

REQUEST:	Request by the Robin Hood Enterprises to rename a portion of public street Crusade Drive as Shelly Court.
APPLICANT(S):	Claassen Engineering, 2705 University Avenue, Waterloo, Iowa 50704.
GENERAL DESCRIPTION:	Robin Hood Enterprises is requesting to Rename a portion of public right of way from Crusade Drive to Shelly Court, and no existing homes are addressed off of Crusade Drive.
IMPACT ON NEIGHBORHOOD:	The request would not appear to have a negative impact on the area.
VEHICULAR & PEDESTRIAN TRAFFIC CONDITIONS:	There would not be a negative impact on vehicular and pedestrian traffic in the area, as the request is just to change the name of Crusade Drive to Shelley Court.
RELATIONSHIP TO RECREATIONAL TRAIL PLAN:	The Shaulis Road Trail is located a quarter mile to the south of the proposed plat.
SURROUNDING LAND USE/ ZONING HISTORY FOR SITE AND IMMEDIATE VICINITY:	<p>North- "B-P" Business Park District- currently in crop production.</p> <p>East- "R-1"- One & Two Family Residence District- single family dwellings.</p> <p>South- "A-1" Agriculture District- farmstead with livestock</p> <p>West- "R-3, R-P" Planned Multiple Family District- drainage way & single family homes</p> <p>The site is zoned "R-1" One and Two Family Residence District and has been since the adoption of Ordinance 4720 on September 15, 2004 when it was rezoned from "A-1" Agricultural District.</p>
BUFFERS REQUIRED/ NEEDED:	The request would not require any buffering by ordinance standards.
DEVELOPMENT HISTORY:	The single family residences to the north have been built within the last 10 years. The home located on the ag property to the south was constructed in 1934. The homes to the west were constructed in the 1970's.
FLOODPLAIN:	The proposed street to be renamed is not located within a special flood hazard area as indicated by the Federal Insurance Administration's Flood Insurance rate Map Community Number 19013C0284F, dated July 18, 2011.
PUBLIC /OPEN SPACES/ SCHOOLS:	Prairie Grove park is located across W 4th Street to the east of the proposed subdivision.
UTILITIES: WATER, SANITARY SEWER,	The proposed street renaming will not have any impact on

STORM SEWER,
ETC.

utilities.

RELATIONSHIP TO
COMPREHENSIVE
LAND USE PLAN:

The Future Land Use Map designates the area in question as Mixed Residential. This request would be in compliance with such designation. The site is located within the Primary Growth Area as designated on the Growth Area Map within the Comprehensive Plan.

STAFF ANALYSIS –
ZONING
ORDINANCE:

The Engineering Department has reviewed the naming of the street, and found there to be no conflicts with the proposed name of Shelly Court and recommends that the name be approved.

STAFF ANALYSIS –
SUBDIVISION
ORDINANCE:

No subdividing of land is required for this request.

STAFF
RECOMMENDATION:

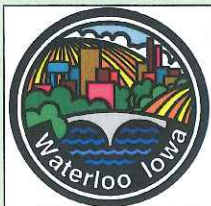
Therefore, it is staff's recommendation that the street renaming be approved for the following reason(s):

1. The Engineering Department has reviewed the request and concurs with the renaming of Crusade Drive as Shelly Court, as it does not conflict with any other street names and recommends approval.

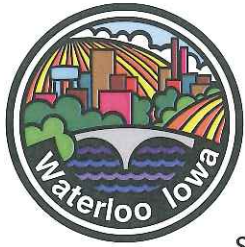
**City of Waterloo Planning, Programming and Zoning Commission
October 14, 2014**



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Feet



**Street Renaming
"Shelley Court"**



CITY OF WATERLOO, IOWA

WATERLOO ENGINEERING DEPARTMENT

715 Mulberry Street • Waterloo, IA 50703 • (319) 291-4312 Fax (319) 291-4262

City Engineer • email: city.engineer@waterloo-ia.org

September 8, 2014

Aric Schroeder
City Planner
715 Mulberry St.
Waterloo, IA 50703

RE: RENAMING PUBLIC CRUSADE DRIVE TO SHELLEY COURT

Dear Aric:

The Engineering Department has received a request to rename the existing public street known as Crusade Drive to Shelley Court. The location of Crusade Drive is from that portion of William Drive northwesterly of Luxley Drive and then going southwesterly 155.00 feet. Crusade Drive is legally described as being located in Tract "B" Nottingham Heights Addition.

The plan is to extend Crusade Drive southwesterly into the proposed Nottingham Third Addition and rename it Shelly Court. Currently there are no addresses that have been issued off of Crusade Drive.

Therefore, the Engineering Department recommends that public Crusade Drive be renamed Shelley Court.

Sincerely,

Eric Thorson, PE
City Engineer

Cc: Steve Walker, Draftsman

CITY WEBSITE: www.cityofwaterlooia.com

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