

**CASE SUMMARY**  
**APPLICATION TYPE: SUBDIVISION**  
**FINAL PLAT**



**File Number:** 1-SC-24-F **Related File Number:**  
**Application Filed:** 11/29/2023 **Date of Revision:**  
**Applicant:** W. SCOTT WILLIAMS & ASSOCIATES

**PROPERTY INFORMATION**

**General Location:** South of Glen Creek Road and Autumn Creek Drive  
**Other Parcel Info.:**  
**Tax ID Number:** 60 H E 103 01 (PART OF) **Jurisdiction:** City  
**Size of Tract:** 58.2901 acres  
**Accessibility:**

**GENERAL LAND USE INFORMATION**

**Existing Land Use:**  
**Surrounding Land Use:**  
**Proposed Use:** **Density:**  
**Sector Plan:** Northeast County **Sector Plan Designation:**  
**Growth Policy Plan:** Urban Growth Area (Inside City Limits)  
**Neighborhood Context:**

**ADDRESS/RIGHT-OF-WAY INFORMATION (where applicable)**

**Street:** 2175 Glen Creek Rd.  
**Location:**  
**Proposed Street Name:**  
**Department-Utility Report:**  
**Reason:**

**ZONING INFORMATION (where applicable)**

**Current Zoning:** RN-1 (Single-Family Residential Neighborhood), HP  
**Former Zoning:**  
**Requested Zoning:**  
**Previous Requests:**  
**Extension of Zone:**  
**History of Zoning:**

**PLAN INFORMATION (where applicable)**

**Current Plan Category:**  
**Requested Plan Category:**

**SUBDIVISION INFORMATION (where applicable)**

Subdivision Name: Final Plat of The Highlands At Clear Spring Unit 3  
No. of Lots Proposed: 114 No. of Lots Approved: 0  
Variances Requested:  
S/D Name Change:

**OTHER INFORMATION (where applicable)**

Other Bus./Ord. Amend.:

**PLANNING COMMISSION ACTION AND DISPOSITION**

Planner In Charge: Spencer Schmudde  
Staff Recomm. (Abbr.): The concept plan indicating the overall layout and design for this plat was approved on 9/13/2018 as Planning Case 9-SE-18-C. Per Subdivision Regulations, Sections 2.08.A and 2.10.F, the final plat must be in substantial conformance with the approved concept plan. Planning staff affirms that this plat is in substantial conformance with the concept plan and recommends approval.  
Staff Recomm. (Full):  
Comments:  
Action: Approved Meeting Date: 3/7/2024  
Details of Action:  
Summary of Action: The concept plan indicating the overall layout and design for this plat was approved on 9/13/2018 as Planning Case 9-SE-18-C. Per Subdivision Regulations, Sections 2.08.A and 2.10.F, the final plat must be in substantial conformance with the approved concept plan. Planning staff affirms that this plat is in substantial conformance with the concept plan and recommends approval.  
Date of Approval: 3/7/2024 Date of Denial: Postponements: 1/11/2024, 2/8/2024  
Date of Withdrawal: Withdrawn prior to publication?:  Action Appealed?:

**LEGISLATIVE ACTION AND DISPOSITION**

Legislative Body:  
Date of Legislative Action: Date of Legislative Action, Second Reading:  
Ordinance Number: Other Ordinance Number References:  
Disposition of Case: Disposition of Case, Second Reading:  
If "Other": If "Other":  
Amendments: Amendments:  
Date of Legislative Appeal: Effective Date of Ordinance: