



Brevard County Board of County Commissioners

2725 Judge Fran Jamieson
Way
Viera, FL 32940

Legislation Text

File #: 5693, **Version:** 1

Subject:

Final Plat and Contract Approval, Re: North Island Villas
Developer: North Island Villas (FL) Owner IV, LLC District 2

Fiscal Impact:

None

Dept/Office:

Planning and Development

Requested Action:

In accordance with Section 62-2841(i) and Section 62-2844, it is requested that the Board of County Commissioners grant final plat approval and authorize the Chair to sign the final plat and contract for North Island Villas.

Summary Explanation and Background:

There are three stages of review for subdivision plan approval: the pre-application conference, the preliminary plat/final engineering plan review, and the final plat review. The pre-application conference for the above project was held on August 27, 2018. The preliminary plat and final engineering plans, which is the second stage of approval, were approved on March 10, 2022. The third stage of review is the final plat approval for recordation. The applicant is posting a performance bond and contract for guarantee of the completion of the infrastructure improvements.

Staff has reviewed the final plat and contract for the North Island Villas, and has determined that it complies with the applicable ordinances.

The parcel is zoned RA-2-4 with a recorded Binding Development Plan recorded in ORB 8003, Page 355 limiting the density to 48 units. The proposal is for 48 town home sites on 12.85 acres.

This approval is subject to minor engineering changes as applicable. Board approval of this project does not relieve the developer from obtaining all other necessary jurisdictional permits.

Reference: 22FM00020, 18SD00016

Contact: Tim Craven, Planner II, Ext. 58266

Clerk to the Board Instructions:

Please have the contract signed, and return the original and a certified copy to Planning and Development.

