



City of Olathe

COUNCIL AGENDA ITEM

MEETING DATE: 4/16/2024

FOCUS AREA: Economy, Community Development

STAFF CONTACT: Emily Carrillo, Senior Planner

SUBJECT: FP24-0005: Final Plat for Heritage Ranch, Second Plat; Applicant: Jim Lambie, Lambie Custom Homes

TITLE:

Request for the acceptance of the dedication of land for public easements and public street right-of-way for a final plat of Heritage Ranch, Second Plat (FP24-0005), containing one 23 lots and three (3) tracts on approximately 9.43 acres, located southwest of W. 159th Street and S. Black Bob Road. Planning Commission approved the plat 9 to 0.

SUMMARY:

This is a request to accept the dedication of land for public easements and public street right-of-way for the final plat of Heritage Ranch, Second Plat. The final plat establishes lot lines for 23 lots and three (3) tracts to accommodate the construction of 23 new single-family residential homes. An associated rezoning and preliminary site development plan (RZ23-00 23 was recently approved in January 2024.

This plat will dedicate new utility (U/E), sanitary sewer (S/E), street access (ST/E) and drainage (D/E) easements. An additional (60) feet of public right-of-way for W. 159th Street is also being dedicated with this plat.

This unplatted area is subject to street excise tax of \$0.215 per square foot of land and a traffic signal excise tax of \$0.0037 per square foot of land area. The required excise taxes must be submitted to the Planning Division prior to recording the final plat.

FINANCIAL IMPACT:

None

ACTION NEEDED:

1. Accept the dedication of land for public easements and public street right-of-way for the final plat of Heritage Ranch, Second Plat (FP24-0005) (majority vote of the Councilmembers present required).
 2. Reject the dedication of land for public easements and public street right-of-way and return the plat to the Planning Commission for further consideration with a statement specifying the basis for the Governing Body's failure to accept the dedication (majority vote of the Councilmembers present required).
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ATTACHMENT(S):

MEETING DATE: 4/16/2024

- A. Planning Commission Packet
- B. Planning Commission Minutes