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TITLE: Consider/Discuss/Act on a Final Plat for Lot 3, Block A, of the Wilmeth Central Addition, Located on the North Side of Taylor Burk Dr. and Approximately 538 feet West of U.S. Highway 75 (North Central Expressway)

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: April 11, 2023

DEPARTMENT: Development Services - Planning Department

CONTACT: Roderick Palmer, Planner II
Caitlyn Strickland, Planning Manager
Jennifer Arnold, AICP, Director of Planning

APPLICATION SUBMITTAL DATE: March 20, 2023 (Original Application)

STAFF RECOMMENDATION: Staff recommends approval of the proposed Final Plat with the following conditions, which must be satisfied prior to filing the plat for record:

1. The items currently marked as "not met" on the attached Conditions of Approval Summary be satisfied prior to issuing final plat approval; and

2. The applicant satisfy the conditions as shown on the Standard Conditions for Final Plat Approval Checklist, attached.

ITEM SUMMARY: The applicant is proposing to subdivide approximately 9.700 acres into one lot for commercial development.

Per the provisions of the City's Subdivision Ordinance, the proposed plat shall satisfy all requirements for a Final Plat. Items currently not satisfied for the proposed Final Plat 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 Final Plat. To receive final approval of the plat, the applicant has the opportunity to make one resubmittal which addresses all items listed above.

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 Final Plat](#)
    [Conditions of Approval Summary](#)