



**City of Rochester Hills
AGENDA SUMMARY
NON-FINANCIAL ITEMS**

**1000 Rochester Hills Dr.
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Legislative File No: 2007-0221 V2

TO: Mayor and City Council Members

FROM: Ed Anzek, Director of Planning and Development, ext. 2572

DATE: April 11, 2007

SUBJECT: Request for Extension of the Tentative Preliminary Plat for Grace Parc Subdivision, City File No. 04-011, a 16-lot subdivision located north of Grace, east of Livernois.

REQUEST:

Approval of an Extension of the Tentative Preliminary Plat until April 20, 2008 for Grace Park Subdivision, a 16-lot subdivision located north of Grace Ave, east of Livernois, connecting to McComb.

BACKGROUND:

The Planning Commission recommended approval of the Preliminary Plat on March 15, 2005 and City Council approved it on April 20, 2005. The approval by City Council expired after one year and an extension was granted by City Council on August 2, 2006 until April 20, 2007. Another extension can be granted by a recommendation from Planning Commission and approval by City Council, per Section 122-156(3) of the Subdivisions Ordinance.

The applicant has been working steadily with Engineering Services, and as stated in the attached letter dated March 12, 2007, the reason for the request is the state of the economy. Construction plan approval from the Engineering Department is required prior to requesting Final Site Condominium Plan approval. There have been no changes to any ordinance that establishes the standards for Preliminary Site Condominium Plan approval.

The Planning Commission recommended approval of another Extension at its April 3, 2007 meeting 8-0 with one absence.

RECOMMENDATION:

Staff and the Planning Commission recommend approval of an Extension of the Tentative Preliminary Plat for Grace Park Subdivision, City File No. 04-011 until April 20, 2008.

RESOLUTION

NEXT AGENDA ITEM

RETURN TO AGENDA

APPROVALS:	SIGNATURE	DATE
Department Review		
Department Director		
Mayor		
City Council Liaison		

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