



Aerial Photo Exhibit



CENTERRA CROSSINGS PHASE 2 PRE-PLAT

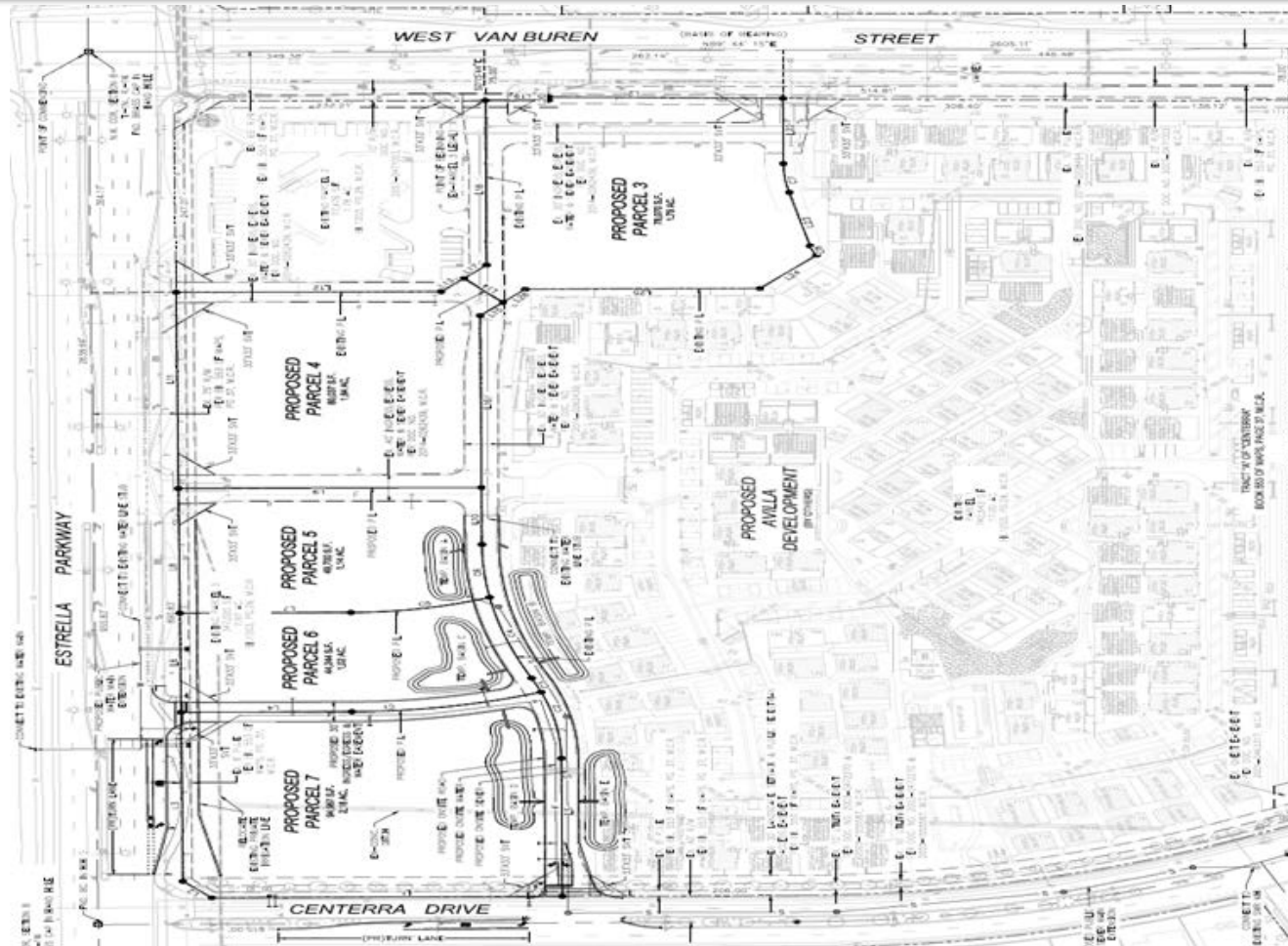


- Centerra Crossings is at the SEC of Van Buren & Estrella
- Council recently approved a Use Permit for a restaurant with a drive-through south of the existing ER
- Construction documents for that restaurant are currently being reviewed by staff

Preliminary Plat



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- Phase 1 MLD - created the ER parcel, the Avilla residential parcel & everything else as a 3rd parcel
- Phase 2 Pre-plat - is subdividing that 3rd parcel into 5 separate parcels
- What's now parcel 4 is where the restaurant w/a drive-through will go

Staff & Commission Recommendation



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Because the preliminary plat:

- Creates five new lots for commercial development
- Extends access and utilities to those lots
- Provides secondary access to Avilla
- Meets all City standards & regulations

Staff, and the Planning & Zoning Commission, are recommending approval, subject to stipulations. We ask that the Council approve the preliminary plat, subject to stipulations.



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- QUESTIONS????