



**A RESOLUTION APPROVING WITH CONDITION SUBDIVISION APPLICATION NUMBER 2015-31,
A PRELIMINARY PLAT-WATERSTONE RIDGE, A PLANNED UNIT DEVELOPMENT,
LOTS 1 THRU 61**

WHEREAS, Cornerstone Surveying and MAP Engineers submitted an application to the Chattanooga-Hamilton County Regional Planning Commission for a Preliminary Plat for Waterstone Ridge PUD, Lots 1 thru 61; and,

WHEREAS, the Preliminary Plat proposes to subdivide Hamilton County Tax Map 120J-C-007, 009, 008, 006, and 120J-A-005.03; and,

WHEREAS, on July 13th, 2015 the Chattanooga-Hamilton County Regional Planning Commission, pursuant to the provisions of the City of Chattanooga Subdivision Regulations conducted a public hearing on said Preliminary Plat,

WHEREAS, all materials submitted and related to the Preliminary Plat have been reviewed by utilities, City of Chattanooga Departmental staff, and other departments and agencies involved in the subdivision review are found to be in compliance with the City of Chattanooga Subdivision Regulations; and,

WHEREAS, the Planning Commission heard and considered all statements related to the proposed Preliminary Plat;

WHEREAS, there was no opposition present for the application for the Preliminary Plat.

NOW THEREFORE, BE IT RESOLVED that the Planning Commission, on July 13th, 2015 does hereby approve the Preliminary Plat of Waterstone Ridge PUD, Lots 1 thru 61 with the following condition:

A 50' Right-of-Way with 26' of pavement with a 5' sidewalk on both sides of street, a 5' green verge, and street trees. Road C to have 24' of pavement, except where fire hydrants are located where the pavement is to flare out.

Please correct any required additional corrections, modifications, and notes as outlined in the RPA Staff Report and Recommendation to the Chattanooga-Hamilton County Regional Planning Commission with the submission of the Final Plat for review and consideration.

A copy of the approved Preliminary Plat is hereby attached as part of this Resolution.

Approved this 14th Day of July 2015

Respectfully Submitted


Bryan Shults, Principal Planner

