



Department Source: Community Development - Planning

To: City Council

From: City Manager & Staff

Council Meeting Date: April 18, 2022

Re: Seventh Day Subdivision – Final Plat (Case #87-2022)

Executive Summary

Approval of this request would establish legal lot status on a 2.09-acre tract of land at the southeast corner of College Park Drive and Oxford Drive.

Discussion

Brush & Associates (agent), on behalf of Missouri Conference Association of Seventh-Day Adventists (MCASD) (owners), seeks approval of a 1-lot final minor plat to be known as "Seventh Day Subdivision." The 2.09-acre parcel is located southeast of the intersection of College Park Drive and Oxford Drive. Approval of the plat will grant legal lot status to the R-1 (One-Family Dwelling) zoned property which is improved with a church and preschool.

Right-of-way (ROW) for College Park Drive and Oxford Drive is to be rededicated by the plat, and meets the minimum standard for the respective street classifications shown on the CATSO Major Roadway Plan. College Park is identified as a neighborhood collector roadway (66-foot right of way) and Oxford Drive is residential street (50-foot right of way). Appropriate utilities are in place and covered by the required easements. A standard ten-foot utility easement is also being dedicated on both street frontages. Sidewalks are in place along College Park Drive, and the applicant has provided a performance contract for the future construction of a sidewalk along the property's Oxford Drive frontage.

The Planning & Zoning Commission considered this case at their March 24, 2022 meeting and made a motion to approve the plat, subject to a minor technical correction, by a unanimous vote of (8-0). The minor technical correction involved revision to the property owner's signature block. This correction has been made.

The Planning and Zoning Commission staff report, locator maps, original final plat, revised final plat (signed and sealed 3/22/22), and meeting minute excerpts are attached for review.

Fiscal Impact

Short-Term Impact: None anticipated.

Long-Term Impact: None anticipated.



Strategic & Comprehensive Plan Impact

Strategic Plan Impacts:

Primary Impact: Not Applicable, Secondary Impact: Not Applicable, Tertiary Impact: Not Applicable

Comprehensive Plan Impacts:

Primary Impact: Infrastructure, Secondary Impact: Mobility, Connectivity, and Accessibility, Tertiary Impact: Not Applicable

Legislative History

Date	Action
N/A	N/A

Suggested Council Action

Approve the, "*Seventh Day Subdivision*," final minor plat as recommended by the Planning and Zoning Commission.