



Pinellas County

Staff Report

File #: 21-200A, **Version:** 1

Subject:

Plat of Silver Ridge, a private residential subdivision.

Recommended Action:

Approval of the plat for Silver Ridge located on the southwest corner of Belcher Road and Alderman Road in Section 36, Township 27 South, Range 15 East, and acceptance of the sidewalk and street sign guarantees for recording.

- The private subdivision is located on the southwest corner of Belcher Road and Alderman Road.
- Taylor Morrison of Florida, Inc. is submitting this plat as a requirement for Site Plan Number 4692.
- The site is being subdivided into 30-single family lots and two tracts.
- The site is designed to be a private subdivision and the two tracts will be dedicated to the Homeowners Association.
- Sidewalks and Street signs are a requirement of this subdivision.

Strategic Plan:

Foster Continual Economic Growth and Vitality

4.3 Catalyze redevelopment through planning and regulatory programs

Deliver First Class Services to the Public and Our Customers

5.3 Ensure effective and efficient delivery of county services and support

5.4 Strive to exceed customer expectations

Summary:

- Per Pinellas County code and State law, properties that are split creating 3 or more lots are subject to a site plan and platting process.
- This plat is a requirement of Site Plan No. 4692.
- The private subdivision is located on the southwest corner of Belcher Road and Alderman Road.
- It contains 30-single family lots and two tracts.
- Sidewalks and Street signs are a requirement of this subdivision.

Background Information:

Taylor Morrison of Florida, Inc. has submitted this plat for a private subdivision containing 30-single family lots and two tracts. The HOA is accepting the two tracts. Sidewalks and street signs are a requirement for this subdivision. Approval of this plat will allow the developer to sell the lots which will create additional tax revenue.

Fiscal Impact:

Funds in the amount of \$4,791.50 have been collected for the review and processing of the plat.

Staff Member Responsible:

Blake Lyon, Director, Development Review Services

Partners:

N/A

Attachments:

Table of Motions

Private Street Sign Installation

Sidewalk Guarantee

Location Map

Signed Plat; 2 pages