

Urban Transportation Plan (UTP) Amendment – Deletion of Wildcat Drive from County Road 52 North to an un-named East to West Collector Roadway

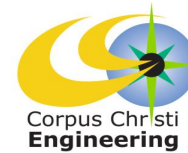


Planning Commission Presentation

January 6, 2021

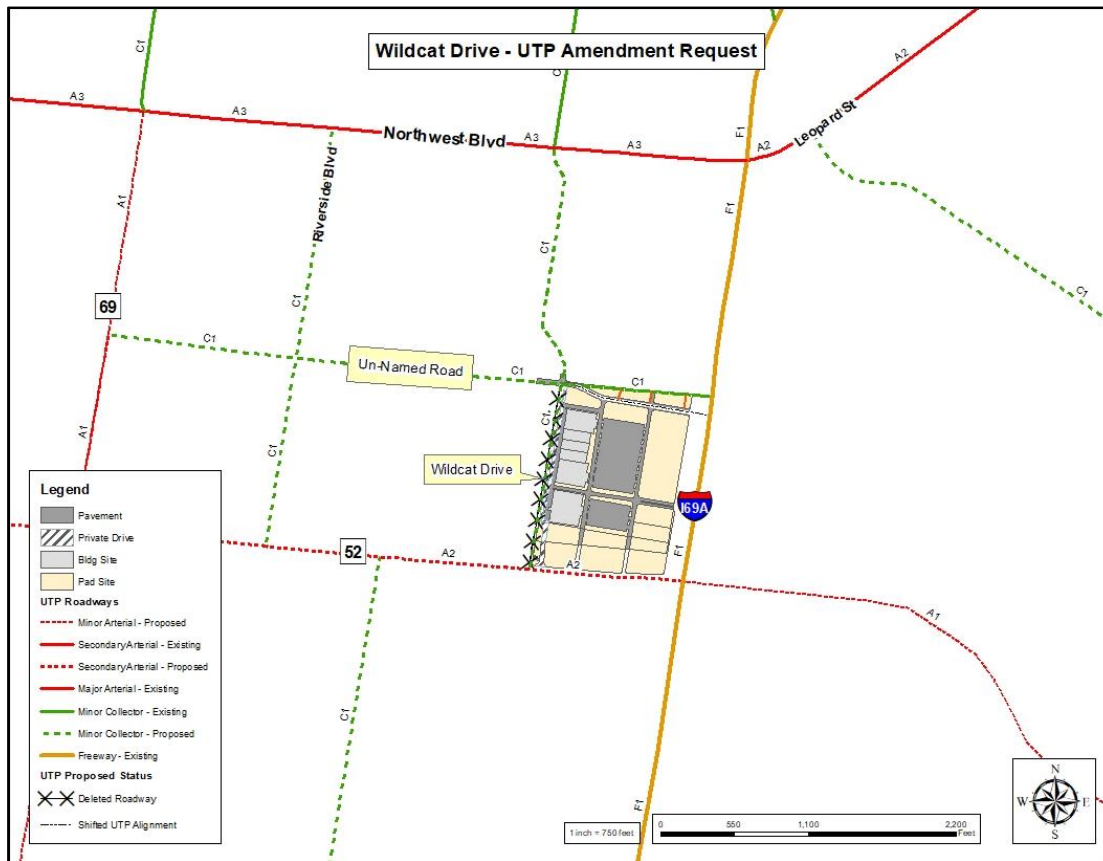
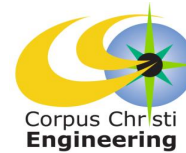


Urban Transportation Plan – Wildcat Drive



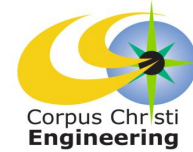


Urban Transportation Plan – Wildcat Drive





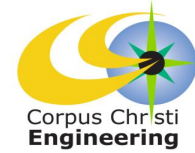
Background: Civitan Drive Project



- The applicant working with Munoz Engineering is contracted to purchase the two tracts (15.64ac & 3.26ac) currently owned by Nemec Family Properties LTD.
 - Current UTP calls for the extension of Wildcat Drive, from Northwest Boulevard to County Road 52.
 - The construction of Wildcat Drive to the North of County Road 52 and South of the un-named Collector roadway, is perceived to have reduced value due;
 - The change in landuse of the subject development from residential to commercial will reduce the utility of the subject Collector Roadway
 - The subject roadway's assumed connection to Northwest Boulevard is hampered by the existing development pattern (Northwest Hospital & Chick-fil-a).
 - The subject property will provide access and connectivity through an internal driveway system.
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Recommendation:



- Staff Recommends Approval