



**Agenda Item:** 2055 and 2125 NW State Street – Signature Village Apartments

**Report Date:** October 12, 2017

**Prepared by:** Eric Carstens, AICP  
Planning Administrator

**Staff Request:**

That the Plan and Zoning Commission approve the Site Plan for the Signature Village Apartments at 2055 and 2125 NW State Street, subject to City Council approval of the Signature Village Plat 3 final plat.

**Project Summary:**

The owner, Harvester Land Holdings, LC, is proposing to construct two 53-unit apartment buildings on Lots 15 and 16, Signature Village Plat 3. The property is located east of NW State Street, approximately 600 feet north of NW 18<sup>th</sup> Street. The site is zoned Ashland Meadows PUD.

The property will be accessed from a full access point just south of the development that provides additional access to the larger, mostly existing development. There will also be a right-in/right-out access added along NW State Street for this specific project.

There are two, three-story buildings proposed, each with 53 units. These two buildings will be constructed of brick and asphalt shingles, and will be nearly identical to the existing Bricktowne apartments to the east, which are also owned by the applicant. There is a dumpster enclosure proposed along the east edge of the development. The enclosure will be constructed of brick to match the apartment buildings.

The proposed development meets the parking requirements of the code. Storm water detention will be provided in the existing pond to the east. The proposed landscaping plan complies with all applicable regulations.