DEVELOPMENT REVIEW BOARD

Parks and Recreation Department

PR-2021-005864
SD-2021-00212 – PRELIMINARY PLAT
CSI – CARTESIAN SURVEYS, INC. agent for RED SKY HOLDINGS requests the aforementioned action(s) for all or a portion of: LOT 12 UNIT 5, AVALON SUBDIVISION zoned NR-BP, located on EAST SIDE OF 98TH ST NW, BETWEEN BLUEWATER RD NW and VOLCANO RD NW containing approximately 11.0954 acre(s). (K-09)
PROPERTY OWNERS: MAJEC, LLC
REQUEST: TO CREATE 6 TRACTS FROM ONE EXISTING TRACT BY SUBDIVISION, GRANT EASEMENT AND ADDITIONAL RIGHT OF WAY

<u>08-11-2021</u>
98th St NW and Bluewater Rd NW will require street trees upon applicable development per IDO Section 5-6(B).

<u>11-15-2021</u>
No additional Comments.

<u>12-08-2021, 12-15-2021</u>
Transportation is requesting a multi-purpose trail instead of a bike lane at on 98th? Please confirm that the applicant will maintain the multi-purpose trail in perpetuity, and add a note. PRD requests the applicant consider wrapping the trail around the intersection and head west on Bluewater until it joins with bike lane as this seems the safest alternative.

<u>01-05-2022</u>
Development Process Manual (DPM) pages 394-396 indicate that a multipurpose trail should be a minimum of 5-ft from the curb.
It must be noted that trail maintenance will be the owner's responsibility not the PRD.