



# CITY OF MCKINNEY, TEXAS

## Legislation Details (With Text)

**File #:** 21-0168CVP      **Name:** B and L Cox Addition  
**Type:** Agenda Item      **Status:** Consent Item  
**In control:** Planning & Zoning Commission  
**On agenda:** 10/26/2021      **Final action:**  
**Title:** Consider/Discuss/Act on a Conveyance Plat for Lots 4R2 and 7, Block A of the B and L Cox Addition, Located 800 feet East of North Lake Forest Drive and on the North Side of West University Drive

**Indexes:**

**Attachments:** 1. Location Map and Aerial Exhibit, 2. Letter of Intent, 3. Proposed Conveyance Plat

Date	Ver.	Action By	Action	Result
10/26/2021	1	Planning & Zoning Commission	Approved	Pass

Consider/Discuss/Act on a Conveyance Plat for Lots 4R2 and 7, Block A of the B and L Cox Addition, Located 800 feet East of North Lake Forest Drive and on the North Side of West University Drive

**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:** October 26, 2021

**DEPARTMENT:** Development Services, Planning Department

**CONTACT:** Jake Bennett, Planner I  
Caitlyn Strickland, Planning Manager  
Jennifer Arnold, AICP, Director of Planning

**STAFF RECOMMENDATION:** Staff recommends approval of the proposed conveyance plat.

**ITEM SUMMARY:** The applicant is proposing to subdivide approximately 15.348 acres into 2 lots, Lot 4R2 (approximately 10.574 acres) and Lot 7 (approximately 4.774 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:** September 27, 2021 (Original Application)

**APPROVAL PROCESS:** The Planning and Zoning Commission 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.