Case 014-17: 350 ft. East of 33rd Street and John Duffy Drive – A request to review the Final Plat of The Woodlands 3 for the construction of a single family residential development – Schuber Mitchell Homes.

Dan Mitchell, 1621 Anderson Drive, Webb City, Missouri, stated that the Woodlands Plat 3 is an extension of The Woodlands, Plats 1 and 2. He noted that the proposed Cedar Point development was comparable to The Woodlands. Schuber Mitchell homes work well on lots that are not as wide, because the floor plans are designed for depth rather than width. Schuber Mitchell is still able to meet all city setback requirements with narrow lots because of the design of the homes.

Mr. Smith asked if there were any questions for Mr. Mitchell? Mr. Smith asked how many lots are 50 feet wide?

Mr. Mitchell stated that 40% of the lots were 50 feet wide. The interior is where you put larger lots because as people drive further in the development, there is less traffic.

Mr. Smith asked if there were any more questions? There were none. Any one present that would like to speak in favor of this case? There were none. Anyone like to speak against this case? There were none.

MR. CORTEZ MOVED, SECONDED BY MR. BROWN, THAT CASE 014-17 BE FORWARDED TO CITY COUNCIL WITH RECOMMENDATION FOR APPROVAL. THE MOTION CARRIED, WITH MR. SMITH, MR. DUNCAN, MR. CORTEZ, MR. BROWN, MR. DERMOTT AND MS. BRUECKNER-SEARS VOTING "AYE". (5 IN FAVOR, 2 ABSENT).