



SUBFY2023-0001

Mod Court Townhomes

Condition Item #4 – Setback Waiver

1. Provide a note on the final plat to read, “Building setback lines shall be in accordance with the approved planned unit development application, Garden City file number SUBFY2023-0001”.
 - a. The approved reductions from code required setback are:
[Clarification needed]
 - i. Lots 1-3, 8-22
 1. Rear Setback:
 2. Side Yard Setbacks:
 - ii. Lot 4-7 Front Setback:

Proposed Recommendation

1. Provide a note on the final plat to read, “Building setback lines shall be in accordance with the approved planned unit development application, Garden City file number SUBFY2023-0001”.
 - a. The approved reductions from code required setback are:
 - i. Lots 1-3, 4-7, and 8-22
 1. Rear Setback: 0'
 2. Side Yard Setbacks: 0'
 3. Front Setback: 0'

Updated
Landscape
Plan – Not
Reviewed

