

**CONDITIONS OF APPROVAL CHECKLIST (PLAT2022-0234)**

<b>PLANNING DEPARTMENT: EXPLANATION FOR DISAPPROVAL CHECKLIST/ CONDITIONS OF APPROVAL</b>	
<b>CONVEYANCE PLAT (UDC Section 305.F)</b>	
<b>Not Met</b>	<b>Item Description</b>
X	UDC Section 305F.4 via UDA Section 305B.3 Two (2) Points tied to State Plane Coordinate System, Texas North Central, FIPS 4202
X	UDC Section 305F.4 via UDA Section 305B.3 Property within City Limits includes the following note on each page: <ul style="list-style-type: none"> <li>• “CONVEYANCE PLAT ONLY: NOT FOR DEVELOPMENT”</li> </ul> “A conveyance plat is a map of property approved by the city for the purpose of sale or conveyance in its entirety or interests thereon defined. Lots created by a conveyance plat may not have all necessary public utilities available for immediate use. No certificate of occupancy shall be issued nor permanent public utility service provided to any lot(s) created by a conveyance plat until all required public improvements have been constructed and accepted and a record plat is filed for record with the county clerk. Selling a portion of property by metes and bounds, except as shown on an approved, filed and accepted conveyance plat, record plat, minor plat or minor replat is a violation of the city's Code of Ordinances and State Law.”
X	UDC Section 305F.4 via UDA Section 305B.3 Approval Certificate with Signature Block for the Planning and Zoning Commission Chairman

**ENGINEERING DEPARTMENT PLAT CHECKLIST**

<b>Not Met</b>	<b>Item Description</b>	
<input checked="" type="checkbox"/>	UDC 305-F	Include "Conveyance Plat Only - Not For Development" notes
<input checked="" type="checkbox"/>	EDM 2.5.B	Dedicate ROW for future Custer Rd RTL onto Falcon View Dr