

CONDITIONS OF APPROVAL FOR FINAL PLAT (PLAT2023-0110)

PLANNING DEPARTMENT: CONDITIONS OF APPROVAL	
FINAL PLAT (UDC Section 305B)	
Not Met	Item Description
X	UDC Section 305B.3.b An exhibit showing the entire proposed subdivision layout on a single page will be required if a multiple page record plat is submitted;
X	UDC Section 305B.3.g For lots in the ETJ: "All proposed lots situated entirely outside the City's corporate limits and within the City's extraterritorial jurisdiction comply with the requirements of the subdivision ordinance or associated development agreement."
X	Please provide Title Block "Owner's Certificate" UDC Section 305B.3(g) Owner's Certificate showing the Legal Description for the Property
X	UDC Section 305B.3.g The following certificate shall be placed on the plat in a manner that will allow the completion of the certificate by the proper party

ENGINEERING DEPARTMENT PLAT CHECKLIST

Not Met	Item Description	
<input checked="" type="checkbox"/>	EDM 4.10	Detention Basin Design
<input checked="" type="checkbox"/>	EDM 4.10.B	The following note shall be included on the plat: Minimum maintenance requirements for detention facilities can be found on the Post Construction Stormwater Quality Plan sheet as part of the civil construction plans.
<input checked="" type="checkbox"/>	UDC Sec 702.C	Future platting along streams and drainage channels within the 100-year floodplain, based on fully developed watershed conditions, will require dedication of a floodplain easement.
<input checked="" type="checkbox"/>	UDC Sec 702.C	The erosion hazard setback requirement for each stream or channel shall be determined as described in the Engineering Design Manual and shall be shown on the plat.
<input checked="" type="checkbox"/>	UDC Sec 702.C	The plat language shall identify and obligate the responsible party(s) to address any sediment, erosion, or flooding related issues emanating from the reach of the creek in question that is adversely affecting private property.