

GBC 13-10

Applicant: MSDC Properties, Bellatona Addition

Location: North of Highway 9, East of 36<sup>th</sup> Avenue SE, between Highway 9 and Lindsey Street.

Proposal: Land Use Plan Amendment, Rezoning and Preliminary Plat

Greenbelt Commission Final Comments - GBC 13-10

Meeting of April 15, 2013

The Greenbelt Commission sends the application forward with the following comments:

The Commission did not feel that the developer capitalized on the natural contour of the land as outlined in the Greenways Master Plan, specifically:

- o No access to the upper east side proposed trail nor the SE proposed trail;
- o Central park area has only one entrance and should have access on the west end; and
- o SE greenway is blocked off and should allow access from the residential street.

The Commission strongly encourages the developer to revisit Section 4-2026 (Specific Principles, Purposes and Goals of the Greenbelt System) of the Greenbelt Commission Code Provisions.