

WASHINGTON SQUARE

Preliminary Plan of Subdivision

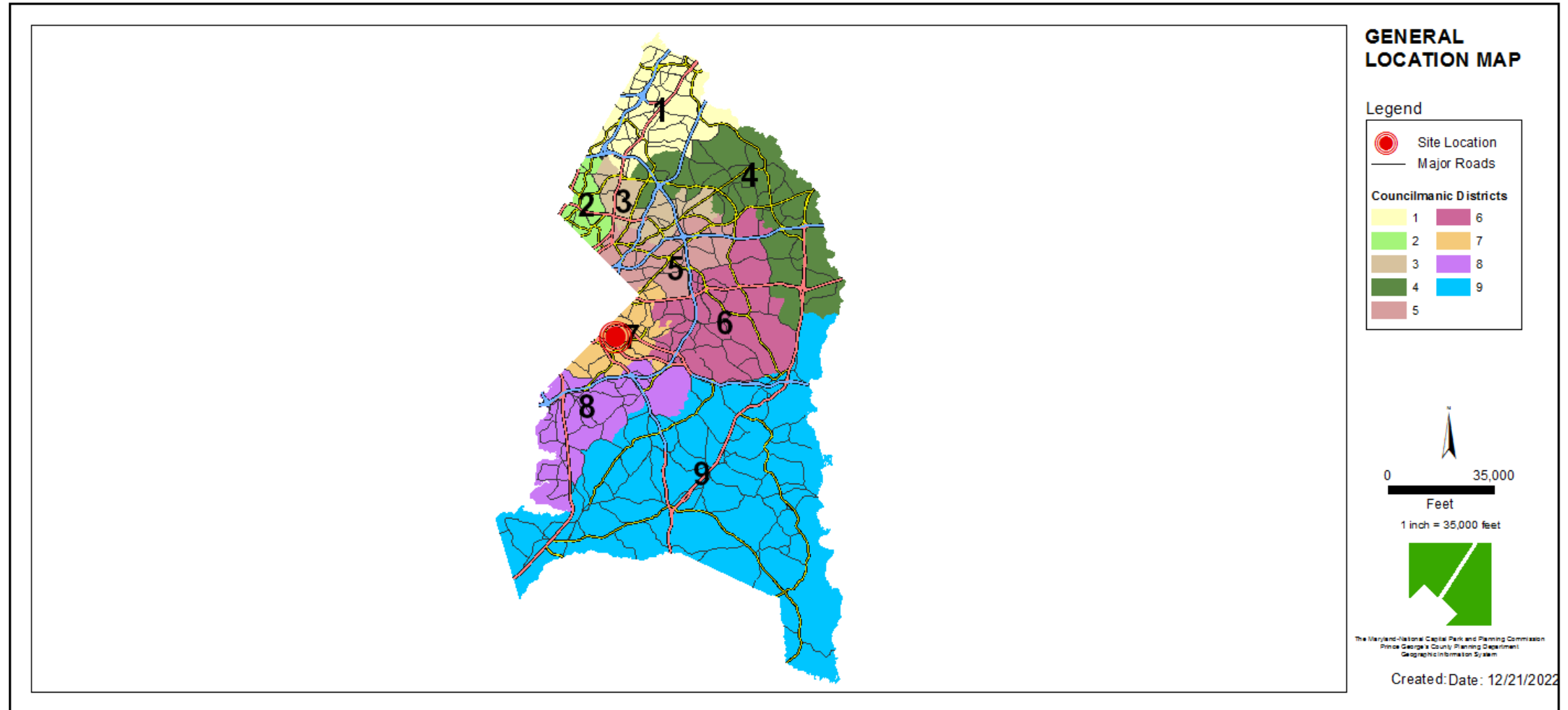
Staff Recommendation: APPROVAL with conditions



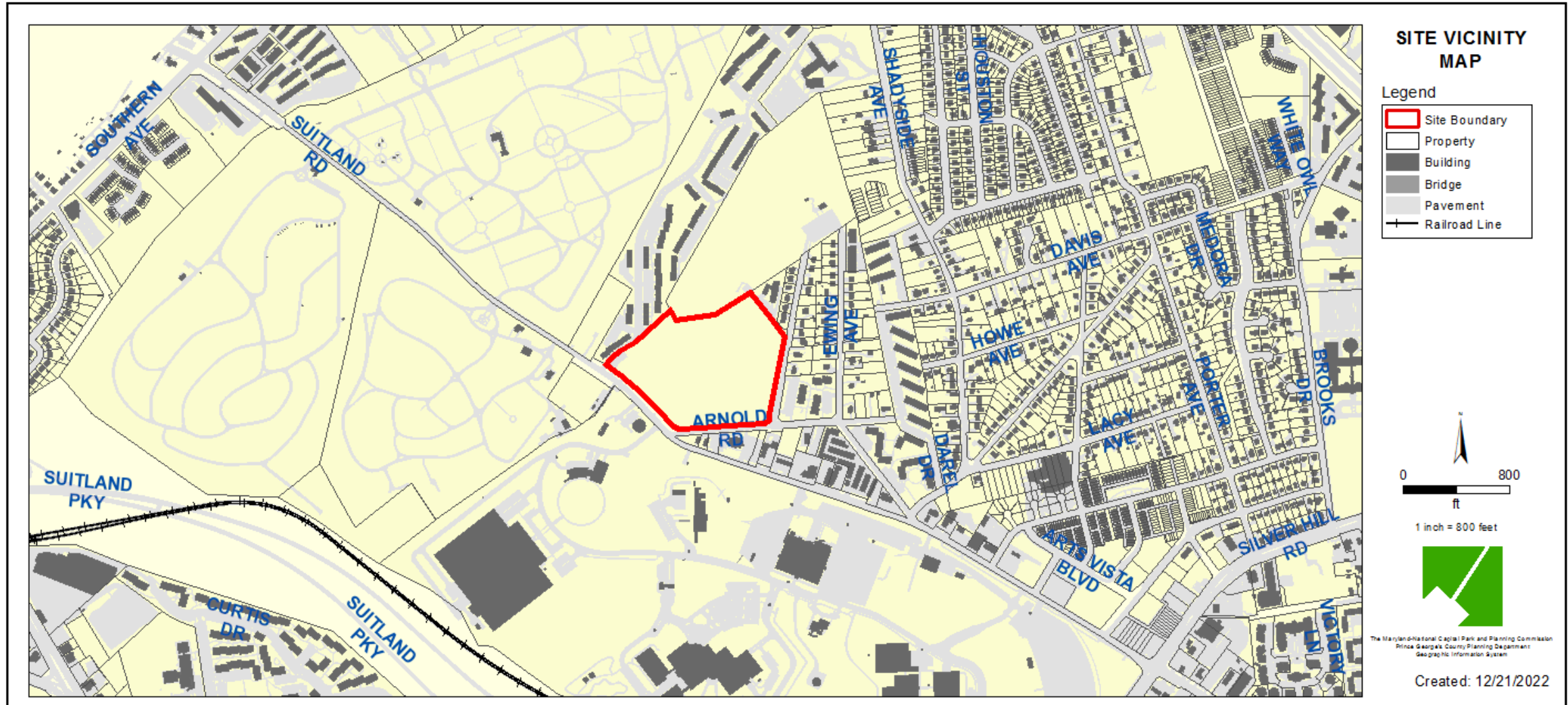
GENERAL LOCATION MAP

Council District: 07

Planning Area: 75A

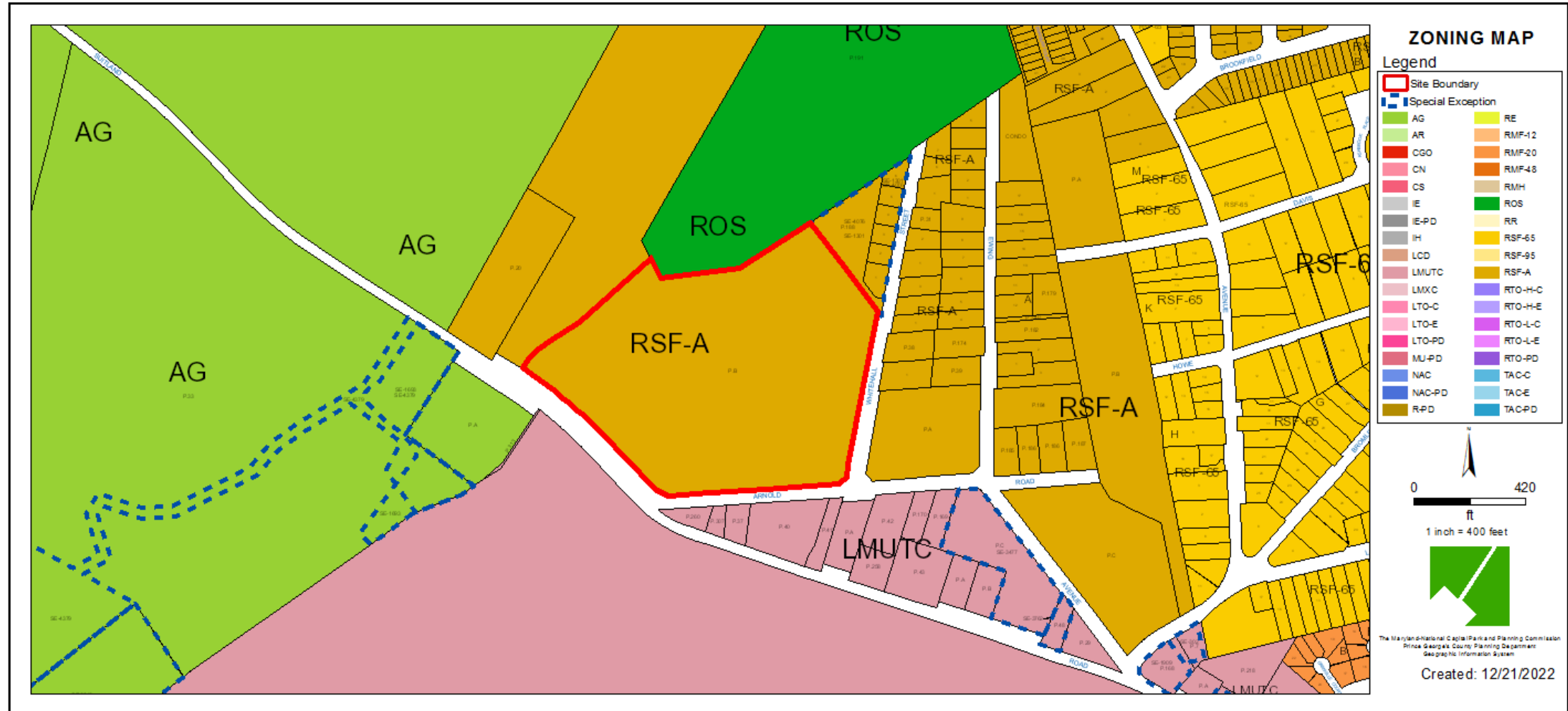


SITE VICINITY MAP



ZONING MAP

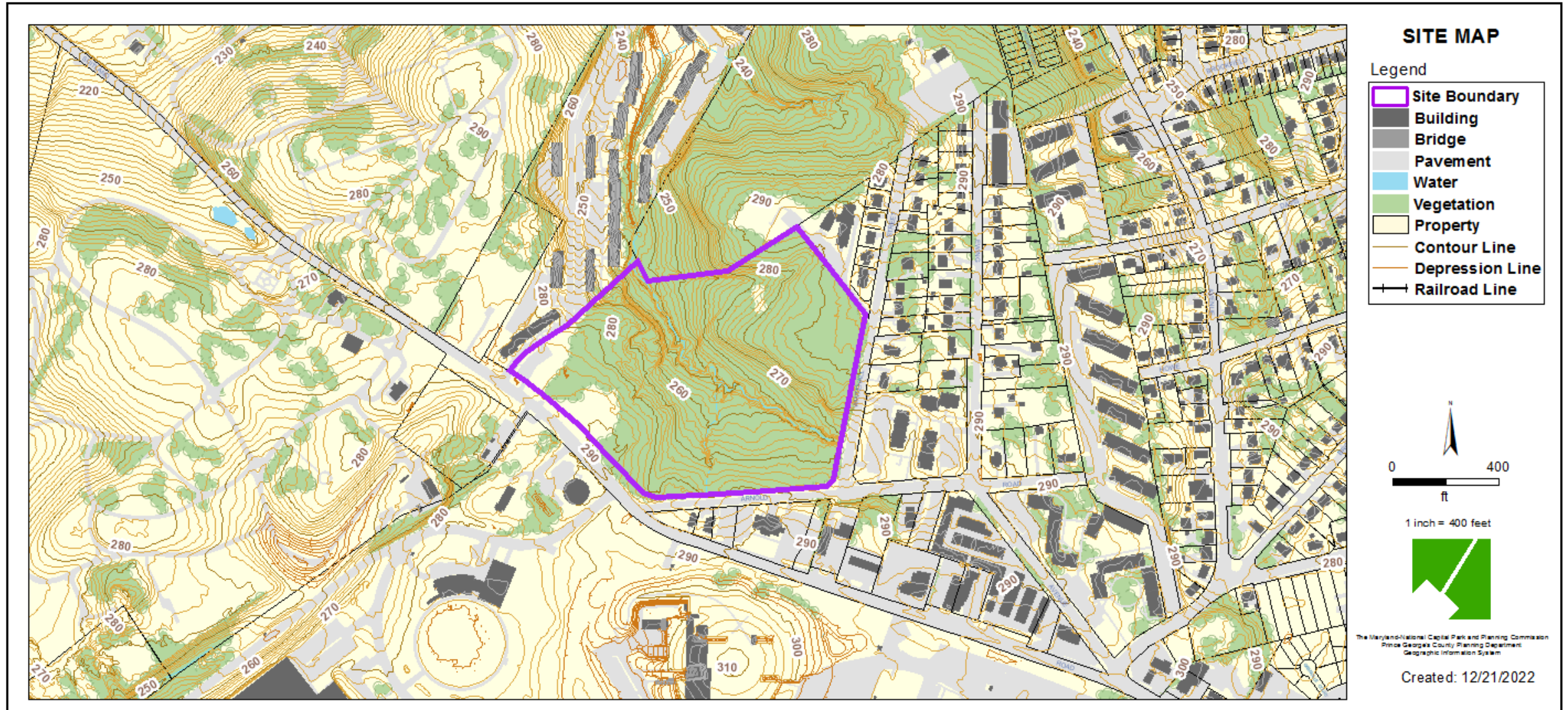
Property Zone: RSF-A



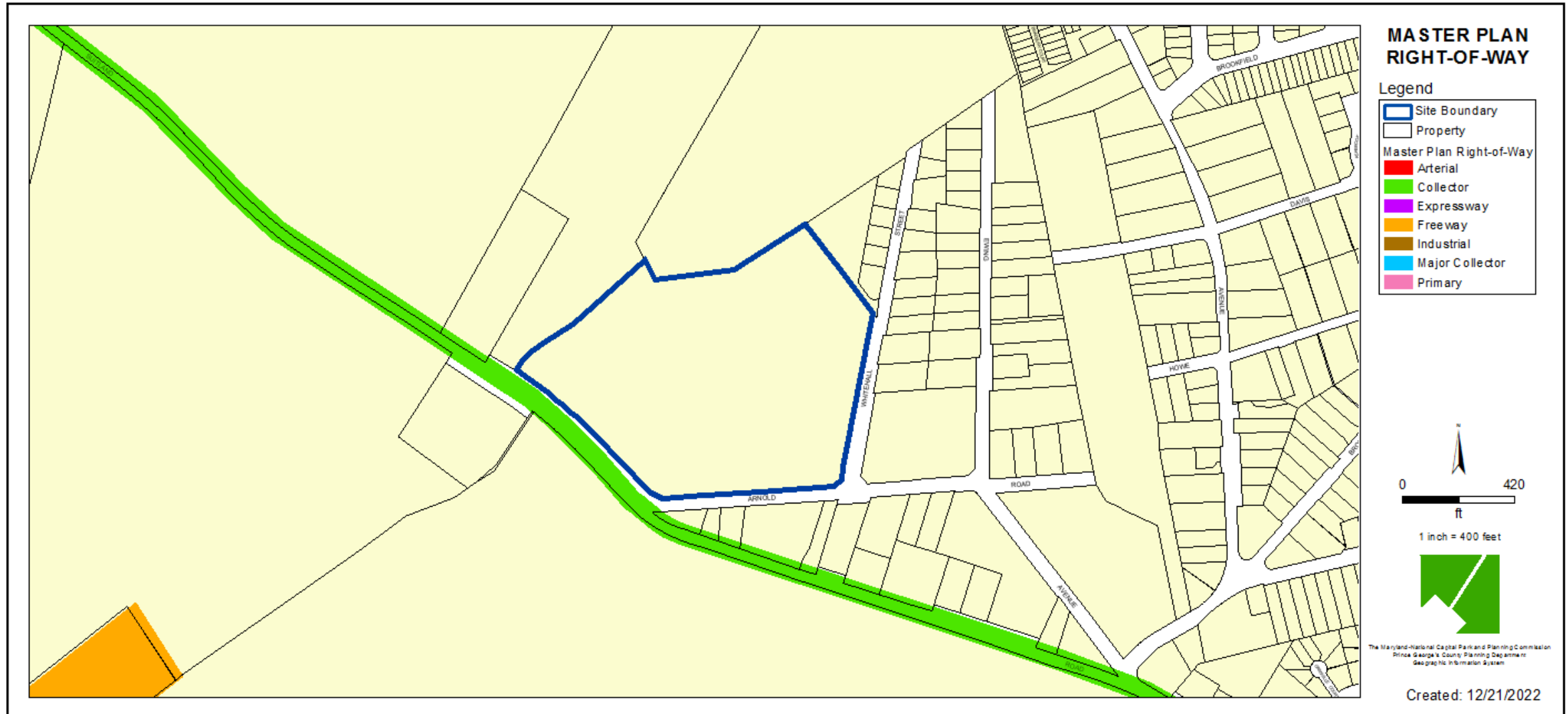
AERIAL MAP



SITE MAP



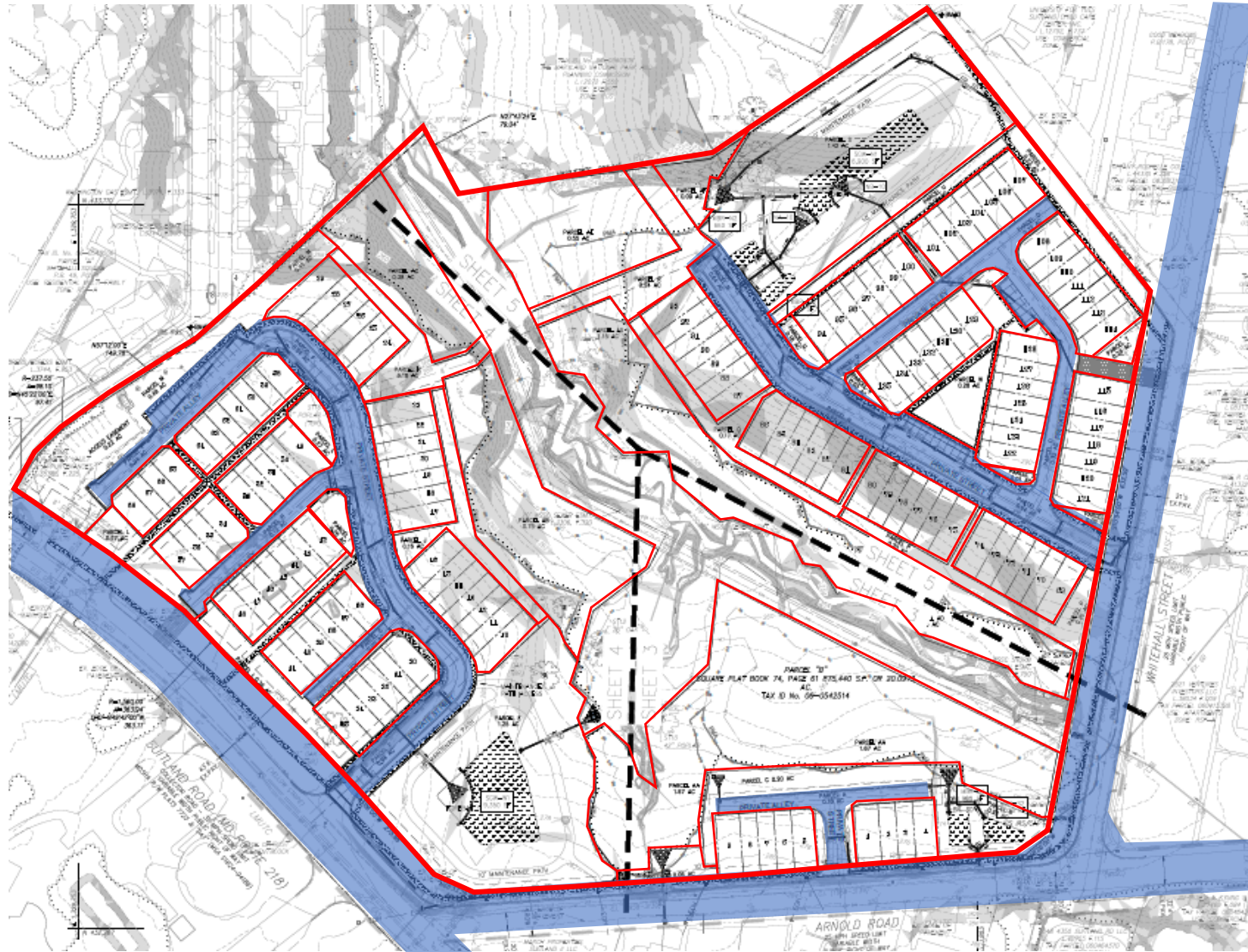
MASTER PLAN RIGHT-OF-WAY MAP



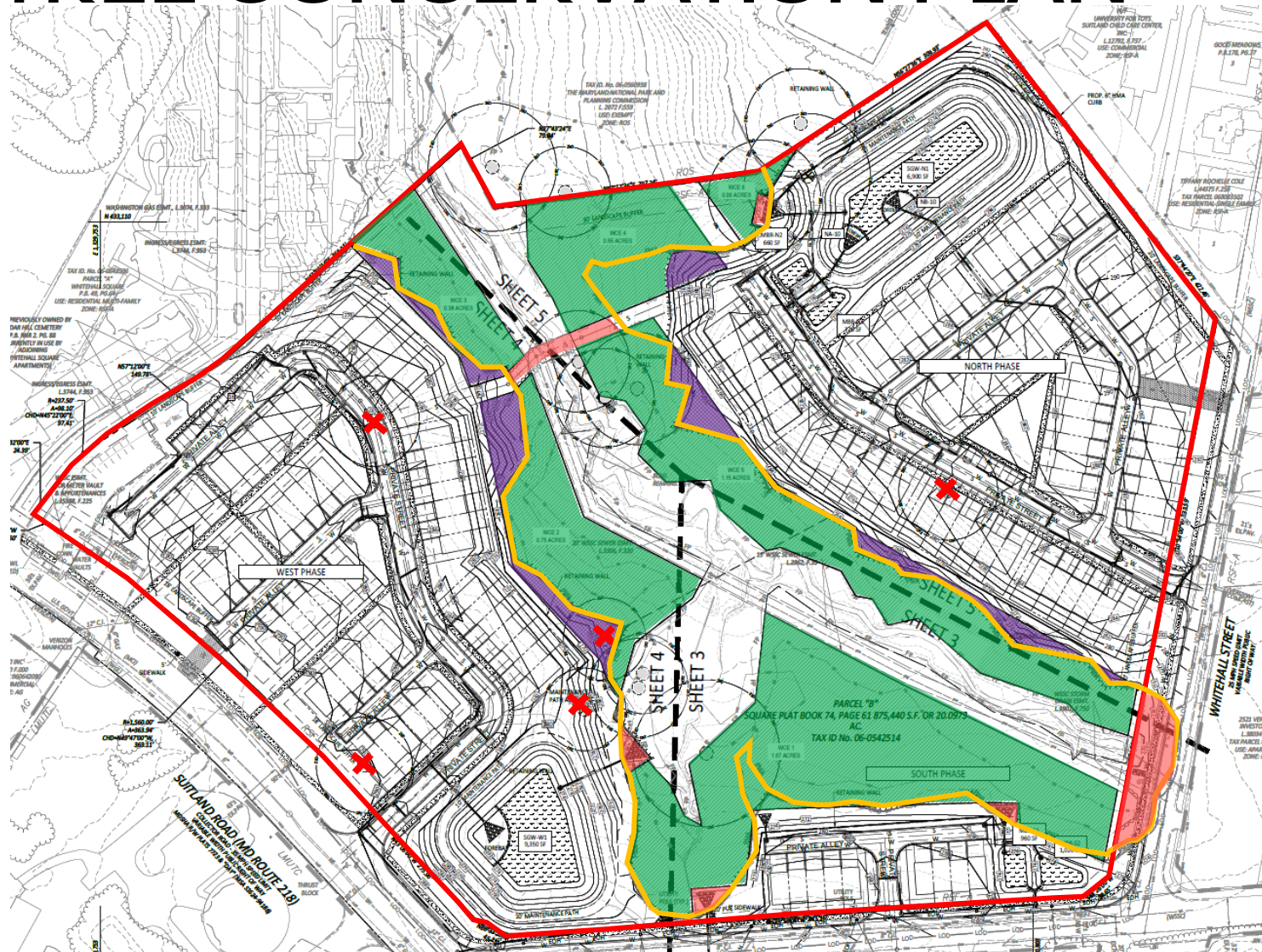
BIRD'S-EYE VIEW WITH APPROXIMATE SITE BOUNDARY OUTLINED



PRELIMINARY PLAN OF SUBDIVISION

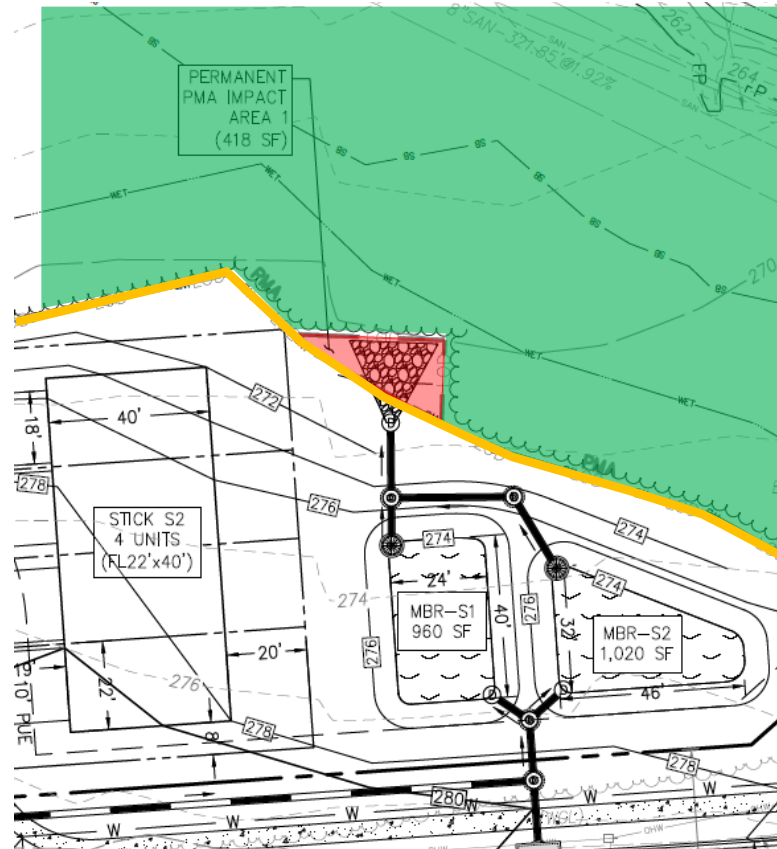


TYPE I TREE CONSERVATION PLAN

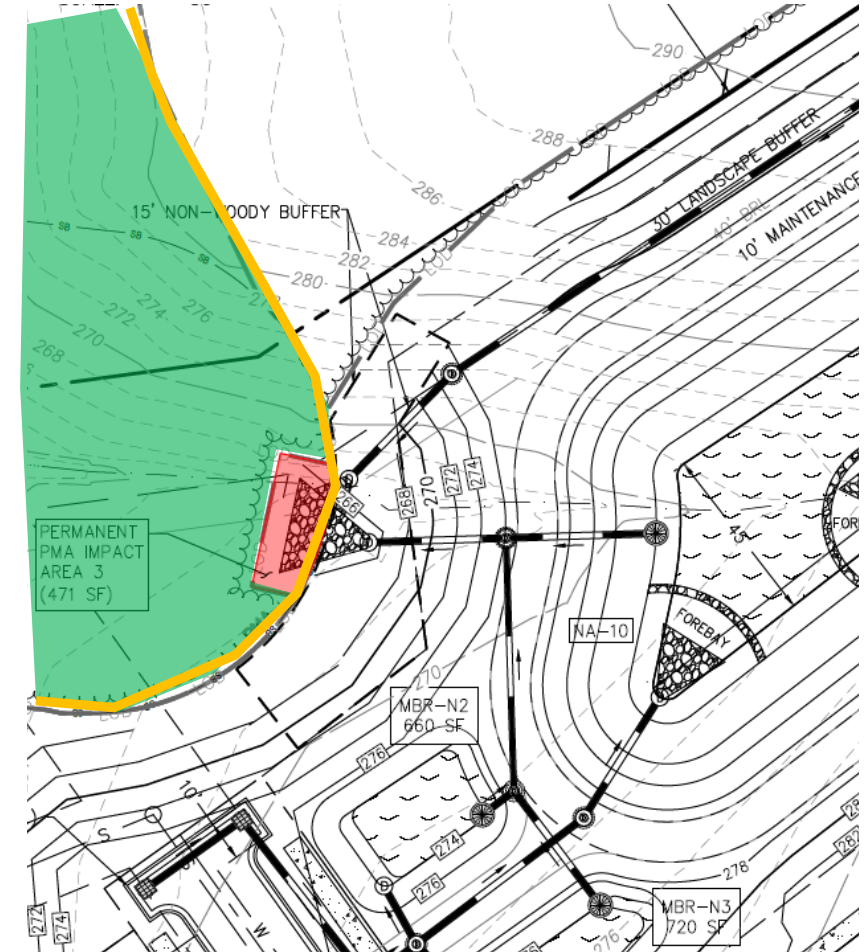
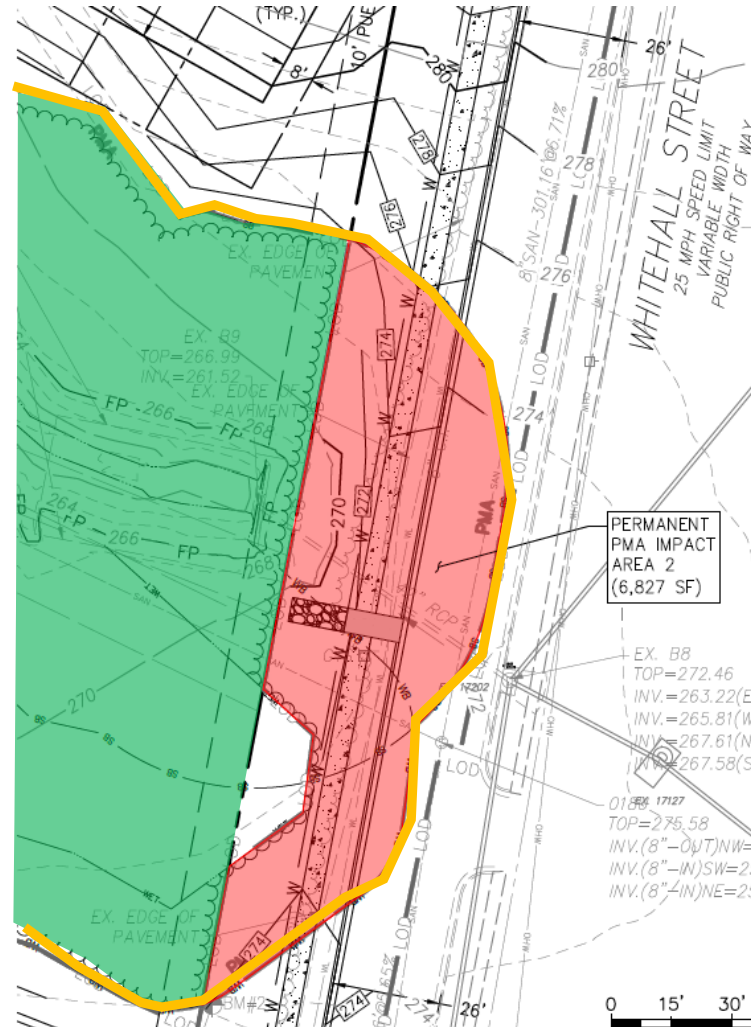


- PMA
- Woodland Conservation Area
- Afforestation Area
- PMA Impacts
- Specimen Trees to be removed

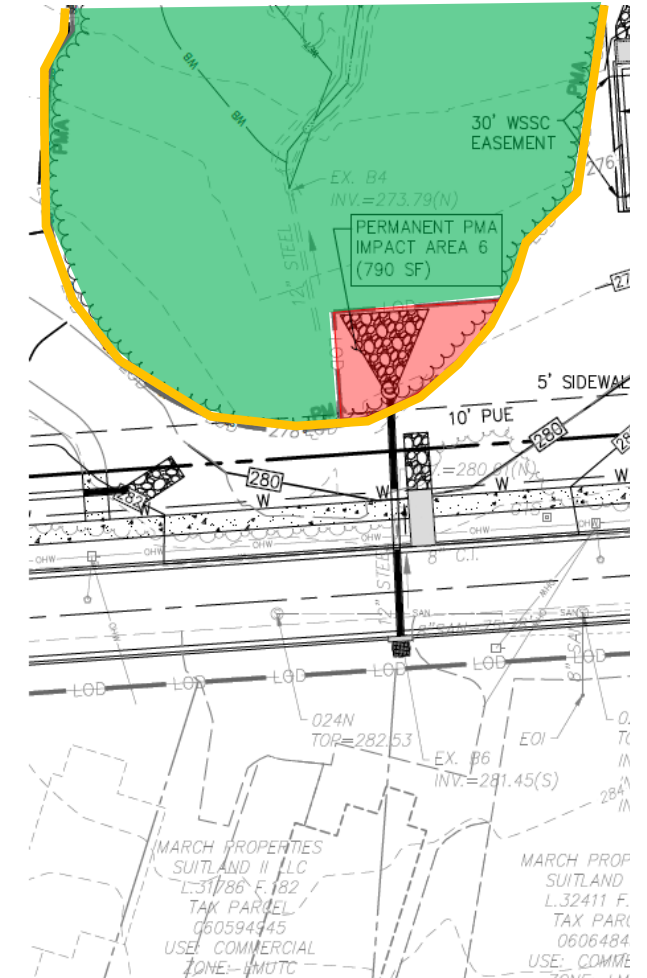
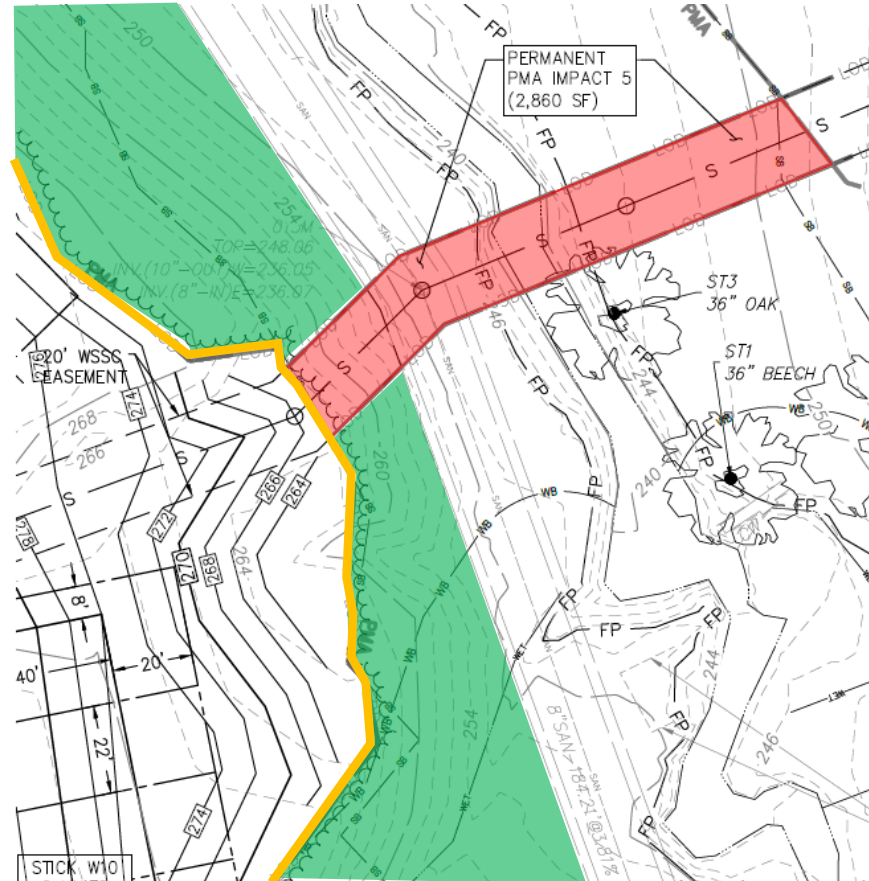
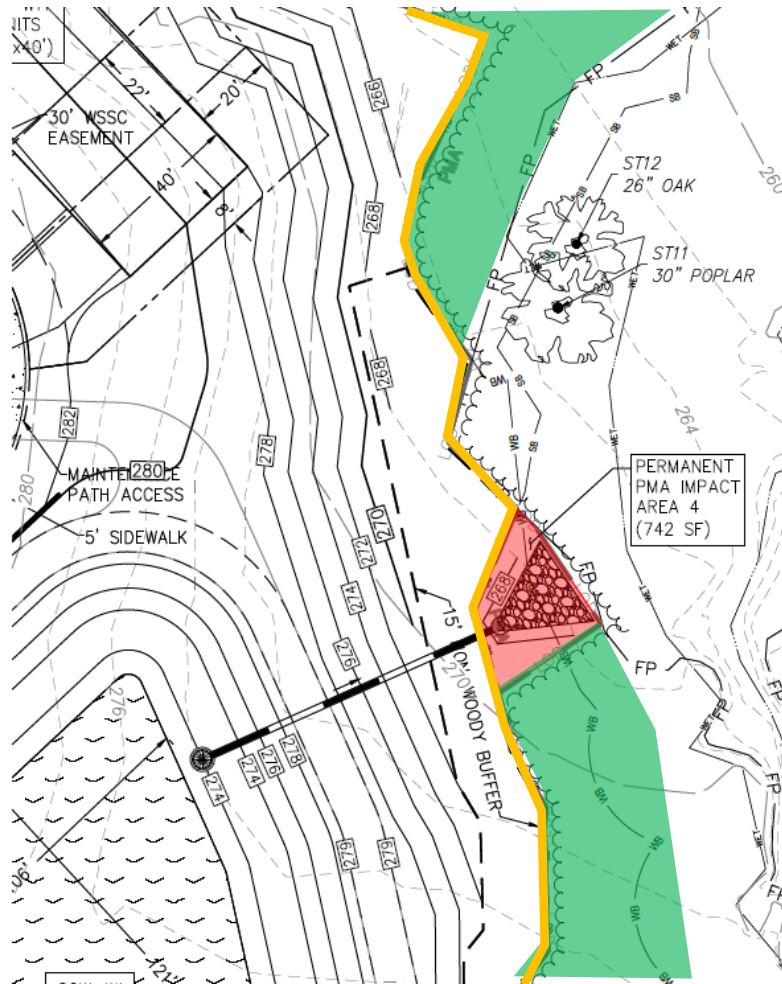
PMA IMPACTS



- PMA
- Woodland Conservation Area
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- PMA Impacts



PMA IMPACTS



- PMA
- Woodland Conservation Area
- Afforestation Area
- PMA Impacts

STAFF RECOMMENDATION

APPROVAL with 22 conditions

- PPS-2022-001
- TCP1-019-2022
- Variance from Section 25-122(b)(1)(G)

Major Issues:

- N/A

Applicant Required Mailings:

- Informational Mailing: 05/05/2022
- Acceptance Mailing: 09/26/2022