

CITY OF LYNDEN

EXECUTIVE SUMMARY



Meeting Date:	November 4, 2024	
Name of Agenda Item:	Extension of Preliminary Plat Approval – DeJong Long Plat 19-02	
Section of Agenda:	New Business	
Department:	Community Development Department	
Council Committee Review:		Legal Review:
<input type="checkbox"/> Community Development		<input type="checkbox"/> Yes - Reviewed
<input type="checkbox"/> Finance		<input type="checkbox"/> No - Not Reviewed
<input type="checkbox"/> Parks		<input checked="" type="checkbox"/> Review Not Required
<input type="checkbox"/> Public Safety		
<input type="checkbox"/> Public Works		
<input type="checkbox"/> Other: _____		
Attachments:		
Preliminary plat approval extension request, DeJong Long Plat maps, Plat Approval findings		
Summary Statement:		
<p>Lesa Starkenburg-Kroontje, on behalf of the DeJong family, is requesting an extension of preliminary plat approval for Phase 2 of the DeJong long plat. 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 two-phased long plat was granted preliminary approval February 18, 2020. Phase 1 infrastructure was completed, and then final plat was granted for that phase in July of 2021. Since then, most of the lots in this phase have been developed. Phase 2 will include lots 12-23 and the completion of the internal street loop.</p> <p>Lynden Municipal Code 18.18.020 states that preliminary plat approvals must be submitted to the city for approval within 5 years of the date of preliminary plat approval. Although the DeJong Family intends to seek final plat approval for Phase 2, due to circumstances beyond their control, they do not anticipate meeting the 5-year deadline (see attached request). They are asking Council to approve a one-year extension on the preliminary plat approval.</p> <p>LMC 18.18.020 states that the Council may extend the time limit for one year at a time and only two such extension shall be approved. If the final plat is not submitted or completed by the end of all approved extensions, then it shall be considered abandoned and an application for subdivision must be resubmitted. This is the first extension that is being requested for this preliminary plat approval.</p>		
Motion to grant a one-year extension of the preliminary approval of the DeJong Long Plat Phase 2, an extension which begins from the previously established 5-year deadline of the preliminary approval which occurred on 02/18/2020.		