

**CONDITIONS OF APPROVAL SUMMARY (PLAT2020-0014)**

| <b>PLANNING DEPARTMENT: CONDITIONS OF APPROVAL</b> |   |
|--|---|
| <b>CONVEYANCE PLAT (Sec. 142-81)</b>               |   |
| <b>Not Met</b>                                     | <b>Item Description</b>   |
| X  | <p><b>Sec. 142-76 via Sec. 142-81(d)</b> Title Block with:</p> <ul style="list-style-type: none"> <li>• “Conveyance Plat”</li> <li>• Proposed Addition Name, then Lot(s) and Block(s)</li> <li>• “Being a replat of...” Existing Lot, Block and Addition Name (if previously platted)</li> <li>• Acreage</li> <li>• Survey Name and Abstract</li> <li>• City of McKinney, Collin County, Texas</li> </ul> |
| X  | <p><b>Sec. 142-76 via Sec. 142-81(d)</b> Two (2) Points tied to State Plane Coordinate System, Texas North Central, FIPS 4202</p>   |
| X  | <p><b>Sec. 142-76 via Sec. 142-81(d)</b> Existing Features for Properties Immediately Adjacent:</p> <ul style="list-style-type: none"> <li>• Property Lines</li> <li>• Streets and Alleys</li> <li>• Easements (including drainage, water, and sewer)</li> <li>• Lot, Block, and Addition Name</li> <li>• Filing Information</li> </ul>   |
| X  | <p><b>Sec. 142-76 via Sec. 142-81(d)</b> Proposed Subdivision Plan showing:</p> <ul style="list-style-type: none"> <li>• Lots designating Lot Numbers and Blocks and Dimensions</li> <li>• Rights-of-Way and Dimensions</li> <li>• Easements and Dimensions (existing easements must include filing information)</li> <li>• Floodplain</li> <li>• Proposed Street Names</li> </ul>                        |
| X  | <p><b>Sec. 142-76 via Sec. 142-81(d)</b> Owner’s Dedication and Signature Block with Name of Owner Printed</p>  |
| X  | <p><b>Sec. 142-76 via Sec. 142-81(d)</b> Approval Certificate with Signature Block for the Planning and Zoning Commission Chairman</p>  |

**ENGINEERING DEPARTMENT PLAT SUMMARY**

| <b>Not Met</b>                      | <b>Item Description</b> |  |
|-------------------------------------|-------------------------|--|
| <input checked="" type="checkbox"/> | <b>SUB 142-81 (b)</b>   | (3)To record the subdivision of a property into parcels, five acres or smaller in area, provided that each parcel has direct access to all required public improvements (water, sanitary sewer, storm sewer) via dedicated easements or direct adjacency to existing infrastructure, no portion of the lot is smaller than 45 feet wide, and each parcel has adequate access to an existing public right-of-way via frontage on said right-of-way or via the dedication of access easements. |