

Preliminary

Submittal Review Comments

Date: 07-26-2021

By: Mike Bowen, PLS

Project: Oslo Bay BLA

Submittal Date: Received 05-12-21

Attached: None

SUBMITTAL REVIEW ACTION

<input type="checkbox"/> (A) CONDITIONALLY APPROVED – SEE BELOW	<input type="checkbox"/> (D) NOT APPROVED
<input type="checkbox"/> (B) APPROVED AS CORRECTED	<input type="checkbox"/> (E) NO EXCEPTIONS TAKEN
<input checked="" type="checkbox"/> (C) REVISE AND RESUBMIT	<input type="checkbox"/> (F) NO COMMENT/INFORMATION PURPOSES ONLY

We have done a preliminary review of this BLA considering:

- Proposed lot configurations
- Applicable City Codes

A full review will be performed after items below have been addressed.

Comments:

1. Proposed lots are shown overlapping with existing road rights of way.
2. Proposed right of way vacations and dedications are not shown.
3. Existing Parcels I and II propose parcels RP1 through RP5. The number of resultant parcels in the BLA must be equal or less than the number of existing adjacent parcels.

Make corrections to address items 1 through 3 noted above so that resultant parcels do not overlap into road rights of way, whether existing or proposed. Proposed right of way vacations and dedications should be depicted. A separate Final Plat or Binding Site Plan submittal will be necessary to address item 3 if desiring to create 5 parcels from two.

Resubmittal should include a complete application including:

- Current Title reports for affected parcels
- Completed Master Land Use Application
- Completed Boundary Line Adjustment Application
- Revised Boundary Line Adjustment Map
- Lot closures

For item 3 above, submit the appropriate application unless reducing the number of proposed parcels.