

CITY OF LYNDEN

EXECUTIVE SUMMARY



Meeting Date:	November 16, 2020	
Name of Agenda Item:	Consideration of the final plat approval for the Young's Long Plat	
Section of Agenda:	New Business	
Department:	Planning Department	
Council Committee Review:	<input type="checkbox"/> Community Development <input type="checkbox"/> Finance <input type="checkbox"/> Parks	<input type="checkbox"/> Public Safety <input type="checkbox"/> Public Works <input type="checkbox"/> Other: _____
	Legal Review: <input type="checkbox"/> Yes - Reviewed <input type="checkbox"/> No - Not Reviewed <input checked="" type="checkbox"/> Review Not Required	
Attachments:		
Plat drawings, Findings of Fact		
Summary Statement:		
<p>On August 5, 2019 the City Council granted preliminary approval of the Young's Lot Plat. The application was made at the request of Joan Kayser, on behalf of the Jack and Josephine Young Living Trust. The plat is a subdivision of 3.35 acres located at 8323 Double Ditch Road. The proposed long plat includes 7 single family lots within an RS-100 zoning designation.</p> <p>As part of the Long Plat request, the applicants were also granted a Development Standards Variance to allow a cul-de-sac which exceeds the maximum cul-de-sac length of 450-feet.</p> <p>Since approval the infrastructure improvements have been made on the plat and final development fees have been paid in full.</p> <p>Staff recommends granting final approval based on the following conditions:</p> <ol style="list-style-type: none"> 1. Completion of all punch list items. 2. Submittal and acceptance of required maintenance bonds and any necessary performance bonds. 3. Payment of final inspection fees for plat construction. 4. Submittal of final as-built drawings. 5. Submittal of final plat mylars. 		
Recommended Action:		
Motion to grant final plat approval of the Young's Long Plat and authorize the Mayor's signature on the plat documents.		