



19-0206CVP2

TITLE: Consider/Discuss/Act on a Conveyance Plat for Lots 1 and 2, Block A, of Addison Wilson Addition, Located on the North Side of Laud Howell Parkway and on the East Side of Trinity Falls Parkway

COUNCIL GOAL: Direction for Strategic and Economic Growth
(1C: Provide a strong city economy by facilitating a balance between industrial, commercial, residential, and open space)

MEETING DATE: February 4, 2020

DEPARTMENT: Development Services - Planning Department

CONTACT: Jennifer Arnold, AICP, Director of Planning
Kaitlin Gibbon, Planner I

RECOMMENDED CITY COUNCIL ACTION: Staff recommends approval of the proposed conveyance plat due to its conformance with the Subdivision Ordinance and all applicable standards of the city.

ITEM SUMMARY: The applicant is proposing to subdivide approximately 127.14 acres into two lots, Lot 1 (approximately 15.53 acres) and Lot 2 (approximately 111.62 acres).

The approval of the conveyance plat authorizes the recordation and conveyance of the parcel(s) created thereon, but does not authorize any type of development on the property. The applicant and future owner(s) of the property remain obligated to comply with all provisions of the Subdivision Ordinance upon future development of the property including, but not limited to, all platting requirements, required public improvements, utility extensions, street improvements, right-of-way and easement dedications, and all other applicable requirements of the Subdivision Ordinance. The submission and approval of a conveyance plat does not vest any rights in the property.

Because Conveyance Plats are not for development purposes, a standard conditions checklist is not required.

APPLICATION SUBMITTAL DATE: November 11, 2019 (Original Application)
January 23, 2020 (Revised Submittal)

APPROVAL PROCESS: The City Council is the final approval authority for the proposed conveyance plat.

OPPOSITION TO OR SUPPORT OF REQUEST: Staff has received no comments in support of or opposition to this request.

BOARD OR COMMISSION RECOMMENDATION: The proposed conveyance plat was previously brought before the City Council on December 3, 2019 with an action of disapproval due to the lack of conformance with the Subdivision Ordinance.

SUPPORTING MATERIALS:

[Location Map and Aerial Exhibit](#)

[CC Minutes 12.03.2019](#)

[Letter of Intent](#)

[Proposed Conveyance Plat](#)