



Agenda Item:

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COUNCIL COMMUNICATION City Manager's Office

GENERAL INFORMATION

Agenda Date: 11/7/2005
Agenda Item Type: Resolution

Communication No.: 05-621
Roll Call No.:

Submitted by: Larry Hulse, Community Development Director

SUBJECT—

Resolution setting hearing for January 9, 2006 on voluntary annexation and rezoning of a 66-foot wide strip of land to allow the property to be integrated into the Summersfield PUD proposed by Hubbell Properties II, L.C. and declaring the City Council's support for proceeding with the Summersfield PUD Development without any requirement to improve Aurora Avenue.

SYNOPSIS—

A hearing date must be set so that City staff may send notices of the voluntary annexation request to all affected parties and jurisdictions in accordance with state annexation requirements. No access to Aurora Avenue from the Summersfield PUD is proposed. Therefore, staff believes that no improvements to Aurora Avenue are necessary as part of the construction of the Summersfield PUD except for the dedication of 10' of right-of-way.

FISCAL IMPACT—

N/A

RECOMMENDATION—

Approval

BACKGROUND—

On September 20, 2005, the City Council approved a PUD Conceptual Plan for the Summersfield Development by Hubbell Properties II, L.C. for land located north of Aurora Avenue and east of NE 46th Street, subject to conditions that were intended to encourage the expansion of the Development to include an adjoining 66 foot wide parcel located along Aurora Avenue owned by Norman R. Havel and the Patricia A. Havel Family Trust. Hubbell Properties II, L.C. has negotiated acquisition of this parcel. Hubbell Properties II, L.C. would dedicated 10-feet of right-of-way from the 66' wide strip for Aurora Avenue as part of the platting for the Summersfield PUD. No access to Aurora Avenue from the

Summersfield PUD is proposed. Therefore, staff believes that no improvements to Aurora Avenue are necessary as part of the construction of the Summersfield PUD.