

#30

MAY 22 2014

Chandler



**Chandler • Arizona**  
*Where Values Make The Difference*

**MEMORANDUM**                      **Planning Division – CC Memo No. 14-059**

**DATE:**            MAY 22, 2014

**TO:**                MAYOR AND COUNCIL

**THRU:**            RICH DLUGAS, CITY MANAGER <sup>RD</sup>  
                  MARSHA REED, ASSISTANT CITY MANAGER <sup>MR</sup>  
                  JEFF KURTZ, PLANNING ADMINISTRATOR

**FROM:**            KEVIN MAYO, PLANNING MANAGER <sup>KM</sup>

**SUBJECT:**        FPT13-0016 LAYTON LAKES PARCEL 27

Request:            Final Plat (FPT) approval

Location:           Northeast corner of Gilbert and Ocotillo roads

Applicant:           Kent M. Groh, Bowman Consulting

**BACKGROUND**

This Final Plat is for Parcel 27 of the Layton Lakes master planned community, most recently amended by Council in September 2012. The plat creates the lots and tracts, establishes the necessary easements, and dedicates the required rights-of-way.

**RECOMMENDED ACTION**

Upon finding the request to be consistent with the General Plan and PAD zoning, Planning Staff recommends approval.

**PROPOSED MOTION**

Move to approve Final Plat FPT13-0016 LAYTON LAKES PARCEL 27, per Planning Staff recommendation.

**Attachments**

1. Vicinity Maps
2. Final Plat



**Project Site**

**Gilbert Rd.**

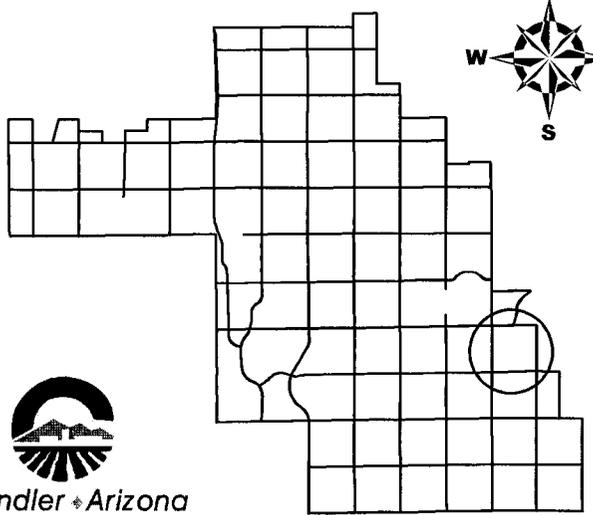
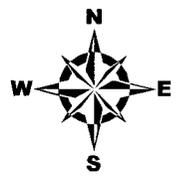
**Ocotillo Rd.**

NON-DEDICATED

**Vicinity Map**



**Layton Lakes Parcel 27**



**Chandler, Arizona**  
Where Values Make The Difference

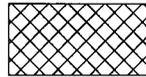
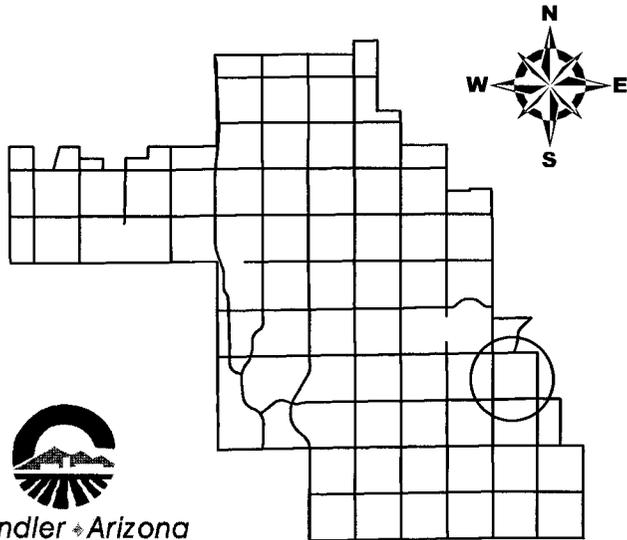


Project Site

Gilbert Rd.

Ocotillo Rd.

### Vicinity Map



Layton Lakes Parcel 27



Chandler Arizona  
Where Values Make The Difference

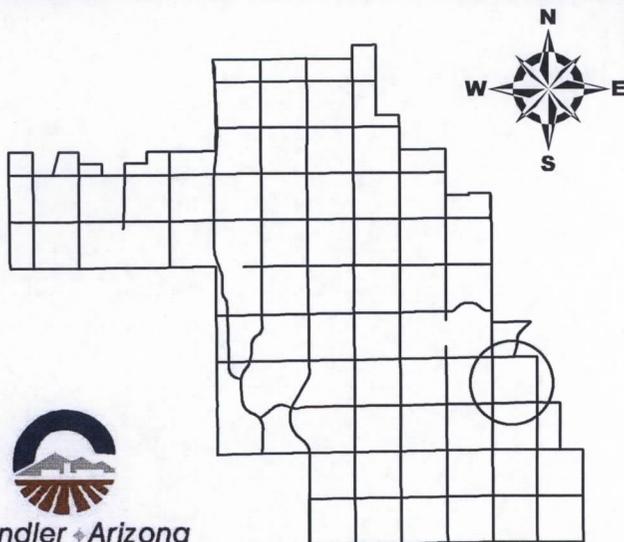


Ocotillo Rd.

Gilbert Rd.

Project Site

## Vicinity Map



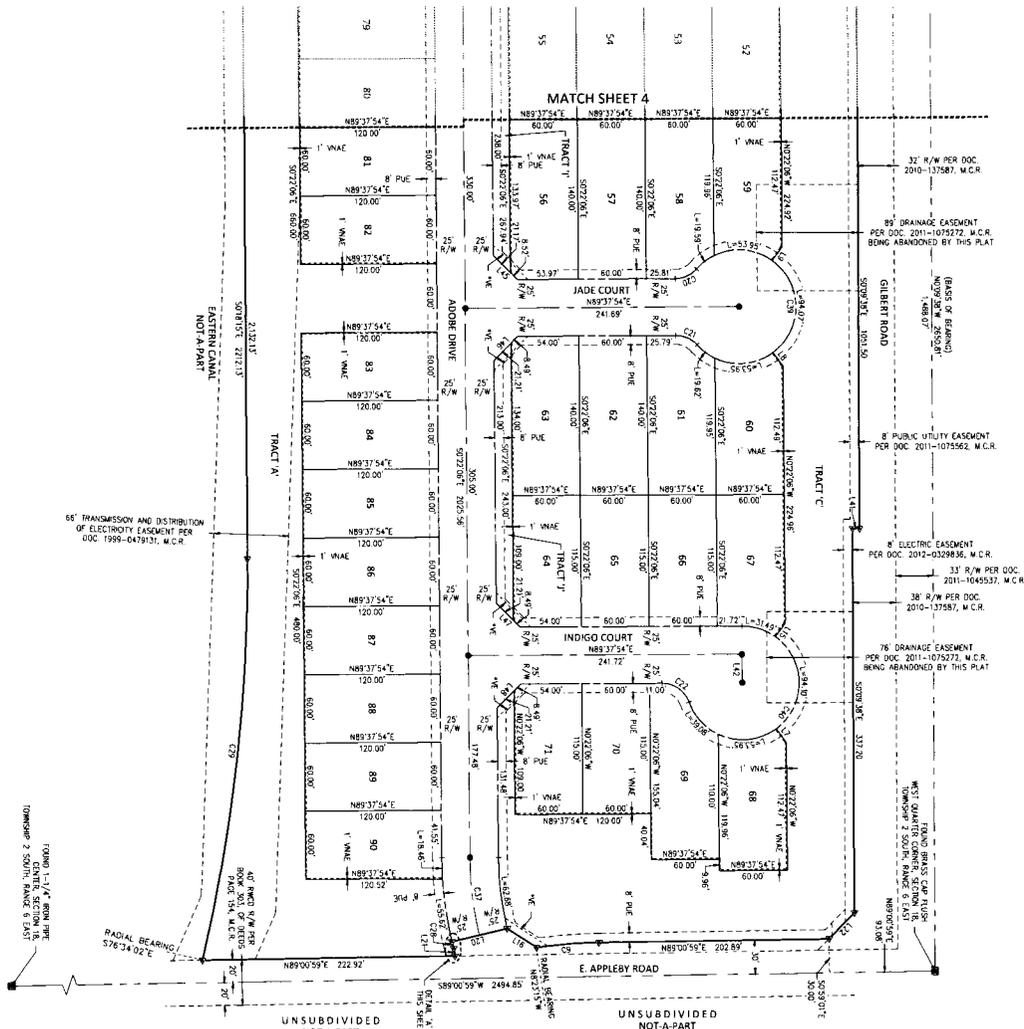
Layton Lakes Parcel 27







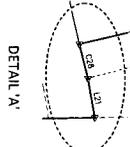




65' TRANSMISSION AND DISTRIBUTION OF ELECTRICITY EASEMENT PER DOC 1999-0479131, M.C.R.

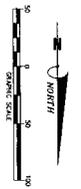
FOUND 1-1/4" IRON PIPE 100' SOUTH, RANGE 6 EAST

RADIAL BEARING 320°24'29.4"



- LEGEND**
- FOUND BRASS CAP (FUB-)
  - ▲ SET MONUMENT PER MAG STANDARDS
  - COMPLETION OF MASS GRADING
  - ▲ M.C.R. MARICOPA COUNTY RECORDER
  - PUBLIC UTILITY EASEMENT
  - VEHICLE NO-ACCESS EASEMENT
  - VEHICLE NO-ACCESS EASEMENT (VEHICLED)
  - PUBLIC UTILITY EASEMENT
  - PROPOSED EASEMENT
  - PROPOSED EASEMENT
  - ROADWAY BOUNDARY LINE
  - SUBDIVISION BOUNDARY SECTION LINE

C.O.C. LOG NO. FRT 13-0016



DATE	REVISION
4/27/14	
5/1/14	
5/1/14	
5/1/14	
5/1/14	
5/1/14	
5/1/14	
5/1/14	
5/1/14	
5/1/14	

SCALE: 1" = 50'

5 of 5

**FINAL PLAT**  
**LAYTON LAKES PARCEL 27**  
**CHANDLER, ARIZONA**



**Bowman CONSULTING**

Bowman Consulting Group, Inc.  
 1000 W. Washington Street, Suite 100  
 Tempe, Arizona 85281

Phone: (480) 408-8800  
 Fax: (480) 408-8844  
 www.bowmanconsulting.com