

CONDITIONS OF APPROVAL SUMMARY FOR FINAL PLAT (PLAT2023-0108)

PLANNING DEPARTMENT PLAT SUMMARY		
Not Met	Item Description	Item Description
<input checked="" type="checkbox"/>	UDC Section 305B.3.c	V. Immediately adjacent properties, including lot and street layouts, and the county filing information. Features situated outside the subdivision shall be appropriately distinguished from features situated within the subdivision
<input checked="" type="checkbox"/>	UDC Section 305B.3.c	VIII. The location, width, and description of all easements for right-of-way provided for public services, utilities or fire lanes and any limitations on use of the easements;
<input checked="" type="checkbox"/>	UDC Section 305B.3.g	<p>The following certificate shall be placed on the plat in a manner that will allow the completion of the certificate by the proper party: Approved</p> <p>_____</p> <p>Presiding Officer City of McKinney, Texas</p> <p>_____</p> <p>Date Attest</p> <p>_____</p> <p>City Secretary or Board/Commission Secretary</p> <p>_____</p>
<input checked="" type="checkbox"/>	UDC Section 305B.3.g	For lots in the City limits: "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."

ENGINEERING DEPARTMENT PLAT CHECKLIST

Not Met	Item Description	
<input checked="" type="checkbox"/>	EDM 5.1.G	All proposed water or wastewater facilities that are outside of ROW or existing easements, shall be provided with permanent water or wastewater easement.
<input checked="" type="checkbox"/>	EDM 8.4.F	Post-Construction BMP maintenance requirements should be summarized and labeled on record plat.

PARKS DEVELOPMENT OFFICE
DRC COMMENT SHEET

Planning Case:	PLAT2023-0108
Project Name:	Parcel 813A
Parkland Dedication/Cash in Lieu of	N/A
Park Development Fee	N/A
Median Landscape Fee	Due for frontage along Eldorado Pkwy at \$25.50 per linear foot; due at time of plat filing. 727 linear feet X \$25.50 = \$18,538
Hike and Bike Trail	10' wide concrete hike and bike trail is required along south side of Eldorado Pkwy in place of a standard sidewalk.

Reviewed By:	Dakota Cryer, Parks Planner dcryer@mckinneytexas.org 972-547-7489
---------------------	---