

TOWN OF EATONVILLE

Agenda Staff Report

Agenda Item No.:	_____	Meeting Date:	<u>January 26, 2015</u>
Subject:	<u>Public Hearing: Aviator Heights</u>	Prepared by:	<u>Gregory A. Jacoby</u>
	<u>Request for Plat Modification</u>		<u>Town Attorney</u>
	_____	Atty Routing No:	<u>019-13</u>
	_____	Atty Review Date:	<u>January 22, 2015</u>

Summary: In 2013, the Town received an application to modify certain conditions of the Aviator Heights preliminary plat that the Council had approved in 2007. On May 12, 2014, the Council held a public hearing to take public testimony concerning the applicant's request. The Council began deliberations and then, at the request of the applicant, agreed to continue its deliberations to a later date in order to allow the applicant to resolve issues relating to Federal Aviation Administration (FAA) review. The purpose of tonight's public hearing is to allow the applicant and the general public to supplement the administrative record with testimony and documents relating to the request for plat modification, including information concerning the FAA's recommendations and determinations.

Once the hearing is opened, staff will make a short presentation followed by a more detailed presentation from the developer and his representatives. After the two presentations, the general public will be invited to comment.

This is a quasi-judicial hearing because it involves the legal rights of private parties to develop land. Accordingly, the appearance of fairness doctrine applies and the council's decision must be based on the record (i.e., testimony, public comment, written submittals). The town attorney will address these issues prior to the opening of the public hearing.

There is a separate agenda item for Council deliberations and direction to staff.

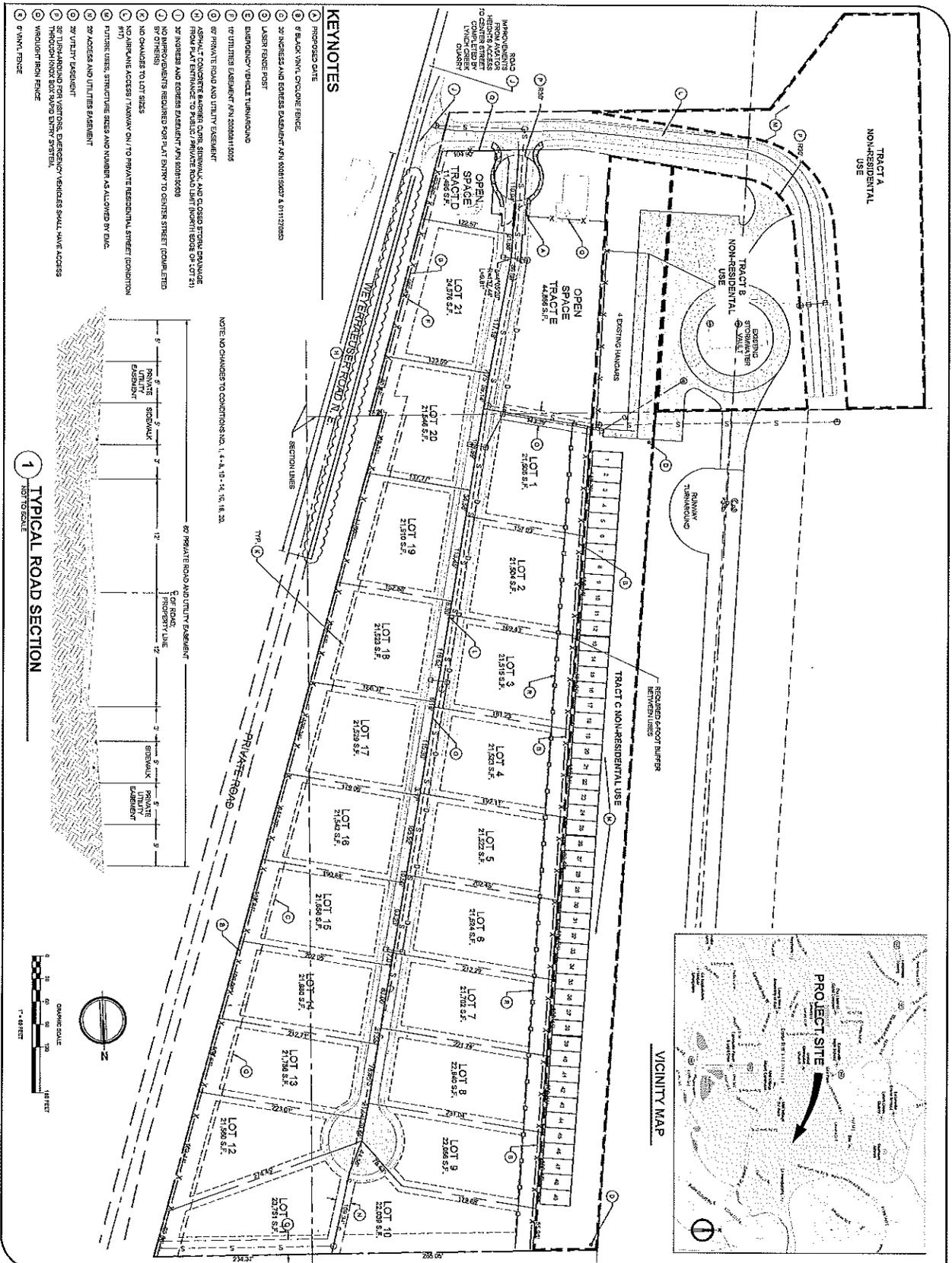
Recommendation: Staff recommends the Mayor open the public hearing.

Motion for consideration: N/A

Fiscal Impact: None.

Attachments:

Project Memo re Minor Modification – Summary of FAA-required Project Changes (AHBL; January 22, 2015)



- KEYNOTES**
- 1 PROPOSED DATE
 - 2 BLACK VINYL CIRCLE FENCE
 - 3 20' WIDENESS AND EGRESS EXHAUSTER AND SLOTTED/ROOF & WYTHRODS
 - 4 LASER FENCE POST
 - 5 EMERGENCY VEHICLE TURNAROUND
 - 6 UTILITY EASEMENT ANY EXISTING/PROPOSED
 - 7 PRIVATE ROAD AND UTILITY EASEMENT
 - 8 ASPHALT CONCRETE EXHAUST DUCT, SLOTTED, AND GLASS STORM DRAINAGE FROM PLANT ENTRANCE TO PUBLIC PRIVATE ROAD LIGHT (NORTH SIDE OF LOT 21)
 - 9 20' WIDENESS AND EGRESS EXHAUSTER ANY 2000-10-08
 - 10 NO IMPROVEMENTS REQUIRED FOR PLANT ENTRY TO CENTER STREET (COMPLETED BY OTHERS)
 - 11 NO CHANGES TO LOT SIZES
 - 12 NO AIRPANE ACCESS / HAWKWAY ON / NO PRIVATE RESIDENTIAL STREET (CONDITIONAL)
 - 13 FUTURE USES, STRUCTURE TYPES AND NUMBER AS ALLOWED BY DCA.
 - 14 20' ACCESS AND UTILITIES EASEMENT
 - 15 20' UTILITY EASEMENT
 - 16 20' TURNAROUND FOR VEHICLES, EMERGENCY VEHICLES SHALL HAVE ACCESS THROUGH ROAD FOR 180° TURN SYSTEM.
 - 17 WROUGHT IRON FENCE
 - 18 VINYL FENCE

NOTE: NO CHANGES TO CONDITIONS NO. 1, 4, 9, 10, 14, 15, 16, 20.

1 TYPICAL ROAD SECTION
NOT TO SCALE

VICINITY MAP

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SHEET: 001 OF 020

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FAA 7460 Process Results

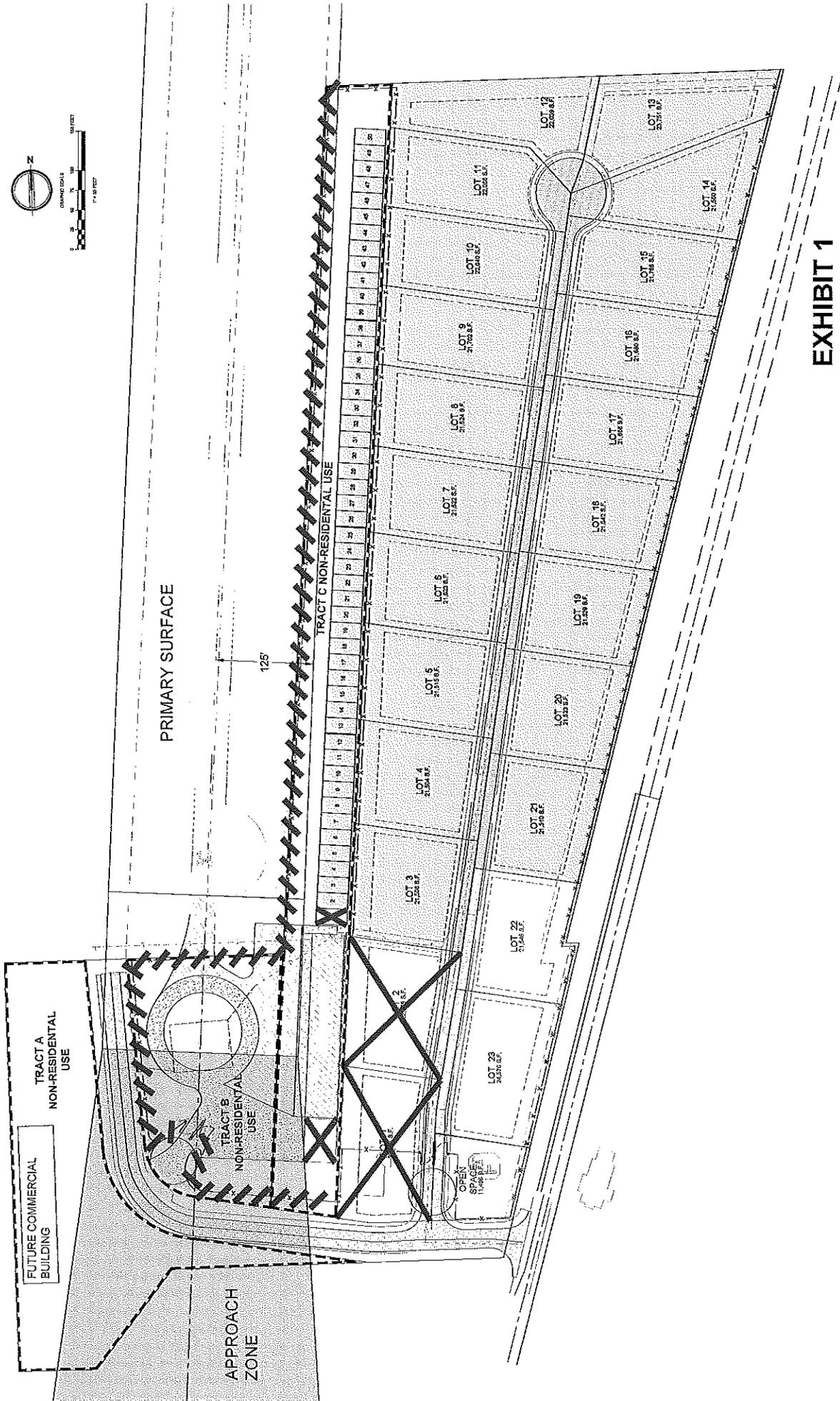
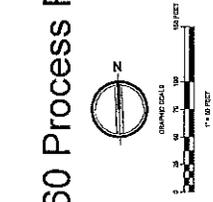


EXHIBIT 1