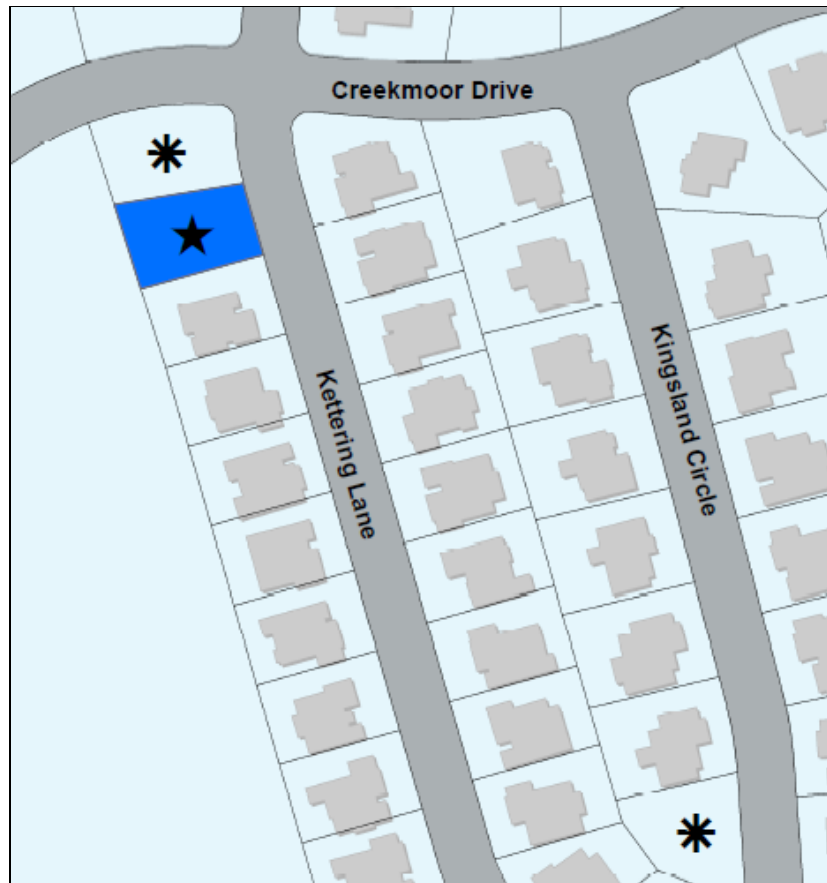




## Sidewalk Required on Undeveloped Lot

**Property Location:** 1228 Kettering Lane  
**Legal Description:** Edgewater at Creekmoor Lot 2  
**Property Owner:** Dennis B. & Toni R. Markham



### STAFF COMMENTS:

1. On 1/19/2016 the property owner was provided notice to install sidewalk on the undeveloped lot.
2. A total of three lots in this subdivision phase meet the requirement to have sidewalk installed.

## STAFF PROPOSED FINDINGS:

1. **Whether the sidewalk segment is necessary to create a continuous sidewalk from the subdivision to a school.**  
*Yes, this segment would create a continuous sidewalk to Creekmoor Drive and on to Foxridge Drive and the school.*
2. **Whether the sidewalk segment is necessary to create a continuous sidewalk from the subdivision to a sidewalk or trail on an arterial street.**  
*Yes, this segment will allow a resident to walk from the subdivision to the trail along Foxridge Drive.*
3. **Whether installation of the sidewalk segment eliminates a safety concern.**  
*Yes, the sidewalk segment eliminates the need to walk in the street.*
4. **The percentage of the developed lots (degree of completion) in the subdivision or subdivision phase is high enough to warrant the installation of the sidewalk segment.**  
*Edgewater First Plat is 90% completed. All three undeveloped lots in the subdivision phase meet the threshold this year to have sidewalk installed.*
5. **The likelihood that the lot would be developed within the next year.**  
*Unknown as to current owners plan to build upon the lot.*
6. **Whether the sidewalk segment is necessary to create a continuous sidewalk to a park or subdivision amenity such as a pool.**  
*This segment would provide connectivity to the subdivision pool.*
7. **Whether the sidewalk segment is necessary to create a continuous sidewalk between subdivisions.**  
*Yes, this segment adds to the connectivity with the Remington subdivision to the south.*
8. **Whether the sidewalk was required under a previously adopted City Code provision.**  
*Yes, sidewalk was required under a previous City Code provision.*