

## MEMORANDUM

**To:** LUC Regional Planning Commission  
**From:** Terrain Evolution, Inc.  
**Date:** July 21, 2010  
**Subject:** Glacier Park Neighborhood – Section 2, Preliminary Plat Revisions

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Glacier Park Neighborhood – Section 2 (GPN-2) was submitted for Preliminary Plat review on May 19, 2010, and was approved at the June LUC meeting. Revisions were requested by the land planner and Jerome Village Company to preserve existing wooded areas on the west side of the property. The following is a summary of the changes to the Preliminary Plat:

- 1) Butternut Court (western cul-de-sac) was eliminated. As a result, a drainage easement for a storm water management basin was also eliminated.
- 2) The southern portion of Honeysuckle Way was shifted to the west approximately ten feet to allow for correction to several lots on Hawthorne Drive that were below the required 130' depth.
- 3) The southern intersection of Honeysuckle Way and Hawthorne Drive was shifted south approximately 200 feet to allow for the recovery of lots eliminated with Butternut court.
- 4) Southern 90 degree turn on Honeysuckle Way was reduced to 100' to allow for a lot on the interior of the curve to be created.

The net result of these changes is the creation of two additional lots over the previous layout, the preservation of a significant amount of wooded area where Butternut Court was to be constructed, and an increased amount of common open space.