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SEP 25 2008



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MEMORANDUM

Planning & Development - CC Memo No. 08-176

DATE: SEPTEMBER 4, 2008

TO: MAYOR AND CITY COUNCIL

THRU: W. MARK PENTZ, CITY MANAGER
JEFF KURTZ, ACTING PLANNING & DEVELOPMENT DIRECTOR
KEVIN MAYO, ACTING PLANNING MANAGER

FROM: ERIK SWANSON, CITY PLANNER

SUBJECT: PPT08-0012 COPPERTREE VILLAGE

Request: Preliminary Plat and Preliminary Condominium Plat approval for a commercial retail, general/medical office, and flex warehouse development on an approximate 11.48-acre site

Location: North of the northeast corner of Germann Road and Arizona Avenue

Applicant: D&M Engineering, Duran Thompson

RECOMMENDATION

Planning Commission and Staff, upon finding consistency with the General Plan and Planned Area Development zoning recommend approval with a condition.

BACKGROUND

The request is for Preliminary Plat and Preliminary Condominium Plat approval for a commercial retail, general/medical office, and flex warehouse development. The Preliminary Plat establishes property boundaries, necessary easements, and dedicates the required rights-of-way. The Preliminary Condominium Plat creates the units and tracts for Buildings 1, 2, and 3, and establishes the necessary easements.

PLANNING COMMISSION VOTE REPORT

Motion to Approve:

In Favor: 7 Opposed: 0

RECOMMENDED ACTION

Planning Commission and Staff recommend approval of the Preliminary Plat, subject to the following condition:

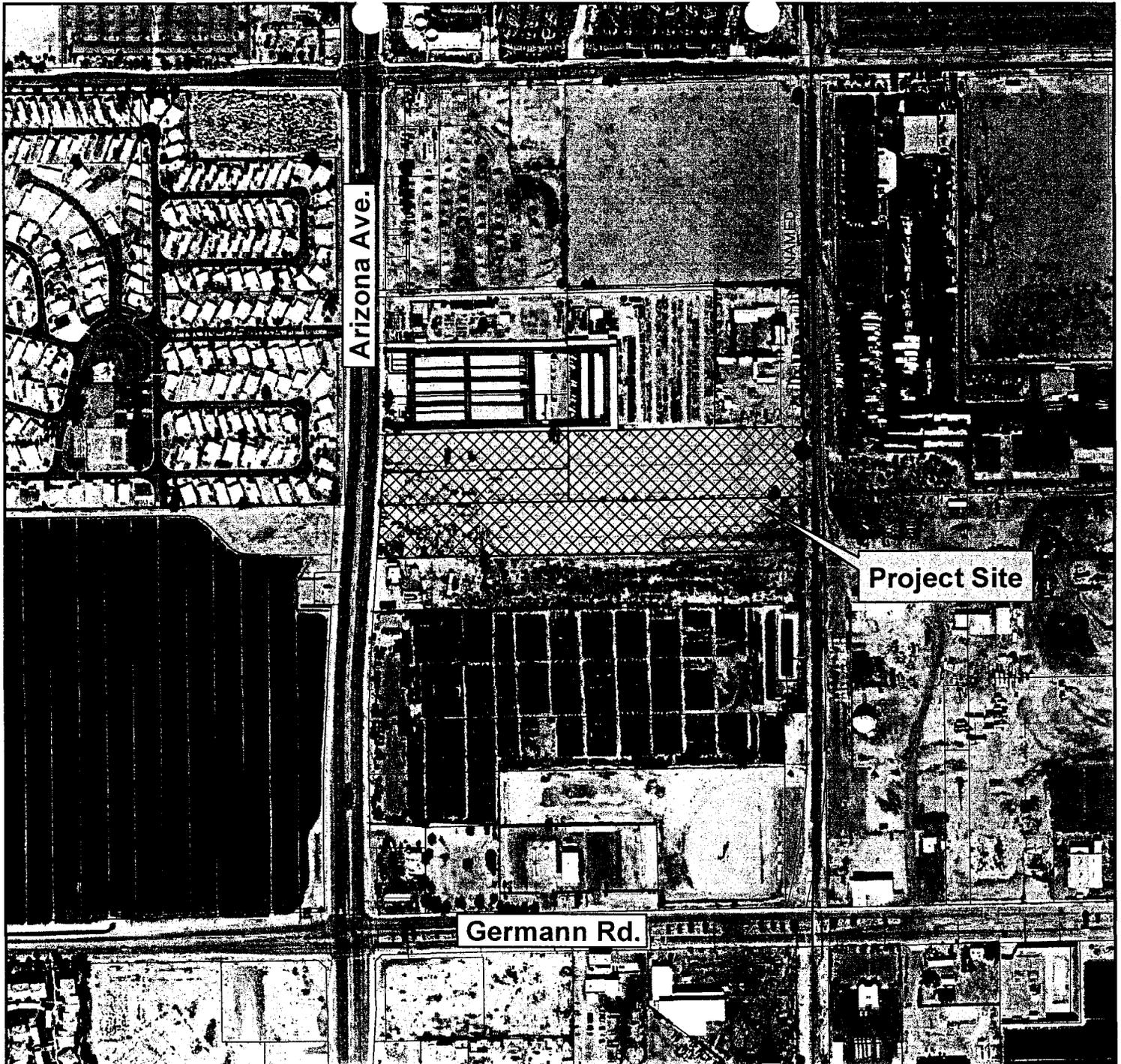
1. Approval by the City Engineer and Director of Planning and Development with regard to the details of all submittals required by code or condition.

PROPOSED MOTION

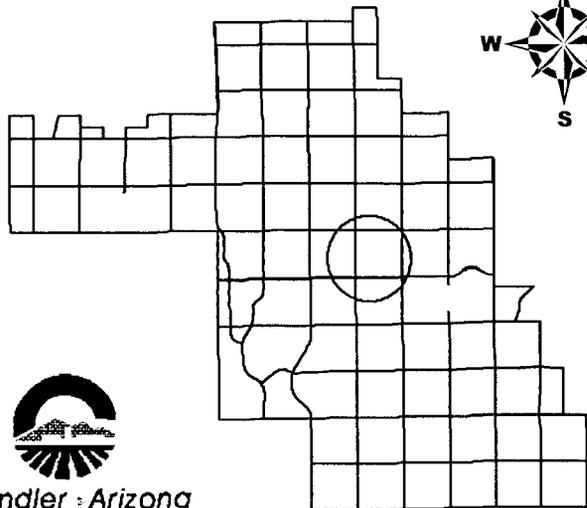
Motion to recommend approval of PPT08-0012 COPPERTREE VILLAGE, Preliminary Plat and Preliminary Condominium Plat, subject to the condition recommended by Planning Commission and Staff.

Attachments

1. Vicinity Map
2. Preliminary Plat and Preliminary Condominium Plat



Vicinity Map

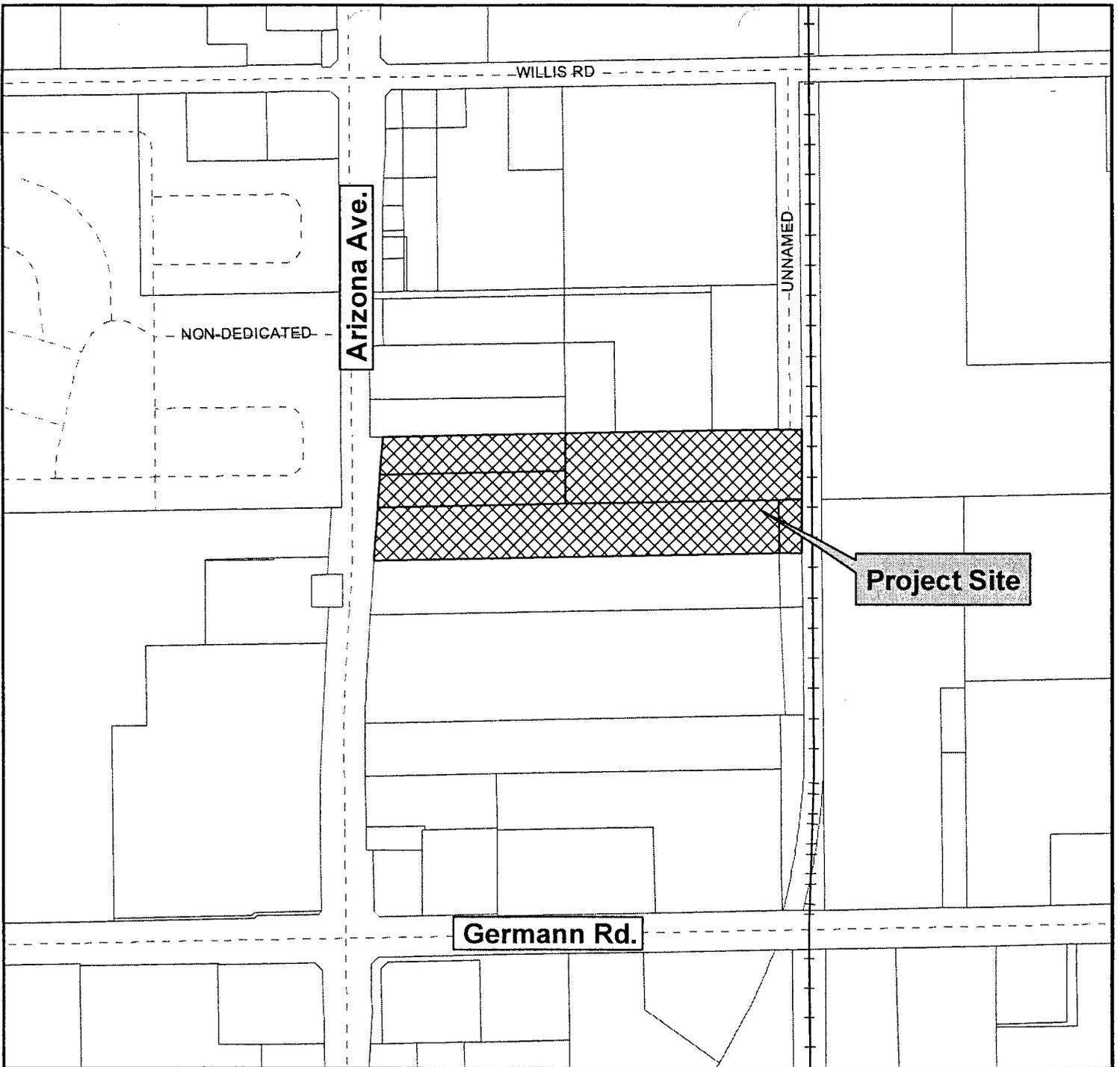


Coppertree Village

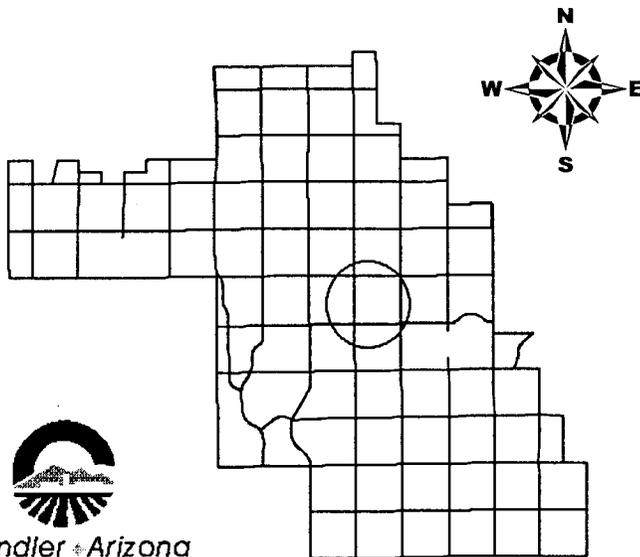


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CITY OF CHANDLER 8/21/2008



Vicinity Map



Coppertree Village



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