

CONDITIONS OF APPROVAL SUMMARY(PLAT2020-0106)

PLANNING DEPARTMENT: CONDITIONS OF APPROVAL SUMMARY	
MINOR REPLAT (Sec. 142-78)	
Not Met	Item Description
x	Sec. 142-77 via Sec. 142-78 (a) Title Block with: <ul style="list-style-type: none"> • “Minor Replat” • Proposed Addition Name, then Lot(s) and Block(s) <u>OR</u> Number of Lots and Common Areas (Residential Development only) • “Being a replat of...” Existing Lot, Block and Addition Name • Acreage • Survey Name and Abstract • City of McKinney, Collin County, Texas
x	Sec. 142-77 via Sec. 142-78 (a) Two (2) Points tied to State Plane Coordinate System, Texas North Central, FIPS 4202
x	Sec. 142-77 via Sec. 142-78 (a) Location Map and Associated North Arrow to Show All Major Roads within 1,000’ of the Subject Property
x	Sec. 142-77 via Sec. 142-78 (a) Existing Features for Properties Immediately Adjacent: <ul style="list-style-type: none"> • Property Lines • Streets and Alleys • Easements (including drainage, water, and sewer) • Lot, Block, and Addition Name • Filing Information
x	Sec. 142-77 via Sec. 142-78 (a) Existing Features outside the Subject Property are Ghosted
x	Sec. 142-77 via Sec. 142-78 (a) Proposed Subdivision Plan showing: <ul style="list-style-type: none"> • Lots designating Lot Numbers and Blocks and Dimensions • Common Areas (should be defined as “CA-XX” where “XX” is the block and number) • Rights-of-Way and Dimensions • Easements and Dimensions (existing easements must include filing information) • Floodplain • Proposed Street Names
x	Sec. 142-77 via Sec. 142-78 (a) Existing Filing Information for the Subject Property
x	Sec. 142-77 via Sec. 142-78 (a) Legend for Any Symbols or Acronyms
x	Sec. 142-77 via Sec. 142-78 (a) Property within City Limits includes the following note on each page: <ul style="list-style-type: none"> • “All proposed lots situated in whole or in part within the City’s corporate limits comply with the minimum size requirements of the governing zoning district and the requirements of the subdivision ordinance”
x	Sec. 142-78 (a) Purpose Statement
x	Sec. 142-77 via Sec. 142-78 (a) Owner’s Certificate showing the Legal Description for the Property
x	Sec. 142-77 via Sec. 142-78 (a) Owner’s Dedication and Signature Block with Name of Owner Printed
x	Sec. 142-77 via Sec. 142-78 (a) Approval Certificate with Signature Block for the Planning and Zoning Commission Chairman
SETBACK EXHIBIT (FOR SINGLE FAMILY OR DUPLEX RESIDENTIAL PLATS)	
Included	Item Description
x	Existing Features outside the Subject Property are Ghosted
x	Proposed Subdivision Plan showing: <ul style="list-style-type: none"> • Lots designating Lot Numbers and Blocks and Lot Size • Front, Rear, Side and Side-at-Corner Setback Lines • Lot Width Measurement at Front Setback Line (if lot is on a curve) • Common Areas • Rights-of-Way

	<ul style="list-style-type: none">• Easements• Floodplain
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