

MEMORANDUM**Appeal 20-00001 – Lazy Creek Lane 20-lot Subdivision**

From : Josh Wheeler, PE – Assistant City Engineer

A revised staff report and memo explaining the changes in the staff report are included for review. In summary, the applicant is now proposing to contain on-site stormwater in a single tract rather than on each individual lot within the required public utility easement. Staff recommends approval of the revised staff report based on the following :

1. The design remains in compliance with the Stormwater and Grading Design Standards in concept.
2. The design is in general conformance with the City Code.
3. This design represents a return to a previously considered proposal that is in general conformance with the original design in the initial land use application.
4. The design meets the approval of staff and in our understanding, the applicant.

As part of issuing the Community Development Director's decision, staff concluded that compliance with the applicable approval standards was feasible and could be conditioned by requiring the treatment of stormwater outside of the required public utility easement. Staff was notified after the land use decision of February 20, 2020 that the applicant wanted further refinement of the stormwater management design. The appeal period has been used to work with the applicant and their engineer to refine the design, returning to a previously considered proposal, and as a result, staff is recommending amended conditions and findings as set forth in the revised staff report and supplemental memo.