



City of Brookings

Brookings City & County
Government Center, 520
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Legislation Text

File #: PC 20-010, **Version:** 1

Final Plat of Lot 1, Block 18, Prairie Hills Addition

Summary:

The applicant is seeking Final Plat approval for one (1) lot in a B-3 District.

Background:

The property is located along Main Avenue South and is currently vacant. The access will be from Main Avenue South which will be shared with the property to the south. The Final Plat will establish one (1) lot for future commercial development.

Findings of Fact:

1. The Final Plat meets the requirements of the Subdivision Regulations and Zoning Ordinance.

Staff Recommendation:

Staff recommends approval of the Final Plat contingent on the following:

1. The Final Plat shall show all necessary drainage & utility easements prior to recording.
2. The Final Plat shall include a 1' No Access Easement along Main Avenue South, except for the shared access point.
3. A 20' wide shared access easement consistent with the shared access approach shall be shown on the Final Plat prior to recording.
4. The final drainage plan shall be submitted and approved by City Engineering prior to recording.
5. Approval is contingent on City Council approval of the Preliminary Plat.

Attachments:

Notice

Final Plat

Aerial Map