



23-0100R2

TITLE: Consider/Discuss/Act on a Replat for Lot F1R, Lot CA 2, & Lot CA 3, Block F for Wilmeth Ridge South. Located on the Southwest Corner of Wilmeth Road and Ridge Road

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: June 13, 2023

DEPARTMENT: Development Services - Planning Department

CONTACT: Bhumika Thakore, Planner I
Caitlyn Strickland, Planning Manager
Jennifer Arnold, AICP, Director of Planning

APPLICATION SUBMITTAL DATE: May 01, 2023 (Original Application)
June 05, 2023 (Resubmittal)

STAFF RECOMMENDATION: Staff recommends approval of the proposed Replat with the following conditions:

1. The items currently marked as "not met" on the attached Conditions of Approval Summary be satisfied prior to issuing final approval.
2. The applicant satisfy the conditions as shown on the Standard Conditions for Replat Approval Checklist, attached, prior to the issuance of any necessary permits.

ITEM SUMMARY: The applicant proposes to subdivide approximately 16.18 acres into 3 lots, Lot F1R (approximately 3.483 acres), Lot CA 2 (approximately 5.899 acres), and Lot CA3 (approximately 6.804).

The proposed plat was previously considered for disapproval at the May 23, 2023

Planning and Zoning meeting. Since that time, the applicant has worked with staff to address the noted plat deficiencies and staff is now recommending conditional approval of the proposed Replat.

Per the provisions of the City's Subdivision Ordinance, the proposed plat shall satisfy all requirements for a Replat. Items currently not satisfied for the proposed Replat are shown on the attachment to this report titled "Conditions of Approval Summary."

APPROVAL PROCESS: The Planning and Zoning Commission will be the final approval authority for the proposed Replat.

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

SUPPORTING MATERIALS:

[Standard Conditions Checklist](#)

[Location Map and Aerial Exhibit](#)

[Letter of Intent](#)

[Proposed Replat](#)

[Conditions of Approval Summary](#)