



## Legislation Text

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**File #:** SUB06282021-006092, **Version:** 1

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### **Agenda Item Title:**

Altawood No. 2 2nd Amd Subdivision (Preliminary Review)  
19 S. Altawood Dr. & 23 E. Altawood Ln.  
[Community #30 - Granite]

### **Presenter:**

Craig P. Evans

### **Description/Background:**

The applicant, Tony Calderone, is requesting preliminary review for a two-lot single family subdivision amendment for a lot line adjustment. The applicant is not requesting any special exceptions or overlay zones with this request.

The subject property is approximately 1.32 acres in size and currently contains two lots with an existing home on each. The property is in the R-1-20 zone. The applicant's lot is accessed from Altawood Dr., and his neighbor's lot is accessed from Altawood Ln. The property is bordered on all sides by single-family homes in the R-1-20 zone.

### **Recommended Action and/or Suggested Motion:**

Staff recommends that the Planning Commission determine that preliminary review is complete for the **Altawood No. 2 2<sup>nd</sup> Amended Subdivision**, located at 19 S. Altawood Dr. and 23 E. Altawood Ln., based on the following findings and subject to the following conditions:

### **Findings:**

1. That the proposed lot sizes, setbacks, and frontages conform to the requirements of the R-1-20 zone.
2. That the various City Departments and Divisions have preliminarily approved the proposed subdivision plat.

### **Conditions:**

1. That the applicant complies with each department's comments and redlines throughout the final review process and that all issues be resolved before the subdivision can be recorded.
2. That all City provisions, codes, and ordinances are adhered to during the review of this project, except as otherwise approved by waivers or special exceptions granted by the Planning Commission.
3. That all residential lots comply with all requirements of the R-1-20 zone.

