<b>Recommended Action:</b>		
Motion to grant final approval of Phase 1 of the DeJong Long Plat subject to conditions 1-6 listed above, and to authorize the mayor's signature on the final plat documents.		