

ELK MOUNTAIN PRELIMINARY - AMENDMENT

1300 E 480 SOUTH

CITY COUNCIL MEETING

SEPTEMBER 17, 2020

Summary: Kartchner Homes is seeking an amendment to revise a portion of the Elk Mountain development. The proposed change seeks to alter 19 single family lots as approved to allow for 40 town homes to be built.

ZONING: R-2 Residential

UTILITIES:

Power:	To be constructed with development
Culinary:	To be constructed with development
Sewer:	To be constructed with development
Irrigation:	To be constructed with development

PARKING & ROADS: To be constructed with development

NOTES:

Elk Mountain Preliminary Plat Amendment(Vote 3-0)

Planning Commission approved the amendment with the following conditions:

Developer will provide an in-lieu fee of \$2000 per townhome unit, in exchange for not providing additional greenspace/parks. The in-lieu fee is to be used to provide for additional amenities not included in previously planned Blacksmith Fork Park improvements.

Notes:

Sewer for this area was designed to feed to the sewer lift station in the Mountain View Estates development. Any approved changes must show that lift station has adequate capacity under normal operation. Dan Larsen stated that sewer connections can be made to feed into the gravity main in 1330 E. Sewer configuration for the new townhomes to be re-routed to not put additional impact on the sewer lift station.

