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OCT 25 2007



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**MEMORANDUM**

**Planning and Development – CC Memo No. 07-240**

**DATE:** SEPTEMBER 20, 2007

**TO:** MAYOR AND CITY COUNCIL

**THRU:** W. MARK PENTZ, CITY MANAGER  
DOUG BALLARD, PLANNING AND DEVELOPMENT DIRECTOR  
JEFF KURTZ, ASSISTANT PLANNING AND DEVELOPMENT DIRECTOR  
BOB WEWORSKI, PLANNING MANAGER

**FROM:** JODIE M. NOVAK, MEP, SENIOR CITY PLANNER

**SUBJECT:** PPT07-0036 DOLLAR SELF STORAGE (SOUTHSHORE TOWN CENTER PHASE II)

**Request:** Preliminary Plat approval

**Location:** East of the southeast corner of Arizona Ave and Ocotillo Rd

**Applicant:** United Engineering Group

**Project Info:** Approximately 12 gross acres including a 5.34-acre self-storage warehouse, a 5.20-acre condo storage facility, and a 1.75-acre future pad site

**RECOMMENDATION**

Upon finding the request to be consistent with the General Plan and PAD zoning, Planning Commission and Staff recommend approval.

**BACKGROUND**

This Preliminary Plat creates three lots for a rental self-storage business named Dollar General Self-Storage, a condominium for-sale storage facility, and a future retail pad development. The plat creates the lots, tracts, and easements necessary for the property's development.

**PLANNING COMMISSION VOTE REPORT**

Motion to Approve. In Favor: 6 Opposed: 0 Absent: 1 (Anderson)

**RECOMMENDED ACTION**

Planning Commission and Staff recommend approval of the Preliminary Plat subject to the following condition:

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1. Approval by the City Engineer and Director of Planning and Development with regard to the details of all submittals required by code or condition.

**PROPOSED MOTION**

Move to approve Preliminary Plat PPT07-0036 DOLLAR SELF STORAGE (SOUTHSHORE TOWN CENTER PHASE II), per Planning Commission and Staff recommendation.

**Attachment**

1. Preliminary Plat

